

PROPOSED STACKED TOWNHOUSES DEVELOPMENT

ONTARIO BLIII DING CODE DATA MATRIX

Firn	n Name: Sos	cia Professional Engi	ineering				
	m Address and NRY MA	l Contact Information	Richmond Hill, Telephone: 9	ON L4C 3B8 05 237 5410 05 237 5413			
Nar	me and Addres	ss of Project:	13656 EMIL KOL CALEDON, ON. STACKED TOWN DEVELOPMENT BLOCK 1				
	Ontario Bu	uilding Code Data Ma	atrix - Parts 3	& 9	OBC R	eference	
1	Project Description Addition & Alteration		■ New	☐ Part 11	☐ Part 3	■ Part 9	
		☐ Change of Use	☐ Alteration				
2	Major Occupancy(s	<u> </u>			3.1.2.1.		
3	Building Area (m²)	Existing: 0	New: 636.49M ²	Total: 636.49M ²	1.4.2.		
4	Gross Area (m²)	Ground: 292.92M ² Third: 572.97M ²		Total:	1.4.1.2		
5	Number of Storeys	3.2.1.1					
6	Number of Streets/	Number of Streets/Fire Fighter Access: 1					
7	Building Classification: Group 'C' up to 3 storeys				3.2.2.47, 3.2.2.59		
8	Sprinkler System Proposed: □ entire building □ basement only □ in lieu of roof rating □ Existing				3.2.2.5.6		
9	Standpipe required	d:	☐ Yes ■	No	3.2.9.1		
10	Fire Alarm required	Fire Alarm required: ■ Yes □ No					
11	Water Service/Sup	oply is adequate:	■ Yes □	No	3.2.5.7		
12	High Building:		□ Yes ■	No	3.2.6.1		
13	Permitted Construction		☐ Non-combustib				
14	Mezzanine(s) Area	a (m): N/A			3.2.1.1.(3)-(8)		
15	Occupant Load bas	sed: □ m²/person	■ design of buildi		3.1.17		
16	Barrier-free Design	n: ☐ Yes ■ No			3.8		
17	Hazardous Substa	nces: ☐ Yes ■ No			3.3.1.2 & 3.3.1.19		
18	Required Fire Resistance Rating (FRR) *	Horizontal Assemblies FRR (Hours)	Listed Desig (SB-2)	Listed Design No. or Description (SB-2)			
	Raung (i Kit)	Floors: 3/4 HR	N/A				
		Roof: 0					
		Mezzanine: N/A					
		FRR of Supporting Members	Listed Desig (SB-2)	n No. or Description			
		Walls: 3/4HR	N/A				
		Columns: 3/4HR					
ļ		Arches: 3/4HR					

Wall Area of L.D. L/H or Permitted Proposed FRR Listed Design Comb. Comb. Const. Non-comb

