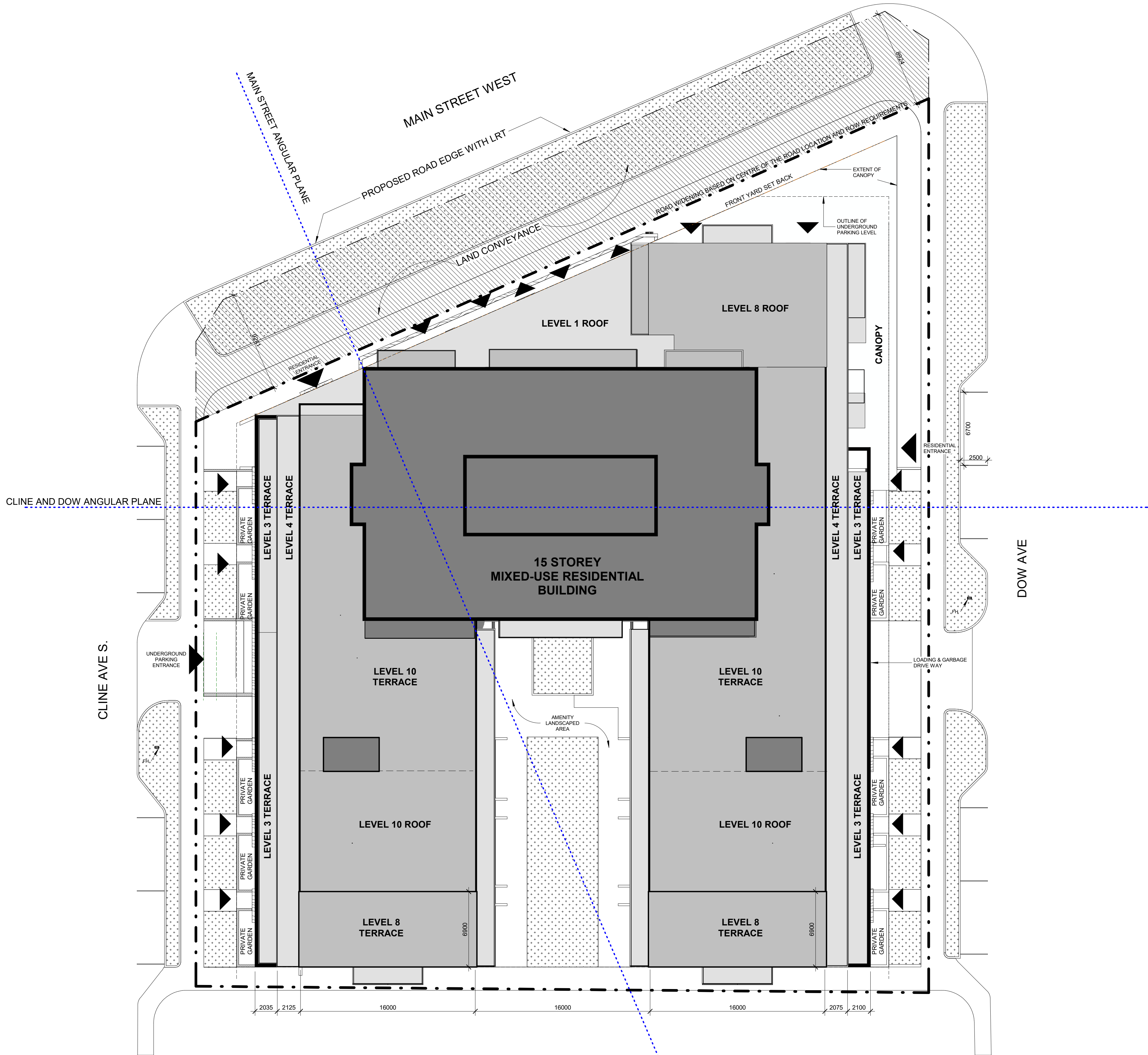


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1 SITE PLAN
1 : 200

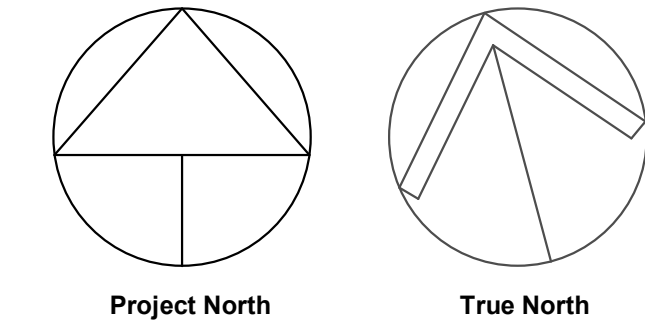
| SITE DATA | | |
|--|--------------------|------------|
| 1107 MAIN STREET WEST, HAMILTON, ONTARIO | | |
| DATA | REQUIRED | PROVIDED |
| ZONING | ZONING - TOC-1 | |
| LOT AREA - PRE ROAD WIDENING | XX (m²) | 5,169.3 m² |
| LOT AREA - POST ROAD WIDENING | XX (m²) | 4,517.0 m² |
| FRONT YARD (meters) | 4.5 (m) | 1.6 m |
| EXTERIOR SIDE YARD (m) | 6 (m) CLINE AVE S. | 5.4 m |
| EXTERIOR SIDE YARD (m) | 6 (m) DOW AVE | 5.3 m |
| REAR YARD (m) | 7.5 (m) | 1.7 m |

| BUILDING DATA | | |
|-------------------------------------|-------------|--|
| DATA | REQUIRED | PROVIDED |
| TOTAL DENSITY (# of units) | XX (units) | 310 units |
| BUILDING AREA (m²) | XX (m²) | 2,794.45 m² / 30,079 SF |
| GROSS FLOOR AREA - ABOVE GRADE (m²) | XX (m²) | 24,251.5 m² / 261,041.5 SF |
| PROJECT FAR | XX | 4.6 (As per pre road) 5.3 (As per post road) |
| UG PARKING FLOOR AREA (m²) | XX (m²) | --- |
| NUMBER OF STOREYS | --- | 15 |
| BUILDING HEIGHT (m) | 22 (m) MAX. | 45 m (to roof) |
| COMMERCIAL/RETAIL AREA (m²) | XX (m²) | 535.1 m² / 5,760 SF |
| RESIDENTIAL SALABLE AREA (M²) | XX (m²) | 19,038.50 m² / 204,929.2 SF |
| AMENITY AREA (m²) | XX (m²) | 245.0 m² / 2,668.3 SF |

| VEHICLE PARKING DATA | | |
|------------------------------|------------------|-----------|
| DATA | REQUIRED | PROVIDED |
| RESIDENTIAL PARKING | XX | 217 |
| TOWNHOME PARKING (INCL.) | 1.0 / units = 7 | 0.64/UNIT |
| BARRIER FREE PARKING (INCL.) | 1 + 3% = 6.55 | 9 |
| VISITOR PARKING | 0.1 / units = 30 | 0 |
| COMMERCIAL PARKING | 0.X / units | XX |
| TOTAL | 185 | 234 |
| PARKING STALL BREAKDOWN | | |
| UNDER GROUND - LEVEL 5 | | 77 STALLS |
| UNDER GROUND - LEVEL 2 | | 75 STALLS |
| UNDER GROUND - LEVEL 1 | | 74 STALLS |
| TOWNHOME- STREET PARKING | | 8 STALLS |

| BICYCLE PARKING DATA | | |
|-----------------------------|---|----------|
| DATA | REQUIRED | PROVIDED |
| RESIDENTIAL BICYCLE PARKING | | |
| SHORT TERM | 5 | 0 |
| LONG TERM | 0.5 / units = 300x 0.5= 150 | 150 |
| COMMERCIAL BICYCLE PARKING | | |
| SHORT TERM | 10 | 6 |
| LONG TERM | 2 / units (if 450 - 1000 m²) = 7x2 = 14 | XX |
| TOTAL | 179 | 156 |

| TOTAL COMBINED UNIT BREAKDOWN | | |
|-------------------------------|----------------------|-----------|
| DATA | PROVIDED | OVERALL % |
| BACHELOR | 4 UNITS | 1.2% |
| 1 BEDROOM | 166 UNITS | 53.5% |
| 2 BEDROOM | 99 UNITS | 32.0% |
| 3 BEDROOM | 24 UNITS | 7.8% |
| 1 STOREY FAMILY UNIT | 10 (1, 2 AND 3 BEDS) | 3.2% |
| 2 STOREY TOWNS | 7 UNITS | 2.3% |
| GRAND TOTAL | 310 UNITS | 100% |



