



- GENERAL NOTES:**
- FOR LANDSCAPE DETAILS REFER DRAWINGS L00 PREPARED BY STRYBOS BARRON KING LTD
  - ALL GRATES WILL HAVE A POROSITY OF LESS THAN 20mm X 20mm
  - ALL EXTERIOR LIGHTING (AT GRADE & AMENITY) WILL BE FULL CUTOFF & DIRECTED DOWNWARDS
  - BIRD FRIENDLY VISUAL MARKERS SHALL BE 5mm DIA. CERAMIC FRIT DOT @ 5cm ON CENTRE WITH A STRONG CONTRAST COLOUR
  - PRIOR TO SOLID WASTE COLLECTION SERVICES ARE TO BEGIN, THE OWNER SHALL PROVIDE THE CITY WITH A LETTER CERTIFIED BY A PROFESSIONAL ENGINEER THAT IN ALL CASES WHERE A COLLECTION VEHICLE IS REQUIRED TO DRIVE ONTO OR OVER A SUPPORTED STRUCTURE (SUCH AS AN UNDERGROUND PARKING GARAGE) THE STRUCTURE CAN SAFELY SUPPORT A FULLY LOADED COLLECTION VEHICLE (35,000 KILOGRAMS) AND CONFORMS TO THE FOLLOWING: 1) DESIGN CODE - ONTARIO BUILDING CODE, 2) DESIGN LOAD - CITY BULK LIFT VEHICLE IN ADDITION, AND 3) BUILDING CODE REQUIREMENT IMPACT FACTOR - 5% FOR MAXIMUM VEHICULAR SPEEDS TO 15 KM/H AND 30% FOR HIGHER SPEEDS
  - OWNER TO PROVIDE A FULLY TRAINED BUILDING MAINTENANCE PERSON TO ASSIST LARGE VEHICLE OPERATORS FOR REFUSE COLLECTION AND OTHER LARGE TRUCKS WITH THE BACK UP MOVEMENT TO AND FROM THE LOADING SPACE THE NON-RESIDENTIAL COMPONENT WILL ONLY SCHEDULE USE OF THE TYPE G LOADING SPACE ON DIFFERENT DAYS FROM THE COLLECTION DAYS OF THE RESIDENTIAL COMPONENT TO ENSURE THAT THE TYPE G LOADING SPACE WILL BE VACANT FOR CITY WASTE COLLECTION
  - REFER TO WASTE MANAGEMENT REPORT BY TETRA TECH SEPTEMBER 10, 2021

CLIENT  
LIGHTPOINT PROPERTIES INC.

**lightpoint**  
navigate opportunity

#600-3250 Bloor Street West,  
Toronto, ON M8X 2X9

**COPYRIGHT**  
This drawing has been prepared solely for the intended use, and any reproduction or distribution for any purpose other than authorized by IBI Group is forbidden. Written dimensions shall have precedence over scaled dimensions. Contractors shall verify and be responsible for all dimensions and conditions on the job, and IBI Group shall be informed of any variations from the dimensions and conditions shown on the drawing. Shop drawings shall be submitted to IBI Group for general conformance before proceeding with fabrication.

is a member of the IBI Group of companies

**KEY PLAN**

**ISSUES**

No.	DESCRIPTION	DATE
01	REZONING 1 SUBMISSION	2021/10/22

**MATERIAL KEY**

**SEAL**

**PROJECT**

170 Lakeshore Road East

PROJECT NO: 134368  
DRAWN BY: [ ] CHECKED BY: [ ]  
SCALE: 1:150 APPROVED BY: [ ]

**PRIME CONSULTANT**

**IBI** IBI GROUP ARCHITECTS  
7th Floor-55 St. Clair Avenue West  
Toronto ON M4V 2Y7 Canada  
tel: 416 596 1930 fax: 416 596 0644  
ibigroup.com

**SHEET TITLE**

**GROUND LEVEL**

**SHEET NUMBER** A3.03 **ISSUE**

SCALE CHECK