RESIDENTIAL UNIT COUNT B.F								
		RESIDENTIAL UNIT COUNT						
LEVEL	NUMBER OF REPEATED FLOOR	STUDIO	1B	1BD	2B	2BD	3B	TOTAL UNIT
LEVEL 1	1	0	0	0	1	0	0	1
LEVEL 2	1	3	0	0	0	0	0	3
LEVEL 3	1	4	0	5	1	0	0	10
LEVEL 4	1	4	0	5	1	0	0	10
LEVEL 5	1	3	0	5	2	0	0	10
LEVEL 6	1	3	0	5	2	0	0	10
LEVEL 7-8	2	6	0	10	4	0	0	20
LEVEL 9	1	4	0	0	1	0	2	7
		27	0	30	12	0	2	71

SALEABLE AREA					
		SALEABLE (RESIDENTIAL)		SALEABLE (RETAIL)	
LEVEL	NUMBER OF REPEATED FLOOR	SALEABLE	SALEABLE sf	RETAIL LEASABLE	RETAIL LEASABLE sf
LEVEL 1	1	1,205.3 m²	12,973 SF	1,423.6 m²	15,324 SF
LEVEL 2	1	1,416 m²	15,242 SF	0 m²	0 SF
LEVEL 3	1	3,364.3 m²	36,213 SF	0 m²	0 SF
LEVEL 4	1	3,622.9 m²	38,997 SF	0 m²	0 SF
LEVEL 5	1	2,838.6 m²	30,554 SF	0 m²	0 SF
LEVEL 6	1	2,867.9 m²	30,870 SF	0 m²	0 SF
LEVEL 7-8	2	5,250 m²	56,510 SF	0 m²	0 SF
LEVEL 9	1	2,458.4 m²	26,462 SF	0 m²	0 SF
MPH	1	0 m²	0 SF	0 m²	0 SF
		23,023.4 m²	247,822 SF	1,423.6 m²	15,324 SF

UNIT SIZE:

	SM	SF
STUDIO	**29**	**313**
	43	**458**
1B-1B+D	**43**	**458**
	63	**681**
2B-2B+D	**61**	**661**
	83	**893**
3B	**87**	**941**
	94	**1,013**

*GARBAGE	GARBAGE ROOM	REQUIRED sm	PROVIDED sm
	RESIDENTIAL	127.5	188.31
	RETAIL		138.58
	BULKROOM	10	41
	STAGING	44.4	55.85
	TOTAL (SM)	181.9	423.74

GARBAGE ROOM: MIN. 25 sm FOR THE FIRST 50 UNITS AND 13 sm FOR ADDITIONAL 50
STAGING: 5 sm FOR EVERY 50 UNITS
GARBAGE (1/50) RECYCLE (1/50) ORGANIC (1/100)

TOTAL RETAIL GARBAGE	
LEVEL	RETAIL GARBAGE
LEVEL 1	138.58 m²
	138.58 m²

TOTAL GARBAGE AREA	
LEVEL	GARBAGE AREA
P1	75.40 m²
LEVEL 1	285.16 m²
	360.56 m²

* MIN. CLEAR HEIGHT FOR LOADING = 7.5m

REQUIRED RESIDENTIAL BIKE		
RESIDENTIAL LONG-TERM(X0.6)	RESIDENTIAL SHORT-TERM (X0.15)	TOTAL
266.4	67	333

PROVIDED RESIDENTIAL SHORT-TERM BIKE		
LEVEL	TYPE	COUNT
Level 1	<varies>	48
		48

PROVIDED RESIDENTIAL LONG-TERM BIKE		
LEVEL	TYPE	COUNT
Level 1	RES. 1525X450 STACK BIKE	274
Level 1	RES. 1700X450 STACK BIKE	52
		326

PROVIDED TOTAL RESIDENTIAL SHORT/LONG-TERM BIKE		
LEVEL	TYPE	COUNT
Level 1	RES. 1525X450 STACK BIKE	274
Level 1	RES. 1700X450 STACK BIKE	52
Level 1	VIS. 1525X450 STACK BIKE	28
Level 1	VIS. 1700X450 STACK BIKE	20
		374

TOTAL RETAIL PARKING		
LEVEL	PARKING TYPE	COUNT
P1	RETAIL REGULAR PARKING	24
P1	RETAIL BARRIER FREE PARKING	2
		26

TOTAL VISITOR PARKING		
LEVEL	PARKING TYPE	COUNT
P1	VISITOR REGULAR PARKING	21
P1	VISITOR BARRIER FREE PARKING	1
		22

TOTAL RESIDENTIAL		
LEVEL	PARKING TYPE	COUNT
P2	RESIDENTIAL REGULAR PARKING	182
P1	RESIDENTIAL REGULAR PARKING	116
P2	RESIDENTIAL BARRIER FREE TYPE A PARKING	7
P1	RESIDENTIAL BARRIER FREE TYPE A PARKING	5
		310

TOTAL PROPOSED PARKING (TANDEM)		
LEVEL	PARKING TYPE	COUNT
P2	TANDEM REGULAR PARKING (SMALL CAR)	6
		6

TOTAL PROPOSED PARKING(INCLUDING TANDEM)		
LEVEL	PARKING TYPE	COUNT
P2	RESIDENTIAL BARRIER FREE TYPE A PARKING	7
P1	RESIDENTIAL BARRIER FREE TYPE A PARKING	5
		12
P2	RESIDENTIAL REGULAR PARKING	182
P1	RESIDENTIAL REGULAR PARKING	116
		298
P1	RETAIL BARRIER FREE PARKING	2
		2
P1	RETAIL REGULAR PARKING	24
		24
P2	TANDEM REGULAR PARKING (SMALL CAR)	6
		6
P1	VISITOR BARRIER FREE PARKING	1
		1
P1	VISITOR REGULAR PARKING	21
		21
		364

REQUIRED RETAIL BIKE		
RETAIL LONG-TERM (X0.085/100 sm)	RETAIL SHORT-TERM (X0.25)	TOTAL
1.21	3.56	4.77

PROVIDED RETAIL SHORT-TERM BIKE		
LEVEL	TYPE	COUNT
Level 1	RETAIL SHORT-TERM BIKE	4
		4

PROVIDED RETAIL LONG-TERM BIKE		
LEVEL	TYPE	COUNT
Level 1	RETAIL LONG-TERM BIKE	2
		2

PROVIDED TOTAL RETAIL SHORT/LONG-TERM BIKE		
LEVEL	TYPE	COUNT
Level 1	RETAIL LONG-TERM BIKE	2
Level 1	RETAIL SHORT-TERM BIKE	4
		6

PROVIDED RESIDENTIAL LOCKER		
LEVEL	LOCKER TYPE	COUNT
P2	RES. 1830X915 LOCKER	80
P1	RES. 1830X915 LOCKER	81
Level 1	RES. 1830X915 LOCKER	34
		195

Low Impact Design Features List

1. Development Density
   - The proposed development serves to maximize the permitted density on the land, maximizing efficient use of the lands while minimizing urban sprawl
2. Public Transportation Access
   - 21-51 Queen Street North will be located adjacent to several Mississauga Transit bus lines. Furthermore, it is a short bus ride to the GO Train, therefore encouraging mass transit and consequently reducing the carbon footprint.
3. Walkability
   - 21-51 Queen Street North will be situated within walking distance to public transit and retail, therefore encouraging mass transit. All the public and private walkways are continuous, accessible, and barrier-free. All the building entries are connected to pedestrian pathways.
4. Bicycle Storage
   - Conveniently located bicycle parking spaces for residents and visitors have been proposed to encourage bicycle use as an alternative form of transportation
5. Green Roof System
   - Where feasible, all portions of the roof will have either a high solar reflectance surface, outdoor amenity areas or a “green roof” created through the use of plant material, reducing temperature extremes inside the buildings and providing attractive views from suites. These areas will not only help to reduce energy use and the heat island effect but will also serve as outdoor amenity and recreation areas.
6. New Trees
   - New shade trees along all street frontages and public walkways will be provided in areas with sufficient soil quality and volume.
   - Previous hardscape areas will be converted to landscape areas and act as a buffer between existing residents and the proposed building.
7. Erosion And Sediment Control
   - The erosion and sediment control plan for the site will be designed in conformance with the City of Mississauga and Credit Valley Conservation Authority guidelines. Construction management will be taking erosion and sediment control measures as well as following the requirements of the grading plan to prevent loss of topsoil, while also working to contain dust within the site.
8. Green Site Maintenance
   - A comprehensive site maintenance program will be implemented.
9. Heat Island Effect (Non-Roof and Roof)
   - Of the vehicular parking provided, all will be contained within underground parking levels. This will reduce the heat island effect which results from exposed surface parking lots
10. Indoor Water Use Reduction
    - To reduce water consumption, high-efficiency toilets and water reducing fixtures will be provided.
11. Tri-Sorter Recycling
    - A tri-sorter system will be installed and made accessible to each residential floor, allowing for convenient separation and disposal of recyclables and refuse.
12. Regional Material
    - Construction materials where available will be sourced from the GTA to minimize the carbon footprint associated with the shipment of materials.
13. Pedestrian Walkways (Incorporated)
    - Private sidewalks and walkways are continuous, universally accessible, barrier-free, and clearly designated. Sidewalks within immediate site vicinity have a buffer of vegetation between traffic and the walkway.
    - New sidewalks and pathways are proposed intended for the enjoyment of residents.
    - Walkways will have various shaded, resting spots for relaxation and recreation
14. Site and Building Lighting (Incorporated)
    - Install exterior light fixtures that are properly shielded to prevent glare and/or light to trespass onto any neighbouring properties.
    - Avoid up-lighting from exterior light fixtures mounted on buildings unless they are designated as an integral component to a heritage structure.

3	2023-06-19	RE ISSUED FOR OPA & ZBA COORDINATION
2	2022-01-07	ISSUED FOR OPA & ZBA COORDINATION
1	2021-03-02	ISSUED FOR PRE-APPLICATION MEETING

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CLIENT:
LAMB DEVELOPMENT CORP

PROJECT:
THE MISS QUEEN
21-51 QUEEN ST. N, MISSISSAUGA, ONTARIO

SCALE:

DATE:
DECEMBER 2020

TITLE:
STATISTICS

PROJECT NO.
20-121

A-003