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| 10 | 2020-02-11 | ISSUED FOR REZONING |
|-----|------------|---------------------|
| No. | Date | Revision |

| | | |
|-------------------------------|------------------|------------------------|
| srm ARCHITECTS INC. | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:28 PM |

1107 MAIN ST. W.
HAMILTON

SITE PLAN

| | | |
|--|---------------|--------------|
| ONTARIO ASSOCIATION OF ARCHITECTS EDWARD THOMAS LICENCE 5572 | Drawing Scale | As indicated |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |

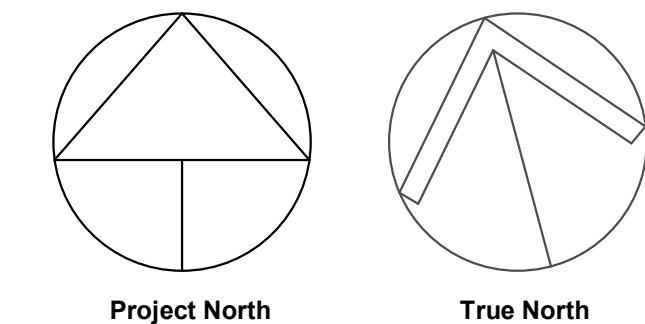
A1.1 - r10

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1 LEVEL P3 FLOOR PLAN
1 : 150



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BUILDING LEGEND

- CIRCULATION
- COMMON
- PARKING
- SERVICE
- VERTICAL CIRCULATION

| 10 | 2020-02-11 | ISSUED FOR REZONING |
|-----|------------|---------------------|
| No. | Date | Revision |

| | | |
|--|------------------|------------------------|
| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:50 PM |

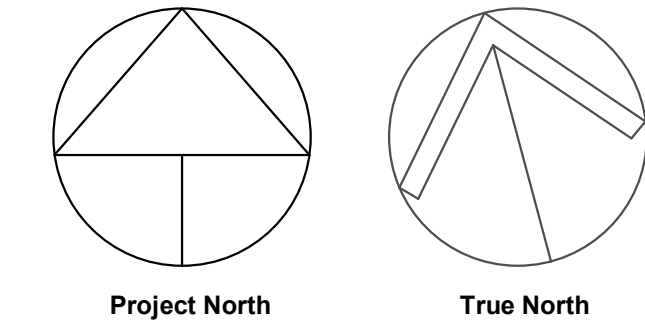
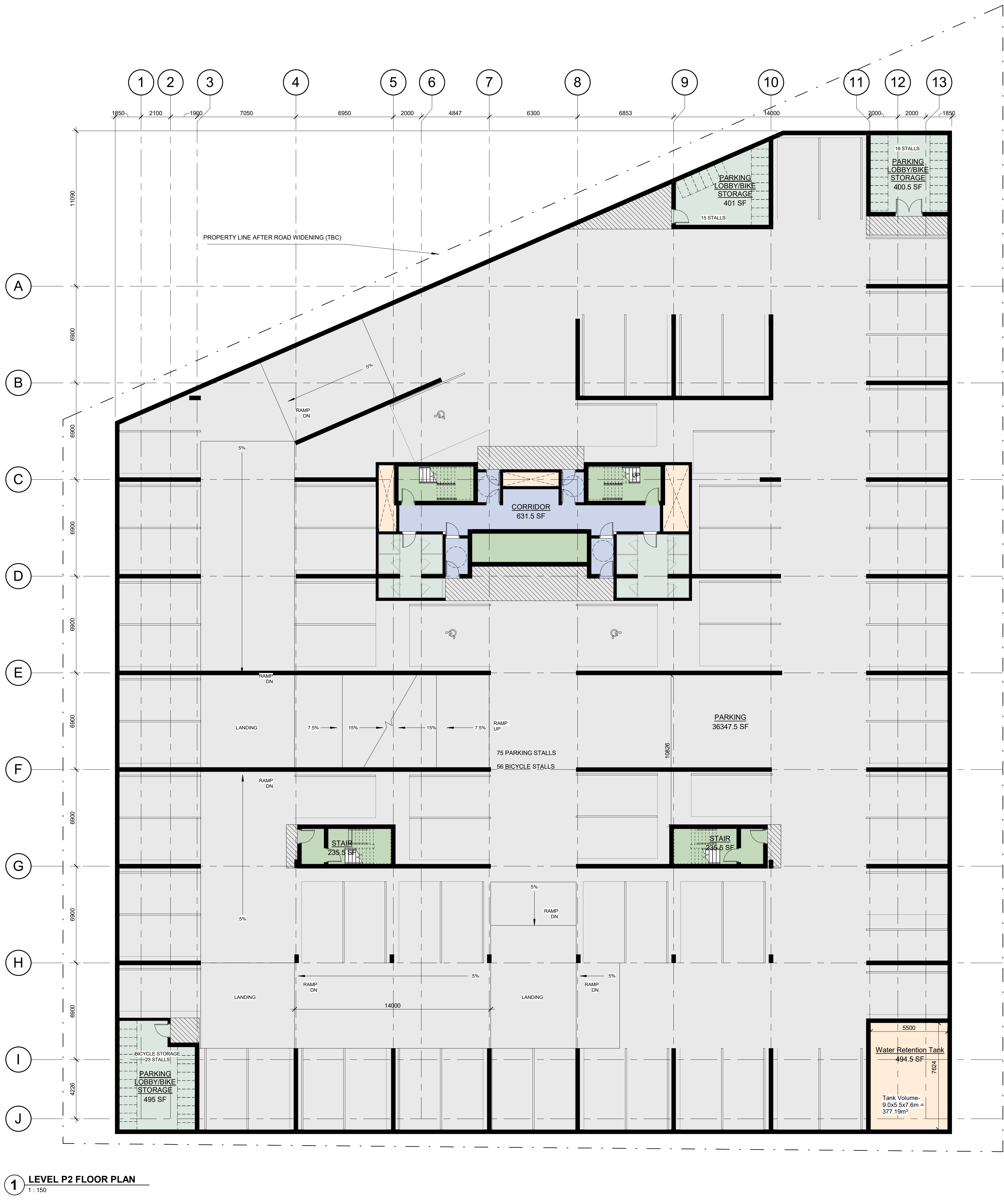
**1107 MAIN ST. W.
HAMILTON**

LEVEL P3 FLOOR PLAN

| | | |
|----------------------------------|-------------------|--------------|
| | Drawing Scale | 1 : 150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| EDWARD THOMAS LICENCE 5572 | A2.1 - r10 | |

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- BUILDING LEGEND**
- CIRCULATION
 - COMMON
 - PARKING
 - SERVICE
 - VERTICAL CIRCULATION

| 10 | 2020-02-11 | ISSUED FOR REZONING |
|-----|------------|-----------------------------|
| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

| | | |
|--|------------------|------------------------|
| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:51 PM |

