

# BRIDGEPORT & WEBER

115 & 133 BRIDGEPORT RD. E., WATERLOO

## ZBA/OPA

ISSUED ON 2023.11.27

- 1.01 INSPIRATION
- 1.02 INSPIRATION
- 1.03L INSPIRATION- LANDSCAPE
- 1.03 CONTEXT PLAN

- SPA.01 SITE PLAN
- SPA.05 LANDSCAPE OPEN SPACE DIAGRAM
- 1.5 SITE STATISTICS

- 2.1 FLOOR PLANS
- 2.2 FLOOR PLANS
- 2.3 FLOOR PLANS
- 2.4 FLOOR PLANS
- 2.5 FLOOR PLANS
- 2.6 FLOOR PLANS
- 2.7 FLOOR PLANS
- 2.8 FLOOR PLANS
- 2.9 FLOOR PLANS
- 2.10 FLOOR PLANS
- 2.11 FLOOR PLANS
- 2.12 FLOOR PLANS
- 2.13 FLOOR PLANS
- 2.14 FLOOR PLANS

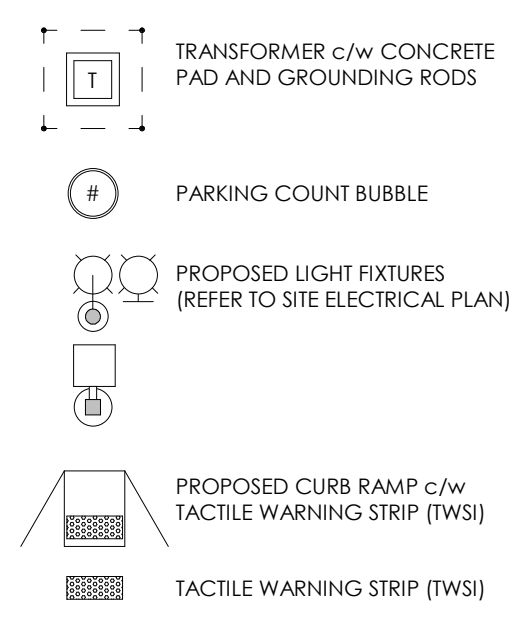
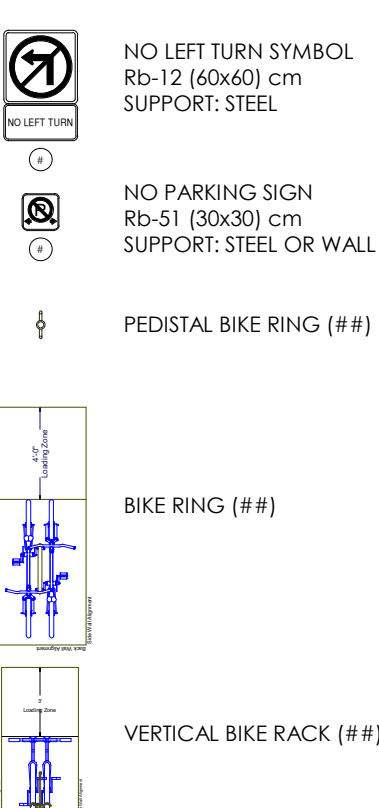
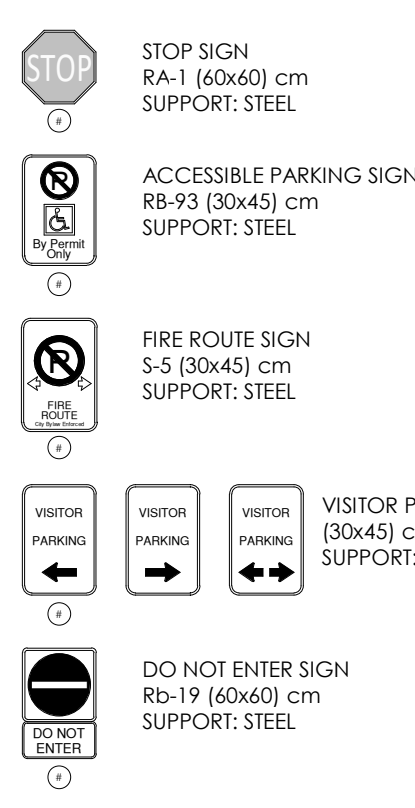
- 3.1 ELEVATIONS
- 3.2 ELEVATIONS
- 3.3 ELEVATIONS
- 3.4 ELEVATIONS

- 5.1 PERSPECTIVE
- 5.2 PERSPECTIVE
- 5.5 RENDERED PERSPECTIVE
- 5.6 RENDERED PERSPECTIVE
- 5.7 RENDERED PERSPECTIVE

- SPA 8.1 SPA SHADOW ANALYSIS



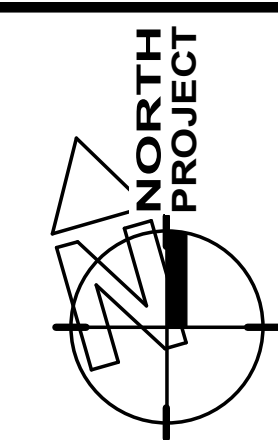
|                                                                                   |                            |
|-----------------------------------------------------------------------------------|----------------------------|
|  | EXISTING HYDRO POLE        |
|  | EXISTING HYDRO POLE        |
|  | EXISTING SIGN              |
|  | EXISTING BELL BOX          |
|  | CATCHBASIN                 |
|  | MANHOLE                    |
|  | EXISTING STANDARD IRON BAR |
|  | ENTRANCE ARROW             |
|  | FIRE DEPARTMENT CONNECTION |
|  | FIRE HYDRANT               |
|  | BARRIER FREE PARKING SPACE |
|  | FLUSH CURBING (FC)         |
|  | CONCRETE CURB              |
|  | PROPERTY LINE              |
|  | PROPOSED FENCE             |
|  | LANDSCAPED AREA            |
|  | CONCRETE AREA              |



1. LEGAL DESCRIPTION:
2. SITE INFORMATION TAKEN FROM ACI SURVEY
3. FOR SITE GRADING, SERVICES & STORM WATER MANAGEMENT REFER TO DRAWINGS PREPARED BY CROZIER CONSULTING ENGINEERS
4. FOR LANDSCAPE WORK REFER TO DRAWINGS PREPARED BY HMBG CONSULTANTS
5. FOR SITE LIGHTING REFER TO DRAWINGS PREPARED BY MIGHTION ENGINEERING
6. ALL ROADS & ISLANDS SHALL HAVE 150mm CURBS UNLESS NOTED OTHERWISE.
7. CURB RADIUS = 1.20m unless otherwise dimensioned.
8. STANDARD PARKING STALLS TO BE 2.8m x 5.5m. BARRIER FREE PARKING STALLS TO MEET CITY OF WATERLOO REQUIREMENTS FOR TYPE A (3.4m x 5.5m) AND TYPE B (2.4m x 5.5m) INCLUDING ALL APPLICABLE ACCESS AISLES (1.5m WIDE).
9. ALL OUTDOOR LIGHTING MUST BE FULL CUT-OFF AND HAVE NO GLARE.
10. ALL PROTECTION FENCING SHOULD BE ERECTED AROUND ALL EXISTING LANDSCAPED AREAS AND SHOULD REMAIN ON SITE FOR THE DURATION OF THE CONSTRUCTION.
11. ALL ROOF-TOP EQUIPMENT TO BE SCREENED AND/OR LOCATED SO THAT IT CANNOT BE VIEWED FROM THE STREET. SIGNAGE (BUILDING, PYLON & OTHERWISE) NOT APPROVED VIA THE SITE PLAN APPROVAL PROCESS.
12. THERE WILL BE NO OUTDOOR STORAGE OF ANY ITEMS ON SITE.
13. ALL GARAGE TO BE STORED INTERNALLY AND ROLLED OUT FOR PICKUP.
14. LIGHT FIXTURES & BOLLARDS ARE NOT TO OBSTRUCT PEDESTRIAN MOVEMENT.
15. ALL SNOW TO BE REMOVED FROM SITE.
17. LIGHTING IN PARKING GARAGE TO BE RECESSED AND MUST NOT SPILL OUT, SHOULD NOT "GLARE" OVER TO STREET OR PROPERTIES NOR SHOULD THE LIGHTING BE VISIBLE FROM THE STREET.

Diagram illustrating the dimensions for single and double side racks:

- Single Side Rack:** Length (2000), Width (600), Access Aisle Width (1750).
- Double Side Rack:** Length (3000), Access Aisle Width (1750), Width (Varies).



THIS DRAWING IS AN INSTRUMENT OF SERVICE & IS THE PROPERTY OF ABA ARCHITECTS INC. & CANNOT BE MODIFIED AND/OR REPRODUCED WITHOUT THE PERMISSION OF ABA ARCHITECTS INC.

THE CONTRACTOR MUST VERIFY ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT, BEFORE PROCEEDING WITH THE WORK.

DRAWINGS ARE NOT TO BE SCALED.

