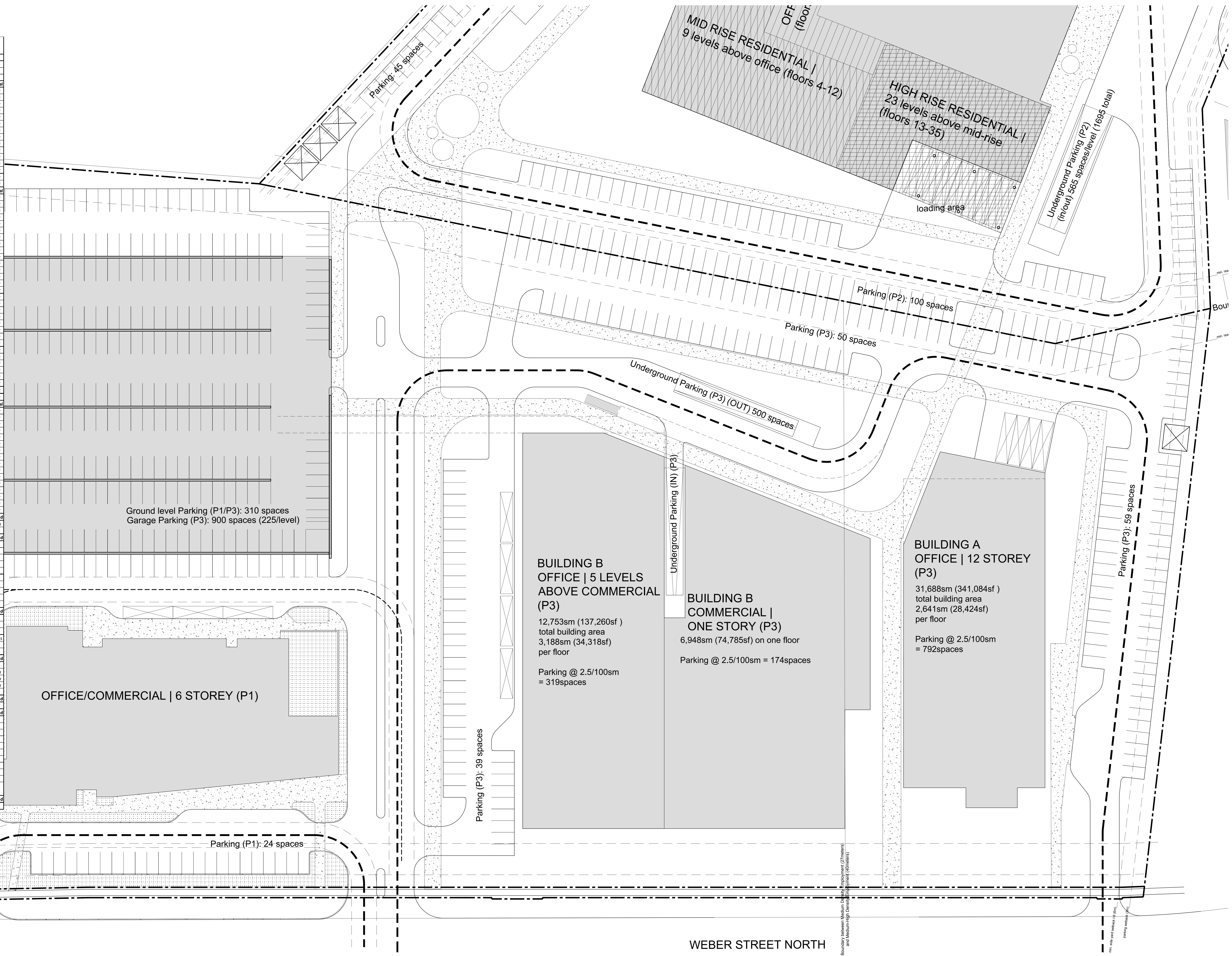


SCHEMATIC SITE PLAN DATA CHART (P3)

