



**COMMITTEE OF ADJUSTMENT NOTICE OF PUBLIC HEARING
APPLICATION NO. A-081-2022**

TAKE NOTICE that an application has been received by the Town of Innisfil from **Lorelie Spencer, Applicant**, on behalf of **2844365 Ontario Inc**, for a minor variance from Zoning By-law 080-13, pursuant to Section 45 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended.

The subject properties are described legally as **PLAN 1249 PT LOT 1, PLAN 1249 PT LOT 2 and PLAN 1249 PT LOT 3**, are known municipally as **1018 Innisfil Beach Road, 1022 Innisfil Beach Road and 1028 Innisfil Beach Rd**, and are zoned as **"Mixed Use 2 (MU2)"**.

The applicant is proposing to construct a mixed-use building with 29 combined visitor and commercial parking spaces. The applicant is seeking relief from Section 5.2 b) of the Zoning By-law which would require a minimum of 1 commercial parking space per 40m² of leasable area (i.e. 15 commercial parking spaces).

The Committee of Adjustment for the Town of Innisfil will consider this application through a conference call on **Thursday, January 19, 2023, at 6:30 PM.**

To participate in the hearing and/or provide comments, you must register by following the link below or scanning the above QR code:
<https://innisfil.ca/en/building-and-development/committee-of-adjustment-hearings.aspx>

Requests can also be submitted in writing to: Town of Innisfil Committee of Adjustment, 2101 Innisfil Beach Road, Innisfil, Ontario, L9S 1A1 or by email to planning@innisfil.ca.

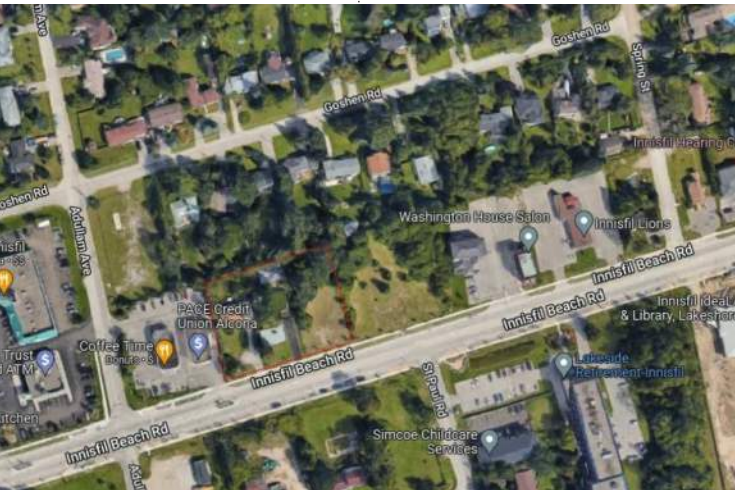
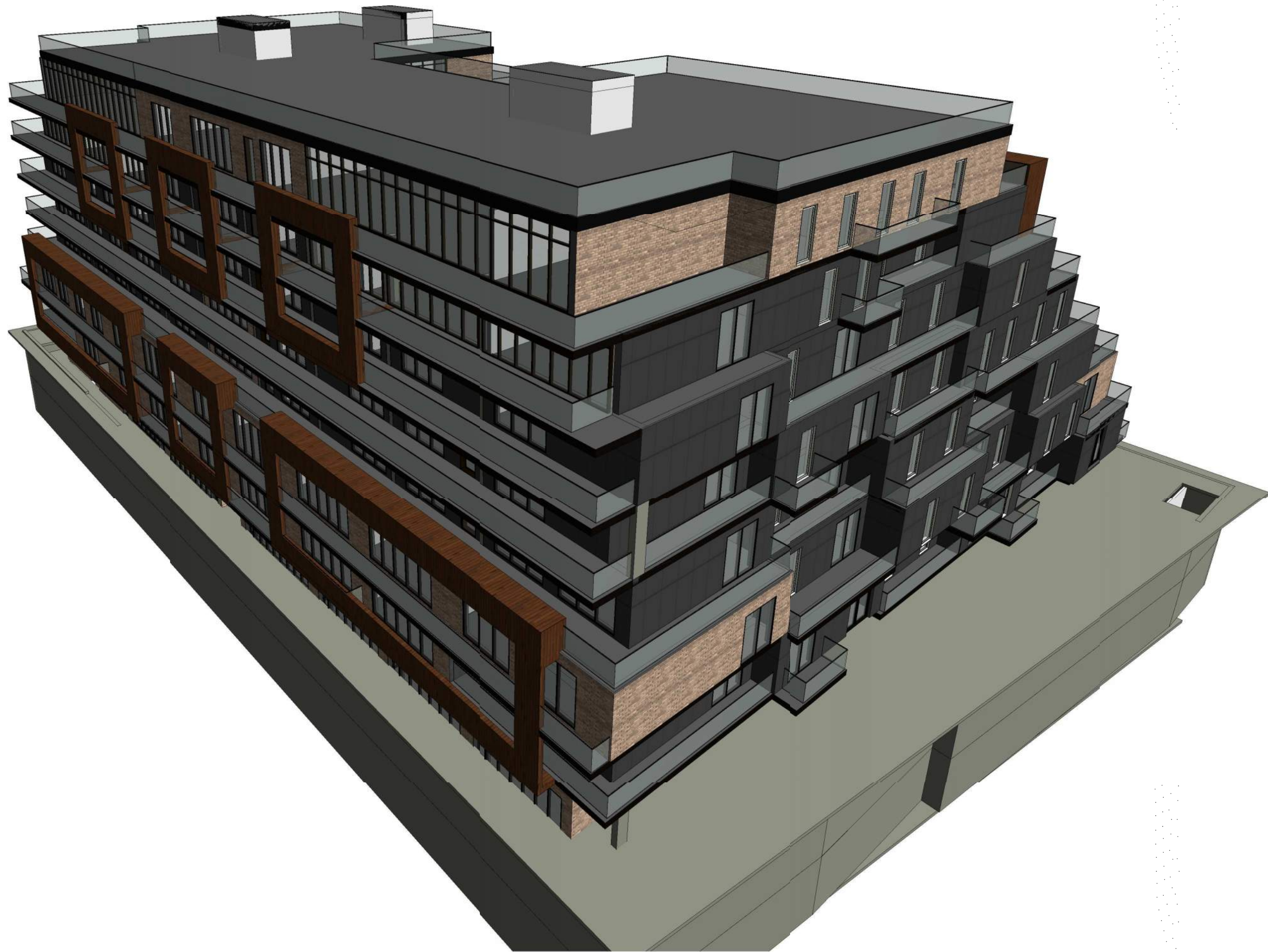
If you wish to receive a copy of the decision of the Committee of Adjustment in respect of the proposed minor variance, you must make a written request to the Secretary-Treasurer of the Committee of Adjustment by way of email or regular mail. The Notice of Decision will also explain the process for appealing a decision to the Local Planning Appeal Tribunal.



Additional information relating to the proposed application is available on the Town of Innisfil website. Accessible formats are available on request, to support participation in all aspects of the feedback process. To request an alternate format please contact Planning Services at planning@innisfil.ca.

Dated: **January 3, 2023**

Toomaj Haghshenas,
Secretary-Treasurer
thaghsheenas@innisfil.ca
705-436-3710 ext. 3316



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

2022-08-11 3:54:45 PM

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL & METRIC.

CONSULTANTS



TORONTO - CANADA 416.546.2040 info@qbsarchitects.com

DRAWING TITLE

COVER

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1 : 64	DATE 2021-11-26

PROJECT NO. 200143

STAGE
SPA

DRAWING NO.
A0-00

LOCATION
INNISFIL

REVISION
08

TOWN FILE NUMBER: SP-2022-003

ZONING SUMMARY

SITE AREA	4224.10 M2	45467.82 SQF
GROSS FLOOR AREA GFA	16388.11 M2	176400.14 SQF
FSI		3.87

SALEABLE UNIT COUNT


LEVEL	1BR	1BR+D	2BR	2BR+D	3BR	TOTAL UNITS
LEVEL 2	13	5	6	2	6	32
LEVEL 3	12	4	3	4	5	29
LEVEL 4	13	4	3	5	2	26
LEVEL 5	9	4	4	3	2	22
LEVEL 6	6	6	4	1	3	20
LEVEL 7	6	6	4	0	2	18
LEVEL 8	4	2	3	3	2	14
	63	31	27	18	22	161
NO.%	39.13%	19.25%	16.77%	11.18%	13.67%	

ZONING PROVISION	BY-LAW NUMBER	MU2 REQUIREMENT	PROPOSAL	COMPLIANCE	COMMENTS
MINIMUM LOT FRONTAGE	080-13	15.0M	77.57M	YES	
MINIMUM LOT AREA	080-13	1000 SQM	4224.10 SQM	YES	
MINIMUM FRONT YARD	080-13	1 M	1 M	YES	
MINIMUM REAR YARD DEPTH	080-13	7.5 M	7.5 M	YES	
MINIMUM LANDSCAPED OPEN SPACE	080-13	N/A	N/A	N/A	
MAXIMUM LOT COVERAGE	080-13	N/A	N/A	N/A	
MAXIMUM BUILDING HEIGHT	080-13	24.0M	28.26M	NO	
45 DEGREE ANGULAR PLANE FROM REAR	080-13	REQUIRED	COMPLIES	YES	
MINIMUM FRONT YARD LANDSCAPE STRIP WIDTH	080-13	1.0M	1.0M	YES	
MINIMUM REAR YARD LANDSCAPE STRIP WIDTH	080-13	3.0M	3.0M	YES	
MAXIMUM DENSITY		N/A	N/A	N/A	
MINIMUM FLOOR AREA FOR RESIDENTIAL UNIT		47.0 SQM	47.85 SQ.M	YES	
MINIMUM NUMBER OF REQUIRED VISITOR/COMMERCIAL PARKING SPACES (SHARED)	080-13	0.25UNIT-VISITOR 1 SPACE PER 40 SQ.M OF LEASABLE AREA-COMMERCIAL	29 SHARED VISITOR/COMMERCIAL	NO	161 RESIDENTIAL UNITS-VISITOR PARKING 0.25UNIT/41 SPACED REQUIRED OF COMMERCIAL SPACE PROPOSED 15 SPACES REQUIRED
MINIMUM NUMBER OF RESIDENTIAL PARKING SPACES REQUIRED	080-13	1.25UNIT-VISITOR	153		161 UNITS-VISITOR PARKING 1.25UNIT/202 SPACED REQUIRED
PARKING: MINIMUM STALL WIDTH	080-13	3.0 M	3.0 M	YES	
PARKING: MINIMUM STALL LENGHT	080-13	5.7 M(OVERHANGS)/6.0 M	5.7 MM6.0 M	YES	
MINIMUM PARKING AISLE WIDTH	080-13	6.0 M	6.0 M	YES	
MINIMUM ACCESSIBLE PARKING	080-13	3% OF TOTAL PARKING	4	NO	
MINIMUM NUMBER OF LOADING SPACES REQUIRED FOR RESIDENTIAL USES	080-13	1	1	YES	
MINIMUM NUMBER OF LOADING SPACES REQUIRED FOR COMMERCIAL USES	080-13	1	1	YES	
LOADING SPACE MINIMUM DIMENSION: 3.0M WIDTH 0.9M LENGHT AND 4.2M CLEARANCE	080-13	AS PER GENERAL BY-LAWS	COMPLIES	YES	
ADDITIONAL LOADING SPACE REQUIREMENTS	080-13	CANNOT BE LOCATED IN FRONT OR EXTERIOR SIDE YARDS AND CANNOT BE LOCATED CLOSER THAN 6.0M TO ANY ABUTTING RESIDENTIAL ZONE	COMPLIES	YES	
INDOOR AMENITY	080-13	2 SQM/UNIT	COMPLIES	YES	161 UNITS- 4 SQM/UNIT 644 SQM SPACED REQUIRED
OUTDOOR AMENITY		2 SQM/UNIT	COMPLIES	YES	827.74 SQM/PROVIDED
TOTAL AMENITIES AREA		4 SQM/UNIT	COMPLIES	YES	
LOCATION OF RESIDENTIAL DWELLING UNIT	080-13	NOT PERMITTED ON THE BASEMENT OR THE GROUND FLOOR	COMPLIES	YES	161 UNITS- 4 SQM/UNIT 644 SQM SPACED REQUIRED 827.74 SQM/PROVIDED
RESIDENTIAL DWELLING UNITS ARE ONLY PERMITTED AS PART OF BUILDING CONTAINING AT LEAST 50% OF NON-RESIDENTIAL USES ON THE GROUND FLOOR	080-13	MINIMUM AREA REQUIRED = 1540 (6450% = 770.02 SQ.M	PROPOSED AREA FOR NON-RESIDENTIAL USES = 429.60 SQ.M	NO	

01 - LOT AREA		
LOT AREA	4224.10 m ²	4224.10 m ²

GROSS FLOOR AREAS (RESIDENTIAL STATS)			NET SALEABLE AREA	
Level	Area	Area m2	Area	Area m2
GROUND FLOOR	16661.84 SF	1547.94 m²	6219.05 SF	577.77 m²
2ND FLOOR	31126.89 SF	2891.78 m²	27689.17 SF	2572.41 m²
3RD FLOOR	28546.18 SF	2659.47 m²	25474.03 SF	2366.07 m²
4TH FLOOR	25657.83 SF	2383.69 m²	22220.37 SF	2064.36 m²
5TH FLOOR	21220.07 SF	1971.41 m²	18775.33 SF	1744.29 m²
6TH FLOOR	19456.09 SF	1807.53 m²	17134.05 SF	1591.81 m²
7TH FLOOR	1752.81 SF	1627.43 m²	15326.55 SF	1420.01 m²
8TH FLOOR	15091.40 SF	1376.36 m²	13755.35 SF	1272.92 m²
Grand total: 42	176485.10 SF	16396.00 m²	146552.80 SF	13615.20 m²

Area Schedule (AMENITIES AREAS)			
Level	Name	Area	Area
GROUND FLOOR	LOBBY	96.50 m ²	96.50 m ²
GROUND FLOOR	STAIR	13.52 m ²	13.52 m ²
GROUND FLOOR	ELEV	8.02 m ²	8.02 m ²
GROUND FLOOR	ELEV	18.85 m ²	18.85 m ²
GROUND FLOOR	ELEV	112.29 m ²	112.29 m ²
GROUND FLOOR	STAIR	13.49 m ²	13.49 m ²
GROUND FLOOR	ELEV	133.93 m ²	133.93 m ²
GROUND FLOOR	INDOOR AMENITY	50.00 m ²	50.00 m ²
GROUND FLOOR	WC	13.58 m ²	13.58 m ²
GROUND FLOOR	INDOOR AMENITY	46.82 m ²	46.82 m ²
GROUND FLOOR	COMMERCIAL	596.25 m ²	596.25 m ²
GROUND FLOOR	MOVING AREA	39.21 m ²	39.21 m ²
GROUND FLOOR	GARAGE R	71.06 m ²	71.06 m ²
GROUND FLOOR	INDOOR AMENITY	192.18 m ²	192.18 m ²
GROUND FLOOR	OFFICE	12.36 m ²	12.36 m ²
GROUND FLOOR	STAIRWAY	166.02 m ²	166.02 m ²
GROUND FLOOR	STAIR	13.55 m ²	13.55 m ²
GROUND FLOOR	MAIL ROOM	4.47 m ²	4.47 m ²
GROUND FLOOR	INDOOR AMENITY	192.17 m ²	192.17 m ²
5RD FLOOR	INDOOR AMENITY	54.74 m ²	54.74 m ²
5RD FLOOR	OUTDOOR AMENITY	286.23 m ²	286.23 m ²
5RD FLOOR	STAIR	203.67 m ²	203.67 m ²