[illegible]

|                                  |            |
|----------------------------------|------------|
|                                  |            |
|                                  |            |
|                                  |            |
|                                  |            |
| ISSUED FOR SITE PLAN APPLICATION | 2023.03.08 |
| CHRONOLOGY                       | DATE       |



CUENT

115 BRIDGEPORT INC.

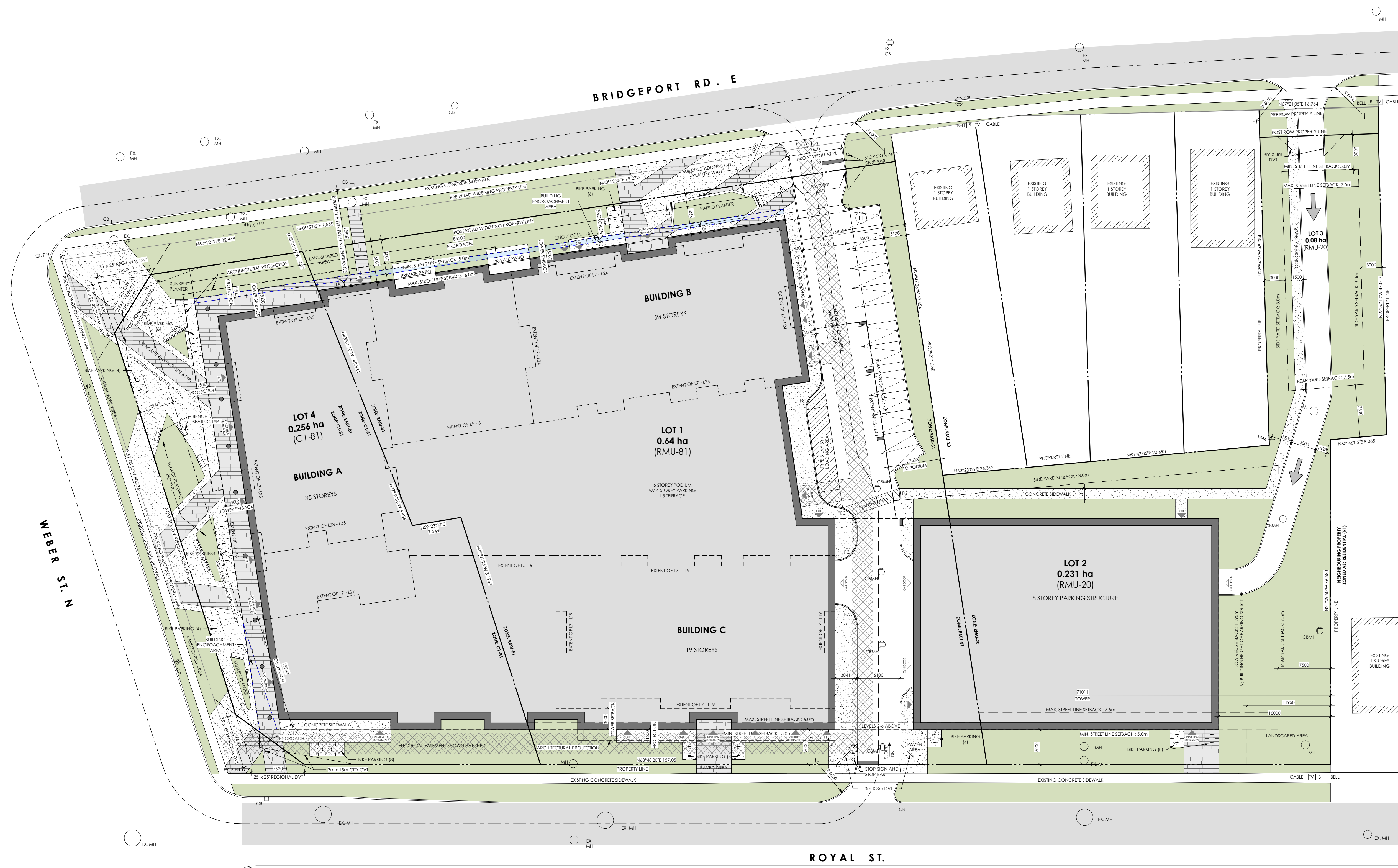
PROJECT NAME

BRIDGEPORT & WEBER

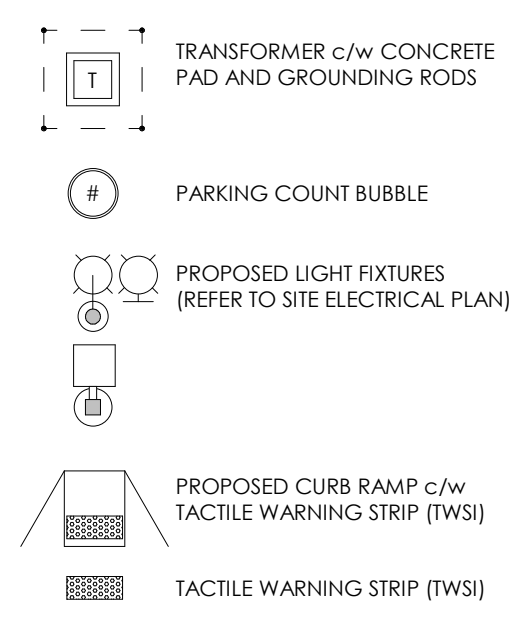
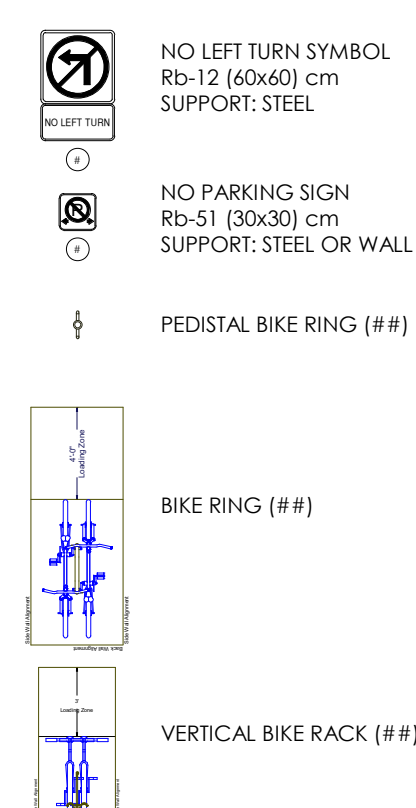
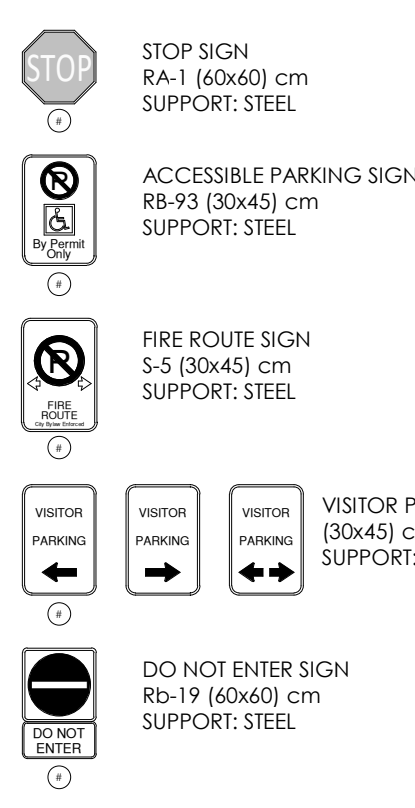
115 & 133 BRIDGEPORT RD. E., WATERLOO

## SITE PLAN

|                                |                              |
|--------------------------------|------------------------------|
| SCALE<br><br>1:300             | DRAWING NUMBER<br><br>SPA.01 |
| SHEET SIZE<br><br>24X36        |                              |
| PROJECT NUMBER<br><br>2019-104 |                              |

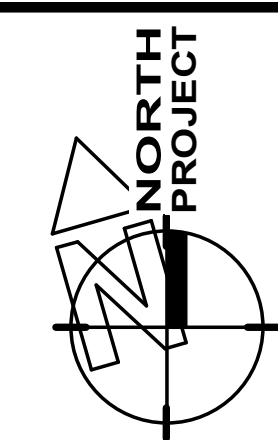


|                                                                                   |                            |
|-----------------------------------------------------------------------------------|----------------------------|
|  | EXISTING HYDRO POLE        |
|  | EXISTING HYDRO POLE        |
|  | EXISTING SIGN              |
|  | EXISTING BELL BOX          |
|  | CATCHBASIN                 |
|  | MANHOLE                    |
|  | EXISTING STANDARD IRON BAR |
|  | ENTRANCE ARROW             |
|  | FIRE DEPARTMENT CONNECTION |
|  | FIRE HYDRANT               |
|  | BARRIER FREE PARKING SPACE |
|  | FLUSH CURBING (FC)         |
|  | CONCRETE CURB              |
|  | PROPERTY LINE              |
|  | PROPOSED FENCE             |
|  | LANDSCAPED AREA            |
|  | CONCRETE AREA              |



