ABBREVIATIONS:

A/C	AIR CONDITIONER / CONDITIONING	FOS	FACE OF STUDS	QT	QUARRY TILE
AB	ANCHOR BOLT	FPRF	FIREPROOF	QTY	QUANTITY
ABV	ABOVE	FR	FIRE RATED		
ACT	ACOUSTIC CEILING TILE	FT	FOOT, FEET	R	RISER
ADJ	ADJACENT	FTG	FOOTING	RAD	RADIUS
AFF	ABOVE FINISHED FLOOR	FUR	FURRING	RCP	REFLECTED CEILING PLAN
ALT	ALTERNATE	FUT	FUTURE		
ALUM	ALUMINUM			RD	ROOF DRAIN
ANOD	ANODIZED	GA	GAUGE	RE / REF	REFER, REFERENCE
AP	ACCESS PANEL	GALV	GALVANIZED	REFR	REFRIGERATOR
APL	ASSUMED PROPERTY LINE	GB	GRAB BAR	REG	REGISTER
APPROX	APPROXIMATELY	GC	GENERAL CONTRACTOR	REINF	REINFORCE
ARCH	ARCHITECTURAL	GL	GLASS	REQ	REQUIRE(D)
ASPH	ASPHALT	GR	GRADE	RESIL	RESILIENT
AUTO	AUTOMATIC	GYP	GYPSUM	REV	REVISE(D), REVISION
AVG	AVERAGE	GYP BD	GYPSUM BOARD	RFG	ROOFING
				RFL	REFLECTED
BD	BOARD	HB	HOSE BIB	RH	RIGHT HAND
BITUM	BITUMINOUS	HC	HOLLOW CORE	RM	ROOM
BLDG	BUILDING	HDR	HEADER	RO	ROUGH OPENING
BLK	BLOCK	HDWD	HARDWOOD		
BLKG	BLOCKING	HDWR	HARDWARE	S	SOUTH
BM	BEAM	HM	HOLLOW METAL	SC	SOLID CORE
BO	BOTTOM OF	HOR/HORIZ	HORIZONTAL	SCHED	SCHEDULE
		HR	HANDRAIL, HOUR	SECT	SECTION
CAB	CABINET	HT	HEIGHT	SF	SQUARE FEET
CARP	CARPET	HTR	HEATER	SH	SHELF
CB	CATCH BASIN	HVAC	HEATING, VENTILATION, AIR CONDITIONING	SHT	SHEET
CEM	CEMENT			SHTG	SHEATHING
CER	CERAMIC	HW	HOT WATER	SHWR	SHOWER
CI	CAST IRON			SIM	SIMILAR
CL	CLOSET	ID	INSIDE DIAMETER	SLDG	SLIDING
CLG	CEILING	IN	INCH(ES)	SM	SQUARE METERS
CLR	CLEAR	INCL	INCLUDE(D), INCLUDING	SOG	SLAB ON GRADE
CMU	CONCRETE MASONRY UNIT	INSUL	INSULATE, INSULATION	SPEC	SPECIFY, SPECIFICATION
CNTR	COUNTER	INT	INTERIOR	SPKL	SPRINKLER
COL	COLUMN			SPKR	SPEAKER
CONC	CONCRETE	JST	JOIST	SQ	SQUARE
COND	CONDITION	JT	JOINT	SS	STAINLESS STEEL
CONN	CONNECTION			ST	STONE
CONST	CONSTRUCTION	LAM	LAMINATE(D)	STD	STANDARD
CONT	CONTINUOUS	LAV	LAVATORY	STL	STEEL
CORR	CORRIDOR	LF	LIEAR FOOT / FEET	STOR	STORAGE
CPT	CARPET TILE	LH	LEFT HAND	STRUCT	STRUCTURAL
CSK	COUNTERSUNK	LKR	LOCKER	SUSP	SUSPENDED
CT	CERAMIC TILE	LR	LIVING ROOM	SW	SWITCH
CTR	CENTRE	LRG	LARGE	SYM	SYMMETRICAL
CW	COLD WATER	LT	LIGHT	SYN	SYNTHETIC
		LVR	LOUVRE	STS	SYSTEM
DBL	DOUBLE				
DEMO	DEMOLISH / DEMOLITION	M	METERS	T	TREAD
DF	DRINKING FOUNTAIN	MAINT	MAINTENANCE	T&B	TOP AND BOTTOM
DIA	DIAMETER	MATL	MATERIAL	T&G	TONGUE AND GROVE
DIM	DIMENSION	MAX	MAXIMUM	TB	TOWEL BAR
DISP	DISPENSER	MECH	MECHANICAL	TBD	TO BE DETERMINED
DIV	DIVISION	MEMB	MEMBRANE	TC	TOP OF CURB
DN	DOWN	MEZZ	MEZZANINE	TEL	TELEPHONE
DO	DOOR	MFR	MANUFACTURER	TEMP	TEMPORARY/TEMPERATURE
DS	DOWN SPOUT	MIN	MINIMUM	TER	TERRAZZO
DTL	DETAIL	MIR	MIRROR	TF	TOP OF FOOTING
DWG	DRAWING	MISC	MISCELLANEOUS	THK	THICK, THICKNESS
DWR	DRAWER	MO	MASONRY OPENING	THR	THRESHOLD
		MTD	MOUNTED	THRU	THROUGH
E	EAST	MTL	METAL	TO	TOP OF
EA	EACH	MUL	MULLION	TOC	TOP OF CONCRETE
EL	ELEVATION			TOIL	TOILET
ELEC	ELECTRICAL	N	NORTH	TOP	TOP OF PARAPET
ELEV	ELEVATOR	N/A	NOT APPLICABLE	TOS	TOP OF SLAB
EMER	EMERGENCY	NIC	NOT IN CONTRACT	TP	TOP OF PAVEMENT
ENG	ENGINEER	NO	NUMBER	TPD	TOILET PAPER DISPENSER
EOS	EDGE OF SLAB	NOM	NOMINAL	TS	TOP OF STEEL
EQ	EQUAL(LY)	NTS	NOT TO SCALE	TV	TELEVISION
EQUIP	EQUIPMENT			TYP	TYPICAL
EST	ESTIMATE	O/	OVER		
EW	EACH WAY	OA	OVER ALL	UNFIN	UNFINISHED
EX/EXIST	EXISTING	OC	ON CENTRE	UNO	UNLESS NOTED OTHERWISE
EXP	EXPANSION	OD	OUTSIDE DIAMETER	UR	URINAL
EXT	EXTERIOR	OFF	OFFICE		
		OH	OVERHANG	V	VOLT(S)
FA	FIRE ALARM	OPNG	OPENING	VCT	VINYL COMPOSITE TILE
FAST	FASTEN(ER)	OPP	OPPOSITE	VERT	VERTICAL
FD	FLOOR DRAIN	OVHD	OVERHEAD	VEST	VESTIBULE
FDN	FOUNDATION			VER	VERIFY
FE	FIRE EXTINGUISHER	PED	PEDESTAL	VOL	VOLUME
FEC	FIRE EXTINGUISHER CABINET	PER	PERIMETER		
FF	FINISHED FLOOR	PERF	PERFORATED	W	WEST
FFE	FIXTURE, FURNITURE, EQUIPMENT	PERP	PERPENDICULAR	W/	WITH
		PL	PROPERTY LINE	W/O	WITHOUT
FG	FINISHED GRADE	PL	PLATE	W/C	WATER CLOSET
FHC	FIRE HOSE CABINET	PLAM	PLASTIC LAMINATE	WD	WOOD
FIN	FINISH(ED)	PLAS	PLASTER	WF	WIDE FLANGE
FIXT	FIXTURE	PLBG	PLUMBING	WH	WATER HEATER
FLASH	FLASHING	PLYWD	PLYWOOD	WI	WROUGHT IRON
FLR	FLOOR	PR	PAIR	WIN	WINDOW
FLUOR	FLUORESCENT	PRCST	PRECAST	WP	WATERPROOF(ING)
FOC	FACE OF CONCRETE	PREFAB	PREFABRICATED	WSCT	WAINSCOT
FOF	FACE OF FINISH	PROP	PROPERTY		
FOM	FACE OF MASONRY	PT	PAINT	YD	YARD

