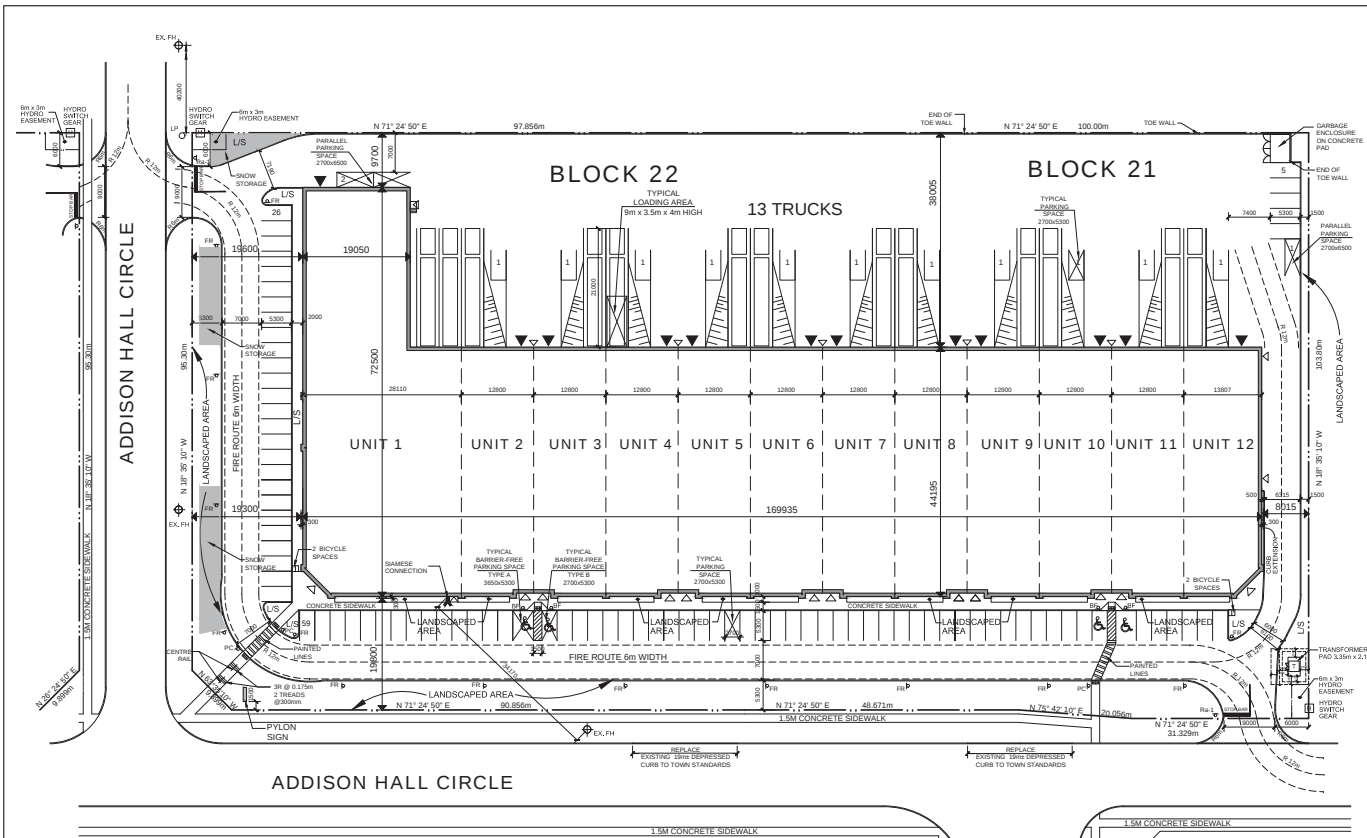
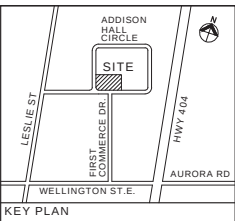




STATISTICS	
SITE AREA:	20,279 SM (5.01 Ac)
BUILDING AREA:	8,019 SM (86,315 SF)
GFA:	8,019 SM (86,315 SF)
COVERAGE:	39.54%
LANDSCAPING COVERAGE:	10% (2,038 SM)
PARKING REQUIRED:	
-INDUSTRIAL USES WITHIN BUSINESS PARK:	
1st 3,000mm @ 21,000mm=60 SPACES	
NEXT 3,000mm @ 11,000mm=36 SPACES	
REMAINING 2,019mm @ 0.5/100mm=10 SPACES	
TOTAL:	100 SPACES
-BARRIER-FREE 4% OF 100=4 SPACES	
TOTAL REQUIRED:	104 SPACES
PARKING PROVIDED:	100 SPACES
BARRIER-FREE PROVIDED:	4 SPACES
TOTAL PROVIDED:	104 SPACES
BICYCLE PARKING REQUIRED:	
-EMPLOYMENT USES 2+0.25/1000mm=GFA=4 SPACES	
BICYCLE PARKING PROVIDED:	4 SPACES
LOADING REQUIRED:	4 SPACES
LOADING PROVIDED:	13 SPACES

BUILDING 'B' STATISTICS	
UNIT NUMBER	AREA (SM)
1	1,773
2	564.5
3	564.5
4	564.5
5	564.5
6	564.5
7	564.5
8	564.5
9	564.5
10	564.5
11	564.5
12	601
TOTAL:	8,019