H/L Max. % of Openings Opening

19 Spatial Separation - Construction of Exterior Walls

| North | 134 | 1.5 | N/A | 7 | 3.1 | N/A |

| West | 350 | 7.79 | N/A | 19 | 10.5 | N/A |

East 350 6.08 N/A 16 15

ONTARIO BUILDING CODE DATA MATRIX

	n Add		nd Conta	act Info	rmation:	10376 Yon Richmond Telephone Facsimile: Email: hma	Hill, ON : 905 2 905 2	37 5410 237 5413				
Naı	me ar	nd Addr	ess of P	roject:		13656 EMIL CALEDON, STACKED T DEVELOPM BLOCK 2	ON. OWNHO					
		Ontario	Building	Code [Data Mat	rix - Part	s 3 & 9)		OBC Re	fere	ence
1		ct Descript ion & Alter	ations	☐ Change	of Use	■ New □ Addition □ Alteration		Part 11	□ Par	t 3	■ P	art 9
2	Majo	r Occupano		ROUP C					3.1.2.1			
3	Build	ing Area (n	n²) E	Existing:	1 0	New: 634.5	5M² Tota	ıl: 634.55M²	1.4.2.			
4	Gros	s Area (m²	(Ground: _		Second: 601.6	==== 2M²	ıl: _1,473.23M²	1.4.1.2			
5	Numl	per of Store	eys: Ab	ove Grade	: 3 STOREY	rs Be	low Grade	e: 0	3.2.1.1	1		
6			ets/Fire Fight				· · · · · · · · · · · · · · · · · · ·			.(a), 3.2.1.1.		
7			ication: Gro							7, 3.2.2.59		
8			m Proposed:			☐ entire buil	ding		3.2.2.5			
	9,					□ basement□ in lieu of r□ Existing	only		0.2.2.0			
9	Stand	dpipe requi	red:			☐ Yes	■ No		3.2.9.1			
10	Fire A	Alarm requi	ired:			■ Yes	□ No		3.2.4.1			
11	Wate	r Service/S	Supply is ade	quate:		■ Yes	□ No		3.2.5.7			
12	High	Building:				☐ Yes	■ No		3.2.6.1			
13		itted Cons al Construc			nbustible nbustible	☐ Non-comb		■ Both				
14	Mezz	anine(s) A	rea (m): _	1	N/A				3.2.1.1	1.(3)-(8)		
15	Occu	pant Load	based:	□ m²/¢	oerson	■ design of MAX. OCCU	· ·	AD: 60	3.1.17			
10					■ No							
16		er-free Des		☐ Yes					3.8	0.004.40		
17 18		rdous Sub		☐ Yes ntal Assem	No No	l into d	Decide NI-	o or Description		& 3.3.1.19 & 3.2.2.59		
10	Resis	ired Fire stance	FRR (H		ES	(SB-2)	⊃esign NC	. or Description	3.1.3.1	α 3.∠.∠.39		
	Ratin	g (FRR) *	Floors:	3/4	HR	N/A						
			Roof:	0)							
			Mezzar	nine:N	I/A							
			FRR of	Supportin	g Members	Listed (SB-2)	Design No	or Description				
			Walls:	3	8/4HR	N/A						
			Column	ns:3	8/4HR							
			Arches	3	8/4HR							
19	Spati	al Separat	ion - Constru	ction of Ex	cterior Walls				3.2.3.1			
	Wall	Area of EBF(m²)	L.D. (m)	L/H or H/L	Permitted Max. % of Openings	Proposed % of Openings	FRR (Hours)	Listed Design or Description	Comb. Const.	Comb. Con Nonc. Clad		Non-co Const.
	North	350	4.91	N/A	11	10.5	N/A	N/A				Х
	South	350	6.0	N/A	16	14.07	N/A	N/A				Х
	East	134	3.29	N/A	13	3.14	N/A	N/A				Х
	\A/aa+	104	45.00	NI/A	400	2.14	NI/A	NI/A				

| West | 134 | 15.96 | N/A | 100 | 3.14 | N/A | N/A |

ONTARIO BUILDING CODE DATA MATRIX

	n Address and RY MA	d Conta	ct Infor	F T F	0376 Yon Richmond Felephone Facsimile: Email: hma	Hill, ON : 905 2 905 2	L4C 3B8 37 5410 237 5413				
Nam	ne and Addre	ss of Pr	oject:	(S [13656 EMIL CALEDON, STACKED T DEVELOPM BLOCK 2	ON. OWNHOU					
	Ontario B	uilding (Code D	Data Matri	ix - Part	s 3 & 9			OBC Re	efere	ence
1	Project Description Addition & Alterati	ons	Change		New Addition Alteration		Part 11	☐ Part	3	■ P	art 9
2	Major Occupancy(ROUP C	01036	Alteration			3.1.2.1.			
3	Building Area (m ²)	· · · · · · · · · · · · · · · ·	xisting:	0 Ne	ew: 634.5	5M² Tota	ıl: 634.55M²	1.4.2.			
4	Gross Area (m²)	G	round:		econd: 601.6	62M²	l: 1,473.23M²	1.4.1.2			
5	Number of Storeys			3 STOREYS	Ве	low Grade	e: <u>0</u>	3.2.1.1			
6	Number of Streets								(a), 3.2.1.1.		
8	Building Classifica Sprinkler System I	-	ρ C up to		entire buil basement in lieu of r	only		3.2.2.47	7, 3.2.2.59 6		
9	Standpipe require	d:			Yes	■ No		3.2.9.1			
10	Fire Alarm require			_	■ Yes	□ No		3.2.4.1			
11	Water Service/Supply is adequate: ■ Yes					□ No		3.2.5.7			
12	High Building:				Yes	■ No		3.2.6.1			
13	Permitted Constru Actual Construction		□ Coml		Non-comb		■ Both				
14	Mezzanine(s) Area	a (m):	N m²/pe	I/A				3.2.1.1	.(3)-(8)		
				N	IAX. OCCU	PANT LO	AD: 60				
16	Barrier-free Design	n:	☐ Yes	No _				3.8			
!	Hazardous Substa	ances:	☐ Yes	■ No				3.3.1.2	& 3.3.1.19		
17	Required Fire Resistance Rating (FRR) *	Horizont FRR (Ho	al Assemb ours) 3/4 I		Listed I (SB-2) N/A		o. or Description	3.1.3.1	& 3.2.2.59		
17		Roof:	0								
		Mezzani	ne: N	/A g Members	Listed I	Design No	o. or Description				
		Mezzani	ne: N				o. or Description				
		Mezzani FRR of S Walls:	ne: N/Supporting 3/ 3: 3/	y Members /4HR	(SB-2)		o. or Description				
	Spatial Separation	Mezzani FRR of S Walls: Columns Arches:	ne: N/Supporting 3/ 3: 3/	9 Members 44HR 44HR	(SB-2) N/A		o. or Description	3.2.3.1			
18	Wall Area of	Mezzani FRR of S Walls: Columns Arches:	ne: N/Supporting 3/ 3: 3/	9 Members 44HR 44HR	(SB-2)		Listed Design or Description	3.2.3.1 Comb. Const.	Comb. Co Nonc. Clad		
19	Wall Area of	Mezzani FRR of S Walls: Columns Arches:	ne: No Supporting 3/ s: 3/ 2/ etion of Ext	9 Members 44HR 44HR 44HR terior Walls Permitted Max. % of	(SB-2) N/A Proposed % of	FRR	Listed Design	Comb.			
19	Wall Area of EBF(m²)	Mezzani FRR of S Walls: Columns Arches:	ne: N/Supporting 3/s: 3/ 2tion of Ext L/H or H/L	Members WHR WHR WHR WHR WHR WHR WHR WH	Proposed % of Openings	FRR (Hours)	Listed Design or Description	Comb.			Const.
19	Wall Area of EBF(m²)	Mezzani FRR of S Walls: Columns Arches: n - Construct L.D. (m) 7.75	ne: N/A	Members 4HR 4HR 4HR Eterior Walls Permitted Max. % of Openings 19	Proposed % of Openings 14.07	FRR (Hours)	Listed Design or Description N/A	Comb.			