ABBREVIATIONS

BARRIER FREE

DOOR TAG (D1)

DETAIL BUBBLE (1 / A000)

ELEVATION FINISHES (B1)

ELEVATION TAG (N / W / E / S, 1 / A000)

FINISHES TAG (PT1)

FLOOR DRAIN (FD)

GRADE ELEVATION – NEW (000.00)

GRADE ELEVATION – EXIST. (000.00)

INTERIOR ELEVATION (XXX)

REFLECTED CEILING FINISHES AND HT. (GB)

REVISION NUMBER (1)

ROOM NUMBER (100)

SECTION TAG (1 / A100)

WALL TYPE TAG (W2)

WINDOW TAG (W1)

LEGEND

1. ALL WORK SHALL BE CONDUCTED IN ACCORDANCE TO ALL STATUTES, BY LAWS, CODES AND REGULATIONS OF THE AUTHORITIES HAVING JURISDICTION OVER THIS PROJECT.
2. ALL NOTES CONTAINED IN THESE DRAWINGS AND ANY WRITTEN SPECIFICATIONS SHALL BE PART OF THE CONSTRUCTION CONTRACT DOCUMENTS AND THE REQUIREMENTS OF SUCH NOTES WILL BE THE RESPONSIBILITY OF THE GC. CONSTRUCTION CONTRACT DOCUMENTS SHALL REPRESENT THE ENTIRE AGREEMENT BETWEEN THE CLIENT AND THE GC FOR THE COMPLETION OF THIS CONSTRUCTION PROJECT.
3. FOR ALL STRUCTURAL, MECHANICAL AND ELECTRICAL DETAILS REFER TO ENGINEER'S DRAWINGS.
4. GC SHALL FIELD VERIFY ALL SITE CONDITIONS AND REQUIREMENTS. GC WILL REPORT TO THE ARCHITECT UPON FINDING ANY DISCREPANCIES.
5. NO CHANGES OR MODIFICATIONS TO THE WORK SHALL BE MADE WITHOUT THE APPROVAL OF THE CLIENT OR THE ARCHITECT REGARDING THESE DISCREPANCIES.
6. COMMUNICATION WITH CLIENT, THE ARCHITECT, CONSULTANTS OR REGULATORY AGENCIES SHALL NOT BE CONSIDERED VALID AND ANY CHANGES IN WORK, ADDITIONAL COSTS, APPROVAL OR NON APPROVALS RESULTING DUE TO SUCH COMMUNICATION SHALL BE THE CONTRACTORS RESPONSIBILITY.
7. ANY DAMAGES BY GC TO EXISTING BASE BUILDING WITHIN THIS CONTRACT WILL BE THE RESPONSIBILITY OF THE GC AND WILL BE RECTIFIED AT GC'S OWN EXPENSE.
8. GC IS RESPONSIBLE FOR ALL DEMOLITION AND DISPOSAL OF ALL ITEMS SLATED FOR DEMOLITION / REMOVAL UNLESS OTHERWISE DIRECTED BY THE CLIENT.
9. GC IS RESPONSIBLE FOR FLOOR PATCHING, LEVELING AND PREPARATION FOR AND OF FLOOR FINISHES.
10. GC IS REQUIRED TO REVIEW, VERIFY, AND FULLY UNDERSTAND ALL SCOPE OF WORK RELATING TO THE CONTRACT DOCUMENTS AND THE SCOPE OF WORK WITHIN THIS PROJECT.
11. THESE DRAWINGS ARE THE PROPERTY OF REFLECT ARCHITECTURE INC. AND THEY ARE NOT TO BE REPRODUCED IN WHOLE OR IN PART WITHOUT THE PRIOR WRITTEN CONSENT OF REFLECT ARCHITECTURE INC.
12. DO NOT SCALE OFF DRAWINGS.
13. GC IS RESPONSIBLE FOR LEAVING THE PREMISES CLEAN, READY FOR OCCUPANCY.
14. GC TO SUPPLY AND INSTALL EVERYTHING UNLESS OTHERWISE NOTED OR AGREED UPON WITH THE CLIENT.

GENERAL NOTES

Item	Ontario Building Code Data Matrix Parts 3 & 9			OBC Reference	
1	☑ New ☐ Addition ☐ Alteration ☐ Change of Use		☐ Part 11 11.1 to 11.4	☑ Part 3 2.1.1	☐ Part 9 2.1.1 9.10.1.3
2	Major Occupancy(s):	GROUP D		3.1.2.1.(1)	9.10.2
3	Building Area :	1 GF: 3527.4 SF (327.7 SM) 2F: 1740.5 SF (161.7 SM)		1.1.3.2	1.1.3.2
4	Area of Work:	3527.4 SF (327.7 SM)		1.1.3.2	1.1.3.2
5	Number of Storeys:	Above Grade: 2	Below Grade: 1	3.2.1.1 & 1.1.3.2	2.1.1.3
6	Number of Streets / Access Routes	1 STREET		3.2.2.10 & 3.2.5.5	9.10.19
7	Building Classification:	GROUP D		3.2.2.47 3.2.2.53 3.2.2.59	9.10.4
8	Sprinkler System Proposed:	☑ Entire Building ☐ Basement Only ☐ In Lieu of Roof Rating ☐ Not Required		3.2.2.20 3.2.1.15 3.2.2.17	9.10.8
9	Standpipe Required:	☐ Yes ☑ No		3.2.9	
10	Fire Alarm Required:	☑ Yes ☐ No		3.2.4	9.10.17.2
11	Water Service/Supply is Adequate:	☑ Yes ☐ No		3.2.5.7	
12	High Building:	☐ Yes ☑ No		3.2.6	
13	Permitted Construction: ☐ Combustible ☐ Non Combustible ☑ Both Actual Construction: ☐ Combustible ☐ Non Combustible ☑ Both			3.2.2.20–83	9.10.6
14	Mezzanine(s) Area (m2):	N/A		3.2.1.1.(3)–(8)	9.10.4.1
15	Occupant Load for the Area of Work Based on:	☐ m2 /person ☑ Design of Building 60 PPL (WITH POSTED SIGNAGE)		3.1.17.1	9.9.1.3
16	Barrier–free Design:	☑ Yes ☐ No		3.8	9.5.2
17	Hazardous Substances:	☐ Yes ☑ No		3.3.1.2. & 3.3.1.19	9.10.1.3(4)
18	Required Fire Resistance Rating (FRR) 3.2.2.27	Horizontal Assemblies FRR (Hours)	Listed Design No. Or Description (SG–2)	3.2.2.20–83 & 3.2.1.4	9.10.8 9.10.9
		Floors: N/A Min	----		
		Roof: N/A Min	----		
		Mezzanine: N/A Min	----		
		FRR of Supporting Members (Hours)	Listed Design No. Or Description (SG–2)		
		Floors: N/A Min	----(MIN.)		
		Roof: N/A Min	----(MIN.)		
		Mezzanine: N/A Min	----(MIN.)		
19	Spacial Separation: 3.2.3.1–D			3.2.3	9.10.14