1. LEGAL DESCRIPTION:
2. SITE INFORMATION TAKEN FROM ACI SURVEY
3. FOR SITE GRADING, SERVICES & STORM WATER MANAGEMENT REFER TO DRAWINGS PREPARED BY CROZIER
4. CONSULTING ENGINEERS
5. FOR LANDSCAPE WORK REFER TO DRAWINGS PREPARED BY HMC CONSULTANTS
6. FOR SITE LIGHTING REFER TO DRAWINGS PREPARED BY MICHIGAN ENGINEERING
7. ALL ROADS & ISLANDS SHALL HAVE 150mm CURBS UNLESS OTHERWISE NOTED OTHERWISE
8. CURB RADIUS = 1.20m UNLESS OTHERWISE DIMENSIONED.
9. STANDARD PARKING STALLS TO BE 3.28m x 5.5m. BARRIER FREE PARKING STALLS TO MEET CITY OF WATERLOO
10. REQUIREMENTS FOR TYPE A (3.4m x 5.5m) AND TYPE B (2.4m x 5.5m) INCLUDING ALL APPLICABLE ACCESSIBLE (1.5m
11. WIDE).
12. ALL OUTDOOR LIGHTING MUST BE FULLY CUT-OFF AND HAVE NO GLARE.
13. TRAFFIC LIGHT FIXTURES SHOULD BE LOCATED AROUND ALL EXISTING LANDSCAPED AREAS AND SHOULD REMAIN ON
14. SITE FOR THE DURATION OF THE CONSTRUCTION.
15. ALL ROOF-TOP EQUIPMENT TO BE SCREENED AND/OR LOCATED SO THAT IT CANNOT BE VIEWED FROM THE STREET.
16. SIGNAGE (BUILDING, PYLON & OTHERWISE) NOT APPROVED VIA THE SITE PLAN APPROVAL PROCESS.
17. THERE WILL BE NO OUTDOOR STORAGE OF ANY ITEMS ON SITE.
18. ALL GARBAGE TO BE STORED INTERNALLY AND ROLLED OUT FOR PICKUP.
19. LIGHT FIXTURES & BOLLARDS ARE NOT TO OBSTRUCT PEDESTRIAN MOVEMENT.
20. LIGHTING IS TO BE REMOVED FROM THE SITE.
21. LIGHTING IN PARKING GARAGE TO BE RECESSED AND MUST NOT SPILL OUT. SHOULD NOT "GLARE" OVER TO STREET OR
22. PROPERTIES NOR SHOULD THE LIGHTING BE VISIBLE FROM THE STREET.

Figure 1 consists of two diagrams illustrating the dimensions of the test facility. The top diagram shows a single side rack with an access aisle width of 1750, a length of 2000, and a width of 600. The bottom diagram shows a double side rack with an access aisle width of 1750, a length of 3000, and a variable width. Both diagrams include a 100mm scale bar.



THIS DRAWING IS AN INSTRUMENT OF SERVICE & IS THE PROPERTY OF ABA ARCHITECTS INC. & CANNOT BE MODIFIED AND/OR REPRODUCED WITHOUT THE PERMISSION OF ABA ARCHITECTS INC.

THE CONTRACTOR MUST VERIFY ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT, BEFORE PROCEEDING WITH THE WORK.

DRAWINGS ARE NOT TO BE SCALED.

[illegible]

|                                  |            |
|----------------------------------|------------|
|                                  |            |
|                                  |            |
|                                  |            |
|                                  |            |
| ISSUED FOR SITE PLAN APPLICATION | 2023.03.08 |
| CHRONOLOGY                       | DATE       |



115 BRIDGEPORT INC.

PROJECT NAME

BRIDGEPORT & WEBER

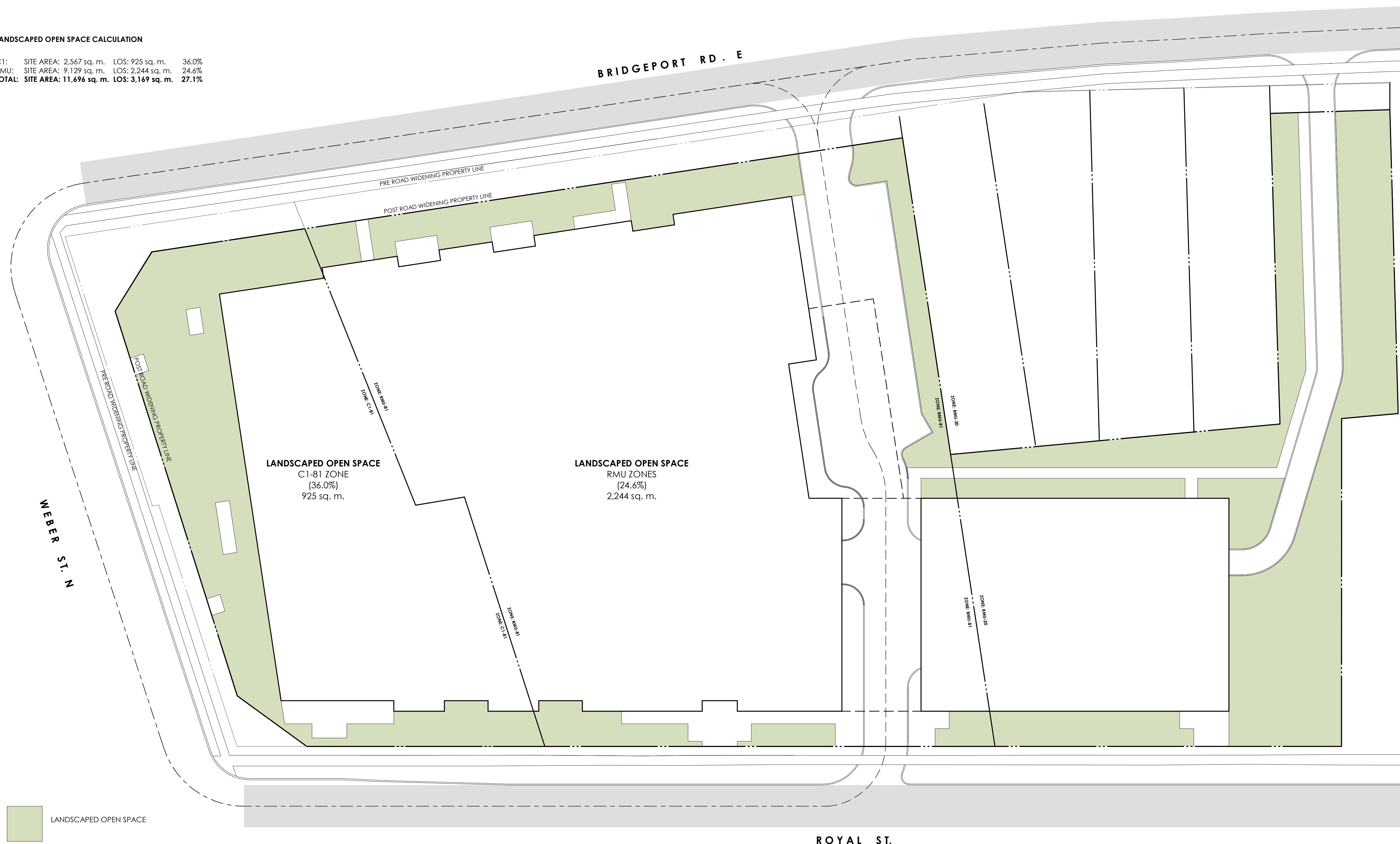
115 & 133 BRIDGEPORT RD. E., WATERLOO

DRAWING TITLE

LANDSCAPED OPEN  
SPACE DIAGRAM

|                            |                              |
|----------------------------|------------------------------|
| SCALE<br>1:300             | DRAWING NUMBER<br><br>SPA.05 |
| SHEET SIZE<br>24X36        |                              |
| PROJECT NUMBER<br>2019-104 |                              |

