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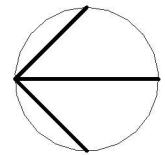
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26 ALEXANDER STREET

PROJECT NUMBER
2111





PROJECT NORTH

NOTE

REQUIRED PARKING EXEMPTION :

REQUIRED PARKING SPACES:
STUDIO: 46 UNITS x 0.8 = 36
1 BEDROOM: 12 UNITS x 0.9 = 10
VISITOR PARKING: 58 UNITS / 7 = 8
TOTAL: 55 SPACES

PROPOSED PARKING SPACES: 5 PARKING SPACES

JUSTIFICATION FOR REDUCED PARKING:
GIVEN THE INTENDED PROGRAM OF THE BUILDING AS AN AFFORDABLE SENIOR'S HOUSING COMPLEX, THE RESIDENTS ARE NOT EXPECTED TO OWN THEIR OWN VEHICLES. THE PARKING LOT DESIGN PRIORITIZES ALTERNATIVE AND PUBLIC MEANS OF TRANSPORTATION BASED ON THE INTENDED USER GROUP'S NEEDS. IN ADDITION TO THE BUILDINGS CLOSE PROXIMITY TO PUBLIC BUS ROUTES, THE DROP-OFF/PICK-UP AISLE ALLOWS FAMILY, FRIENDS AND LOCAL SHUTTLE SERVICES TO PARK DIRECTLY OUTSIDE THE FRONT ENTRANCE. THE AISLE OFFERS SAFE AND DIRECT ACCESS TO SUCH SERVICES FOR TENANTS WITH LIMITED MOBILITY, AND ALLOWS THE CONTINUOUS AND UNOBSTRUCTED MOVEMENT OF TRAFFIC THROUGH THE PARKING LOT. IN ADDITION TO BOTH PROVIDED AND STREET PARKING, BIKE RACKS HAVE BEEN INCLUDED FOR VISITOR AND TENANT USE.

ZONING INFORMATION
NOTE: EXISTING PROPERTY LINE, FOOTPRINT AND HEIGHT OF BUILDING TO REMAIN UNCHANGED

TOTAL PROJECT LOT AREA : 2245m²

TOTAL LOT COVERAGE: 1428m² - 64%

TOTAL PARKING: 375m² - 16%

TOTAL LANDSCAPING: 320m² - 14%

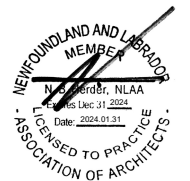
LOT FRONTAGE: 39.6m

BUILDING LINE: 4.89m

BUILDING HEIGHT: 14.5m (SEE 2/A501)

