

PROPOSED USES:

- RESIDENTIAL
- OFFICE COMMERCIAL
- RETAIL COMMERCIAL
- OTHER COMMERCIAL
- SOCIAL, RECREATIONAL AND CULTURAL
- PARKS AND OPEN SPACE
- PARKING GARAGE



DIMENSIONS		
AREA OWNED BY DEVELOPER	17,896 SF /	1,663 M2
AREA PURCHASED FROM CITY	118,893 SF /	11,045 M2
TOTAL SITE AREA	136,789 SF /	12,708 M2
PROPOSED HEIGHT	496'-9" /	151.41 M
NUMBER OF STOREYS	52	
PROPOSED DENSITY (FSR)	5.08	
	(@ 694,877 SF / 64,554 M2)	
FLOOR AREAS (FSR)		
RESIDENTIAL:	447,185 SF /	41,543 M2
RENTAL:	52,609 SF /	4,887 M2
RETAIL:	74,311 SF /	6,903 M2
GYM/YOGA/POOL:	23,912 SF /	2,221 M2
OFFICE:	76,991 SF /	7,152 M2
LOADING:	17,779 SF /	1,652 M2
MECHANICAL:	1,159 SF /	108 M2
TOTAL FLOOR AREAS (GFA)	694,877 SF /	64,554 M2
PARKING	282,945 SF /	26,286 M2
EXCLUSIONS		
IN-SUITE STORAGE	1,800	167
BALCONIES	82,070	7,624

PARKING DATA		MIN	MAX	PROP.
BLDG 1+2				
RESIDENTIAL	447,185 SF / 41,543 M2 / 407 UNITS	297	N/A	381
RENTAL	52,609 SF / 4,887 M2 / 95 UNITS	35	N/A	27
NON RESIDENTIAL	88,477 SF / 8,220 M2	57	71	36
BLDG 3				
NON RESIDENTIAL	48,345 SF / 4,491 M2	31	39	28
BLDG 4				
NON RESIDENTIAL	57,338 SF / 5,327 M2	37	46	37
ON STREET		-	-	100
TOTAL		456	N/A	609

LOADING DATA		CLASS A	CLASS B	CLASS C
BLDG 1+2				
RESIDENTIAL + RENTAL	499,794 SF / 46,431 M2			
NON RESIDENTIAL	88,477 SF / 8,220 M2	6	6	6
BLDG 3				
OFFICE	32,551 SF / 3,024 M2			
RETAIL/STORAGE	12,933 SF / 1,201 M2	2	2	-
BLDG 4				
OFFICE	40,085 SF / 3,724 M2			
RETAIL/STORAGE	15,114 SF / 1,404 M2	2	1	1

BICYCLE STORAGE		PROPOSED
SEE TRANSPORTATION REPORT		723 BICYCLES