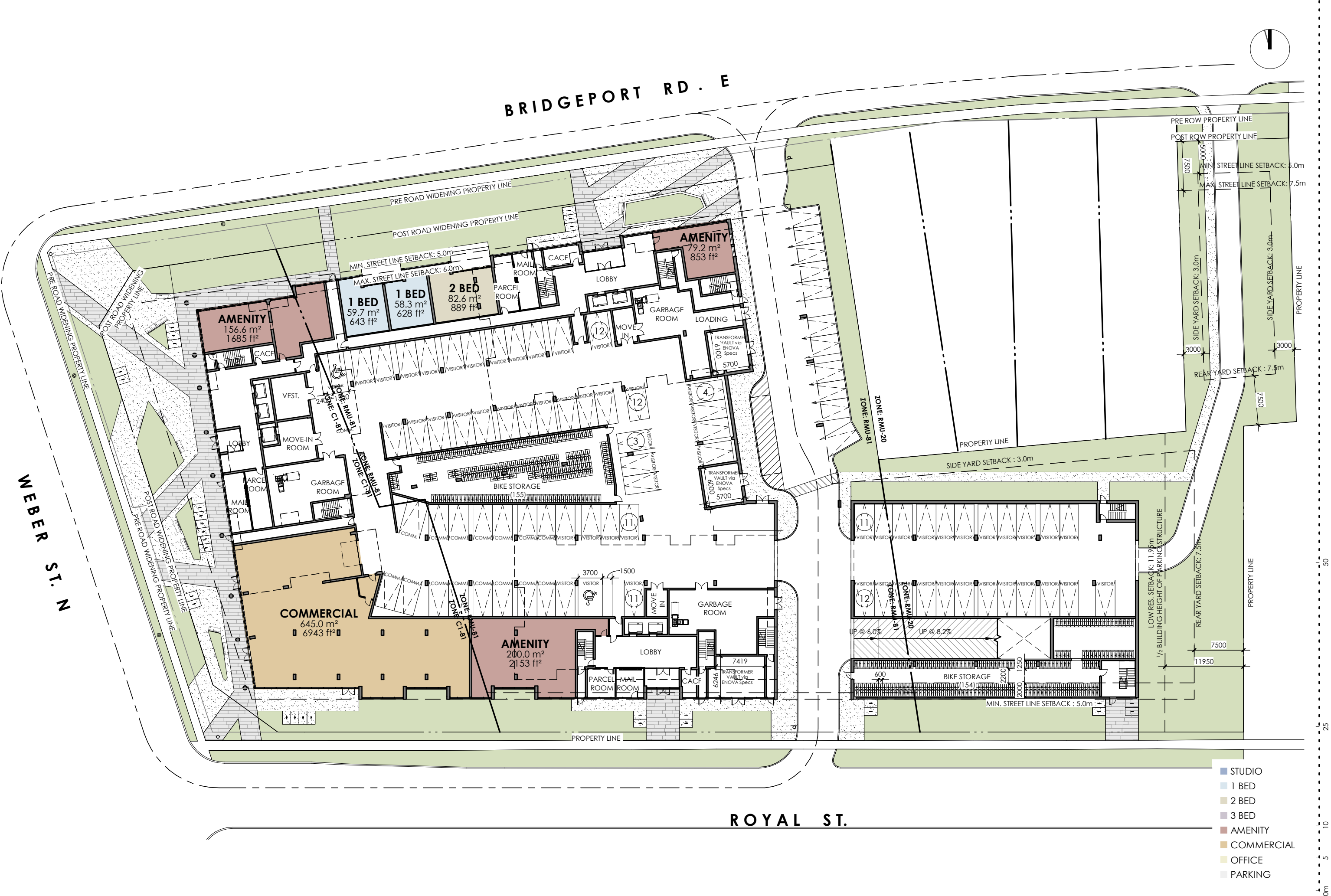
|               |                                 |                          |              |
|---------------|---------------------------------|--------------------------|--------------|
| C1:           | SITE AREA: 2,567 sq. m.         | LOS: 925 sq. m.          | 36.0%        |
| RMU:          | SITE AREA: 9,129 sq. m.         | LOS: 2,244 sq. m.        | 24.6%        |
| <b>TOTAL:</b> | <b>SITE AREA: 11,696 sq. m.</b> | <b>LOS: 3,169 sq. m.</b> | <b>27.1%</b> |

