

Infinity Development Group

1396 Guelph Line
Burlington, Ontario

21-027

March 08, 2022

zedd
ARCHITECTURE

ARCHITECTURE | DESIGN | PLANNING
zedd architecture inc Z-627 maitland street london ontario N5Y 2V7 519 518 9333 www.zeddarchitecture.com info@zeddarchitecture.com



PROJECT STATISTICS

PROJECT#: 21-027
MARCH 04 2022

1396 GUELPH LINE
BURLINGTON

SITE

	Acre	Hectare	ft²	m²
TOTAL SITE AREA	**1.03**	**0.4168**	**44,867**	**4,168**

LOT COVERAGE (%)	33% (1,392 m²)
BUILDING HEIGHT (m)	42.37 (11 STOREYS)
VEHICLE PARKING	236 (1.00 PER UNIT)
BICYCLE PARKING	85 (0.36 PER UNIT)
DENSITY (UNITS PER HECTARE)	566
FLOOR SPACE RATIO (m²) (ABOVE GRADE GFA / SITE AREA)	4.02
OUTDOOR AMENITY	1,807 m² (7.66 m² PER UNIT)
INDOOR AMENITY	446 m² (1.89 m² PER UNIT)

BUILDING

FLOOR AREAS (m²)		**BELOW GRADE**	**ABOVE GRADE**
P.03		3,326	0
P.02		3,326	0
P.01		3,326	0
LV.01		0	1,392
LV.02-LV.06 (x5)		0	1,679 (8,395)
LV.07-.LV.10 (x4)		0	1,450 (5,800)
LV.11		0	1,160
TOTAL GFA	**26,725**	**9,978**	**16,747**

UNITS	**TOTAL**	**3 BED**	**2 BED**	**1 BED**	**BACHELOR**
LV.01	5	0	0	5 (100%)	0
LV.02-LV.06 (x5)	26 (130)	0	5 (25) (19%)	20 (100) (77%)	1 (5) (4%)
LV.07-.LV.10 (x4)	21 (84)	0	6 (24) (28%)	13 (52) (62%)	2 (8) (10%)
LV.11	17	0	7 (41%)	10 (59%)	0
TOTAL UNITS	**236**	**0**	**56 (24%)**	**167 (70%)**	**13 (6%)**

AMENITY (m²)		**BALCONIES & TERRACES**	**INTERIOR SPACE**
LV.01		60	446
LV.02-LV.06 (x5)		218 (1,090)	0
LV.07		393	0
LV.08-LV.10 (x3)		114 (342)	0
LV.11		315	0
TOTAL AMENITY	**2,253**	**1,807**	**446**

PARKING		**BICYCLE**	**BARRIER-FREE** (2.75m x 5.6m)	**STANDARD** (2.6m x 5.6m)
P.01		80	4	88
P.02		0	4	90
P.03		0	1	41
LV.01		5	0	8
TOTAL PARKING	**236V / 85B**	**85**	**(4%) 9**	**227**

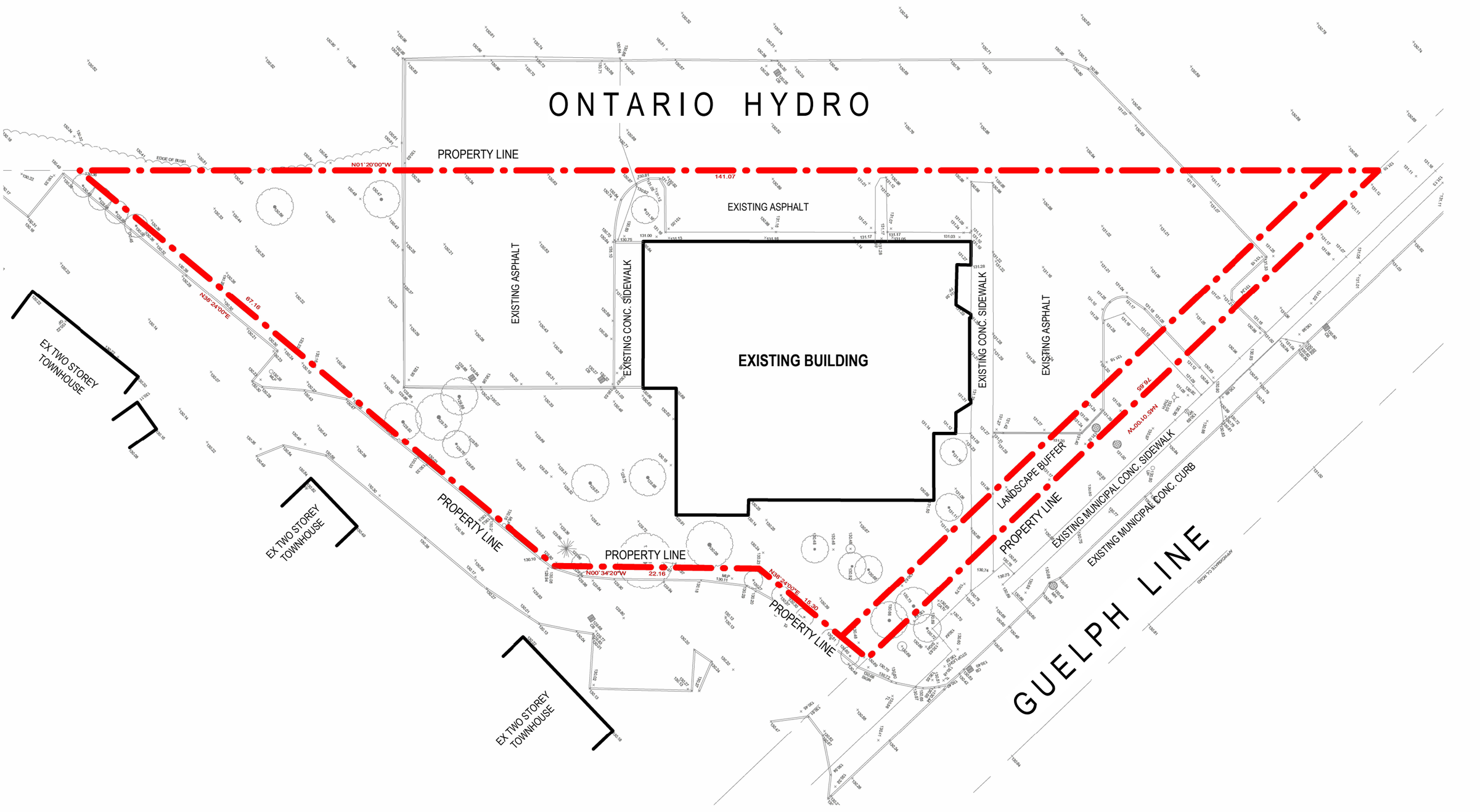
NOTE:
- GROSS FLOOR AREA INCLUDES ALL BELOW AND ABOVE GRADE SPACES WITHIN EXTERIOR WALLS AND IS CALCULATED TO THE EXTERIOR FACE OF EXTERIOR WALL.
- ROOM CALCULATIONS ARE MADE TO INTERIOR FACE OF DEMISING, CORRIDOR AND EXTERIOR WALLS.
- AMENITY AREAS ARE CALCULATED TO CENTERLINE OF DEMISING WALLS, EXTERIOR FACE OF CORRIDOR AND EXTERIOR WALLS.

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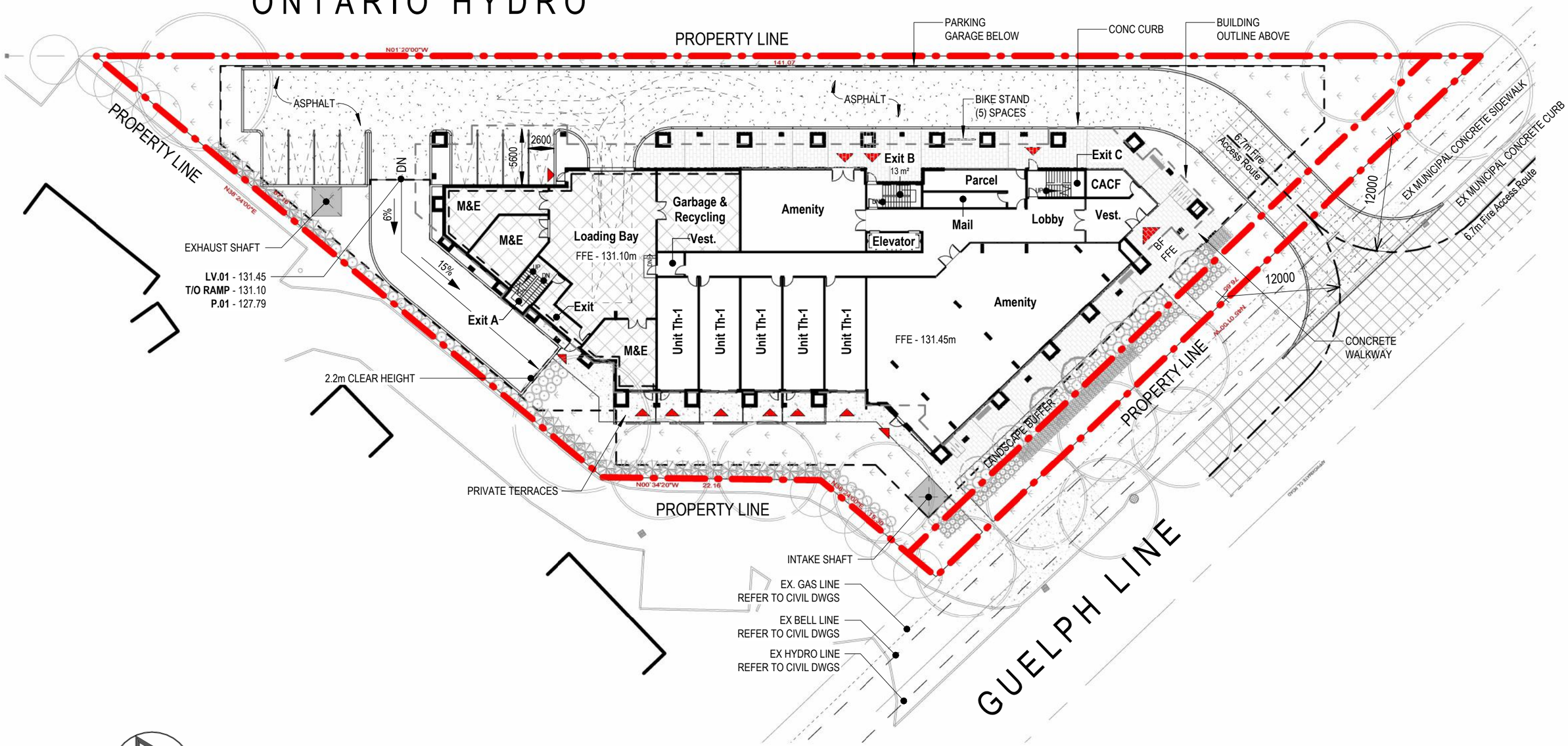
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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Existing Site	March 08, 2022	SD1.1