FIRM NAME: QBS ARCHITECTS INC. 1070 BAYVIEW AVENUE, SUITE 401 TORONTO, ON M4G 3T2 CERTIFICATE OF PRACTICE NUMBER: 5235 PROPOSED 8 MIXED USE BUILDING WITH 2 LEVELS OF U/G PARKING LOCATION: 1078-1088 KENNISFL, BEACH RD-N/KNISFLIN										 The architect noted above has exercised responsible control with respect to design activities. The architect's seal number is the architects BCIDN.	
ONTARIO'S BUILDING CODE DATA MATRIX PART 3 - RESIDENTIAL											
1	PROJECT DESCRIPTION:				<input type="checkbox"/> CHANGE OF USE <input checked="" type="checkbox"/> NEW <input type="checkbox"/> ADDITION <input type="checkbox"/> ALTERATION		<input type="checkbox"/> PART 11 11.1 TO 11.4	<input checked="" type="checkbox"/> PART 3 [A]1.2	<input type="checkbox"/> PART 9		OBC REFERENCE: Reference are to Division B unless noted (A) for Division A or (C) for Division C.
2	MAJOR OCCUPANCY(S):				GROUP C: RESIDENTIAL OCCUPANCY GROUP D8E: GROUND FLOOR RETAIL AND/OR PERSONAL SERVICE UNITS GROUP A2: INDOOR AMENITY SPACES GROUP E.3: UNDERGROUND STORAGE AND LOCKERS				3.1.2.1.(1)		
3	SUPERIMPOSED MAJOR OCCUPANCIES				<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO		A2 OVER C OVER D8E OCCUPANCIES			3.2.2.7	
4	BUILDING CLASSIFICATION				3.2.2.23 GROUP A-2, ANY HEIGHT, ANY AREA, SPRINKLED 3.2.2.42 GROUP C, ANY HEIGHT, ANY AREA, SPRINKLED 3.2.2.48 GROUP D, ANY HEIGHT, ANY AREA, SPRINKLED 3.2.2.57 GROUP E, ANY HEIGHT, ANY AREA, SPRINKLED 3.2.2.73 GROUP F-3, ANY HEIGHT, ANY AREA, SPRINKLED				3.2.2.20-83		
5	BUILDING AREA (m²)				EXISTING: 0		NEW: 3,086.74		1.4.1.2 (A)		1.4.1.2 (A)
6	GROSS AREA (m²)				EXISTING		NEW		TOTAL		
	GROUND FLOOR				0.00		1540.04		1540.04		
	SECOND FLOOR				0.00		2891.71		2891.71		
	THIRD FLOOR				0.00		2889.47		2889.47		
	FOURTH FLOOR				0.00		2383.69		2383.69		
	FIFTH FLOOR				0.00		1971.41		1971.41		
	SIXTH FLOOR				0.00		1807.53		1807.53		
	SEVENTH FLOOR				0.00		1627.83		1627.83		
	EIGHTH FLOOR				0.00		1476.36		1476.36		
	TOTAL AREA						16388.11				
7	NUMBER OF STOREYS				ABOVE GRADE: 8 (28.29 M)		BELOW GRADE: 2		1.4.1.2 (A) & 3.2.1.1		1.4.1.2 (A) & 10.1.8
8	NUMBER OF STREET-FIRE FIGHTER ACCESS: 1								3.2.2.10 & 3.2.5		9.10.20
9	BUILDING CLASSIFICATION: GROUP A2, GROUP C, GROUP D, GROUP E, GROUP F-3								3.2.2.20-83		9.10.20
10	SPRINKLER SYSTEM PROPOSED:				<input checked="" type="checkbox"/> ENTIRE BUILDING <input type="checkbox"/> SELECTED COMPARTMENTS <input type="checkbox"/> SELECTED FLOOR AREAS <input type="checkbox"/> BASEMENT ONLY <input type="checkbox"/> NOT REQUIRED		<input type="checkbox"/> IN LIEU OF ROOF RATING		3.2.2.20-83		9.10.8.2
									3.2.2.15		
									3.2.2.17		
									INDEX		INDEX
11	STANDPIPE REQUIRED:				<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO				3.2.9		N/A
12	FIRE ALARM REQUIRED:				<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO				3.2.4		9.10.18
13	WATER SERVICE/SUPPLY IS ADEQUATE:				<input checked="" type="checkbox"/> YES (MUNICIPAL) <input type="checkbox"/> NO				3.2.2.5.7		N/A
14	HIGH BUILDING				<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO				3.2.6		N/A
15	CONSTRUCTION RESTRICTIONS:				<input checked="" type="checkbox"/> NON-COMBUSTIBLE PERMITTED <input type="checkbox"/> NON-COMBUSTIBLE		<input type="checkbox"/> COMBUSTIBLE REQUIRED <input type="checkbox"/> COMBUSTIBLE		<input type="checkbox"/> BOTH <input type="checkbox"/> BOTH		3.2.2.20-83
16	MEZZANINE(S) AREA (m²)				N/A				3.2.1.1.(3)(4)		9.10.4.1
17	OCCUPANT LOAD BASES ON:				<input checked="" type="checkbox"/> n/PERSON <input type="checkbox"/> DESIGN OF BUILDING				3.1.17		9.9.1.3
18	BASEMENT 2:				OCCUPANCY F3		BUILDING DESIGN		LOAD_0_ PERSONS		
19	BASEMENT 1:				OCCUPANCY F3		BUILDING DESIGN		LOAD_0_ PERSONS		
20	GROUND FLOOR:				OCCUPANCY ED		3.1.1.71		LOAD_126_ PERSONS		
21	GROUND FLOOR:				OCCUPANCY A2		3.1.1.71		LOAD_161_ PERSONS		
22	SECOND FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_104_ PERSONS		
23	THIRD FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_96_ PERSONS		
24	THIRD FLOOR:				OCCUPANCY A2		3.1.1.71		LOAD_271_ PERSONS		
25	FOURTH FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_78_ PERSONS		
26	FIFTH FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_66_ PERSONS		
27	SIXTH FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_62_ PERSONS		
28	SEVENTH FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_58_ PERSONS		
29	EIGHTH FLOOR:				OCCUPANCY C		3.1.1.71		LOAD_48_ PERSONS		
30	BARRIER-FREE DESIGN				<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO				3.8		9.5.2
31	HAZARDOUS SUBSTANCES				<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				3.9.1.2 & 3.9.1.9		9.10.1.3(x)
32	REQUIRED FIRE RESISTANCE RATING (FRR)				ASSEMBLY: RATING FLOORS OVER BASEMENT: 2H ROOF: 1H MEZZANINE: N/A		SUPPORTING ASSEMBLY: NON-COMBUSTIBLE IN LIEU OF RATING? 2H 2H NO NO		3.2.2.20-83 3.2.1.4		9.10.8 9.10.9
33	SPATIAL SEPARATION - CONSTRUCTION OF EXTERIOR WALLS										
34	WALL				AREA OF E.B.F. (m²) L.D. (m)<		L.H. OR MAX X OF HL OPENINGS PERMITTED MAX % OF HL OPENINGS		PROPOSED % OF OPENINGS (m²/m²) 50.66% (831.79)		
	FRONT (GROSS)				17,875.42 6642.10		52.1 15.9		100%		
	REAR (NET)				17,397.39 16126.27		31.2 9.4		100%		
	SIDE (RIGHT SIDE)				10,016.03 935.72		7.9 2.4		100%		
	SIDE (LEFT SIDE)				10,022.39 935.19		13.5 4.1		90%		
									29.58% (275.46)		
35	ENERGY EFFICIENCY:				COMPLIANCE PATH: SB-10 ENERGY MODELLING CLIMATE ZONE: 6						

BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF
INNSFIL BENCHMARK NO. 0011831U4638 (CGVD-78) HAVING AN ELEVATION OF
284.395 METERS.

TOWNSHIP: CHURCHILL, UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION
WALL OF TOWER, 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW
BRICKWORK.

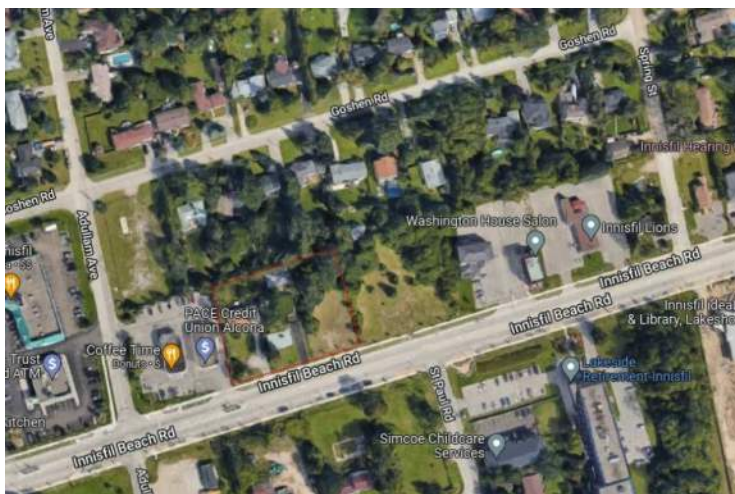
TOWN FILE NUMBER: SP-2022-003

UNITS AREA SCHEDULE			
Name	Area	Area	Comments
UNINT 1	100.73 m ²	3 BR	
UNINT 2	70.00 m ²	10B+DN	
UNINT 3	62.79 m ²	1 BR	
UNINT 4	100.00 m ²	1 BR	
UNINT 5	110.00 m ²	3 BR	
UNINT 6	78.80 m ²	2 BR	
UNINT 7	76.81 m ²	2 BR	
UNINT 8	78.80 m ²	2 BR	
UNINT 9	78.80 m ²	2 BR	
UNINT 10	78.80 m ²	10B+DN	
UNINT 11	78.80 m ²	10B+DN	
UNINT 12	81.91 m ²	2 BR	
UNINT 13	78.80 m ²	2 BR	
UNINT 14	78.80 m ²	2 BR	
UNINT 15	63.16 m ²	1 BR	
UNINT 16	63.16 m ²	1 BR	
UNINT 17	105.26 m ²	3 BR	
UNINT 18	103.00 m ²	3 BR	
UNINT 19	64.50 m ²	2 BR	
UNINT 20	64.50 m ²	2 BR	
UNINT 21	61.62 m ²	1 BR	
UNINT 22	61.62 m ²	1 BR	
UNINT 23	54.01 m ²	1 BR	
UNINT 24	64.50 m ²	2 BR	
UNINT 25	64.50 m ²	2 BR	
UNINT 26	65.05 m ²	10B+DN	
UNINT 27	56.68 m ²	1 BR	
UNINT 28	53.61 m ²	1 BR	
UNINT 29	64.50 m ²	2 BR	
UNINT 30	53.61 m ²	1 BR	
UNINT 31	47.77 m ²	1 BR	
UNINT 32	57.77 m ²	1 BR	
2ND FLOOR	2,384.36 m ²		
UNINT 1	151.76 m ²	3 BR	
UNINT 2	151.76 m ²	3 BR	
UNINT 3	72.03 m ²	10B+DN	
UNINT 4	72.03 m ²	10B+DN	
UNINT 5	130.00 m ²	3 BR	
UNINT 6	89.23 m ²	2 BR	
UNINT 7	89.23 m ²	2 BR	
UNINT 8	78.80 m ²	2 BR	
UNINT 9	78.80 m ²	2 BR	
UNINT 10	69.61 m ²	10B+DN	
UNINT 11	69.61 m ²	10B+DN	
UNINT 12	63.22 m ²	1 BR	
UNINT 13	63.22 m ²	1 BR	
UNINT 14	63.22 m ²	1 BR	
UNINT 15	57.84 m ²	1 BR	
UNINT 16	113.59 m ²	3 BR	
UNINT 17	113.59 m ²	3 BR	
UNINT 18	60.70 m ²	1 BR	
UNINT 19	57.77 m ²	1 BR	
UNINT 20	88.89 m ²	2 BR	
UNINT 21	49.06 m ²	3 BR	
UNINT 22	49.06 m ²	3 BR	
UNINT 23	59.71 m ²	1 BR	
UNINT 24	59.71 m ²	1 BR	
UNINT 25	64.50 m ²	1 BR	
UNINT 26	62.63 m ²	1 BR	
UNINT 27	62.63 m ²	1 BR	
UNINT 28	47.85 m ²	1 BR	
UNINT 29	47.85 m ²	1 BR	
3RD FLOOR	2,181.00 m ²		
UNINT 1	61.62 m ²	1 BR	
UNINT 2	61.62 m ²	1 BR	
UNINT 3	58.87 m ²	1 BR	
UNINT 4	58.87 m ²	1 BR	
UNINT 5	71.10 m ²	10B+DN	
UNINT 6	71.10 m ²	10B+DN	
UNINT 7	85.00 m ²	2 BR	
UNINT 8	85.00 m ²	2 BR	
UNINT 9	85.00 m ²	2 BR	
UNINT 10	85.00 m ²	2 BR	
UNINT 11	58.87 m ²	1 BR	
UNINT 12	58.87 m ²	1 BR	
UNINT 13	47.77 m ²	1 BR	
UNINT 14	47.77 m ²	1 BR	
UNINT 15	68.00 m ²	10B+DN	
UNINT 16	68.00 m ²	10B+DN	
UNINT 17	68.00 m ²	10B+DN	
UNINT 18	68.00 m ²	2 BR	
UNINT 19	68.00 m ²	2 BR	
UNINT 20	59.71 m ²	1 BR	
UNINT 21	59.71 m ²	1 BR	
UNINT 22	64.50 m ²	1 BR	
UNINT 23	64.50 m ²	1 BR	
UNINT 24	62.63 m ²	1 BR	
UNINT 25	62.63 m ²	1 BR	
UNINT 26	47.85 m ²	1 BR	
UNINT 27	47.85 m ²	1 BR	
UNINT 28	65.05 m ²	1 BR	

5-UNIT 1	108.14 m ²	3 BR
5-UNIT 2	62.95 m ²	1 BR
5-UNIT 3	58.25 m ²	1 BR
5-UNIT 4	64.38 m ²	1 BR
5-UNIT 5	91.66 m ²	2 BR+DEN
5-UNIT 6	71.10 m ²	1BR+DEN
5-UNIT 7	79.42 m ²	2BR
5-UNIT 8	79.42 m ²	2BR
5-UNIT 9	85.51 m ²	2 BR+DEN
5-UNIT 10	52.90 m ²	1 BR
5-UNIT 11	70.79 m ²	2 BR+DEN
5-UNIT 12	68.30 m ²	1BR+DEN
5-UNIT 13	75.09 m ²	2BR
5-UNIT 14	62.87 m ²	1 BR
5-UNIT 15	114.58 m ²	3 BR
5-UNIT 16	70.00 m ²	1BR+DEN
5-UNIT 17	63.98 m ²	1 BR
5-UNIT 18	62.56 m ²	1 BR
5-UNIT 19	62.69 m ²	1BR+DEN
5-UNIT 20	50.90 m ²	1 BR
5-UNIT 21	76.33 m ²	2BR
5-UNIT 22	56.44 m ²	1 BR

6-UNIT 1	94.91 m ²	3 BR
6-UNIT 2	97.05 m ²	3 BR
6-UNIT 3	53.70 m ²	1 BR
6-UNIT 4	58.86 m ²	1 BR
6-UNIT 5	97.45 m ²	3 BR
6-UNIT 6	71.10 m ²	1BR+DEN
6-UNIT 7	79.42 m ²	2BR
6-UNIT 8	79.40 m ²	2BR
6-UNIT 9	70.82 m ²	1BR+DEN
6-UNIT 10	67.46 m ²	1BR+DEN
6-UNIT 11	80.58 m ²	2BR
6-UNIT 12	58.54 m ²	1 BR
6-UNIT 13	70.54 m ²	1BR+DEN
6-UNIT 14	86.53 m ²	2 BR+DEN
6-UNIT 15	75.43 m ²	2BR
6-UNIT 16	71.45 m ²	1BR+DEN
6-UNIT 17	70.20 m ²	1BR+DEN
6-UNIT 18	56.29 m ²	1 BR
6-UNIT 19	51.70 m ²	1 BR
6-UNIT 20	69.27 m ²	1 BR

7-JUNIT 1	93.03 mm ²	3 BR
7-JUNIT 2	75.07 mm ²	1BR+DEN
7-JUNIT 3	71.37 mm ²	1BR+DEN
7-JUNIT 4	82.53 mm ²	2BR
7-JUNIT 5	73.84 mm ²	1BR+DEN
7-JUNIT 6	80.61 mm ²	2BR
7-JUNIT 7	79.40 mm ²	2BR
7-JUNIT 8	72.17 mm ²	1BR+DEN
7-JUNIT 9	73.71 mm ²	1BR+DEN
7-JUNIT 10	76.71 mm ²	2BR
7-JUNIT 11	71.17 mm ²	1BR
7-JUNIT 12	61.95 mm ²	1 BR
7-JUNIT 13	96.96 mm ²	3 BR
7-JUNIT 14	71 mm ²	1BR+DEN
7-JUNIT 15	70.20 mm ²	1 BR
7-JUNIT 16	56.29 mm ²	1 BR
7-JUNIT 17	51.70 mm ²	1 BR
7-JUNIT 18	69.31 mm ²	1 BR



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL,ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

2022-08-11 3:54:48 PM

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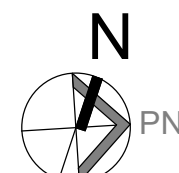


