

context plan



statistics

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STATISTICS - 2198 3rd Avenue East, Owen Sound, ON- NEW 23-30

October 23, 2023

ZONING	TBC				
SITE AREA	m2	ft2	acres	density (F58)	
TOTAL SITE AREA	59,477	640,207	14.70		
PHASE-1	19,695	213,995	4.87	1.60	
PHASE-2	9,018	97,072	2.23		
PHASE-3	15,831	170,399	3.91		
PHASE-4	14,933	166,741	3.69		

PHASE-1	TFA	
BUILDING -A	6,297	67,782
COVERED PARKING	619	6,667
GROUND	12,015	129,332
2ND - 7TH		
TOTAL	18,932	203,782
BUILDING -B	819	8,867
GROUND	1,210	12,866
AMENITY	12,015	129,332
2ND - 7TH		
TOTAL	13,644	146,865
GRAND TOTAL	32,576	350,647

GFA	BUILDING -A	
COVERED PARKING	6,108	65,749
GROUND	601	6,467
2ND - 7TH	11,655	125,452
TOTAL	18,364	197,668
BUILDING -B	601	6,467
GROUND	979	10,540
AMENITY	11,655	125,452
2ND - 7TH		
TOTAL	13,235	142,459
GRAND TOTAL	31,599	340,127

NSA	BUILDING -A	
GROUND	527	5,667
2ND - 7TH	10,213	109,932
TOTAL	10,740	115,599
BUILDING -B	527	5,667
GROUND	527	5,667
2ND - 7TH	10,213	109,932
TOTAL	10,740	115,599
GRAND TOTAL	21,479	231,198

UNITS	1B	1B+D	2B	3B	TOTAL
BUILDING -A	0	0	0	0	0
GROUND	0	0	0	0	0
2ND - 7TH	6	48	0	108	156
TOTAL	6	48	0	108	156
%	31%	0%	0%	69%	0%
BUILDING -B	0	0	0	0	0
GROUND	0	0	0	0	0
2ND - 7TH	6	48	0	108	156
TOTAL	6	48	0	108	156
%	31%	0%	0%	69%	0%
GRAND TOTAL	12	96	0	216	312
%	31%	0%	0%	69%	0%

PARKING	REQUIRED	PROVIDED	6 accen. Incl.
1.25 (rate per unit)	390	COVERED GARAGE 192	6 accen. Incl.
		SURFACE PARKING 112	1 accen. Incl.
		TOTAL 304	7 accen. Incl.

BIKE	REQUIRED	PROVIDED
10% required vehicle parking	39	COVERED GARAGE 39

PHASE-2	TFA		
BUILDING -2	7	10,312	
GROUND-7TH		110,394	
TOTAL	10,312	110,394	
UNITS		TOTAL	
BUILDING -2		128	
GROUND -7TH		128	
TOTAL		256	
PARKING	REQUIRED 1.25 (rate per unit) 160	PROVIDED UNDERGROUND GARAGE 44 SURFACE PARKING 99	TOTAL 143

PHASE-3	TFA		
BUILDING -3	2	9,888	
GROUND-2ND		106,436	
3RD-7TH	5	9,745	
TOTAL	19,634	213,335	
BUILDING -4	1,246	13,411	
GROUND	1,246	13,411	
TOTAL	2,492	26,822	
BUILDING -5	1,343	20,915	
GROUND-2ND		20,915	
TOTAL	2,686	41,830	
GRAND TOTAL	22,823	245,660	
UNITS		TOTAL	
BUILDING -3		180	
GROUND -7TH		180	
TOTAL		360	
PARKING	REQUIRED BUILDING -3 1.2 (rate per unit) 216	PROVIDED COVERED PARKING 195 SURFACE PARKING 30	TOTAL 225
BUILDING -4 RETAIL/OFFICE	m2/25 (rate per unit) 49	UNDERGROUND PARKING 0 SURFACE PARKING 49	TOTAL 49
BUILDING -5 RETAIL/OFFICE	m2/25 (rate per unit) 77	UNDERGROUND PARKING 0 SURFACE PARKING 77	TOTAL 77
GRAND TOTAL	342	351	351

PHASE-4	UNITS		
MARINA WATER CRAFT SLIP	78	78	
TOTAL	78	78	
PARKING	REQUIRED 0.5 (rate per unit) 39	PROVIDED MARINA PARKING 39 SURFACE PARKING 300	TOTAL 339