**1107 MAIN ST. W.
HAMILTON**

LEVEL P2 FLOOR PLAN

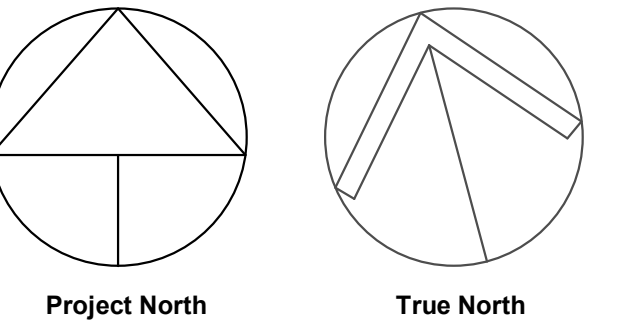
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| | Drawing Scale | 1:150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| | EDWARD THOMAS LICENCE 5572 | A2.2 - r10 |

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1 LEVEL P1 FLOOR PLAN
1 : 150



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BUILDING LEGEND

- CIRCULATION
- COMMON
- PARKING
- SERVICE
- VERTICAL CIRCULATION

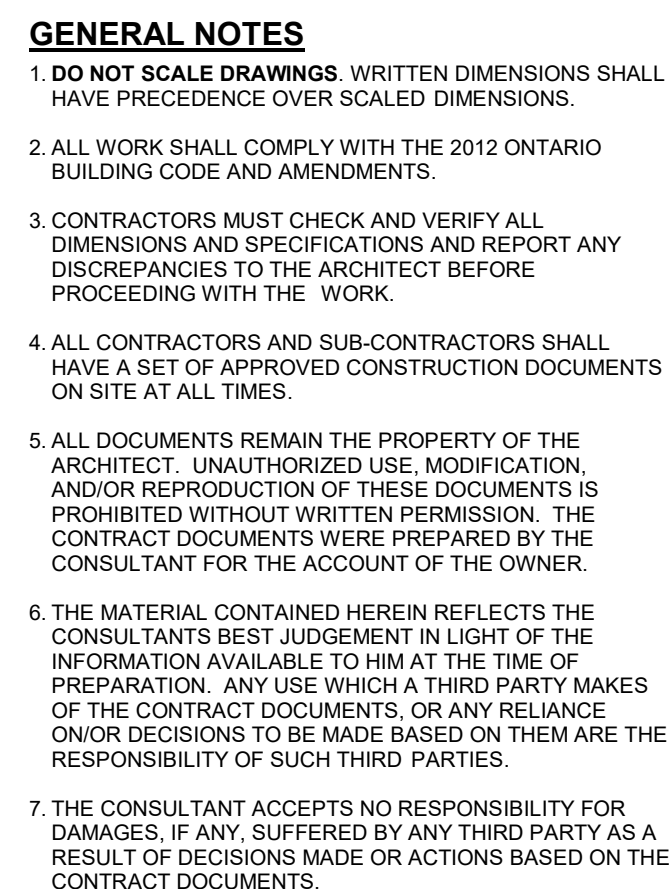
| 10 | 2020-02-11 | ISSUED FOR REZONING |
|-----|------------|-----------------------------|
| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

| | | |
|--|------------------|------------------------|
| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:51 PM |

**1107 MAIN ST. W.
HAMILTON**

LEVEL P1 FLOOR PLAN

| | | |
|--|----------------------------------|-------------------|
| | Drawing Scale | 1 : 150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| | EDWARD THOMAS LICENCE 5572 | A2.3 - r10 |



| | | |
|---|------------------|------------------------|
|  | Project No | 1905 |
| | Project Date | 2020-02-1 |
| | Drawn by | KM |
| | Checked by | MY |
| | Plot Date / Time | 2020-02-11 12:02:54 PM |

LEVEL 1 FLOOR PLAN

ONTARIO ASSOCIATION
 OF
 ARCHITECTS
 EDWARD THOMAS
 LICENCE
 5572

Drawing Scale: 1 : 15
 Status: _____
 RE-ZONING
 Drawing No. _____ Revision No. _____

A24 - r10

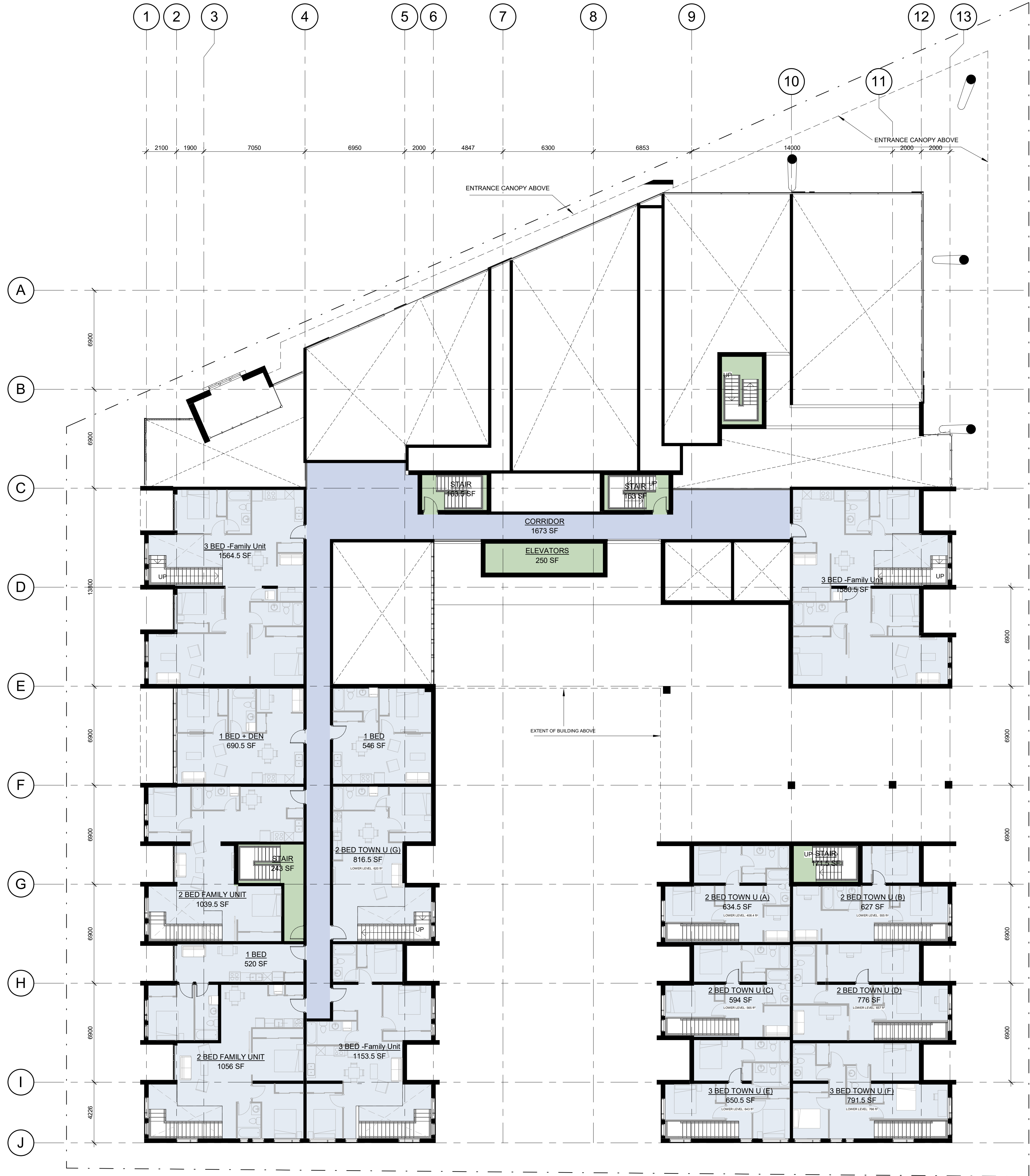
A2.4 - r10



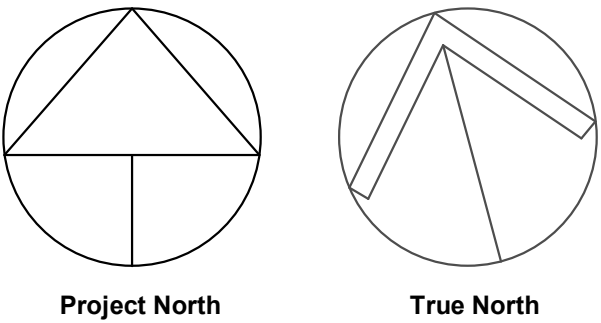
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1 LEVEL 2 FLOOR PLAN
1 : 150