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ONTARIO HYDRO



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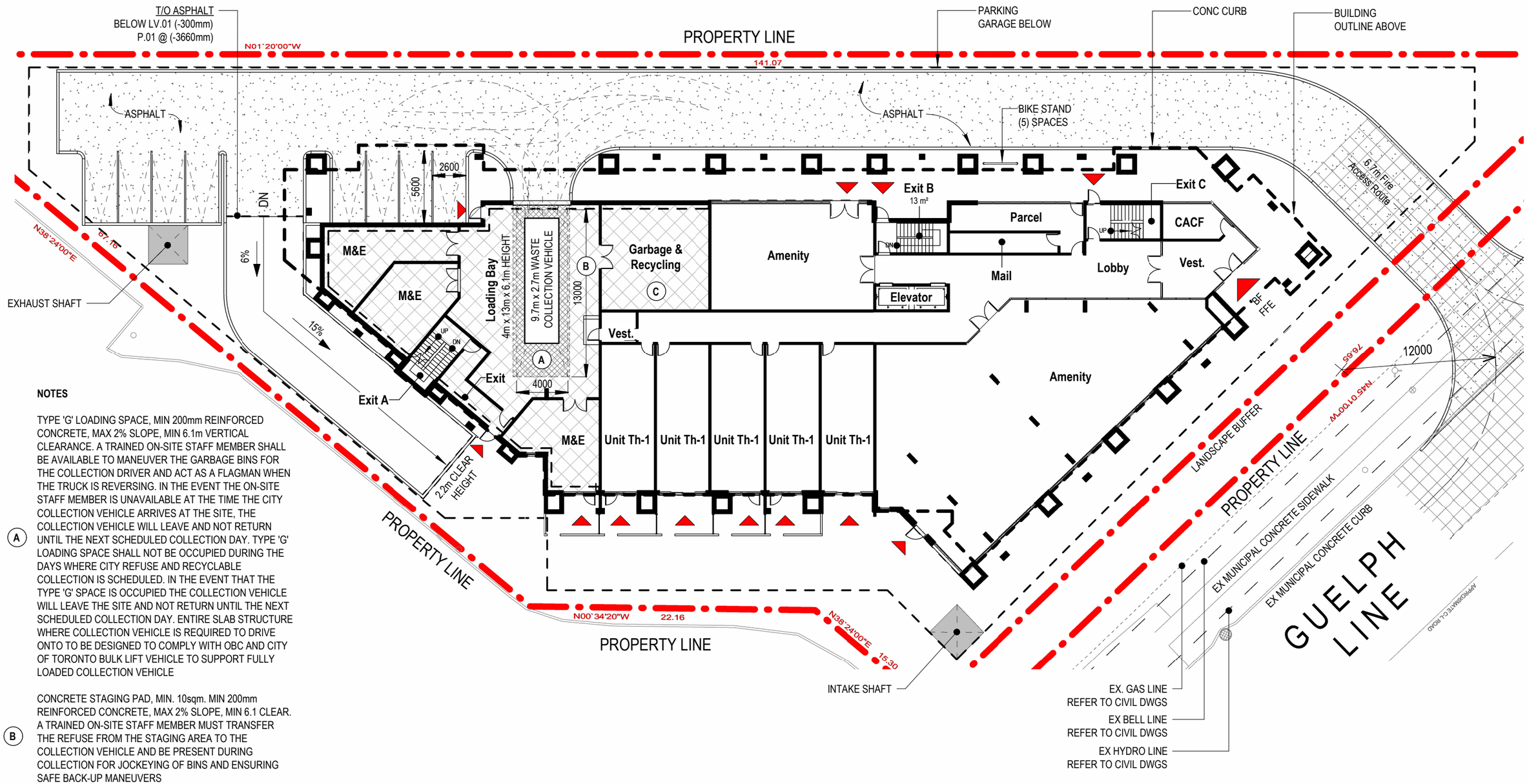
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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Proposed Site	March 08, 2022	SD1.2

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ONTARIO HYDRO



NOTES

TYPE 'G' LOADING SPACE, MIN 200mm REINFORCED CONCRETE, MAX 2% SLOPE, MIN 6.1m VERTICAL CLEARANCE. A TRAINED ON-SITE STAFF MEMBER SHALL BE AVAILABLE TO MANEUVER THE GARBAGE BINS FOR THE COLLECTION DRIVER AND ACT AS A FLAGMAN WHEN THE TRUCK IS REVERSING. IN THE EVENT THE ON-SITE STAFF MEMBER IS UNAVAILABLE AT THE TIME THE CITY

(A) COLLECTION VEHICLE ARRIVES AT THE SITE, THE COLLECTION VEHICLE WILL LEAVE AND NOT RETURN UNTIL THE NEXT SCHEDULED COLLECTION DAY. TYPE 'G' LOADING SPACE SHALL NOT BE OCCUPIED DURING THE DAYS WHERE CITY REFUSE AND RECYCLABLE COLLECTION IS SCHEDULED. IN THE EVENT THAT THE TYPE 'G' SPACE IS OCCUPIED THE COLLECTION VEHICLE WILL LEAVE THE SITE AND NOT RETURN UNTIL THE NEXT SCHEDULED COLLECTION DAY. ENTIRE SLAB STRUCTURE WHERE COLLECTION VEHICLE IS REQUIRED TO DRIVE ONTO TO BE DESIGNED TO COMPLY WITH OBC AND CITY OF TORONTO BULK LIFT VEHICLE TO SUPPORT FULLY LOADED COLLECTION VEHICLE

(B) CONCRETE STAGING PAD, MIN. 10sqm. MIN 200mm REINFORCED CONCRETE, MAX 2% SLOPE, MIN 6.1 CLEAR. A TRAINED ON-SITE STAFF MEMBER MUST TRANSFER THE REFUSE FROM THE STAGING AREA TO THE COLLECTION VEHICLE AND BE PRESENT DURING COLLECTION FOR JOCKEYING OF BINS AND ENSURING SAFE BACK-UP MANEUVERS

