

Figure 1
Subject Lands



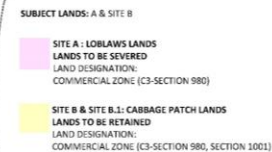
Figure 2
Subject Lands



Site Plan (Amendment Application, August 15, 2023)



Consent Sketch (Amendment Application, August 15, 2023)



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TOTAL SITE AREA	± 25.35 ACRES	± 20.25
SITE A AREA	± 12.96 ACRES	± 5.24
SITE B AREA	± 2.73 ACRES	± 1.50
SITE C.1 AREA	± 9.66 ACRES	± 3.95

SITE A		
EXISTING RETAIL AREA	± 104,089 S.F.	± 9,670
EXISTING RETAIL & MEZZANINE	± 9,239 S.F.	± 858
EXISTING OFFICE AREA	± 16,525 S.F.	± 2,526
EXISTING GAS BAR AREA	± 320 S.F.	± 30
TOTAL COMMERCIAL AREA	± 120,934 S.F.	± 13,295
TOTAL BUILDING AREA	± 130,170 S.F.	± 12,099

PARKING PROVIDED (N.I.C. GARDEN CENTRE)	758 CARS 5.52/1000 S.F. 5.94/100
PARKING PROVIDED (INC. GARDEN CENTRE)	637 CARS 4.89/1000 S.F. 5.27/100
COVERAGE	23.06 %

SITE B		
EXISTING BUILDING B AREA	± 12,958 S.F.	± 1,200
EXISTING BUILDING C AREA	± 5,064 S.F.	± 470
TOTAL BUILDING AREA	± 17,980 S.F.	± 1,670

PARKING PROVIDED	121 CARS 6.73/1000 S.F. - 7.25/200
COVERAGE	25.04 %

SITE B.1		
EXISTING BUILDING D/G AREA	± 52,328 S.F.	± 4,860
EXISTING BUILDING C AREA	± 29,429 S.F.	± 2,176
EXISTING BUILDING F AREA	± 4,475 S.F.	± 310

EXISTING BUILDING H AREA	±5,729 S.F.	±132
TOTAL BUILDING AREA	±85,942 S.F.	±7,884
PARKING PROVIDED	360 CARS	
	±110,000 S.F.	±507,000

COVERAGE	20-42 %	
TOTAL BUILDING AREA	± 234,094 S.F.	± 21,748

TOTAL PARKING PROVIDED	1139 CARS
(N.I.C. GARDEN CENTRE)	5.12/1000 S.F. 5.52/1000
TOTAL PARKING PROVIDED	1138 CARS

(INC. GARDEN CENTRE)	4.78/2000 S.F.	5.34/2000
TOTAL COVERAGE	20.26 %	

PROPERTY TO BE SEVERED LINE

11	2023-09-05	ISSUED FOR COORDINATION	
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10	2023-05-24	ISSUE LIST FOR COORDINATION	1
9	2023-04-24	ISSUE LIST FOR COORDINATION	14
8	2023-04-21	ISSUE LIST FOR COORDINATION	1
7	2023-04-19	ISSUE LIST FOR COORDINATION	73
6	2023-04-11	ISSUE LIST FOR COORDINATION	23
5	2023-04-11	ISSUE LIST FOR COORDINATION	1

#	DATE	DESCRIPTION
1	2021-04-01	SAVED FOR COORDINATION
2	2021-05-21	SAVED FOR COORDINATION

Loblaws
Companies

Limited

35 WORTHINGTON AVENUE

(Drawing)

SITE PLAN - CONCEPT SEVERANCE
SKETCH

PROJECT NO.	06110
PROJECT DATE	

2023-08-06
DRAWN BY FPI
CHECKED BY

SCALE	1 : 700
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DRAWING NO.
A1 42 1

Figure 5

PIN Boundaries (Submitted Thursday, September 7, 2023)

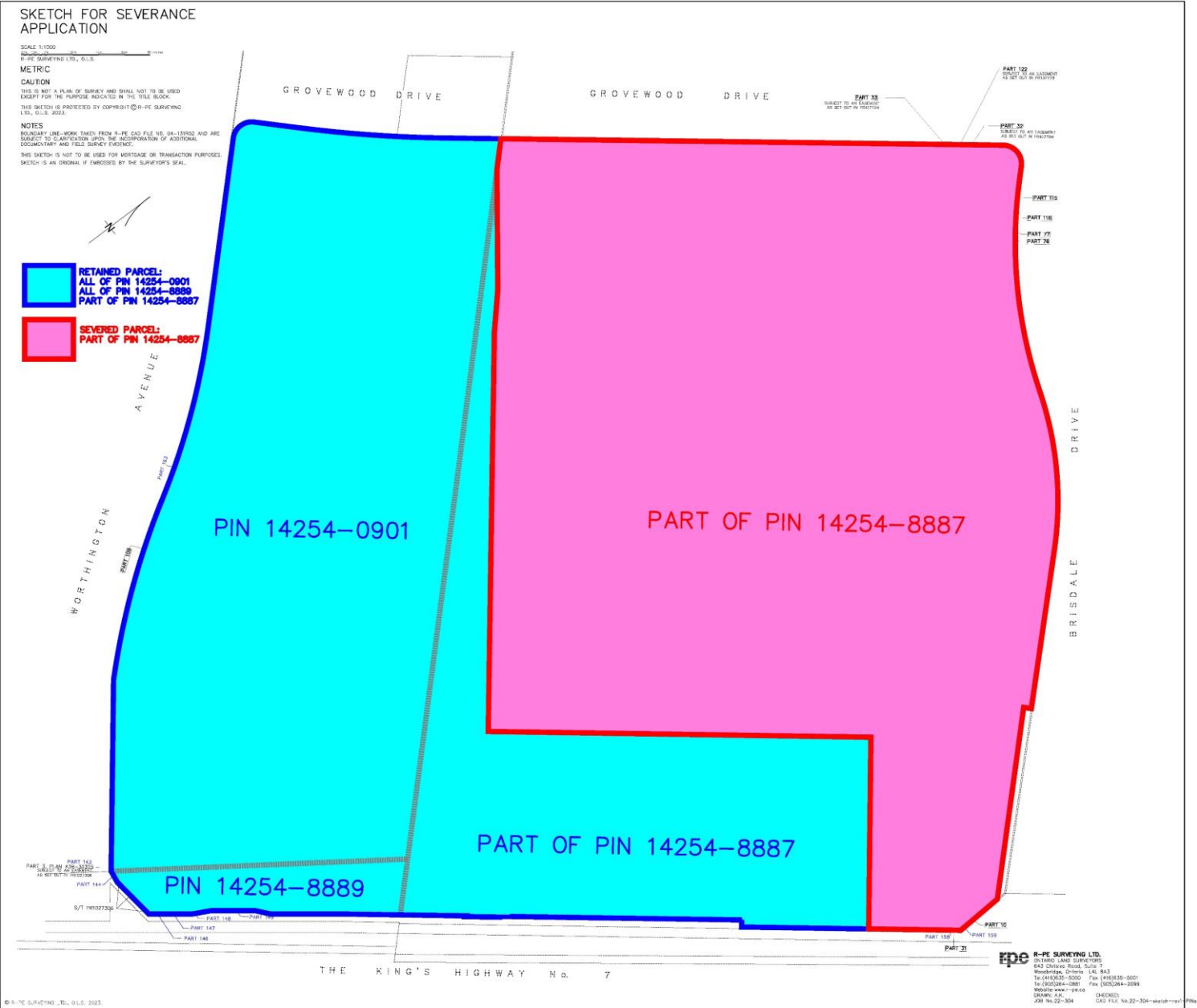


Figure 6

Easement Plan (Amendment Application, August 15, 2023)

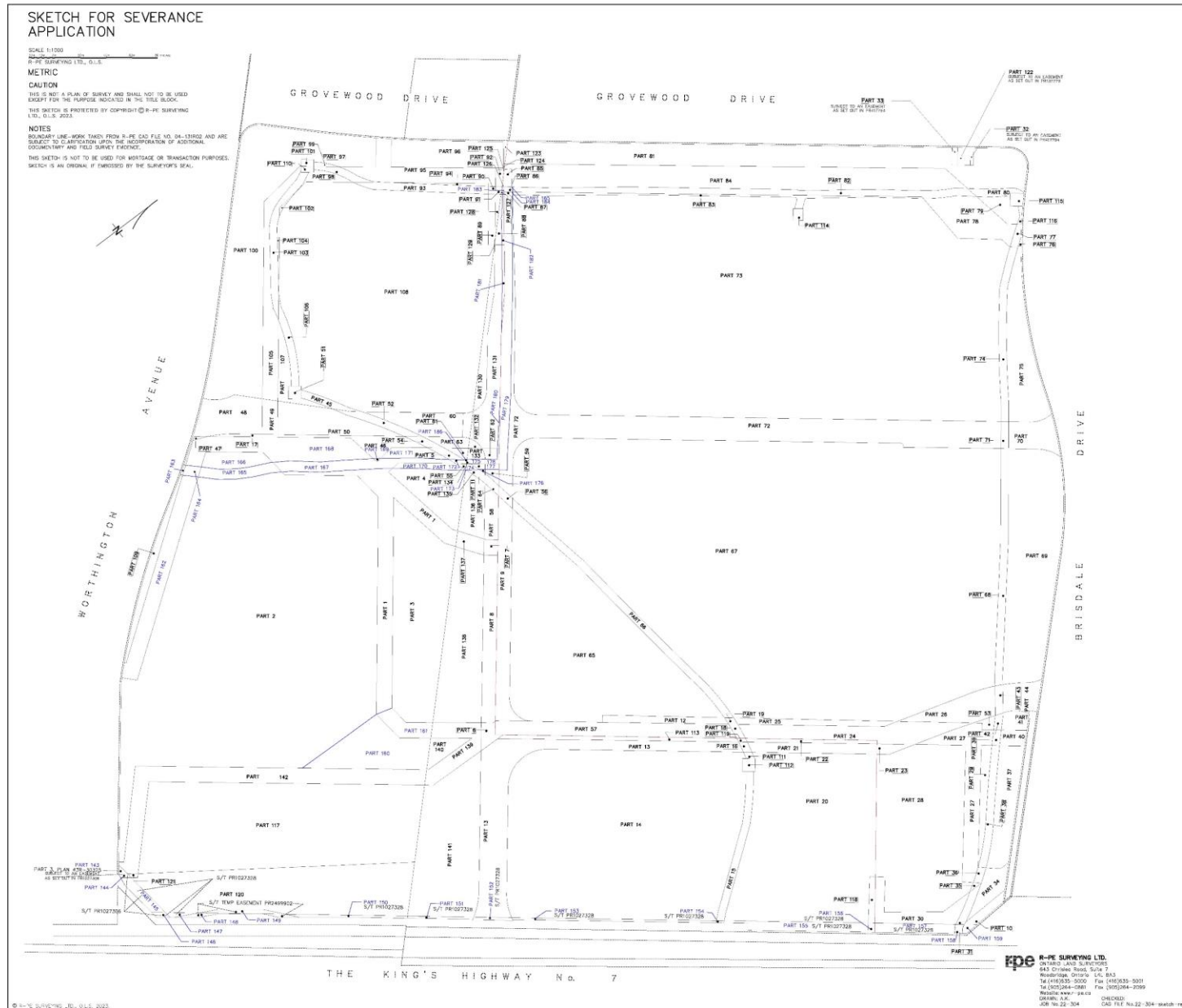


Figure 7

Easement Sketch (Original Application, July 04, 2023)