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BUILDING LEGEND

- CIRCULATION
- RESIDENTIAL
- VERTICAL CIRCULATION

| 10 | 2020-02-11 | ISSUED FOR REZONING |
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| No. | Date | Revision |

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| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:55 PM |

1107 MAIN ST. W.
HAMILTON

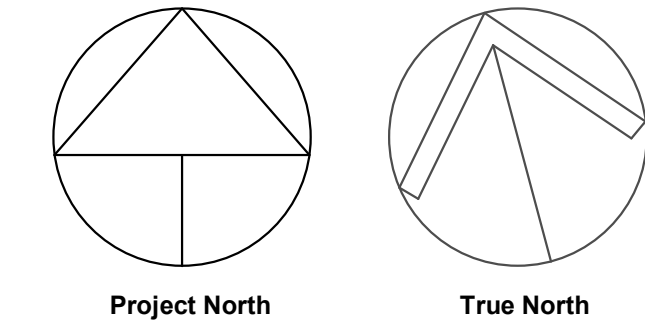
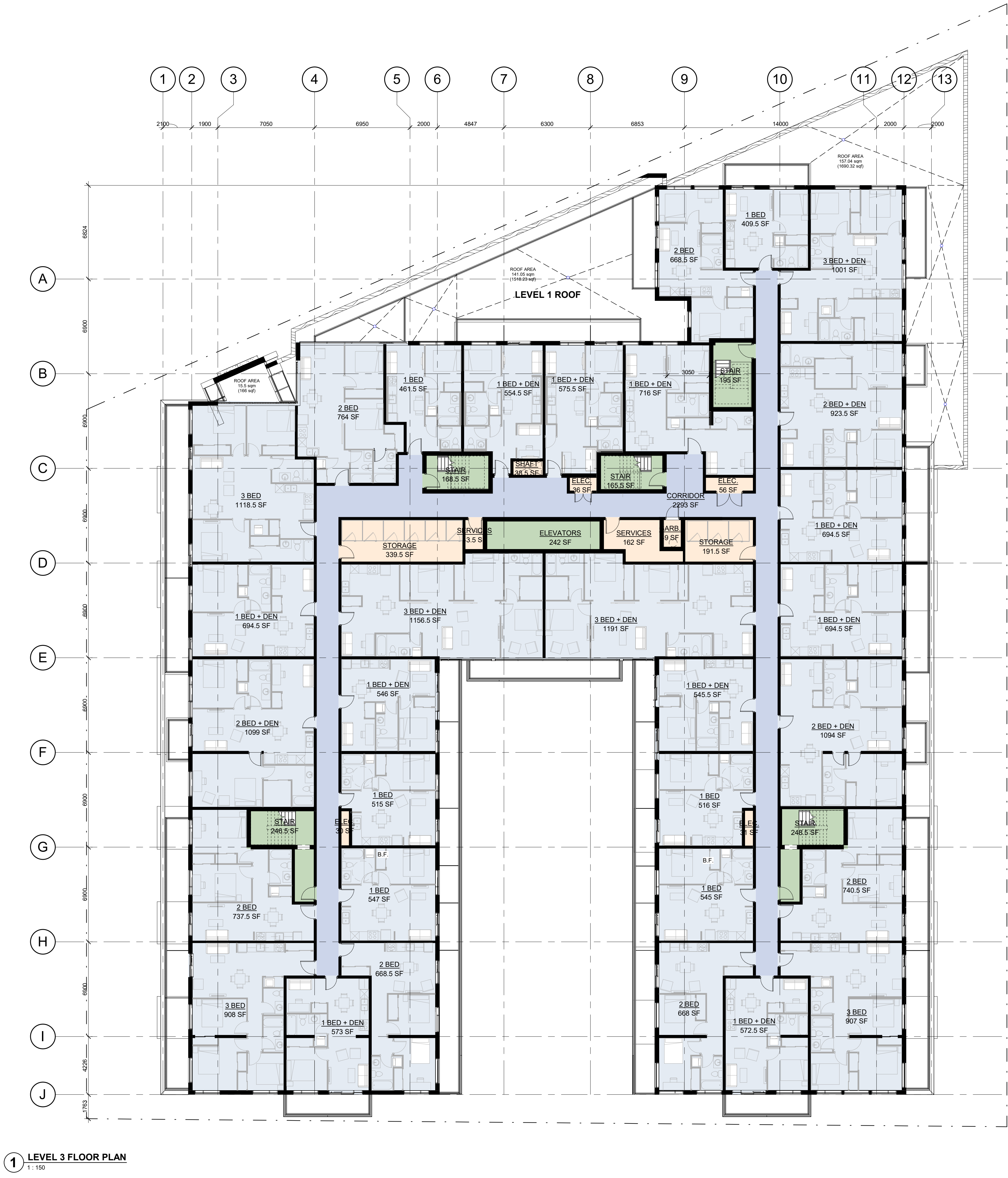
LEVEL 2 FLOOR PLAN

| | | |
|----------------------------------|---------------|--------------|
| | Drawing Scale | 1 : 150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| EDWARD THOMAS LICENCE 5572 | | |

A2.5 - r10

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- BUILDING LEGEND**
- CIRCULATION
 - RESIDENTIAL
 - SERVICE
 - VERTICAL CIRCULATION

| | | |
|-----|------------|-----------------------------|
| 10 | 2020-02-11 | ISSUED FOR REZONING |
| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

| | | |
|--|------------------|------------------------|
| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:57 PM |