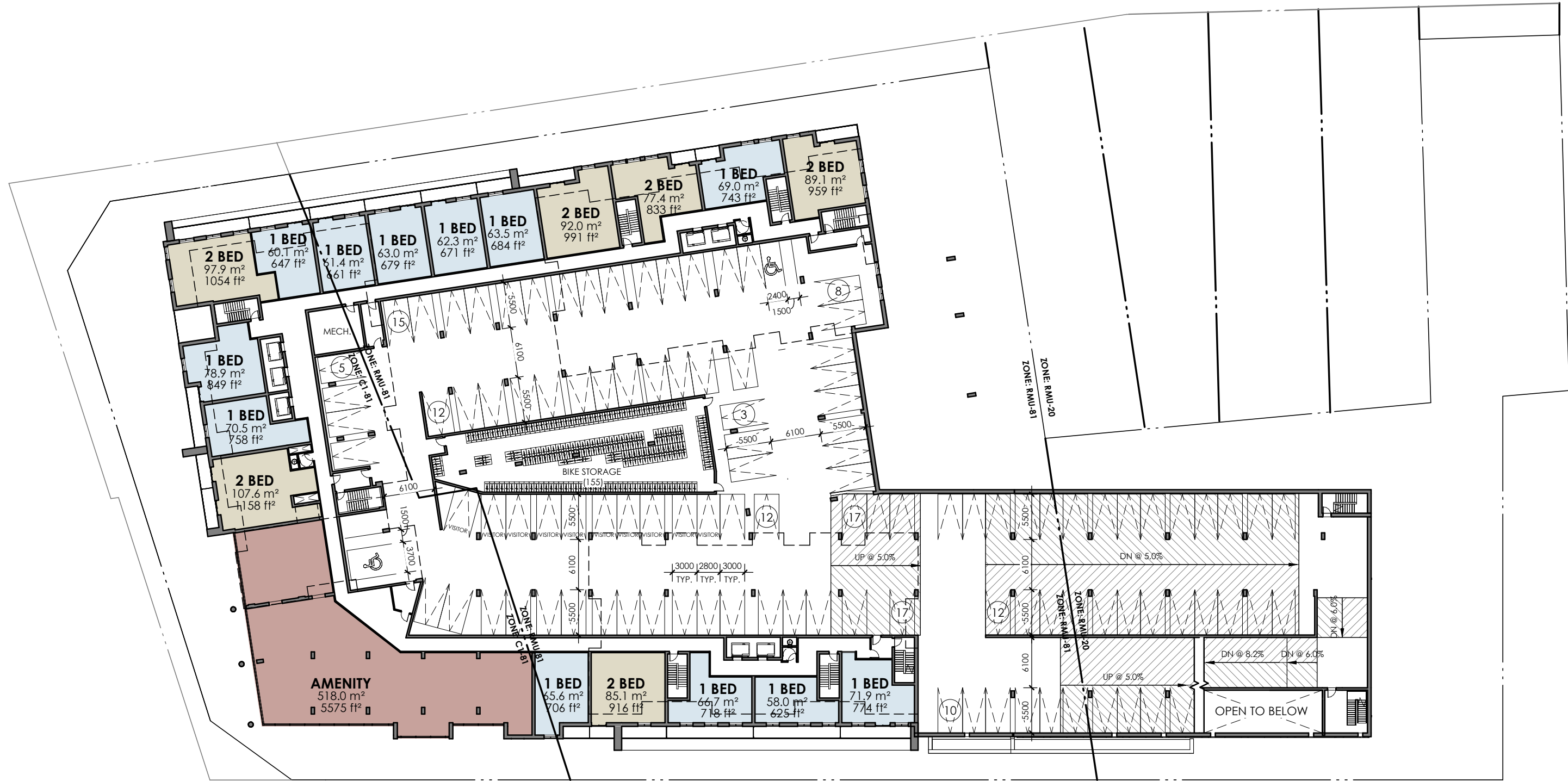


| SITE DATA - 115 & 133 Bridgeport Rd. E                                              |              |             | Zone: (2018-050): Residential Mixed-Use (RMU-20 & 81); Mixed Use Community Commercial (C1-81) |          |           |               |  |
|-------------------------------------------------------------------------------------|--------------|-------------|-----------------------------------------------------------------------------------------------|----------|-----------|---------------|--|
| DENSITY (POST-ROAD WIDENINGS)                                                       |              | Minimum bph | Maximum bph                                                                                   | Max Beds |           | Provided bph  |  |
| Beds / hectare (Lot 1: RMU-81)                                                      |              | 150         | 750                                                                                           | 455      |           |               |  |
| Beds / hectare (Lot 2: RMU-20)                                                      |              | -           | 450                                                                                           | 104      |           |               |  |
| Beds / hectare (Lot 3: RMU-20)                                                      |              | -           | 450                                                                                           | 33       |           |               |  |
| Beds / hectare (Lot 4: C1-81)                                                       |              | 150         | 750                                                                                           | 192      |           |               |  |
| Total Beds / hectare (Lot 1 - 4)                                                    |              |             | 671                                                                                           | 784      |           | 867           |  |
| Total Beds (Lot 1 - 4)                                                              |              |             |                                                                                               |          |           | 1,014         |  |
| BUILDING AREAS                                                                      |              |             |                                                                                               |          |           |               |  |
| Above Grade                                                                         | Areas (sq.m) | # of Floors | Metric                                                                                        |          | Imperial  |               |  |
| Podium (Lot 1+2)                                                                    |              |             |                                                                                               |          |           |               |  |
| Ground Floor                                                                        | 6788.5       | 1           | 6,788.5                                                                                       | sq m     | 73,073.2  | sq ft         |  |
| Podium Level 2-4                                                                    | 7227.6       | 3           | 21,682.8                                                                                      | sq m     | 233,399.4 | sq ft         |  |
| Podium Level 5                                                                      | 5725.0       | 1           | 5,725.0                                                                                       | sq m     | 61,625.4  | sq ft         |  |
| Podium Level 6                                                                      | 5720.0       | 1           | 5,720.0                                                                                       | sq m     | 61,571.6  | sq ft         |  |
| Total Gross Floor Area                                                              | 25461.1      | 6           | 39,916.3                                                                                      | sq m     | 429,669.5 | sq ft         |  |
| Building A Tower                                                                    |              |             |                                                                                               |          |           |               |  |
| Podium Levels 1-6                                                                   |              | 6           |                                                                                               |          |           |               |  |
| Tower Level 7-32                                                                    | 908.2        | 26          | 23,613.2                                                                                      | sq m     | 254,178.7 | sq ft         |  |
| Total Gross Floor Area                                                              |              | 32          | 23,613.2                                                                                      | sq m     | 254,178.7 | sq ft         |  |
| Building B Tower                                                                    |              |             |                                                                                               |          |           |               |  |
| Podium Levels 1-6                                                                   |              | 6           |                                                                                               |          |           |               |  |
| Tower Level 7-20                                                                    | 813.0        | 14          | 11,382.0                                                                                      | sq m     | 122,518.8 | sq ft         |  |
| Total Gross Floor Area                                                              |              | 20          | 11,382.0                                                                                      | sq m     | 122,518.8 | sq ft         |  |
| Building C Tower                                                                    |              |             |                                                                                               |          |           |               |  |
| Podium Levels 1-6                                                                   |              | 6           |                                                                                               |          |           |               |  |
| Tower Level 7 -16                                                                   | 813.0        | 10          | 8,130.0                                                                                       | sq m     | 87,513.5  | sq ft         |  |
| Total Gross Floor Area                                                              |              | 16          | 8,130.0                                                                                       | sq m     | 87,513.5  | sq ft         |  |
| Total Gross Floor Area                                                              |              |             | 83,041.5                                                                                      | sq m     | 893,880.5 | sq ft         |  |
| COMMERCIAL                                                                          |              |             |                                                                                               |          |           |               |  |
| Gross Floor Areas                                                                   |              |             | Metric                                                                                        |          | Imperial  |               |  |
| Ground Floor Commercial (Lot 4)                                                     |              |             | 643.5                                                                                         | sq m     | 6,926.8   | sq ft         |  |
| Total Commercial Gross Floor Area                                                   |              |             | 643.5                                                                                         | sq m     | 6,926.8   | sq ft         |  |
| RESIDENTIAL                                                                         |              |             |                                                                                               |          |           |               |  |
| TOWER REQUIREMENTS                                                                  |              |             |                                                                                               |          | Provided  |               |  |
| Horizontal Tower Dimension (Max. 40.0m)                                             |              |             |                                                                                               |          | 40.0      | m             |  |
| Tower Footprint (max. 1,000 sq.m)                                                   |              |             |                                                                                               |          | 908.2     | sq.m, Tower A |  |
| UNITS                                                                               |              |             |                                                                                               |          |           |               |  |
| Podium                                                                              | # of Floors  | 1 Bed       | 2 Bed                                                                                         | 3 Bed    | Units/Flr | Beds/Flr      |  |
| Podium Level 1                                                                      | 1            | 2           | 1                                                                                             | 0        | 3         | 4             |  |
| Podium Level 2                                                                      | 1            | 12          | 6                                                                                             | 0        | 18        | 24            |  |
| Podium Level 3-4                                                                    | 2            | 17          | 7                                                                                             | 1        | 25        | 34            |  |
| Podium Level 5                                                                      | 1            | 27          | 12                                                                                            | 2        | 41        | 57            |  |
| Podium Level 6                                                                      | 1            | 27          | 12                                                                                            | 2        | 41        | 57            |  |
| Total                                                                               | 6            | 102         | 45                                                                                            | 6        | 153       | 210           |  |
| Unit Mix                                                                            |              | 67%         | 29%                                                                                           | 3%       | 96%       |               |  |
| Building A Tower (Fronting Weber St. N)                                             | # of Floors  | 1 Bed       | 2 Bed                                                                                         | 3 Bed    | Units/Flr | Beds/Flr      |  |
| Podium Level 1-6                                                                    | 6            | -           | -                                                                                             | -        | -         | -             |  |
| Tower Level 7-27                                                                    | 21           | 5           | 5                                                                                             | 0        | 10        | 15            |  |
| Tower Level 28-35                                                                   | 8            | 5           | 3                                                                                             | 0        | 8         | 11            |  |
| Total                                                                               | 35           | 145         | 129                                                                                           | 0        | 274       | 403           |  |
| Unit Mix                                                                            |              | 53%         | 47%                                                                                           | 0%       | 100%      |               |  |
| Building B Tower (Fronting Bridgeport Rd. E)                                        | # of Floors  | 1 Bed       | 2 Bed                                                                                         | 3 Bed    | Units/Flr | Beds/Flr      |  |
| Podium Level 1-6                                                                    | 6            | -           | -                                                                                             | -        | -         | -             |  |
| Tower Level 7 -24                                                                   | 18           | 5           | 4                                                                                             | 0        | 9         | 13            |  |
| Total                                                                               | 24           | 90          | 72                                                                                            | 0        | 162       | 234           |  |
| Unit Mix                                                                            |              | 56%         | 44%                                                                                           | 0%       | 100%      |               |  |
| Building C Tower (Fronting Royal St.)                                               | # of Floors  | 1 Bed       | 2 Bed                                                                                         | 3 Bed    | Units/Flr | Beds/Flr      |  |
| Podium Level 1-6                                                                    | 6            | -           | -                                                                                             | -        | -         | -             |  |
| Tower Level 7-8                                                                     | 2            | 6           | 3                                                                                             | 0        | 9         | 12            |  |
| Tower Level 9-19                                                                    | 11           | 5           | 4                                                                                             | 0        | 9         | 13            |  |
| Total                                                                               | 19           | 67          | 50                                                                                            | 0        | 117       | 167           |  |
| Unit Mix                                                                            |              | 57%         | 43%                                                                                           | 0%       | 100%      |               |  |
| Total Units                                                                         |              | 404         | 296                                                                                           | 6        | 706       | 1,014         |  |
|                                                                                     |              | 57%         | 42%                                                                                           | 1%       |           | 100%          |  |
| AMENITY                                                                             |              |             |                                                                                               |          |           |               |  |
| REQUIRED                                                                            |              |             | Metric                                                                                        |          | Imperial  |               |  |
| Amenity Required (3sqm / first bedroom + 2sqm / add. Bedroom in each dwelling unit) |              |             | 2,734.0                                                                                       | sq m     | 29,429.5  | sq ft         |  |
| Includes 30% Common Amenity Area                                                    |              |             | 820.2                                                                                         | sq m     | 8,828.8   | sq ft         |  |
| PROVIDED                                                                            |              |             |                                                                                               |          |           |               |  |
| Indoor Ground Floor Amenity Area                                                    |              |             | 435.8                                                                                         | sq m     | 4,691.4   | sq ft         |  |
| Indoor Amenity Area Level 2                                                         |              |             | 518.0                                                                                         | sq m     | 5,575.6   | sq ft         |  |
| Indoor Amenity Area Level 5                                                         |              |             | 215.9                                                                                         | sq m     | 2,324.3   | sq ft         |  |
| Landscaped Rooftop amenity at Level 5                                               |              |             | 1,459.7                                                                                       | sq m     | 15,712.5  | sq ft         |  |
| Indoor Amenity Area Level 6                                                         |              |             | 215.9                                                                                         | sq m     | 2,324.3   | sq ft         |  |
| Balcony Areas                                                                       |              |             | 3,896.0                                                                                       | sq m     | 41,937.7  | sq ft         |  |
| Total                                                                               |              |             | 6,741.4                                                                                       | sq m     | 72,565.8  | sq ft         |  |

| Parking Data                                                                        |  |        |        | Spaces   |        |
|-------------------------------------------------------------------------------------|--|--------|--------|----------|--------|
| VEHICLES                                                                            |  |        |        |          |        |
| REQUIRED                                                                            |  |        |        |          |        |
| Residential Parking Required (0.8 Space / DU)                                       |  |        |        | 565      |        |
| Residential Visitor Parking Required (0.1 Space / DU)                               |  |        |        | 71       |        |
| Non-Residential Parking Required (2.4 Space / 100 sq.m)                             |  |        |        | 15       |        |
| Total Parking Required                                                              |  |        |        | 651      |        |
| Loading (as per 6.9.5.3)                                                            |  |        |        | 1        |        |
| Barrier Free Parking Required (applies for 601-650 spaces req'd)                    |  |        |        | 15       |        |
| Type A Required                                                                     |  |        |        | 7        |        |
| Type B Required                                                                     |  |        |        | 8        |        |
| PROVIDED                                                                            |  | Type A | Type B | Standard | Total: |
| Surface Parking                                                                     |  |        |        | 11       | 11     |
| Podium Level 1                                                                      |  | 1      | 1      | 74       | 76     |
| Podium Level 2                                                                      |  | 1      | 1      | 109      | 111    |
| Podium Level 3                                                                      |  | 1      | 3      | 122      | 126    |
| Podium Level 4                                                                      |  | 2      | 3      | 121      | 126    |
| Podium Level 5                                                                      |  | 2      |        | 42       | 44     |
| Podium Level 6                                                                      |  |        |        | 44       | 44     |
| Podium Level 7                                                                      |  |        |        | 44       | 44     |
| Podium Level 8                                                                      |  |        |        | 37       | 37     |
| Total Parking Provided                                                              |  | 7      | 8      | 604      | 619    |
| Residential 'Designed Electric Vehicle Parking Spaces' (100% of Structured Parking) |  |        |        | 619      |        |
| Non-residential Electric Vehicle Surface Parking Spaces(for 0-19 Spaces Provided)   |  |        |        | 0        |        |
| Loading (as per 6.9.5.3)                                                            |  |        |        | 1        |        |
| BICYCLES                                                                            |  |        |        |          |        |
| REQUIRED (Schedule A1: Parking Area E)                                              |  |        |        |          |        |
| Residential Type A Bicycle Parking Required (0.3 sp. / DU)                          |  |        |        | 212      |        |
| Residential Type B Bicycle Parking Required (0.3 sp. / DU)                          |  |        |        | 212      |        |
| Non-Residential Parking Required (25% of non res. parking req'd)                    |  |        |        | 4        |        |
| Total Bicycle Parking Required                                                      |  |        |        | 428      |        |
| PROVIDED                                                                            |  | Type A | Type B | Total    |        |
| Surface                                                                             |  | -      | 56     | 56       |        |
| Podium Level 1                                                                      |  | 311    | -      | 311      |        |
| Podium Level 2                                                                      |  | 155    | -      | 155      |        |
| Total Bicycle Parking Provided                                                      |  | 466    | 56     | 522      |        |