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notes:

some preliminary design done by Ware Malcomb Architects

revisions:

dd-mm-yy

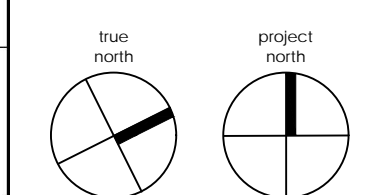
architectural team :

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rushad dastoor

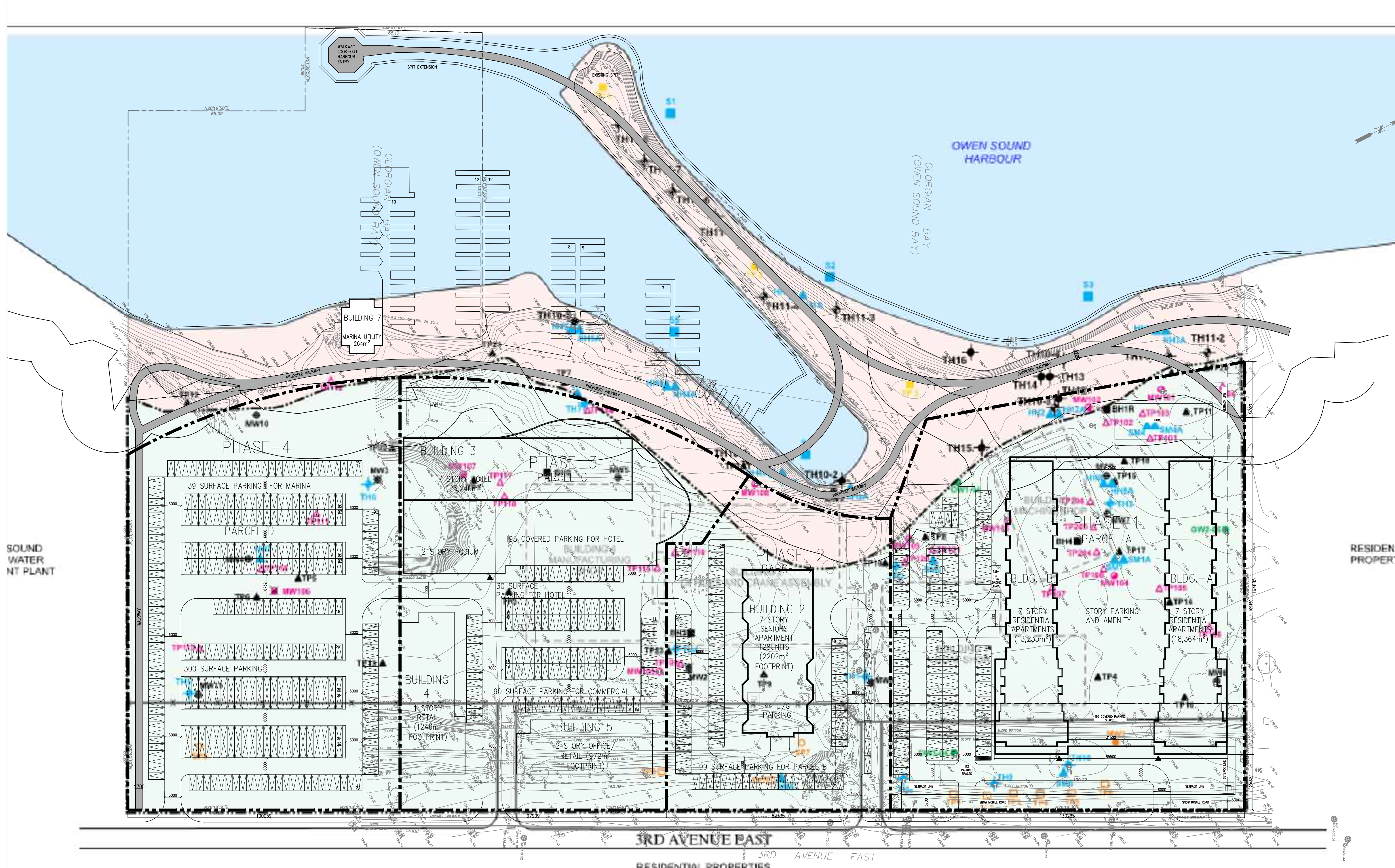
site plan

project: 2198 3rd ave.
owen sound, ontario

date: october 12, 2023
scale: 1:800
project: 23-30
drawing number: rd/eb



A101



SOUND WATER NT PLANT

RESIDENTIAL PROPERTIES

3RD AVENUE EAST
RESIDENTIAL PROPERTIES