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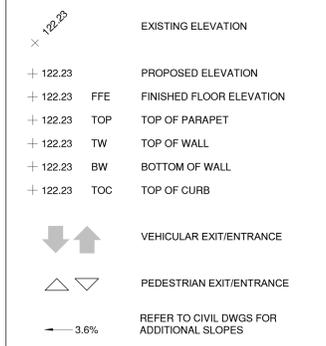
Certificate of Practice No.: 1796  
Architect's BCIN: 3064

SPA Permit Tender Contract Construction

No.	Description	Chk'd	Date
1	SPA RESUBMISSION		2021-05-18
2	SPA RESUBMISSION & MINOR VARIANCE APPLICATION		2021-09-01
3	Issued for Coordination		2022-03-25
4	Issued for Coordination		2022-03-11
5	Issued for Permit		2022-03-31
6	Issued for Structural Coordination		2022-05-13
7	Issued for Tender (Arch)		2022-07-25
8	Issued for Supplemental Instruction (SI-001)		2022-11-03
9	Progress Set (incl. Sfs 001-013)		2022-12-23
10	Issued for Supplemental Instruction (SI-002)		2023-04-18
11	Issued for Supplemental Instruction (SI-003)		2023-06-28
12	Progress Set (incl. Sfs 001-033)		2023-07-21
13	Issued for Supplemental Instruction (SI-004)		2024-01-30
14	Issued for Supplemental Instruction (SI-005)		2024-02-09

**NOTES:**  
FOR SITE SERVICING & GRADING REFER TO DRAWINGS PREPARED BY MGM  
FOR LANDSCAPE & EXTERIOR LIGHTING REFER TO DRAWINGS PREPARED BY THINC  
REFER TO DRAWING A201 FOR ADDITIONAL SITE NOTATIONS

**SITE PLAN INFORMATION TAKEN FROM:**  
1. TOPOGRAPHY SURVEY OF LOTS 25, 26, 27 & 28 BLOCK A, REGISTERED PLAN 646 - YORK, CITY OF TORONTO, PREPARED BY AKSAN PILLER CORPORATION LTD. (OCT. 18, 2017).  
2. ELEVATIONS SHOWN HEREON ARE GEODETIC AND ARE DERIVED FROM THE CITY OF TORONTO BENCH MARK CT51.1, ELEVATION -122.218m.  
121.69 = ESTABLISHED GRADE AS DEFINED IN BY-LAW 569-2013  
121.74 = GROUND FLOOR DATUM



- NOTE:**
- THE BUILDING IS TO BE SPRINKLERED.
  - ALL WASTE GENERATED BY THE SITE TO BE STORED ON PRIVATE PROPERTY.
  - SIDEWALKS AND BOULEVARDS WITHIN THE RIGHT OF WAY TO HAVE A MINIMUM 2% AND MAXIMUM 4% SLOPE TOWARDS THE ROADWAY.
  - REFER TO SITE SERVICING PLAN, PREPARED BY MGM, FOR SEWER AND WATER SERVICE INFORMATION.
  - TYPICAL PARKING SPACES ARE 2.8m X 5.6m. SPACES WITH ADJACENT OBSTRUCTIONS OF A DEPTH GREATER THAN 1m TO HAVE A TYPICAL ALLOWANCE OF 0.3m FROM PARKING SPACE.
  - PROPOSED SUITES ARE TO BE SHELL ONLY
  - EXISTING SOUTH FACADE AND PARTIAL WEST AND THE EAST FACADES TO REMAIN. REFER TO CONSERVATION PLAN AND DOCUMENTS PREPARED BY GIAIMO.
  - THE TRANSFORMER AND LOADING AREA WILL BE APPROPRIATELY SCREENED AS A DESIGN RESPONSE TO ANY FUTURE CHANGES TO THE ADJACENT BUILDINGS AT THE WEST AND THE EAST SIDE OF THE SITE.
  - PROPOSED 2-LEVEL PARKING STACKER: THE DIMENSIONS OF THE INDIVIDUAL PARKING STALL IN THE PROPOSED PARKING STACKER ARE BASED ON WOHRR PARKLIFT 450-200:  
LOWER LEVEL (TOTAL 6 SPACES)  
5 SPACES AT 2500 X 5300 X 1850 MM CLEAR HEIGHT  
1 END SPACE AT 2600 X5300 X1850 MM CLEAR HEIGHT  
UPPER LEVEL (TOTAL 6 SPACES)  
5 SPACES AT 2500 X 5300 X 1750 MM CLEAR HEIGHT  
1 END SPACE AT 2600 X5300 X1750 MM CLEAR HEIGHT