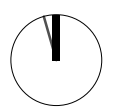




- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING





- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



1:500  
2023.11.27



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING

FLOOR PLANS  
LEVEL 7

1:500  
2023.11.27

0m 5 10 25 50



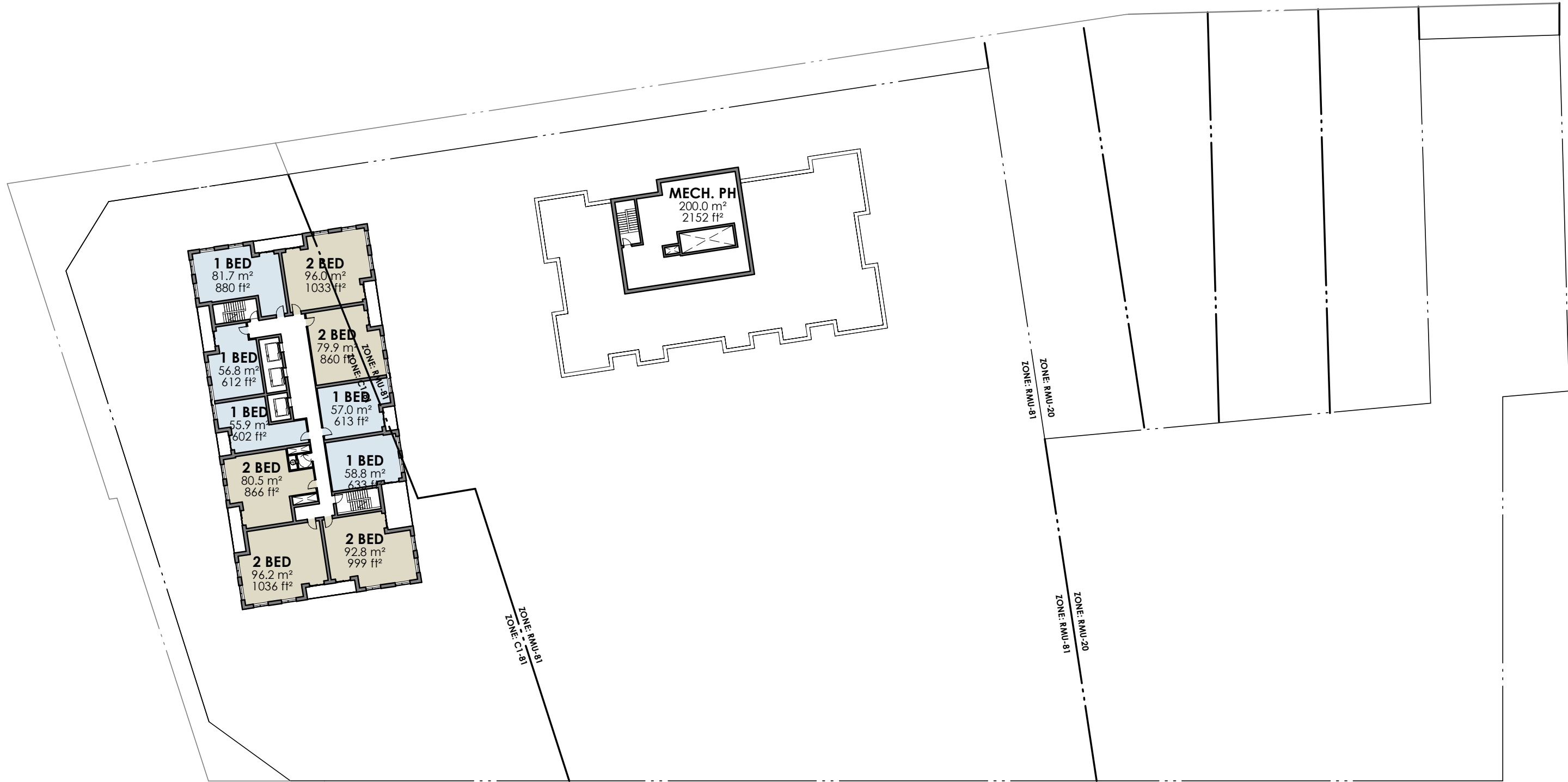
1:500  
2023.11.27



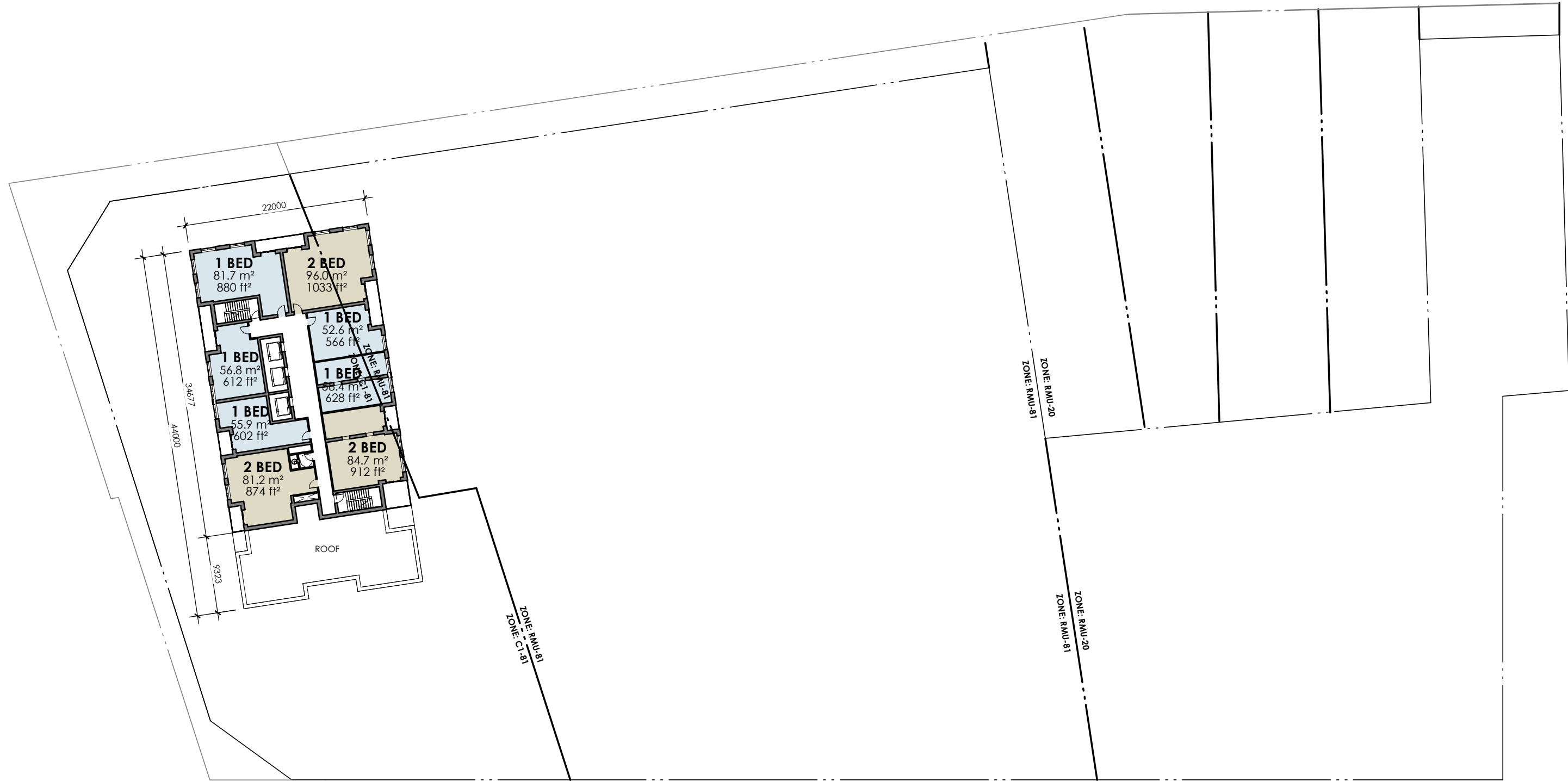
- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