SITE STATISTICS

LOT AREA: ZONING:	4,537 <u>.</u> 89M² RT		TOWN OF OALED
BUILDING AREA (Foot Print):			TOWN OF CALED
BLOCK 1 -	636.49m ²		PLANNING
BLOCK 2 -	634.55m ²		RECEIVED
BLOCK 3 -	634.55m²		Nov.29, 202
TOTAL -	1,905 . 59M²		
COVERAGE:	41.99%		
G.F.A.:	4,415.11m ²		
F.A.R.:	0.97		
BUILDING HEIGHT	10.33m		
RESIDENTIAL SUITE:			
1 BEDROOM + DEN	1		
2 BEDROOMS	44		
TOTAL	45		
PARKING:			
RESIDENTIAL PARKING	45		
VISITOR PARKING	9		
TOTAL PARKING PROVIDED	54		
SETBACKS:		REQUIRED:	PROVIDED:
FRONT YARD (EMIL KOLB PKWY	')	M I N. 7.50m	6.00m
REAR YARD		MIN. 7.50m	7.00m
EXTERIOR SIDE YARD (HARVES	T MOON DR)	MIN. 6.00m	6.00m
INTERIOR SIDE YARD		M I N. 4.50m	1.50m (AT BLOCK 1)
BUILDING AREA (W/ COVER POF	RCH) 2,049.89 m²	² (45.17%)	
ASPHALT PAVED AREA:	1,125.08 m ²		
LANDSCAPING AREA:	1362.92 m²		

DRAWING LIST

ARCI	HITECTURAL
A0	COVER SHEET / SITE STATS / DATA METRIX
SURVE	EY BY- YOUNG & YOUNG SURVEYING INC.
A1	SITE PLAN
A1a	SITE PLAN DETAILS
A2	BLOCK 1 - GROUND FLOOR PLAN
A3	BLOCK 1 - SECOND AND THIRD FLOOR PLAN
A4	BLOCK 2 AND 3 - GROUND FLOOR PLAN
A5	BLOCK 2 AND 3 - SECOND AND THIRD FLOOR PLAN
A6	ROOF PLANS
A7	BLOCK 1 - ELEVATIONS
A8	BLOCK 2 AND 3 - ELEVATIONS
A9	COLOURED ELEVATIONS (BLOCK 1 & 2)
A10	COLOURED ELEVATIONS (BLOCK 3)
GRAI	DING SITE SERVICING
SW-1	SITE GRADING PLAN
SW-2	SITE SERVICING PLAN
SW-3	EROSION & SEDIMENT CONTROL PLAN
SW-4	NOTES AND DETAILS
LAND	SCAPE PLAN
L1	LANDSCAPE PLAN
L2	LANDSCAPE DETAILS