	Wall	Area of EBF (m2)	L.D. (m)	L/H or H/L	Permitted Max. % of Openings	Proposed % of Openings	FRR (Hours)	Listed Design or Description	Comb. Const.	Comb. Const., Nonc. Cladding	Non–Comb. Const.
	NORTH A	94.4	21.0	<3:1	100	67.4	0.75			✓	
	NORTH B	22.7	24.3	<3:1	100	0	0.75			✓	
	EAST A	224.9	6.0	3:1 to 10:1	52	0	0.75			✓	
	EAST B	2.0	13.0	3:1 to 10:1	100	15.0	0.75			✓	
	SOUTH A	111.9	13.9	<3:1	100	0.8	0.75			✓	
	SOUTH B	6.7	34.9	3:1 to 10:1	100	0	0.75			✓	
	WEST A	224.9	6.0	3:1 to 10:1	52	8.2	0.75			✓	
	WEST B	2.0	13.0	3:1 to 10:1	100	0	0.75			✓	

OBC MATRIX

CLIENT:

12 STEWART ROAD INC.
12 STEWART ROAD
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CONTACT: ALEX CARTER

ARCHITECT:

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CONTACT: TREVOR WALLACE
EMAIL: TWALLACE@REFLECTARCHITECTURE.COM

PLANNER:

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TEL: 705 446 1168
CONTACT: KRISTINE LOFT
EMAIL: KRISTINE@LOFTPLANNING.COM

CIVIL ENGINEERS:

CAPES ENGINEERING LTD.
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OWEN SOUND, ON N4K 1P4
TEL: 705 994 4818
CONTACT: CLAYTON CAPES
EMAIL: CLAYTON@CAPESENGINEERING.COM

MECHANICAL ENGINEERS:

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86 BAYBERRY ST.
STOUFFVILLE, ON L4A 0E2
TEL:905 717 7582
CONTACT: CHRIS MOROZ
EMAIL: CHRIS@ZAABCONSULTING.COM

ELECTRICAL ENGINEERS:

HAVA ENGINEERING LTD.
132 ROSEDALE VALLEY RD.
TORONTO, ON M4W 1P7
TEL: 416 927 1658
CONTACT: HASSAN VAKILIAN
EMAIL: HAVA–LTD@SYMPATICO.CA

STRUCTURAL ENGINEERS:

CONTACT STRUCTURAL ENGINEERING INC.
209–675 KING ST. W
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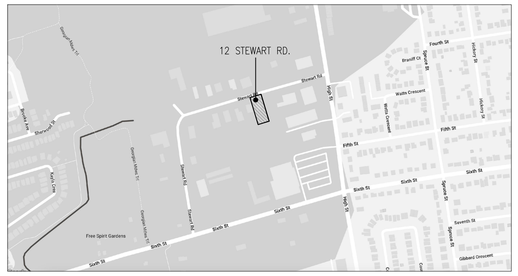
TEL: 647 366 9776
CONTACT: TIM JOYCE
EMAIL: TIM@CONTACTENGINEERING.CA

GENERAL CONTRACTOR:

TBC

PROJECT DIRECTORY



LOCATION MAP

ARCHITECTURAL:

A000 COVER SHEET, GENERAL INFORMATION
A201 SCHEDULES

A301 SITE PLAN
A302 AREA PLANS
A330 BASEMENT PLAN
A331 GROUND FLOOR PLAN
A332 SECOND FLOOR PLAN
A333 ROOF PLAN

A400 EXTERIOR ELEVATIONS
A401 EXTERIOR ELEVATIONS
A402 EXTERIOR ELEVATIONS

LIST OF DRAWINGS

1	2026–09–09	Revised Per SPA Comments

REVISION RECORDS

2026–06–30	Issued For Pricing
2026–05–27	Issued For Site Plan Approval
2026–04–23	Issued For Coordination
2026–03–31	Issued For Coordination
2026–03–31	Issued For Review

