



ARCHITECTURAL

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2022-08-24 6:36:08 PM

RE-ISSUED FOR SITE PLAN CONTROL

CF RIDEAU CENTRE REGISTRY SITE
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

FILE NUMBER: D07-12-21-0197 PLAN NUMBER: #18624

NO.	ISSUE/REVISION	DATE
4	RE-ISSUED FOR SITE PLAN CONTROL	2022-08-24
3	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29
2	ISSUED FOR HERITAGE PERMIT # 1	2022-04-26
1	ISSUED FOR SITE PLAN CONTROL	2021-11-12

NO. ISSUE/REVISION DATE

PROJECT NO.	DRAWN	CHECKED
18-1-060 / 12736	Author	Checker

DRAWING NO. REVISION NO.

A0-00



NOTE

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NO. ISSUE/REVISION DATE

PROJECT

CF RIDEAU CENTRE REGISTRY SITE

FILE NO. **D07-12-21-0197** PLAN NO. **#18624**

PROJECT ADDRESS

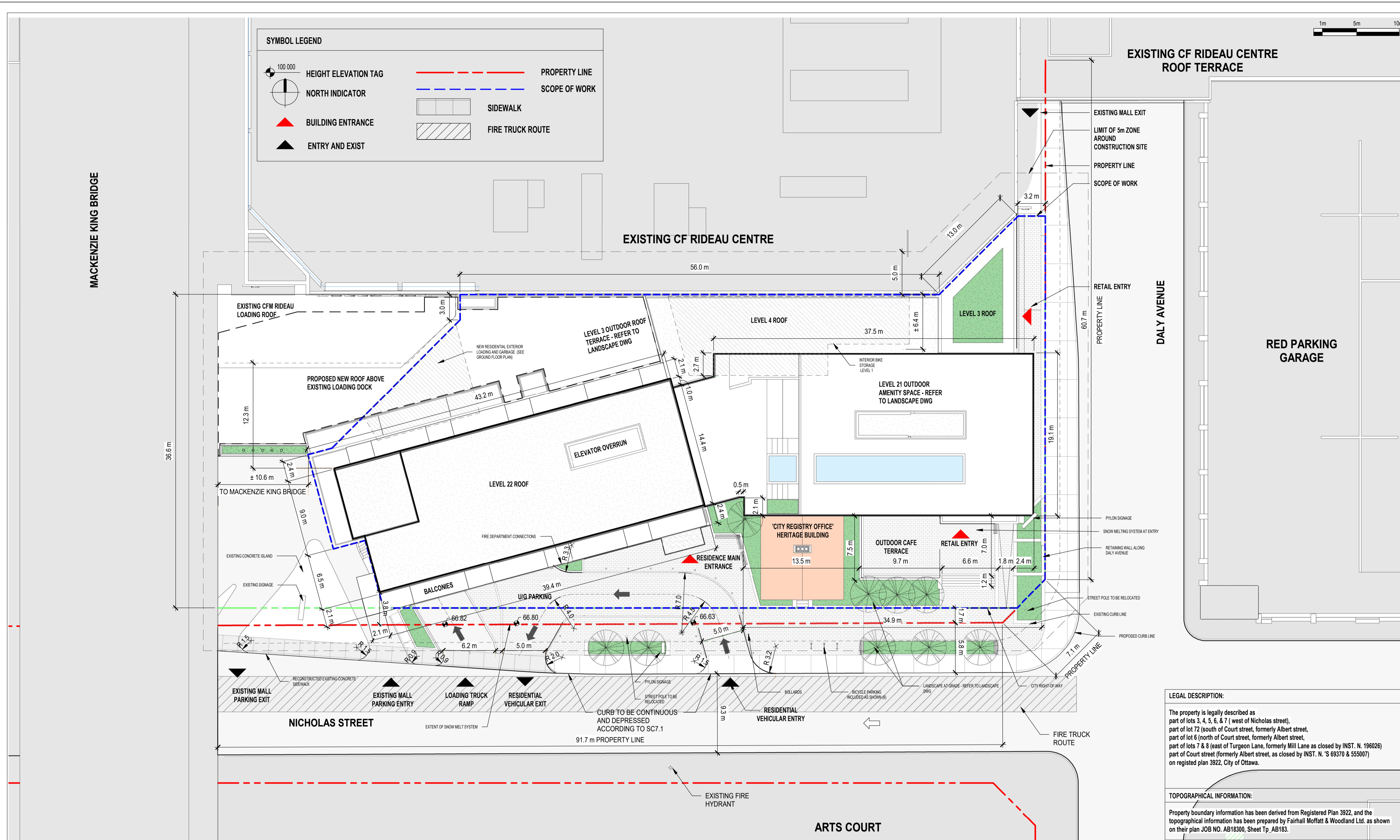
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

SITE PLAN & DEVELOPMENT INFORMATION

PROJECT NO. 18-1060 / 12736 SCALE As indicated CHECKED Checker

DRAWING NO. **A0-10** REVISION NO. **4**



2 SITE PLAN A0-10 SCALE: 1:250

LEVEL	GROSS FLOOR AREA (BY-LAW 2008-326)
LEVEL 1	894.5 m ²
LEVEL 2	571 m ²
LEVEL 3	477.5 m ²
LEVEL 4	1,024.2 m ²
LEVEL 5	1,024.2 m ²
LEVEL 6	1,024.2 m ²
LEVEL 7	1,024.2 m ²
LEVEL 8	1,024.2 m ²
LEVEL 9	1,024.2 m ²
LEVEL 10	1,024.2 m ²
LEVEL 11	1,024.2 m ²
LEVEL 12	1,024.2 m ²
LEVEL 13	1,024.2 m ²
LEVEL 14	1,024.2 m ²
LEVEL 15	1,024.2 m ²
LEVEL 16	1,024.2 m ²
LEVEL 17	1,024.2 m ²
LEVEL 18	1,024.2 m ²
LEVEL 19	1,024.2 m ²
LEVEL 20	1,024.2 m ²
LEVEL 21	493.7 m ²
Grand total	19,848.3 m ²

LEVEL	LANDSCAPE AREA (BY-LAW 2014-94) (BY-LAW 2020-289)
LEVEL 1	643.1 m ²

ZONING MECHANISM	REQUIRED	PROPOSED	COMPLIANCE
MIN. LOT AREA & WIDTH	NO MIN.		✓
MIN. SETBACKS	NO MIN. ON ALL SIDES		✓
BUILDING HT.	PER SCHEDULE 57 - 135 - 137 e.a.s.l	132.6m e.a.s.l	✓

ACTIVE GROUND FLOOR (AT LEAST 50% OF GROUND FLOOR)	ACTIVE	FOOTPRINT	PROPOSED	COMPLIANCE
	192.5 m ²	1,955.0 m ²	9.8 %	X

MIN. PARKING	REQUIRED	PROPOSED	COMPLIANCE
AREA 2 ON SCHEDULE 1A			
RESIDENTIAL: NO PARKING REQUIRED	RESIDENTIAL: 0	103	✓
VISITOR: 0.1 UNIT, EXCL. THE FIRST 12 UNIT; MAX 30	VISITOR: 28 SPACES	15	X
COMMERCIAL: NO PARKING REQUIRED	COMMERCIAL: 0	0	✓
MAX. PARKING	504	103	✓

PARKING SPACE DIMENSION	REQUIRED	PROPOSED	COMPLIANCE
	WIDTH: 2.6m - 3.1m LENGTH: 5.2m UP TO 50% OF THE SPACES MAY BE REDUCED TO A WIDTH OF 2.4m	REFER TO DWG	✓

PERCENTAGE OF SMALL SPACES	REQUIRED	PROPOSED	COMPLIANCE
	MAX. 40% OF SPACES MAY BE 2.4M X 4.6M	0%	✓

ACCESSIBLE PARKING REQUIREMENTS	REQUIRED	PROPOSED	COMPLIANCE
ACCESSIBLE PARKING TYPE A SPACE (3.2mX5.2m)	2	2	✓
ACCESSIBLE PARKING TYPE B SPACE (2.4mX5.2m)	3	3	✓
1.5m AISLE BTWN ACCESSIBLE SPACE		REFER TO DWG	✓

DRIVEWAY WIDTH	REQUIRED	PROPOSED	COMPLIANCE
	MIN. TWO-WAY: 6m MIN. ONE-WAY: 3m MAX. 6.7m MAX. 9m AT STREET EDGE	TWO-WAY ACCESS: 6m ONE-WAY LAY-BY: 5m	✓

ZONING MECHANISM	REQUIRED	PROPOSED	COMPLIANCE	
BIKEWAY	TWO-WAY MIN: 6m NOT IN PARKING LOT OR GARAGE: 2.6m	6m	✓	
BICYCLE PARKING	RESIDENTIAL: 0.5 SPACES PER UNIT 50% CAN BE VERTICAL; 25% MUST BE INDOORS	RESIDENTIAL: 219 VISITOR: 19 VERTICAL: 13	✓	
BICYCLE PARKING DIMENSIONS	RESIDENTIAL: 144 SPACES RETAIL: 1 SPACE MAX. 72 VERTICAL	REFER TO DWG	✓	
LOADING SPACE	HORIZONTAL: 0.6m(W)x1.8(L) VERTICAL: 0.5m(W)x1.5 (L) MUST BE ACCESSED VIA AN AISLE AT LEAST 1.5M	REFER TO DWG	✓	
LOADING SPACE DIMENSIONS	NONE	2	✓	
AMENITY AREA	7m (L) x 3.5M (W) DRIVEWAY WIDTH: 6m ACCESS AISLE WIDTH: 5-9m	REFER TO DWG	✓	
AMENITY AREA	6 m ² PER UNIT. MIN. 50% OF THE AREA MUST BE COMMUNAL WITH AT LEAST ONE AREA 54m ² IN SIZE	1,728 m ² 864 m ² AS COMMUNAL AREA	6,796 m ² 2,020 m ²	✓
PERMITTED PROJECTIONS OVER THE HEIGHT LIMIT	NOT PERMITTED BY SCHEDULE 11 OF THE ZONING BY-LAW	NO PROJECTION	✓	

DEVELOPMENT INFORMATION	PROPOSED
LOT AREA (SCOPE OF WORK AREA)	2,943.2 m ²
PROPOSED LOT COVERAGE - FOOTPRINT (BY-LAW 2016-356) / LOT	66.4%
LANDSCAPING PERCENTAGE WITHIN ALL PARKING LOTS	NA
LANDSCAPING PERCENTAGE OVER LOT AREA	21.9%
STOREY	21

NO. OF RESIDENTIAL UNITS						
1BR	1BR+	1BR++	2BR	2BRc	2BR+	GUEST
70	36	77	34	53	18	0
						TOTAL
						288

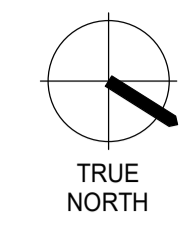
Gross floor area means the total area of each floor whether located above, at or below grade, measured from the interiors of outside walls and including floor area occupied by interior walls and floor area created by bay windows, but excluding:

- floor area occupied by shared mechanical, service and electrical equipment that serve the building (By-law 2008-326)
- common hallways, corridors, stairwells, elevator shafts and other voids, steps and landings; (By-law 2008-326) (By-law 2017-302)
- bicycle parking; motor vehicle parking or loading facilities;
- common laundry, storage and washroom facilities that serve the building or tenants;
- common storage areas that are accessory to the principal use of the building; (By-law 2008-326)
- common amenity area and play areas accessory to a principal use on the lot; and (By-law 2008-326)
- living quarters for a caretaker of the building. (surface de plancher hors oeuvre brute)

Footprint means the area of the ground floor of a building, measured from the exterior of the outermost walls, including an attached garage but excluding any projections. (l'empreinte) (By-law 2016-356)

Source: <https://ottawa.ca/en/living-ottawa/laws-licences-and-permits/laws-laws-2/part-1-administration-interpretation-and-definitions-sections-1-54#section-56529637-0e63-4b6a-b2cb-e76448104611>

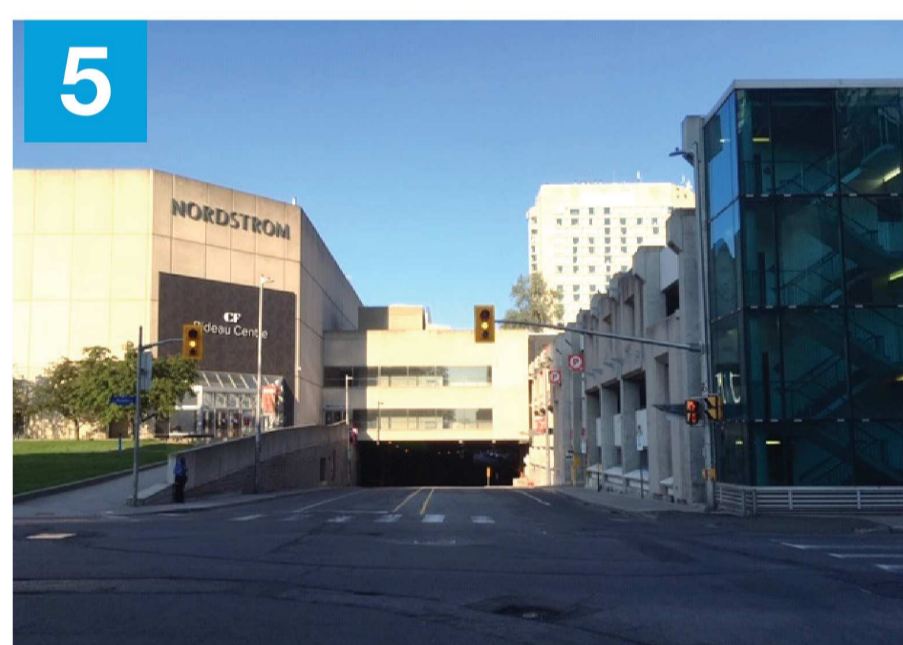
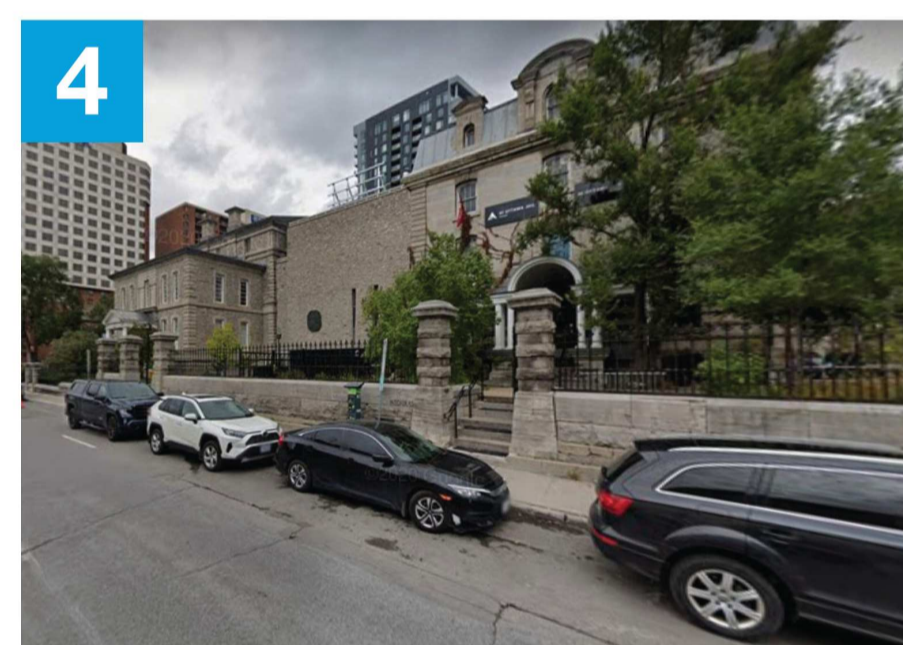
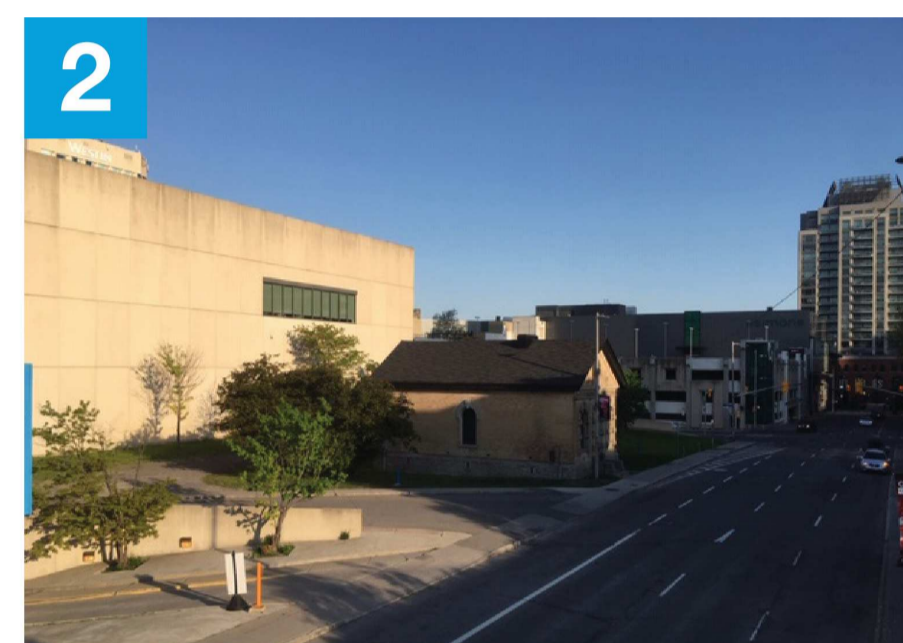
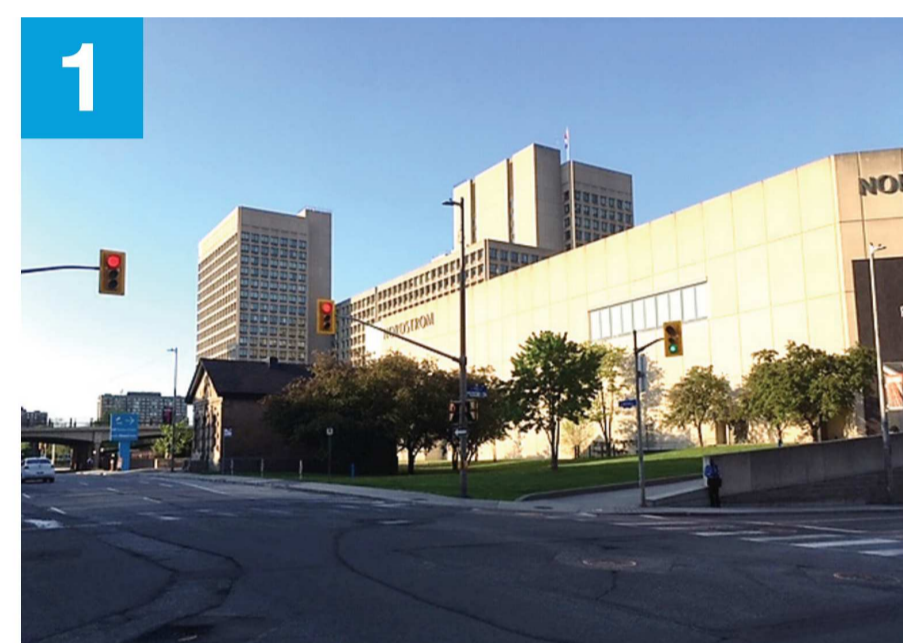
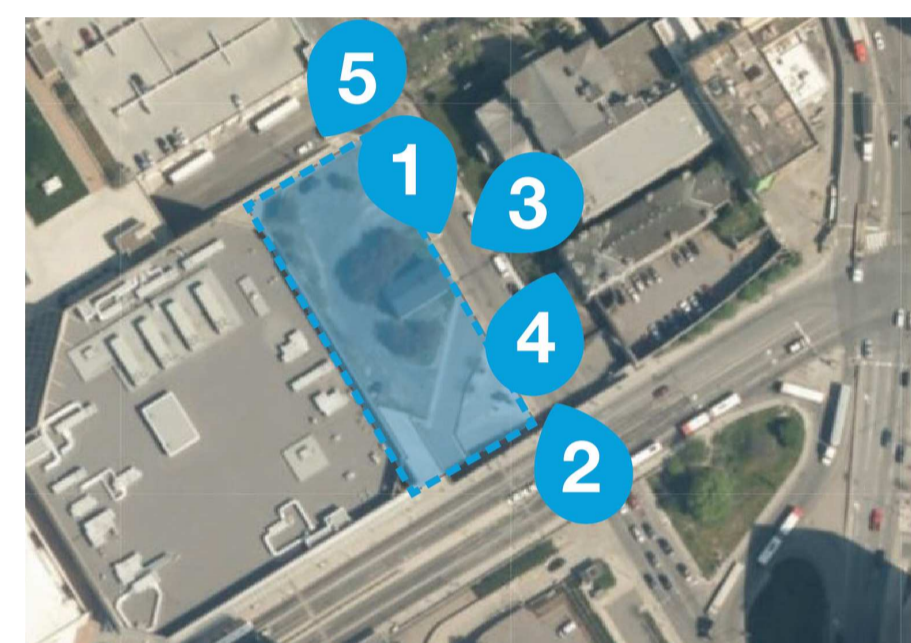
1 DEVELOPMENT INFORMATION A0-10 SCALE: N.T.S.