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STATISTICS

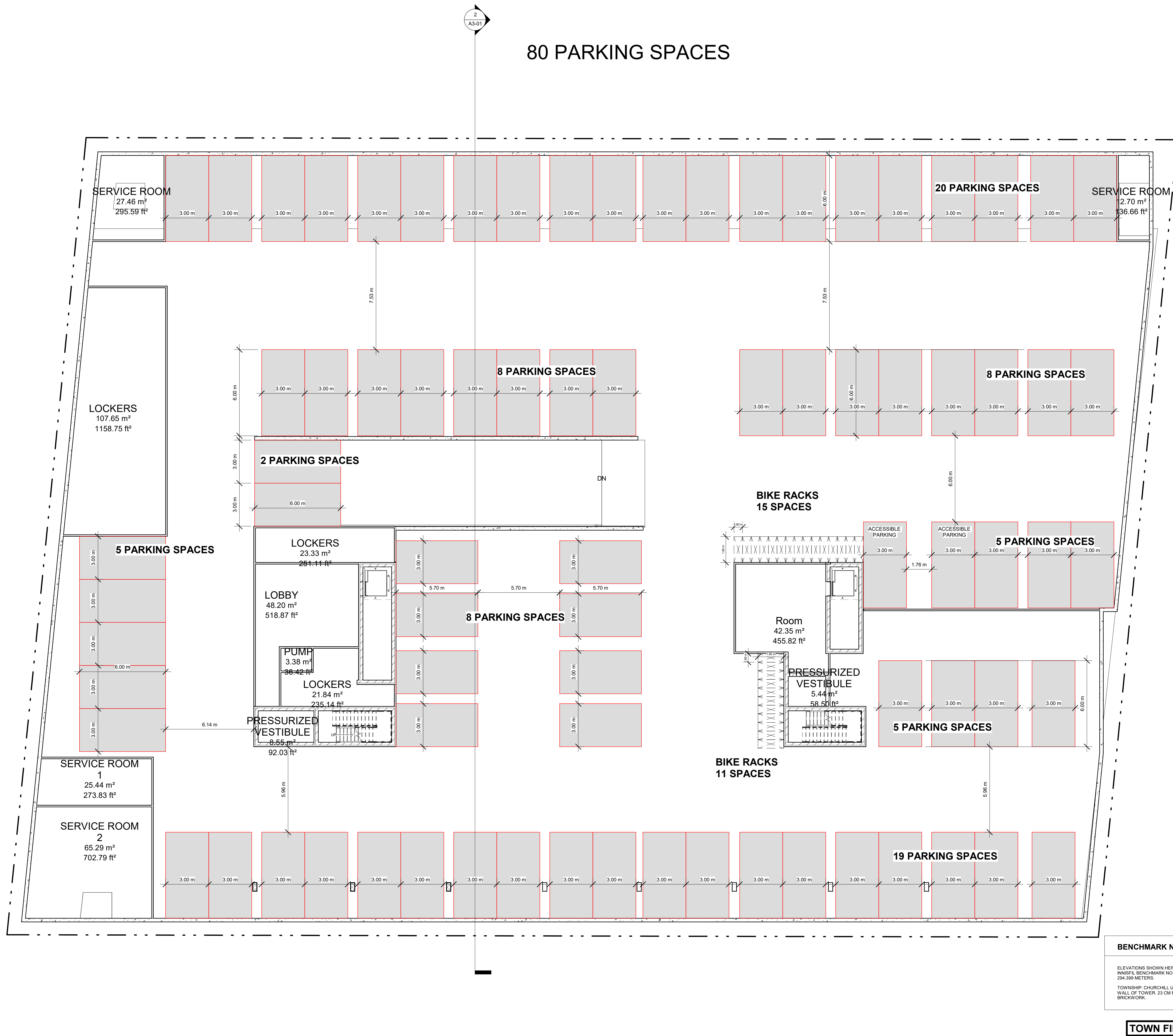
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SCALE @ ARCH D	DATE 12/17/21



PROJECT NO.	200143
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STAGE	DRAWING NO.	
SPA	A0-02	
LOCATION	REVISION	
INNISFIL		08

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KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS		
2022-08-11 3:54:50 PM		

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DRAWING TITLE
PROPOSED BASEMENT 2 PLAN

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143

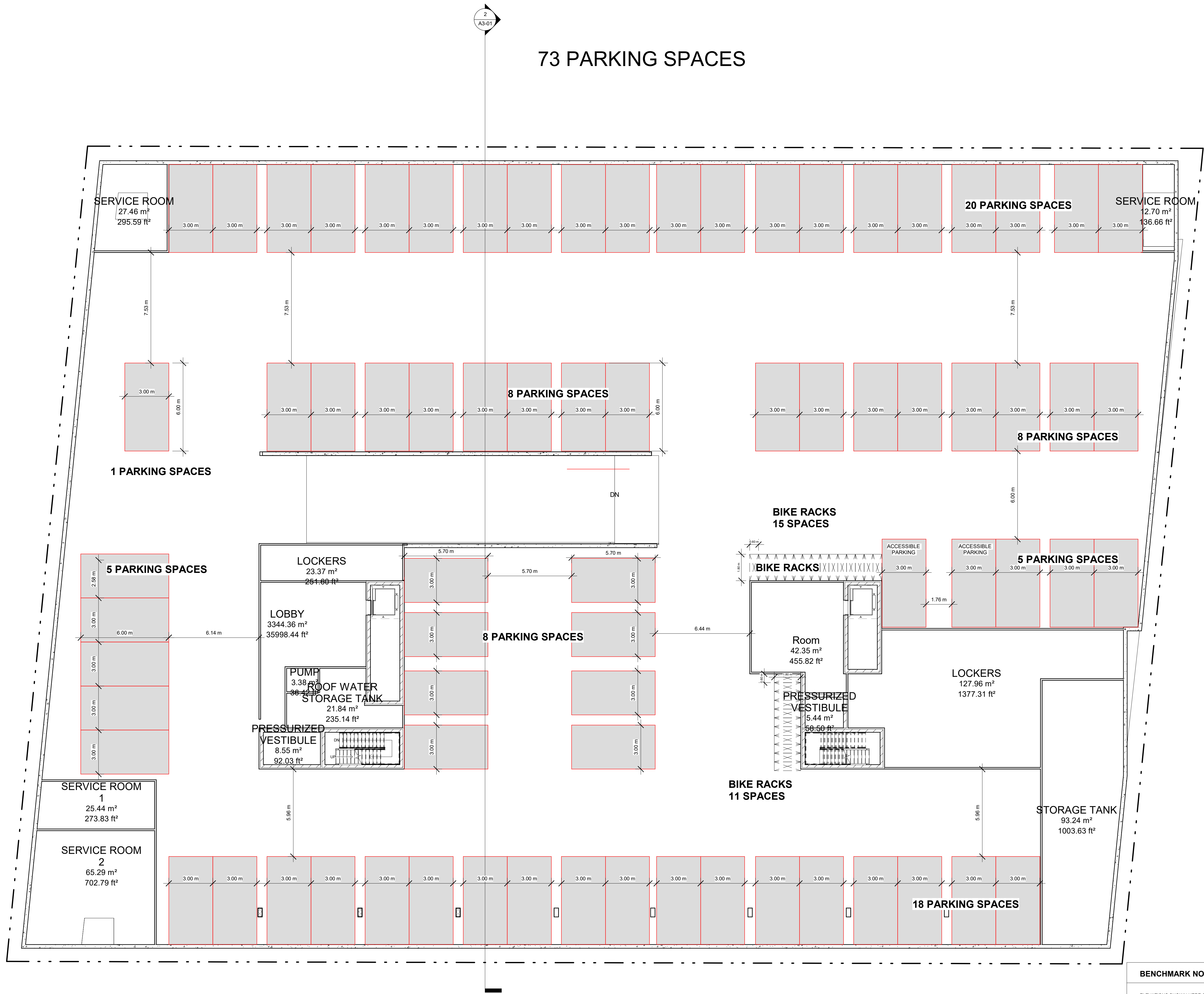
STAGE
SPA

DRAWING NO.
A1-01

LOCATION
INNISFIL

REVISION
08

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2022-08-11 3:54:53 PM



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U4633 (CGVD79) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH. TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
1018-1028 INNISFIL BEACH RD-INNISFIL, ON

NO.	REVISIONS	DATE
08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

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DRAWING TITLE
PROPOSED BASEMENT 1 PLAN

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143

STAGE DRAWING NO.
SPA A1-02

LOCATION INNISFIL REVISION **08**



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS
2022-08-11 3:54:54 PM

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DRAWING TITLE
**PROPOSED GROUND FLOOR
PLAN**

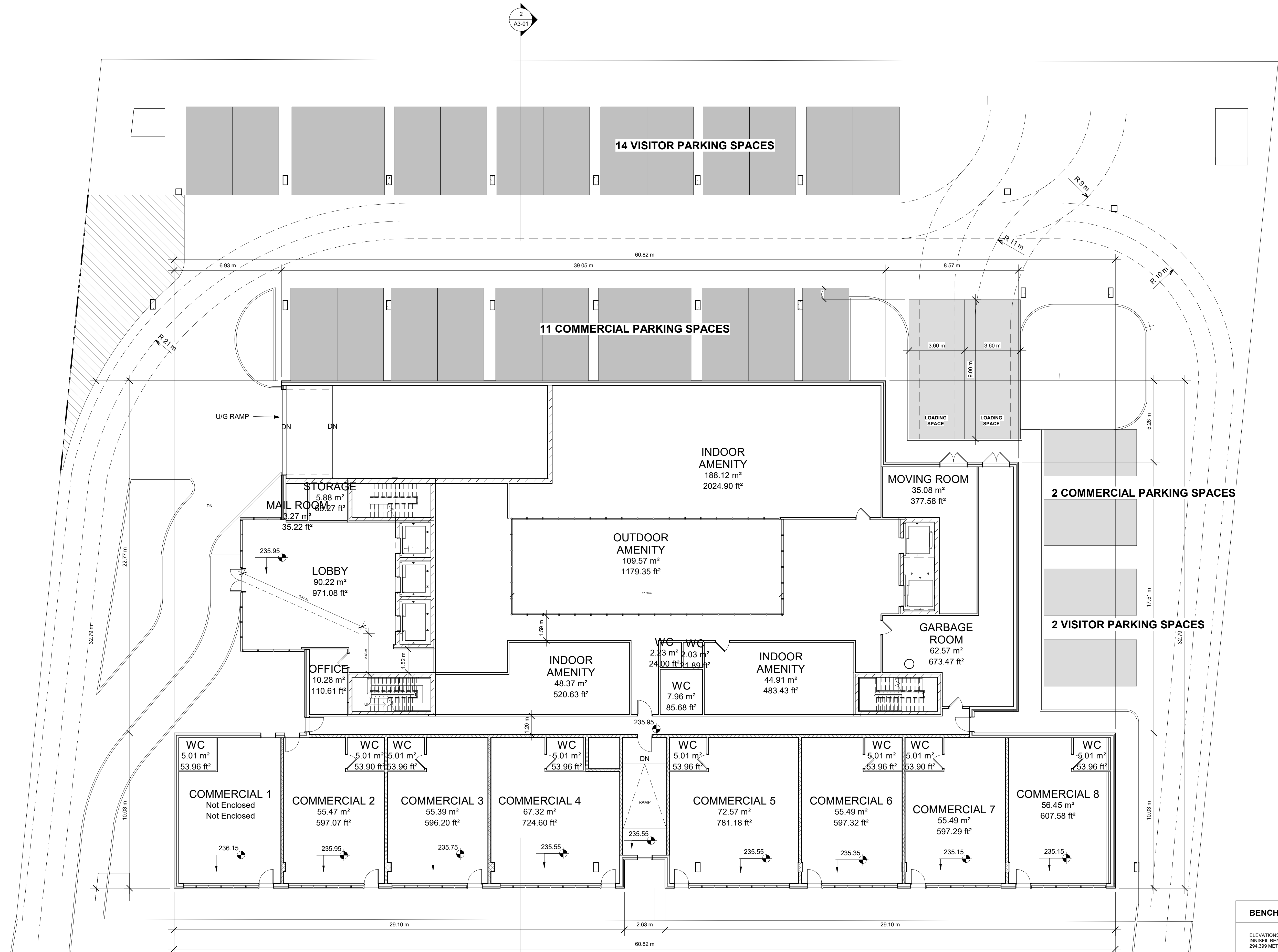
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SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO.	200143
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STAGE SPA	DRAWING NO. A1-03
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LOCATION INNISFIL	REVISION 08
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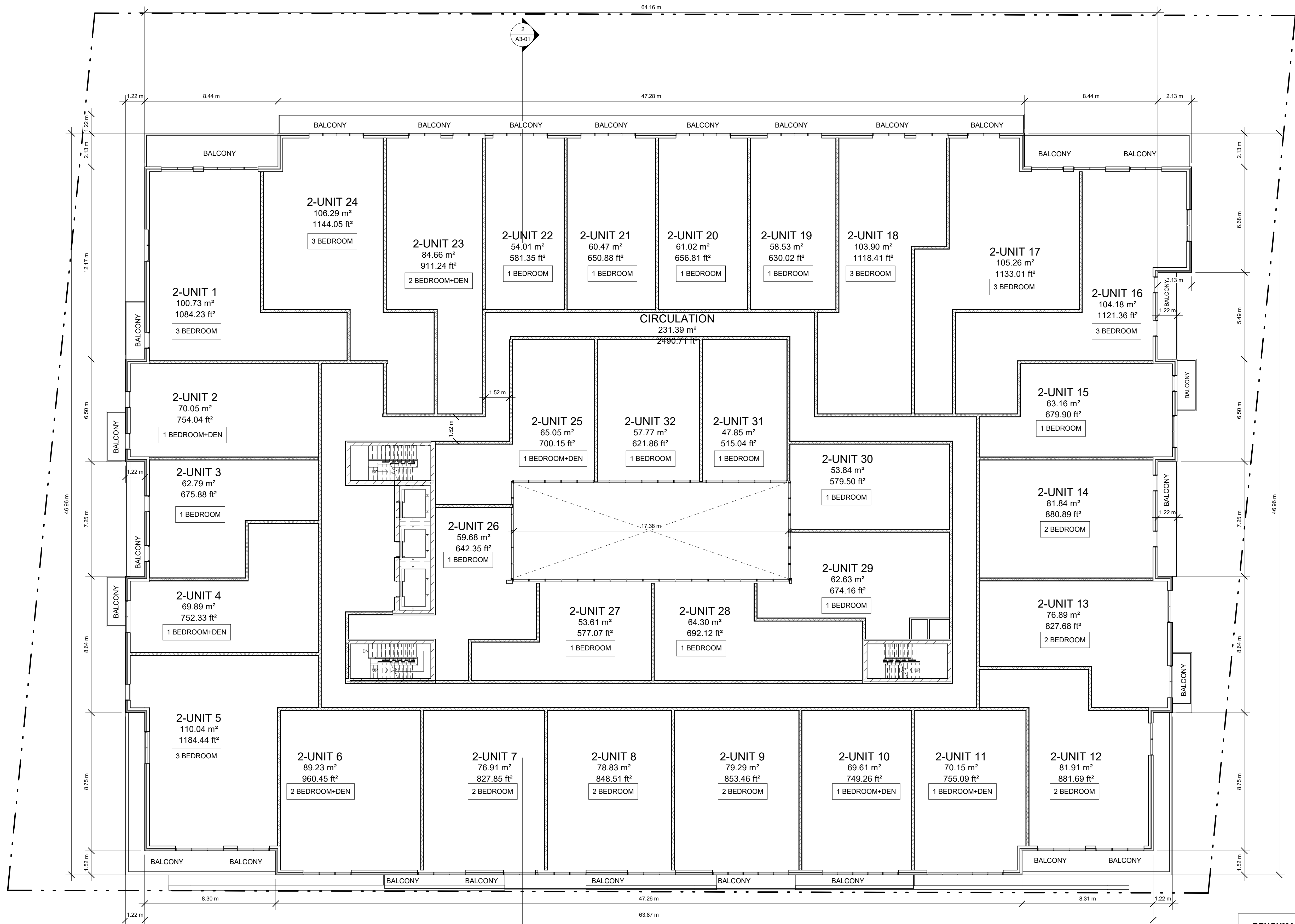
BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U4835 (CGVD:78) HAVING AN ELEVATION OF 294.389 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER, 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003

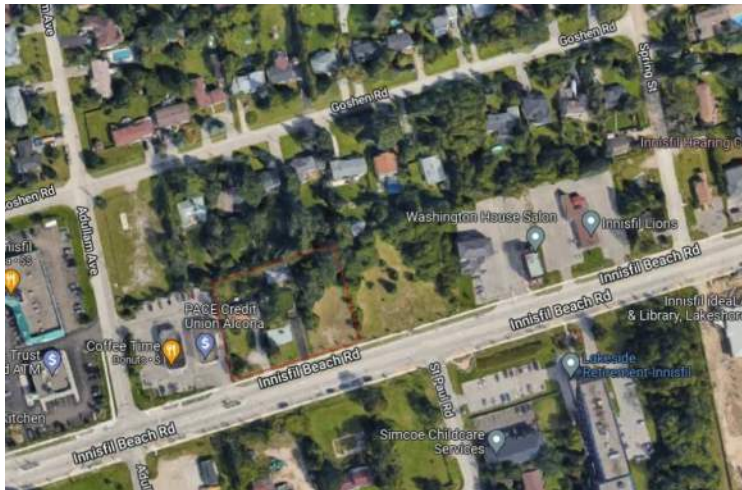
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BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 001193104633 (CGVD78) HAVING AN ELEVATION OF 294.399 METERS.
TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER, 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

NO.	REVISIONS	DATE
08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

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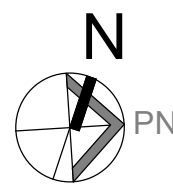


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DRAWING TITLE

**PROPOSED SECOND FLOOR
PLAN**

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143

STAGE DRAWING NO.