ISSUE RECORDS

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GENERAL NOTES

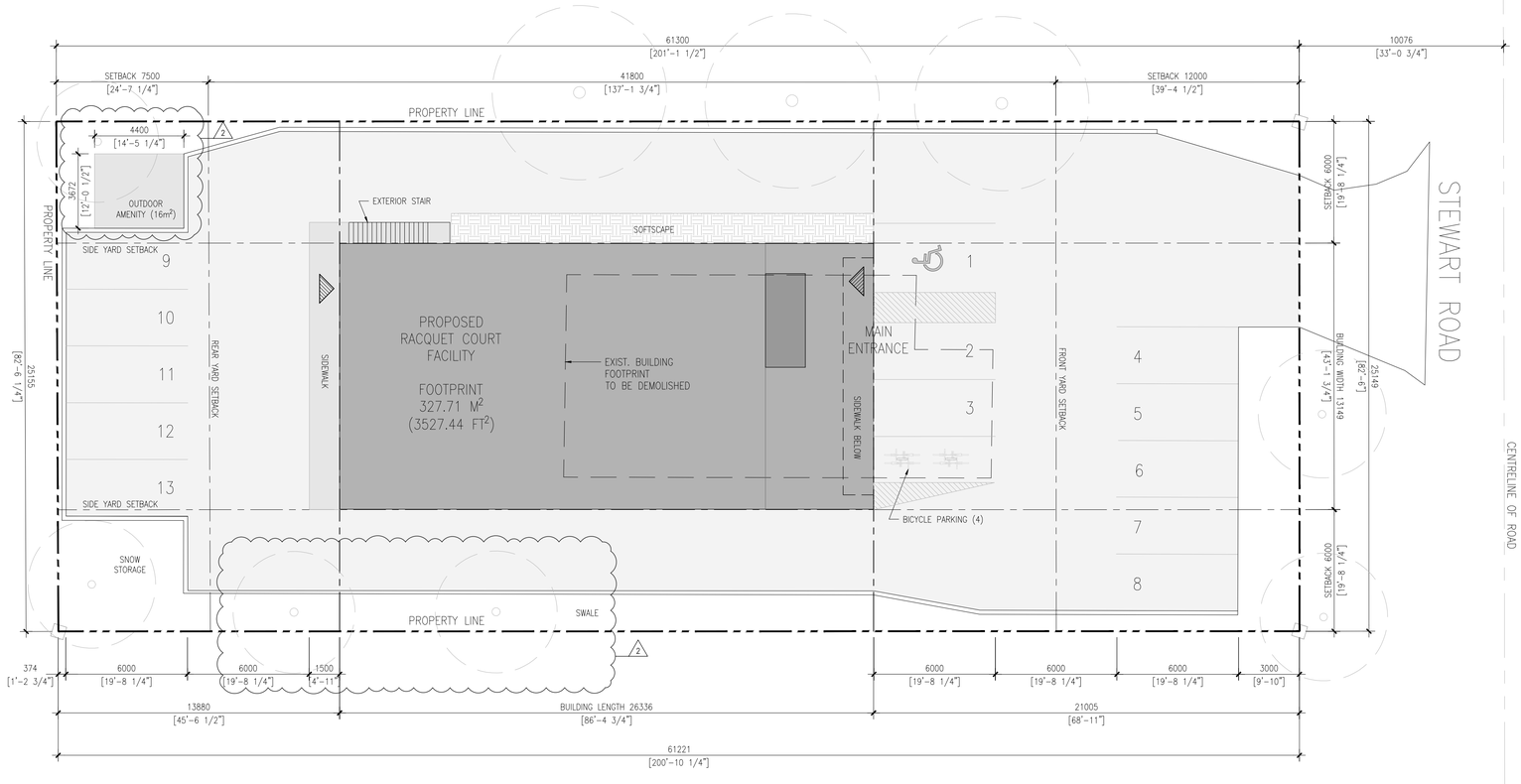
CRC SQUASH CLUB

12 STEWART RD
Collingwood, On

2601	N.T.S	SD	TW
PROJECT	SCALE	DRAWN	REVIEWED

COVER SHEET

A000



1 / A301 Site Plan
SCALE: 1:150

ZONING MATRIX – M5 ZONE

LOT PROVISIONS	REQUIRED	PROVIDED
MINIMUM LOT AREA (m^2)	2000	1540
MINIMUM LOT FRONTAGE (m)	30.0	25.14
MINIMUM FRONT YARD (m)	12.0	21.0
MINIMUM INTERIOR SIDE YARD (m)	6.0	6.0
MINIMUM REAR YARD (m)	7.5	13.8
MAXIMUM HEIGHT (m)	15.0	10.0
MAXIMUM LOT COVERAGE	50%	22.4%
MINIMUM LANDSCAPED OPEN SPACE	15%	15%
PARKING REQUIREMENTS (3 PER 100m^2 GFA)	13	13
BICYCLE PARKING (10% OF PARKING)	4	4

2	2026-10-26	Revised Per SPA Comments
1	2026-09-09	Revised Per SPA Comments

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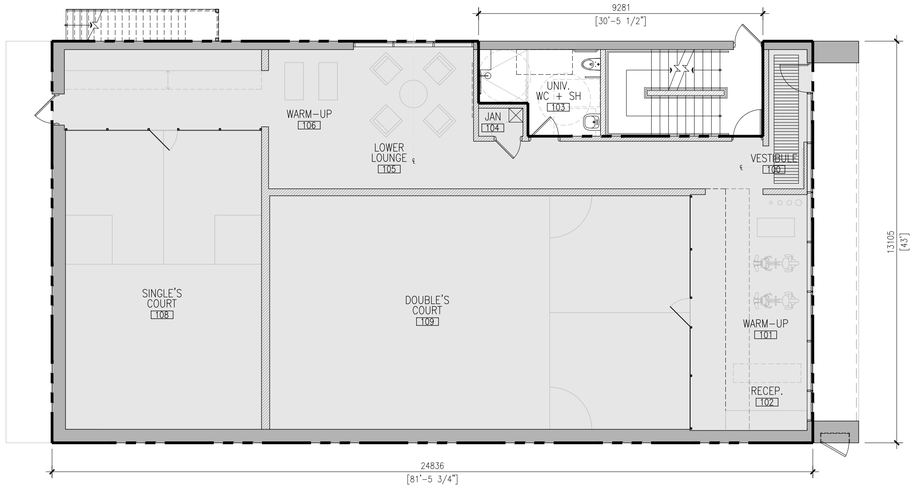
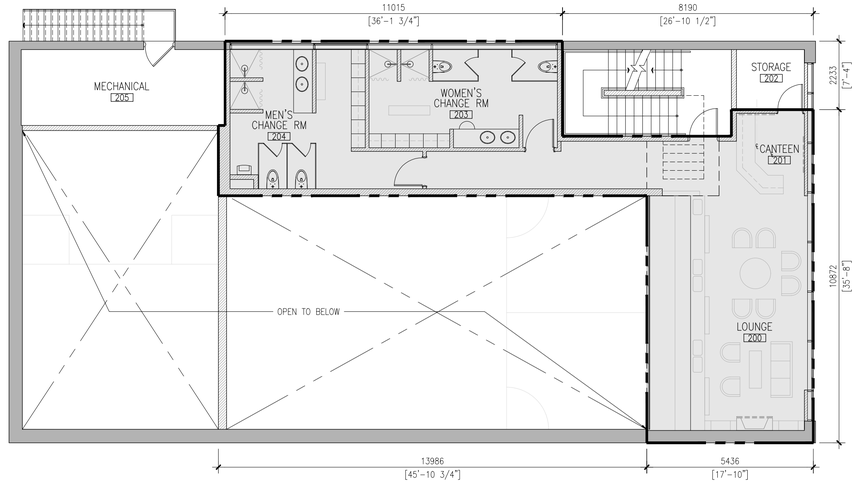
PROJECT	SCALE	DRAWN	REVIEWED

SITE PLAN

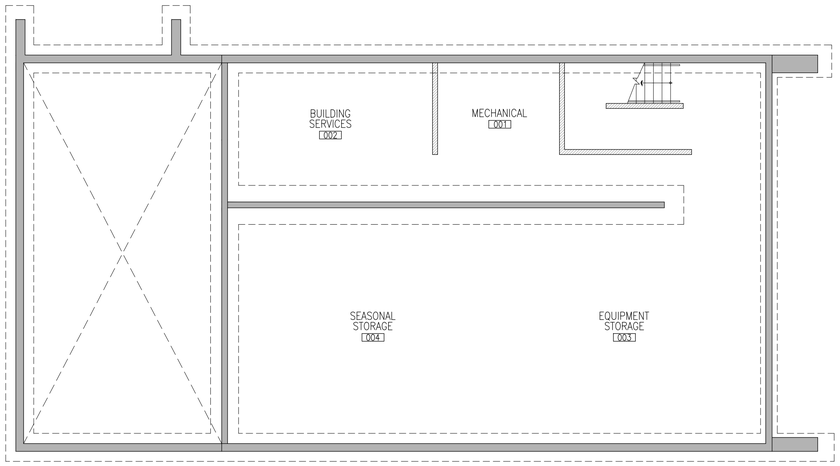
A301



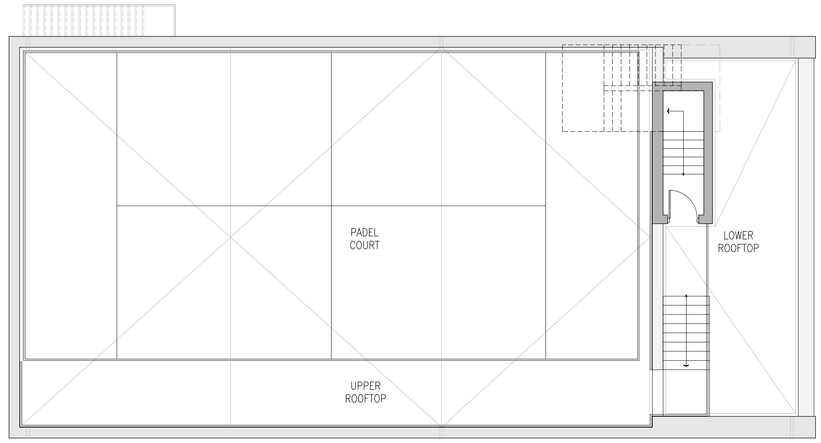
GROUND FLOOR



SECOND FLOOR



BASEMENT



ROOFTOP

1 / A302 Area Plans
SCALE: 1:100

GFA SCHEDULE

BUILDING LEVEL	APPLICABLE GFA
BASEMENT	0 m^2
GROUND FLOOR	298.42 m^2 (3212.16 FT^2)
SECOND FLOOR	118.11 m^2 (1271.32 FT^2)
ROOFTOP	0 m^2
TOTAL	416.54 m^2 (4483.59 ft^2)

1

COLLINGWOOD ZONING BY-LAW 3-14

TERM	DEFINITION
Gross Floor Area	In the case of a dwelling unit, the aggregate sum of the areas of all habitable space measured from the exterior faces of the exterior walls, or from the centre of common walls, but shall not include any space used for storage, heating, laundry, attached garage or carports, porch or unfinished attic. In the case of all other buildings, the aggregate sum of all floor areas and mezzanines, measured from the exterior faces of the exterior walls, or from the centre of common walls, but shall not include any space used for storage, mechanical rooms, common halls, stairwells, private kitchens, washrooms and garages.

1 2026-09-09 Revised Per SPA Comments

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GENERAL NOTES

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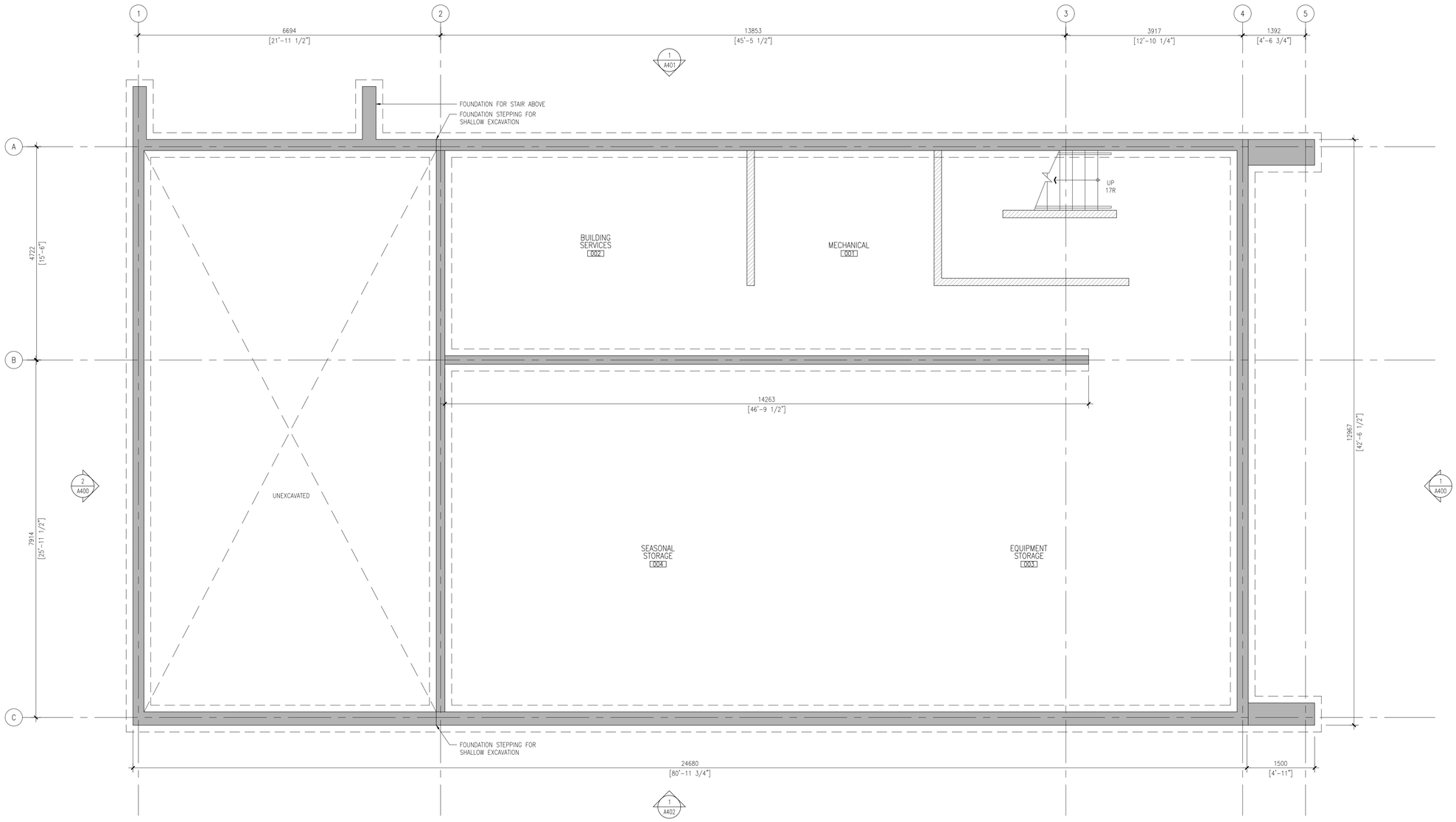
2601	1:100	SD	TW
PROJECT	SCALE	DRAWN	REVIEWED

AREA PLANS

A302



1 / A330 **Basement Floor Plan**
SCALE: 1:50

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GENERAL NOTES

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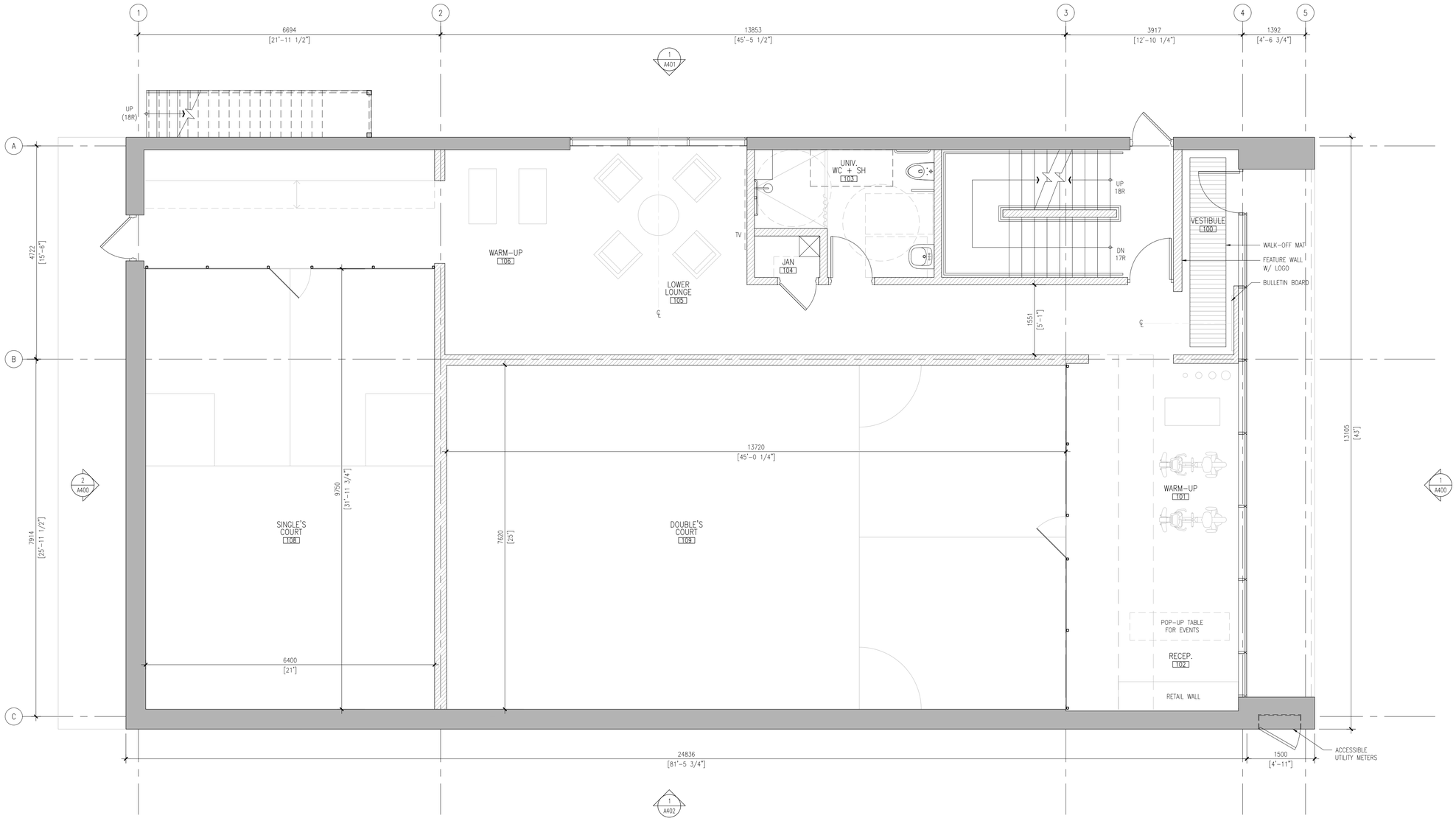
PROJECT	SCALE	DRAWN	REVIEWED

LOWER LEVEL / BASEMENT FLOOR PLAN

A330



1 A331 **Ground Floor Plan**
SCALE: 1:50

REVISION RECORDS

2026-05-27	Issued For Site Plan Approval
2026-04-23	Issued For Coordination
2026-03-31	Issued For Coordination
2026-03-31	Issued For Review

ISSUE RECORDS

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GENERAL NOTES

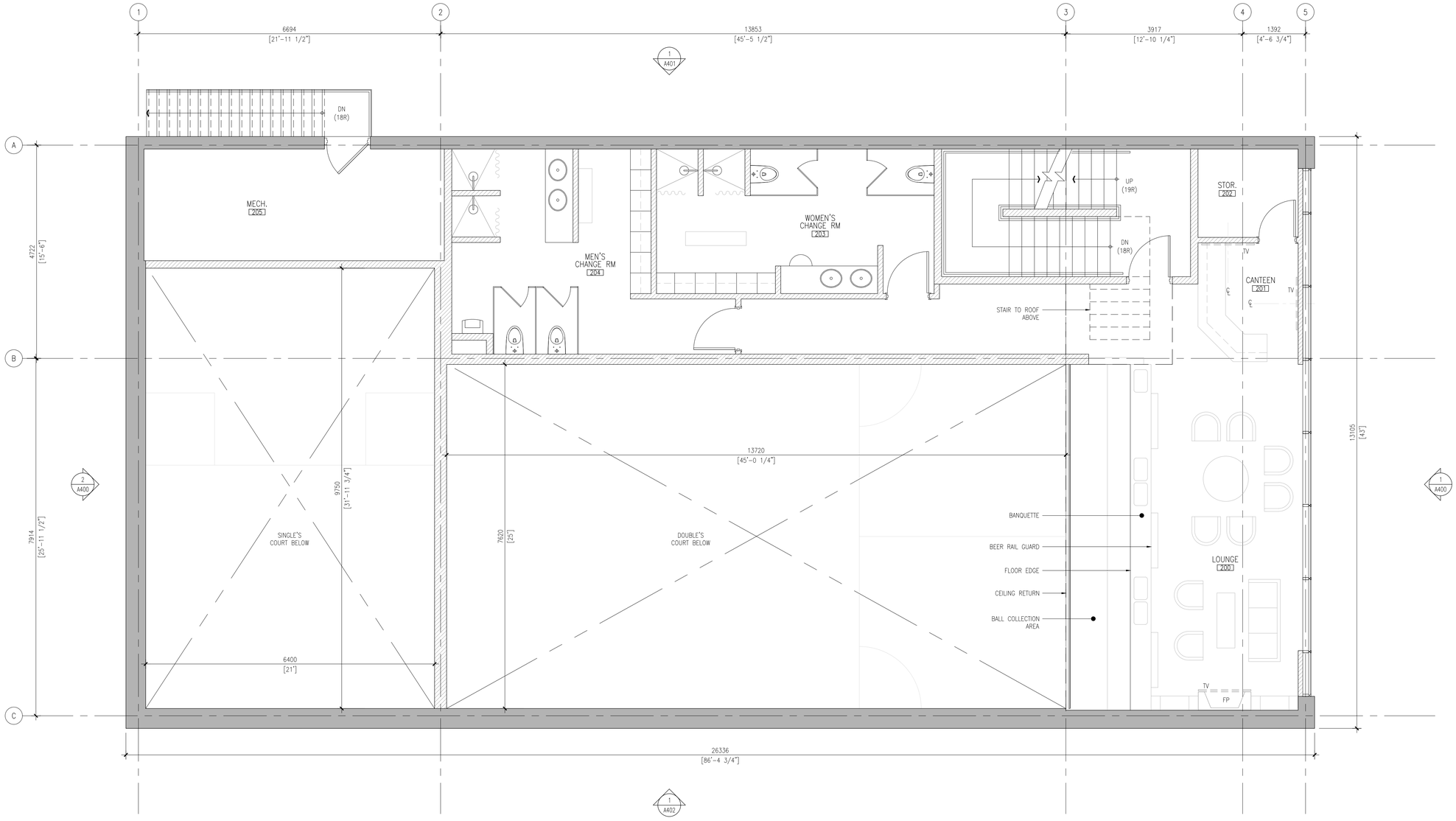
CRC SQUASH CLUB

12 STEWART RD
Collingwood, On

2601	1:50	TD	TW
PROJECT	SCALE	DRAWN	REVIEWED

GROUND FLOOR PLAN

A331



1 / A332 **Second Floor Plan**
SCALE: 1:50

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GENERAL NOTES

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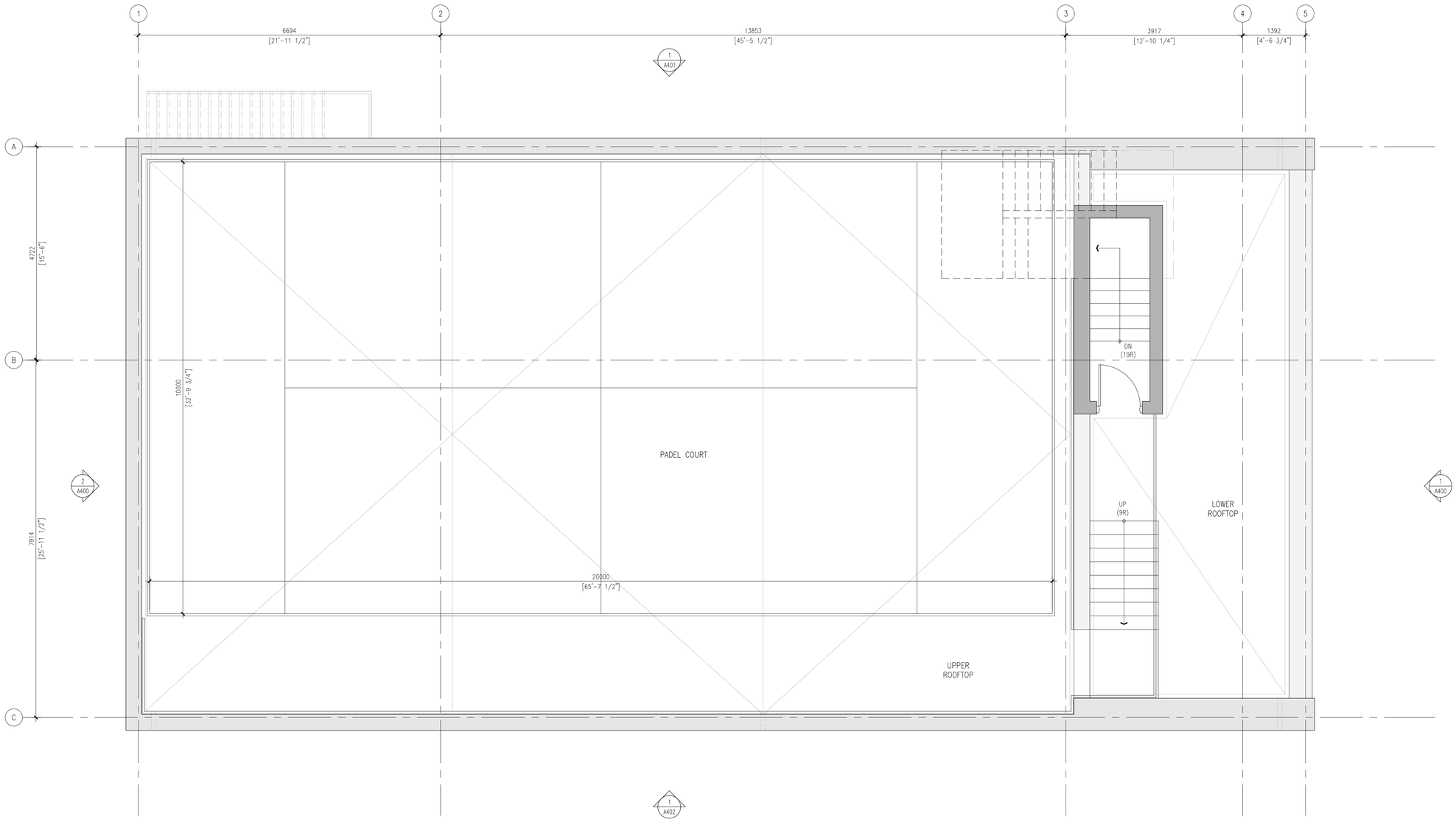
12 STEWART RD
Collingwood, On

2601	1:50	TD	TW
PROJECT	SCALE	DRAWN	REVIEWED

SECOND FLOOR PLAN

A332



1 A333 Roof Plan
SCALE: 1:50

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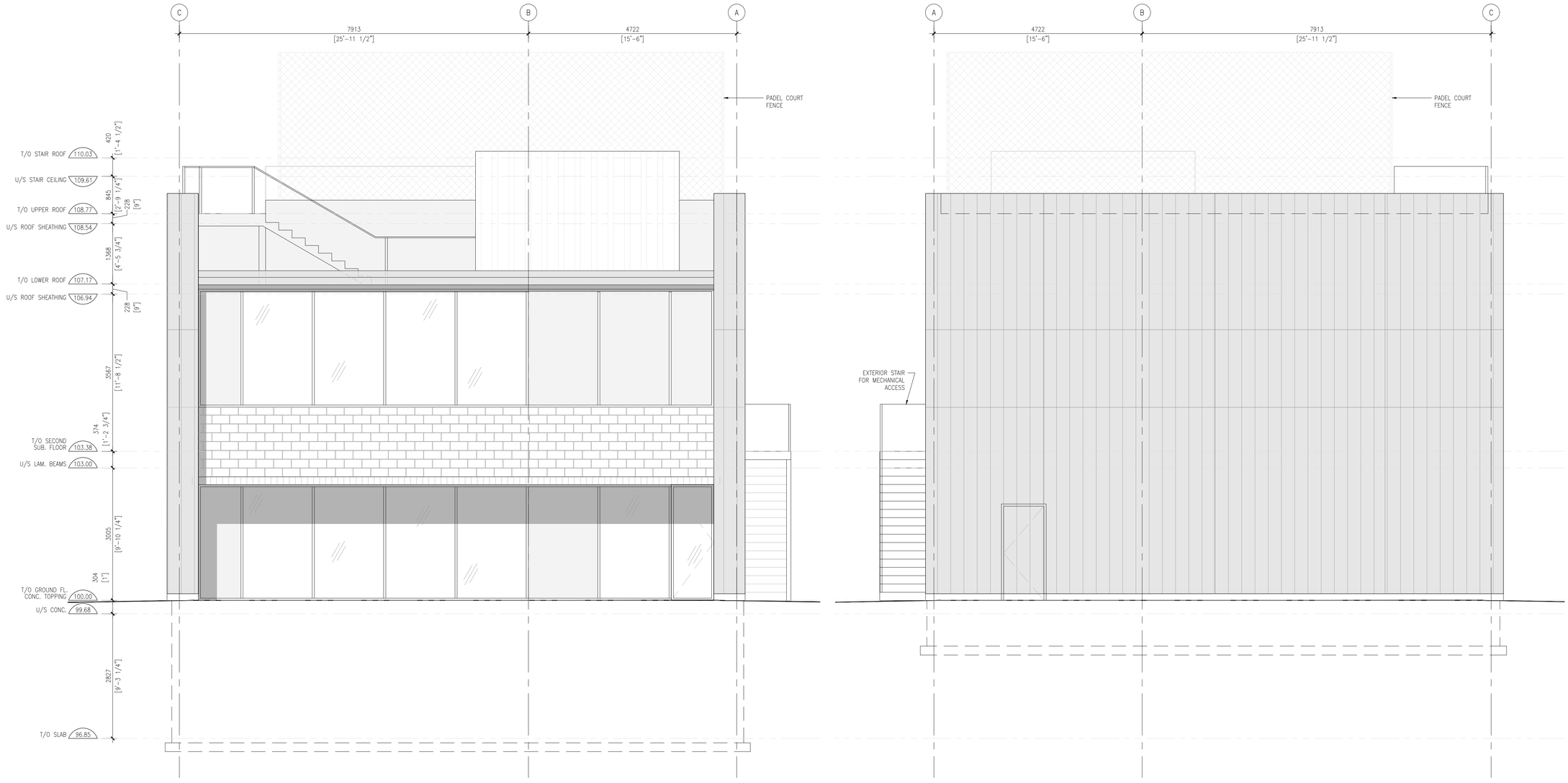
GENERAL NOTES

