

PROJECT DATA

PID: 41394024

ZONE: RDD

LOT AREA: +/- 29,000 SF / 0.67 ACRES

GROUND FLOOR COMMERCIAL SPACE  
@ SOUTH: +/- 2,475 SF  
@ NORTH: +/- 3,775 SF

RESIDENTIAL UNIT MAKEUP

LEVEL	NO. UNITS	BACHELOR	DENSITY
P1 - P2	0	0	0
RES 3	7	7	7
RES 4	12	12	12
RES 5	12	12	12
RES 6	12	12	12
RES 7	12	12	12
TOTALS	55	55	55 PERSONS

PARKING

INTERIOR: 55 (incl. 3 BARRIER FREE)  
EXTERIOR (SURFACE): +/- 19 (incl. 1 BARRIER FREE)

PARKING SPACE MINIMUM DIMENSION: 8'-0" x 16'-0"  
PARKING RATIO: MINIMUM 0.9 SPACES PER SUITE

BICYCLE

0.5 SPACES / RESIDENTIAL UNIT: 55 x 0.5 = 28 REQ'D

80% CLASS 'A' : 22 SPACES  
20% CLASS 'B' : 6 SPACES

LOT INFORMATION

LOT AREA	+/- 29,000 SF
BUILDING FOOTPRINT AT GRADE	+/- 12,840 SF
BUILDING FOOTPRINT ABOVE PODIUM	+/- 12,560 SF
DRIVEWAYS	+/- 9,015 SF

LANDSCAPED OPEN SPACE

PROVIDED	+/- 7,200 SF
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RECREATIONAL SPACE

INDOOR COMMON AMENITY SPACE	+/- 1,065 SF
TERRACES / BALCONIES	+/- 5,410 SF

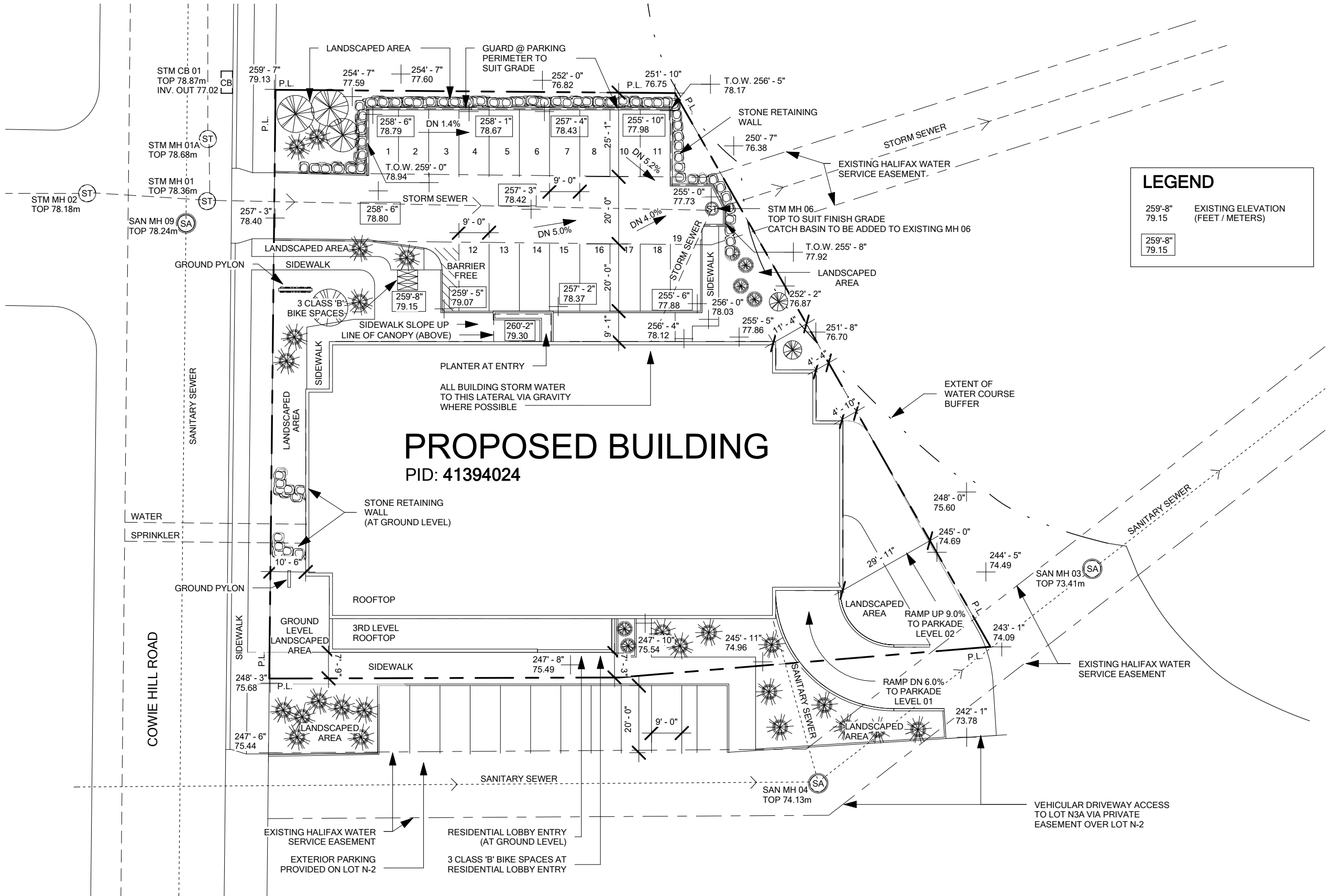
PROVIDED	+/- 6,475 SF
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OPEN SPACE  
(Landscaped open space + Recreational area)