Zoning By-law Matrix

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per dwelling unit per townh Lot Frontage (min) 6 m (Min. lot	(Max. number of dwelling units ouse dwelling shall be 12) frontage for a townhouse dwelling on hall be 6m plus 6m per dwelling unit)	86.78 sq.m (Max. # of dwelling units townhouse dwelling shall be 15) 67.62 m along Harvest Moon Drive 39.87 m along Emil Kolb Parkway
Townhouse dwelling on a corner lot corner lot st Building Area (max) W/ Covered porch Front Yards (min) Emil Kolb Parkway	hall be 6m plus 6m per dwelling unit)	67.62 m along Harvest Moon Drive 39.87 m along Emil Kolb Parkway
Front Yards (min) Emil Kolb Parkway	30%	
Emil Kolb Parkway		45.17%
Exterior Cide Varde (min)	7.5m	6.0m
Harvest Moon Drive	6.0m	6.0m
Rear Yards (min)	7.5m	7.0m
Interior Side Yards (min)	4.5m	1.5m
Gasoline Pump Island, Accessory Setbacks (min)		
Accessory Open Storage Area Setbacks (min)		
Accessory Outside Sales or Display Area Setback (min)		
Building Heights (max)	10.5m	10.33m (to the highest parape
Landscaping Area (min)	30%	30.03%
Planting Strip Width (min)		
Planting Strip Location		
Driveway Setbacks (min)		
Parking Space Setback (min)		
General Provisions		
Accessory Uses		
Garbage Enclosures		
Parking Loading & Delivery Standards		
Applicability	100	F / December 1
Non-Residential Parking Requirements	102 spaces	54 spaces

space

TOWN OF CALEDON

Barrier Free Parking

Caledon, ON L7C 1J6 www.caledon.ca T. 905.584.2272 | 1.888.225.3366 | F. 905.584.4325

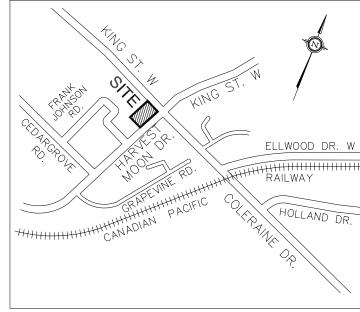
1 space

Contractor must check and verify all dimensions and be responsible for same, reporting any discrepancies to the Engineer and architect before commencing work. Prints shall not be used for construction until signed 'Approved For Construction' by the Engineer. Prints are not to be scaled.

All drawings, prints and specifications are the property of the Engineer and shall be returned to him on completion of the All work shall be performed in accordance with the latest edition of the ONTARIO BUILDING CODE, NATIONAL BUILDING CODE and regulatory regulations of the Town of Caledon Building Department.

These notes are to be read in conjunction with all drawings and specifications.

No.	Date:	Revision:	D'wn.	Ch'c
1.	08/23/2021	ISSUED FOR SPA	N.R.	Н.М.



KEY PLAN SCALE: N.T.S.

TOWN OF CALEDON

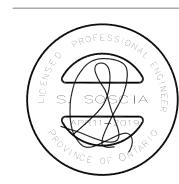
REGIONAL MUNICIPALITY OF PEEL

LEGAL DESCRIPTION: PART 2-SUBJECT TO EASEMENT IN GROSS AS IN INST. No. PR1070814 AND SUBJECT TO EASEMENT FOR ENTRY AS IN INST. No. PR1191573 PART 3-SUBJECT TO EASEMENT FOR ENTRY AS IN INST. No. PR1191573 PLAN OF SURVEY OF PART OF LOT 9, CONCESSION 5 (GEOGRAPHIC TOWNSHIP OF ALBION)

APPLICANT: HUMPHRIES PLANNING GROUP INC. 190 PIPPIN ROAD, SUITE A VAUGHAN, ON L4K 4X9 TEL: 905-264-7678 EXT. 244 EMAIL: rhumphries@humphriesplanning.com

OWNER: HARVESTONE CENTRE INC. 3 BROWNING COURT, BOLTON, ON L7E 5S6 TEL: 905-857-3266 EMAIL: vince@boltonrailings.com

ARCHITECTS / ENGINEERS: SOSCIA PROFESSIONAL ENGINEERS INC 10376 YONGE STREET, SUITE 307 RICHMOND HILL, ON L4C 3B8 TEL: 905 237 5410 FAX: 905 237 54I3 CEL: 416 704 3868 E-MAIL: hma@sosciaeng.ca







10376 YONGE STREET, SUITE 307 RICHMOND HILL, ON. L4C 3B8 www.sosciaeng.ca T 905. 237. 5410 F 905. 237. 5413

Project:
PROPOSED: STACKED TOWNHOUSES DEVELOPMENT 13656 EMIL KOLB PARKWAY CALEDON, ONTARIO SPA 2021-0077

Sheet title:	Job. no.
COVER SHEET	20-087

Checked: