

OLD BRONTE

2460 & 2468 Old Bronte Road, Oakville Project No. 17-106

DRAFT

March 22, 2019

HERITAGE ARCHITECT

ERA Architects 625 Church St, Suite 600, Toronto, ON M4Y 2G1

HERITAGE DRAWING LIST

AH000 Cover Sheet
AH001 Existing Survey
AH002 Proposed Combined Site & Landscape Plan

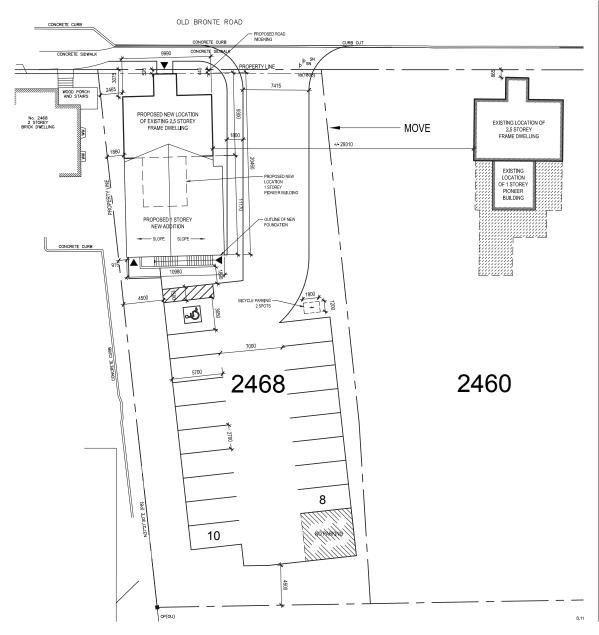
AH301 Basement and Ground Floor Plans AH302 Second and Attic Floor Plans AH303 Roof Plan

AH501 East and West Elevations AH502 South Elevation AH503 North Elevation

AH601 Building Sections

	ZONING IS MU3 "H1"	REQUIRED	PROVIDED
	HEIGHT (MIN) FOR NEW ADDITION/BUILDING	6 storeys (19.5 m)	1.0 storey (< 10 m)
	HEIGHT, FIRST STOREY (MIN) FOR NEW ADDITION/BUILDING	4.5 m	> 4.5 m
	PARKING (MIN)	10 (1 per 35m2 Net floor Area)	17
	BARRIER FREE PARKING (MIN)	1	1
	BICYCLE PARKING (MIN)	2	2
	LANDSCAPE BUFFER (MIN) TO SURFACE PARKING	4.5m	4.5m

BUILDING GROSS FLOOR AREA	SQ.M.	SQ.FT.
BASEMENT	215	2,314
GROUND	197	2,120
SECOND	69	742
THIRD	0	0
TOTAL	481	5,176



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NO.	DATE	ISSUED FOR
1	2018-12-05	PRE CONSULTATION MEETING
2	2018-12-10	CONSULTANT COORDINATION
3	2019-01-04	CONSULTANT COORDINATION
4	2019-01-09	CONSULTANT COORDINATION
5	2019-01-11	REVISED SITE PLAN

NOT FOR CONSTRUCTION

LEGEND

PROPOSED FOOTPRINT



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2460, 2454 & 2444 OLD BRONTE RD

Address	2460, 2454 & 2444 Old Bronte Rd
For	Zancor Oakville Ltd.
Project no.	17-106-03
Scale at 11x17	1 : 275
Drawn by	JQ
Reviewed by	JQ
Drowing title	

Proposed Site Plan

Sheet no.

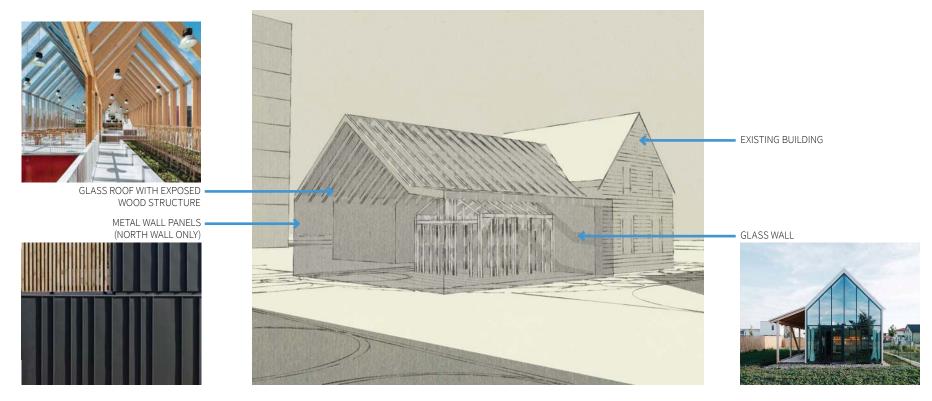
OLD BRONTE ROAD 0 PROPOSED NEW LOCATION OF EXISTING 2.5 STOREY FRAME DWELLING PROPOSED NEW 1 STOREY ADDITION