LANDSCAPED OPEN SPACE	+/- 7,200 SF
RECREATIONAL SPACE	+/- 6,475 SF

PROVIDED	+/- 13,675 SF
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NOTE: ALL AREAS APPROXIMATE.



LOT N3A  
COWIE HILL ROAD  
HALIFAX NS



REVISIONS	NO.	DESCRIPTION	DATE

- ALL CONSTRUCTION TO MEET ALL APPLICABLE CODES, STANDARDS, BY-LAWS, ETC.
- DO NOT SCALE THIS DRAWING FOR CONSTRUCTION PURPOSES. USE FIGURED DIMENSIONS AS NOTED.
- ALL DIMENSIONS AND CONDITIONS TO BE VERIFIED ON SITE. ALL DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT AND AGREED UPON BEFORE PROCEEDING.

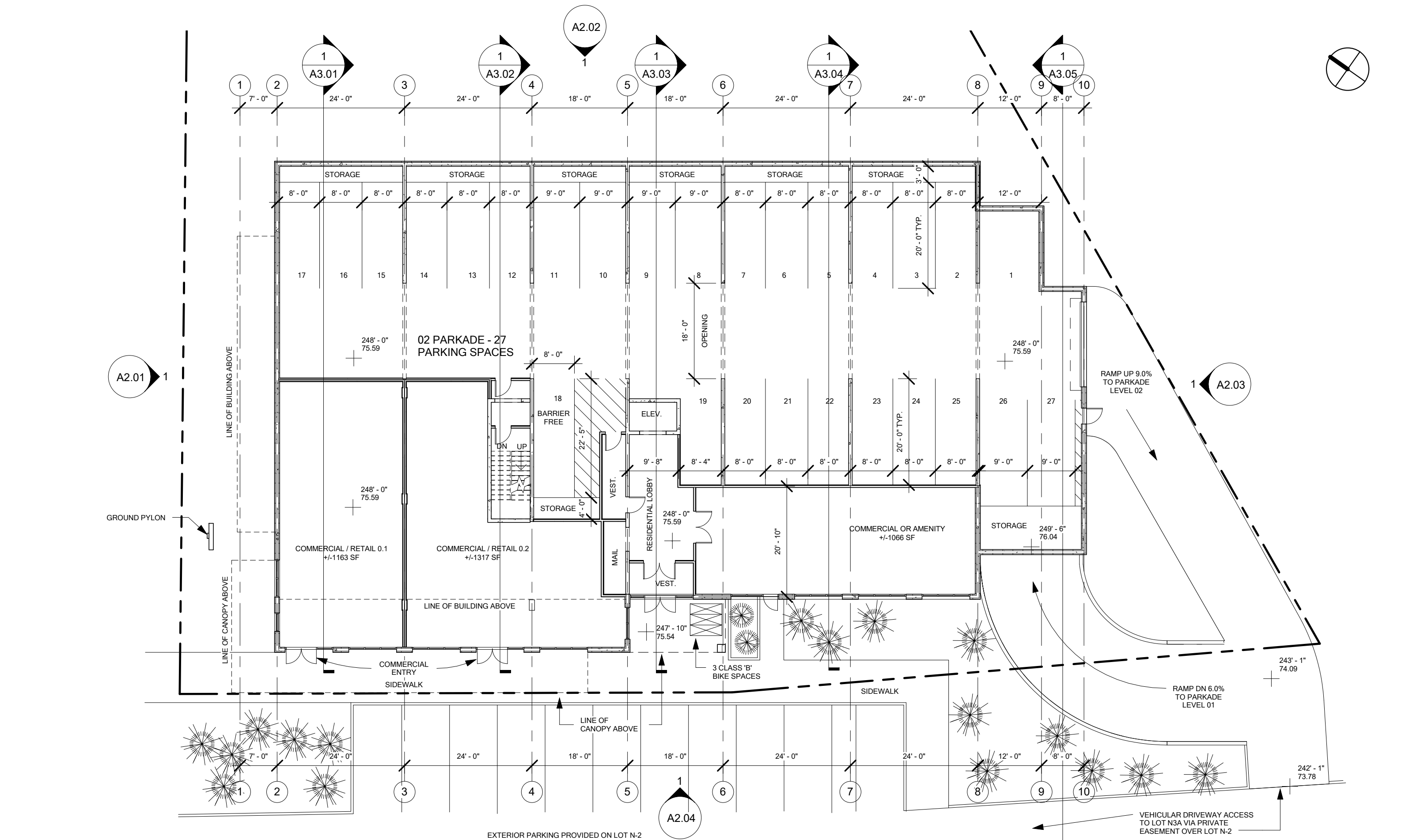


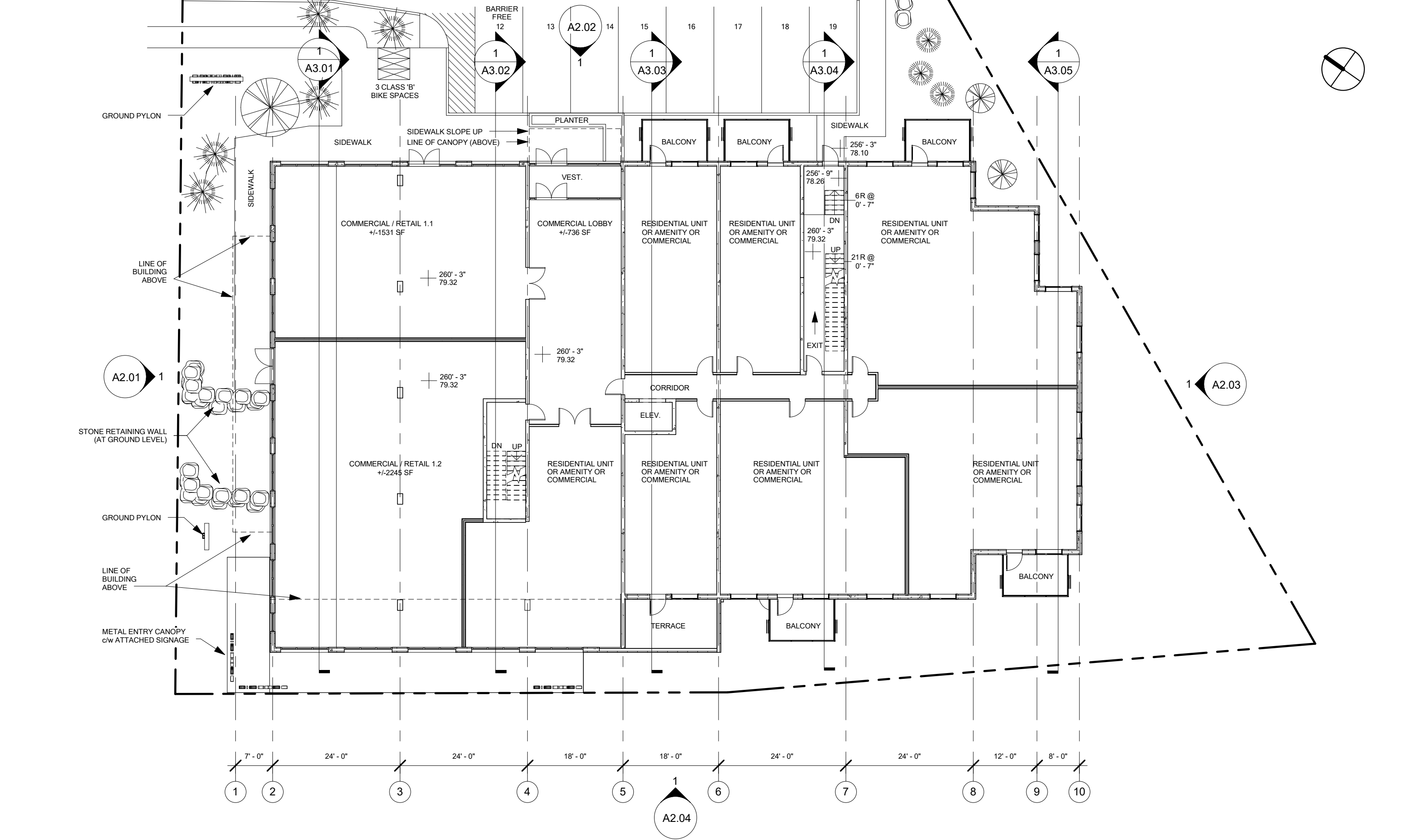
ISSUED FOR:  
DEVELOPMENT  
AGREEMENT  
APPLICATION

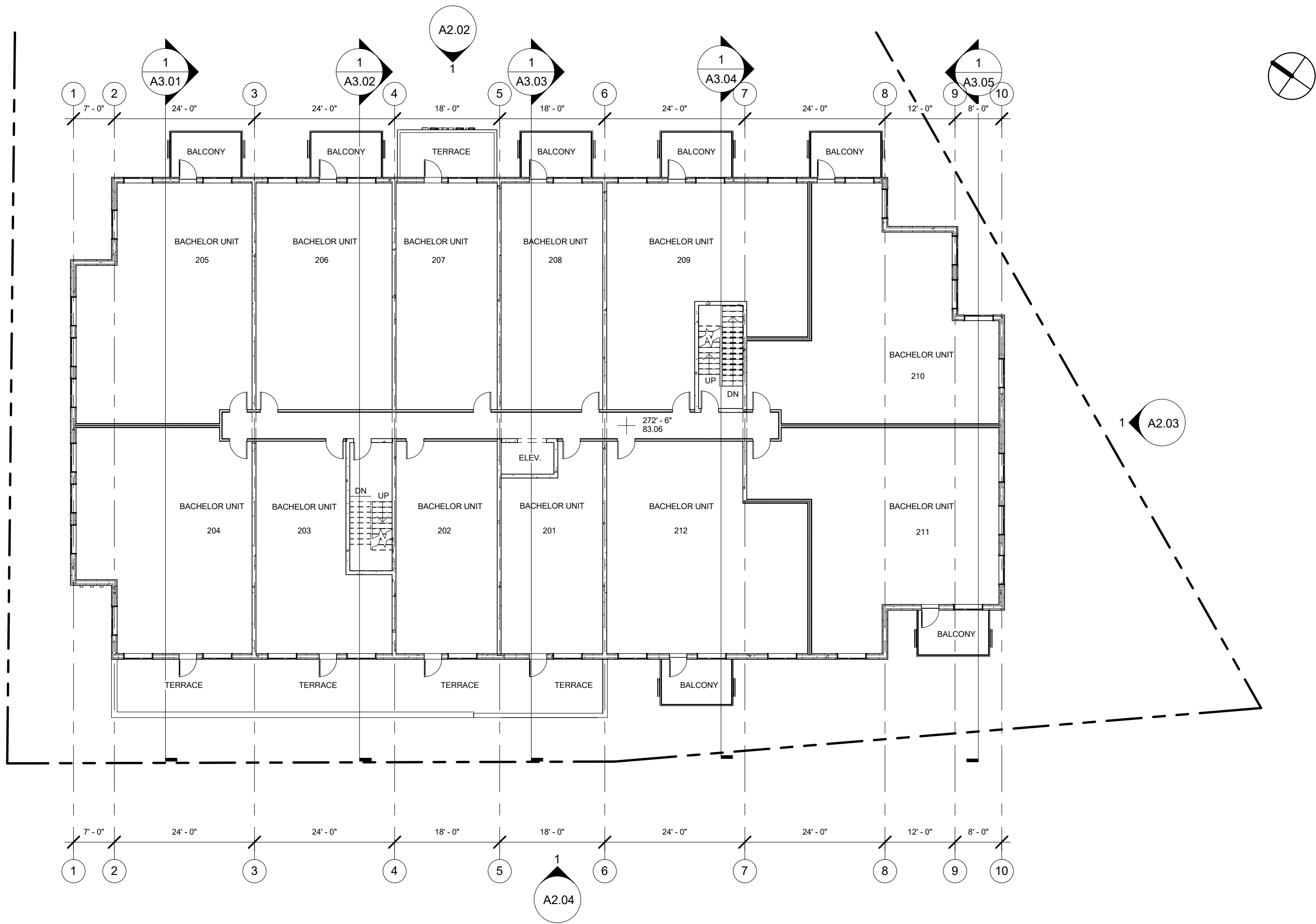
DRAWING:  
SITEPLAN  
SCALE:  
1" = 30'-0"