SIDE YARD:
NORTH: 1.42m
SOUTH: 0.66m

REAR YARD: 2.62m



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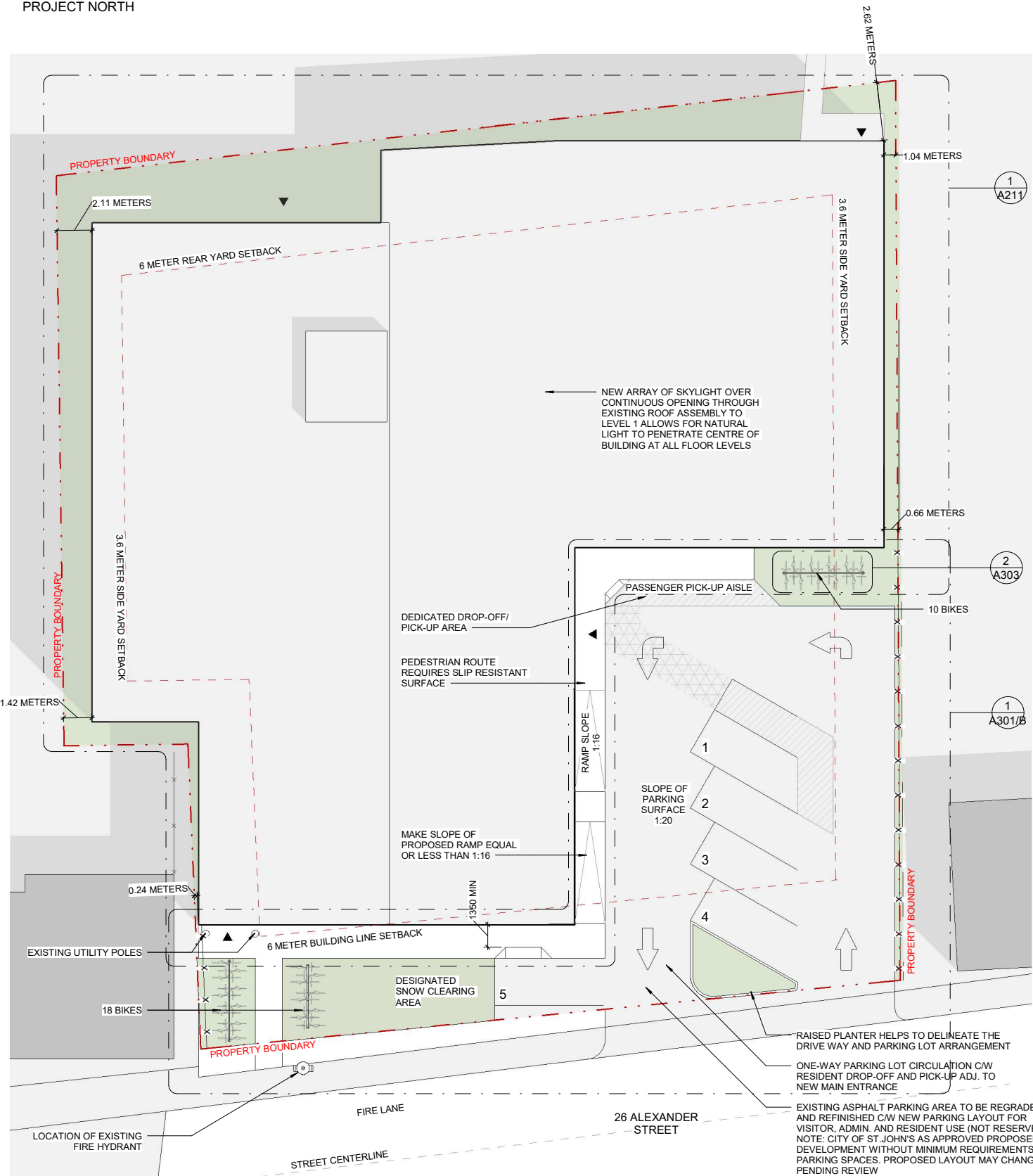
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26 ALEXANDER STREET AFFORDABLE SENIORS HOUSING

