

Project Data

Note: More detailed statistics may be requested during review of the application.

Existing Use: Vacant		Proposed Use: Mixed Use	
Existing Generalized Land Use: Parking		Proposed Generalized Land Use: Mixed Use - Residential/Non-Residential	
Total lot area: 14,628.00 m ²	Lot frontage: 85.52 m	Lot depth 155.84 m	
Date of construction for existing building (if known):			
Number of buildings	Existing _____ Retained _____	Proposed <u>3</u>	Total <u>3</u>
Ground Floor Area	Existing _____ m ² Retained _____ m ²	Proposed <u>4,112.00</u> m ²	Total <u>4,112.00</u> m ²
Residential GFA	Existing _____ m ² Retained _____ m ²	Proposed <u>96,947.00</u> m ²	Total <u>96,947.00</u> m ²
Non-residential GFA	Existing _____ m ² Retained _____ m ²	Proposed <u>262.00</u> m ²	Total <u>262.00</u> m ²
Landscaped Open Space	Existing _____ m ² Retained _____ m ²	Proposed _____ m ²	Total <u>0.00</u> m ²
Paved Surface Area	Existing _____ m ² Retained _____ m ²	Proposed _____ m ²	Total <u>0.00</u> m ²
Height of Building(s)	Existing _____ Storeys Retained _____ Storeys	Proposed <u>52.0</u> Storeys	Total <u>52.0</u> Storeys
	_____ m _____ m	<u>187.2</u> m	<u>187.2</u> m

Minimum Setbacks

Front Lot Line	North	Existing _____ m	Retained _____ m	Proposed <u>20.90</u> m
Side Lot Line	East	Existing _____ m	Retained _____ m	Proposed <u>7.60</u> m
Side Lot Line	South	Existing _____ m	Retained _____ m	Proposed <u>4.20</u> m
Rear Lot Line	West	Existing _____ m	Retained _____ m	Proposed <u>3.40</u> m

Residential Units - Tenure and Quantity

Existing:	<input type="checkbox"/> Rental* _____ Units	<input type="checkbox"/> Freehold _____ Units	<input type="checkbox"/> Condo _____ Units	<input type="checkbox"/> Other: _____ Units
Retained:	<input type="checkbox"/> Rental* _____ Units	<input type="checkbox"/> Freehold _____ Units	<input type="checkbox"/> Condo _____ Units	<input type="checkbox"/> Other: _____ Units
Proposed:	<input checked="" type="checkbox"/> Rental <u>490</u> Units	<input type="checkbox"/> Freehold _____ Units	<input checked="" type="checkbox"/> Condo <u>833</u> Units	<input type="checkbox"/> Other: _____ Units
Total:	<input type="checkbox"/> Rental <u>490</u> Units	<input type="checkbox"/> Freehold <u>0</u> Units	<input type="checkbox"/> Condo <u>833</u> Units	<input type="checkbox"/> Other: _____ Units

*If Rental Units are selected for Existing and Retained conditions, a "Rental Housing Demolition and Conversion Screening and Declaration" form is required to be submitted with this Application.

Breakdown of Project Components - Part 1 of 2

Total GFA of project: 97,209 sm					
Lot coverage ratio (ground floor area+lot area)			Floor space ratio (gross floor area+lot area)		
0.28			6.64		
Type of use:	Residential	Retail	Office	Industrial	Institutional/Other
Total GFA (m ²)	<u>96,947.00</u> m ²	<u>262.00</u> m ²	_____ m ²	_____ m ²	_____ m ²
Percentage of Project (%)	<u>99.70</u> %	<u>0.30</u> %	_____ %	_____ %	_____ %
Below Grade GFA (m ²)	<u>582.00</u> m ²	<u>84.00</u> m ²	_____ m ²	_____ m ²	_____ m ²
Breakdown of Residential Component	Rooms	Bachelor	1-Bedroom	2-Bedroom	3 or more Bedrooms
Number of Units	_____	<u>43</u>	<u>719</u>	<u>428</u>	<u>133</u>
Typical Unit Size	_____ m ²	<u>39.00</u> m ²	<u>55.00</u> m ²	<u>78.00</u> m ²	<u>90.00</u> m ²

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File No(s): _____ Date Received: _____

Breakdown of Project Components - Part 2 of 2

Parking and Loading Data: Number of parking places provided in project: 1,062

Breakdown of parking space allocation:

for residential use 794 for residential visitors 15 for retail use 253

for office use _____ for industrial use _____ for institutional/other use _____

Location and number of parking spaces:

Open surface spaces _____ Attached garage _____ Detached garage _____ Cash payment in lieu _____

Above grade parking deck _____ Below grade parking structure 1,062 Off-site lease _____

Number of loading spaces provided in project: 4 Type of loading spaces provided (if applicable) _____

Access and Services:

Road access Provincial Highway Municipal Street Private right-of-way

Servicing: All of below

Municipal Water Municipal Sanitary Sewers Municipal Storm Sewers Other (septic)

available connected available connected available connected