SPA A1-04

LOCATION
INNISFIL

REVISION
08



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS		
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DRAWING TITLE
PROPOSED THIRD FLOOR PLAN

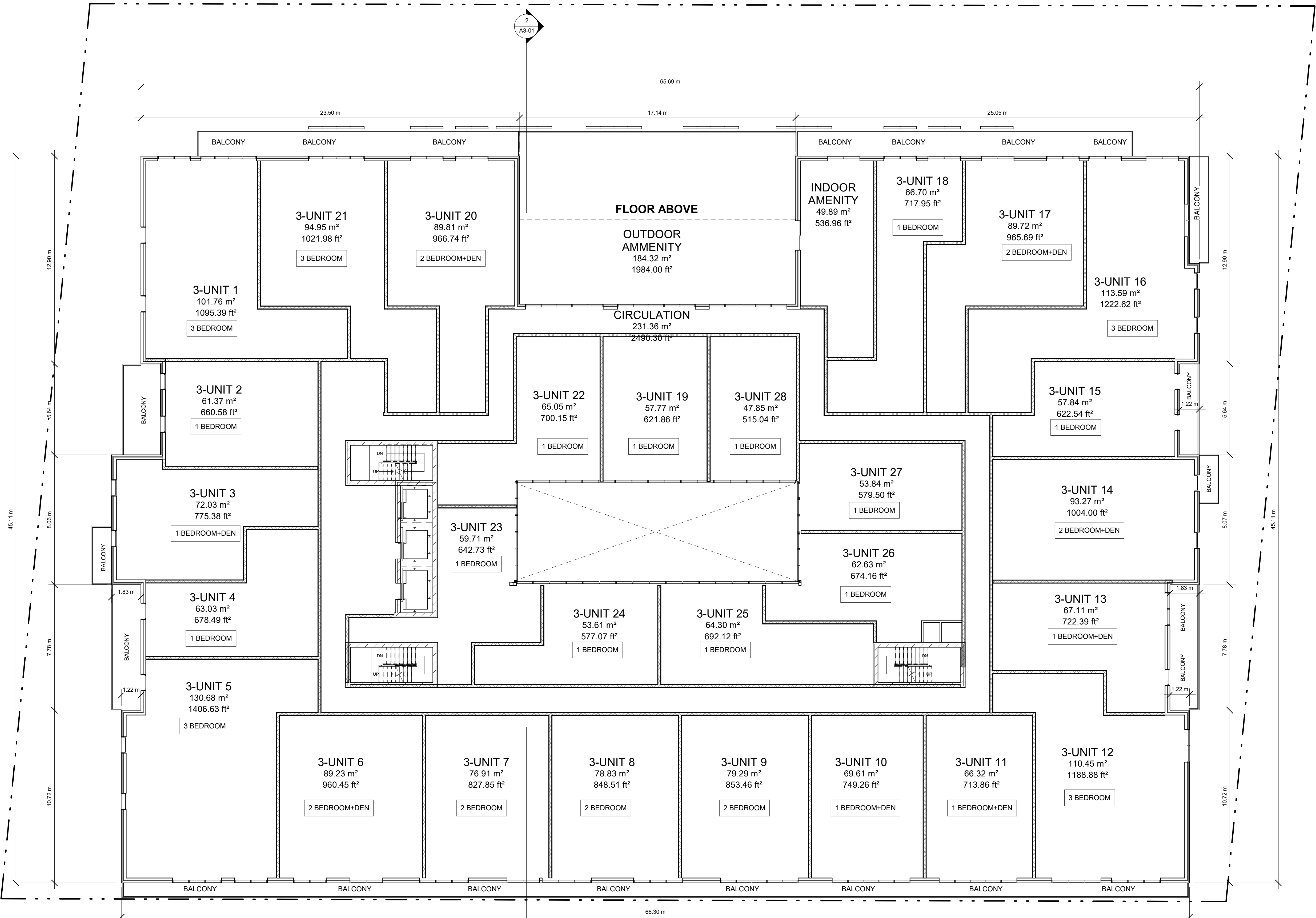
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SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143

STAGE SPA	DRAWING NO. A1-05
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LOCATION INNISFIL	REVISION 08
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BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U4635 (CGVD:78) HAVING AN ELEVATION OF 234.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH. TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

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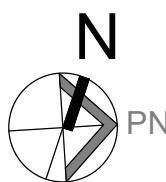


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DRAWING TITLE

**PROPOSED FOURTH FLOOR
PLAN**

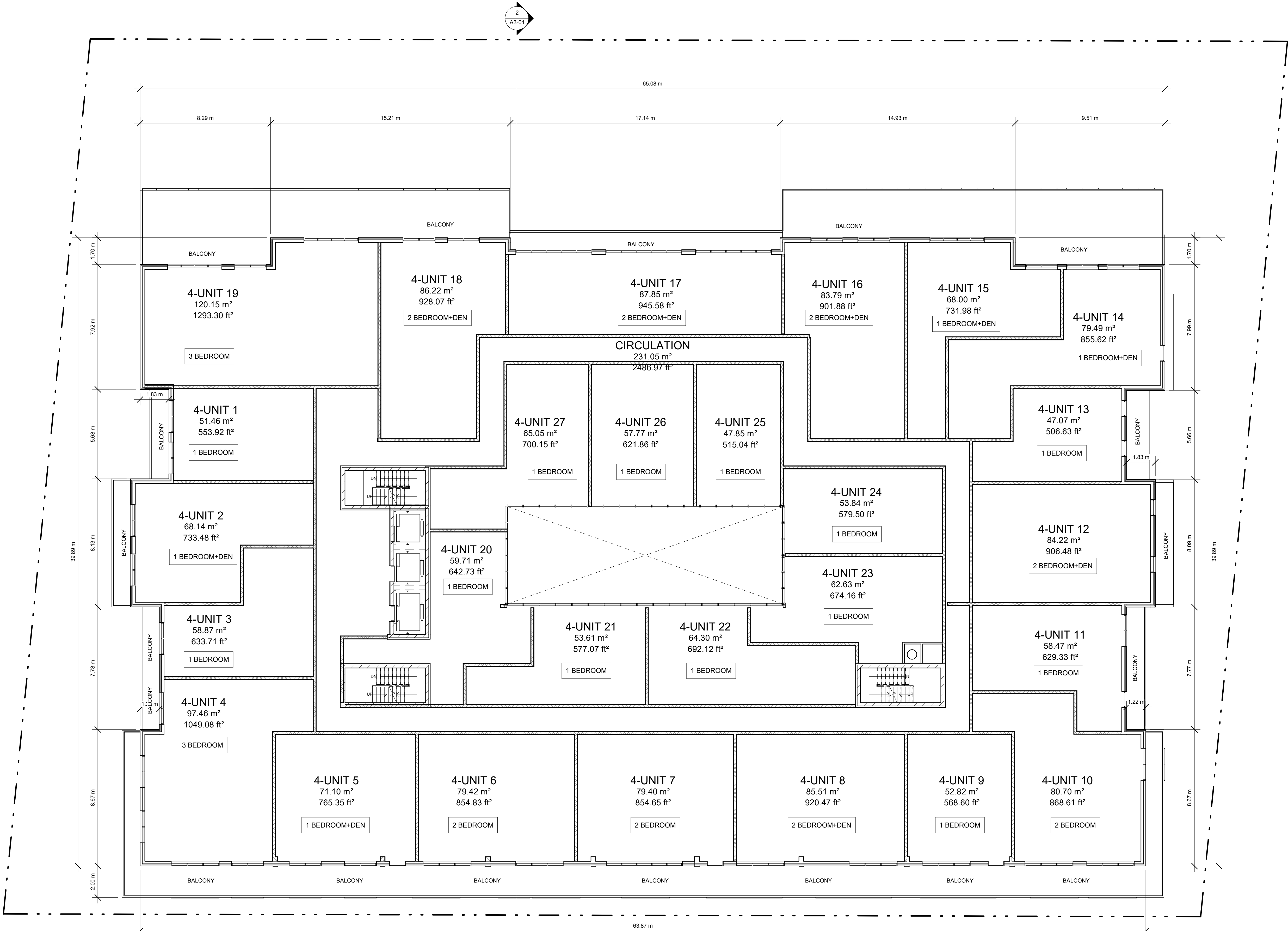
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SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143

STAGE DRAWING NO.
SPA A1-06

LOCATION INNISFIL REVISION **08**



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U463S (CGVD-78) HAVING AN ELEVATION OF 284.398 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH. TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS		
2022-08-11 3:54:57 PM		

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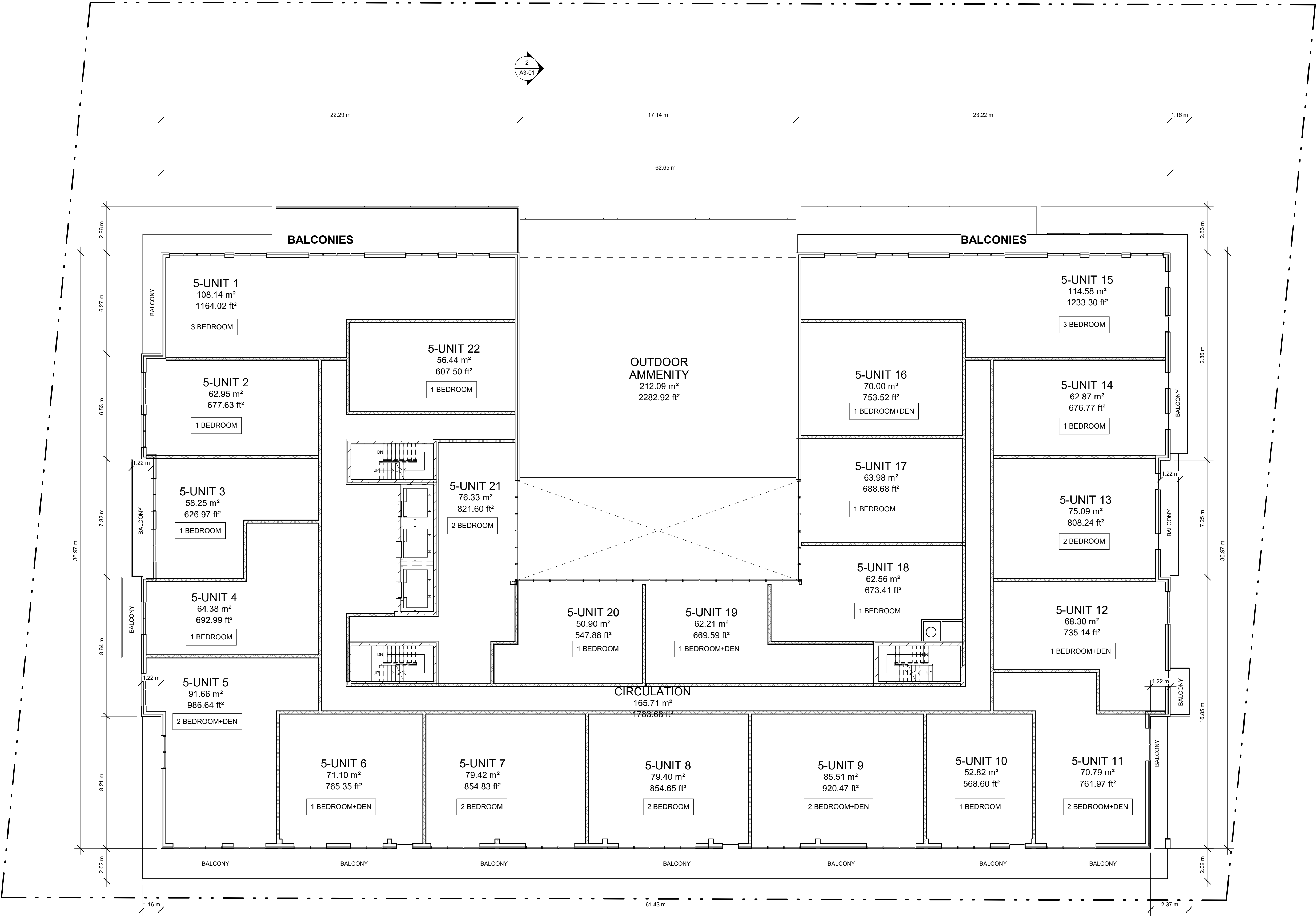
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DRAWING TITLE
PROPOSED FIFTH FLOOR PLAN

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143	
STAGE SPA	DRAWING NO. A1-07
LOCATION INNISFIL	REVISION 08



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U463S (CGVD78) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER, 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

2022-08-11 3:55:00 PM

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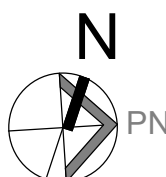


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DRAWING TITLE

**PROPOSED SEVETH FLOOR
PLAN**

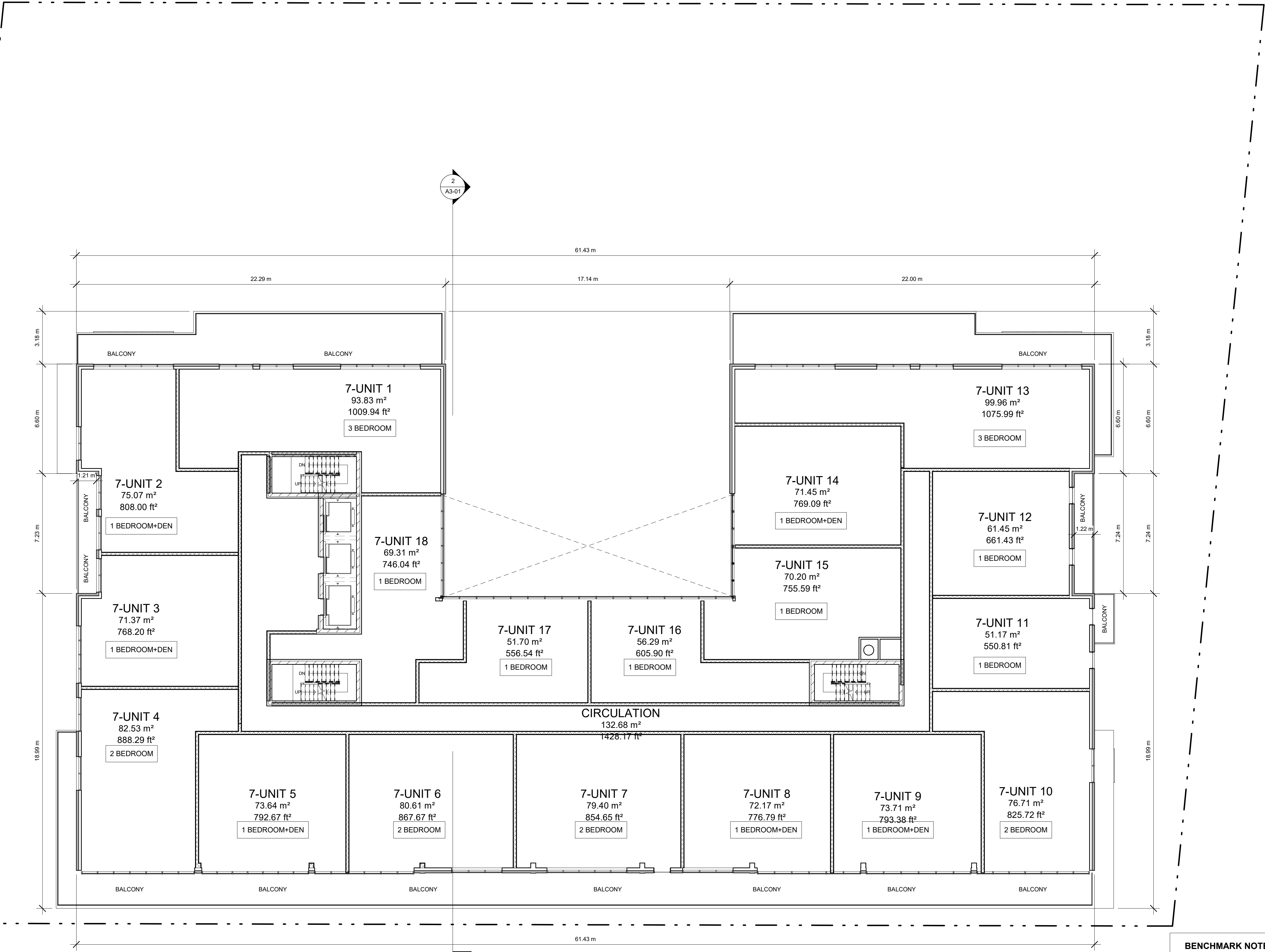
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SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143

STAGE DRAWING NO.
SPA A1-09

LOCATION INNISFIL REVISION **08**



BENCHMARK NOTE

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TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

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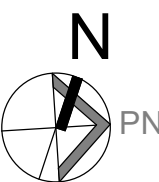