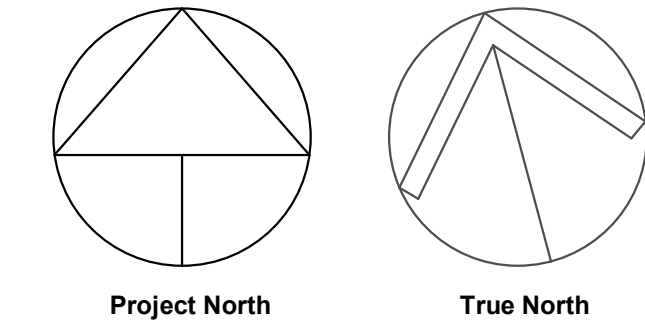
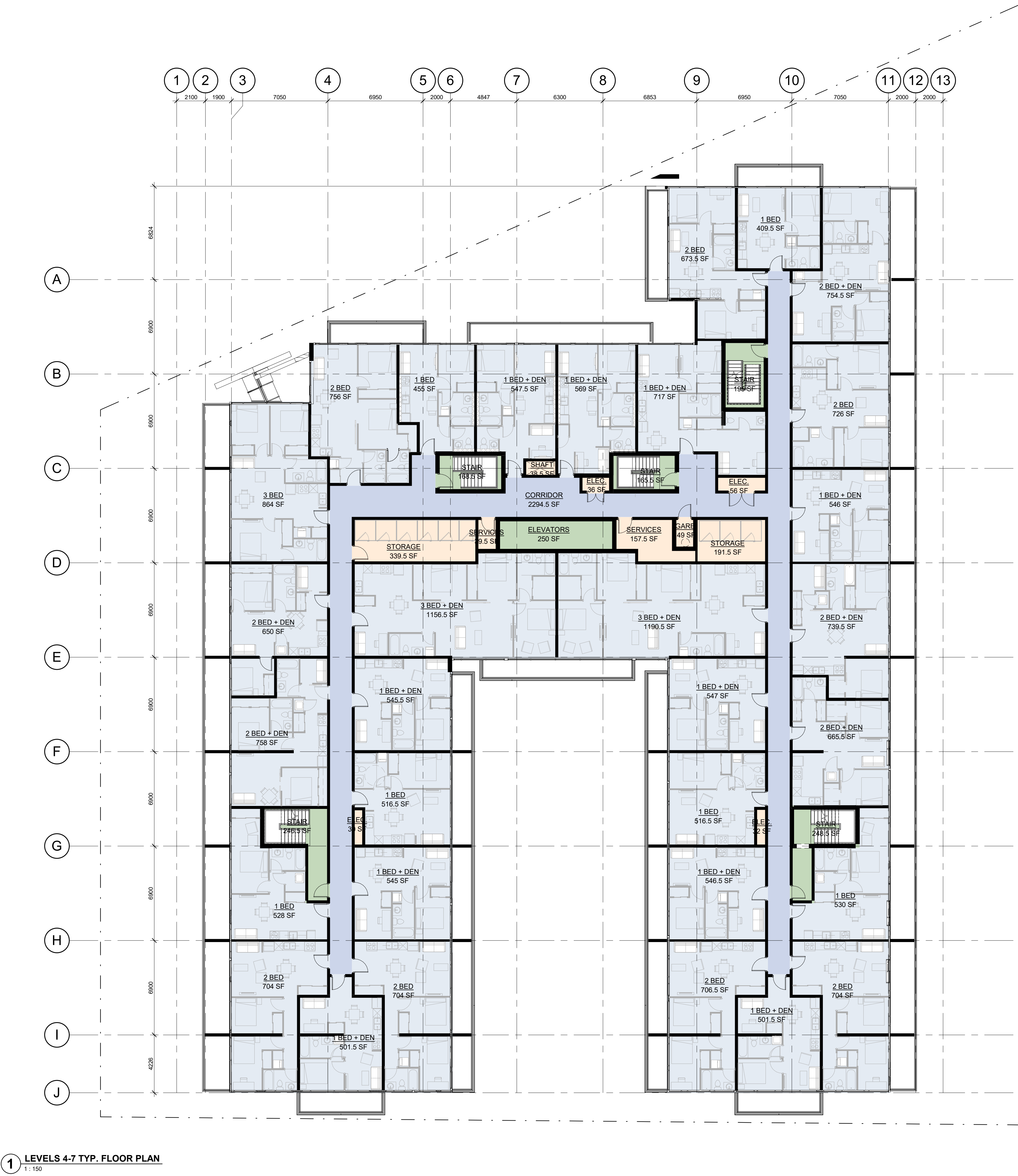
1107 MAIN ST. W.
HAMILTON

LEVEL 3 FLOOR PLAN

| | | |
|--|----------------------------------|-------------------|
| | Drawing Scale | 1 : 150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| | EDWARD THOMAS LICENCE 5572 | A2.6 - r10 |

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- BUILDING LEGEND**
- CIRCULATION
 - RESIDENTIAL
 - SERVICE
 - VERTICAL CIRCULATION

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| 10 | 2020-02-11 | ISSUED FOR REZONING |
| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

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| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:02:58 PM |

**1107 MAIN ST. W.
HAMILTON**

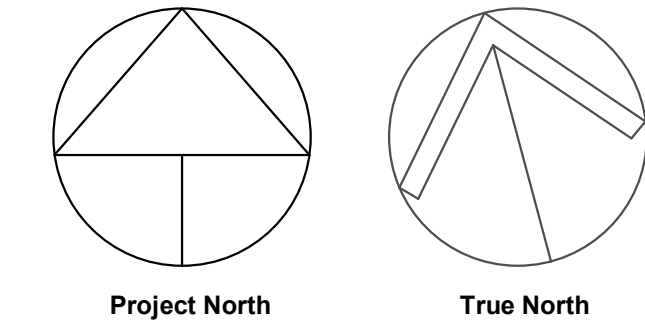
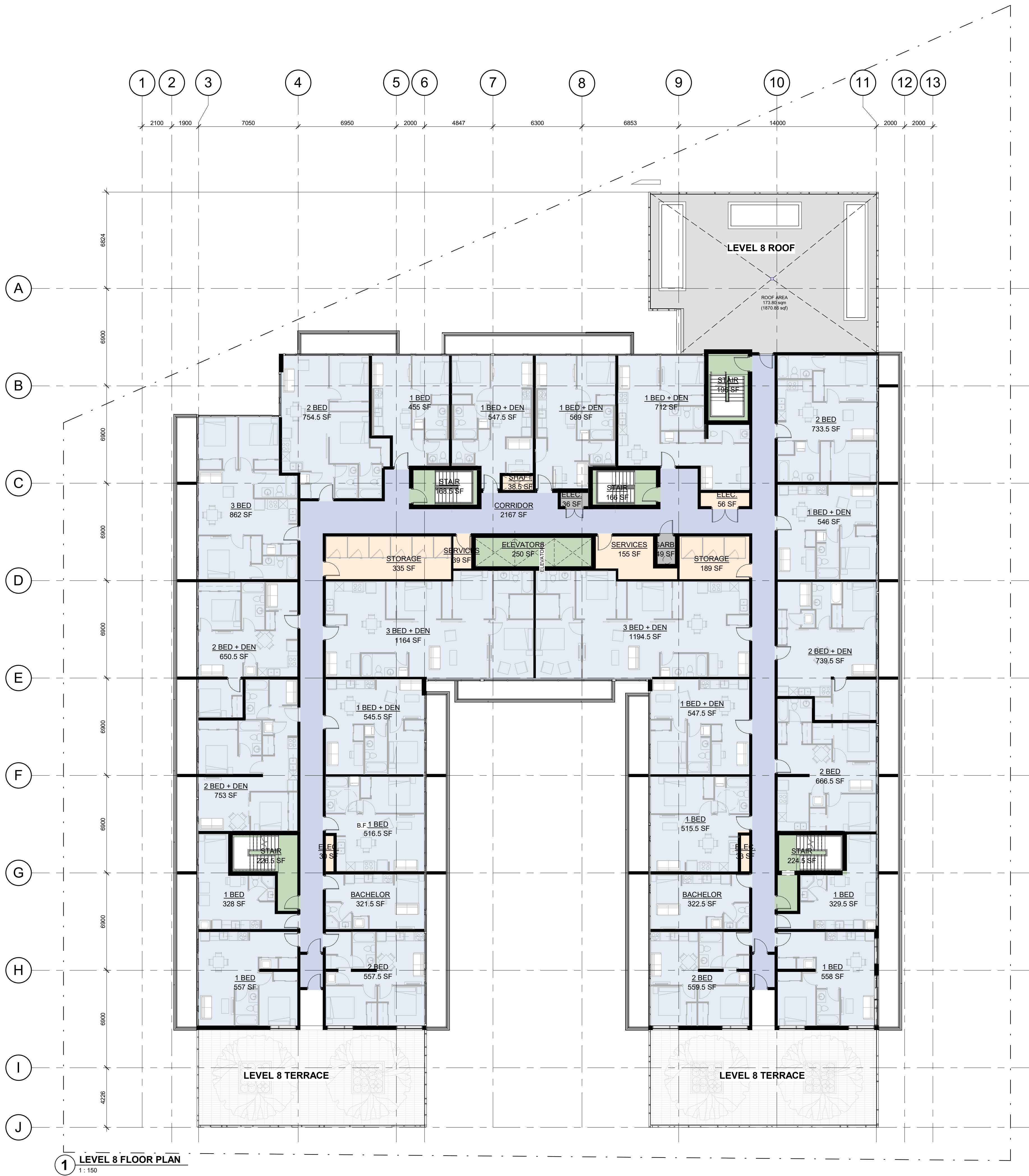
**LEVELS 4-7 TYP. FLOOR
PLAN**

| | | |
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| | Drawing Scale | 1:150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |

A2.7 - r10

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- BUILDING LEGEND**
- CIRCULATION
 - RESIDENTIAL
 - SERVICE
 - VERTICAL CIRCULATION

| 10 | 2020-02-11 | ISSUED FOR REZONING |
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| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

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| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:03:00 PM |