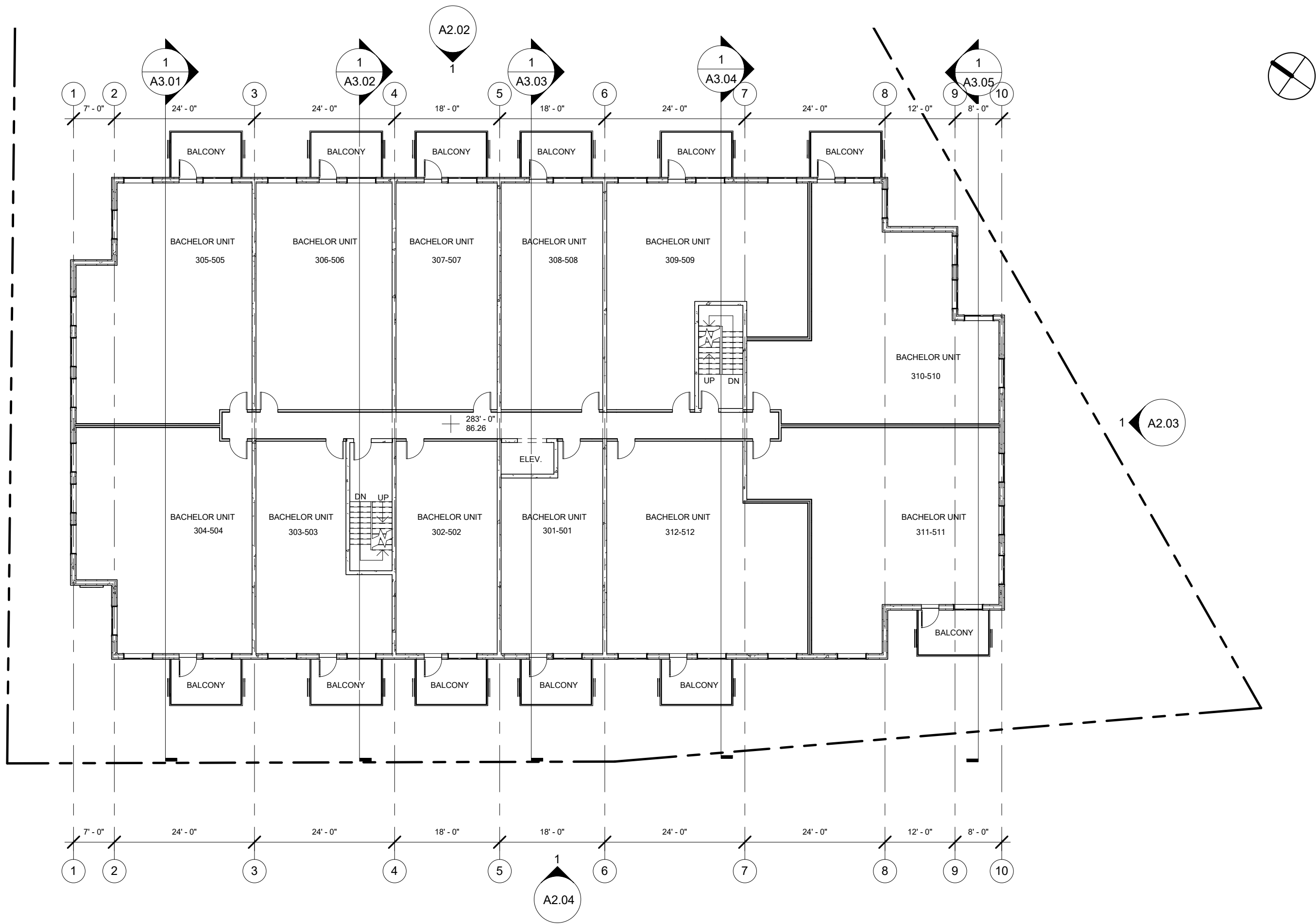
DATE:  
2016-11-08  
DRAWING NO.:  
A0.02