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DRAWING TITLE

**PROPOSED EIGHTH FLOOR
PLAN**

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 2021-11-26



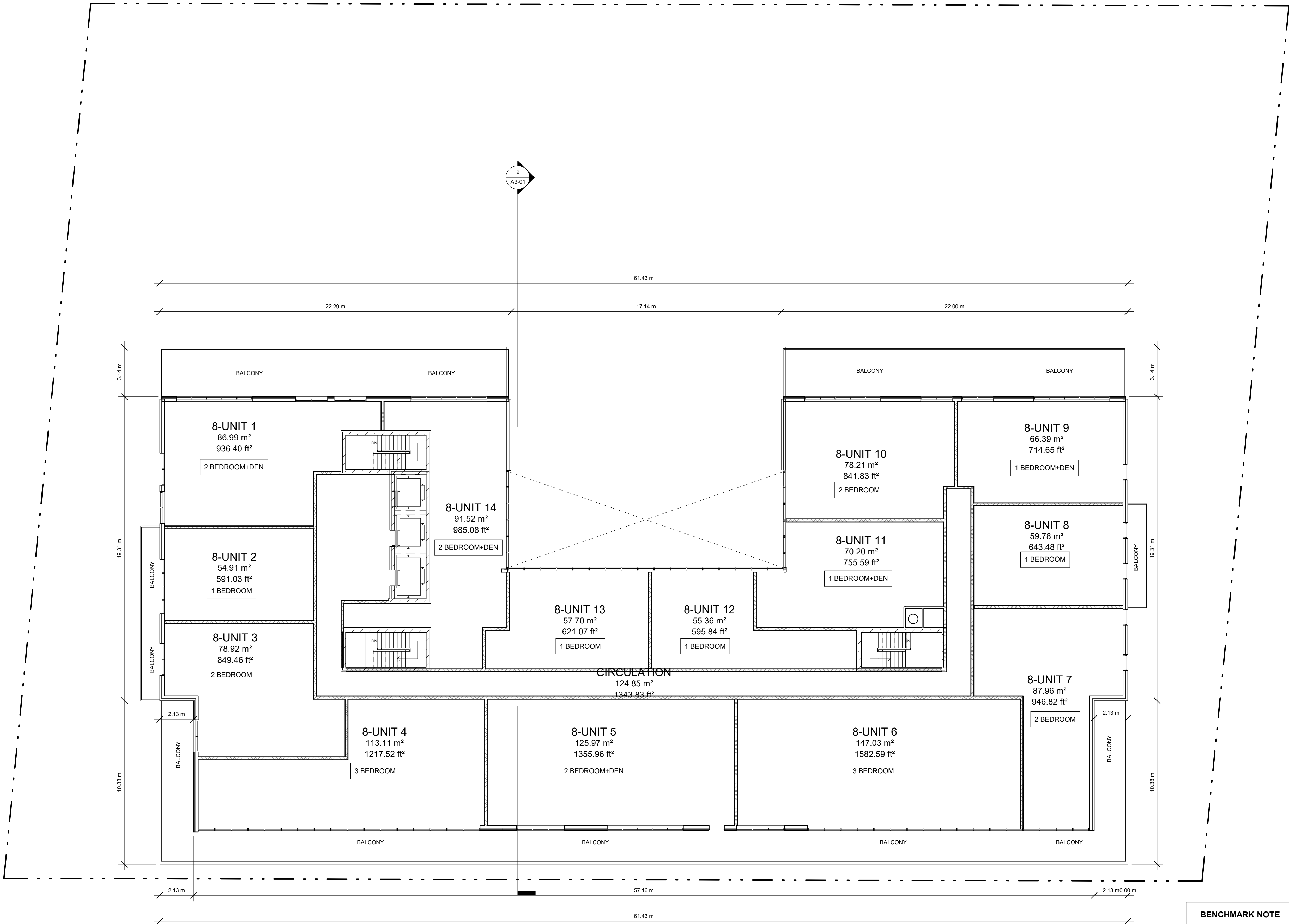
PROJECT NO. 200143

STAGE DRAWING NO.

SPA A1-10

LOCATION
INNISFIL

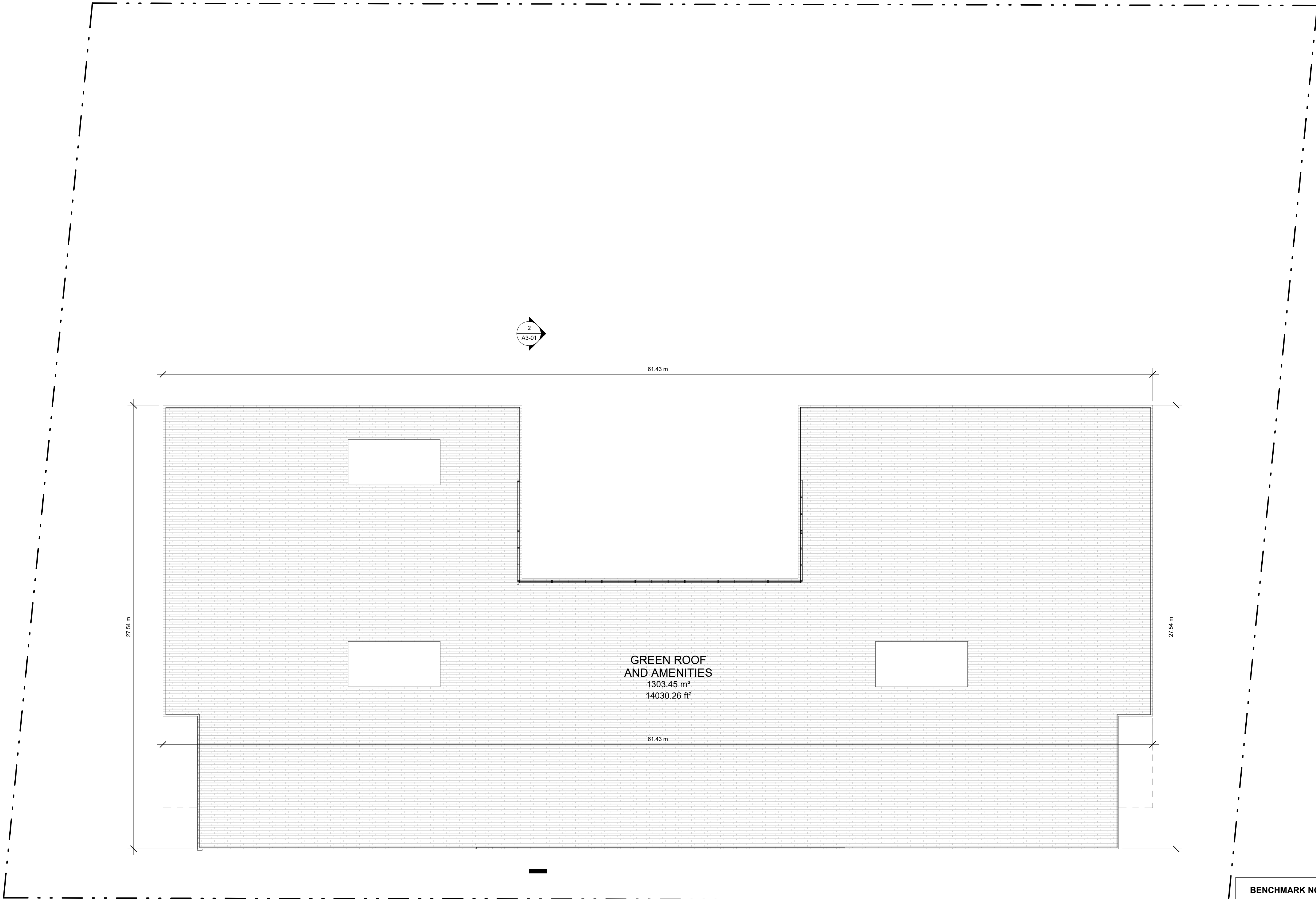
REVISION
08



BENCHMARK NOTE

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TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER, 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003

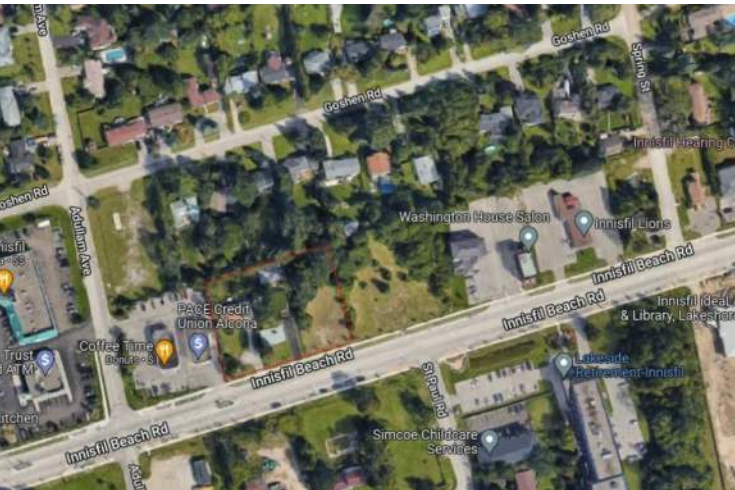


BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U463S (CGVD 78) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH. TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
1018-1028 INNISFIL BEACH RD-INNISFIL, ON

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS
2022-08-11 3:55:01 PM

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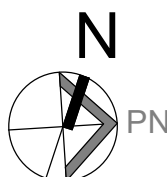
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DRAWING TITLE
PROPOSED ROOF PLAN

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 2021-11-26



PROJECT NO. 200143	
STAGE SPA	DRAWING NO. A1-11
LOCATION INNISFIL	REVISION 08



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U4633 (CGVD-79) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH. TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT

1018-1028 INNISFIL BEACH RD-INNISFIL, ON

	ISSUED FOR BP	2021-07-14
08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS		
2022-08-11 3:55:12 PM		

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DRAWING TITLE	
PROP. FRONT ELEVATION	
DRAWN	CHECKED
JB	SA
SCALE @ ARCH D	DATE
1:125	02/26/21

PROJECT NO. 200143	
STAGE	DRAWING NO.
SPA	A2-01
LOCATION INNISFIL	REVISION 08



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

	ISSUED FOR BP	2021-07-14
08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS		
2022-08-11 3:55:23 PM		

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CONSULTANTS

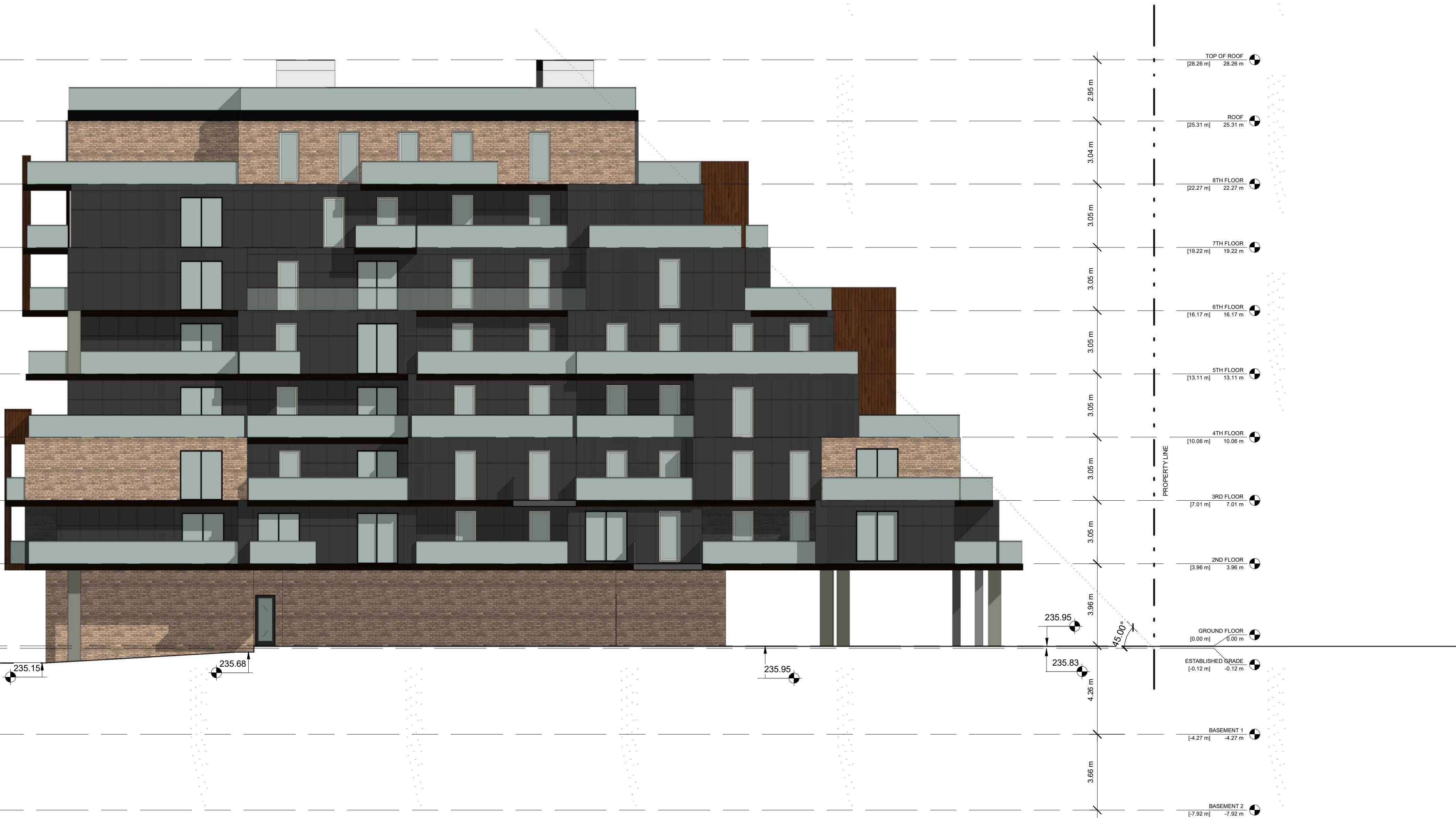


TORONTO - CANADA 416.546.2040 info@qbsarchitects.com

DRAWING TITLE
PROP. SIDE ELEVATION-(RIGHT)

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 02/26/21

PROJECT NO. 200143	
STAGE SPA	DRAWING NO. A2-02
LOCATION INNISFIL	REVISION 08



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U4635 (CGVD-78) HAVING AN ELEVATION OF 294.399 METERS.
TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003

C:\Users\QBS-JENIFFER\Documents\IBN_01_jeniffie@qbsarchitects.com.nt
2022-08-11 3:55:35 PM



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL. BENCHMARK NO. 0011931U4635 (COVID-78) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

2022-08-11 3:55:35 PM

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ALL DIMENSIONS ARE SHOWN IN IMPERIAL & METRIC.

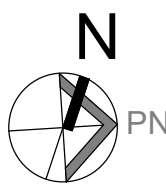
CONSULTANTS



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DRAWING TITLE
PROP. REAR ELEVATION

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:125	DATE 03/22/22



PROJECT NO.
200143

STAGE
SPA

DRAWING NO.
A2-03

LOCATION
INNISFIL

REVISION
08



BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U4635 (CGVD-78) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH, TABLE IN NORTH STONE FOUNDATION WALL OF TOWERS, 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
**1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON**

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS		
2022-08-11 3:55:43 PM		

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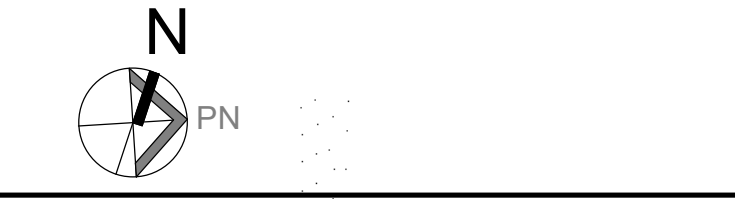
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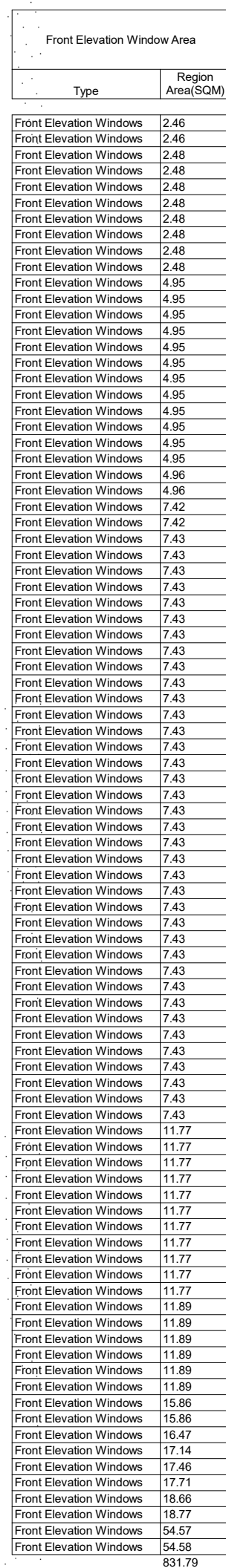
TORONTO - CANADA 416.546.2040 info@qbsarchitects.com

DRAWING TITLE
PROP. SIDE ELEVATION-(LEFT)