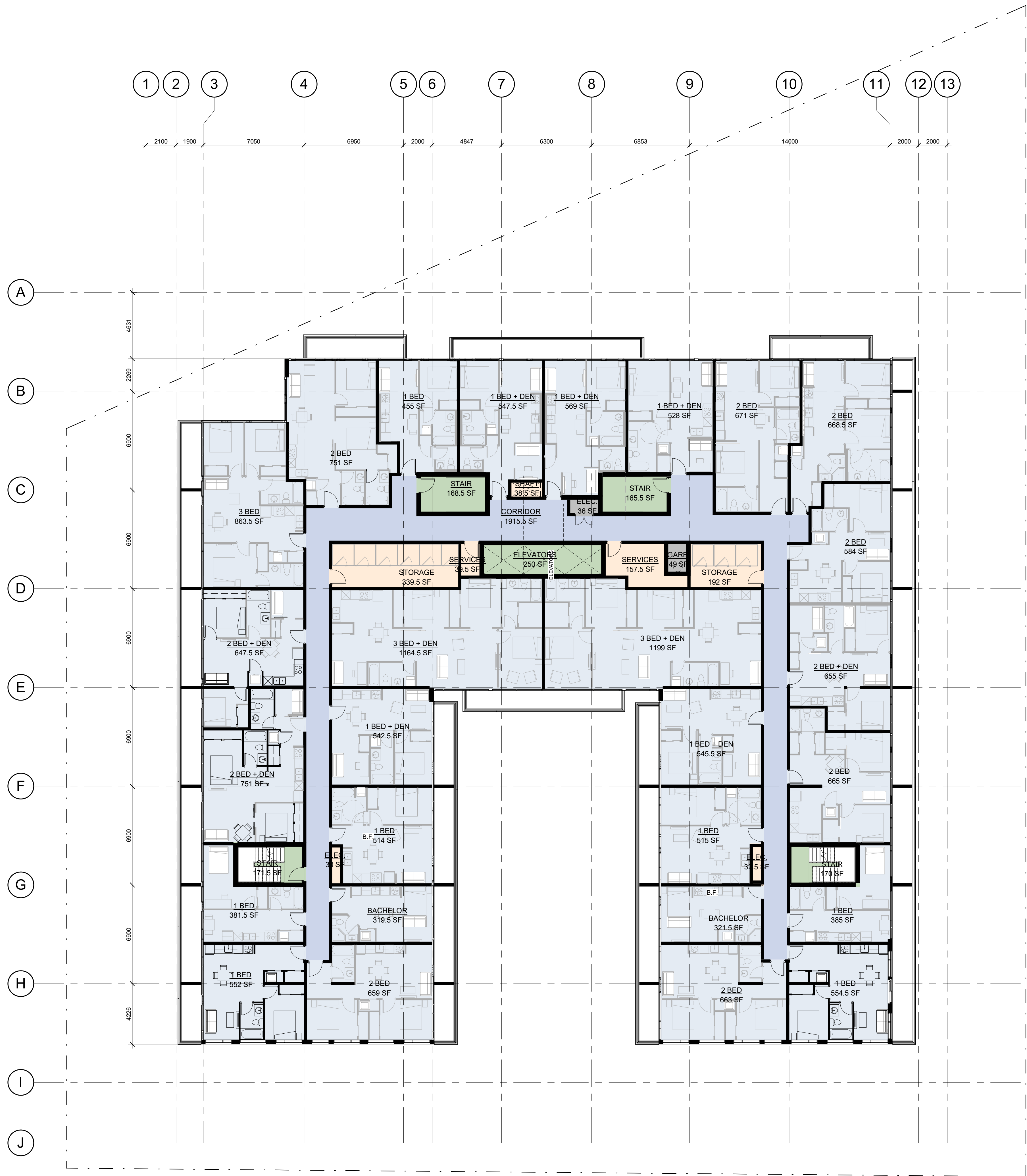
1107 MAIN ST. W.
HAMILTON

LEVEL 8 FLOOR PLAN

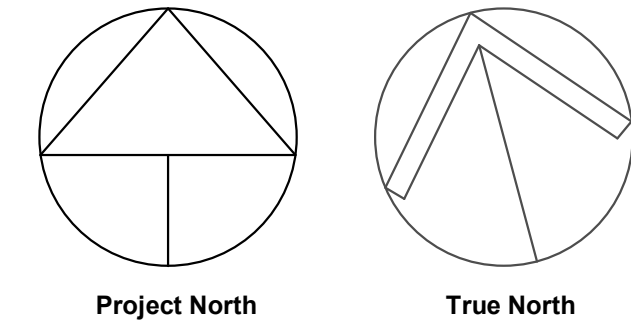
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| | Drawing Scale | 1 : 150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| | EDWARD THOMAS LICENCE 5572 | A2.8 - r10 |

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1 LEVEL 9 FLOOR PLAN
1 : 150



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BUILDING LEGEND

- CIRCULATION
- RESIDENTIAL
- SERVICE
- VERTICAL CIRCULATION

| | | |
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| 10 | 2020-02-11 | ISSUED FOR REZONING |
| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

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| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:03:01 PM |

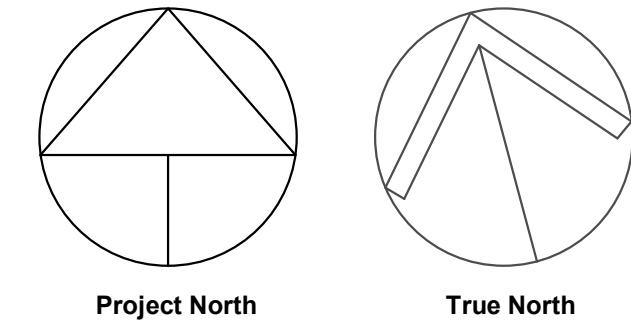
1107 MAIN ST. W.
HAMILTON

LEVEL 9 FLOOR PLAN

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| | Drawing Scale | 1 : 150 |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| | EDWARD THOMAS LICENCE 5572 | A2.9 - r10 |

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BUILDING LEGEND

- CIRCULATION
- RESIDENTIAL
- SERVICE
- VERTICAL CIRCULATION

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| 10 | 2020-02-11 | ISSUED FOR REZONING |
| 2 | 2019-03-18 | ISSUED FOR PRE-CONSULTATION |
| No. | Date | Revision |