LEGAL DESCRIPTION:
BLOCKS 21 & 22 OF SUBDIVISION OF
PART OF BLOCK 6
REGISTERED PLAN 65M-3819 AND
PART OF LOT 23 AND 24 CONCESSION 3
(GEOGRAPHIC TOWNSHIP OF WHITCHURCH,
COUNTY OF YORK)
NOW IN THE
TOWN OF AURORA
REGIONAL MUNICIPALITY OF YORK



OBC 2012 MATRIX		BLOCKS 21 & 22								
Item	ONTARIO BUILDING CODE DATA PART 3			OBC REFERENCE						
1	Project Description: ☐ Change of Use ☐ Addition ☐ Alteration			☐ Part 11.1 to 11.4	☒ Part 31.1.2 9.10.1.3					
2	Major Occupancy(s) GROUP "F" DIVISION 2			3.1.2.1.(1)	9.10.2					
3	Building Area(s) Existing: 0 New: 8,019 Total: 8,019			1.4.1.2	1.4.1.2					
4	Gross Area Existing: 0 New: 8,019 Total: 8,019			1.4.1.2	1.4.1.2					
5	Number of Storeys Above Grade: 1 Below Grade: 0			3.2.1.1.4 1.4.1.2	1.1.2.4					
6	Number of Streets / Access Routes 2 (TWO)			3.2.2.10 & 3.2.5	9.10.20					
7	Building Classification 3.2.2.70A			3.2.2.20-.83	9.10.4					
8	Sprinkler System Proposed ☐ Entire building ☐ Basement only ☐ In lieu of roof rating ☐ Not required			3.2.2.20-.83 3.2.1.5 3.2.2.17	9.10.8					
9	Standpipe required ☐ Yes ☒ No			3.2.9	N/A					
10	Fire Alarm required ☐ Yes ☒ No			3.2.4	9.10.18.2					
11	Water Service / Supply is Adequate ☒ Yes ☐ No			3.2.5.7	N/A					
12	High Building ☐ Yes ☒ No			3.2.5	N/A					
13	Permitted Construction Actual Construction: ☐ Combustible ☐ Non-combustible			3.2.2.20-.83	9.10.6					
14	Mezzanine(s) Area m² Actual Construction: ☐ Combustible ☒ Non-combustible			N/A	3.2.1.1.(3)-(8) 9.10.41					
15	Total Occupancy Load Occupancy: N/A Load: N/A 1st Floor: N/A Load: 200 2nd Floor: N/A Load: N/A 3rd Floor: N/A Load: N/A			3.1.17	9.10.1.3					
16	Barrier-free Design ☐ Yes ☒ No (Exempt)			3.8	9.5.2					
17	Hazardous Substances ☐ Yes ☒ No			3.3.1.2 & 3.3.1.19	9.10.1.3(4)					
18	Required Fire Resistance Rating (FRR) Horizontal Assemblies FRR (Hours) Floors: 34 Hours Roof: 0 Hours Mezzanine: N/A Hours FRR of Supporting Members Floors: 34 Hours Roof: 0 Hours Mezzanine: N/A Hours			3.2.2.20-.83 or Description (SG-2) N/A N/A N/A Listed Design N° or (SG-2) N/A	9.10.8 9.10.9					
19	Spatial Separation - Construction of Exterior Walls			3.2.3	9.10.14					
20	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. Const. Non-Comb. Const.	
	North	>200	15	N/A	50	N/A	1	1500mm CONCRETE	✓	✓
	South	>200	>15	N/A	100	N/A	1	1500mm CONCRETE	✓	✓
	East	>200	9.1	N/A	34	10	1	1500mm CONCRETE	✓	✓
	West	>200	>15	N/A	100	N/A	0	N/A	✓	✓

LEGEND:	
	CONCRETE CURB
	HC RAMP (DETAILS ON A-1.1.dwg)
	MAN DOOR LOCATIONS
	DRIVE-IN OVERHEAD DOOR
	FIRE HYDRANT
	LIGHT POLE
	HYDRO SWITCH GEAR
	TRANSFORMER
	LANDSCAPED AREA
	PAINTED LINES
	STOP BAR
	BARRIER-FREE SIGN
	STOP SIGN
	FIRE ROUTE SIGN
	PEDESTRIAN CROSSING SIGN

NO.	ISSUED	BY	DATE	NO.	REVISED	BY	DATE
1	FOR SPA	IP	Dec. 11, 2019	1	PER SPA COMMENTS	IP	June 26, 2020
2	RE-ISSUED FOR SPA	IP	June 26, 2020				

Cambria Design Build Ltd.
1250 Journey's End Circle, Unit #1
Newmarket, ON L3Y 0B9
TEL 905-830-5025
www.cambriadesign.ca

GLUCK PARTNERSHIP ARCHITECTS INC.
156 DUNCAN MILL ROAD, TORONTO, ONTARIO, M8B 3N2
SUIE 5
TEL 416-498-0201

INDUSTRIAL BUILDING B
ADDISON HALL CIRCLE
BLOCKS 21 & 22
TOWN OF AURORA, ONTARIO

SITE PLAN

THOMAS GLUCK ARCHITECTS
1540 HWY 7
M3H 5B9

DRAWN: IP
CHECKED: TG
SCALE: 1/4"=1'-0"
DATE: NOVEMBER 06, 2018
PROJECT NO: 1881
DWG NO: 1881