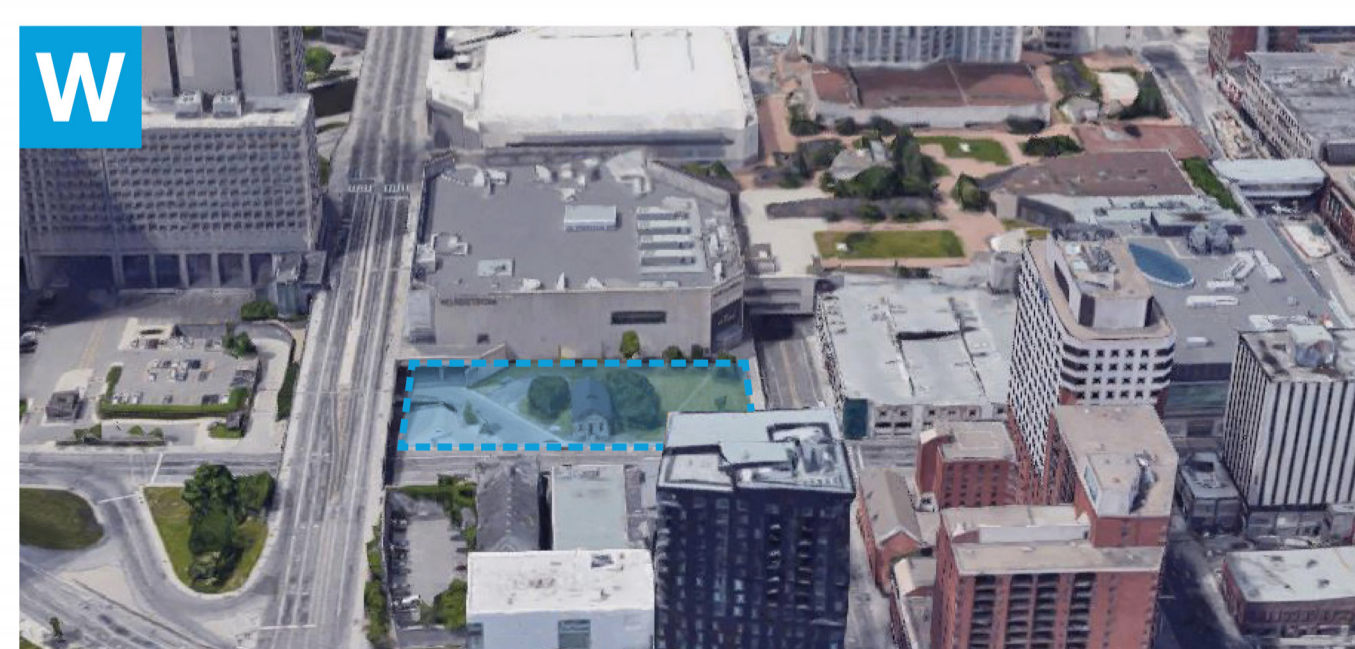
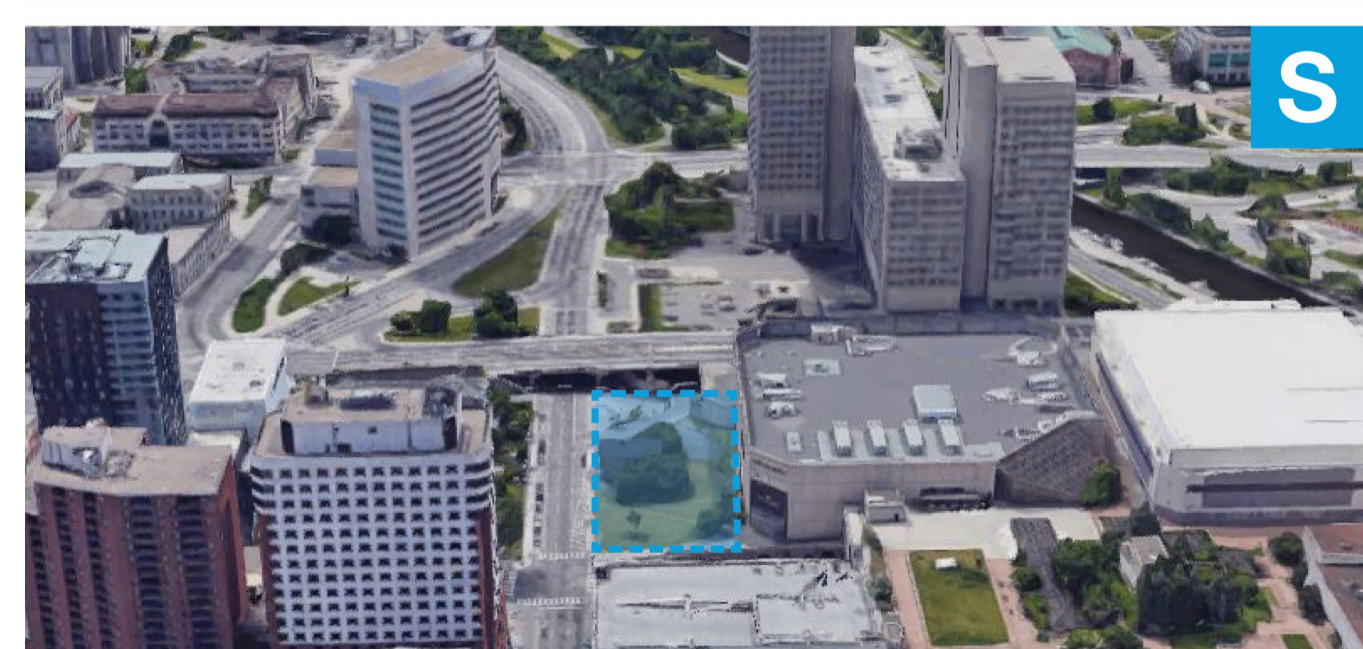
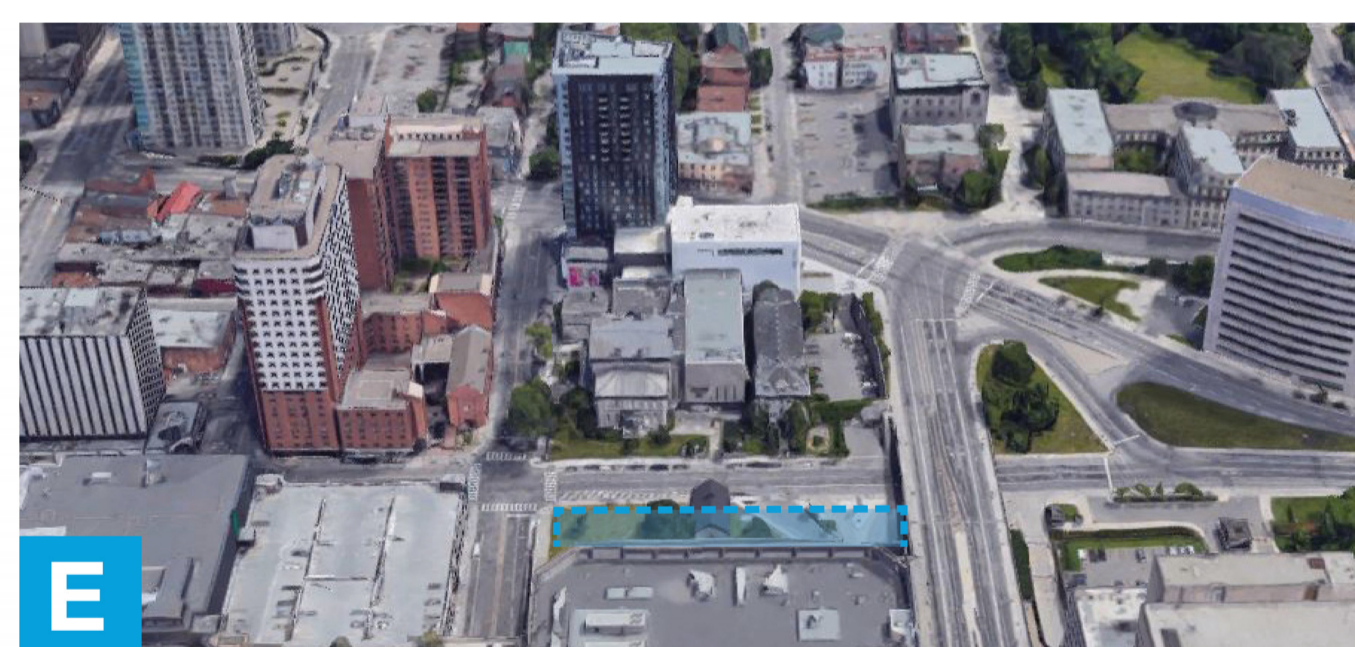
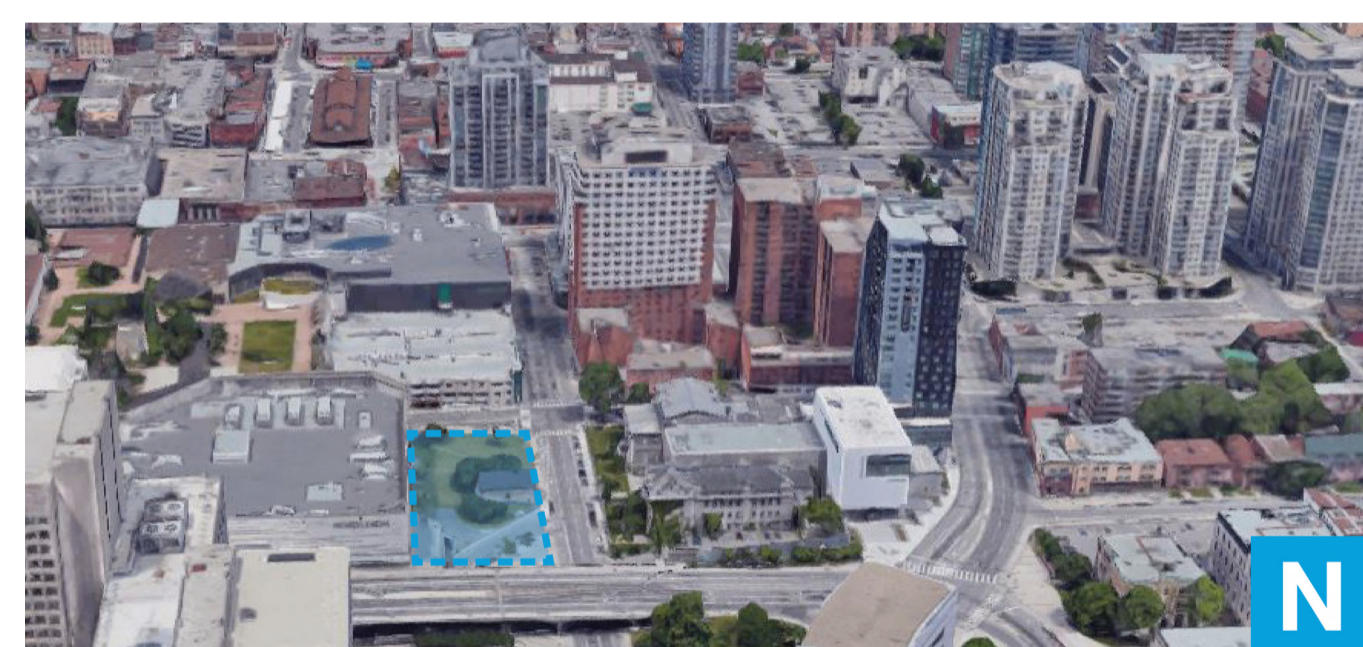
NOTE

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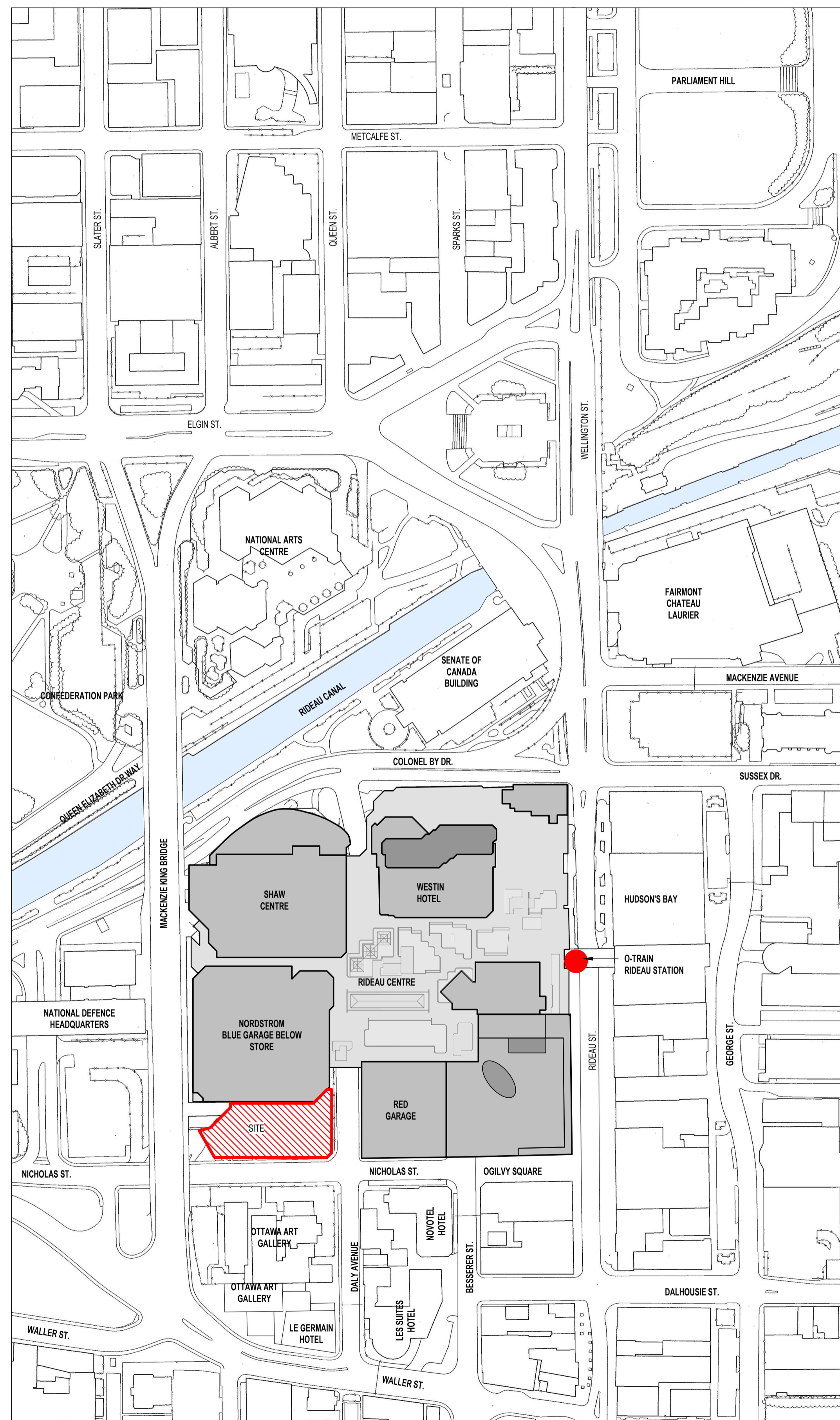
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SITE PHOTOS



SITE CONTEXT



SITE CONTEXT

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NO. ISSUE/REVISION DATE

PROJECT

CF RIDEAU CENTRE REGISTRY SITE

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

SITE CONTEXT

PROJECT NO.	SCALE	CHECKED
18-1-060 / 12736	As indicated	Checker

DRAWING NO. REVISION NO.

A0-11



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**CF RIDEAU CENTRE
 REGISTRY SITE**

FILE NO. **D07-12-21-0197**
 PLAN NO. **#18624**

PROJECT ADDRESS
 70 Nicholas Street
 Ottawa, ON K1N 7B9

TITLE

SITE SURVEY

PROJECT NO.

18-1-060 / 12736

SCALE

1:250

CHECKED

Checker

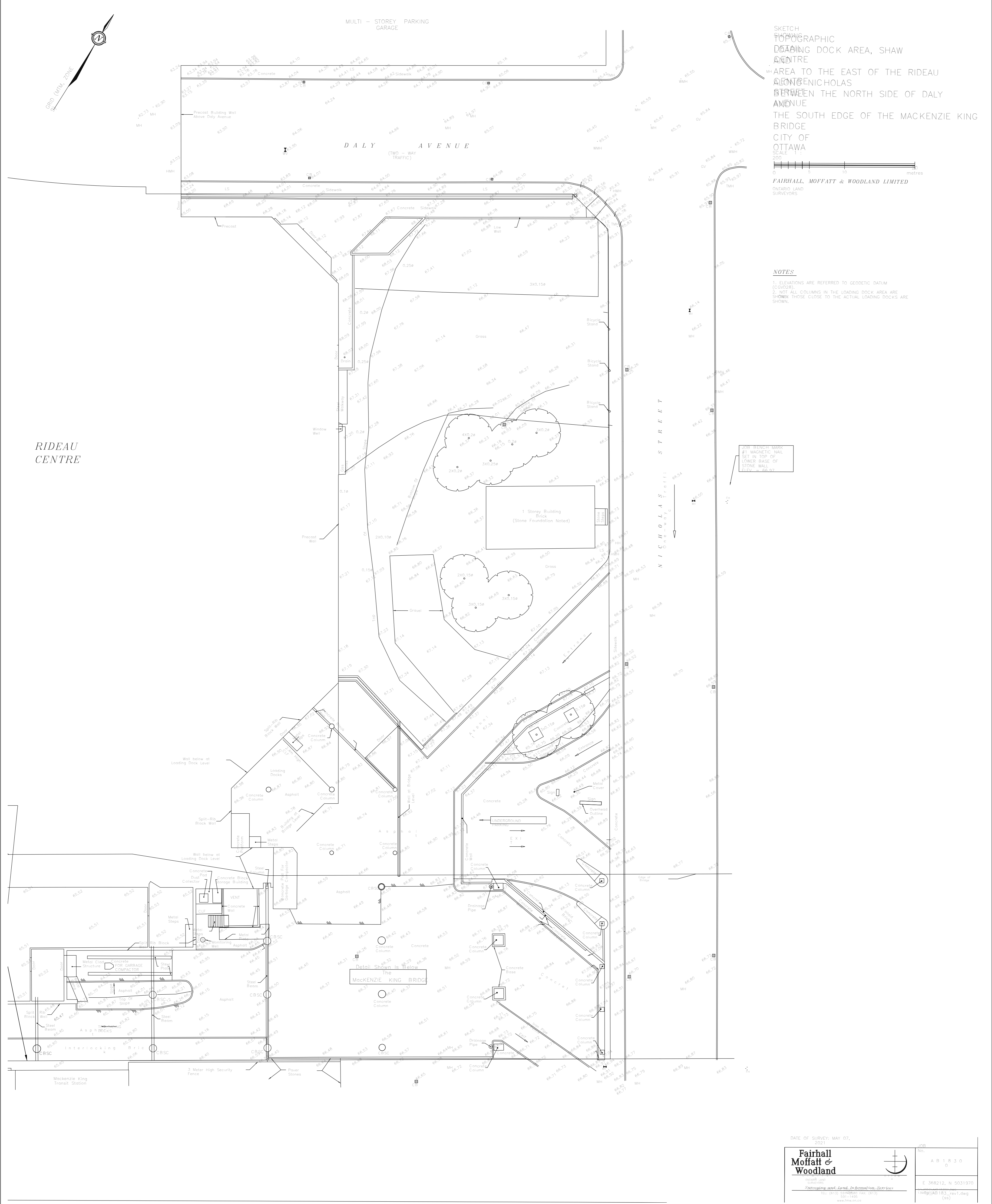
DRAWING NO.

18-1-060 / 12736

REVISION NO.

4

A0-12



SKETCH
 TOPOGRAPHIC
 LOADING DOCK AREA, SHAW
 CENTRE
 AREA TO THE EAST OF THE RIDEAU
 CENTRE
 ALONG NICHOLAS
 STREET BETWEEN THE NORTH SIDE OF DALY
 AVENUE
 AND THE SOUTH EDGE OF THE MACKENZIE KING
 BRIDGE
 CITY OF
 OTTAWA
 SCALE
 200
 0 5 10 metres
 FAIRHALL, MOFFATT & WOODLAND LIMITED
 ONTARIO LAND
 SURVEYORS

- NOTES**
1. ELEVATIONS ARE REFERRED TO GEODETIC DATUM (CGD85).
 2. NOT ALL COLUMNS IN THE LOADING DOCK AREA ARE SHOWN THOSE CLOSE TO THE ACTUAL LOADING DOCKS ARE SHOWN.

FOR BENCHMARK
 #1 MAGNETIC NAIL
 SET IN TOP OF
 LOWER BASE OF
 STONE WALL
 ELEV = 86.01

DATE OF SURVEY: MAY 07, 2021

**Fairhall
 Moffatt &
 Woodland**

ONTARIO LAND SURVEYORS
 551-1470
 www.fairhall.com

JOB NO. A B 1 8 3 0 0
 E 368212, N 5031970
 T04862461832_001.dwg
 (25)

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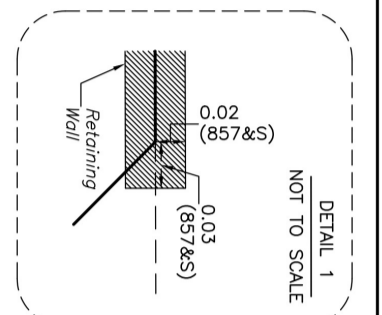
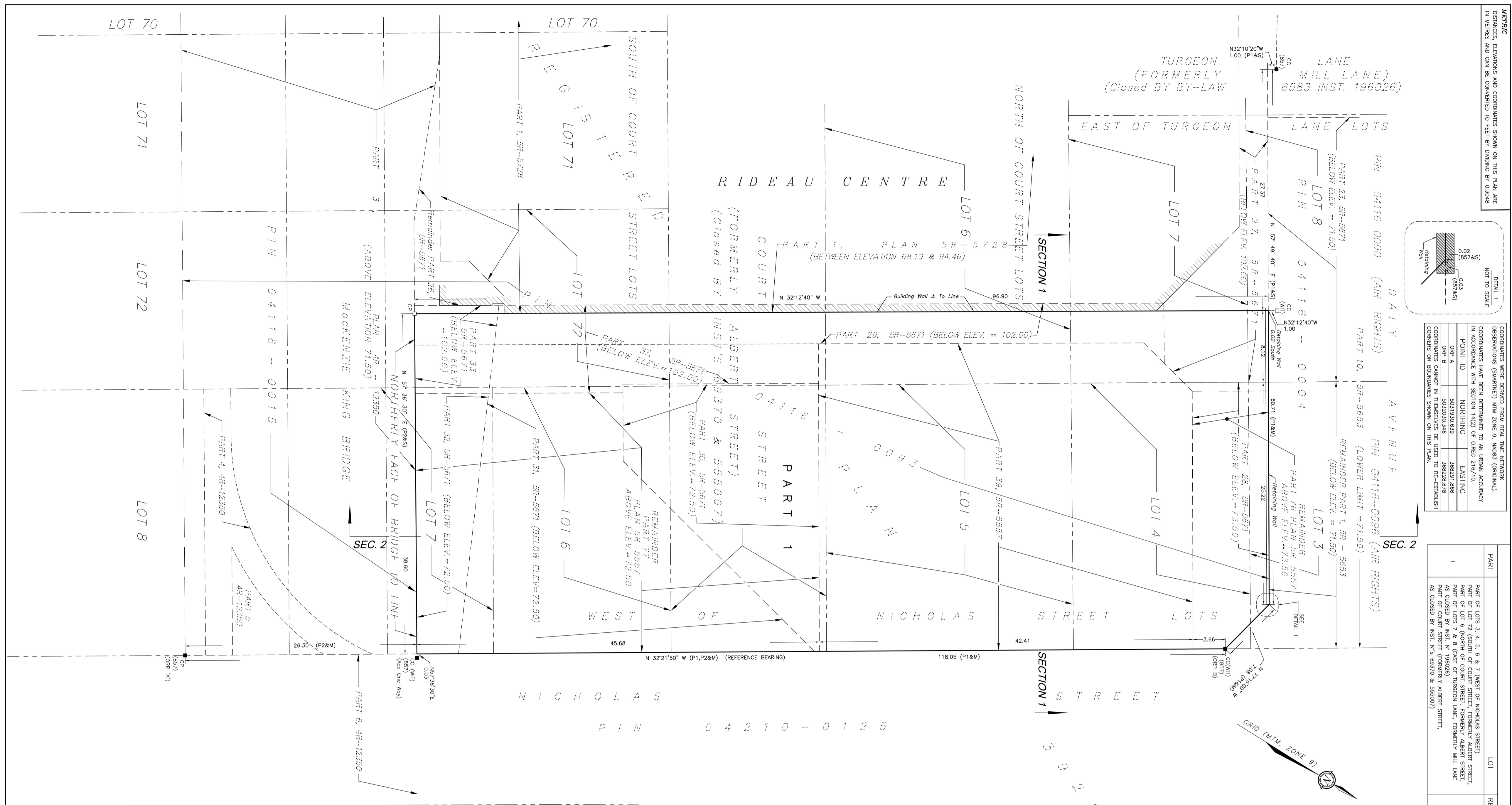
PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

SITE SURVEY - PLAN

PROJECT NO. 18-1060 / 12736
SCALE 1:250
CHECKED Checker

DRAWING NO. A0-13
REVISION NO. 2



COORDINATES WERE DERIVED FROM REAL TIME NETWORK OBSERVATIONS (SWABNET) WITH ZONE 9, NAD83 (ORIGINAL). COORDINATES HAVE BEEN DETERMINED TO AN URBAN ACCURACY IN ACCORDANCE WITH SECTION 14(2) OF O. REG. 216/10.

POINT ID	NORTHING	EASTING
GRP A	501330.0349	348291.866
GRP B	501330.0348	348292.878

COORDINATES CANNOT IN THEMSELVES BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

PART	LOT	REGISTERED PLAN	PART OF PIN
1	PART OF LOTS 3, 4, 5, 6 & 7 (WEST OF NICHOLAS STREET), PART OF LOT 6 (NORTH OF COURT STREET, FORMERLY ALBERT STREET, PART OF LOTS 7 & 8 (EAST OF TURGEON LANE, FORMERLY MILL LANE AS CLOSED BY INST. N° 69370 & 555007)	3922	04116-0093 (17)

SCHEDULE

PART	LOT	REGISTERED PLAN	PART OF PIN
1	PART OF LOTS 3, 4, 5, 6 & 7 (WEST OF NICHOLAS STREET), PART OF LOT 6 (NORTH OF COURT STREET, FORMERLY ALBERT STREET, PART OF LOTS 7 & 8 (EAST OF TURGEON LANE, FORMERLY MILL LANE AS CLOSED BY INST. N° 69370 & 555007)	3922	04116-0093 (17)

THIS IS A STRATA PLAN SHEET 1 OF 2 SHEETS

DATE	BY	FOR THE
-----	-----	REGISTERED PLAN TO BE RECORDED AND DEPOSITED
-----	-----	DATE

PLAN OF SURVEY OF PART OF LOTS 3, 4, 5, 6 & 7 (WEST OF NICHOLAS STREET), FORMERLY ALBERT STREET, AS CLOSED BY INST. N° 69370 & 555007

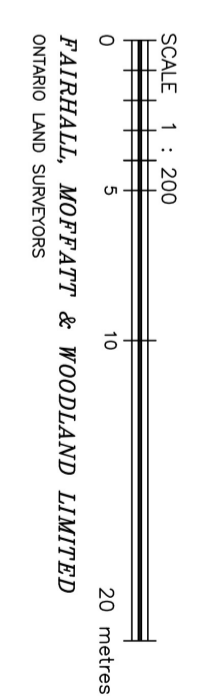
PART OF LOT 72 (SOUTH OF COURT STREET, FORMERLY ALBERT STREET, AS CLOSED BY INST. N° 69370 & 555007)

PART OF LOT 6 (NORTH OF COURT STREET, FORMERLY ALBERT STREET, AS CLOSED BY INST. N° 69370 & 555007)

PART OF LOTS 7 & 8 (EAST OF TURGEON LANE, FORMERLY MILL LANE AS CLOSED BY INST. N° 196026)

PART OF COURT STREET (FORMERLY ALBERT STREET, AS CLOSED BY INST. N° 69370 & 555007)

REGISTERED PLAN 3922
CITY OF OTTAWA



- NOTES
- BEARINGS ARE GRID, DERIVED FROM OBSERVED REFERENCE POINTS (D) AND BY REAL TIME NETWORK OBSERVATIONS AND ARE REFERRED TO THE CANADIAN DATUM (NAD83).
 - DISTANCES ARE GROUND AND CAN BE CONVERTED TO DEAR BY MULTIPLYING BY THE CORRECTION FACTOR (CONCOR).
 - ELEVATIONS ARE REFERRED TO GEODETIC DATUM (CONG28).

- LEGEND
- SURVEY MONUMENT SET
 - CONCRETE MONUMENT FOUND
 - CONCRETE CROSS
 - CONCRETE PIN
 - PLAN SR-5671
 - PLAN SR-1250
 - FARRALL, MOPFATT & WOODLAND LIMITED, O.L.S. (REG. 513-3922)
 - WITNESS
 - (NIT)

SUBJECT'S CERTIFICATE

I CERTIFY THAT THIS SURVEY AND PLAN, COMPRISING SHEET 1 TO 2 INCLUSIVE, ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT, THE REGISTRY ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.

2. THE DIMENSIONS SHOWN ON THIS PLAN HAVE BEEN VERIFIED BY ACTUAL MEASUREMENTS.

DATE: MARCH 9, 2022

JOHN H. GIBLIN
ONTARIO LAND SURVEYOR

SURVEYOR'S CERTIFICATE

I CERTIFY THAT THE DIMENSIONS SHOWN ON THIS PLAN, COMPRISING SHEET 1 TO 2 INCLUSIVE, ARE IN ACCORDANCE WITH THE SURVEY ACT, THE REGISTRY ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.

DATE: MARCH 9, 2022

ONWARD LAND SURVEYOR

Farrhall, Mopfatt & Woodland
1377 KENNEDY ROAD, SUITE 100, MARKHAM, ONTARIO L3R 9W7
TEL: (905) 947-2990 FAX: (905) 917-148

DATE: MARCH 9, 2022
PROJECT NO.: 18-1060 / 12736
DRAWING NO.: A0-13

NOTE

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**CF RIDEAU CENTRE
REGISTRY SITE**

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Ottawa, Ontario K1N 7B9

TITLE

**SITE SURVEY -
SECTION**

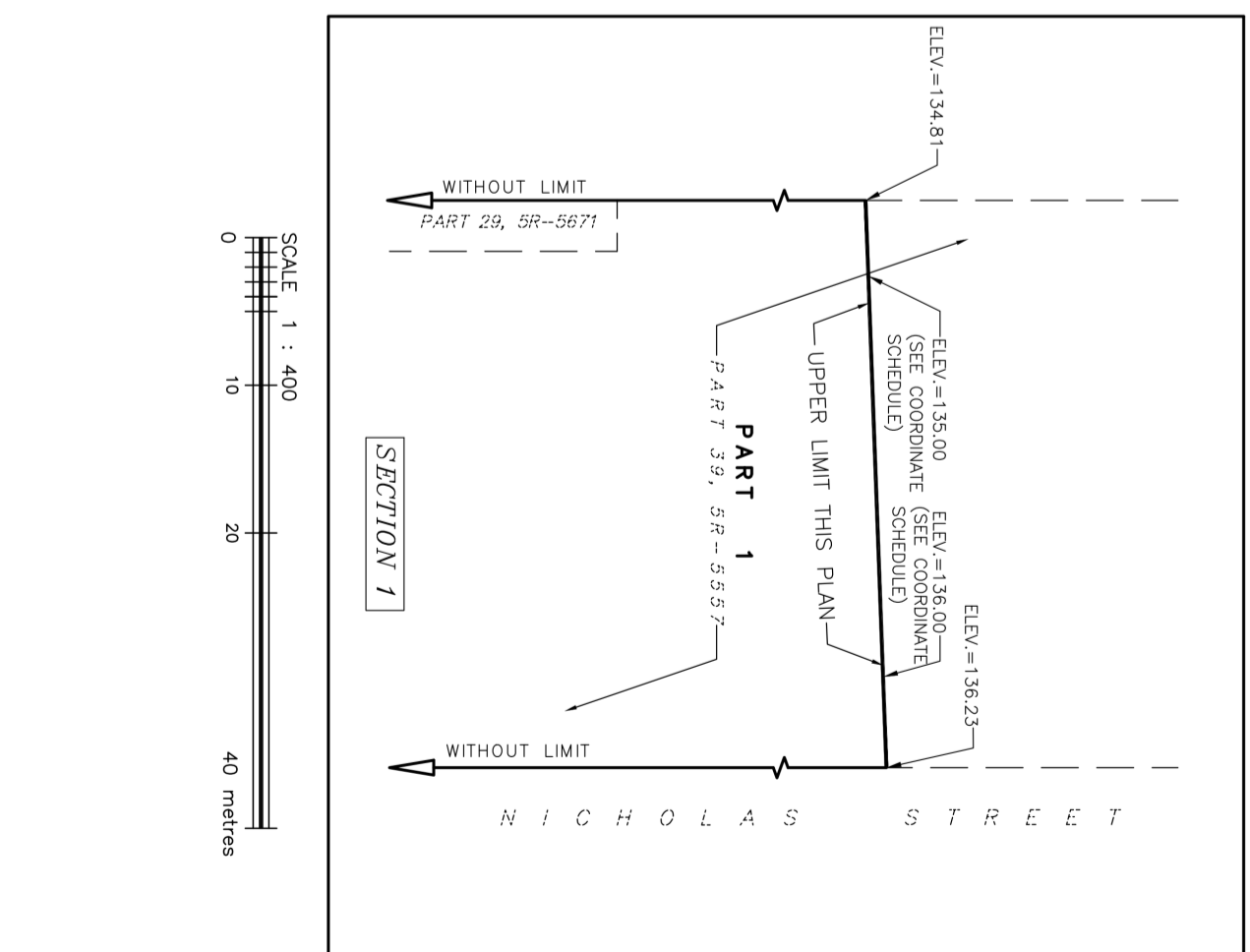
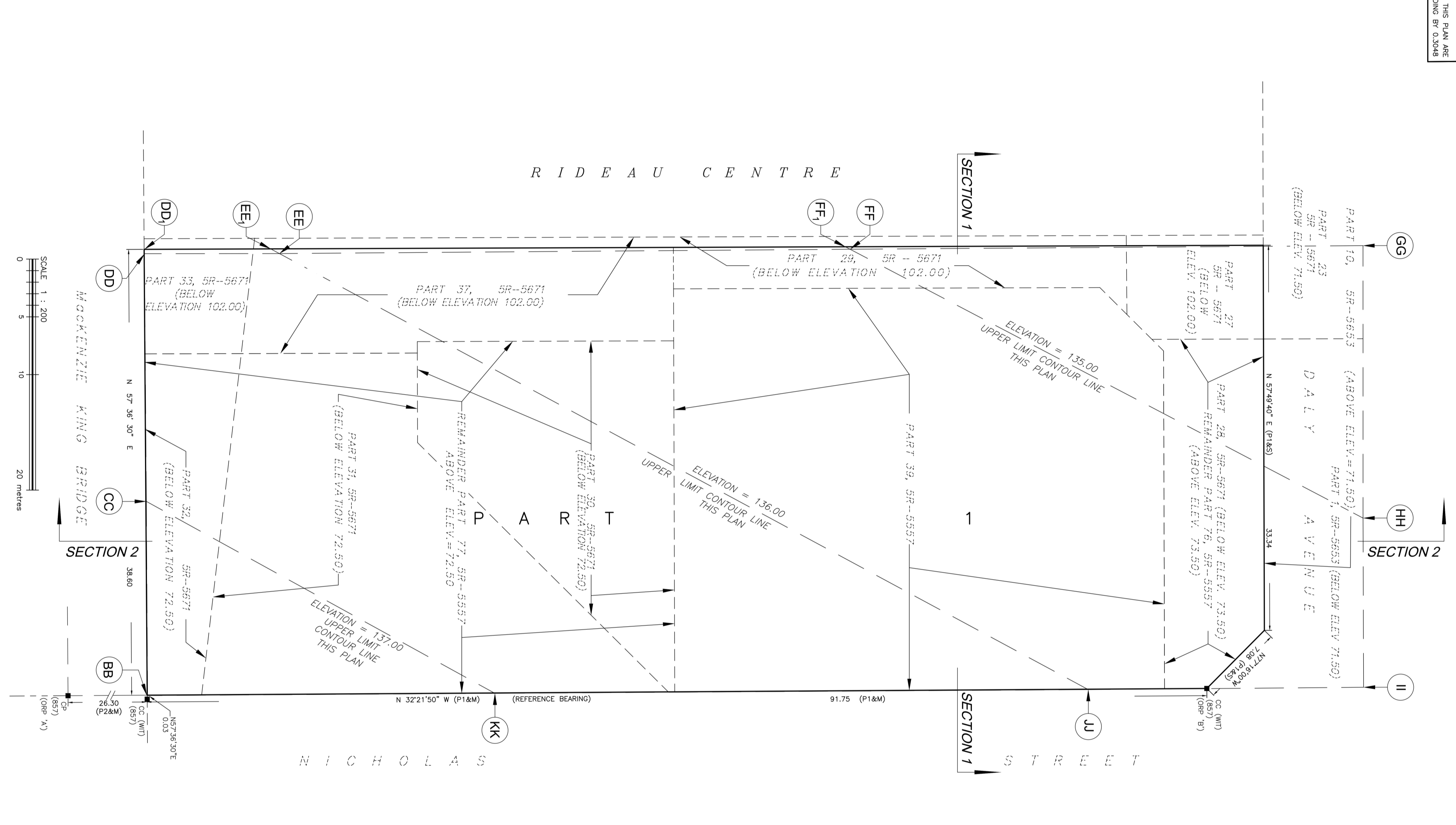
PROJECT NO. 18-1060 / 12736
SCALE 1:250
CHECKED Checker

DRAWING NO. A0-14
REVISION NO. 2

A0-14

2

METRIC
DISTANCES, ELEVATIONS AND COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048



LEGEND
(P1) - PLAN SR-5671
(P2) - PLAN SR-12350

- COORDINATES ARE 2011, ZONE 9, NAD83 (ORIGINAL).
- ELEVATIONS ARE REFERRED TO GEODETIC DATUM (CON28).

PART OF SCHEDULE 57 TO ZONING BY LAW 2006-250

POINT	EASTING	NORTHING	ELEVATION
BB	368277.8	5031952.9	137.6
CC	368263.6	5031943.9	137.0
DD	368245.5	5031932.4	136.2
DD1	368245.2	5031932.2	136.2
EE	368239.3	5031942.3	136.0
EE1	368239.3	5031941.4	136.0
FF	368212.8	5031983.5	135.0
FF1	368212.8	5031983.5	135.0
GG	368189.0	5032021.5	134.2
HH	368209.0	5032034.0	135.0
II	368221.4	5032041.8	135.5
JJ	368234.2	5032021.7	136.0
KK	368261.7	5031978.3	137.0

PAIRBALL, KOPFART & HOODLAND LIMITED
Ottawa and Waterloo

PLAN OF
- CROSS SECTION 1
- CROSS SECTION 2

THIS IS A STRATA PLAN
SHEET 2 OF 2 SHEETS

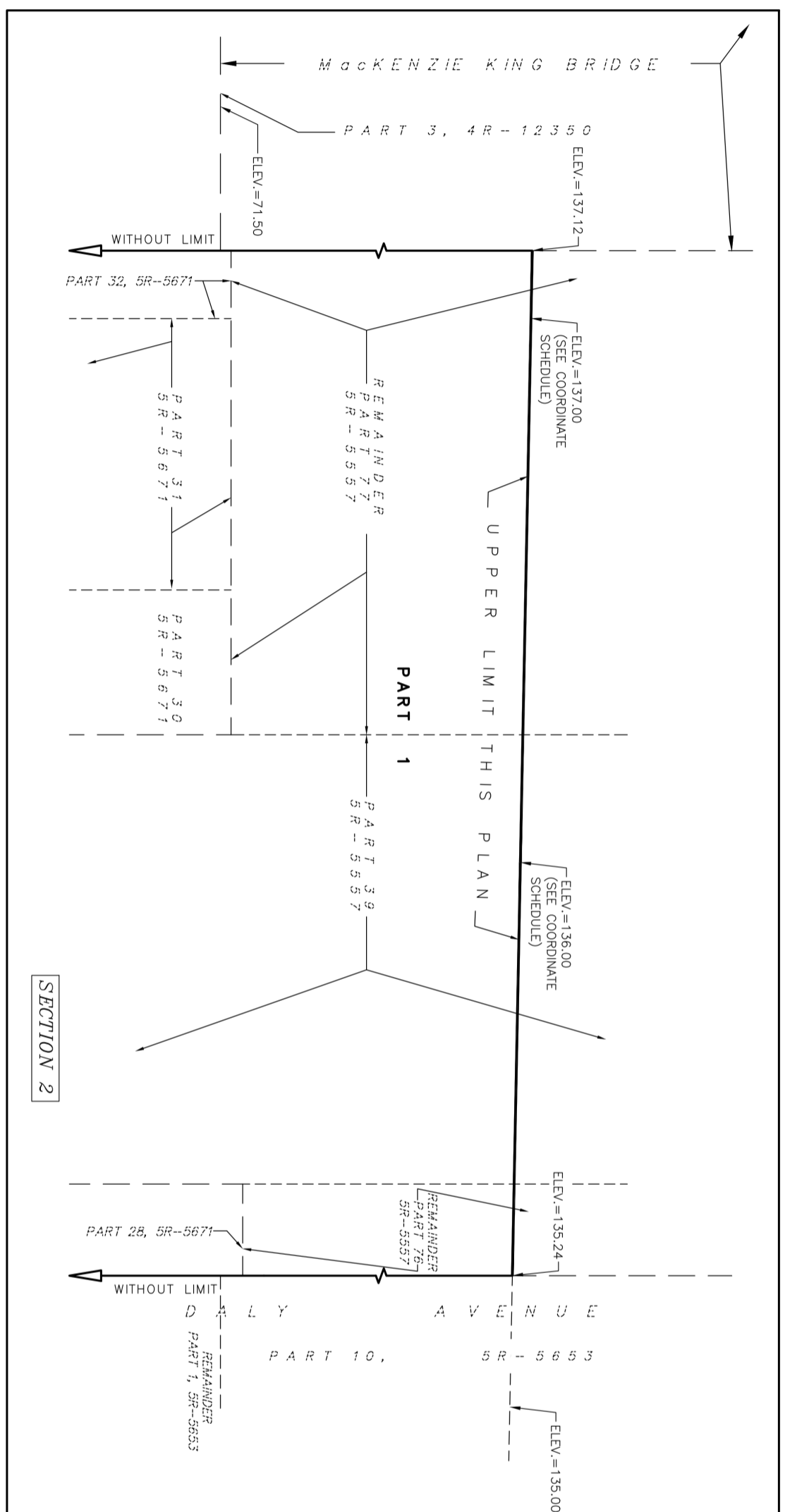
I REQUIRE THIS PLAN TO BE
RECEIVED UNDER THE
LAND TITLES ACT.

DATE

REPRESENTATIVE FOR THE
LAND REGISTRAR FOR THE
OTTTAWA - CARLETON (N° 4)

DATE

PLAN 4R--
RECEIVED AND DEPOSITED





NORTHEAST VIEW FROM NICHOLAS ST AND DALY AVE INTERSECTION

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NO.	ISSUE/ REVISION	DATE
4	RE-ISSUED FOR SITE PLAN CONTROL	2022-08-24
3	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29
2	ISSUED FOR HERITAGE PERMIT # 1	2022-04-26
1	ISSUED FOR SITE PLAN CONTROL	2021-11-12

NO. ISSUE/ REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**PROPOSED
BUILDING
EXTERIOR VIEWS**

PROJECT NO. 18-1-060 / 12736 SCALE CHECKED Checker

DRAWING NO. REVISION NO.

A1-01

4



EAST VIEW FROM NICHOLAS ST



NORTHEAST VIEW FROM NICHOLAS ST

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NO. ISSUE/ REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**PROPOSED
BUILDING
EXTERIOR VIEWS**

PROJECT NO. 18-1-060 / 12736 SCALE CHECKED Checker

DRAWING NO. A1-02 REVISION NO. 4

A1-02



VIEW FROM SOUTHEAST ON MACKENZIE KING BRIDGE



VIEW ALONG NICHOLAS STREET

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1	ISSUED FOR HERITAGE PERMIT # 1	2022-04-26

NO. ISSUE/ REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

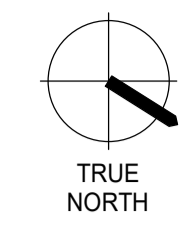
**PROPOSED
BUILDING
EXTERIOR VIEWS**

PROJECT NO. 18-1-060 / 12736 SCALE CHECKED Checker

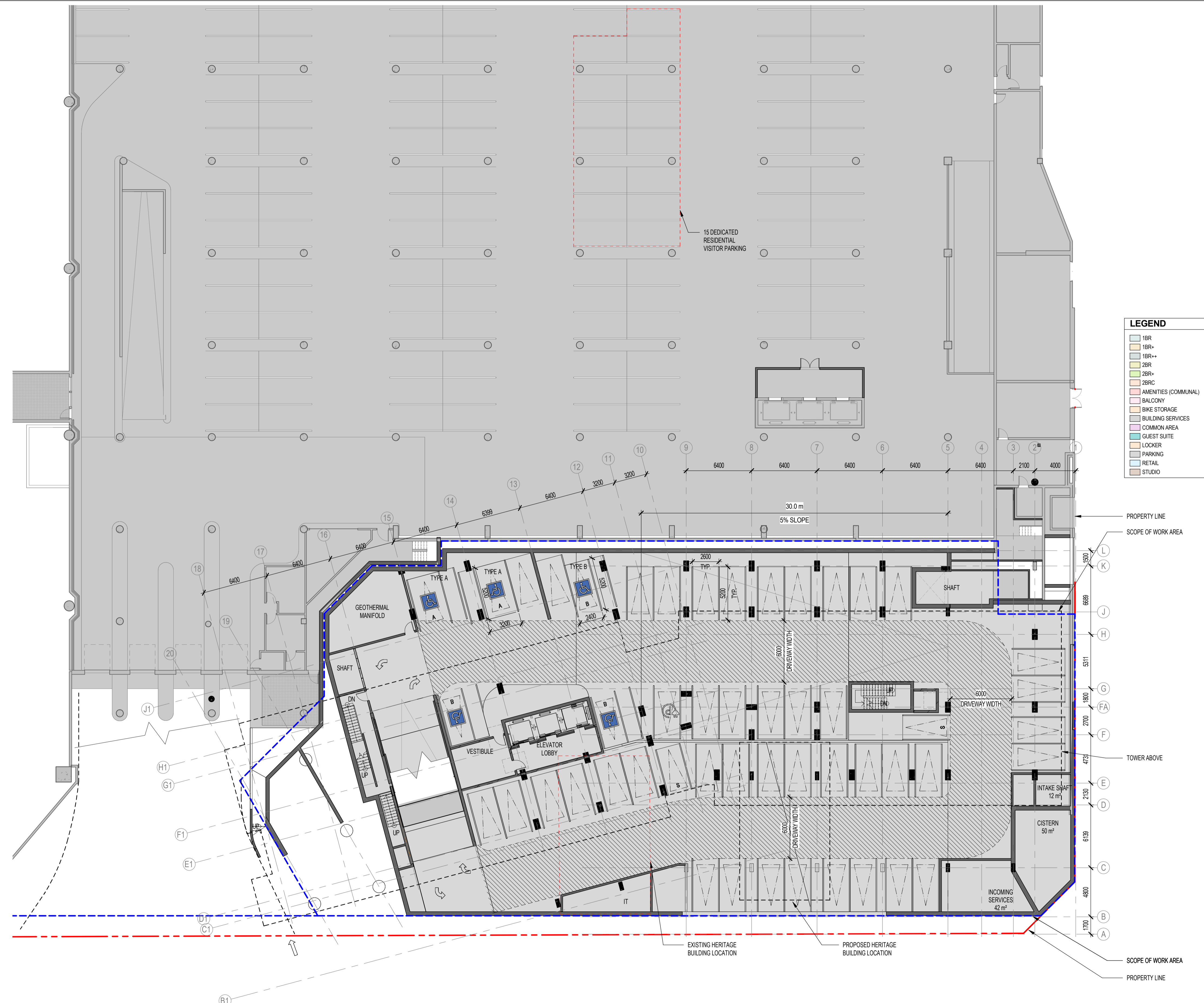
DRAWING NO. A1-03 REVISION NO. 3

A1-03

3



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LEGEND

- 1BR
- 1BR+
- 1BR++
- 2BR
- 2BR+
- 2BR+
- 2BR+
- AMENITIES (COMMUNAL)
- BALCONY
- BIKE STORAGE
- BUILDING SERVICES
- COMMON AREA
- GUEST SUITE
- LOCKER
- PARKING
- RETAIL
- STUDIO

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1	ISSUED FOR SITE PLAN CONTROL	2021-11-12

NO.	ISSUE/REVISION	DATE

PROJECT
**CF RIDEAU CENTRE
REGISTRY SITE**

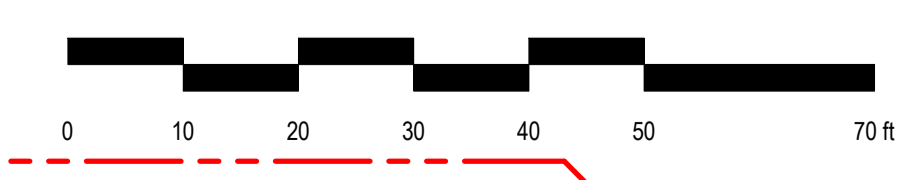
FILE NO. D07-12-21-0197
PLAN NO. #18624

PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE
FLOOR PLAN - P1

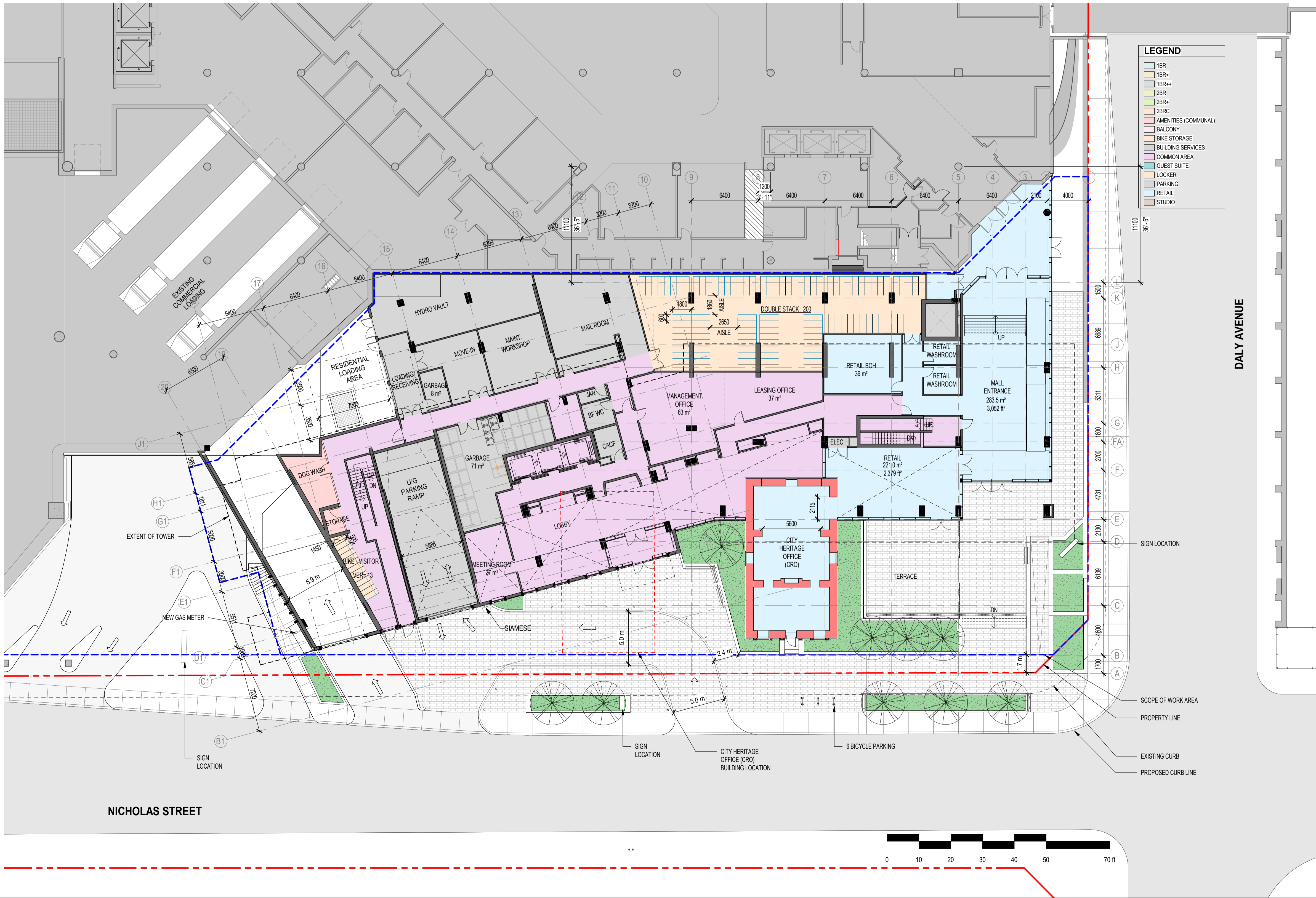
PROJECT NO.	SCALE	CHECKED
18-1-060 / 12736	1 : 200	Checker

DRAWING NO.	REVISION NO.
A2-00B	4





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NO. ISSUE/REVISION DATE

PROJECT
**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

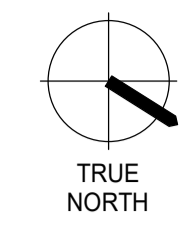
PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE
**FLOOR PLAN -
LEVEL 1**

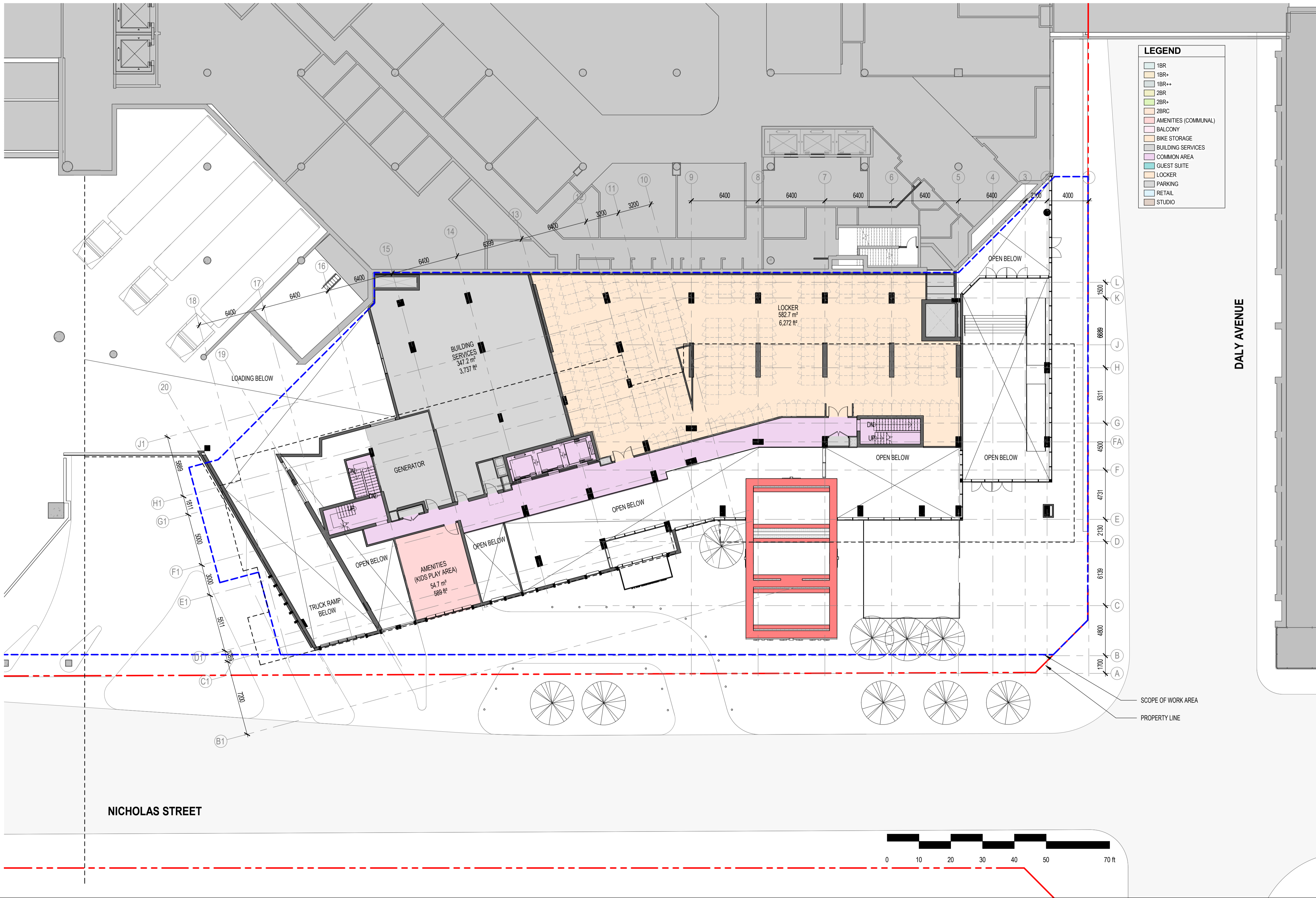
PROJECT NO. 18-1-060 / 12736 SCALE 1 : 200 CHECKED Checker

DRAWING NO. A2-01 REVISION NO. 4

Autodesk Docs://12736_CF RIDEAU CENTER/CF-RCRS_12736_ZAL_18-1-060_ARC_SHELL_R22.rvt 2022-08-24 6:07:23 PM



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LEGEND

- 1BR
- 1BR+
- 1BR++
- 2BR
- 2BR+
- 2BRC
- AMENITIES (COMMUNAL)
- BALCONY
- BIKE STORAGE
- BUILDING SERVICES
- COMMON AREA
- GUEST SUITE
- LOCKER
- PARKING
- RETAIL
- STUDIO

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NO.	ISSUE/REVISION	DATE

PROJECT
**CF RIDEAU CENTRE
 REGISTRY SITE**
 FILE NO. D07-12-21-0197 PLAN NO. #18624
 PROJECT ADDRESS
 70 Nicholas Street
 Ottawa, ONTARIO K1N 7B9

TITLE
**FLOOR PLAN -
 LEVEL 2**

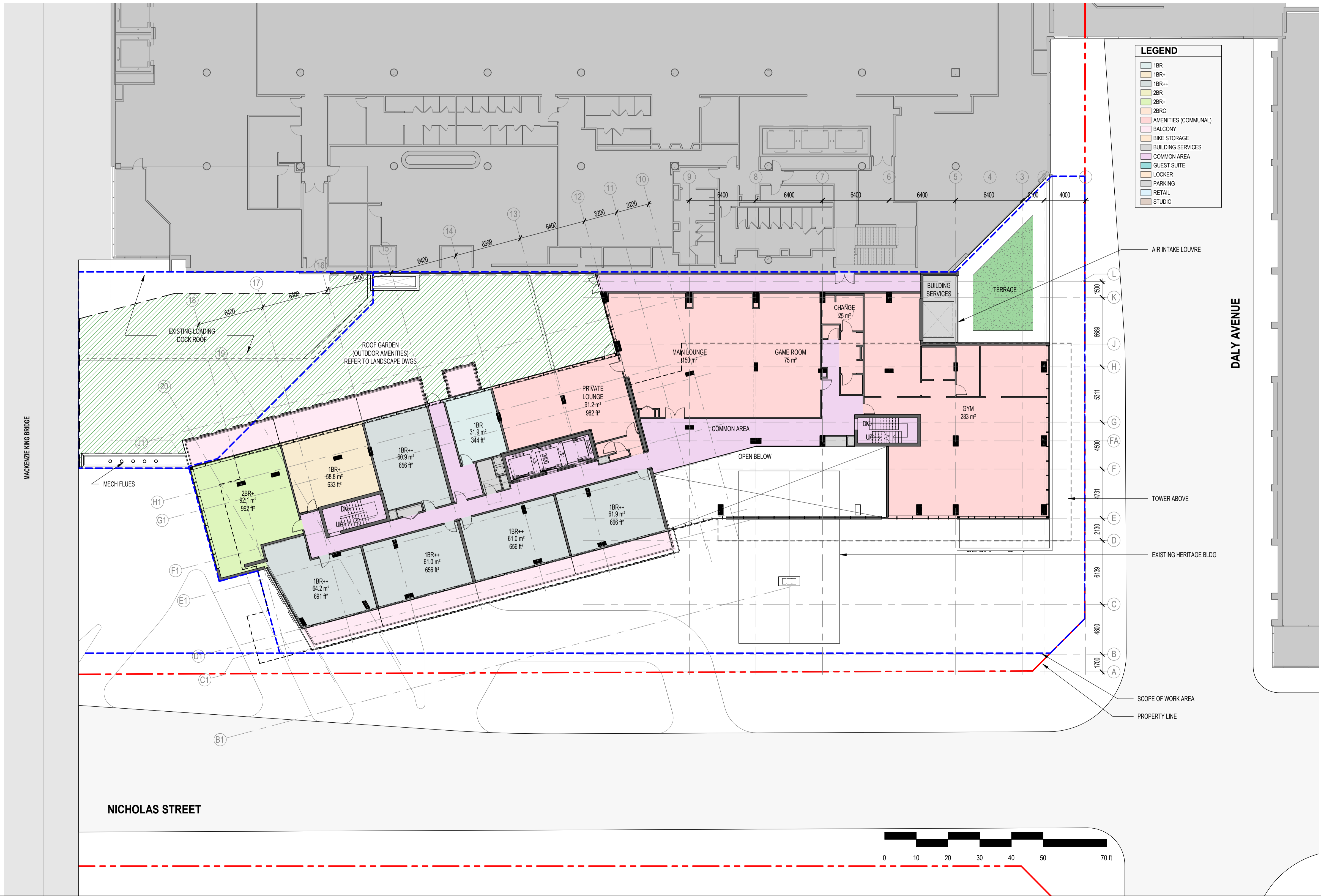
PROJECT NO.	SCALE	CHECKED
18-1-060 / 12736	1 : 200	Checker

DRAWING NO.	REVISION NO.
A2-02	4

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LEGEND

- 1BR
- 1BR+
- 1BR++
- 2BR
- 2BR+
- 2BR+
- AMENITIES (COMMUNAL)
- BALCONY
- BIKE STORAGE
- BUILDING SERVICES
- COMMON AREA
- GUEST SUITE
- LOCKER
- PARKING
- RETAIL
- STUDIO

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NO. ISSUE/REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

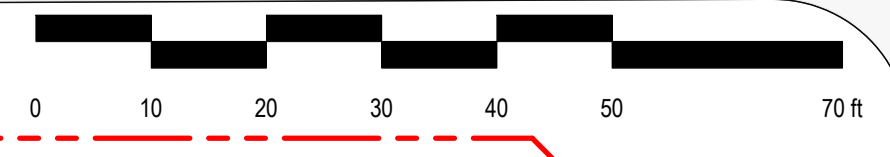
FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE
**FLOOR PLAN -
LEVEL 3**

PROJECT NO. 18-1060 / 12736 SCALE 1 : 200 CHECKED Checker

DRAWING NO. A2-03 REVISION NO. 4

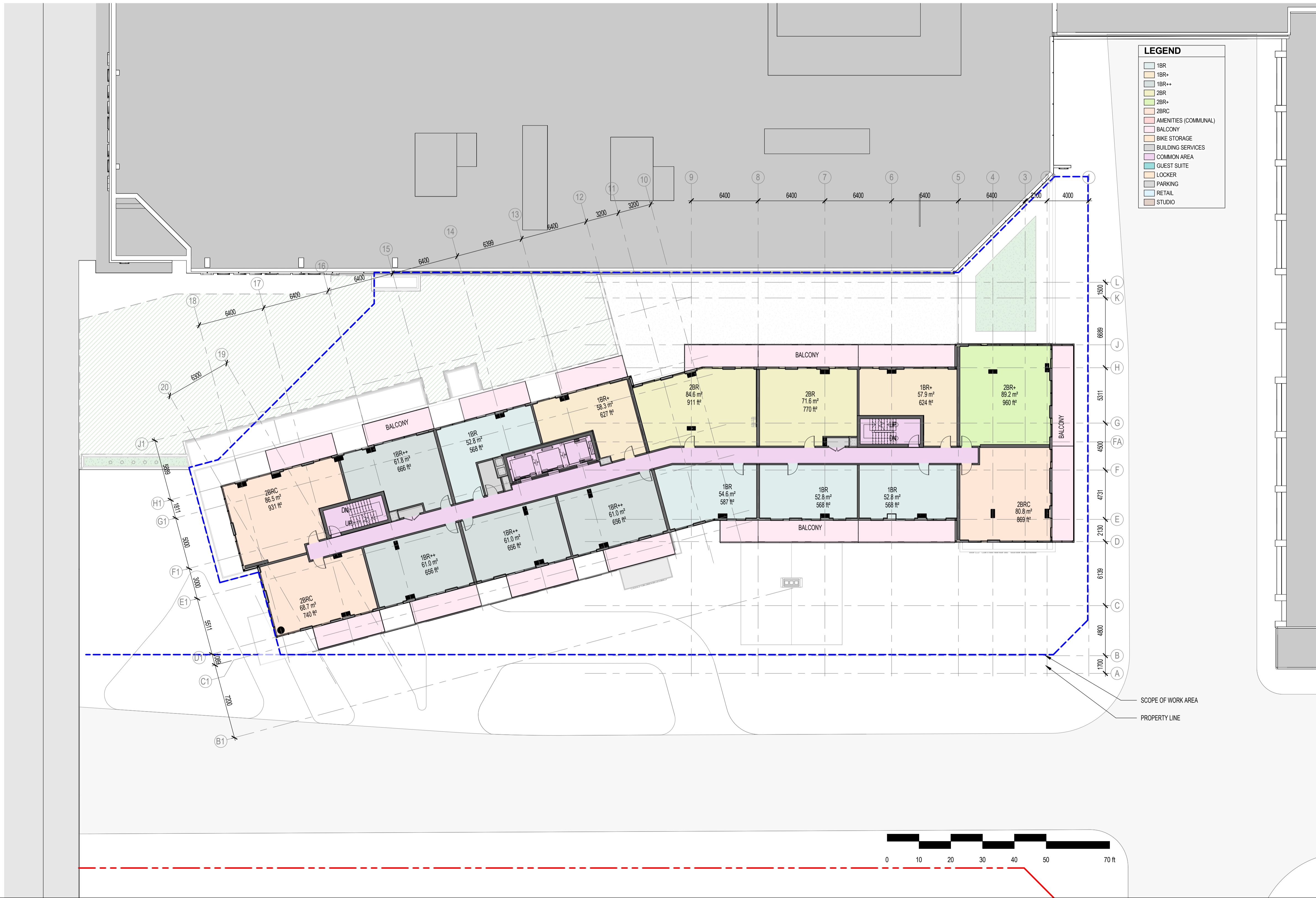




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LEGEND

- 1BR
- 1BR+
- 1BR++
- 2BR
- 2BR+
- 2BRC
- AMENITIES (COMMUNAL)
- BALCONY
- BIKE STORAGE
- BUILDING SERVICES
- COMMON AREA
- GUEST SUITE
- LOCKER
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NO.	ISSUE/REVISION	DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197

PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**TYPICAL FLOOR
PLAN (ODD
FLOORS)**

PROJECT NO.	SCALE	CHECKED
18-1-060 / 12736	1 : 200	Checker

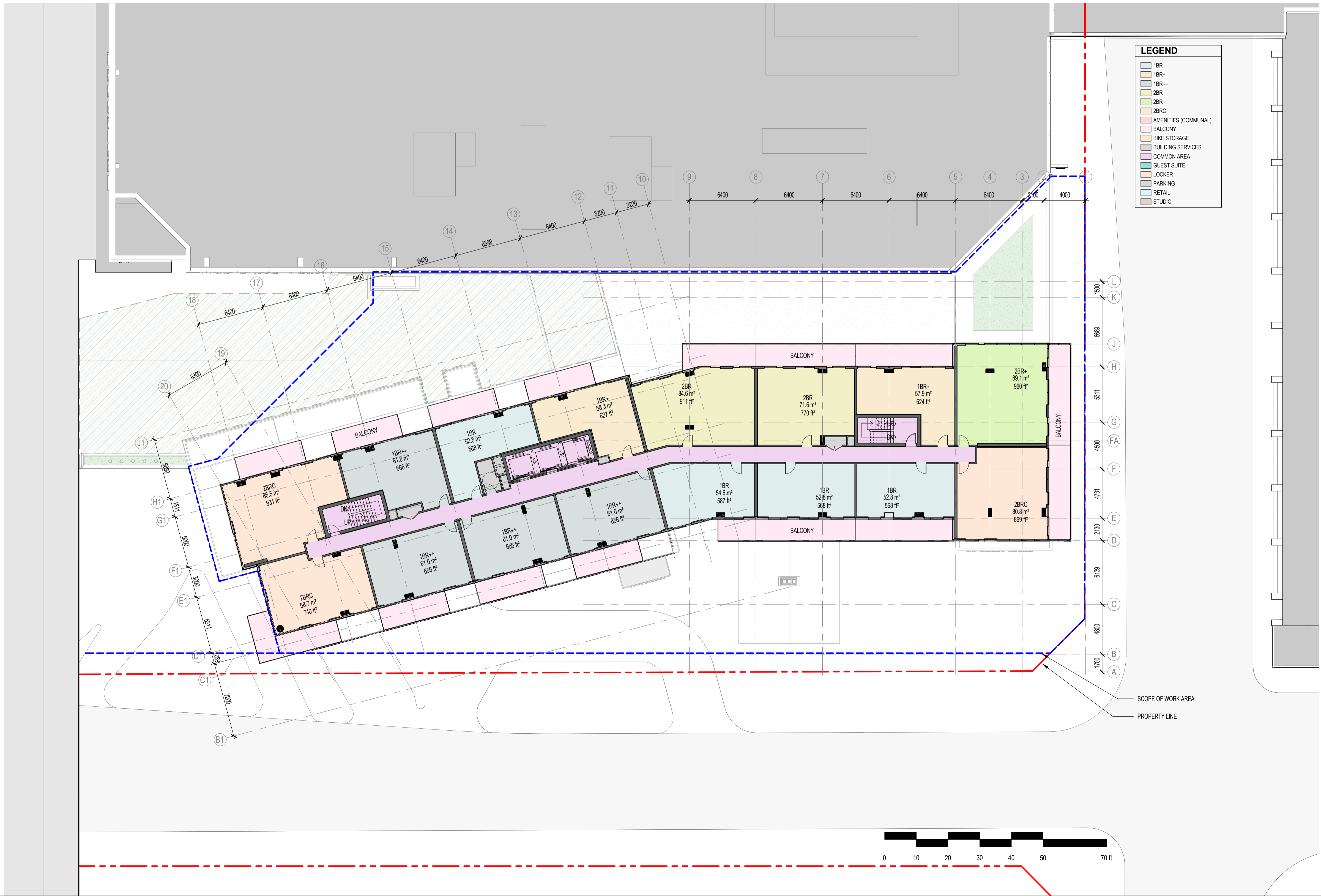
DRAWING NO.	REVISION NO.
A2-15	4



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LEGEND

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- 1BR+
- 1BR++
- 2BR
- 2BR+
- 2BR++
- 2BRC
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- BALCONY
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- BUILDING SERVICES
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PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

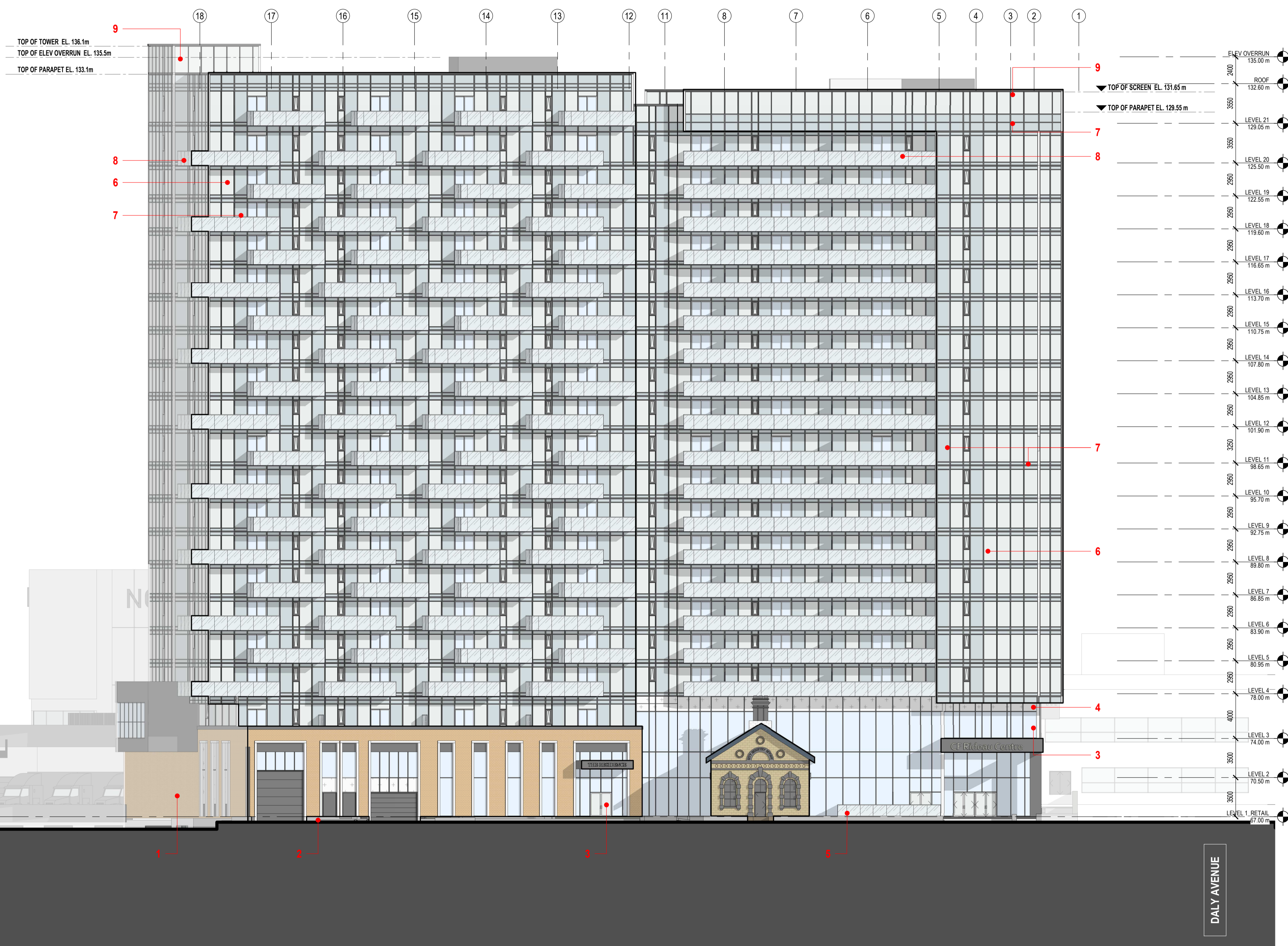
**TYPICAL FLOOR
PLAN (EVEN
FLOORS)**

PROJECT NO. 18-1-060 / 12736 SCALE 1 : 200 CHECKED Checker

DRAWING NO. A2-16 REVISION NO. 4

MATERIALS LEGEND

1. BRICK
2. STONE
3. PODIUM LOW IRON GLAZING
4. PODIUM GLASS SPANDREL
5. GLASS RAILING
6. TOWER VISION GLAZING
7. TOWER GLASS SPANDREL
8. GLASS BALUSTRADE
9. GLASS SCREEN
10. GREY METAL PANEL



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PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197
PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

EAST ELEVATION

PROJECT NO. 18-1060 / 12736
SCALE 1 : 200
CHECKED Checker

DRAWING NO. A4-01
REVISION NO. 4

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REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

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Ottawa, ONTARIO K1N 7B9

TITLE

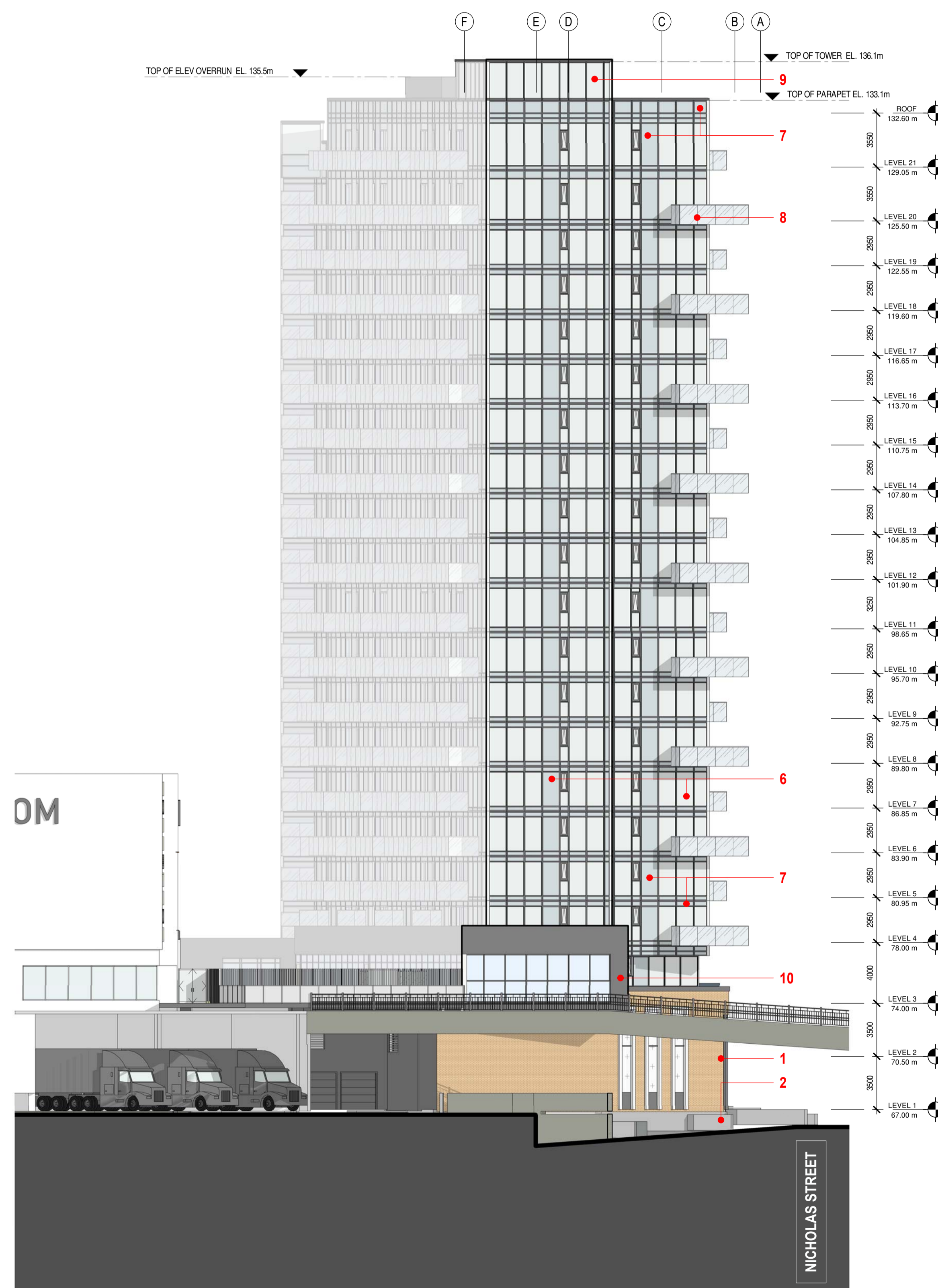
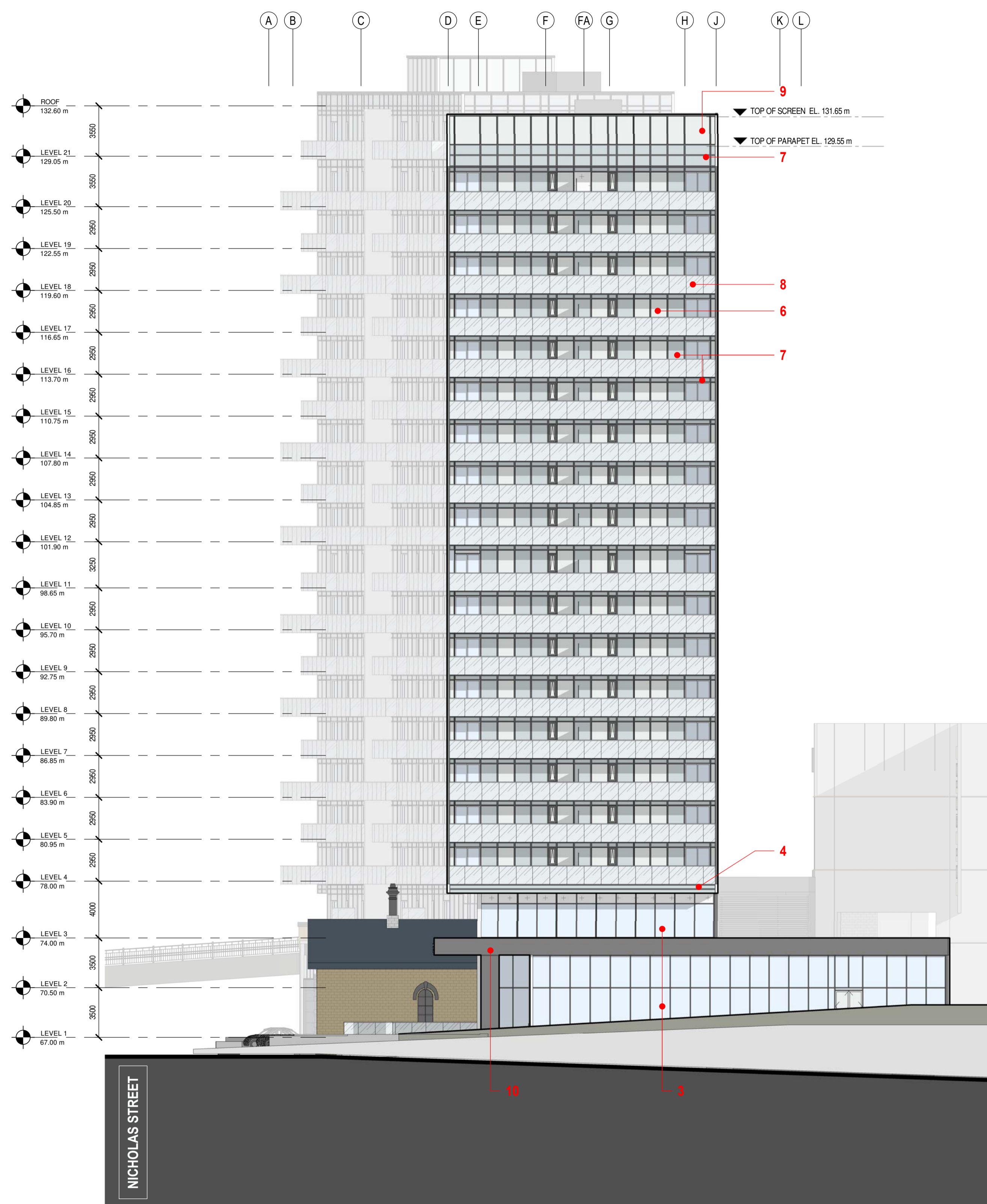
**NORTH & SOUTH
ELEVATION**

PROJECT NO. 18-1060 / 12736 SCALE 1 : 200 CHECKED Checker

DRAWING NO. A4-02 REVISION NO. 4

MATERIALS LEGEND

1. BRICK
2. STONE
3. PODIUM LOW IRON GLAZING
4. PODIUM GLASS SPANDREL
5. GLASS RAILING
6. TOWER VISION GLAZING
7. TOWER GLASS SPANDREL
8. GLASS BALUSTRADE
9. GLASS SCREEN
10. GREY METAL PANEL



2 ELEVATION - NORTH
A4-02 SCALE: 1 : 200

1 ELEVATION SOUTH
A4-02 SCALE: 1 : 200

MATERIALS LEGEND

1. BRICK
2. STONE
3. PODIUM LOW IRON GLAZING
4. PODIUM GLASS SPANDREL
5. GLASS RAILING
6. TOWER VISION GLAZING
7. TOWER GLASS SPANDREL
8. GLASS BALUSTRADE
9. GLASS SCREEN
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REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS

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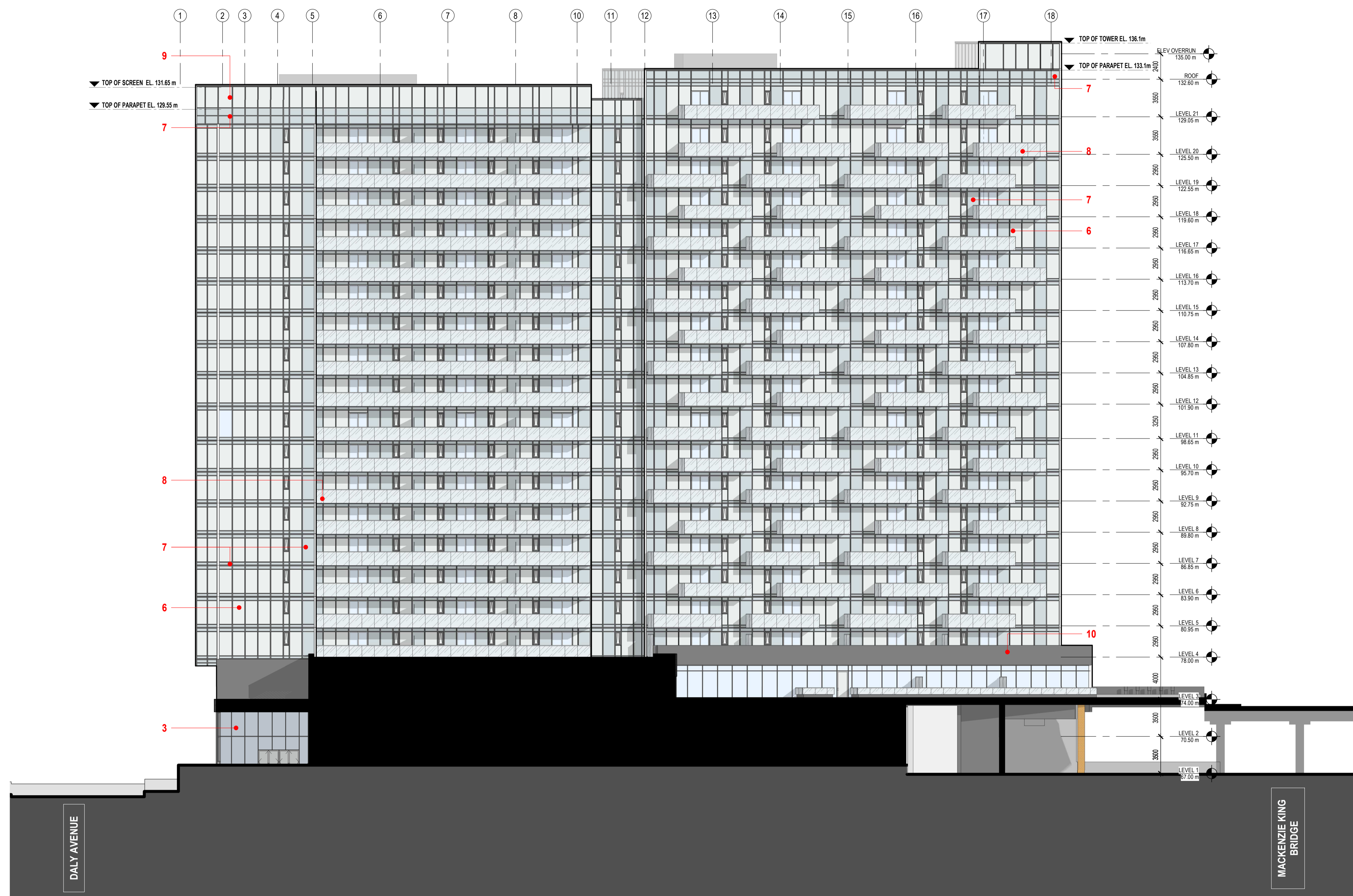
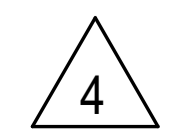
TITLE

WEST ELEVATION

PROJECT NO. 18-1-060 / 12736 SCALE 1 : 200 CHECKED Checker

DRAWING NO. A4-03 REVISION NO. 4

A4-03



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Ottawa, ONTARIO K1N 7B9

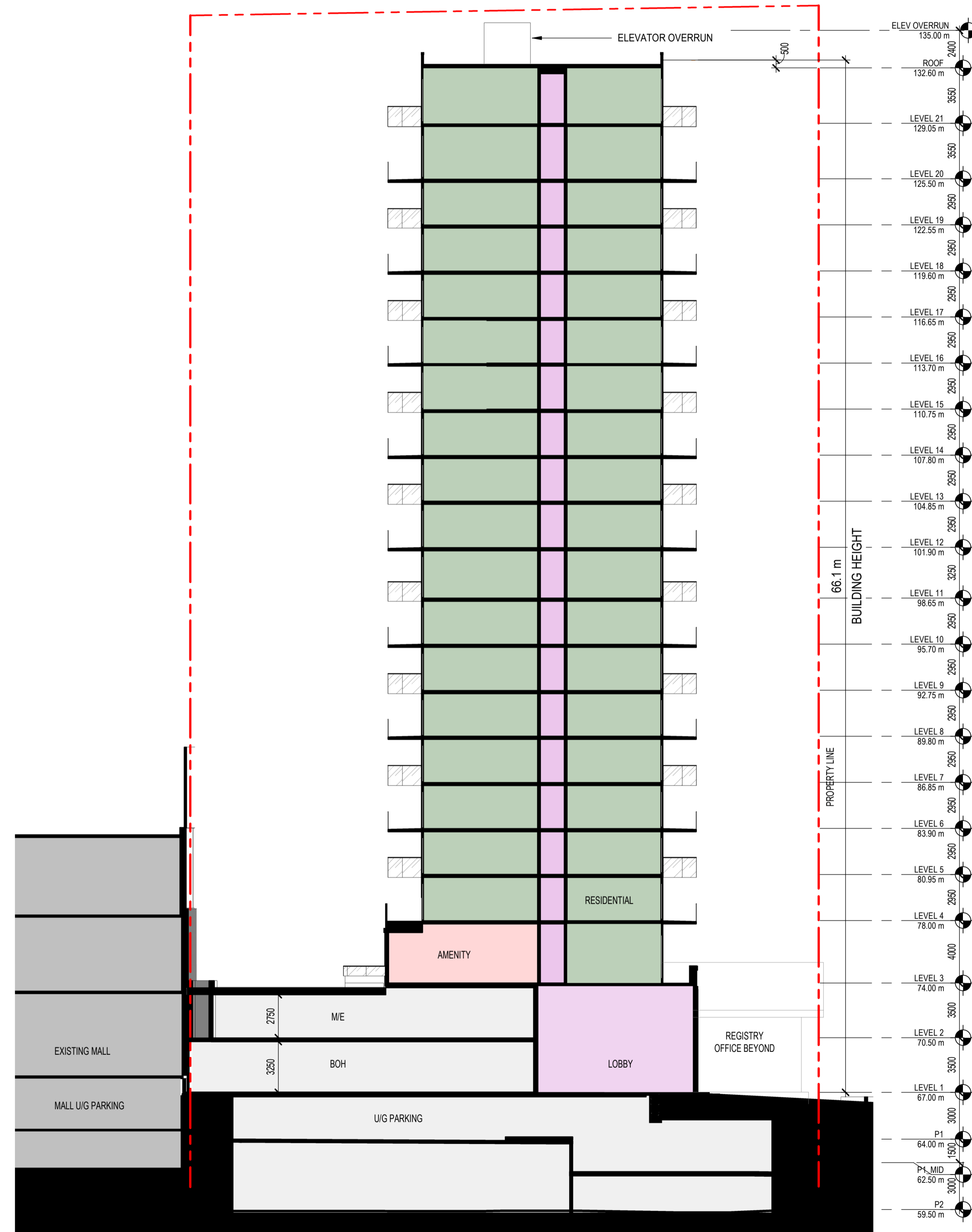
TITLE

SECTIONS

PROJECT NO. 18-1060 / 12736 SCALE 1 : 200 CHECKED Checker

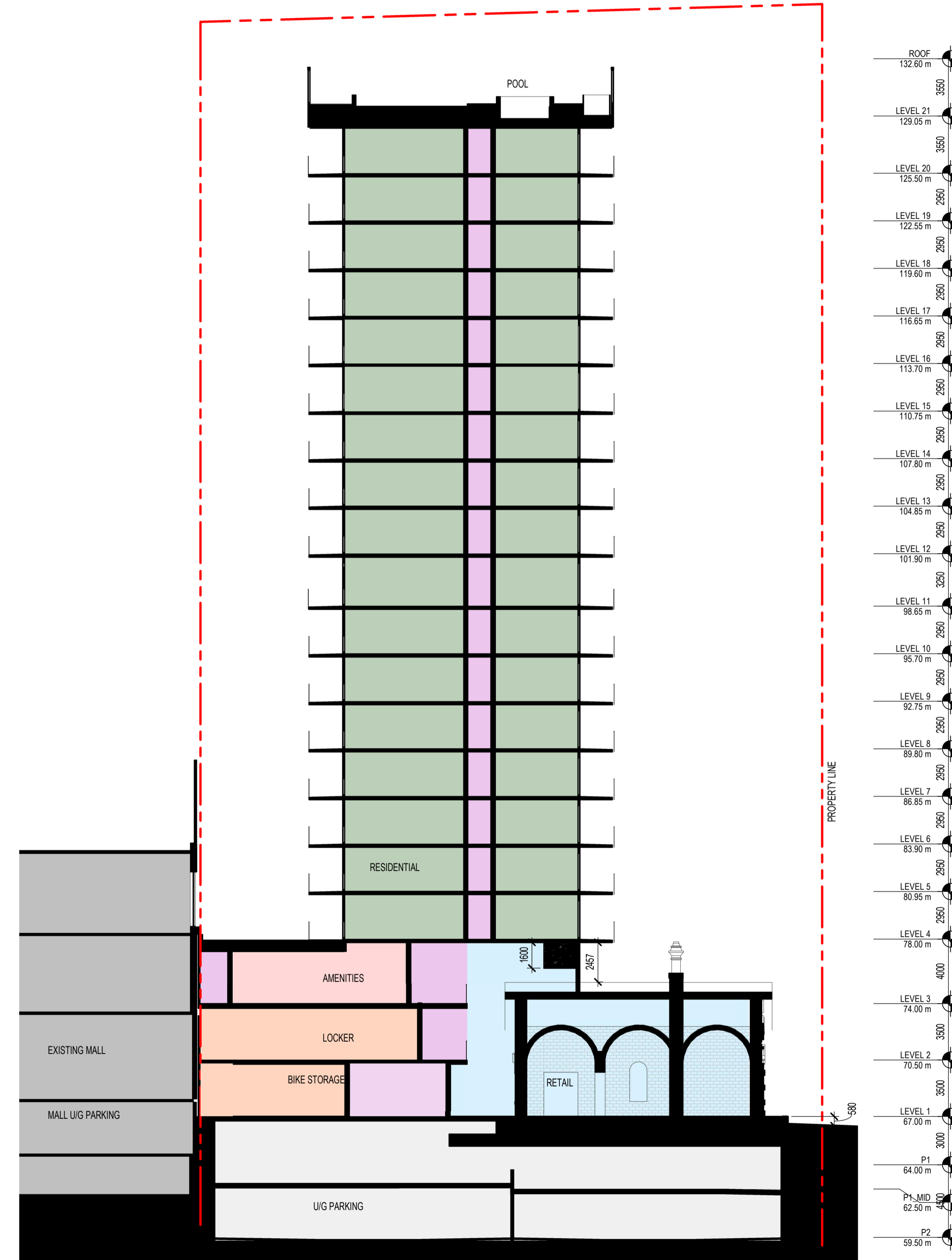
DRAWING NO. A4-11 REVISION NO. 4

AS-OF-RIGHT ZONING VIEW PLANE LIMIT

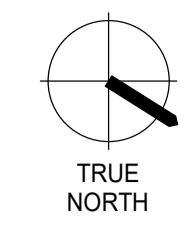


SOUTH TOWER SECTION THRU MAIN ENTRANCE

AS-OF-RIGHT ZONING VIEW PLANE LIMIT

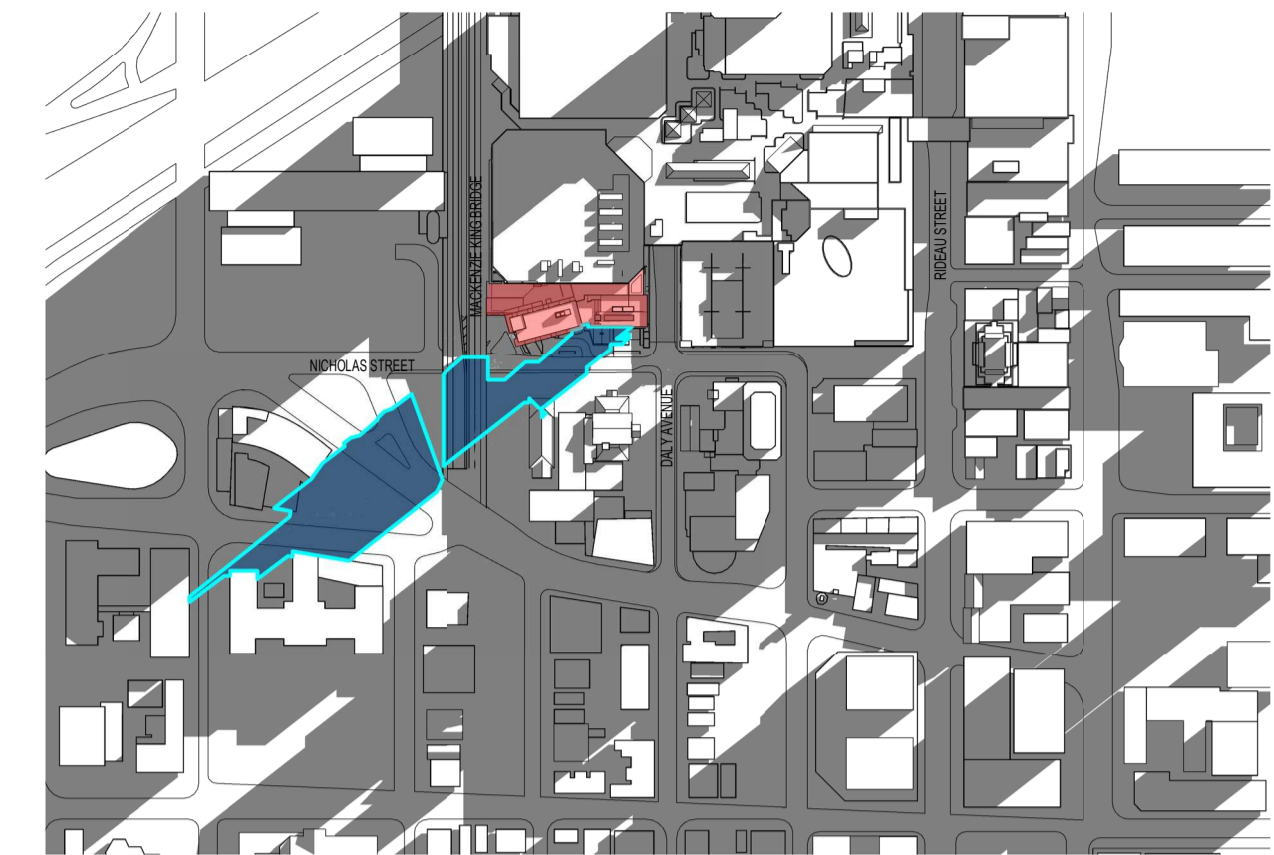


NORTH TOWER SECTION THRU HERITAGE BLDG

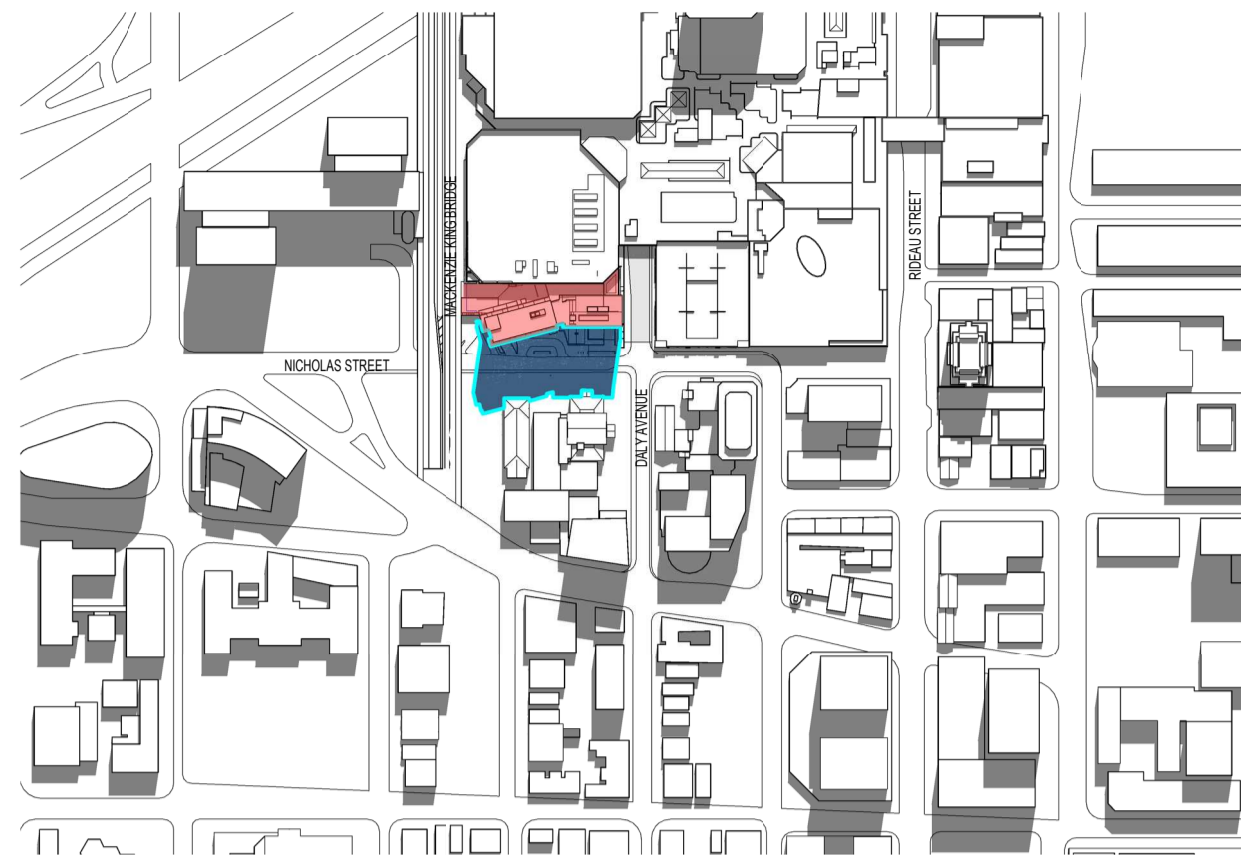


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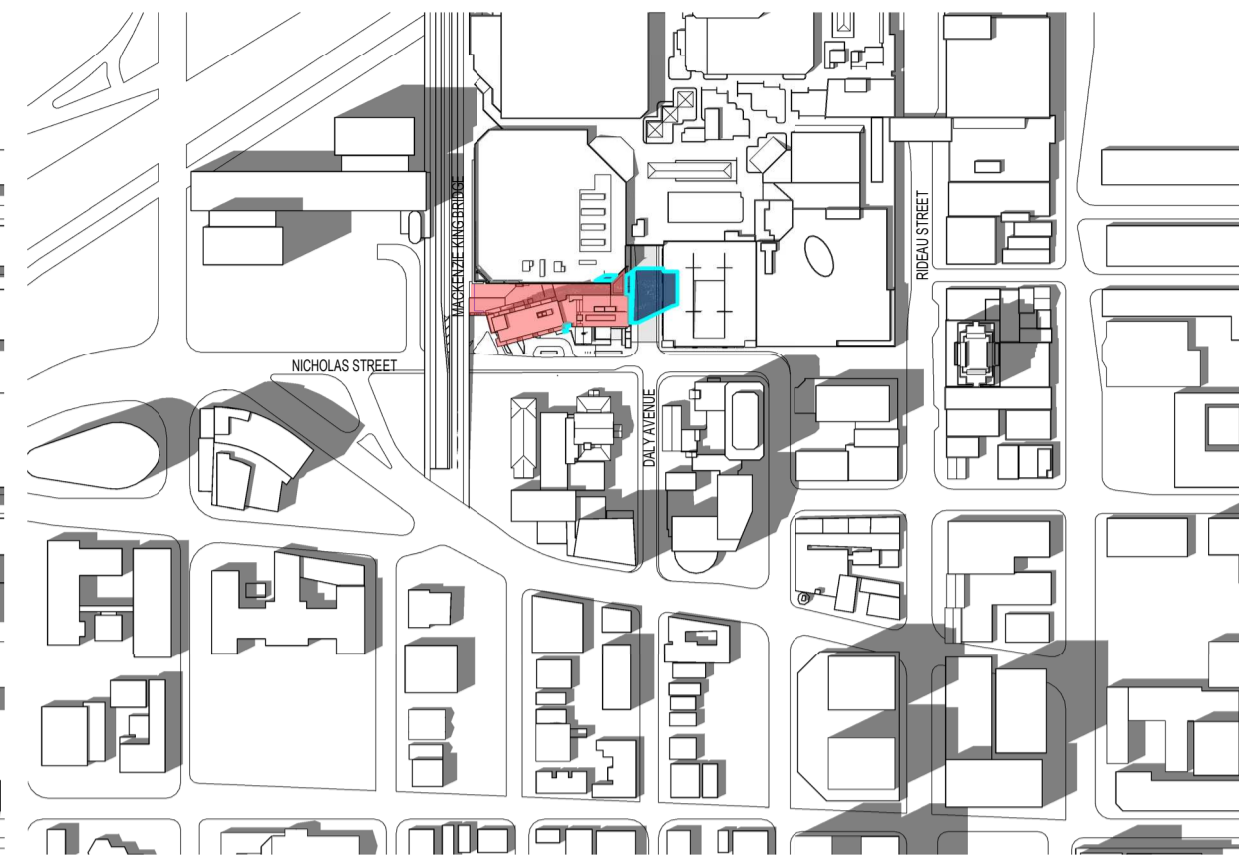
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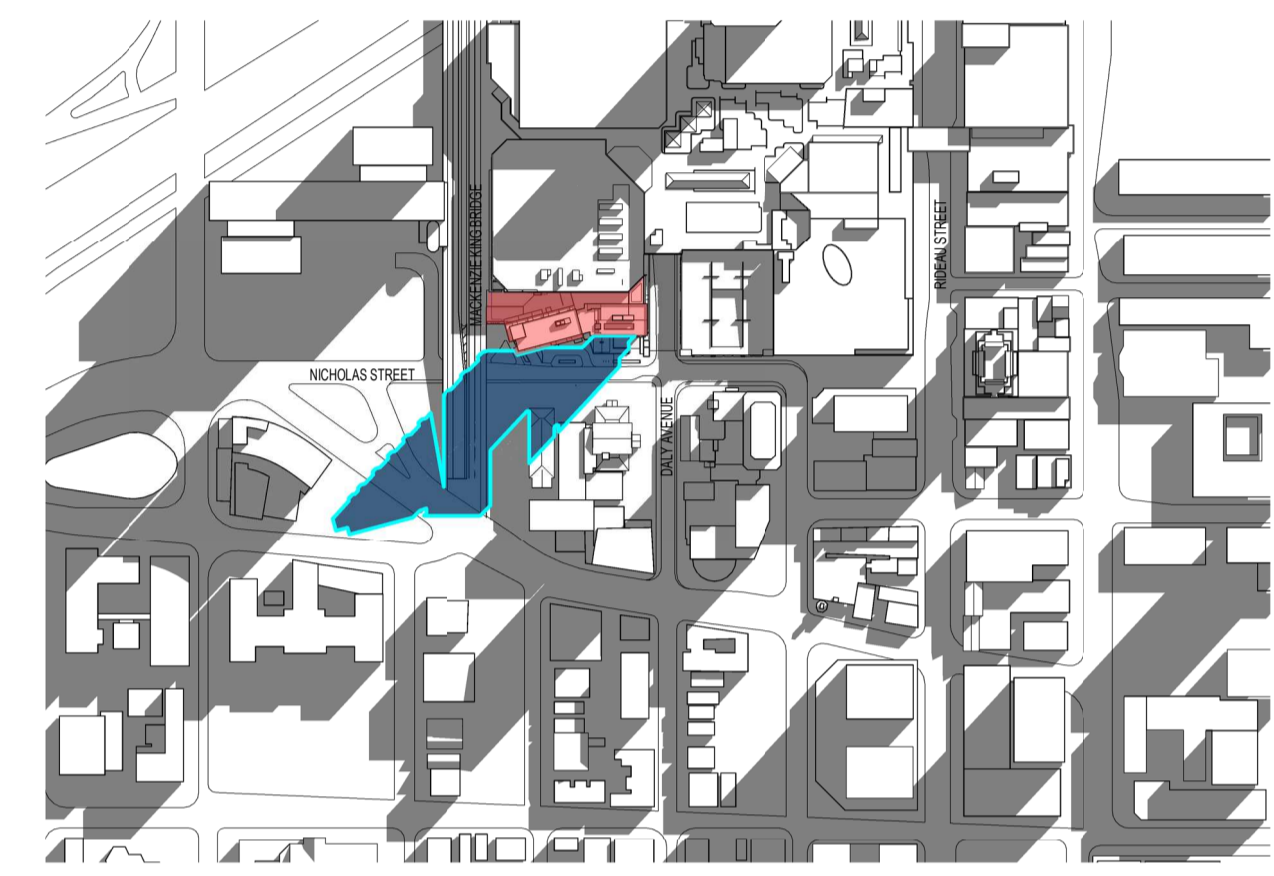
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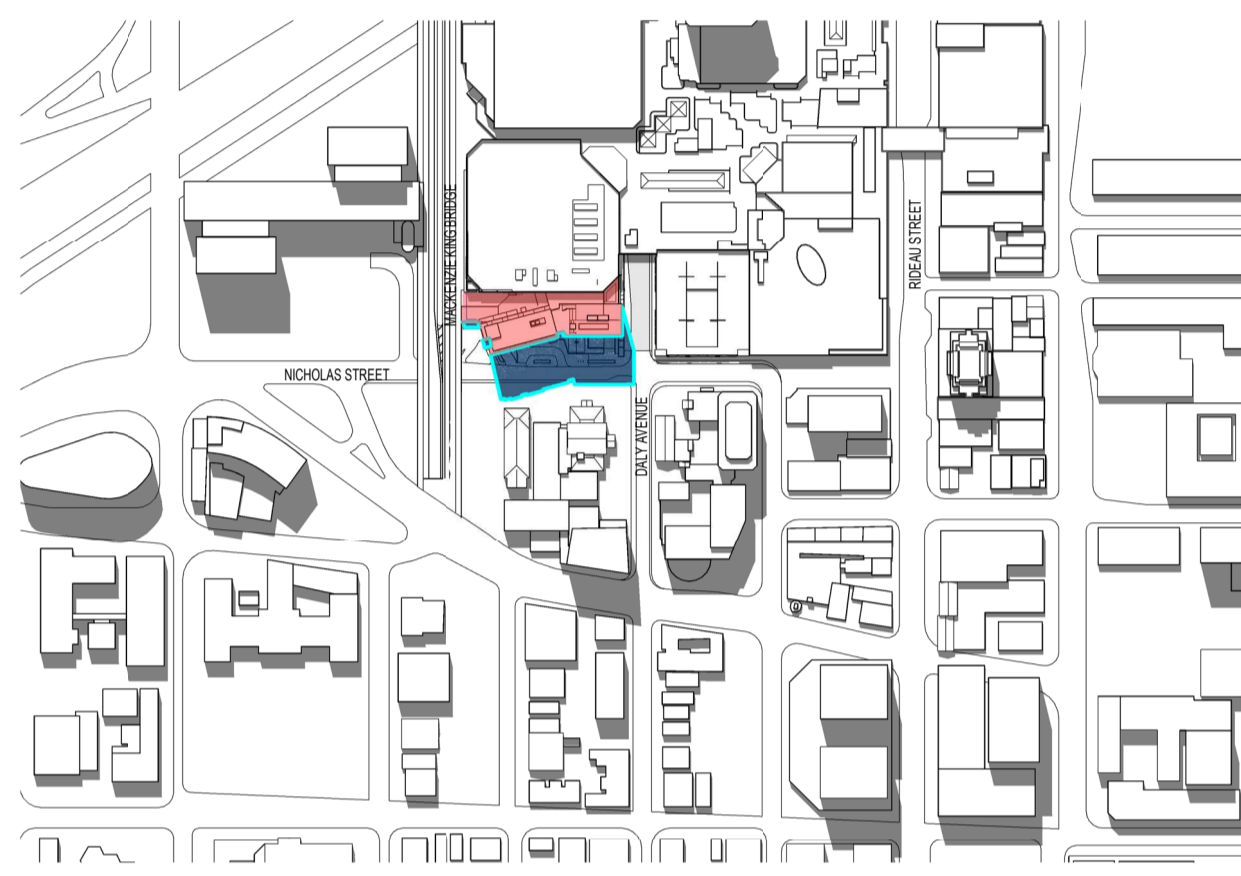
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JUNE 21 2021_11AM



JUNE 21 2021_6PM



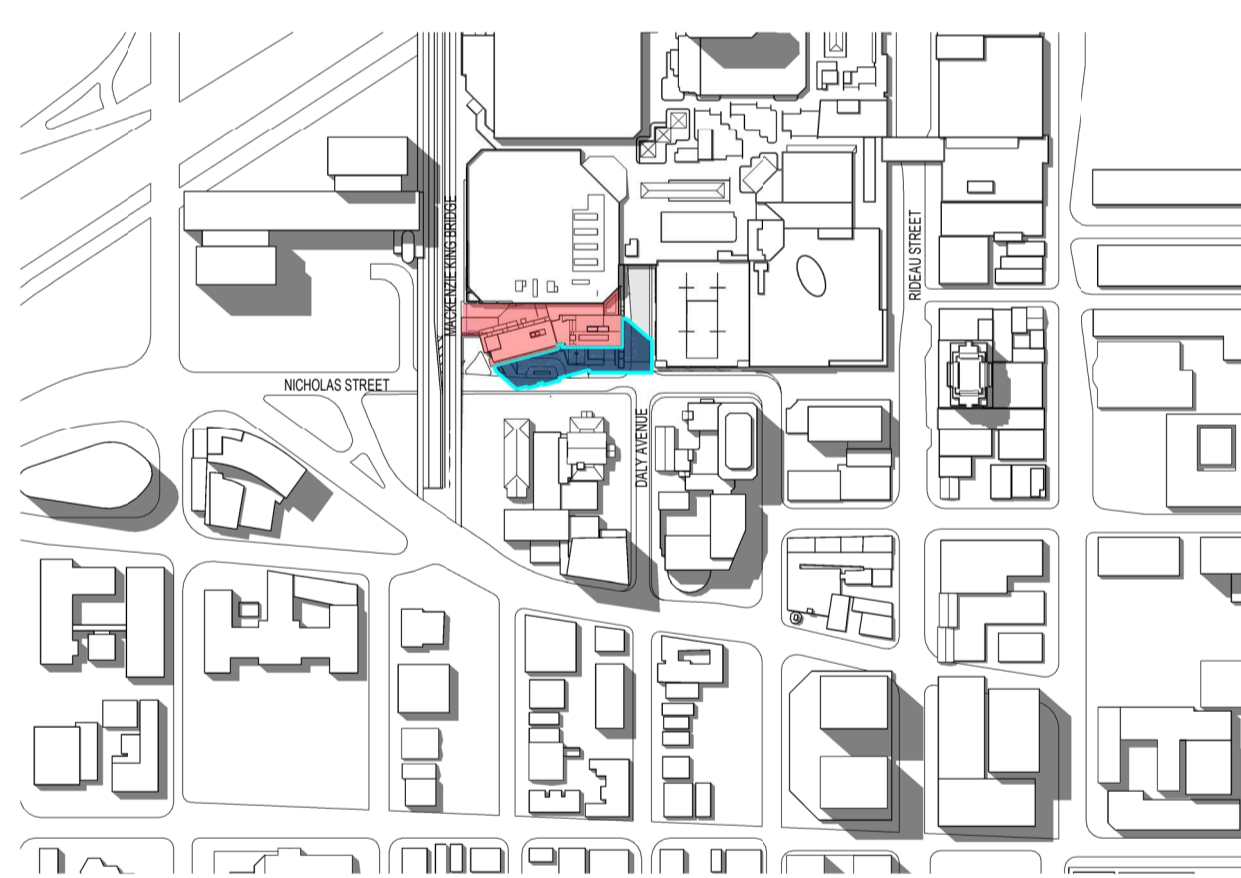
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JUNE 21 2021_10AM



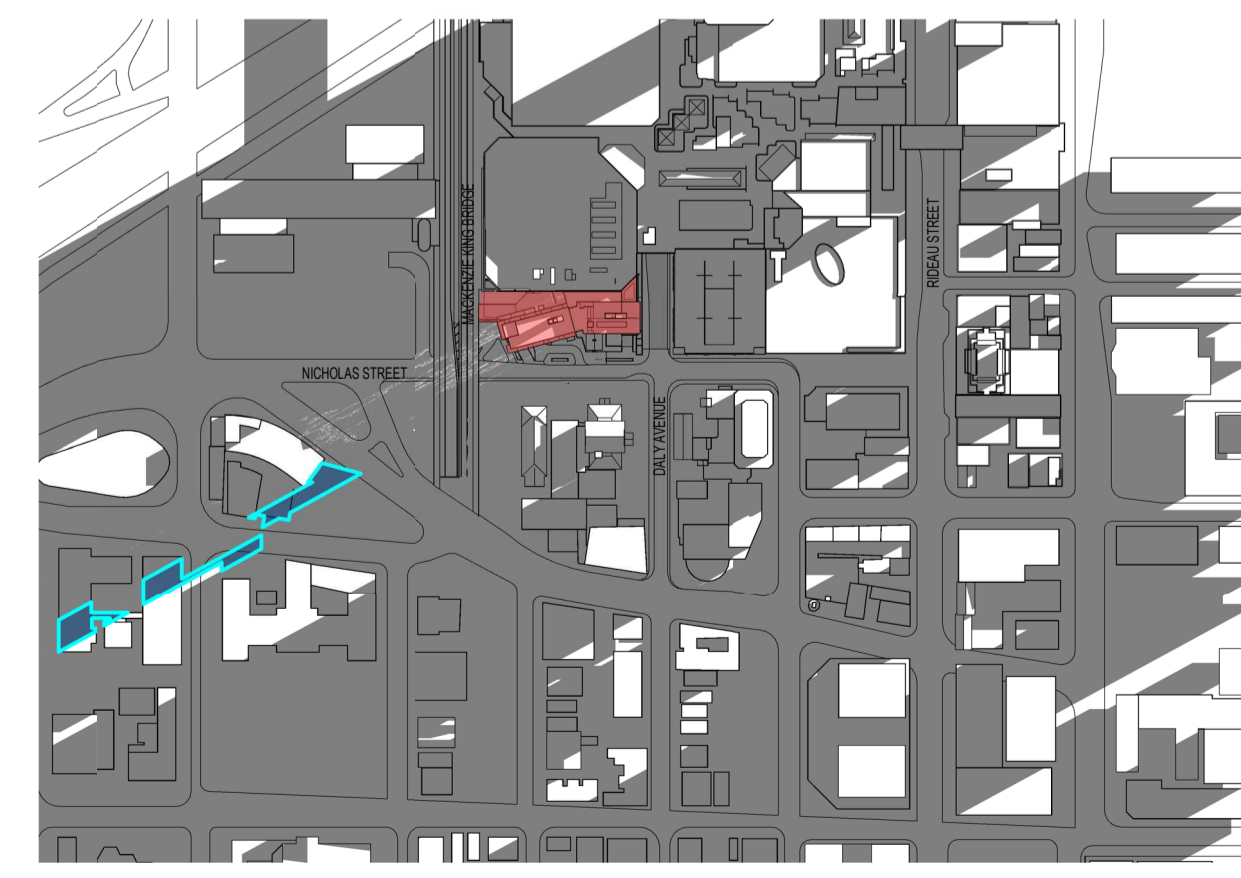
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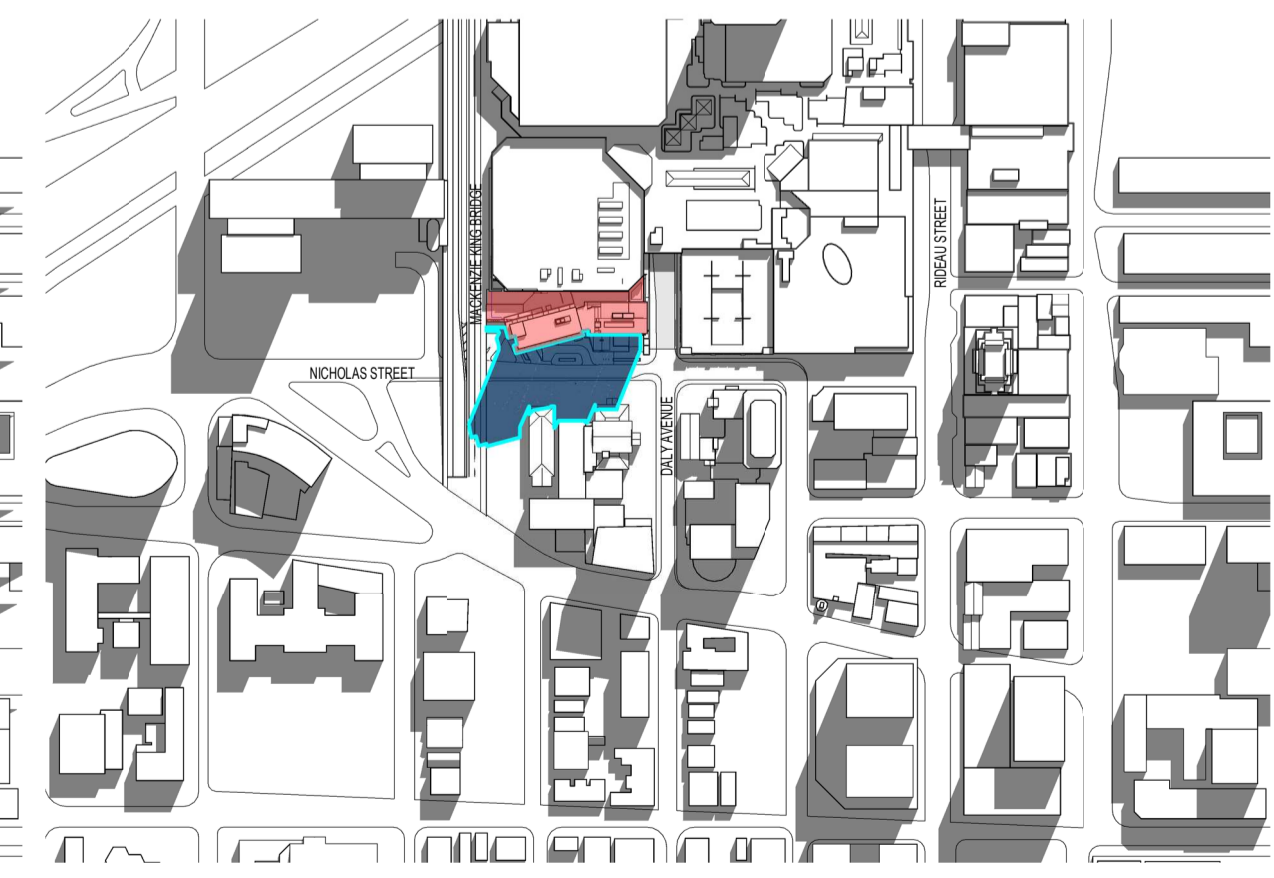
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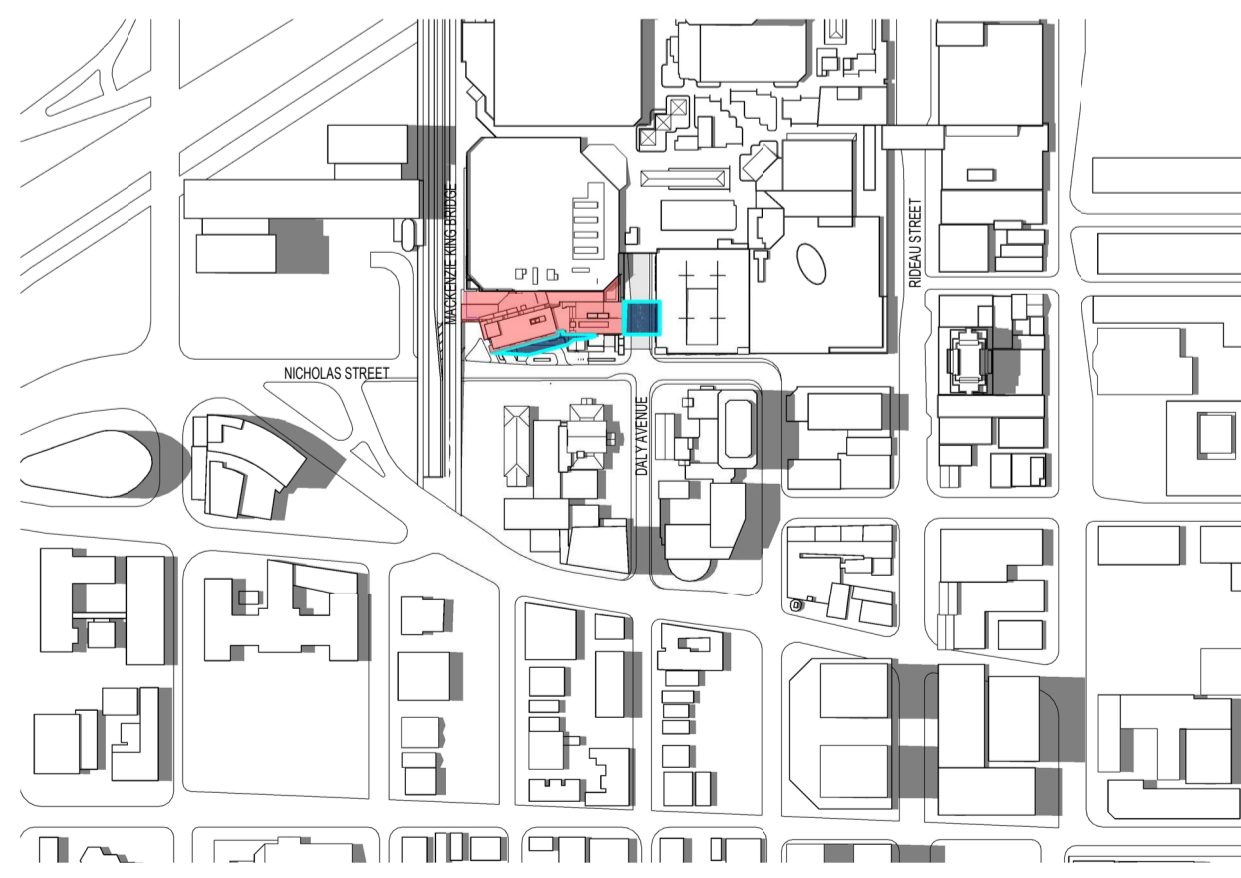
JUNE 21 2021_9AM



JUNE 21 2021_8PM



JUNE 21 2021_4PM



JUNE 21 2021_12PM



JUNE 21 2021_8AM

NO.	ISSUE/REVISION	DATE
4	RE-ISSUED FOR SITE PLAN CONTROL	2022-08-24
3	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29
2	ISSUED FOR HERITAGE PERMIT # 1	2022-04-26
1	ISSUED FOR SITE PLAN CONTROL	2021-11-12

NO. ISSUE/REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197
PLAN NO. #18624

PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**SHADOW ANALYSIS
- JUNE SOLSTICE**

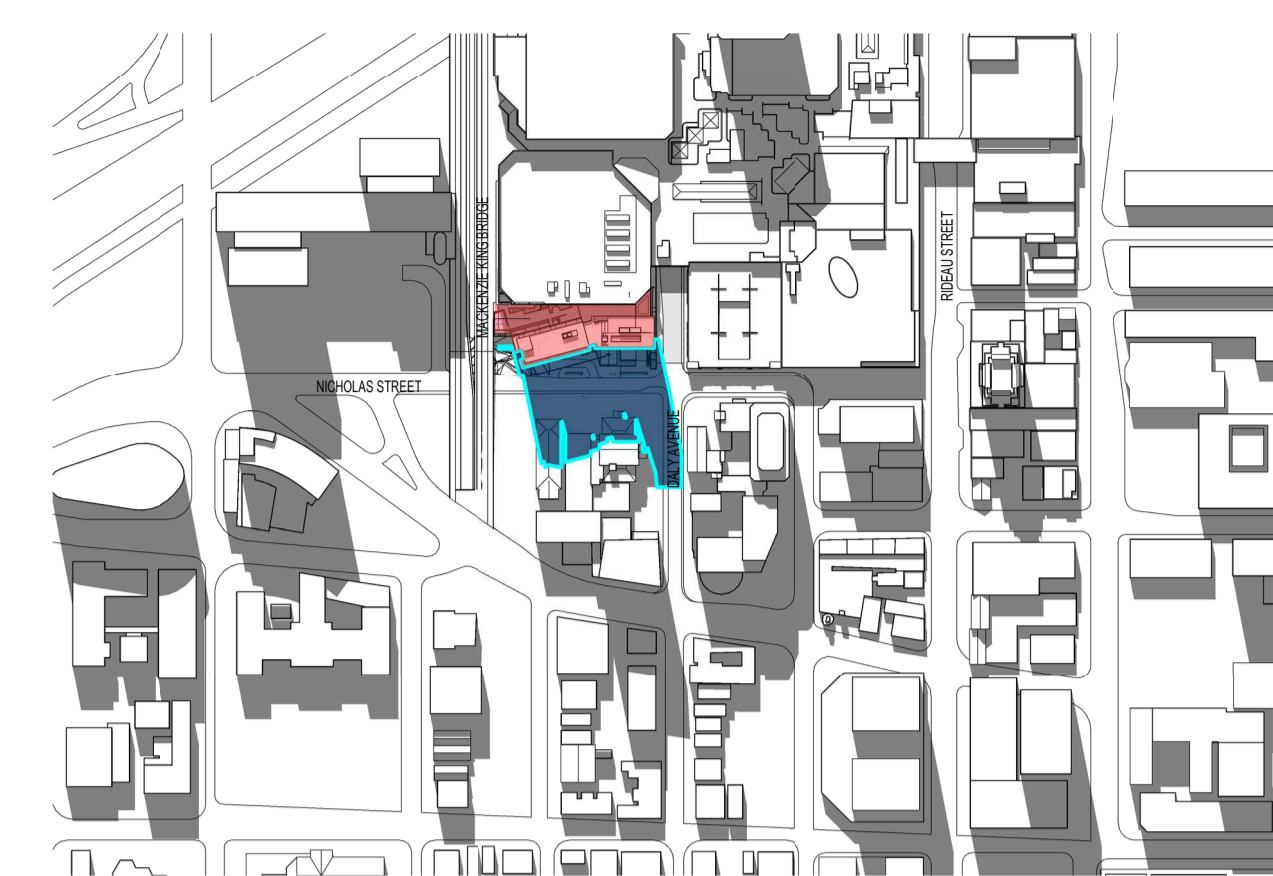
PROJECT NO. 18-1060 / 12736
SCALE 1 : 4500
CHECKED Checker

DRAWING NO. A5-00
REVISION NO. 4

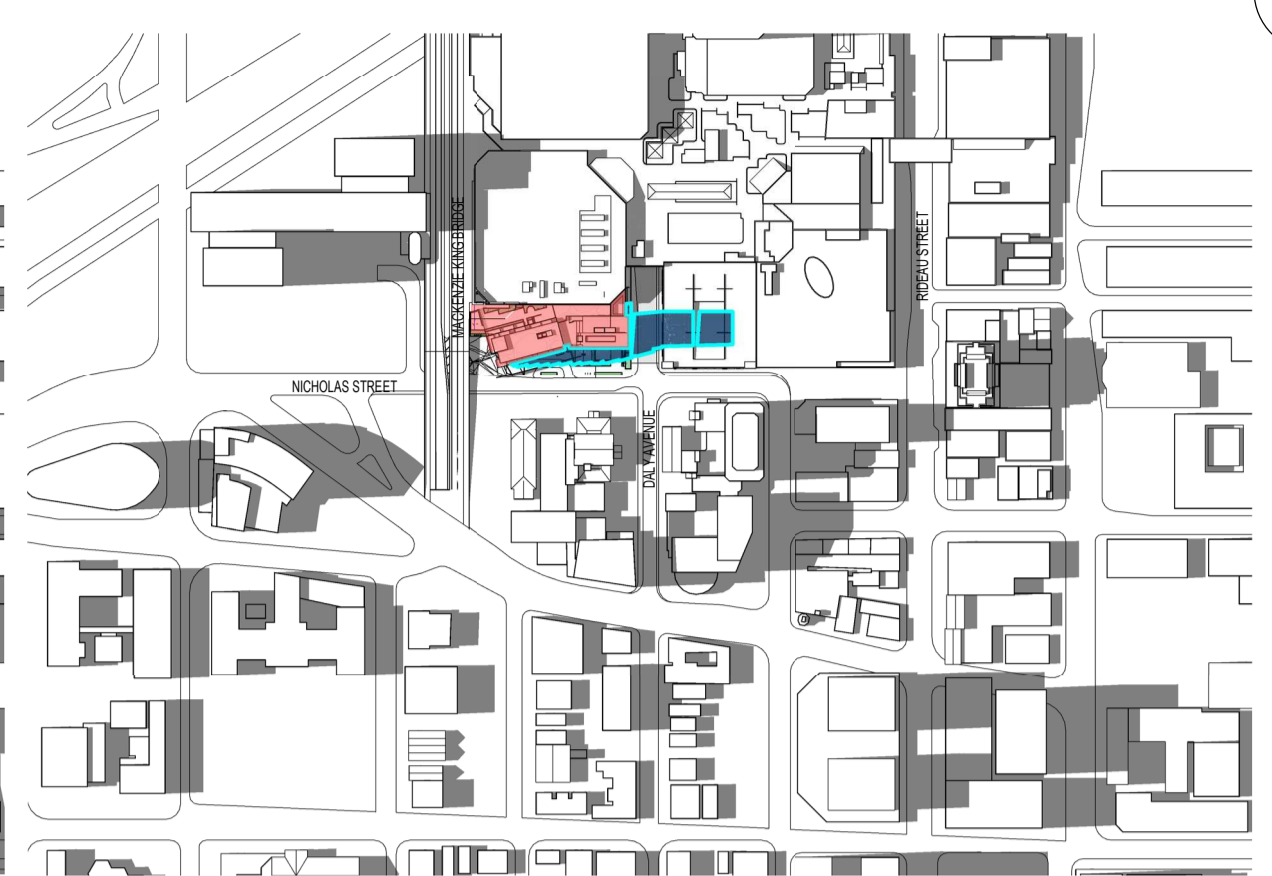


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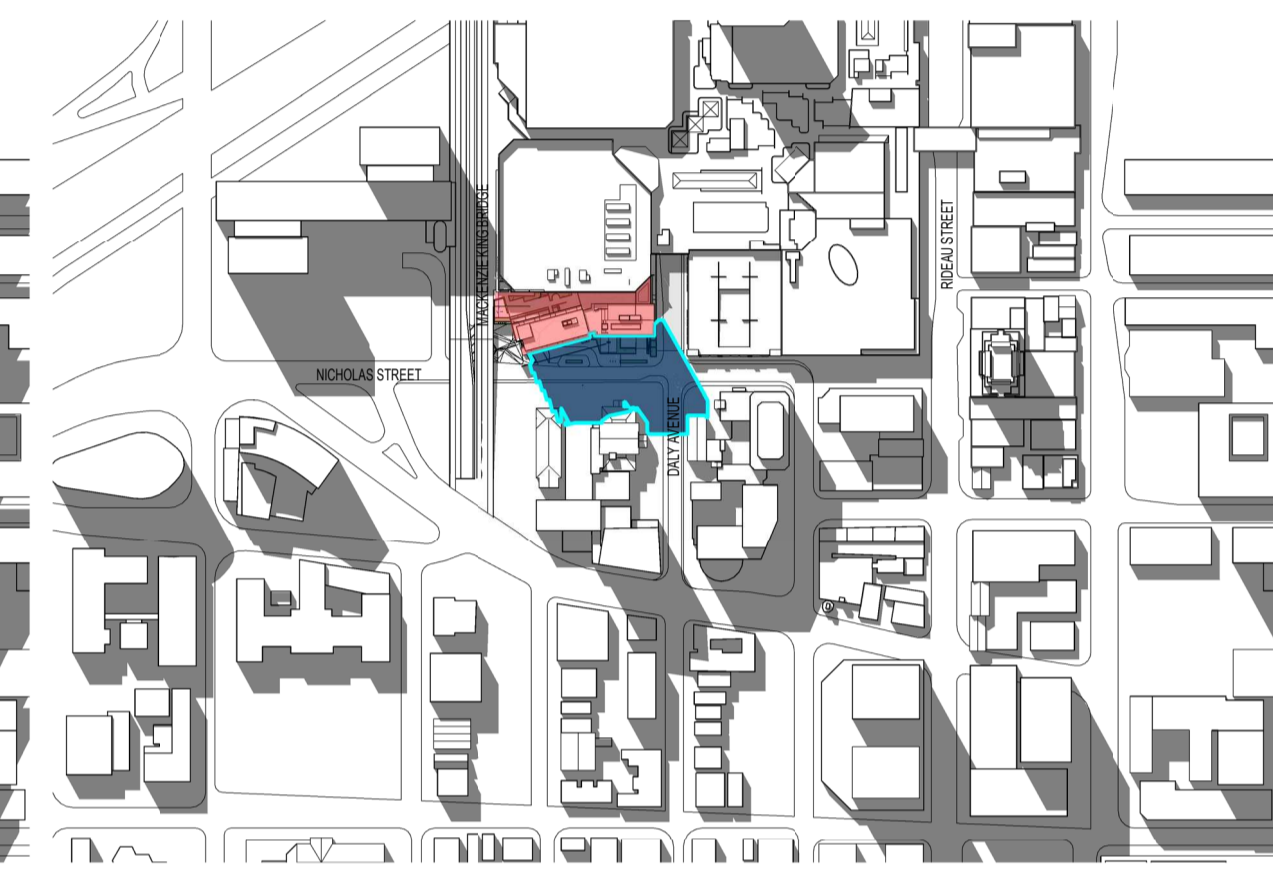
SEPTEMBER 21 2021_3PM



SEPTEMBER 21 2021_11AM



SEPTEMBER 21 2021_6PM



SEPTEMBER 21 2021_2PM



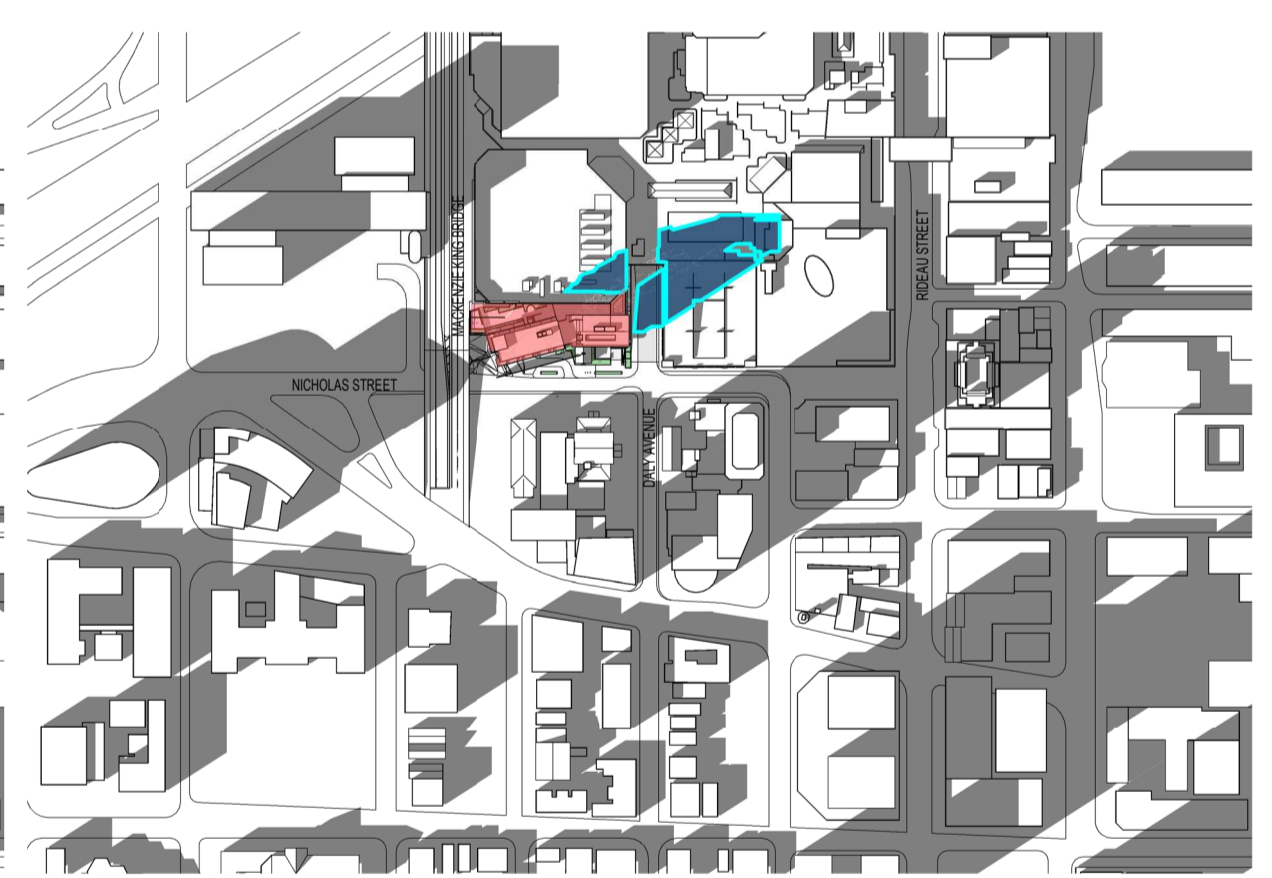
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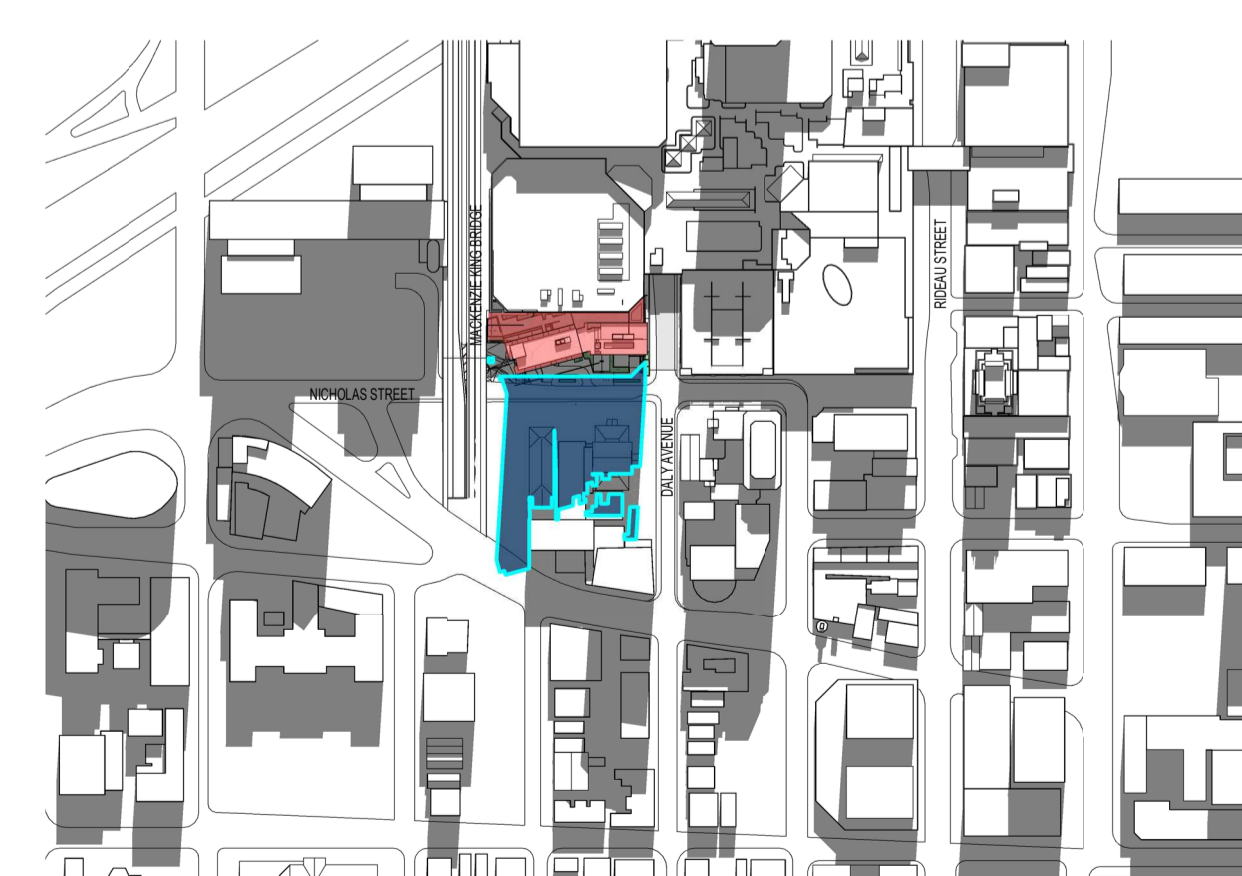
SEPTEMBER 21 2021_5PM



SEPTEMBER 21 2021_1PM



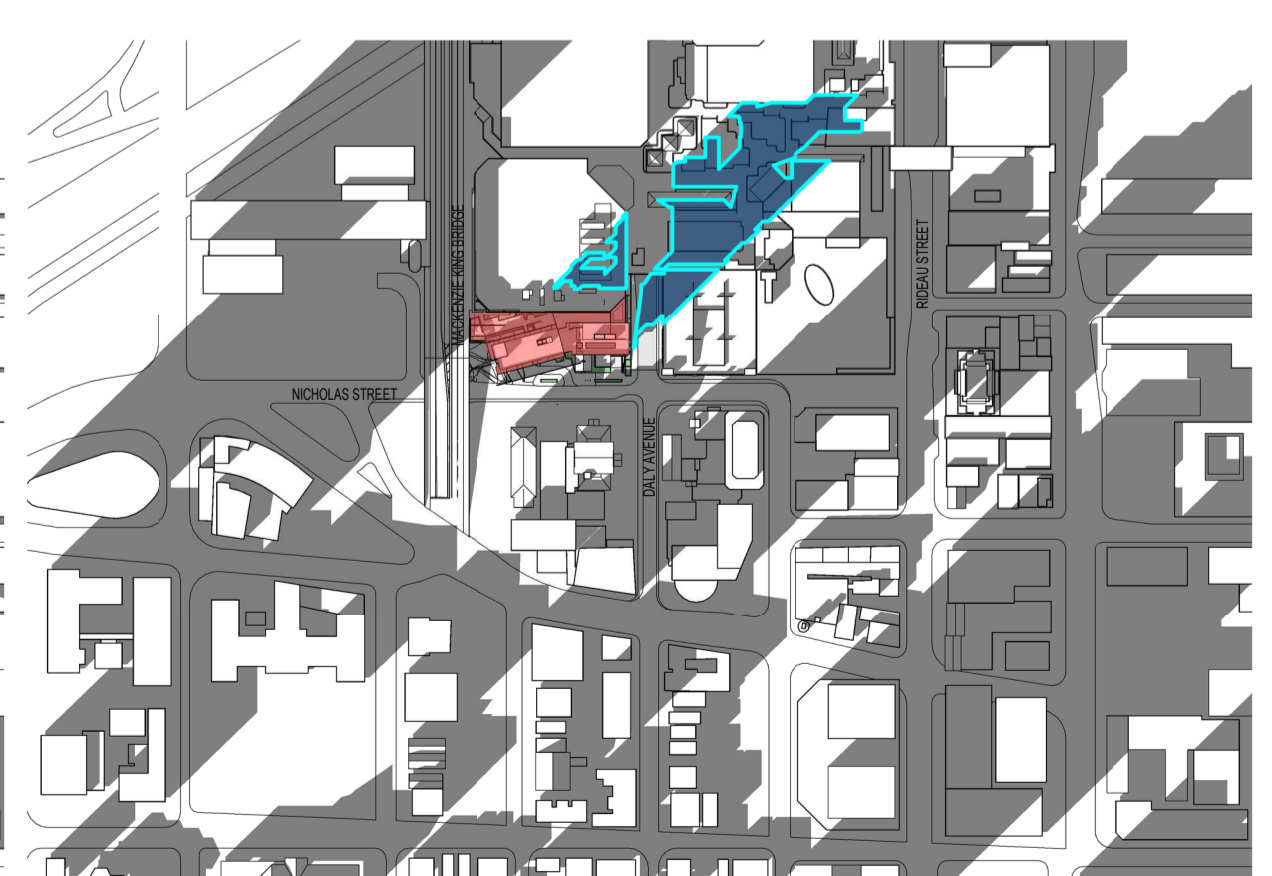
SEPTEMBER 21 2021_9AM



SEPTEMBER 21 2021_4PM



SEPTEMBER 21 2021_12PM



SEPTEMBER 21 2021_8AM

NO.	ISSUE/REVISION	DATE
3	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29
2	ISSUED FOR HERITAGE PERMIT # 1	2022-04-26
1	ISSUED FOR SITE PLAN CONTROL	2021-11-12

NO. ISSUE/REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

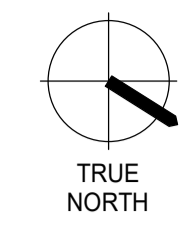
PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**SHADOW ANALYSIS
- SEPTEMBER
EQUINOX**

PROJECT NO. 18-1-060 / 12736 SCALE 1 : 4500 CHECKED Checker

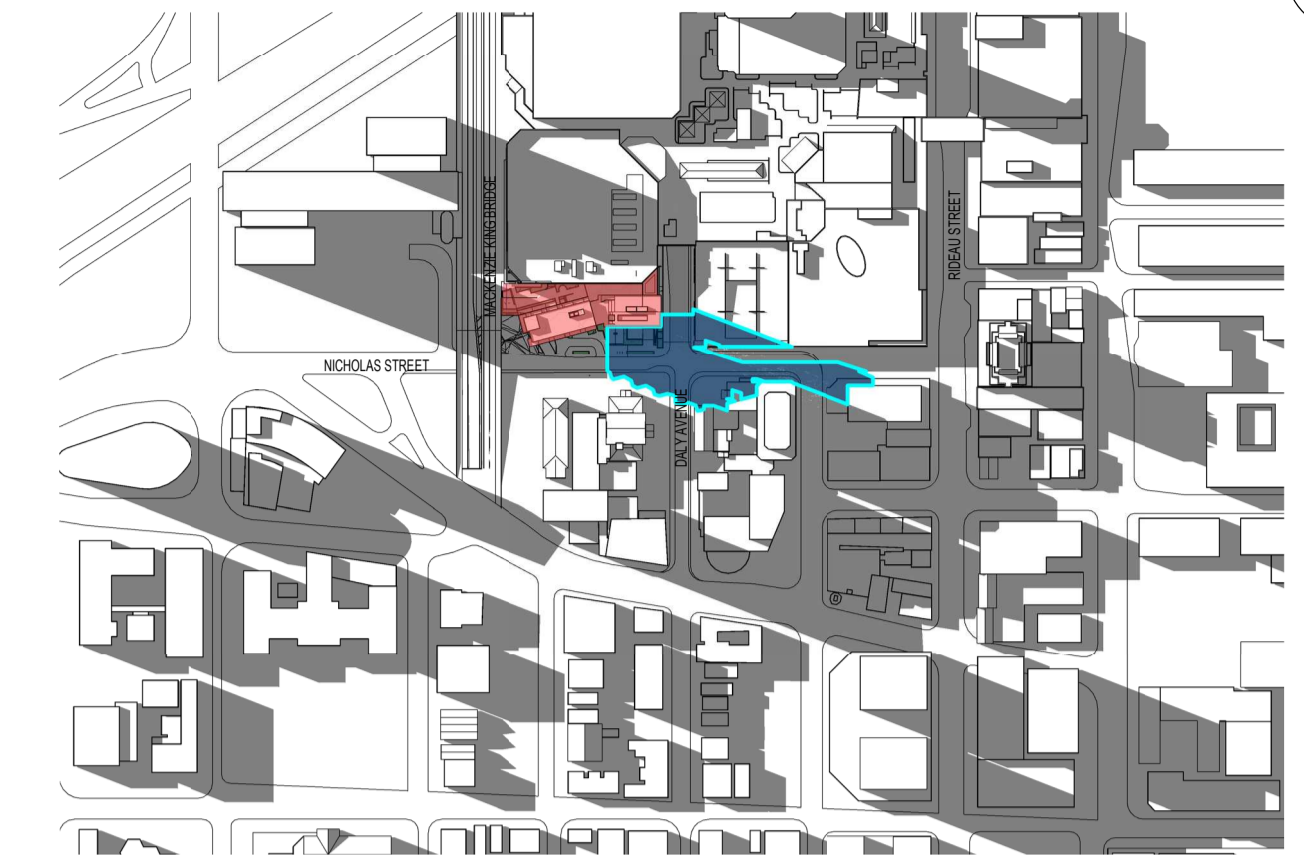
DRAWING NO. A5-01 REVISION NO. 3



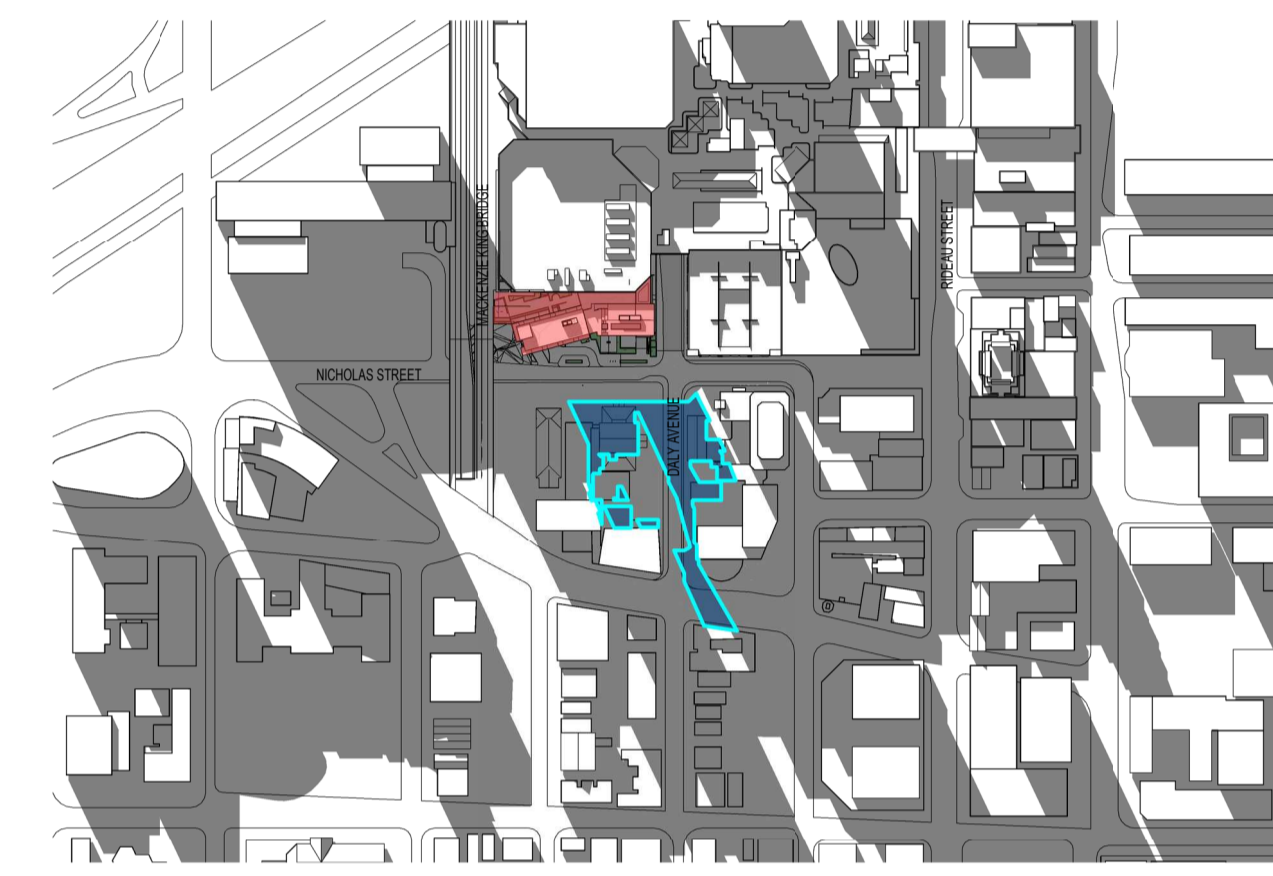
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DECEMBER 21 2021 _12PM



DECEMBER 21 2021 _3PM



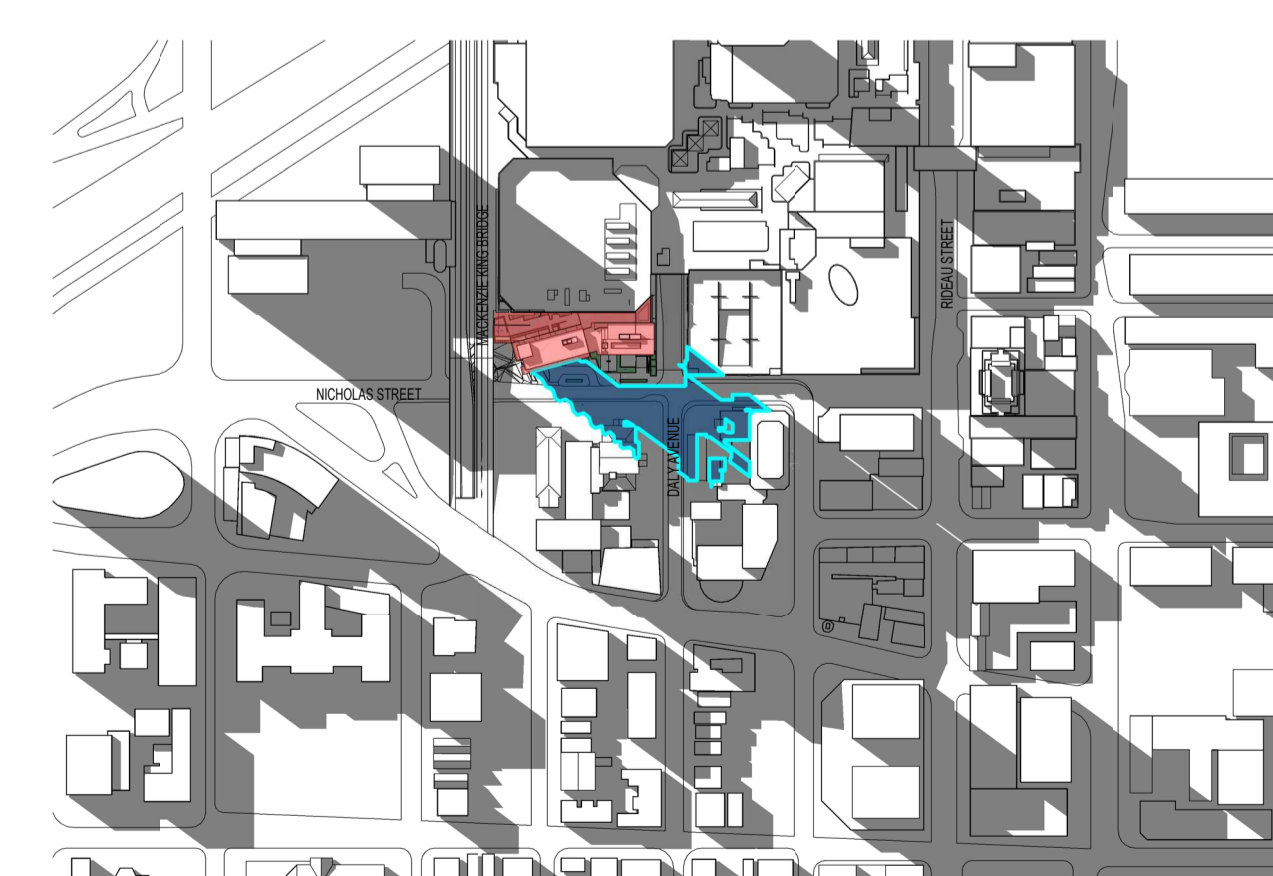
DECEMBER 21 2021 _11AM



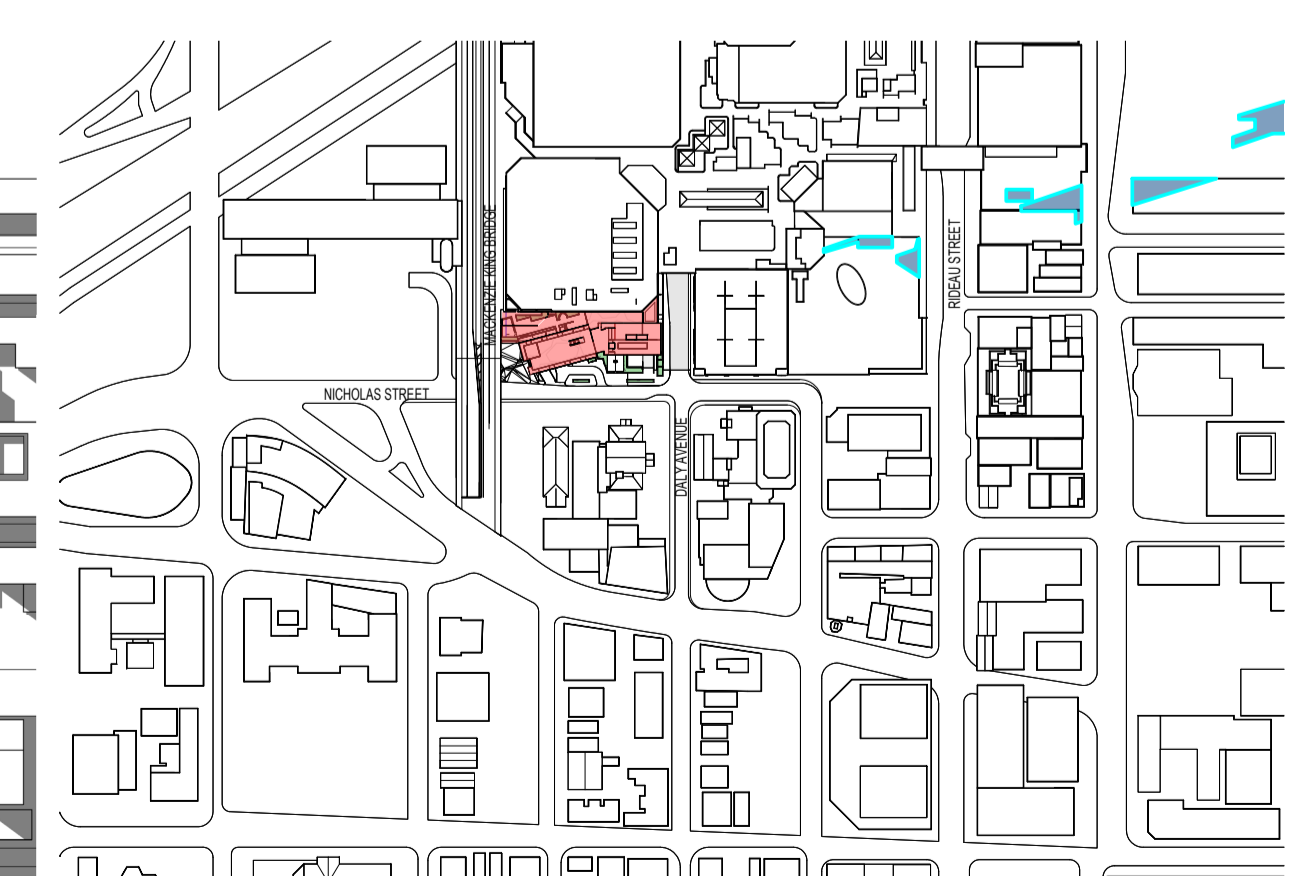
DECEMBER 21 2021 _2PM



DECEMBER 21 2021 _10AM



DECEMBER 21 2021 _1PM



DECEMBER 21 2021 _9AM

NO.	ISSUE/REVISION	DATE
4	RE-ISSUED FOR SITE PLAN CONTROL	2022-08-24
3	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29
2	ISSUED FOR HERITAGE PERMIT # 1	2022-04-26
1	ISSUED FOR SITE PLAN CONTROL	2021-11-12

NO. ISSUE/REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197
PLAN NO. #18624

PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

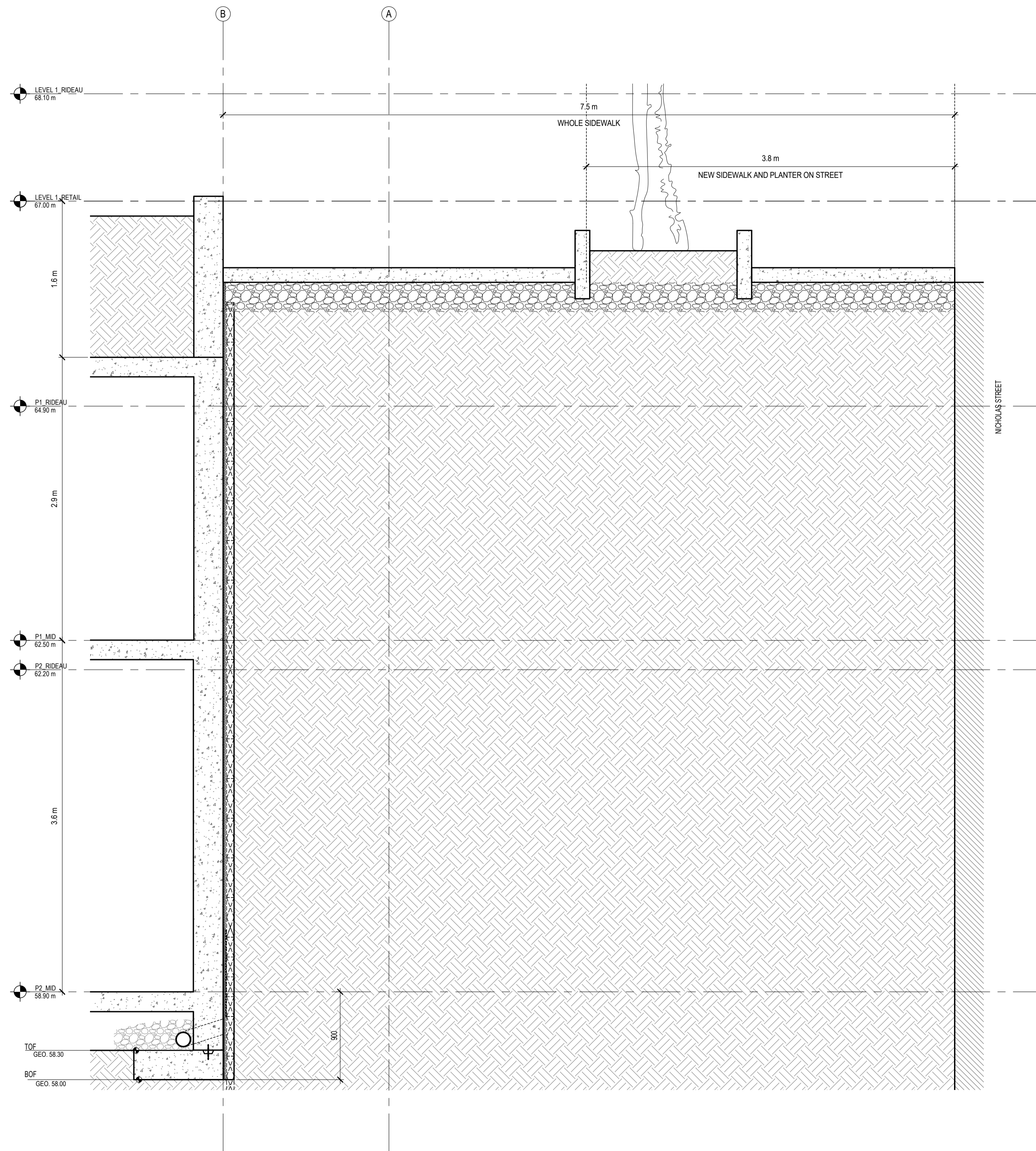
**SHADOW ANALYSIS
- DECEMBER
SOLSTICE**

PROJECT NO. 18-1-060 / 12736
SCALE 1 : 4500
CHECKED Checker

DRAWING NO. A5-02
REVISION NO. 4

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1 FOUNDATION DETAIL SECTION
SK-01 SCALE: 1 : 25

NO.	ISSUE/ REVISION	DATE
2	RE-ISSUED FOR SITE PLAN CONTROL	2022-08-24
1	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29

NO. ISSUE/ REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197
PLAN NO. #18624

PROJECT ADDRESS

70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**SECTION -
FOUNDATION
DETAIL**

PROJECT NO. 18-1-060 / 12736 SCALE 1 : 25 CHECKED Verificateur

DRAWING NO. SK-01 REVISION NO. 2

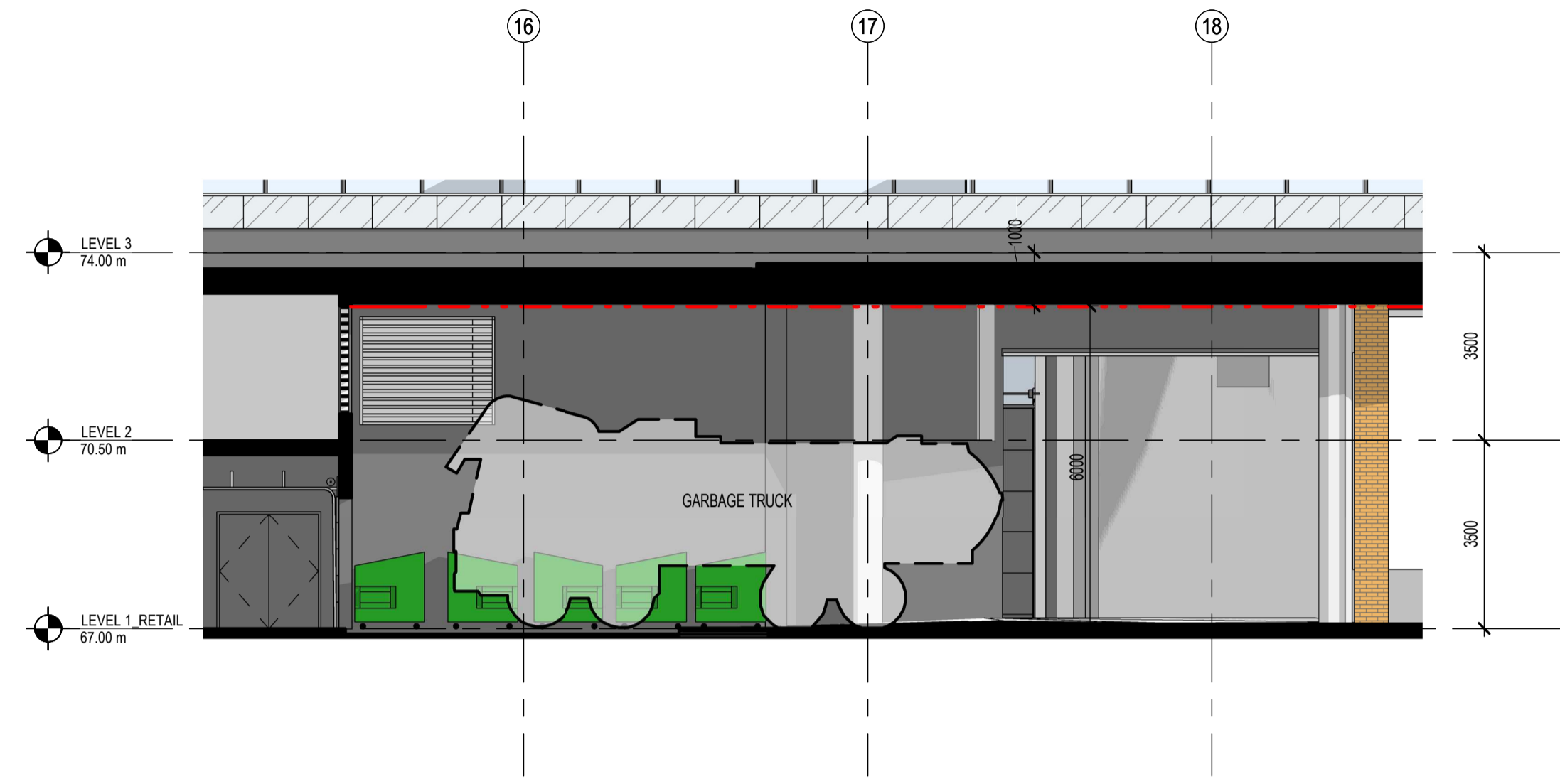
SK-01

2



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2 WASTE MANAGEMENT - SECTION
SK-02 SCALE: 1:100



1 FLOOR PLAN - LEVEL 1
SK-02 SCALE: 1:200

NO.	ISSUE/REVISION	DATE
2	RE-ISSUED FOR SITE PLAN CONTROL	2022-08-24
1	RE-ISSUED FOR SITE PLAN CONTROL	2022-04-29

NO. ISSUE/REVISION DATE

PROJECT

**CF RIDEAU CENTRE
REGISTRY SITE**

FILE NO. D07-12-21-0197 PLAN NO. #18624

PROJECT ADDRESS
70 Nicholas Street
Ottawa, ONTARIO K1N 7B9

TITLE

**WASTE
MANAGEMENT**

PROJECT NO.	SCALE	CHECKED
18-1-060 / 12736	As indicated	Vérificateur

DRAWING NO. SK-02 REVISION NO. 2

SK-02