NOT FOR CONSTRUCTION

2460 Old Bronte Rd. Oakville, ON

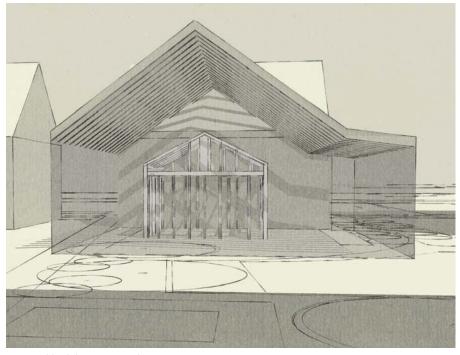
PROPOSED COMBINED SITE & LANDSCAPE PLAN

Massing

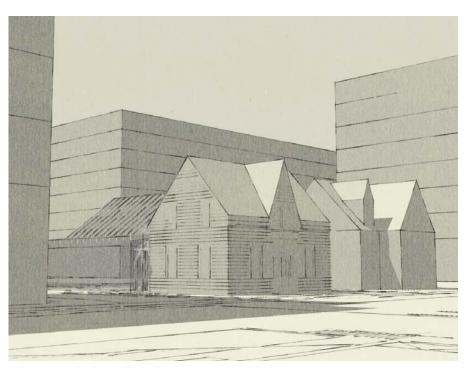




Massing



REAR MASSING GABLE END PROFILE VIEW



FRONT VIEW FROM OLD BRONTE ROAD



Precedents



SYMMETRICAL CENTRAL PITCH WITH LOW SLOPE SIDE ROOF



SOLID WALLS AND ROOF WITH GLASS GABLE END



CHANNEL GLASS WALLS



SYMMETRICAL PITCH ROOF FLANKED BY TWO LOW SLOPE SIDES



GLASS GABLE END



MINIMALIST PITCH ROOF PROFILE



GLASS CHANNEL WALLS



Precedents



INTERIOR VIEW OF GLASS GABLE END



GLASS ROOF AND WALLS WITH STONE BASE



GLASS STRUCTURE WITH GLAZED ROOF



TRANSLUCENT GLASS VOLUME



WOOD STRUCTURE WITH GLAZED ROOF



WOOD STRUCTURE WITH CONTINUOUS GLAZED CENTRAL SKYLIGHT



+ 149,400 PIONEER
STRUCTURE
ABOVE

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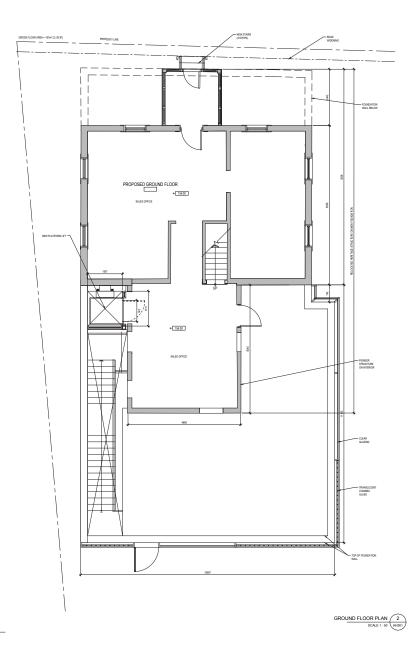
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BASEMENT AND GROUND FLOOR PLANS

FLOOR PL

BASEMENT FLOOR PLAN 1 SCALE 1 : 50 AH301



PROPOSED 2ND FLOOR

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SECOND AND THIRD FLOOR PLANS

FLOOR

SECOND FLOOR PLAN 1 SCALE 1:50 AH301 AH302

SLOPE ----

THIRD FLOOR PLAN 2 SCALE 1 : 50 AH301

ROOF PLAN 1 SCALE 1:50 AH303

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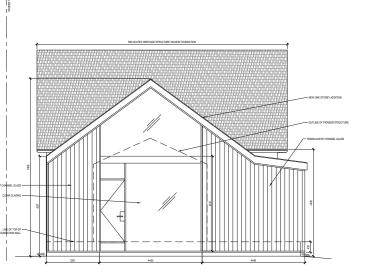
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ROOF AND DETAIL PLAN

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For	Zancor Oakville Ltd.
Project no.	17-106-05
Scale at Arch D	1:50
Drawn by	KK
Reviewed by	JQ
Drawing title	

PROPOSED EAST & WEST ELEVATIONS

EAST ELEVATION 1 Scale 1 : 50 AH501

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PROPOSED SOUTH ELEVATION

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AH502

SOUTH ELEVATION 1 Scale 1 : 100 AH502

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PROPOSED NORTH ELEVATION

Sheet no.

AH503

NORTH ELEVATION 1 Scale 1 : 100 AH503

CROSS SECTION THROUGH PIONEER STRUCTURE 2

SCALE 1:50

AH801 EXISITING PIONEER STRUCTUR NEW BASEMENT LONG SECTION 1 SCALE 1:50 AH801

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BUILDING SECTIONS

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PERSPECTIVE VIEW FROM NORTH EAST 1



PERSPECTIVE VIEWS

AH801





PERSPECTIVE VIEW FROM SOUTH EAST 2
NTS AH801