CRC SQUASH CLUB
12 STEWART RD
Collingwood, On

2601	1:50	TD	TW
PROJECT	SCALE	DRAWN	REVIEWED

ROOF PLAN

A333



1 A400 Front (North) Elevation
SCALE: 1:50

2 A400 Rear (South) Elevation
SCALE: 1:50

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GENERAL NOTES

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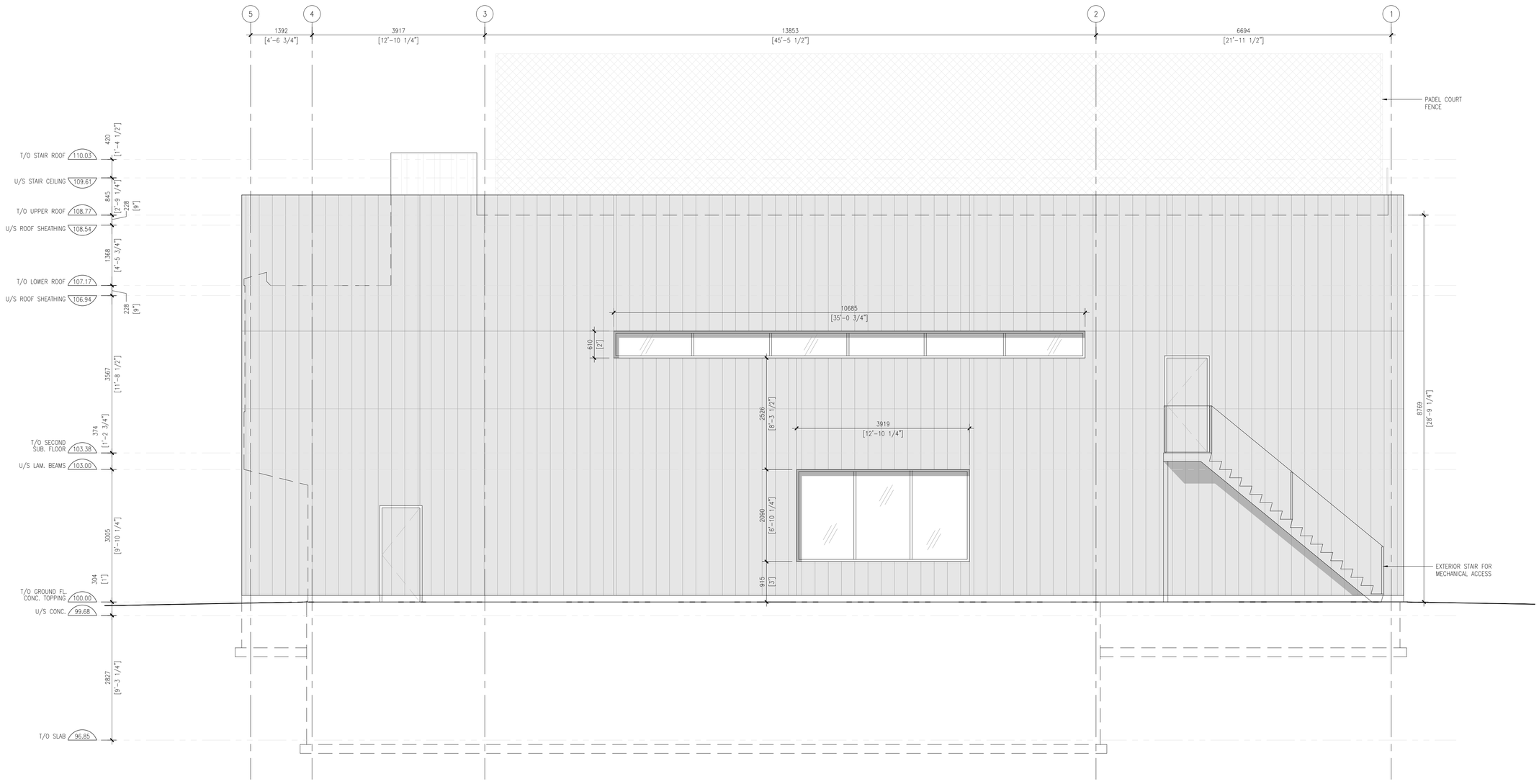
12 STEWART RD
Collingwood, On

2601	1:50	TD	TW
PROJECT	SCALE	DRAWN	REVIEWED

NORTH AND SOUTH ELEVATIONS

A400



1 A401 Side (West) Elevation
SCALE: 1:50

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GENERAL NOTES

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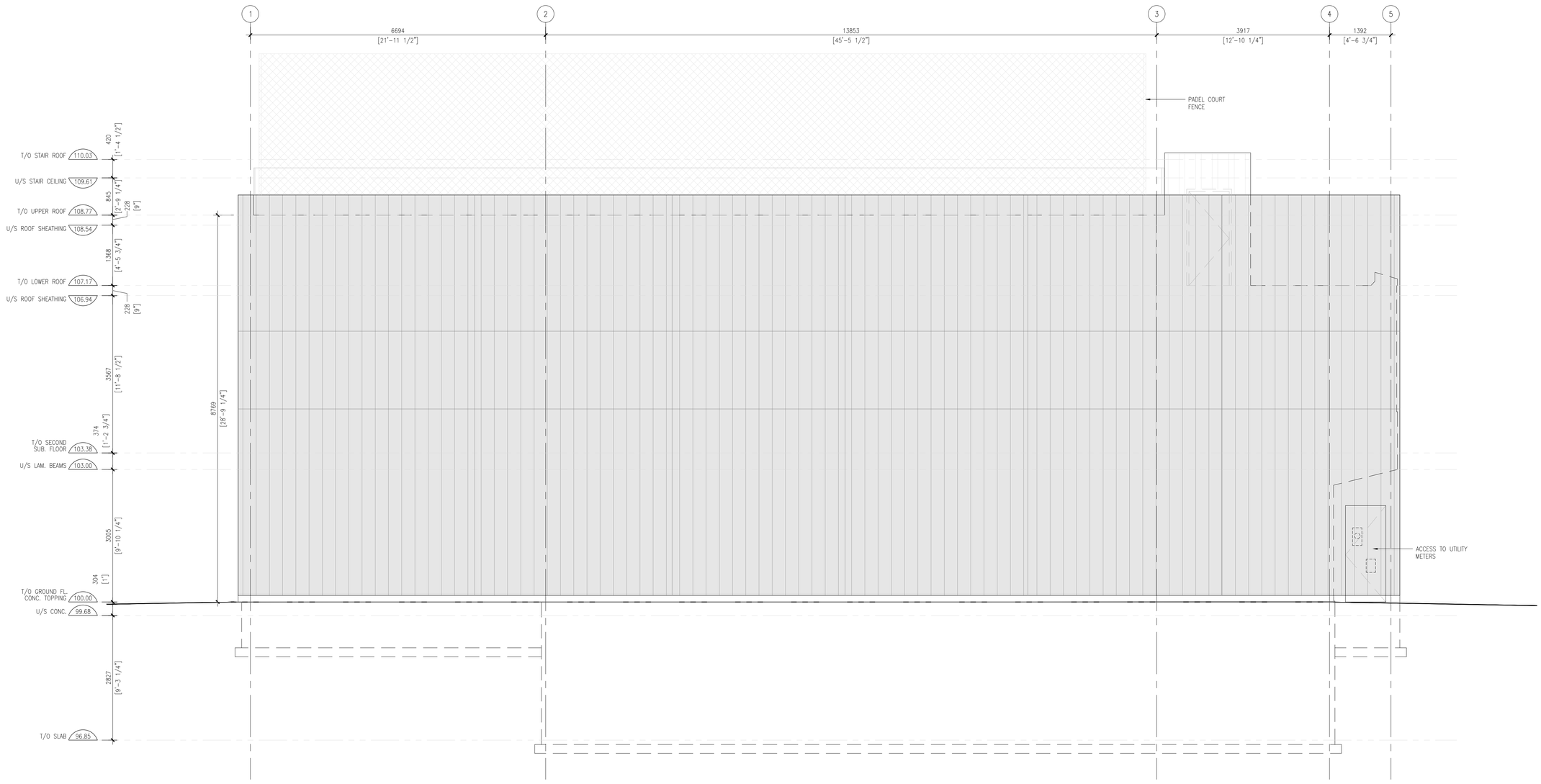
Collingwood, On

2601	1:50	TD	TW
PROJECT	SCALE	DRAWN	REVIEWED

WEST ELEVATION

A401



1 A402 Side (East) Elevation
SCALE: 1:50

REVISION RECORDS

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GENERAL NOTES

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Collingwood, On

2601	1:50	TD	TW
PROJECT	SCALE	DRAWN	REVIEWED

EAST ELEVATION

A402