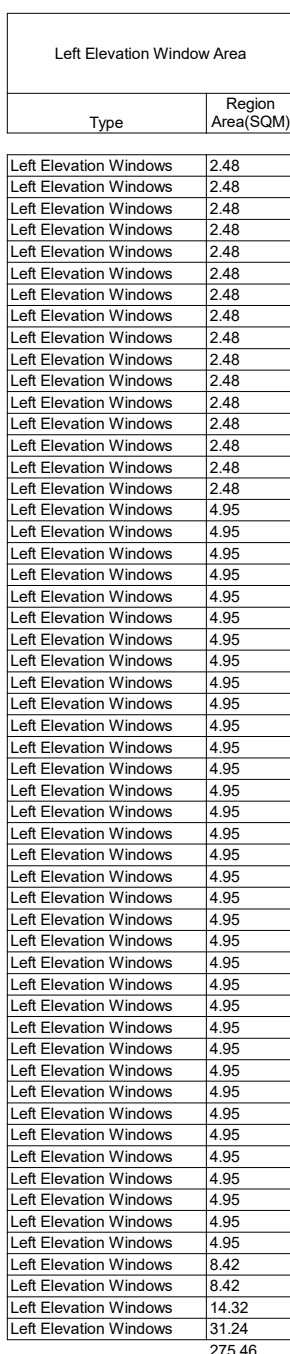
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SCALE @ ARCH D 1:125	DATE 03/22/22



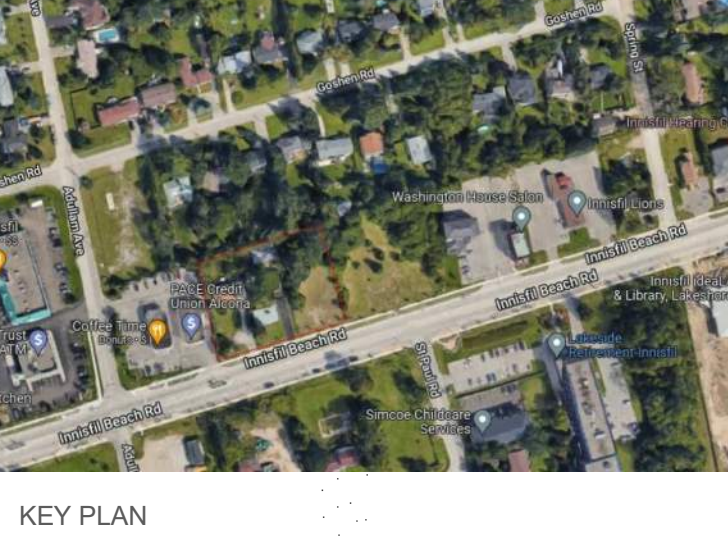
PROJECT NO. 200143	
STAGE SPA	DRAWING NO. A2-04
LOCATION INNISFIL	REVISION 08



3 REAR ELEVATION CALCULATIONS



RIGHT ELEVATION CALCULATIONS



PROJECT		
1018-1028 INNISFIL BEACH RD-INNISFIL,ON		
08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

2022-08-11 3:56:05 PM

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CONSULTANTS

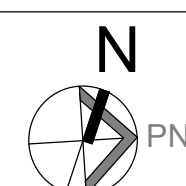


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DRAWING TITLE

SPATIAL SEPERATION CALCULATIONS

DRAWN JB	CHECKED SA
SCALE @ ARCH D 1:250	DATE 07/28/22

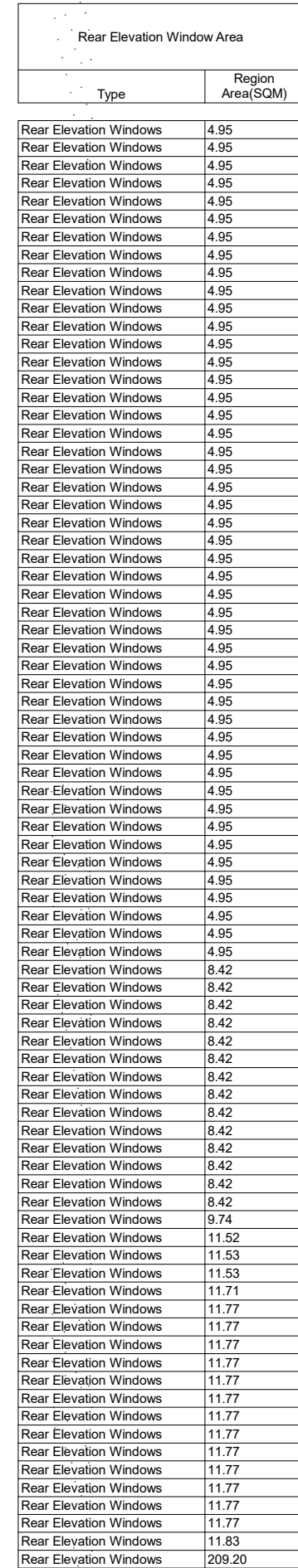


PROJECT NO.	200143
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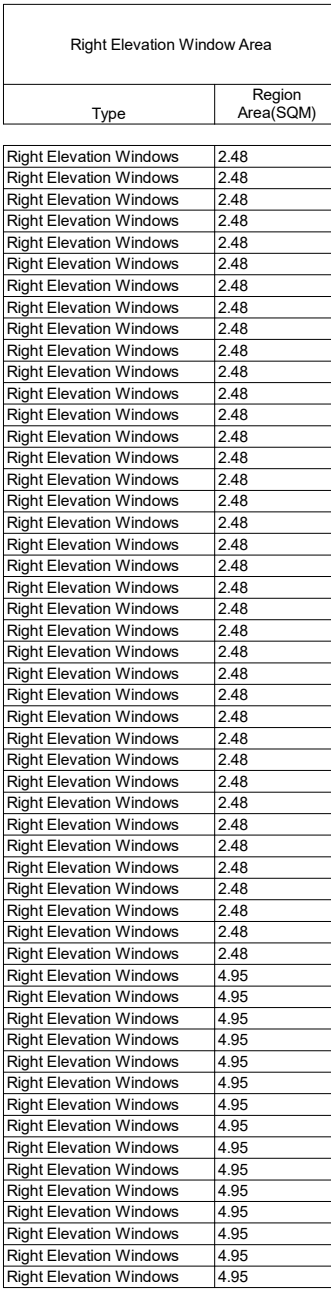
STAGE	DRAWING NO
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SPA A2-05

LOCATION INNISFIL	REVISION 08
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3 REAR ELEVATION CALCULATIONS



RIGHT ELEVATION CALCULATIONS

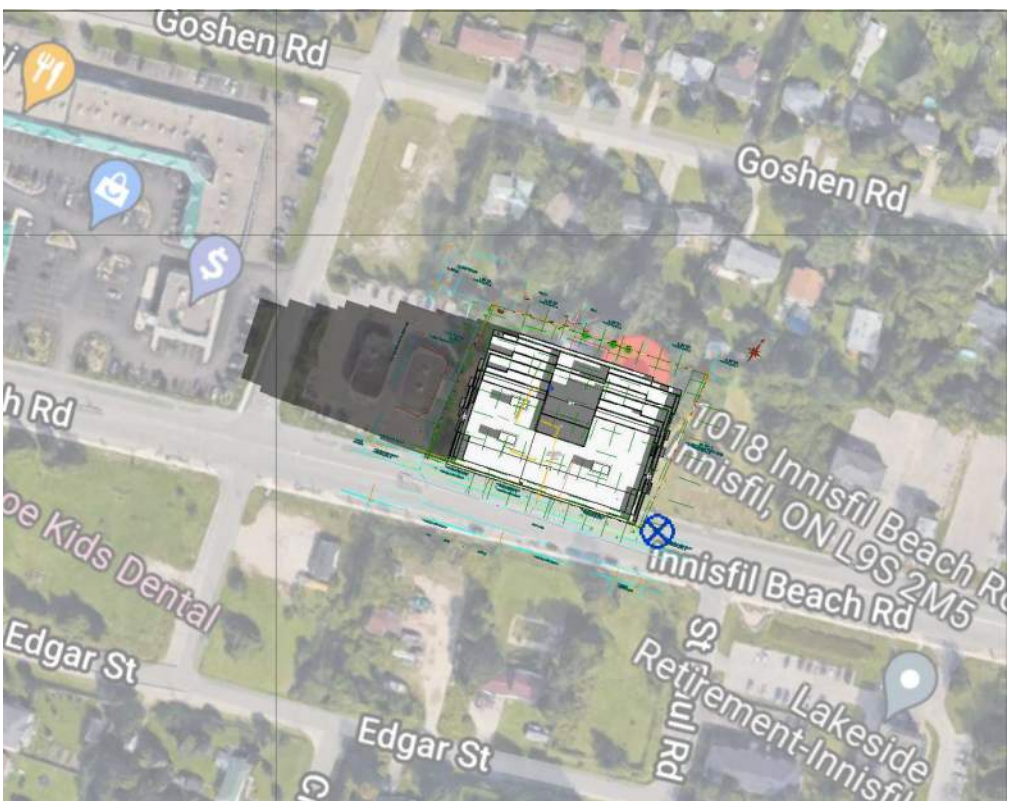


BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 0011931U463S (CGVD:78) HAVING AN ELEVATION OF 294.399 METERS.

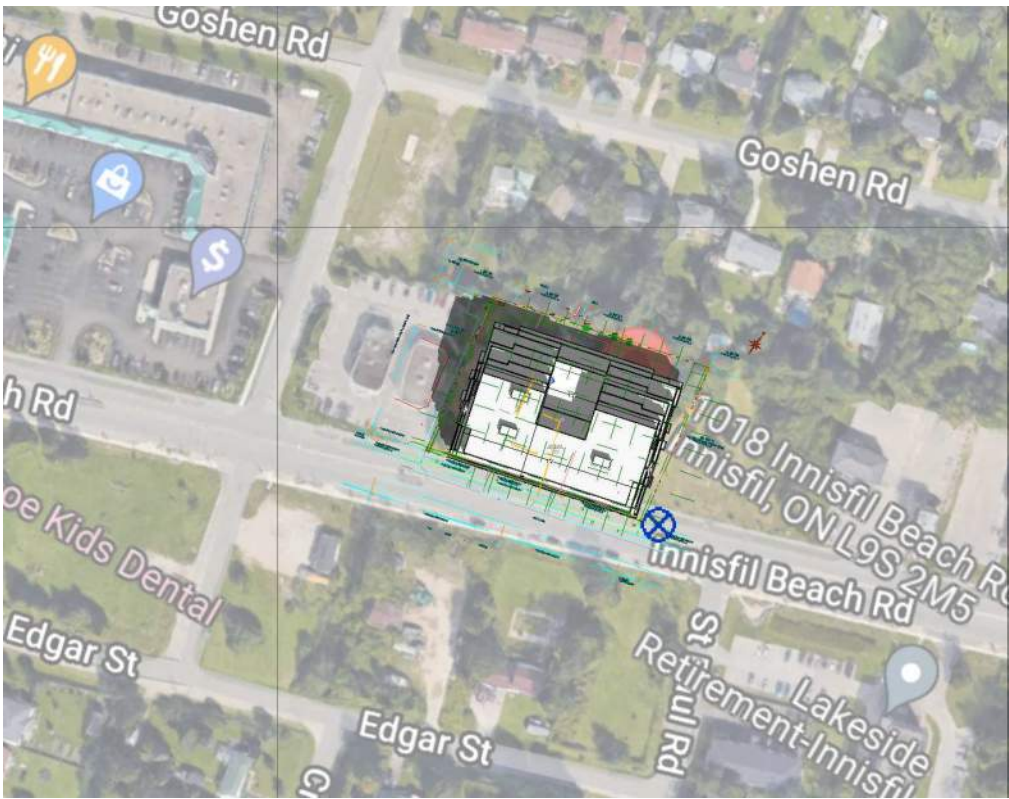
TOWNSHIP: CHURCHILL UNITED CHURCH, TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