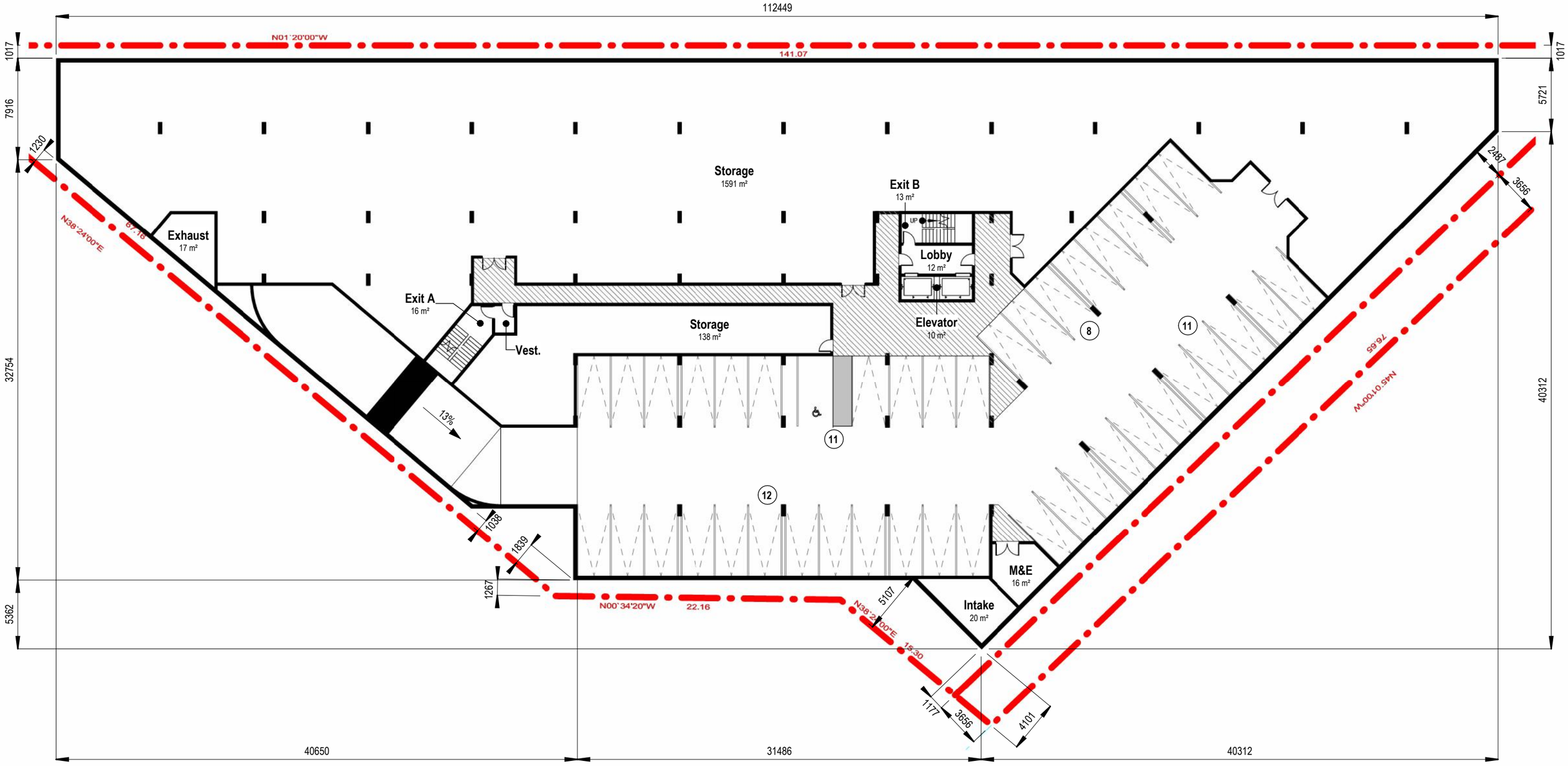
(C) BINS TO BE FILLED AND STORED IN DESIGNATED WASTE/RECYCLING ROOMS AND BROUGHT TO LOADING / STAGING AREA ONLY ON DAY OF COLLECTION

Scale : 1 : 300

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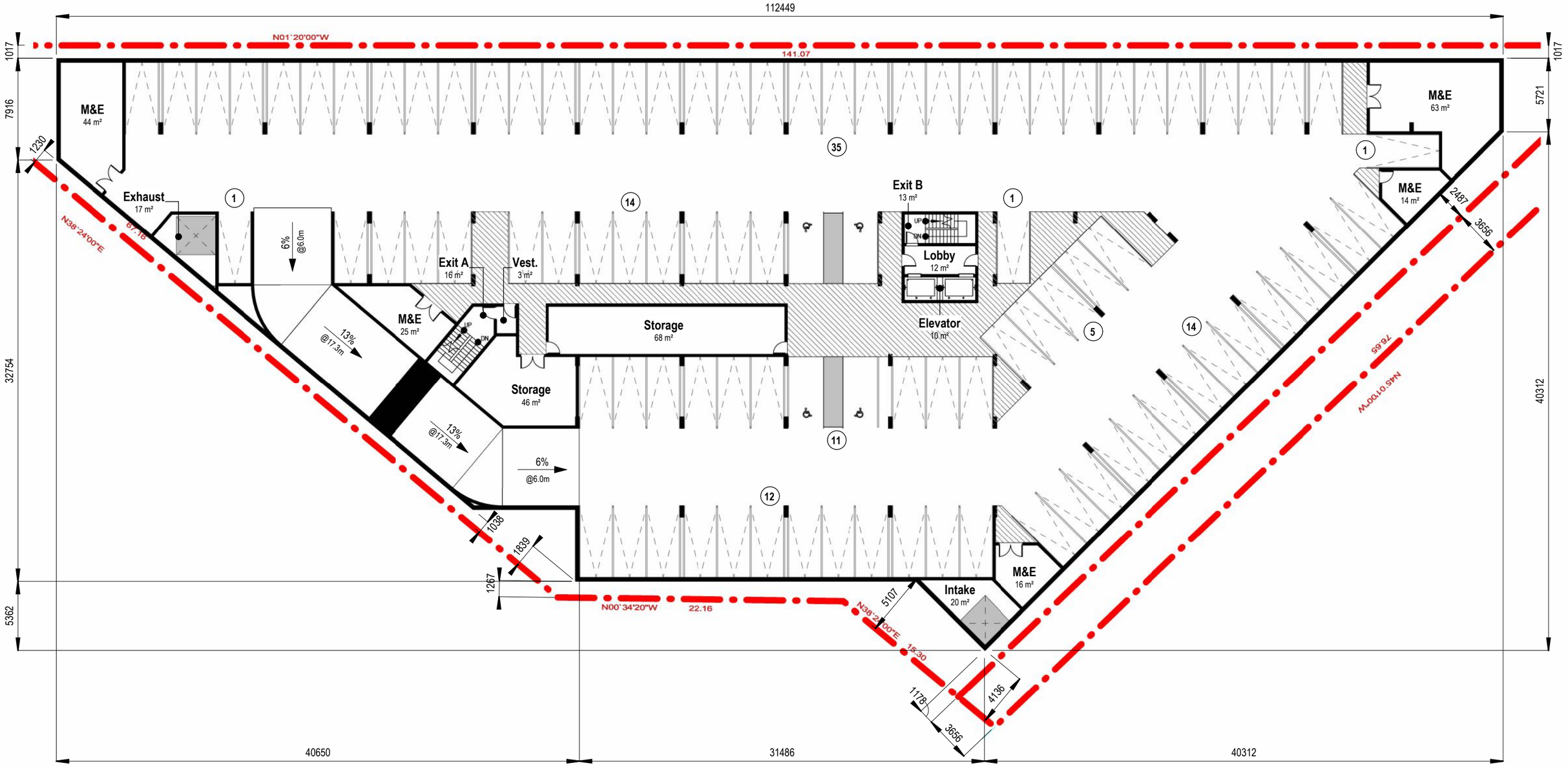


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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Parking Level P3 Floor Plan	March 08, 2022	SD2.1

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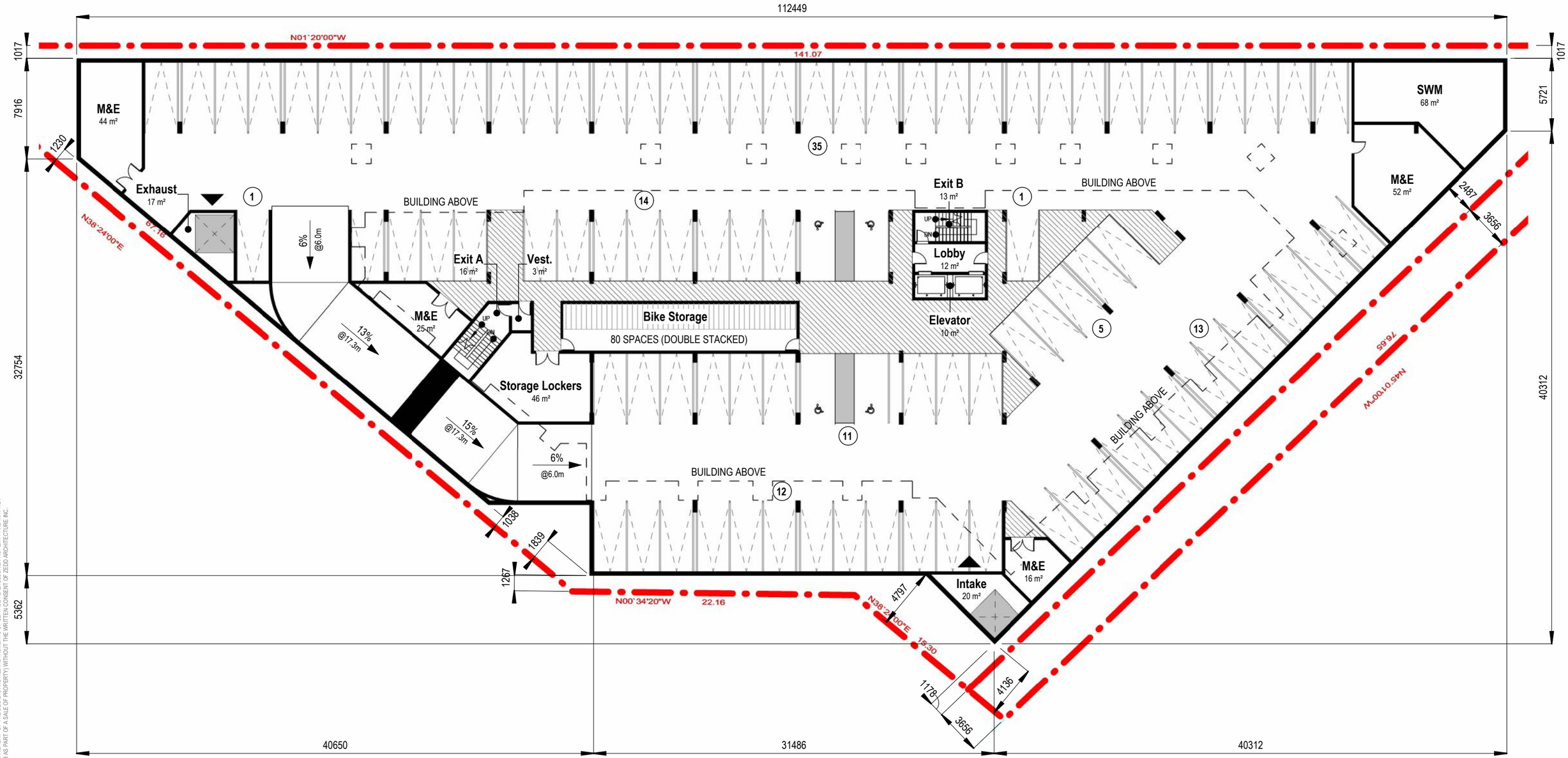
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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Parking Level P2 Floor Plan	March 08, 2022	SD2.2