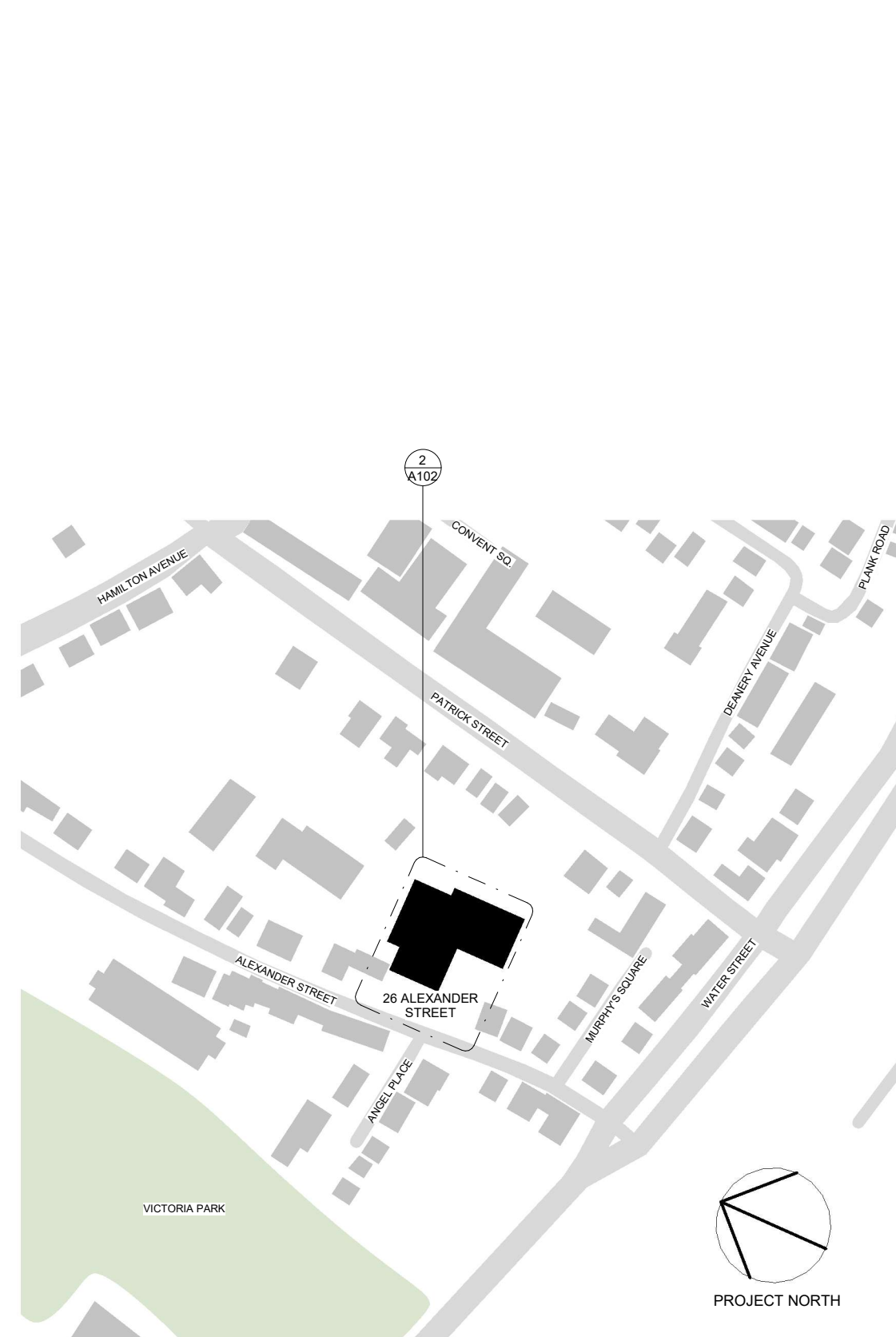
BUILDING SITE PLAN

SCALE (ANSI-D / TABLOID) PROJECT NUMBER
As indicated 2111