1:500  
2023.11.27



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING

## FLOOR PLANS

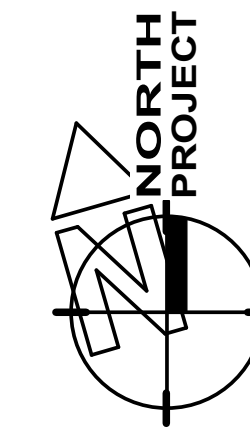
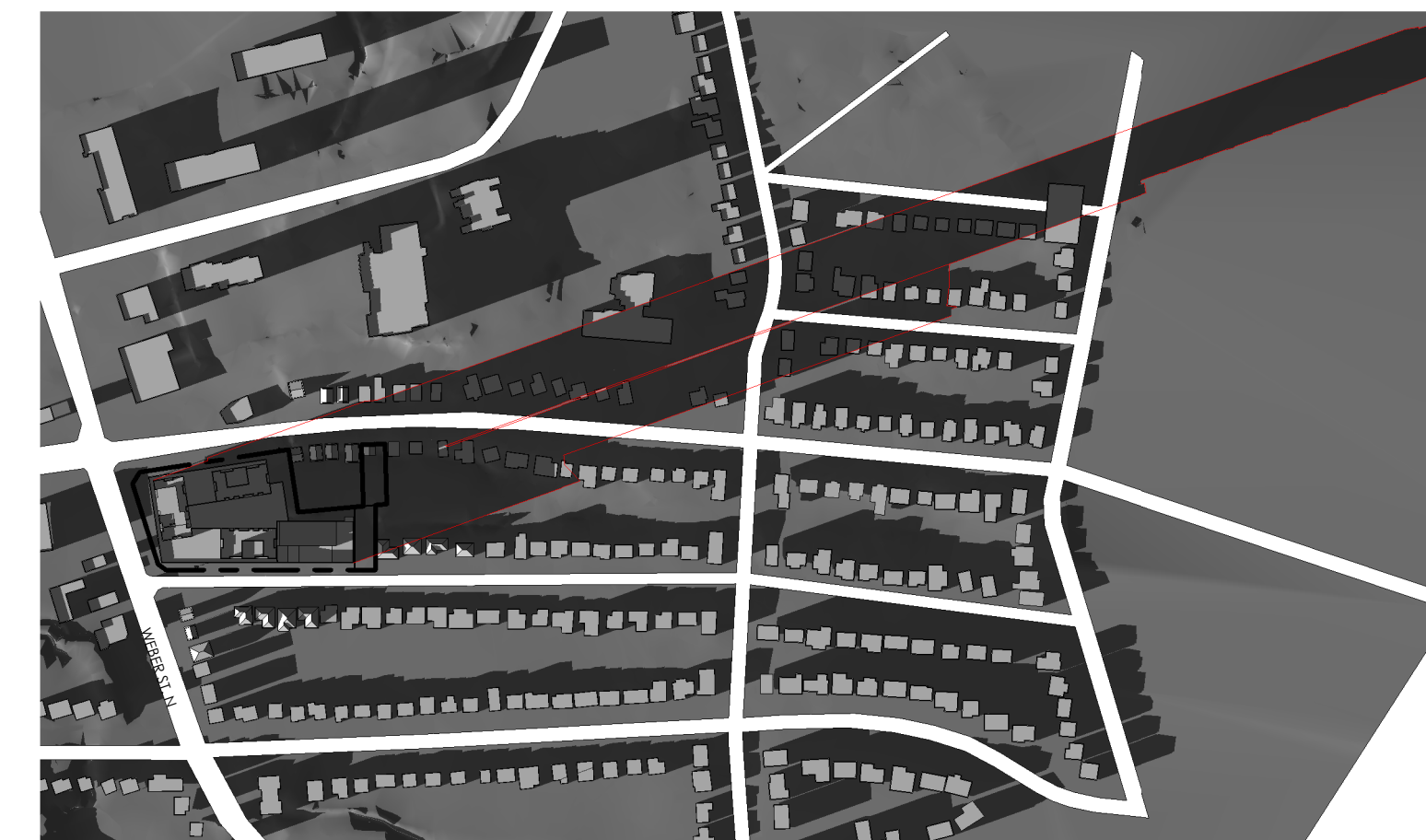
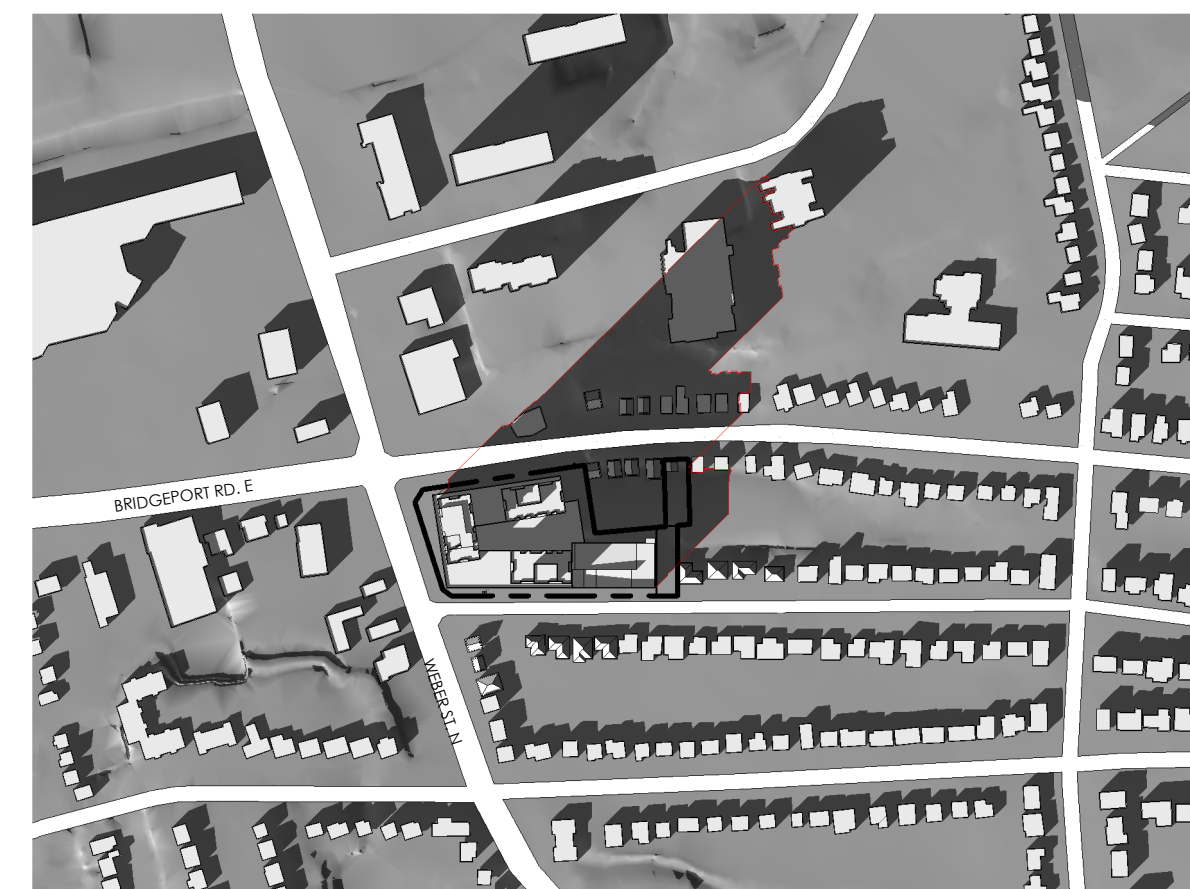
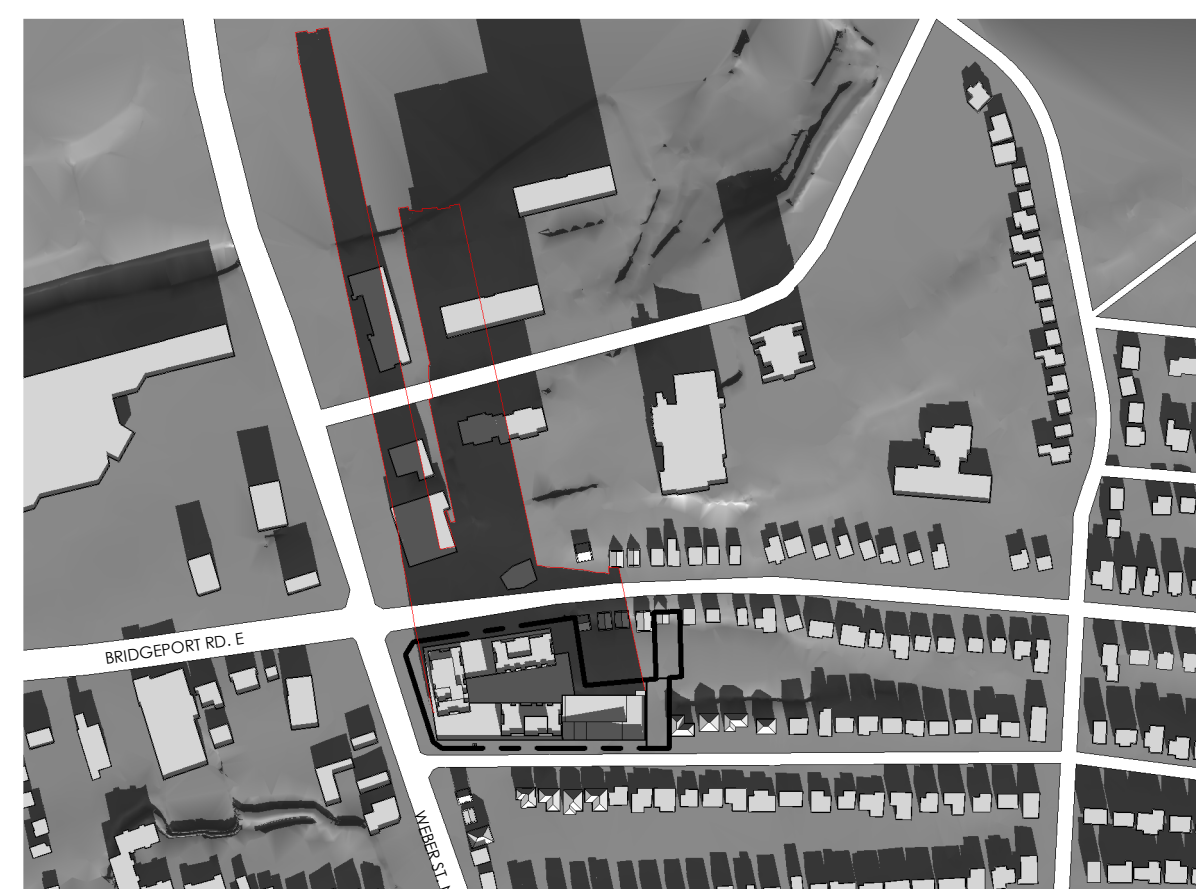
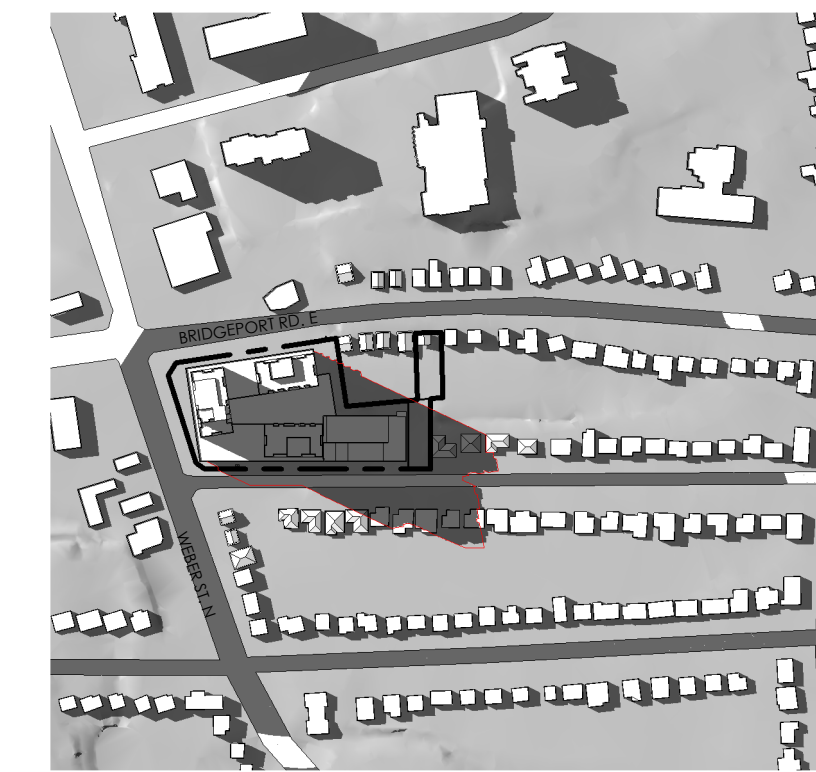
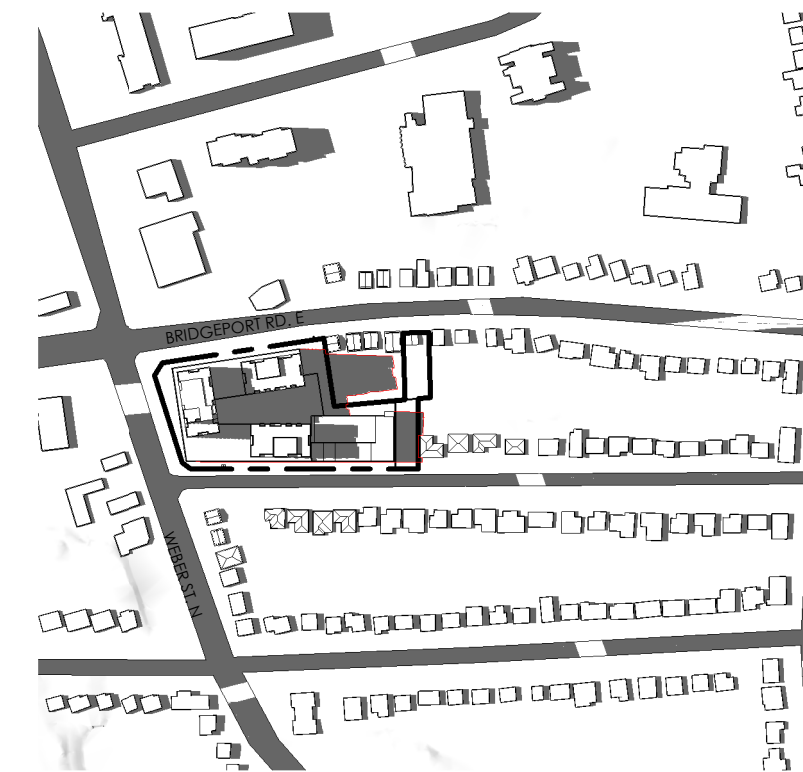
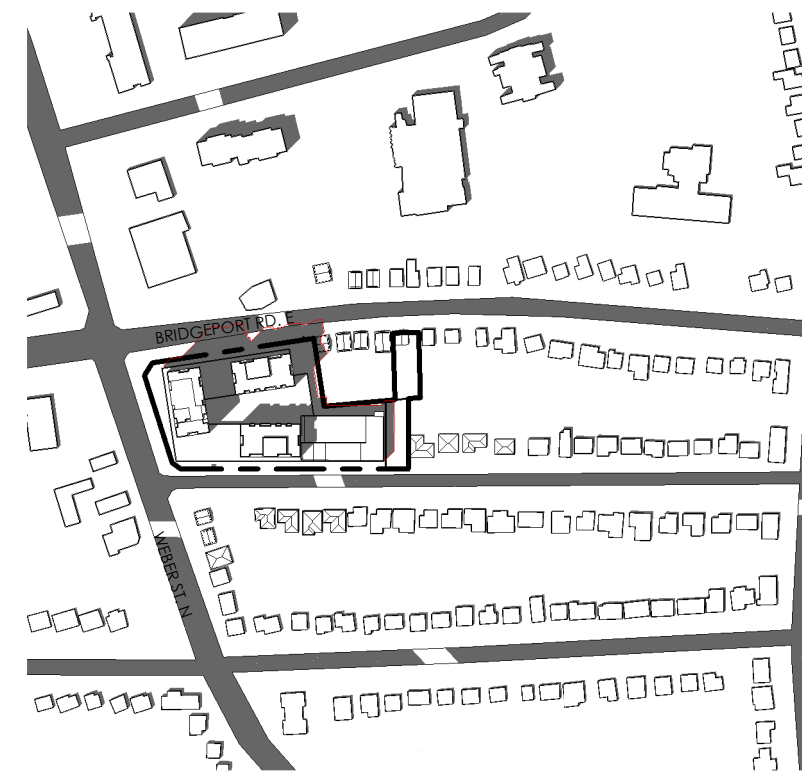
LEVELS 29-35