Project No. 19052

Project Date 2020-02-11

Drawn by KMJ

Checked by MYV

Plot Date / Time 2020-02-11 12:03:02 PM

1107 MAIN ST. W.
HAMILTON

LEVEL 10 FLOOR PLAN

EDWARD THOMAS
LICENCE
5572

Drawing Scale 1 : 150

Status

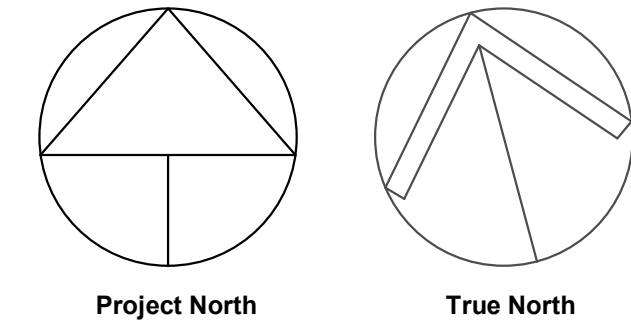
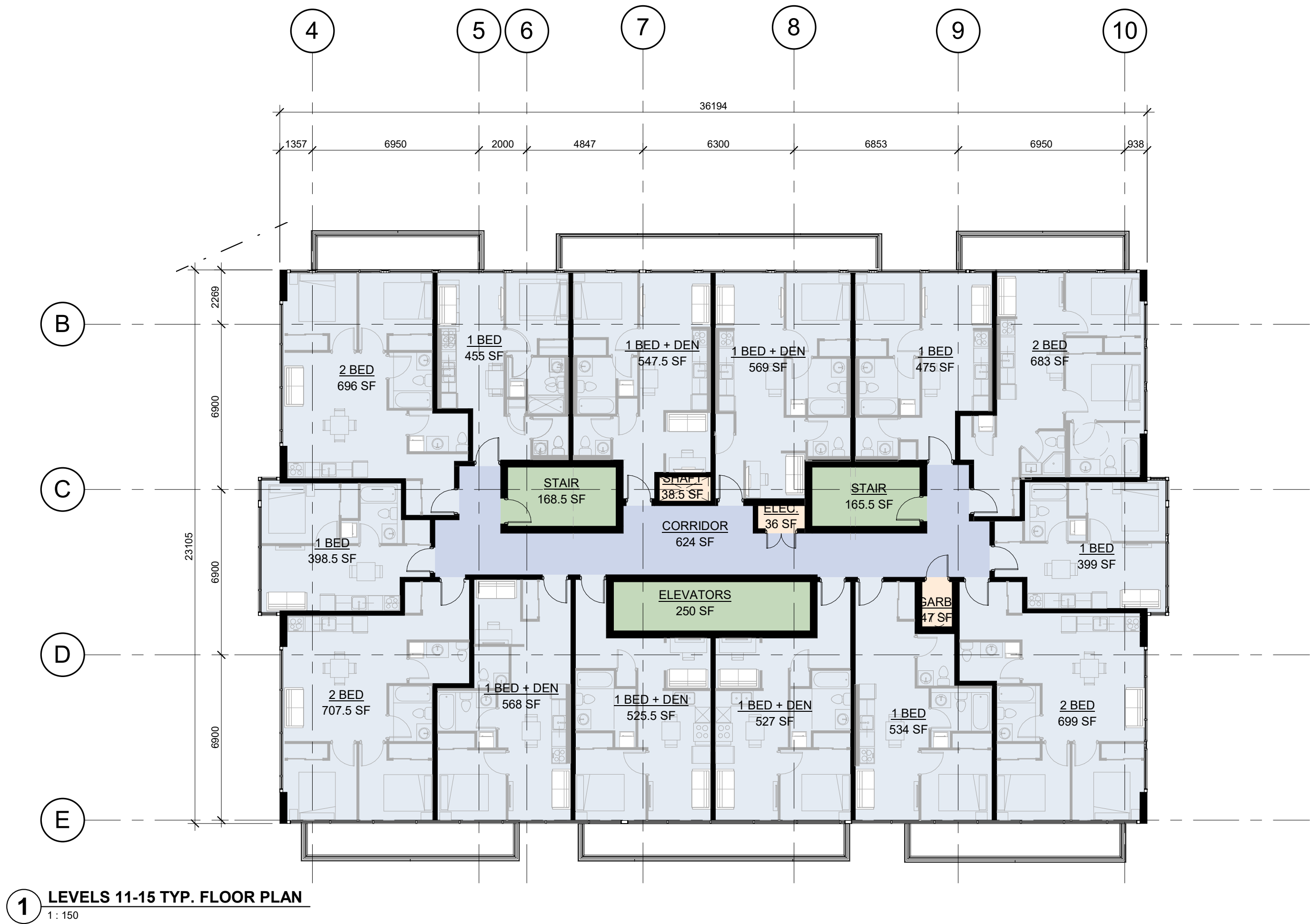
RE-ZONING

Drawing No. Revision No.

A2.10 - r10

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BUILDING LEGEND

- CIRCULATION
- RESIDENTIAL
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| No. | Date | Revision |

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| | Project No. | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:03:03 PM |

1107 MAIN ST. W.
HAMILTON

LEVELS 11-15 TYP.
FLOOR PLAN

| | | |
|--|----------------------------------|-----------|
| | Drawing Scale | 1 : 150 |
| | Status | |
| | Revision No. | RE-ZONING |
| | Drawing No. | |
| | Edward Thomas Licence 5572 | |

A2.11 - r10

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1 NORTH ELEVATION
1 : 150

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MATERIAL LEGEND

| | |
|----|--|
| 1 | RED MASONRY |
| 2 | PREFINISHED METAL CLAD BALCONY ASSEMBLY A: METAL |
| 3 | PREFINISHED METAL CLAD CANOPY ASSEMBLY B: WOOD |
| 4 | PATTERNED CONCRETE A: US FORMLINER 2/32 INN |
| 5 | GLAZING : TINT 1 |
| 6 | GLAZING : TINT 2 |
| 7 | SPANDREL PANEL A |
| 8 | PRECAST CONCRETE : WHITE |
| 9 | ALUMINUM PANEL |
| 10 | STONE CHURCH FAÇADE |

| 10 | 2020-02-11 | ISSUED FOR REZONING |
|-----|------------|---------------------|
| No. | Date | Revision |

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|--|------------------|------------------------|
| | Project No | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:04:22 PM |

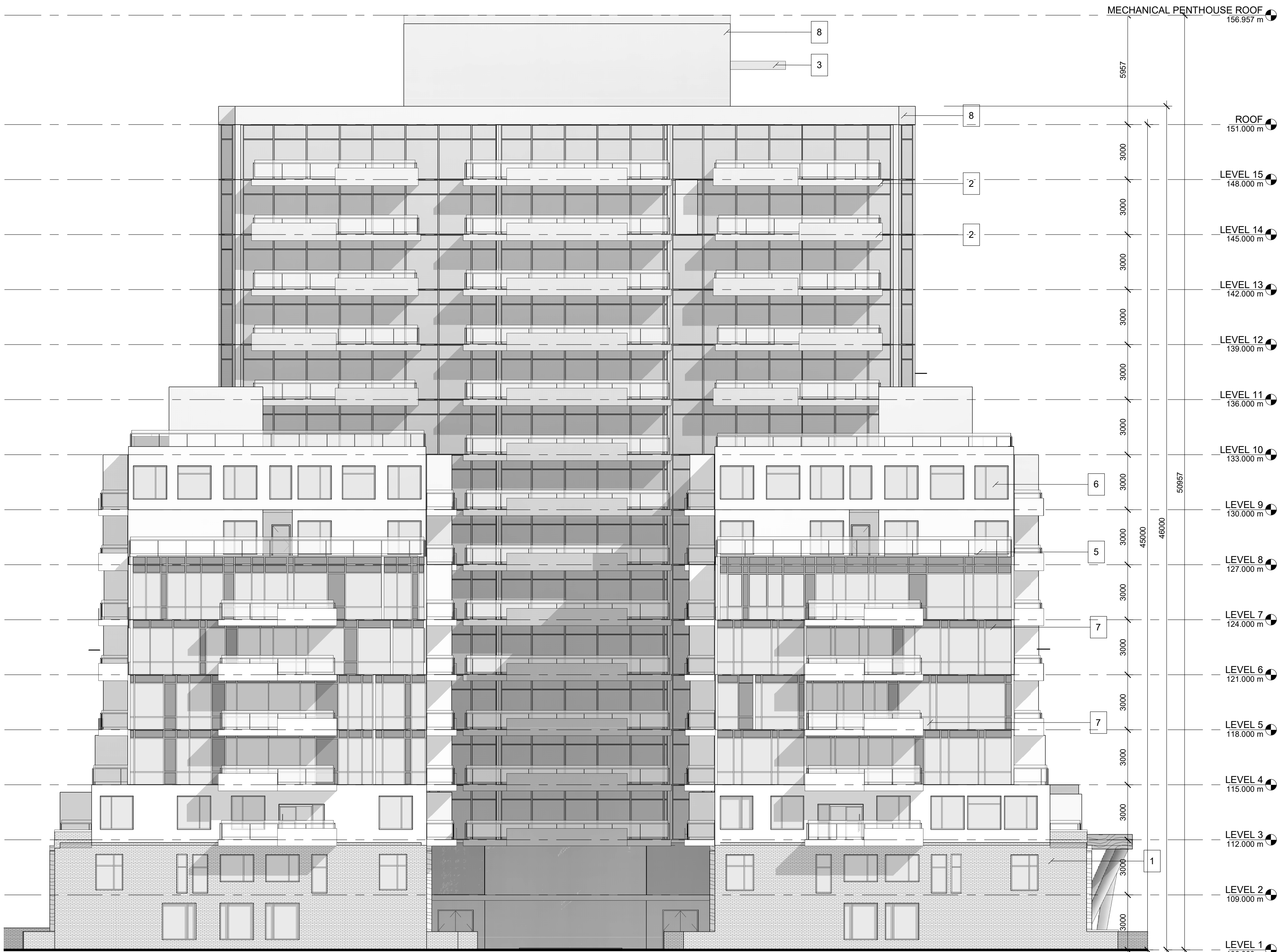
**1107 MAIN ST. W.
HAMILTON**

NORTH ELEVATION

| | | |
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| | Drawing Scale | As indicated |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |
| | A3.1 - r10 | |