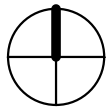












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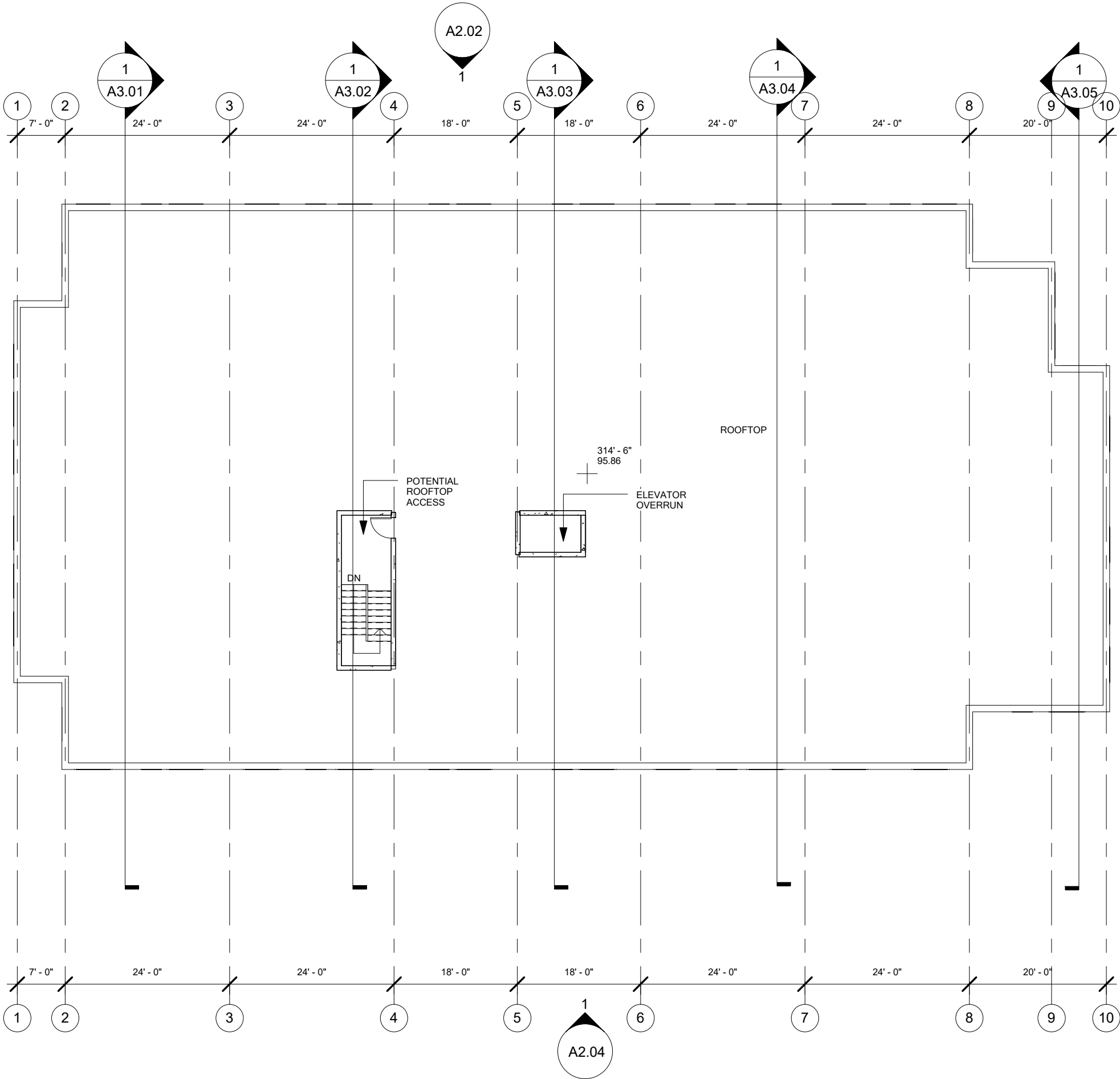


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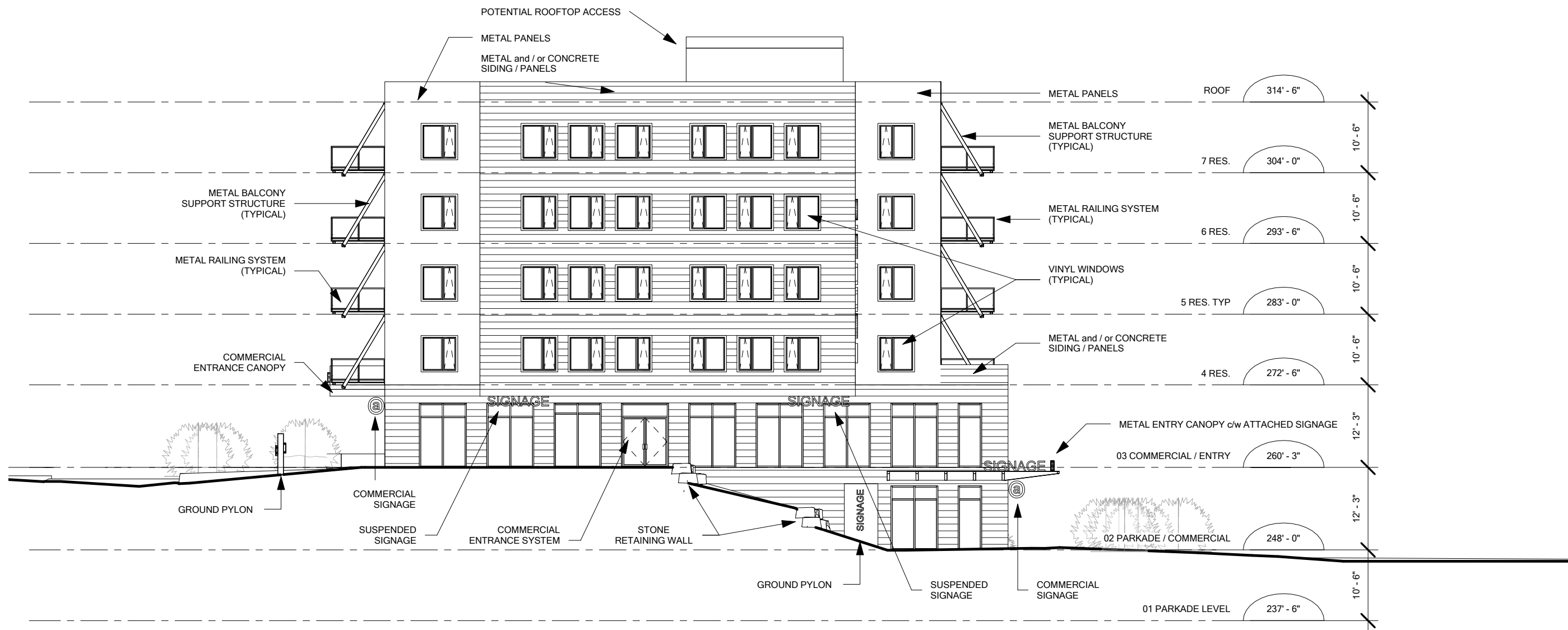
DRAWING:  
08 ROOF  
SCALE:  
1/16" = 1'-0"

DATE:  
2016-11-08

DRAWING NO.:  
A1.07







NOTE:  
EXTERIOR CLADDING COMBINATION  
OF METAL, CEMENTITIOUS FIBRE,  
AND VINYL SIDING TYPES

LOT N3A COWIE HILL ROAD HALIFAX NS	REVISIONS	NO.	DESCRIPTION	DATE	<div>1. ALL CONSTRUCTION TO MEET ALL APPLICABLE CODES, STANDARDS, BY-LAWS, ETC.</div> <div>2. DO NOT SCALE THIS DRAWING FOR CONSTRUCTION PURPOSES. USE FIGURED DIMENSIONS AS NOTED.</div> <div>3. ALL DIMENSIONS AND CONDITIONS TO BE VERIFIED ON SITE. ALL DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT AND AGREED UPON BEFORE PROCEEDING.</div>	<div>MICHAEL APIER ARCHITECTURE</div> <div>www.mnarch.ca • 902.455.5522</div>	ISSUED FOR: DEVELOPMENT AGREEMENT APPLICATION	DRAWING: WEST ELEVATION	DATE: 2016-11-08
								SCALE: 1/16" = 1'-0"	DRAWING NO.:
									A2.01





NOTE:  
EXTERIOR CLADDING COMBINATION  
OF METAL, CEMENTITIOUS FIBRE,  
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LOT N3A  
COWIE HILL ROAD  
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ISSUED FOR:  
DEVELOPMENT  
AGREEMENT  
APPLICATION

DRAWING: SOUTH ELEVATION	DATE: 2016-11-08
SCALE: 1/16" = 1'-0"	DRAWING NO.: A2.04