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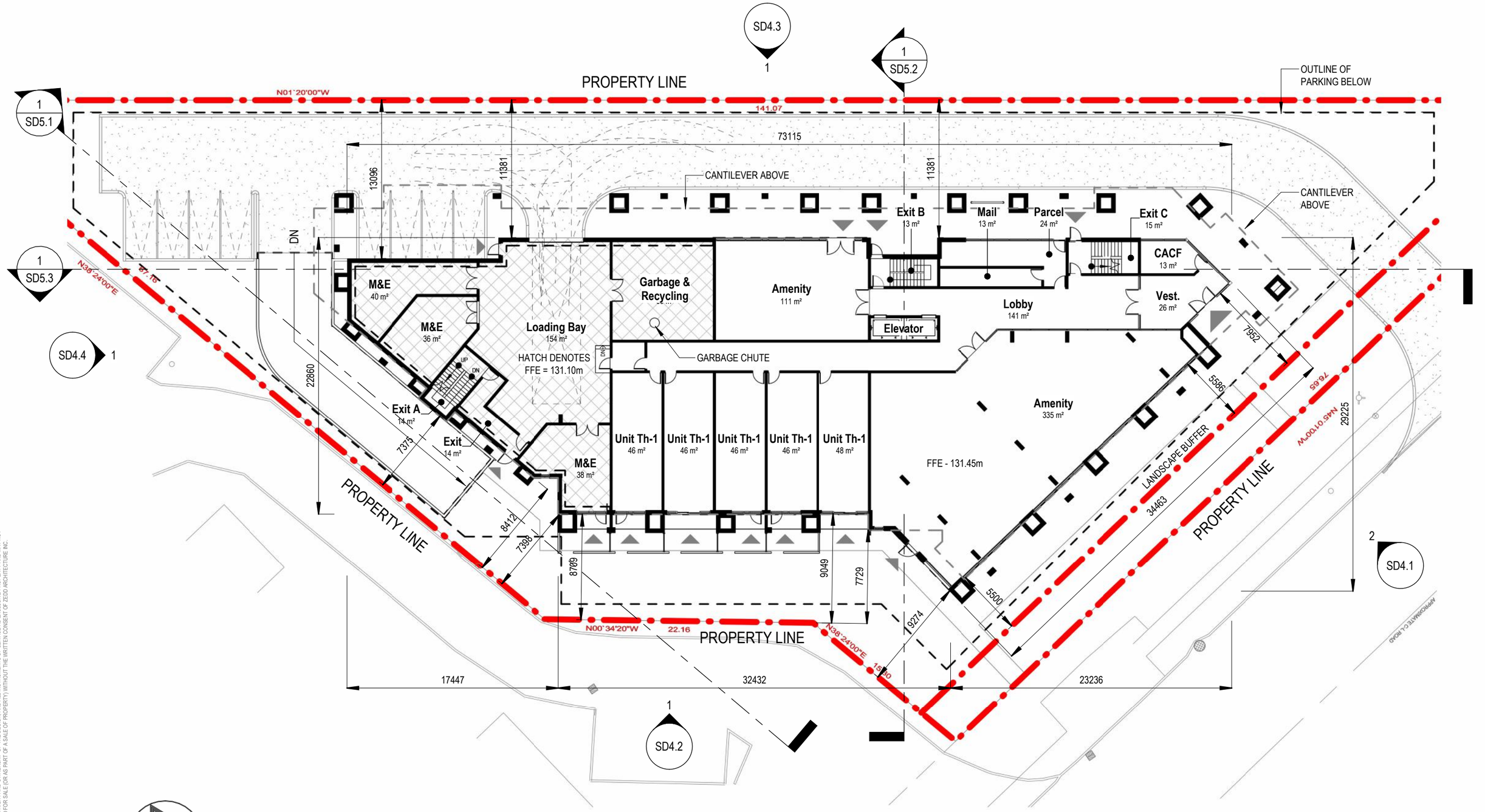


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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Parking Level P1 Floor Plan	March 08, 2022	SD2.3

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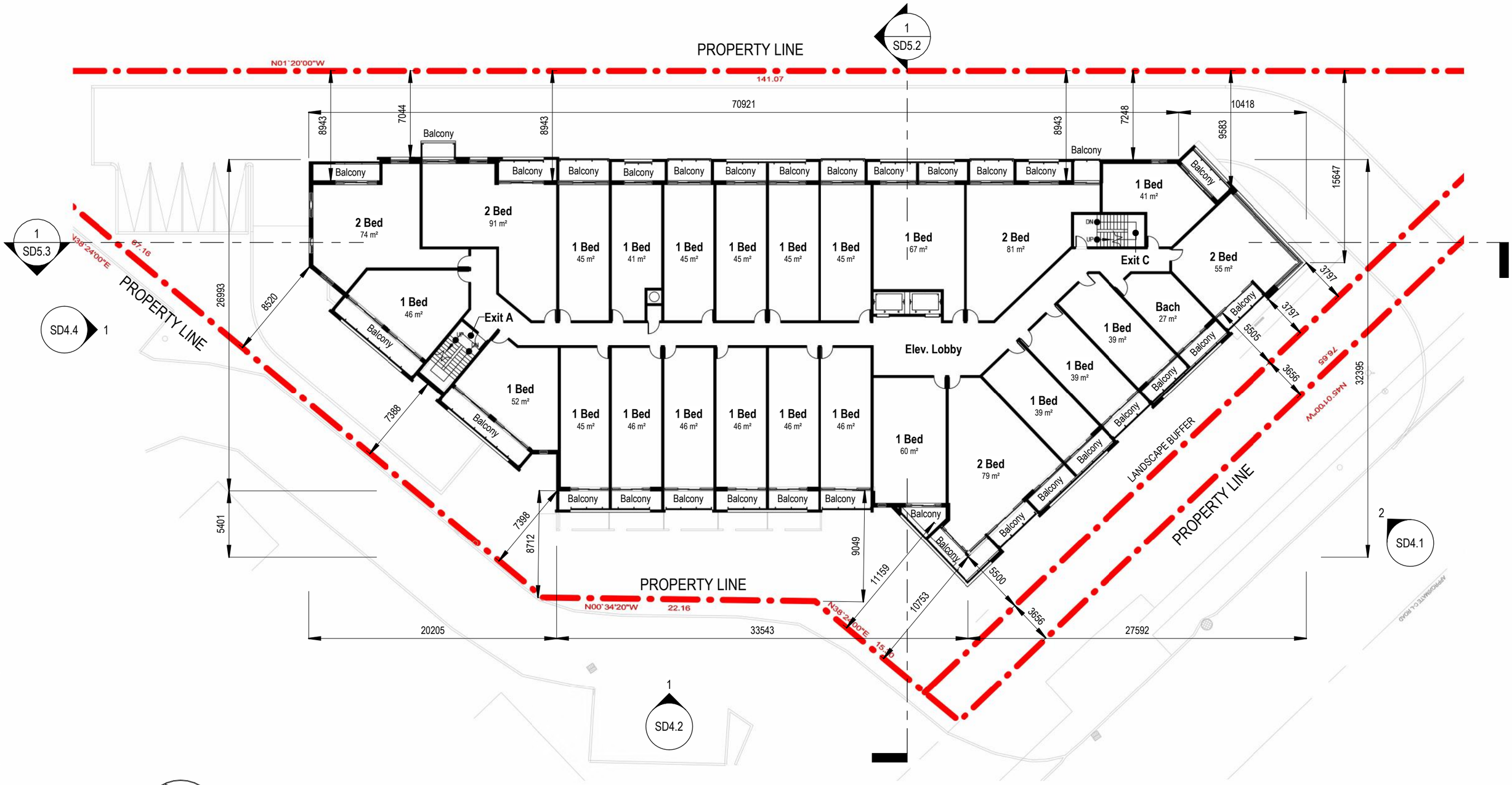


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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Level 1 Floor Plan	March 08, 2022	SD2.4

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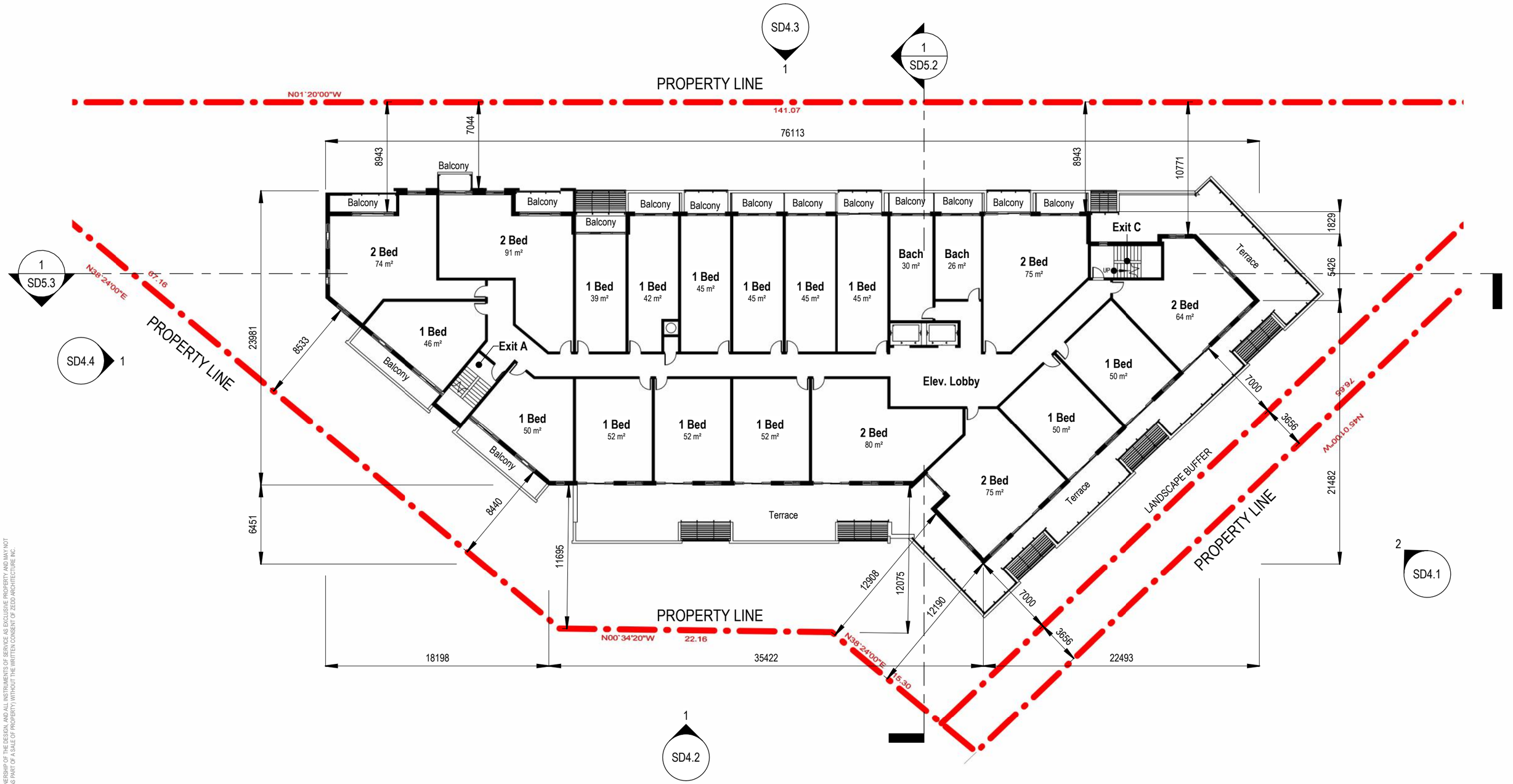
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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Level 2-6 Floor Plan	March 08, 2022	SD2.5

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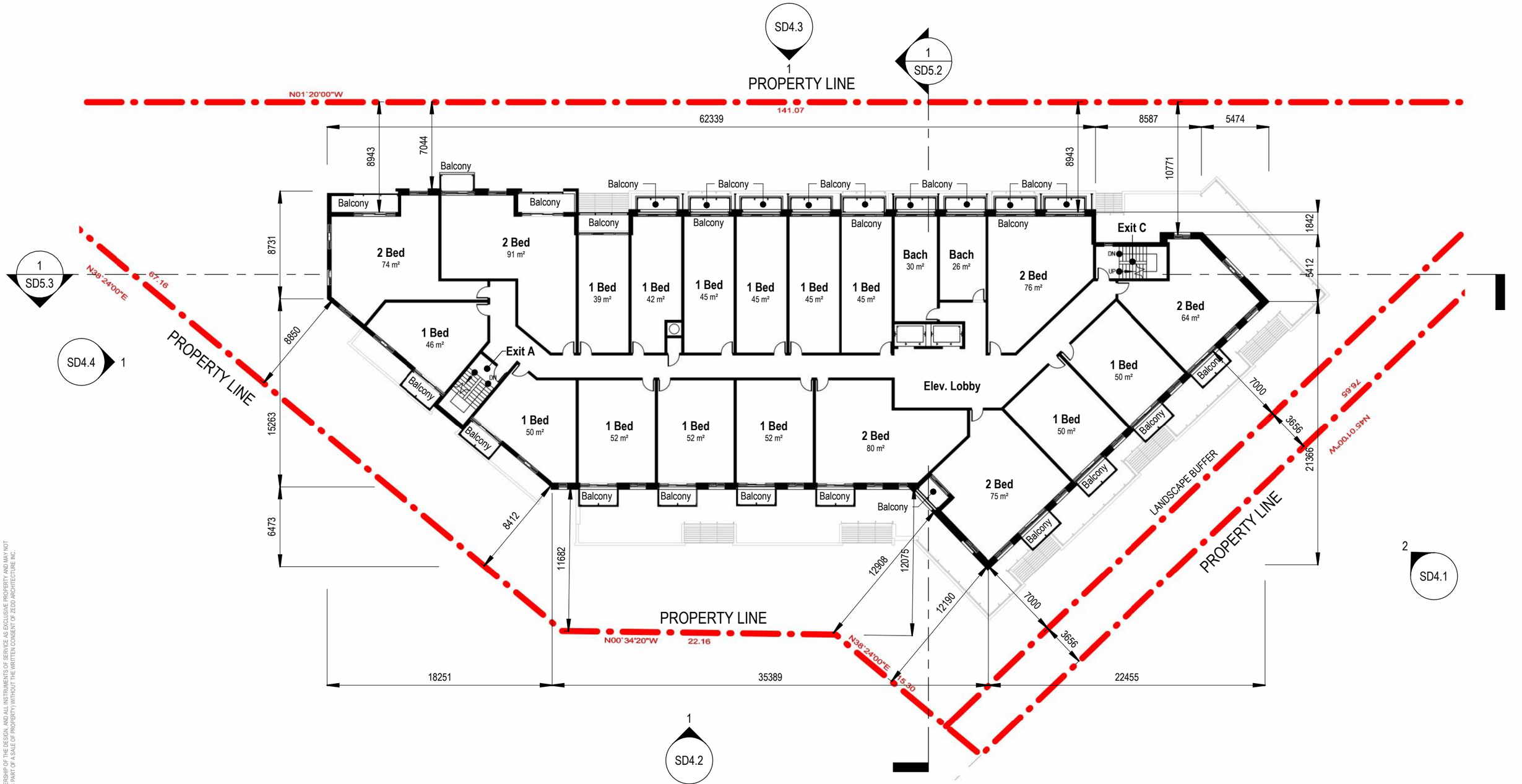


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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Level 7 Floor Plan	March 08, 2022	SD2.6

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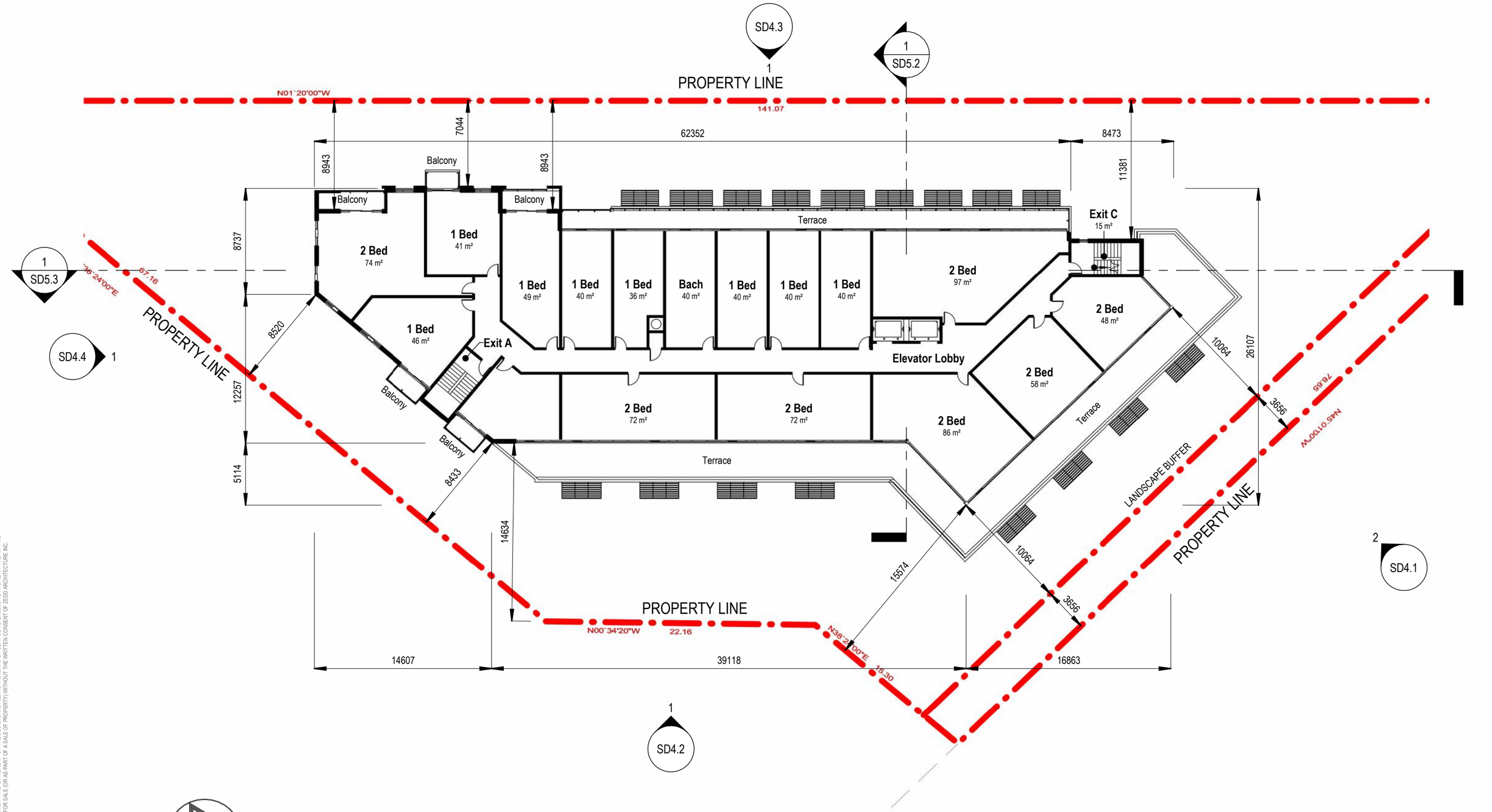
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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Level 8-10 Floor Plan	March 08, 2022	SD2.7

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21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | Level 11 Floor Plan | March 08, 2022 | SD2.8

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SD4.3
1
PROPERTY LINE
1
SD5.2
N01°20'00"W
141.07
11381
15374
11497
Exit C
ROOF
1
SD5.3
N38°24'00"E
67.16
GARBAGE CHUTE
ROOF
8134
RTU
(Exterior)
M&E
13652
SD4.4
1
ROOF
17383
LANDSCAPE BUFFER
76.65
N45°01'00"W
PROPERTY LINE
23835
19611
22990
PROPERTY LINE
PROPERTY LINE
N00°34'20"W
22.16
N38°24'00"E
15.30
2
SD4.1
1
SD4.2
N

Scale : 1 : 300

21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | Penthouse & Roof Plan | March 08, 2022 | SD2.9

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Exterior Finish Legend

1	BRICK
2	PAINT
3	ARCHITECTURAL PANEL 1
4	ARCHITECTURAL PANEL 2
5	VISION GLASS HANDRAIL
6	DOUBLE GLAZED ALUMINUM VISION GLASS
7	ALUMINUM FRAME WITH METAL SPANDREL PANEL - WOOD GRAIN PANEL
8	DOUBLE GLAZED ALUMINUM ALUMINUM WINDOW WALL SYSTEM
9	METAL SLAB EDGE COVER
10	EXTRUDED ALUMINUM PENTHOUSE

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Scale : As indicated

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Northeast Elevation	March 08, 2022	SD4.1

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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	East Elevation	March 08, 2022	SD4.2

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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	West Elevation	March 08, 2022	SD4.3

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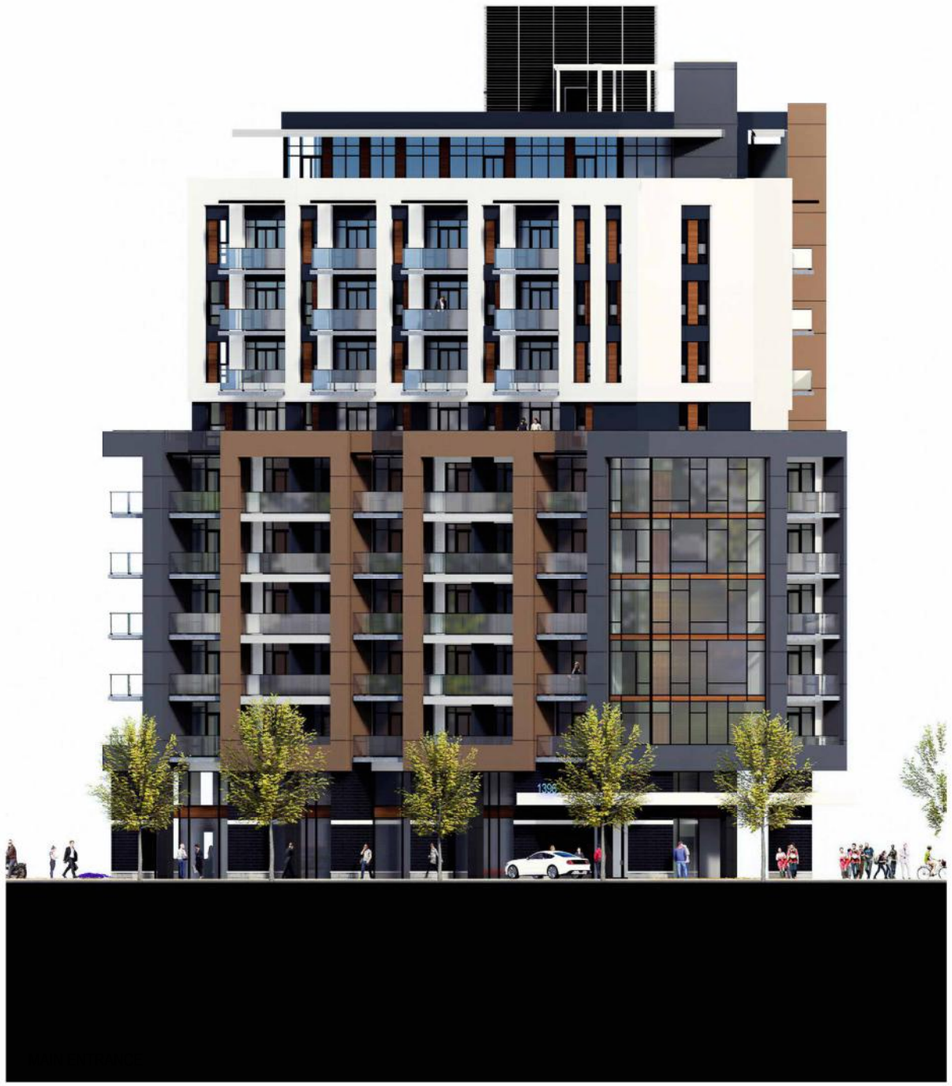


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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	South Elevation	March 08, 2022	SD4.4

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NORTH ELEVATION



SOUTH ELEVATION

Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Render Elevation - North and South	March 08, 2022	SD4.5

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WEST ELEVATION

Scale :

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21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | Render Elevation - West | March 08, 2022 | SD4.6

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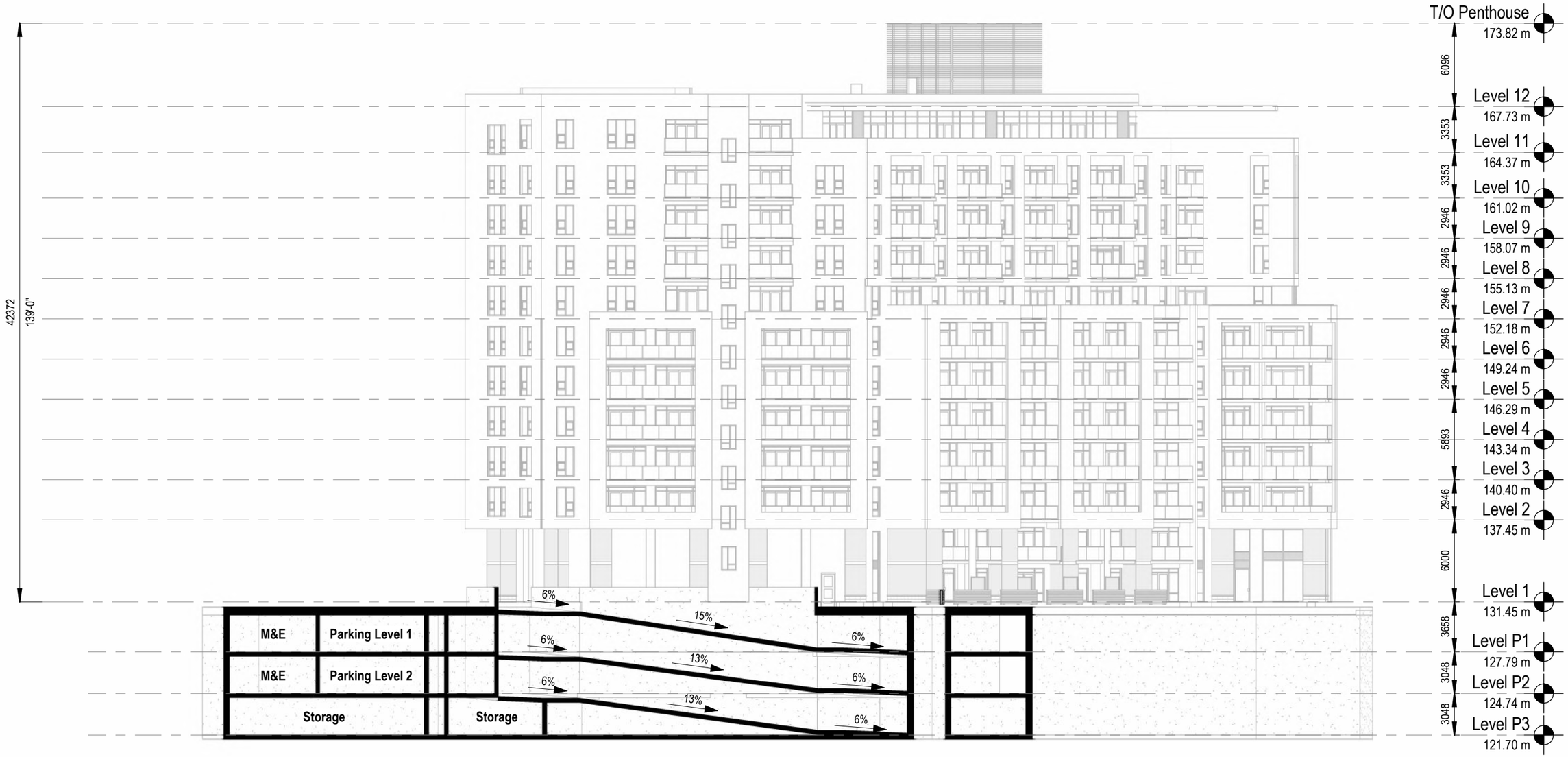
EAST ELEVATION

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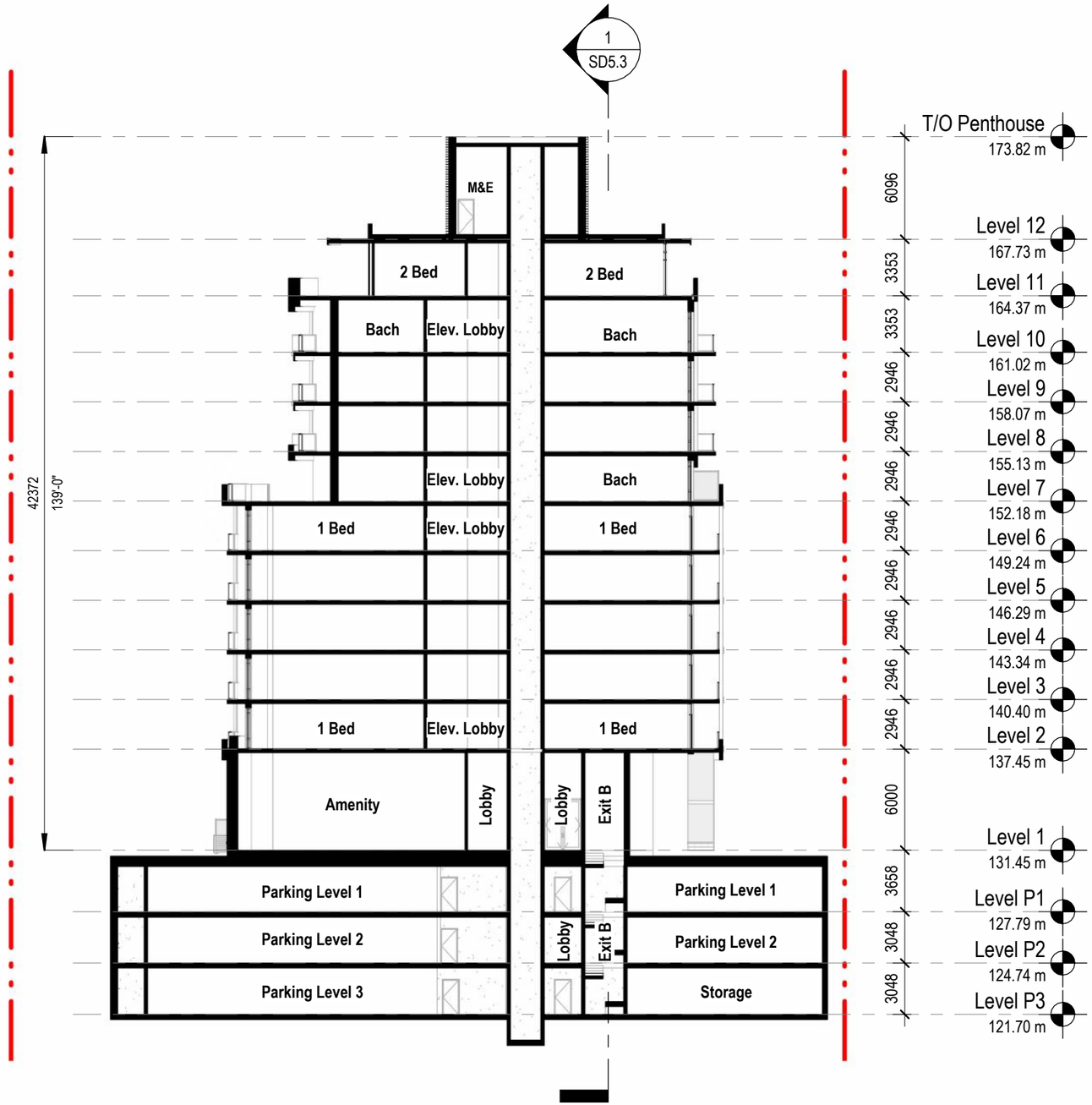


Scale : 1 : 300

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Parking Ramp Section	March 08, 2022	SD5.1

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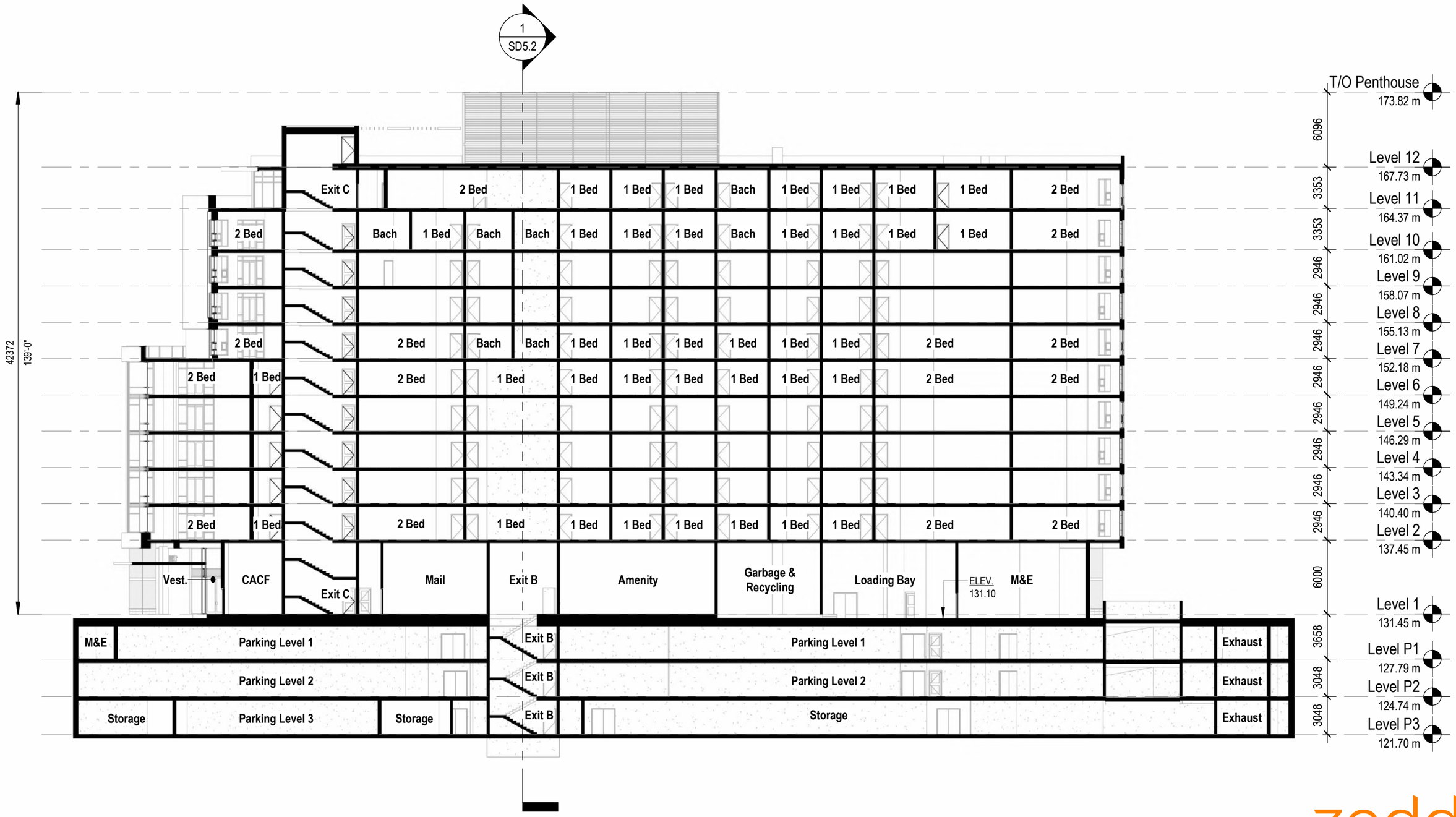


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Scale : 1 : 300

21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | Building Section | March 08, 2022 | SD5.2

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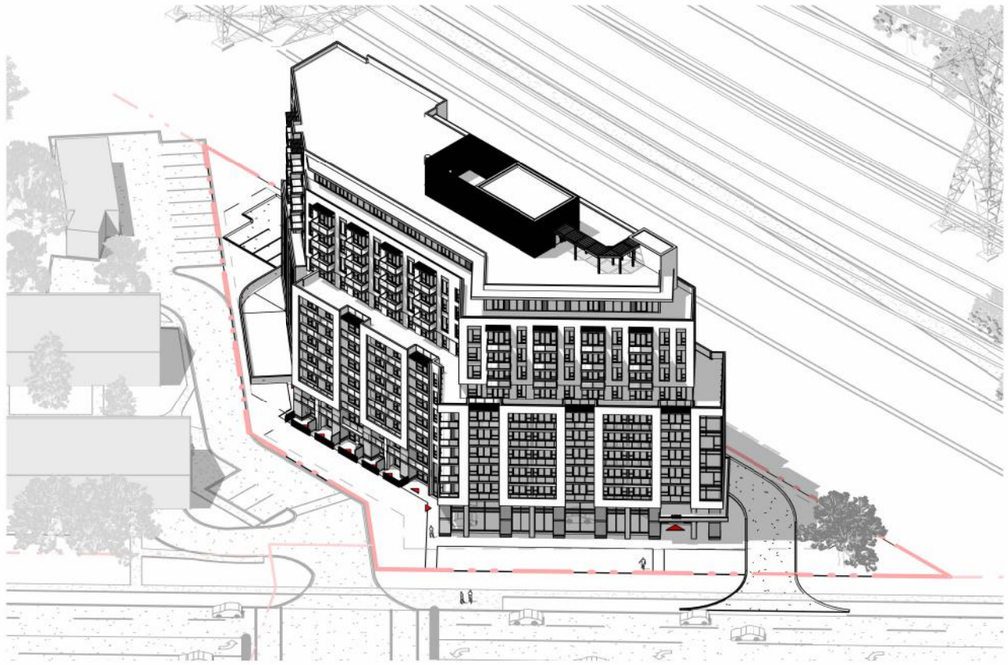
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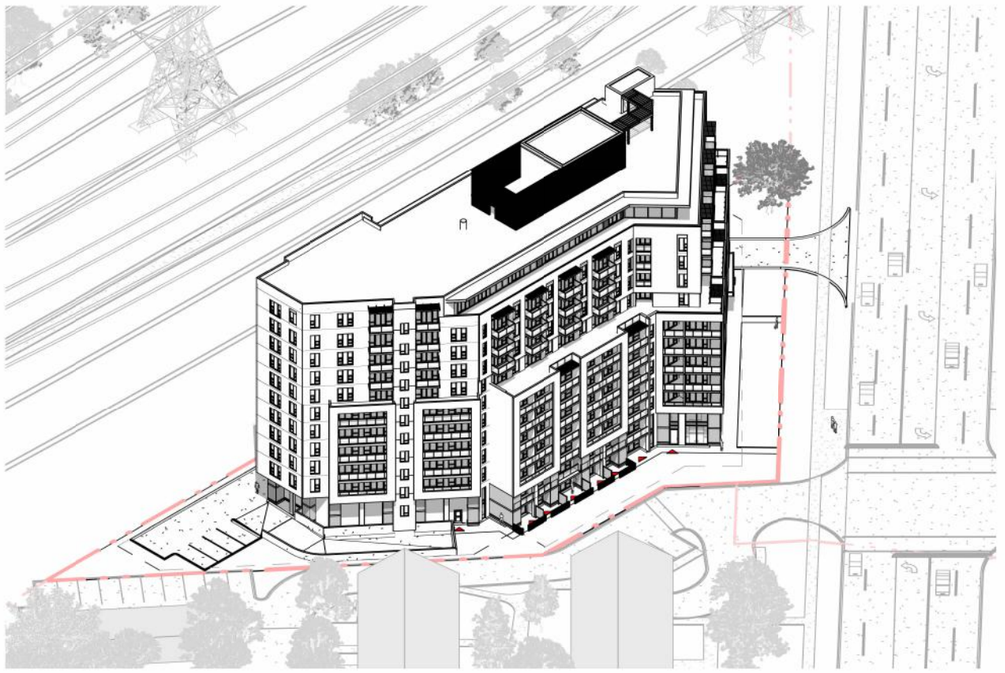
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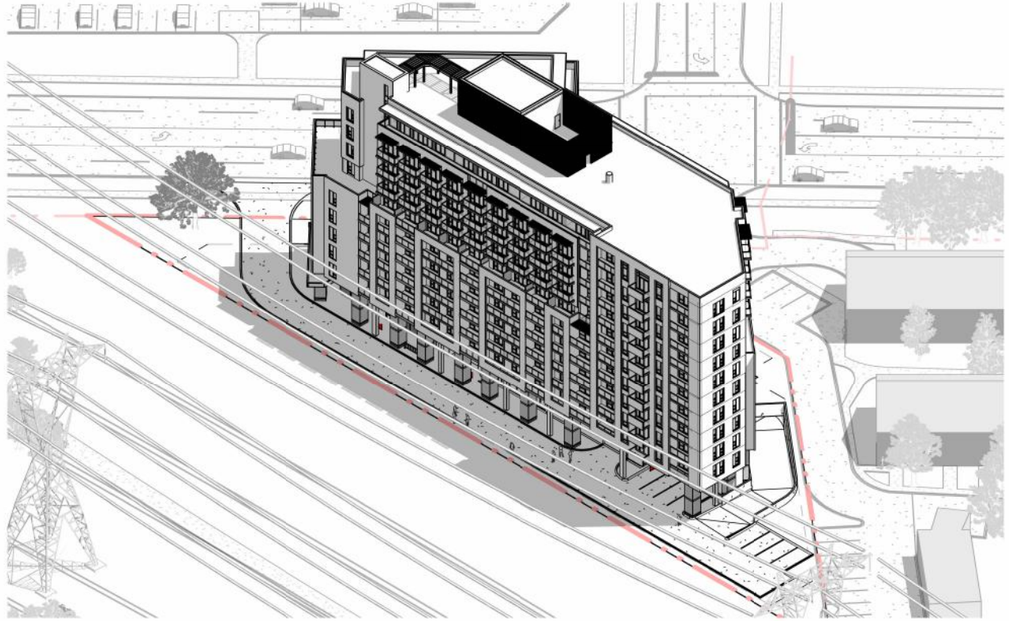
21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | Building Section | March 08, 2022 | SD5.3

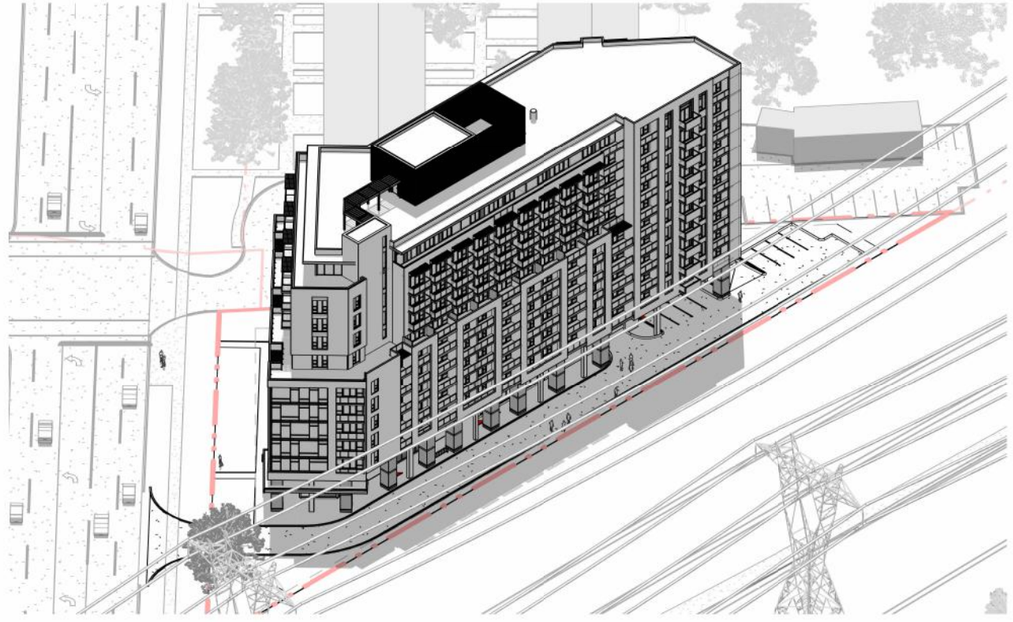
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21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | B&W Isometric | March 08, 2022 | SD6.0

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SOUTHEAST ISOMETRIC



NORTHEAST ISOMETRIC

Scale :

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NORTHWEST ISOMETRIC



SOUTHWEST ISOMETRIC

Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Render Isometrics	March 08, 2022	SD6.2

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NORTHEAST VIEW ALONG GUELPH LINE

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Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Northeast View Along Guelph Line	March 08, 2022	SD6.3

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MAIN ELEVATION ALONG GUELPH LINE

Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Main Elevation Along Guelph Line	March 08, 2022	SD6.4

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GUELPH LINE VIEW LOOKING WEST

Scale :

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WERTNERN VIEW

Scale :

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21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Wertnern View	March 08, 2022	SD6.6

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VIEW FROM GUELPH LINE - NIGHT SHOT

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Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	View from Guelph Line - Night Shot	March 08, 2022	SD6.7

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VIEW GUELPH LINE LOOKING EAST

Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	View Guelph Line Looking East	March 08, 2022	SD6.8

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OVERALL VIEW LOOKING WEST

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Scale :

21-027	Infinity Development Group	1396 Guelph Line Burlington, Ontario	Overall View Looking West	March 08, 2022	SD6.9

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MAIN ENTRANCE

Scale :

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21-027 | Infinity Development Group | 1396 Guelph Line Burlington, Ontario | Main Entrance | March 08, 2022 | SD6.10

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