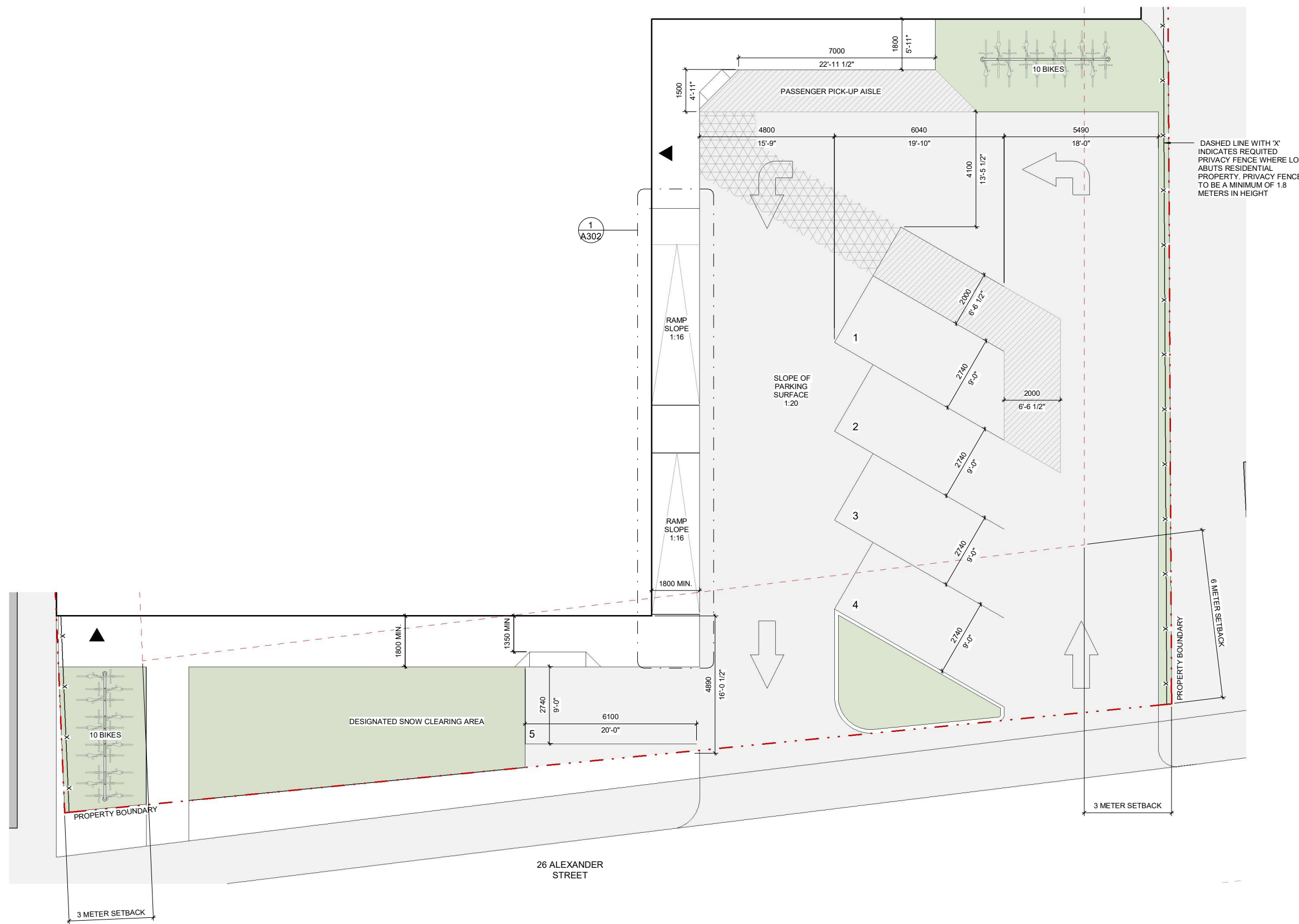
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A102