Planning Information				
Address	450 and 460 Weber (Phase 3)			
Zoning	I-6 and Official Plan			
Area Specific Zoning				
Site Breakdown		Metric	Imperial	
Gross Site Area (prior to road widening)	47,262.5 sqm	508,228.4 sqft		
2.5m @ front takes for road widening	728.9 sqm	7,853.4 sqft		
Net Site Area	46,533.6 sqm	500,375.0 sqft		
Building A Area (footprint)	2,641.0 sqm	28,427.5 sqft		
Building B Area (footprint)	6,948.0 sqm	74,787.6 sqft		
Parking Garage Area (footprint)	6,459.7 sqm	69,531.6 sqft		
P1 Building Area (footprint)	2,760.0 sqm	29,708.4 sqft		
Total Building Area (footprint)	18,808.7 sqm	202,455.2 sqft		
Asphalt	#VALUE! sqm	#VALUE! sqft		
Sidewalk	#VALUE! sqm	#VALUE! sqft		
Open Space (at Grade)	#VALUE! sqm	#VALUE! sqft		
Roof Top Outdoor Amenity	#VALUE! sqm	#VALUE! sqft		
Total Landscape Open Space (% min.)	#VALUE! sqm	#VALUE! sqft		
Max Ancillary Uses (P3)	15%	8,187.0 sqm	88,124.1 sqft	
Total Ancillary Uses (P3)	13%	6,948.0 sqm	74,787.6 sqft	
Building Area by Floor		Metric	Imperial	
Parking level	15,900.7 sqm	171,153.8 sqft		
First floor	2,641.0 sqm	28,427.5 sqft		
Second floor	2,641.0 sqm	28,427.5 sqft		
Third floor	2,641.0 sqm	28,427.5 sqft		
Fourth floor	2,641.0 sqm	28,427.5 sqft		
Fifth floor	2,641.0 sqm	28,427.5 sqft		
Sixth floor	2,641.0 sqm	28,427.5 sqft		
Seventh floor	2,641.0 sqm	28,427.5 sqft		
Eighth floor	2,641.0 sqm	28,427.5 sqft		
Ninth floor	2,641.0 sqm	28,427.5 sqft		
Tenth floor	2,641.0 sqm	28,427.5 sqft		
Eleventh floor	2,641.0 sqm	28,427.5 sqft		
Twelfth floor	2,641.0 sqm	28,427.5 sqft		
Penthouse	780 sqm	#VALUE! sqft		
Total	47,502.7 sqm	512,288.6 sqft		
First floor	6,948.0 sqm	74,787.6 sqft		
Second floor	3,188.0 sqm	34,315.3 sqft		
Third floor	3,188.0 sqm	34,315.3 sqft		
Fourth floor	3,188.0 sqm	34,315.3 sqft		
Fifth floor	3,188.0 sqm	34,315.3 sqft		
Sixth floor	3,188.0 sqm	34,315.3 sqft		
Penthouse	780 sqm	#VALUE! sqft		
Total	22,888.0 sqm	246,364.4 sqft		
First floor	6,459.7 sqm	69,531.6 sqft		
Second floor	6,459.7 sqm	69,531.6 sqft		
Third floor	6,459.7 sqm	69,531.6 sqft		
Fourth floor	6,459.7 sqm	69,531.6 sqft		
Fifth floor	6,459.7 sqm	69,531.6 sqft		
Total	32,298.5 sqm	347,658.1 sqft		
P1 Building	17,595.0 sqm	189,391.0 sqft		
Total Building Area	120,374.2 sqm	1,295,697.1 sqft		
Building Area by Occupancy		Permitted	Metric	Imperial
Floors 1-12 Building A - Office	31,692.0 sqm	341,129.8 sqft		
Floor 0 Building A/B - Parking	15,900.7 sqm	171,153.8 sqft		
First floor building B - Commercial	6,948.0 sqm	74,787.6 sqft		
Floors 2-6 building B - Office	15,940.0 sqm	171,576.7 sqft		
Floors 1-5 Parking Garage	32,298.5 sqm	347,658.1 sqft		
Building A Penthouse	780 sqm	#VALUE! sqft		
Building B Penthouse	780 sqm	#VALUE! sqft		
P1 Building - Commercial	1,428.0 sqm	15,320.9 sqft		
P1 Building - Daycare	677.0 sqm	7,287.2 sqft		
P1 Building - Service/Penthouse	495.0 sqm	5,328.1 sqft		
P1 Building - Office	14,995.0 sqm	161,404.8 sqft		
Total - Commercial/Daycare	9,053.0 sqm	97,445.7 sqft		
Total - Office	62,627.0 sqm	674,111.4 sqft		
Total - Parking Garage	48,199.2 sqm	518,811.9 sqft		
Total - Service	495.0 sqm	5,328.1 sqft		
Total - Building	121,051.2 sqm	1,302,984.3 sqft		
Lot		Required	Provided	
Minimum Lot Area	7 sqm	46,523.6 sqm		
Minimum Lot Frontage (Weber)	7 m	293.5 m		
Setbacks		Required	Provided	
Building A/B	Front Yard - West	min 10.5 m	14.1 m	
	max	N/A m	N/A m	
	Side Yard - South	min 6 m	26.4 m	
	Side Yard - North	min 6 m	144.1 m	
Rear Yard - East	min	7.5 m	30.9 m	
	max	?? m	?? m	
	Side Yard - South	min 7.5 m	N/A m	
	Side Yard - North	min 7.5 m	203.1 m	
Rear Yard - East	min	7.5 m	30.9 m	
	max	?? m	?? m	
	Side Yard - South	min 7.5 m	N/A m	
	Side Yard - North	min 7.5 m	203.1 m	
Rear Yard - East	min	7.5 m	30.9 m	
	max	?? m	?? m	
	Side Yard - South	min 7.5 m	N/A m	
	Side Yard - North	min 7.5 m	203.1 m	
Building Height		Required	Provided	
A	Number of Storeys (OP)	max 12 st	12 st	
	Building Height	min 7.5 m	N/A m	
	max 27 m	51.8 m		
B	Number of Storeys (I-G)	Max. 6 Storeys	6 Storeys	
	Building Height	min N/A m	N/A m	
	max 27.0 m	26.6 m		
Landscape Open Space		Required	Provided	
Landscape Area (% of lot area)	30%	0.0%		
Landscape Area at Grade	TBD sqm			
Roof Top Outdoor Amenity	TBD sqm			
Total Landscape Open Space	14,178.8 sqm	0.0 sqm		
Garbage Enclosure	TBD			
Vehicular Access		Required	Provided	
Weber	1	3		
Parking		Rate	Required	Provided
PARKING SPACE	commercial	0.04	362	119 sur 243 pg 0 ug
	daycare	0.02	14	14 sur 0 pg 0 ug
	office	0.025	1,566	59 sur 967 pg 512 ug
	TOTAL PARKING		1,941	1,914
	BF Parking (% total)	0.02	39	39
Bike Parking		Rate	Required	Provided
	0.1	195	TBD	



450 Weber Schematic Site Plan - For Information Only - Subject to Change
P3_SITE PLAN | 2016.05.27