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Project:  
**Intentional Capital**  
300 Geary Ave  
300 Geary Ave.  
Toronto, ON  
Scale: 1:75  
Date Plotted: 4/16/2024 9:44:13 AM  
Drawn: Author  
Checked: Checker  
Project No.: 20-077  
Drawing No.:

4 1ST FLOOR LEVEL  
A201 1:75

NOTE:  
1. PROPOSED SUITES ARE TO BE SHELL ONLY

67 Mowat Avenue, Suite 432  
Toronto, Ontario, M6K 3E3  
T: 416.536.5666 F: 416.536.8626  
kma.com



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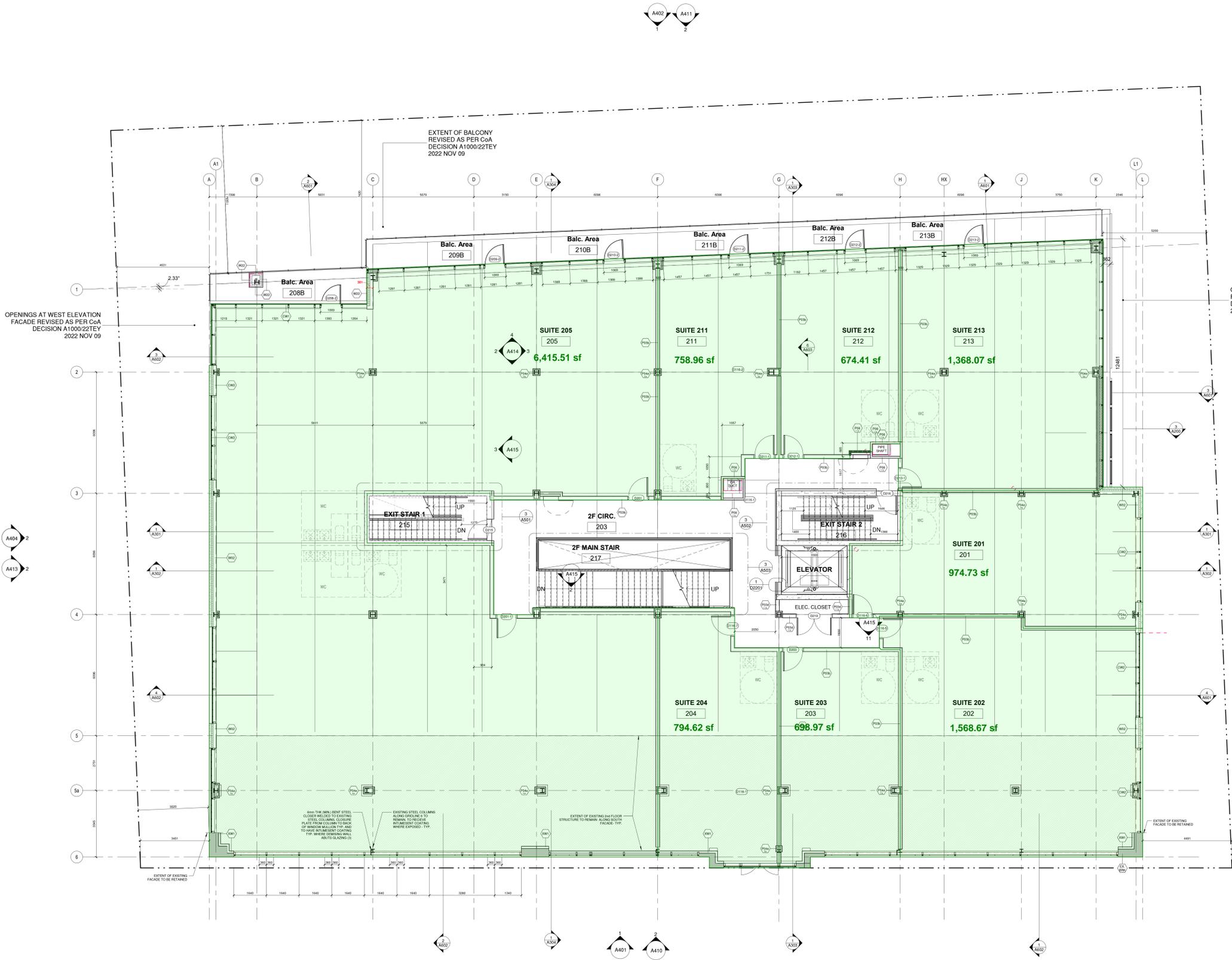
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6	Issued for Structural Coordination		2022-06-13
7	Issued for Tender (Arch)		2022-07-25
12	Permit Revision per CoA Final Decision (2022-11-09)		2022-11-28
13	Progress Set (incl. SH 001-013)		2022-12-23
22	Issued for Supplemental Instruction (SI-028)		2023-06-29
26	Progress Set (incl. SH 001-033)		2023-07-21

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**Intentional Capital**  
300 Geary Ave  
Toronto, ON  
300 Geary Ave.  
Toronto, ON  
Scale: 1:75  
Date Plotted: 4/18/2024 4:19:32 PM  
Drawn: Author  
Checked: Checker  
Project No.: 20-077  
Drawing No.

Second Floor Plan  
**A202**



1 2ND FLOOR LEVEL  
A202 1:75

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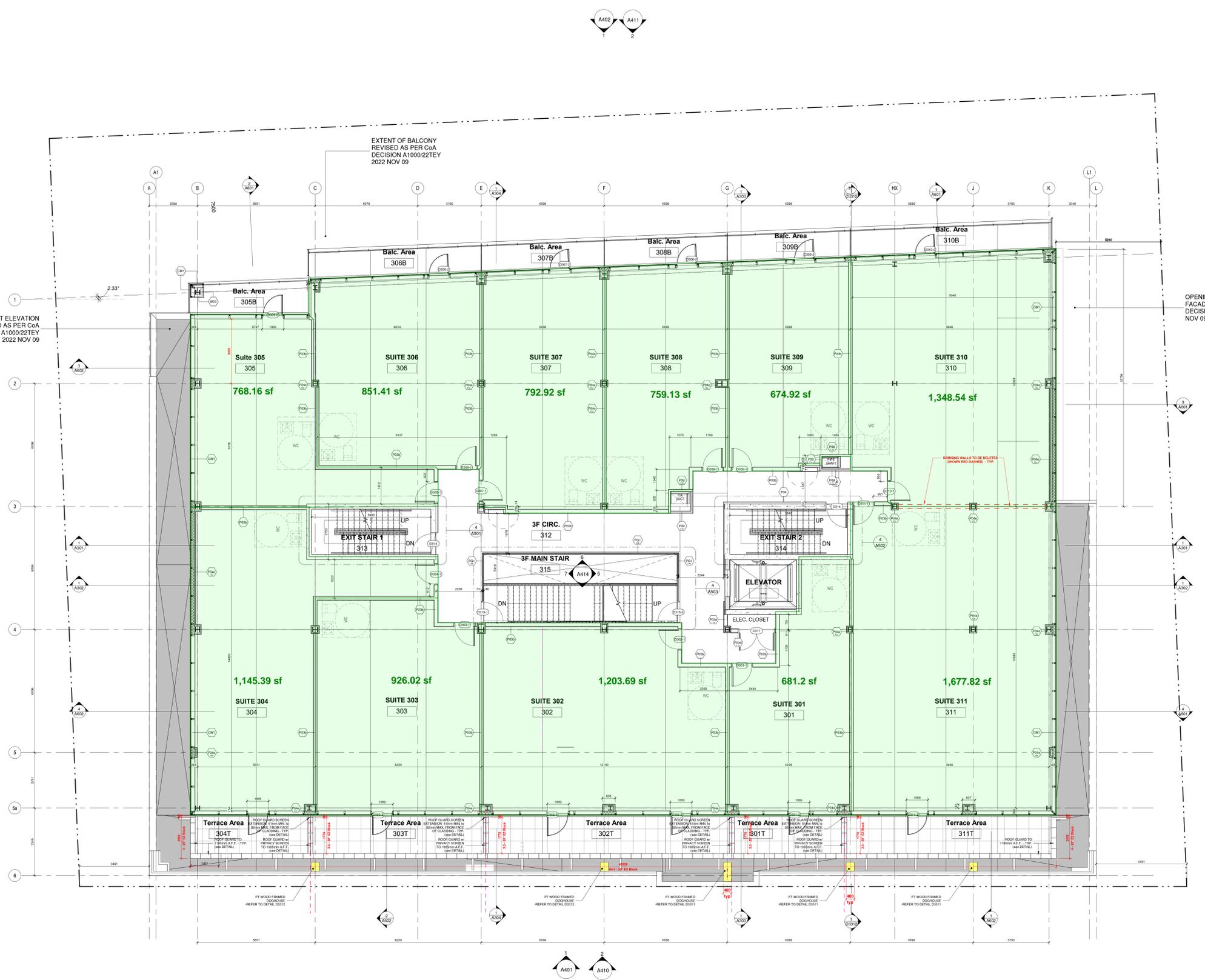
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7	Issued for Tender (Arch)		2022-07-25
12	Permit Revision per CoA Final Decision (2022.11.09)		2022-11-28
13	Progress Set (incl. SH.001-013)		2022-12-23
24	Issued for Supplemental Instruction (SI-030)		2023-06-29
26	Progress Set (incl. SH.001-033)		2023-07-21
32	Issued for Supplemental Instruction (SI-044)		2024-02-09

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Project  
**Intentional Capital**  
**300 Geary Ave**  
  
300 Geary Ave.  
Toronto, ON  
  
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Drawn: \_\_\_\_\_  
Checked: \_\_\_\_\_  
Project No.: **20-077**  
Drawing No.: \_\_\_\_\_

Third Floor Plan  
**A203**



1 3RD FLOOR LEVEL  
A203 1:75

67 Mowat Avenue, Suite 432  
Toronto, Ontario, M6K 3E3  
T: 416.536.2666 F: 416.536.8626  
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26	Progress Set (incl. Sfs 001-033)		2023-07-21

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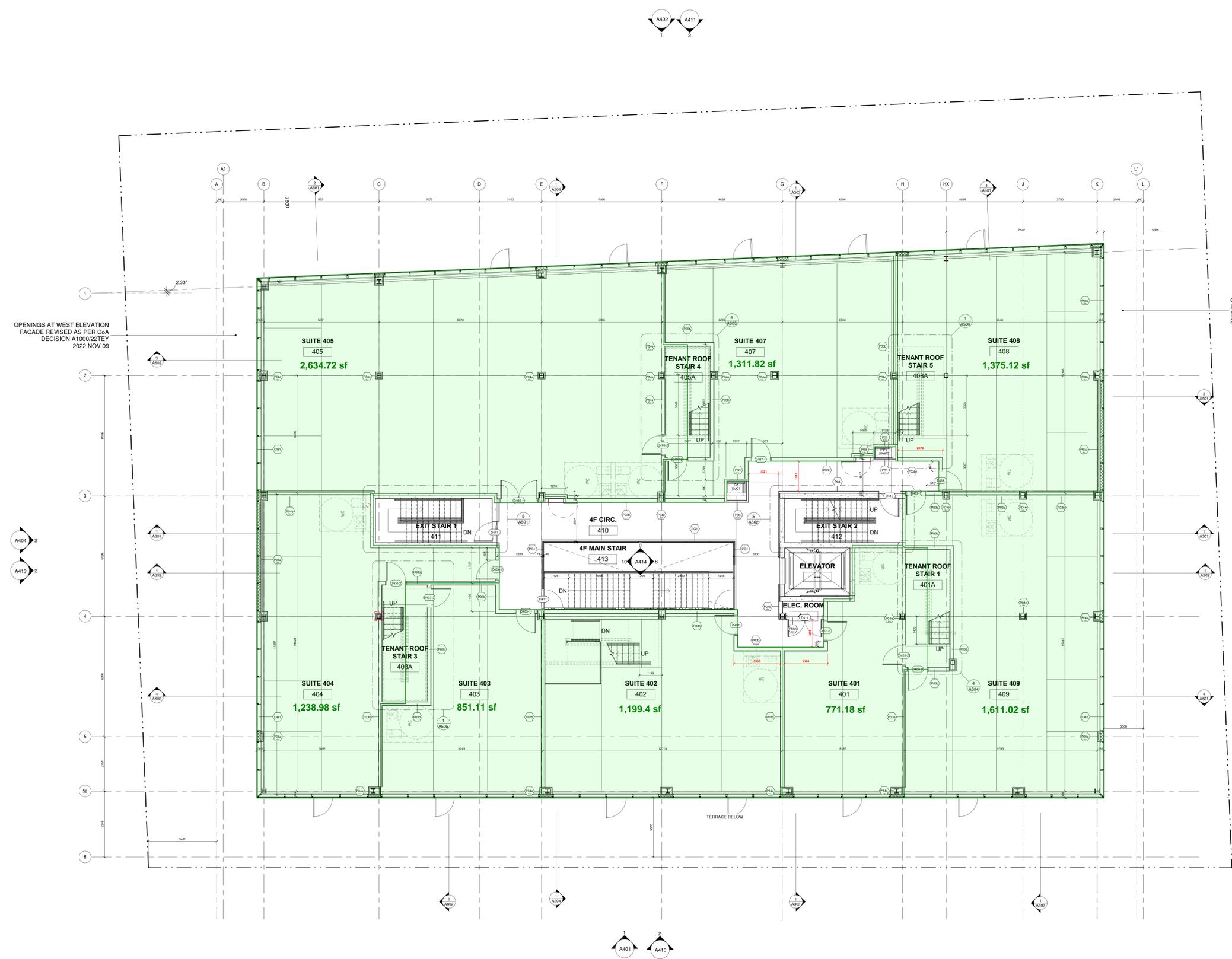
Project  
**Intentional Capital**  
300 Geary Ave  
Toronto, ON

Scale: 1:75  
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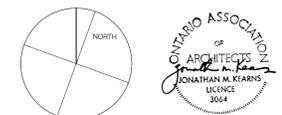
Project No.: 20-077  
Drawing No.:

Fourth Floor Plan  
**A204**

NOTE:  
1. PROPOSED SUITES ARE TO BE SHELL ONLY



67 Mount Avenue, Suite 432  
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13	Progress Set (incl. Sfs 001 - 013)		2022-12-23
24	Issued for Supplemental Instruction (SI-030)		2023-06-29
26	Progress Set (incl. Sfs 001 - 033)		2023-07-21

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Project: Intentional Capital

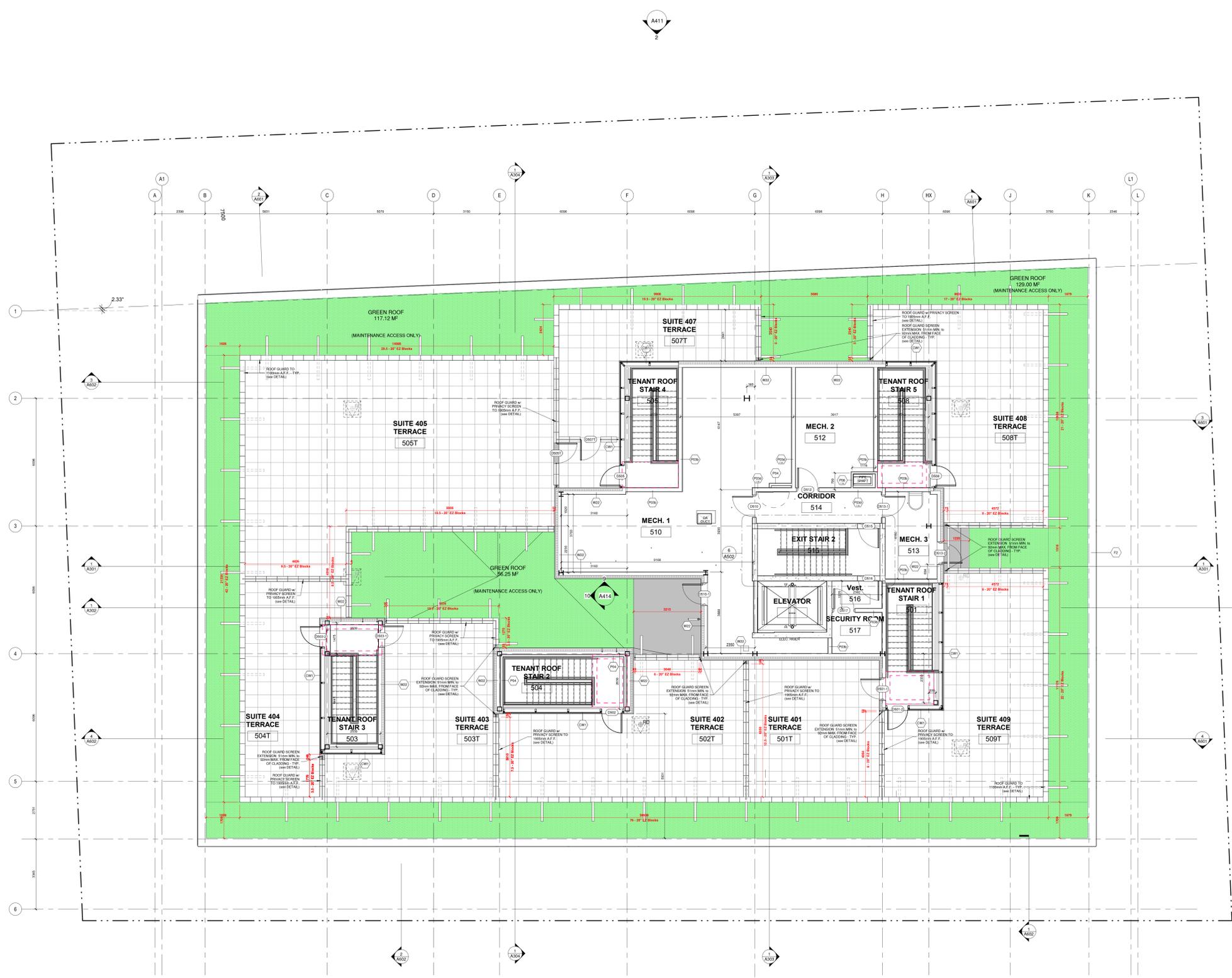
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Toronto, ON

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Checked: [Blank]

Project No.: 20-077  
Drawing No.:

Roof Terrace/Penthouse  
Floor Plan

**A205**



1 MAIN ROOF LEVEL  
A205 1:75