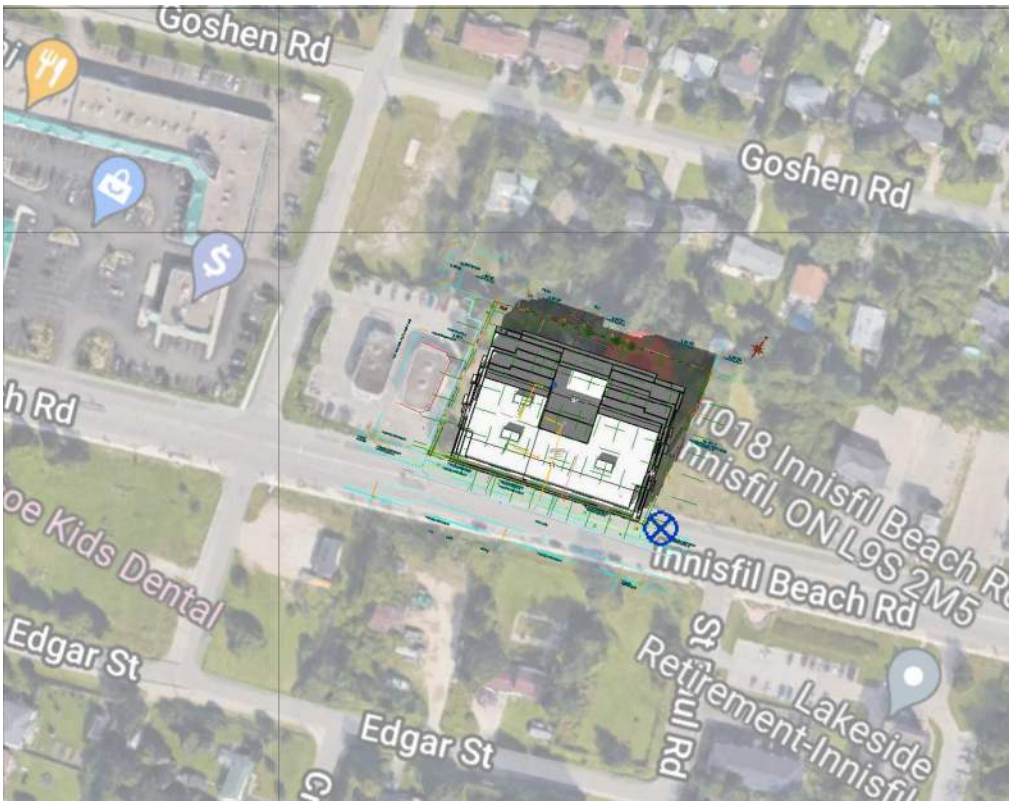
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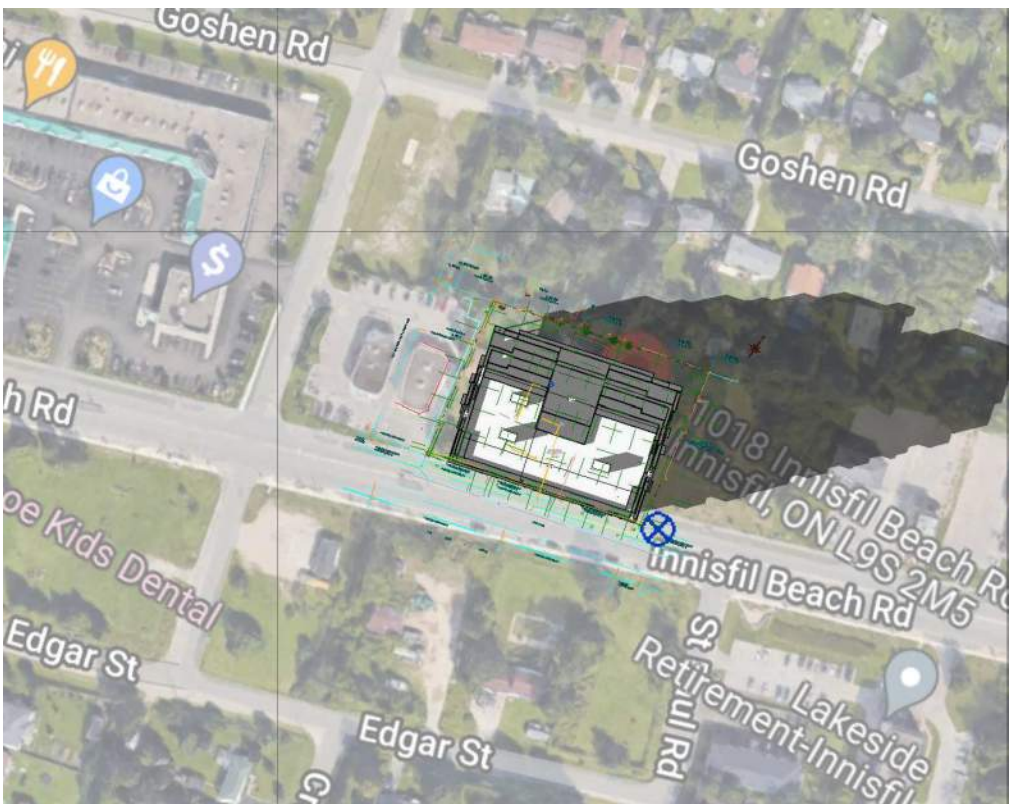
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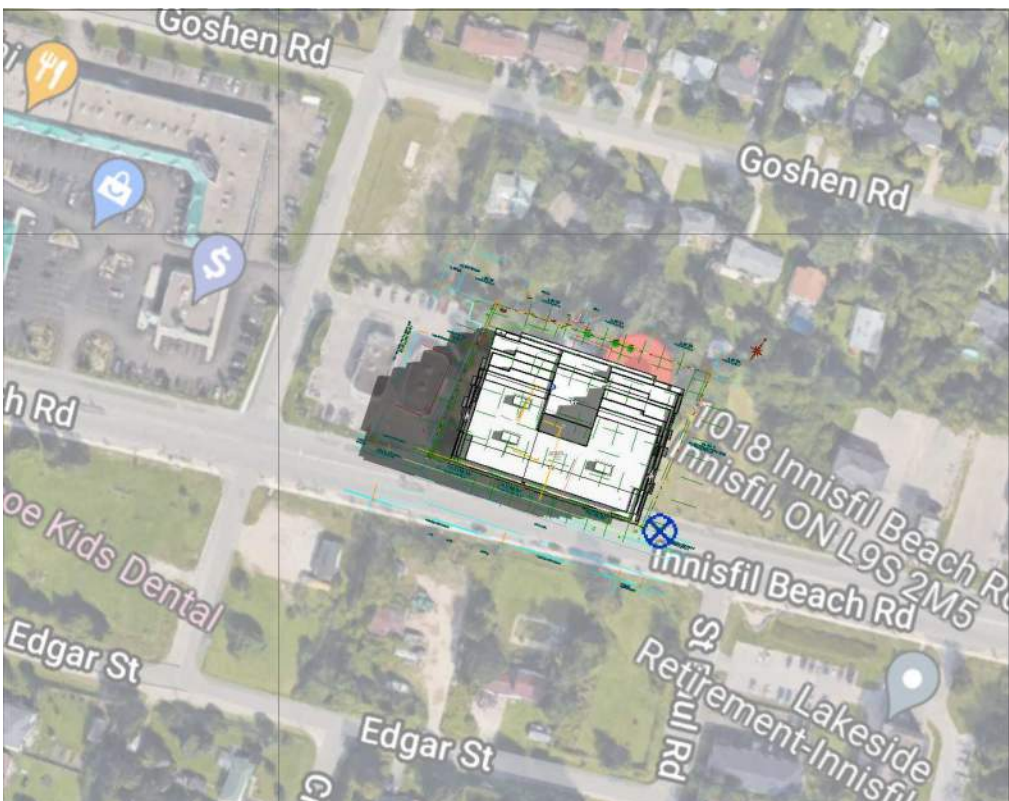
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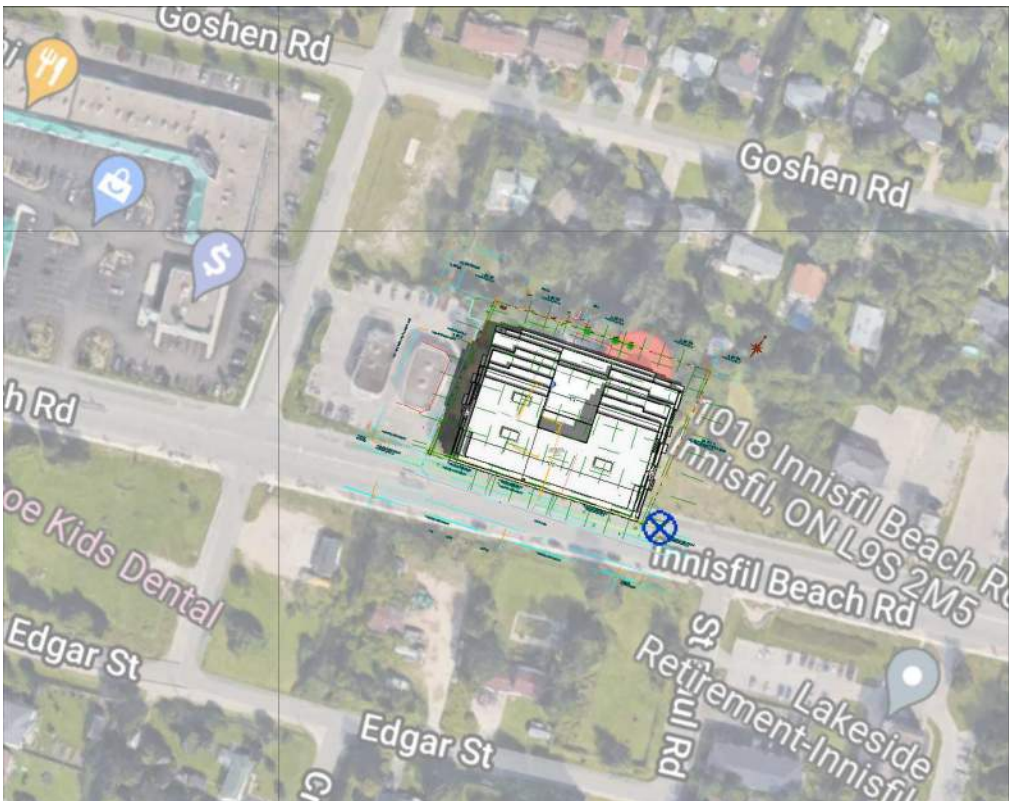
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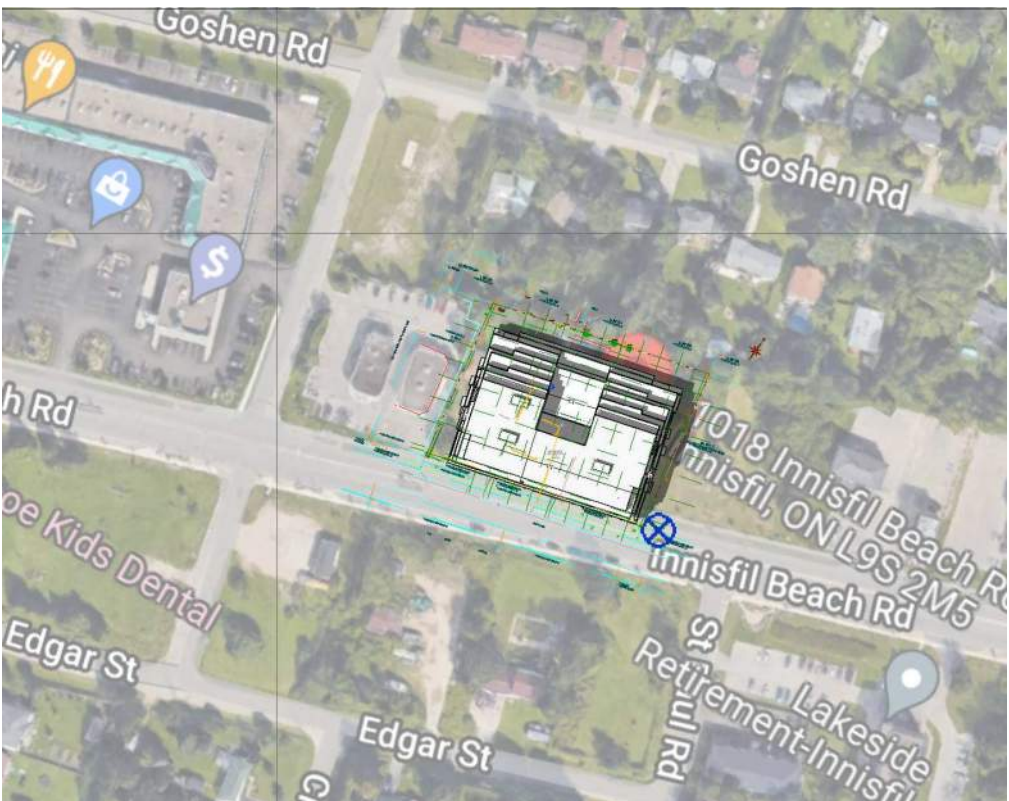
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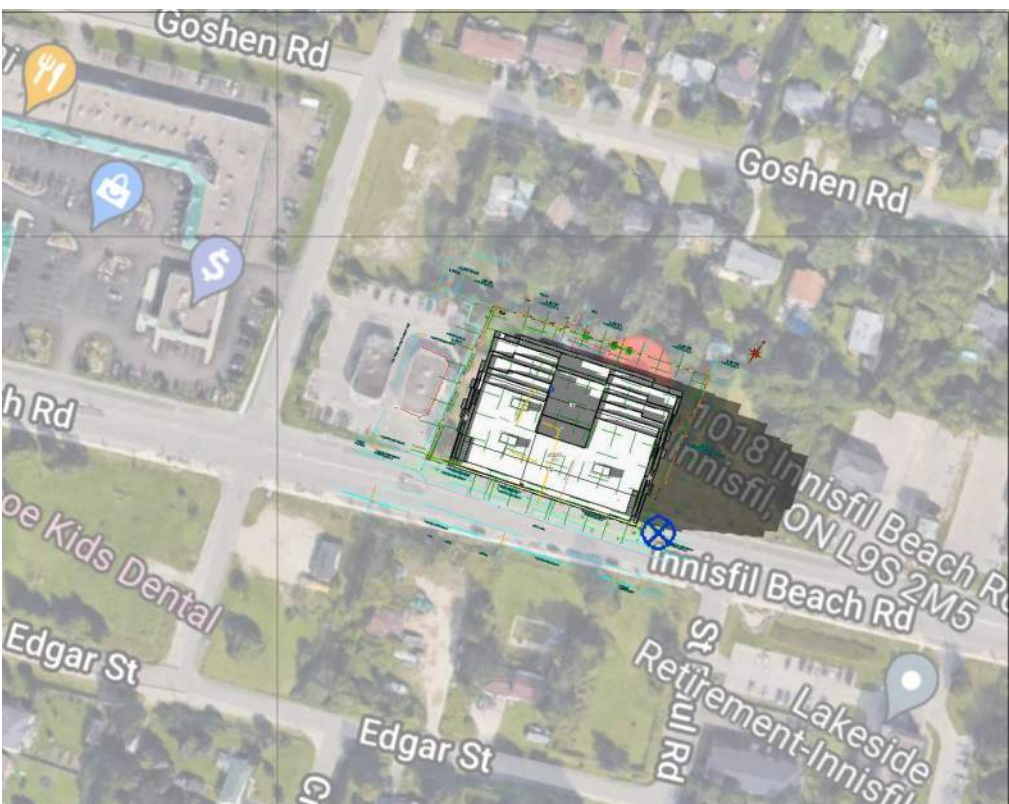
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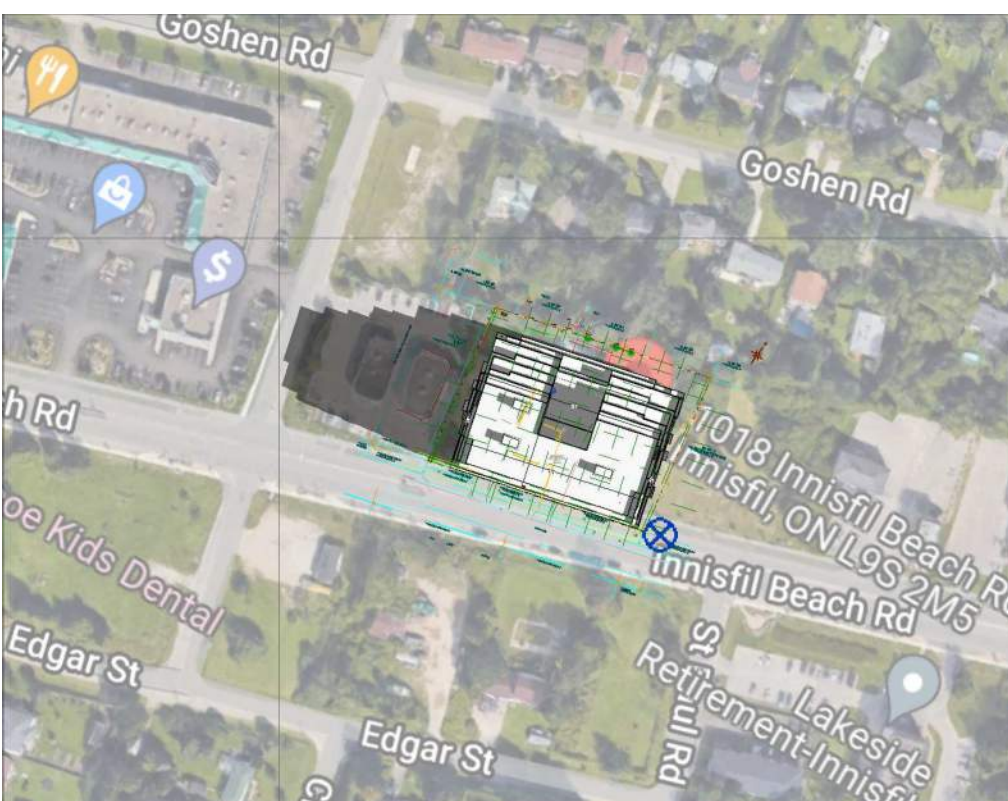
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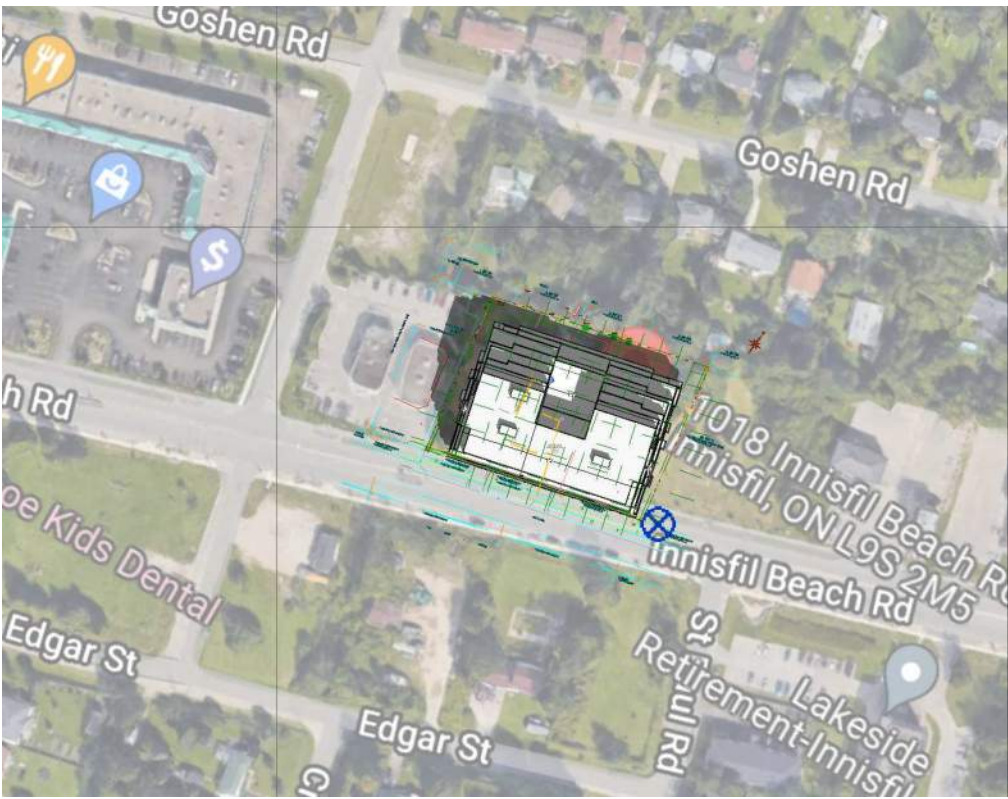
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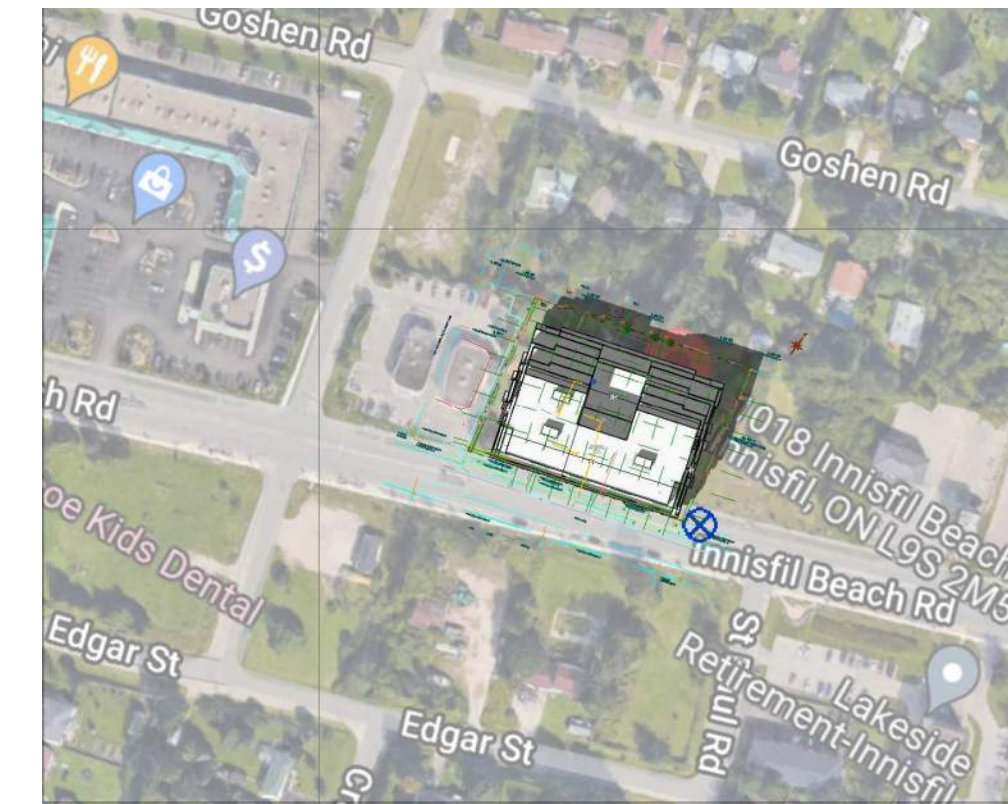
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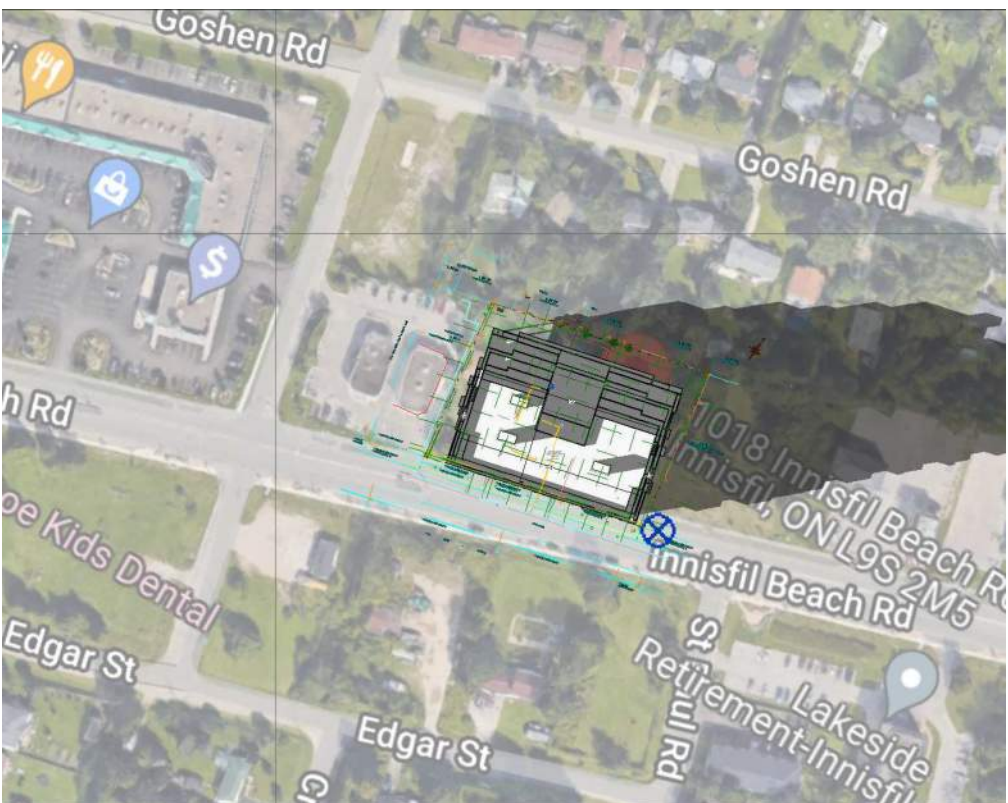
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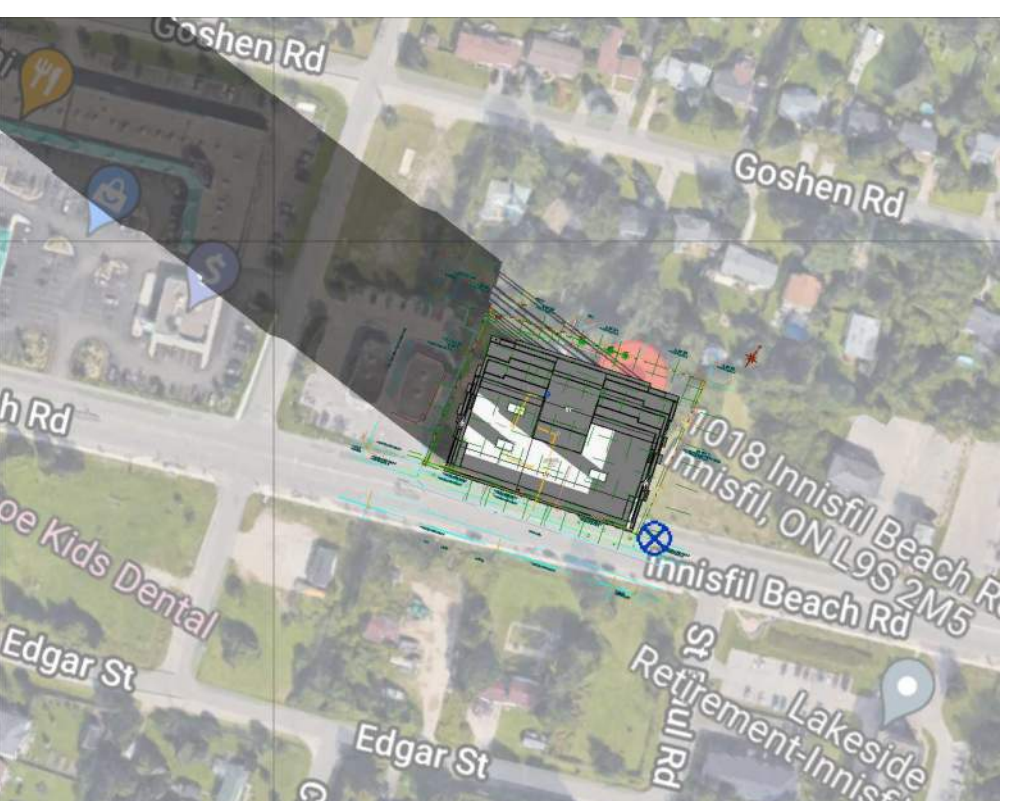
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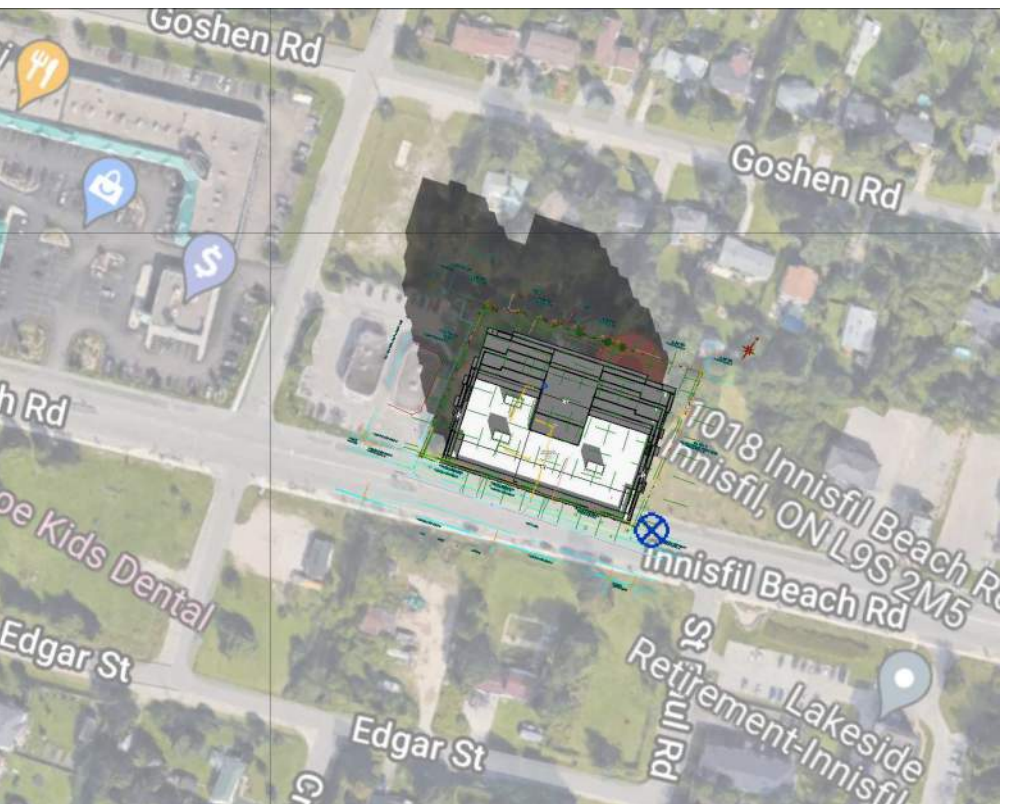
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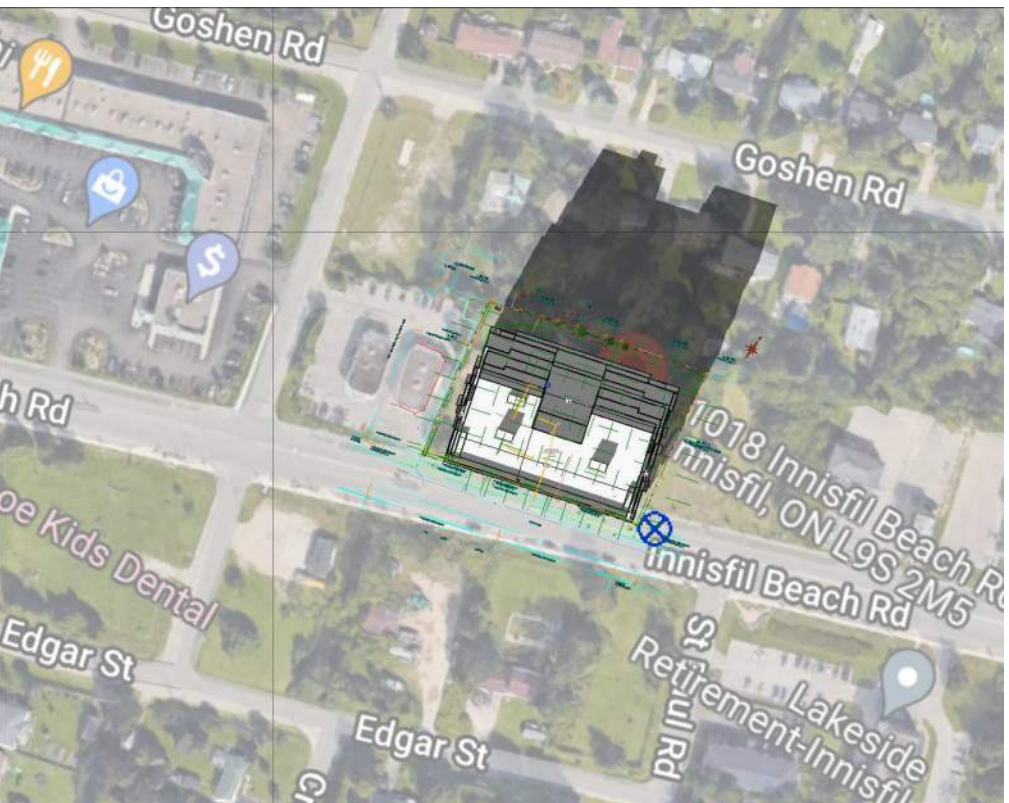
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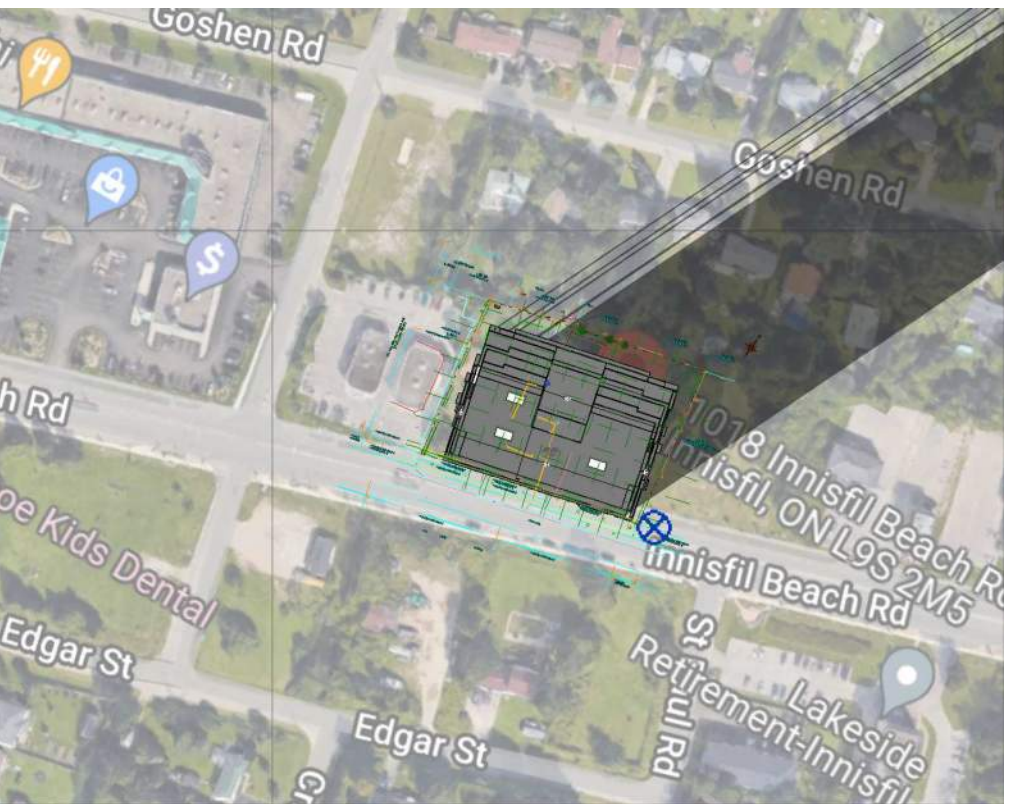
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21/12/2022 WINTER 2-15 PM