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1 SOUTH ELEVATION
1: 150

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MATERIAL LEGEND

| | |
|----|--|
| 1 | RED MASONRY |
| 2 | PREFINISHED METAL CLAD BALCONY ASSEMBLY A: METAL |
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| 4 | PATTERNED CONCRETE A: US FORMLINER 2/32 INN |
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| 8 | PRECAST CONCRETE : WHITE |
| 9 | ALUMINUM PANEL |
| 10 | STONE CHURCH FAÇADE |

| 10 | 2020-02-11 | ISSUED FOR REZONING |
|-----|------------|---------------------|
| No. | Date | Revision |

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| | Project No | 19052 |
| | Project Date | 2020-02-11 |
| | Drawn by | KMJ |
| | Checked by | MYV |
| | Plot Date / Time | 2020-02-11 12:05:41 PM |

1107 MAIN ST. W.
HAMILTON

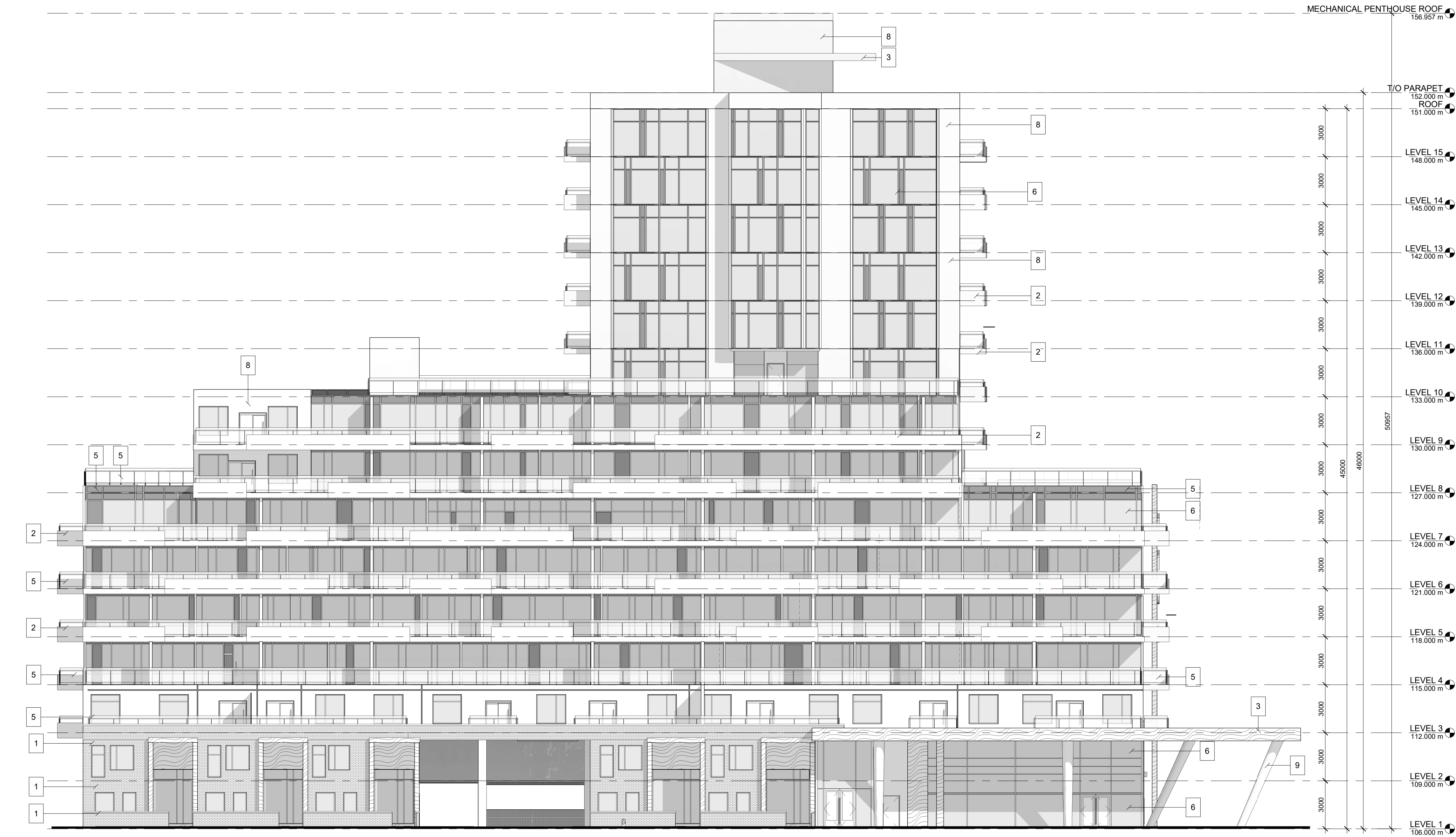
SOUTH ELEVATION

| | | |
|--|---------------|--------------|
| | Drawing Scale | As indicated |
| | Status | |
| | RE-ZONING | |
| | Drawing No. | Revision No. |

A3.2 - r10

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Project No. 19052
Project Date 2020-02-11
Drawn by KMJ
Checked by MYV
Plot Date / Time 2020-02-11 12:07:22 PM

1107 MAIN ST. W.
HAMILTON

EAST ELEVATION

ONTARIO ASSOCIATION
OF
ARCHITECTS
EDWARD THOMAS
LICENCE
5572

Drawing ScaleAs indicated

Status

RE-ZONING

Drawing No.Revision No.

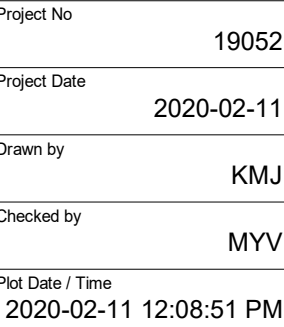
A3.3 - r10

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8. THE CONSULTANT ACCEPTS NO RESPONSIBILITY FOR DAMAGES, IF ANY, SUFFERED BY ANY THIRD PARTY AS A RESULT OF DECISIONS MADE OR ACTIONS BASED ON THE CONTRACT DOCUMENTS.

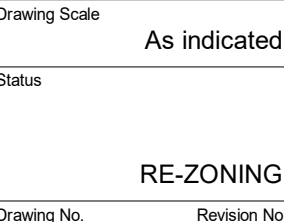
| | |
|----|---|
| 1 | RED MASONRY |
| 2 | PREFINISHED METAL CLAD BALCONY ASSEMBLY A: METAL |
| 3 | PREFINISHED METAL CLAD CANOPY ASSEMBLY B: WOOD |
| 4 | PATTERNED CONCRETE A: US FORMLINER 2/32 INN |
| 5 | GLAZING : TINT 1 |
| 6 | GLAZING : TINT 2 |
| 7 | SPANDREL PANEL A |
| 8 | PRECAST CONCRETE : WHITE |
| 9 | ALUMINUM PANEL |
| 10 | STONE CHURCH FAÇADE |

| No. | Date | Revision |
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WEST ELEVATION

1 WEST ELEVATION
1 : 150



A3.4 - r10