1:500

2023.11.27



- STUDIO
- 1 BED
- 2 BED
- 3 BED
- AMENITY
- COMMERCIAL
- OFFICE
- PARKING



THIS DRAWING IS AN INSTRUMENT OF SERVICE & IS THE PROPERTY OF ABA ARCHITECTS INC. & CANNOT BE MODIFIED AND/OR REPRODUCED WITHOUT THE PERMISSION OF ABA ARCHITECTS INC.

THE CONTRACTOR MUST VERIFY ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT, BEFORE PROCEEDING WITH THE WORK.

DRAWINGS ARE NOT TO BE SCALED.

[illegible]

|                                  |            |
|----------------------------------|------------|
|                                  |            |
|                                  |            |
|                                  |            |
|                                  |            |
| ISSUED FOR SITE PLAN APPLICATION | 2023.03.08 |
| CHRONOLOGY                       | DATE       |



CUENT

115 BRIDGEPORT INC.

PROJECT NAME

**BRIDGEPORT & WEBER**  
115 & 133 BRIDGEPORT RD. E., WATERLOO

DRAWING TITLE

SPA SHADOW  
ANALYSIS

|                            |                |
|----------------------------|----------------|
| SCALE<br>1 : 5000          | DRAWING NUMBER |
| SHEET SIZE<br>24X36        | SPA 8.1        |
| PROJECT NUMBER<br>2019-104 |                |