2 SITE PLAN ALEXANDER ST. LOT - PROPOSED
1 : 150 / 1 : 300



1 LOCATION - REF. PLAN
NTS



DASHED LINE WITH 'X' INDICATES REQUIRED PRIVACY FENCE WHERE LOT ABUTS RESIDENTIAL PROPERTY. PRIVACY FENCE TO BE A MINIMUM OF 1.8 METERS IN HEIGHT



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26 ALEXANDER STREET AFFORDABLE SENIORS HOUSING

ENLARGED PLANS + ELEVATIONS

SCALE (ANSI-D / TABLOID) PROJECT NUMBER
1:75 / 1:150 2111

DRAWING NUMBER
A301/B

1 PROPOSED PARKING LOT - PLAN (OPTION B)
1:75 / 1:150

Vertical Scale: 100% / 1.00%
0 10/5 mm 50/25 mm 100/50 mm



1 SOUTH ELEVATION - PROPOSED
 1 : 100 / 1 : 200



2 WEST ELEVATION - PROPOSED
 1 : 100 / 1 : 200



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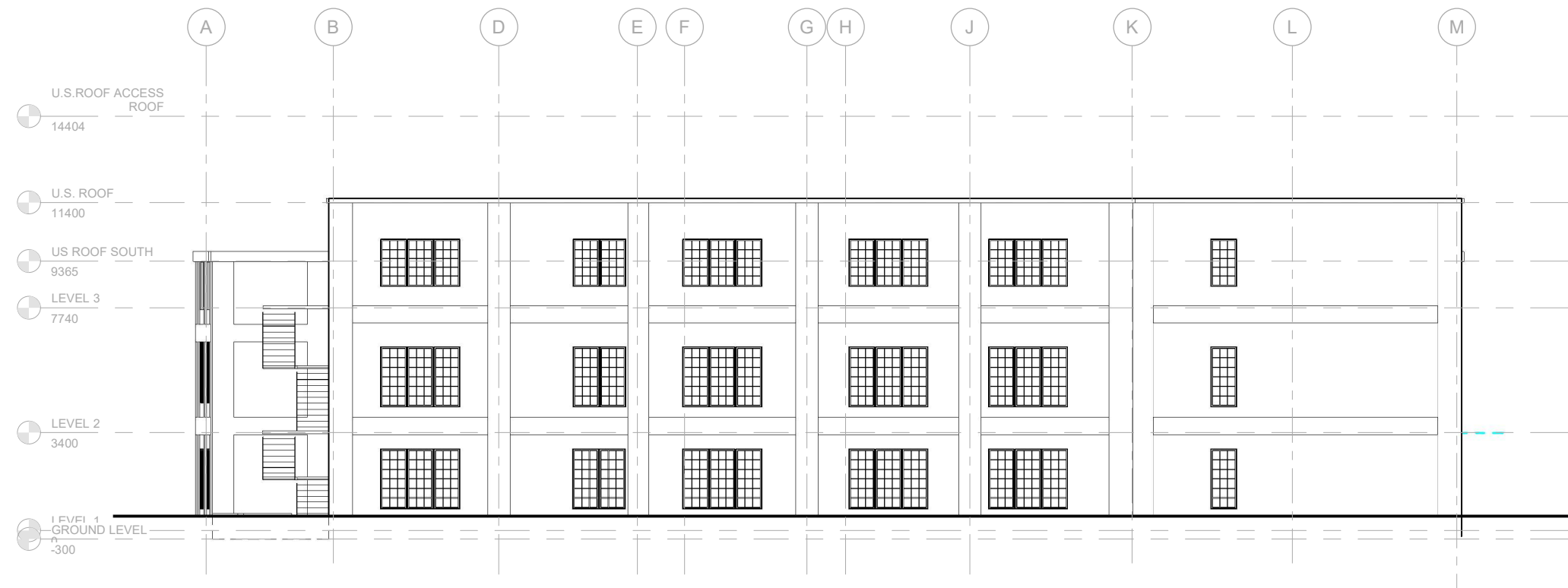
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**26 ALEXANDER STREET
 AFFORDABLE SENIORS
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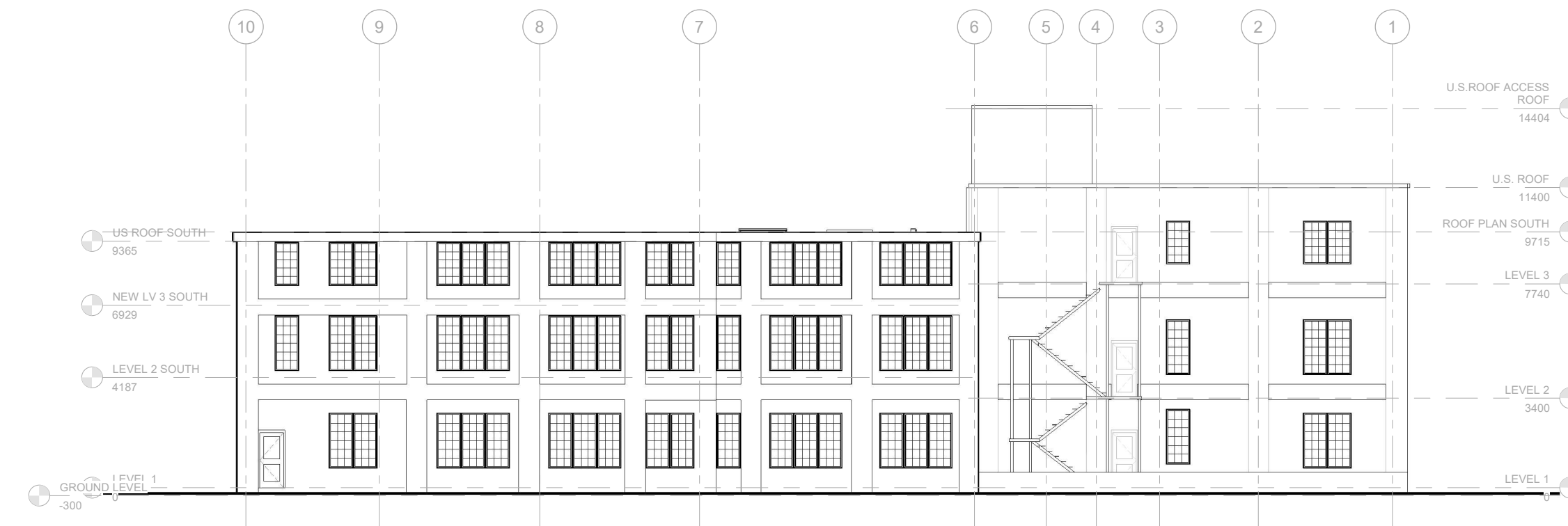
**EXTERIOR
 ELEVATIONS**

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 1 : 100 / 1 : 200 2111

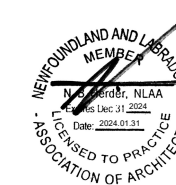
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2 NORTH ELEVATION - PROPOSED
 1 : 100 / 1 : 200



1 EAST ELEVATION - PROPOSED
 1 : 100 / 1 : 200



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**26 ALEXANDER STREET
 AFFORDABLE SENIORS
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**EXTERIOR
 ELEVATIONS**

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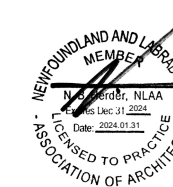
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PERSPECTIVE VIEW FROM ALEXANDER STREET



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26 ALEXANDER STREET AFFORDABLE SENIORS HOUSING

PERSPECTIVE VIEWS - ALEXANDER STREET

SCALE (ANSI-D / TABLOID) PROJECT NUMBER
2111

DRAWING NUMBER	A511
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