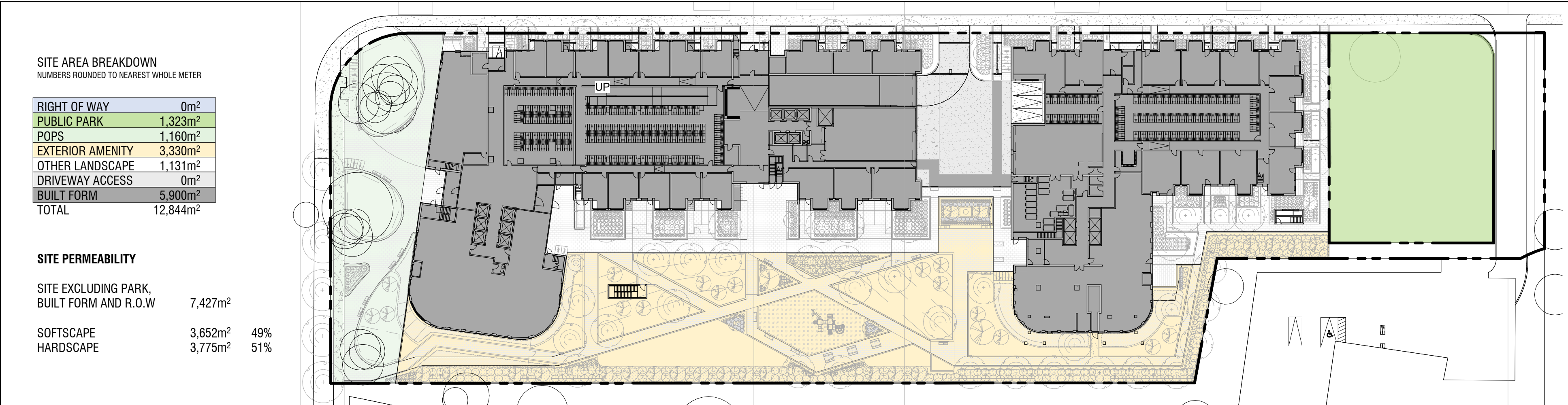
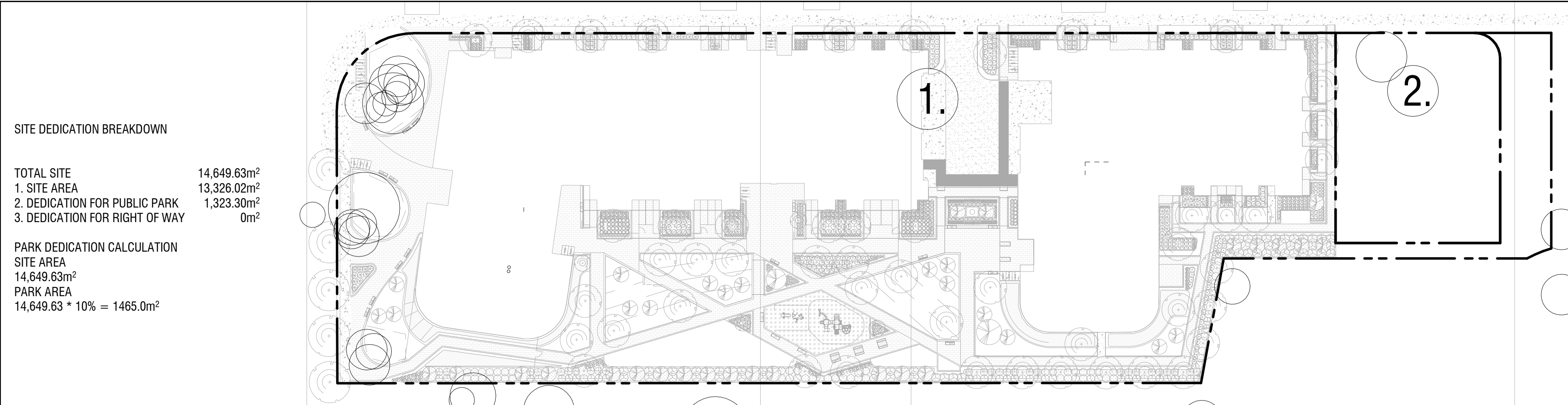
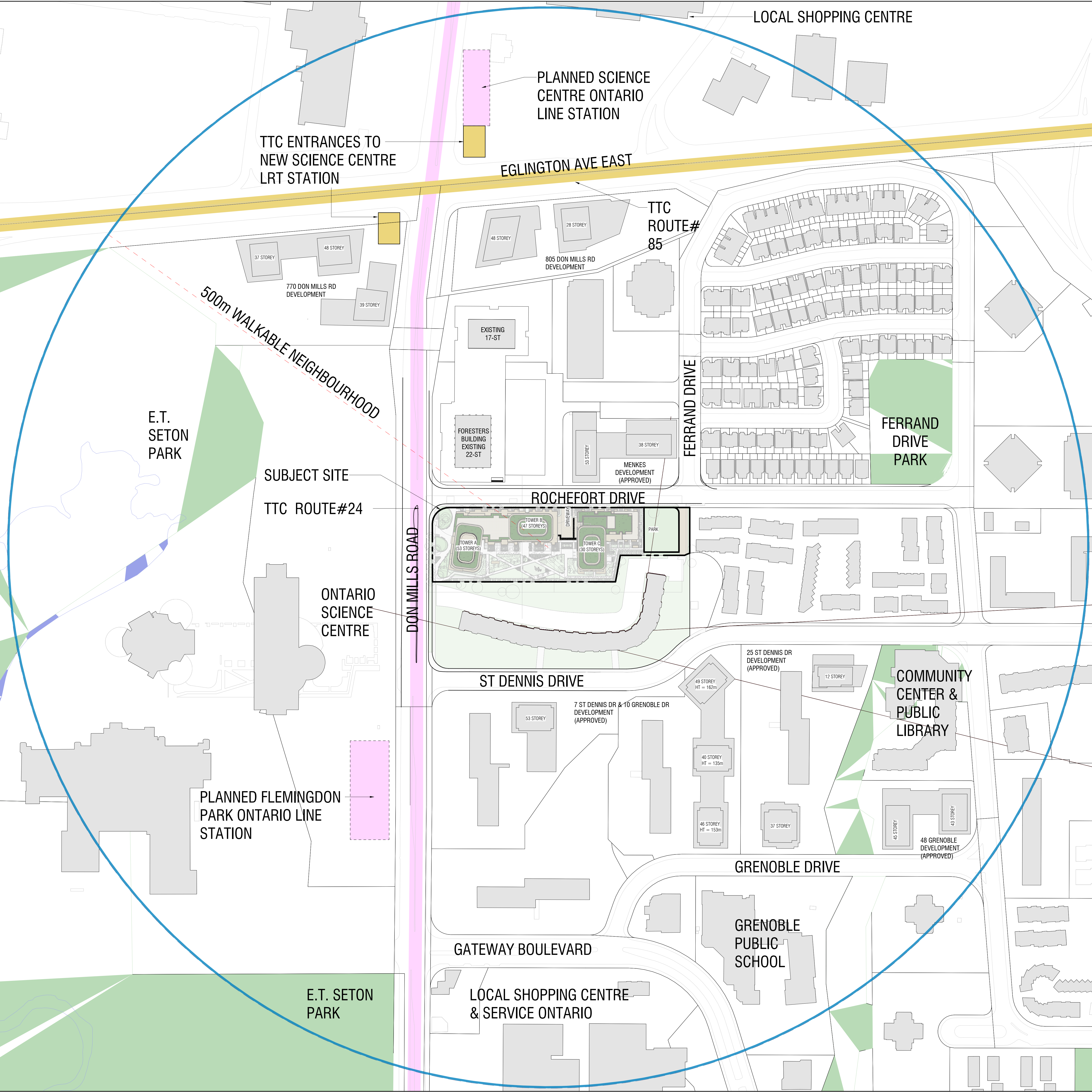


CONTEXT PLAN

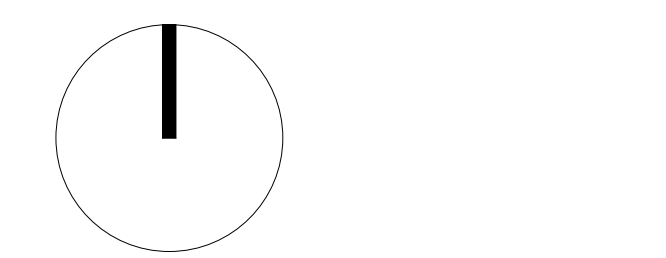


CONTRACTOR MUST CHECK & VERIFY ALL DIMENSIONS ON THE JOB.
20' X 60' SCALE DRAWING.
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ISSUED		
No.	Date	Description
1	2021-09-24	Issued for Review
2	2021-10-29	Issued for ZBLA & Plan of subdivision Application
3	2023-01-25	Issued for SPA, ZBLA and plan of subdivision Application
4	2023-12-07	Issued for ZBLA & Plan of subdivision Application

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7&11 Rochefort Drive

7-11 Rochefort Drive

Context Plan

Scale: As indicated
Project No: 201029
Date: May 01, 2025

A001

DON MILLS ROAD

PARKING
STRUCTURE

SURFACE
PARKING

FERRAND DR

ROCHFORD DRIVE

ST DENNIS DRIVE

LANDSCAPE

LANDSCAPE

SURFACE
PARKING

Park
1323m²

COURTYARD

POPS
1160m²

GENERAL NOTES

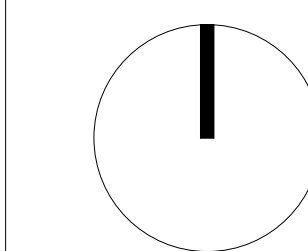
WASTE MANAGEMENT
W1. TYPE D LOADING SPACE AS INDICATED IS 13m IN LENGTH, 4m IN WIDTH AND HAS AN ADJACENT STANDING PAD ADJOINING TO END. LOADING SPACES AND STANDING PADS HAVE AN UNOBSTRUCTED OVERHEAD CLEARANCE OF 6.1m, IS LEVEL, +/- 2% AND IS CONSTRUCTED ON A FLOOR WITH A MINIMUM OF 200mm REINFORCED CONCRETE.
W2. ALL ACCESS DRIVEWAYS USED BY WASTE COLLECTION VEHICLES HAVE A MAXIMUM GRADIENT OF 8% MINIMUM VERTICAL CLEARANCE OF 4.4m AND ARE 6m IN WIDTH AT THE POINT OF INGRESS AND EGRESS FROM THE SITE.
W3. A TRAFFIC ON-SITE STAFF MEMBER WILL BE AVAILABLE TO MANEUVER BINS FOR THE COLLECTION DRIVER AND ALSO ACT AS A FLAGMAN WHEN THE TRUCK IS REVERSEING. IN THE EVENT THE ON-SITE STAFF IS UNAVAILABLE AT THE TIME THE CITY COLLECTION VEHICLE ARRIVES AT THE SITE, THE COLLECTION VEHICLE WILL LEAVE THE SITE AND NOT RETURN UNTIL THE NEXT SCHEDULED COLLECTION DAY.
W4. ALL OVERHEAD DOORS USED BY COLLECTION VEHICLES HAVE A MINIMUM OVERHEAD CLEARANCE OF 4.4m AND A MINIMUM WIDTH OF 4.4m.
W5. BINS USED FOR NON-RESIDENTIAL WASTE WILL BE LABELLED SEPARATELY FROM THE BINS FOR RESIDENTIAL WASTE (I.E., RETAIL WASTE ONLY).
W6. NON-RESIDENTIAL WASTE WILL USE THE TYPE D LOADING SPACE. THE PROPERTY MANAGER WILL COORDINATE THE PRIVATE COLLECTION TO INSURE IT DOES NOT CONFLICT WITH THE CITY'S RESIDENTIAL WASTE COLLECTION SCHEDULE.

W7. A WARNING SYSTEM TO CAUTION MOTORISTS LEAVING THE PARKING GARAGE OF HEAVY VEHICLES WHEN LOADING OPERATIONS ARE OCCURRING SHALL BE INSTALLED. THIS WARNING SYSTEM SHALL INCLUDE BOTH LIGHTS AND SIGNS.
ENGINEERING AND CONSTRUCTION MANAGEMENT
E1. SIDEWALK TO MAINTAIN MINIMUM 0.3m OFFSET TO PROPERTY LINE AND MINIMUM 2.1m WIDTH TO BE CLEAR OF ANY ENCUMBRANCES SUCH AS STREET CURBS, SPECIALIZED PARKING AREAS, PLANTING AREAS, UTILITY POLES, FIRE HYDRANTS, BAKE RINGS, STREET FURNITURE, ETC.
E2. SIDEWALK TO HAVE APPROPRIATE TRANSITION AREAS BETWEEN THE SITE FRONTAGES CONNECTING TO THE EXISTING SIDEWALKS AT A 5:1 RATIO.

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7&11 Rochfort Drive

7-11 Rochfort Drive

Site Plan / Ground Floor

Scale: As indicated
Project No: 201029
Date: May 01, 2025

A010