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21/12/2022 WINTER 5-15 PM

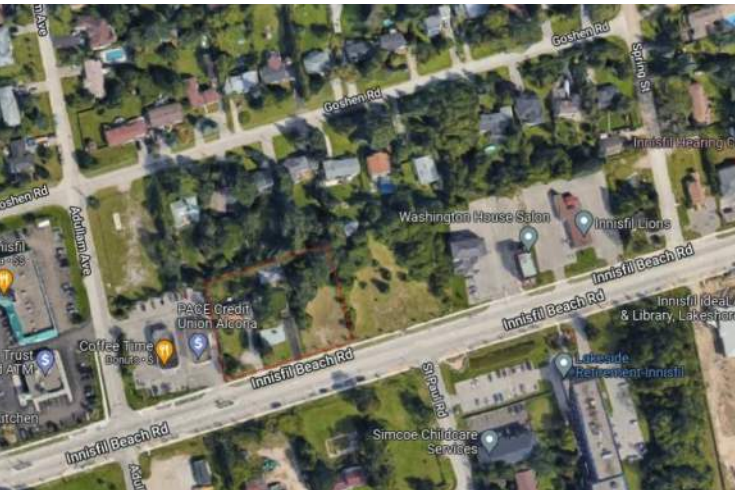
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BENCHMARK NOTE

ELEVATIONS SHOWN HERE ON ARE GEODETIC AND REFERRED TO THE TOWN OF INNISFIL BENCHMARK NO. 001103104633 (COWD75) HAVING AN ELEVATION OF 294.399 METERS.

TOWNSHIP: CHURCHILL UNITED CHURCH. TABLET IN NORTH STONE FOUNDATION WALL OF TOWER. 23 CM FROM THE NORTHWEST CORNER AND 1.62M BELOW BRICKWORK.

TOWN FILE NUMBER: SP-2022-003



KEY PLAN

PROJECT
1018-1028 INNISFIL
BEACH
RD-INNISFIL, ON

08	ISSUED FOR SPA	2022-08-11
07	ISSUED FOR CLIENT	2022-04-27
06	ISSUED FOR CLIENT	2022-03-23
05	ISSUED FOR CLIENT	2022-03-02
04	ISSUED FOR CLIENT	2021-02-18
03	ISSUED FOR CLIENT REVIEW	2021-12-22
02	ISSUED FOR CLIENT	2021-12-09
01	ISSUED FOR CLIENT REVIEW	2021-12-01

REVISIONS

2022-08-11 3:56:09 PM

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CONSULTANTS

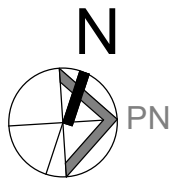


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DRAWING TITLE

SUN SHADOW STUDY

DRAWN	JB	CHECKED	SA
SCALE @	ARCH D	DATE	07/28/22



PROJECT NO. 200143

STAGE DRAWING NO.
SPA A5-01

LOCATION INNISFIL REVISION **08**