

GENERAL	
Project:	65 Agnes St Mississauga
District:	-
Site Area:	3,607 m ² 38,820 SF
Parking spaces:	304
ZONING	
By-law:	City of Mississauga Zoning By-law 0225-2007
Height limit:	ZBA
Gross Floor Area:	25,658 m ²
Density:	7.11
Building height:	29 storeys (91.2 m)

	TFA		TFA + OTHER		GFA (Mississauga Zoning By-law 0225-2007)				INDOOR AMENITY		OUTDOOR AMENITY	
	Area m ²	Area SF	Area m ²	Area SF	RESIDENTIAL	GFA TOTAL	Area m ²	Area SF	Area m ²	Area SF	Area m ²	Area SF
UNDERGROUND												
PARKING												
Level -2	82.65 m ²	890 SF	3,473.88 m ²	37,393 SF	21.43 m ²	231 SF	21.43 m ²	231 SF	--	--	--	--
Level -1	127.42 m ²	1,372 SF	3,134.16 m ²	33,736 SF	53.34 m ²	574 SF	53.34 m ²	574 SF	--	--	--	--
PARKING TOTAL	210.06 m²	2,261 SF	6,608.04 m²	71,128 SF	74.77 m²	805 SF	74.77 m²	805 SF	--	--	--	--
UNDERGROUND TOTAL	210.06 m²	2,261 SF	6,608.04 m²	71,128 SF	74.77 m²	805 SF	74.77 m²	805 SF	--	--	--	--

	TFA		TFA + PARKING		GFA (Mississauga Zoning By-law 0225-2007)				INDOOR AMENITY		OUTDOOR AMENITY	
	Area m ²	Area SF	Area m ²	Area SF	RESIDENTIAL	GFA TOTAL	Area m ²	Area SF	Area m ²	Area SF	Area m ²	Area SF
ABOVE GRADE												
PODIUM												
Level 01	1,357.90 m ²	14,616 SF	2,749.11 m ²	29,591 SF	818.56 m ²	8,811 SF	818.56 m ²	8,811 SF	117.79 m ²	1,268 SF	--	--
Level 02	940.70 m ²	10,126 SF	2,264.18 m ²	24,371 SF	517.03 m ²	5,565 SF	517.03 m ²	5,565 SF	--	--	--	--
Level 03	1,366.78 m ²	14,712 SF	2,722.83 m ²	29,308 SF	1,103.26 m ²	11,875 SF	1,103.26 m ²	11,875 SF	--	--	--	--
Level 04	1,366.78 m ²	14,712 SF	2,722.83 m ²	29,308 SF	1,103.26 m ²	11,875 SF	1,103.26 m ²	11,875 SF	--	--	--	--
Level 05	1,714.18 m ²	18,451 SF	1,714.18 m ²	18,451 SF	1,022.08 m ²	11,002 SF	1,022.08 m ²	11,002 SF	606.76 m ²	6,531 SF	518.15 m ²	5,577 SF
Level 06	1,715.03 m ²	18,460 SF	1,715.03 m ²	18,460 SF	1,642.50 m ²	17,680 SF	1,642.50 m ²	17,680 SF	--	--	--	--
SUBTOTAL	8,461.37 m²	91,077 SF	13,888.17 m²	149,491 SF	6,206.70 m²	66,808 SF	6,206.70 m²	66,808 SF	724.56 m²	7,799 SF	518.15 m²	5,577 SF
TOWER												
Level 07	895.59 m ²	9,640 SF	895.59 m ²	9,640 SF	760.68 m ²	8,188 SF	760.68 m ²	8,188 SF	85.51 m ²	920 SF	292.62 m ²	3,150 SF
Level 08	895.59 m ²	9,640 SF	895.59 m ²	9,640 SF	846.19 m ²	9,108 SF	846.19 m ²	9,108 SF	--	--	--	--
Level 9 to 29	18,807.39 m ²	202,441 SF	18,807.39 m ²	202,441 SF	17,770.07 m ²	191,275 SF	17,770.07 m ²	191,275 SF	--	--	--	--
Mech. Penthouse	281.32 m ²	3,028 SF	281.32 m ²	3,028 SF	--	--	--	--	--	--	--	--
SUBTOTAL	20,879.89 m²	224,749 SF	20,879.89 m²	224,749 SF	19,376.95 m²	208,572 SF	19,376.95 m²	208,572 SF	85.51 m²	920 SF	292.62 m²	3,150 SF
ABOVEGRADE TOTAL	29,341.26 m²	315,827 SF	34,768.06 m²	374,240 SF	25,583.64 m²	275,380 SF	25,583.64 m²	275,380 SF	810.07 m²	8,720 SF	810.77 m²	8,727 SF
GRAND TOTAL	29,551.33 m²	318,088 SF	41,376.10 m²	445,369 SF	25,658.41 m²	276,185 SF	25,658.41 m²	276,185 SF	810.07 m²	8,720 SF	810.77 m²	8,727 SF

*** Areas in square feet are for reference only.

	TOTAL RESIDENTIAL UNIT COUNT							
	BACH	1BD	1BD+D	2BD	2BD+D	3BD	3BD+D	TOTAL
	-	-	-	-	-	-	-	6
	-	-	-	-	-	-	-	-
	-	1	-	5	-	6	-	12
	-	1	-	5	-	6	-	12
	-	1	-	4	-	6	-	11
	-	6	-	8	-	7	-	21
	-	9	-	22	-	25	-	62
	-	14.5%	-	35.5%	-	40.3%	-	-
	-	11	-	2	-	-	-	13
	-	11	-	4	-	-	-	15
	-	231	-	84	-	-	-	315
	-	253	-	90	-	-	-	343
	-	73.9%	-	28.2%	-	-	-	-
	-	262	-	112	-	25	-	405
	0	262	-	112	-	25	-	405
	0.0%	64.7%	-	27.7%	-	6.2%	-	-
AVG. UNIT SIZE PER TYPE	-	47.35 m ²	-	65.92 m ²	-	88.13 m ²	-	-
	-	510 SF	-	710 SF	-	949 SF	-	-

RESIDENTIAL AMENITY				
TYPE	REQUIRED (m ² /unit)	REQUIRED (m ²)	PROVIDED (m ² /unit)	PROVIDED (m ²)
INDOOR	405 units	2.00	810	2.00 m ²
OUTDOOR	405 units	2.00	810	2.00 m ²
TOTAL RES. AMENITY		4.00		1,620.00 m²

VEHICULAR PARKING					
TYPE	PROPOSED REQUIREMENT	PROVIDED			
Residential	405 units	0.60 spaces/unit	=	243	243
Residential Visitor	405 units	0.1 spaces/unit	=	41	41
TOTAL PARKING		0.24 (RES)		284	284

LEVEL	REGULAR	BF	VISITOR	EV	LVL TOTAL
P2	66	0	0	0	66
P1	65	0	12	0	77
L1	0	3	29	0	32
L2	36	0	0	0	36
L3	36	0	0	0	36
L4	37	0	0	0	37
TOTAL PARKING	240	3	41	0	284

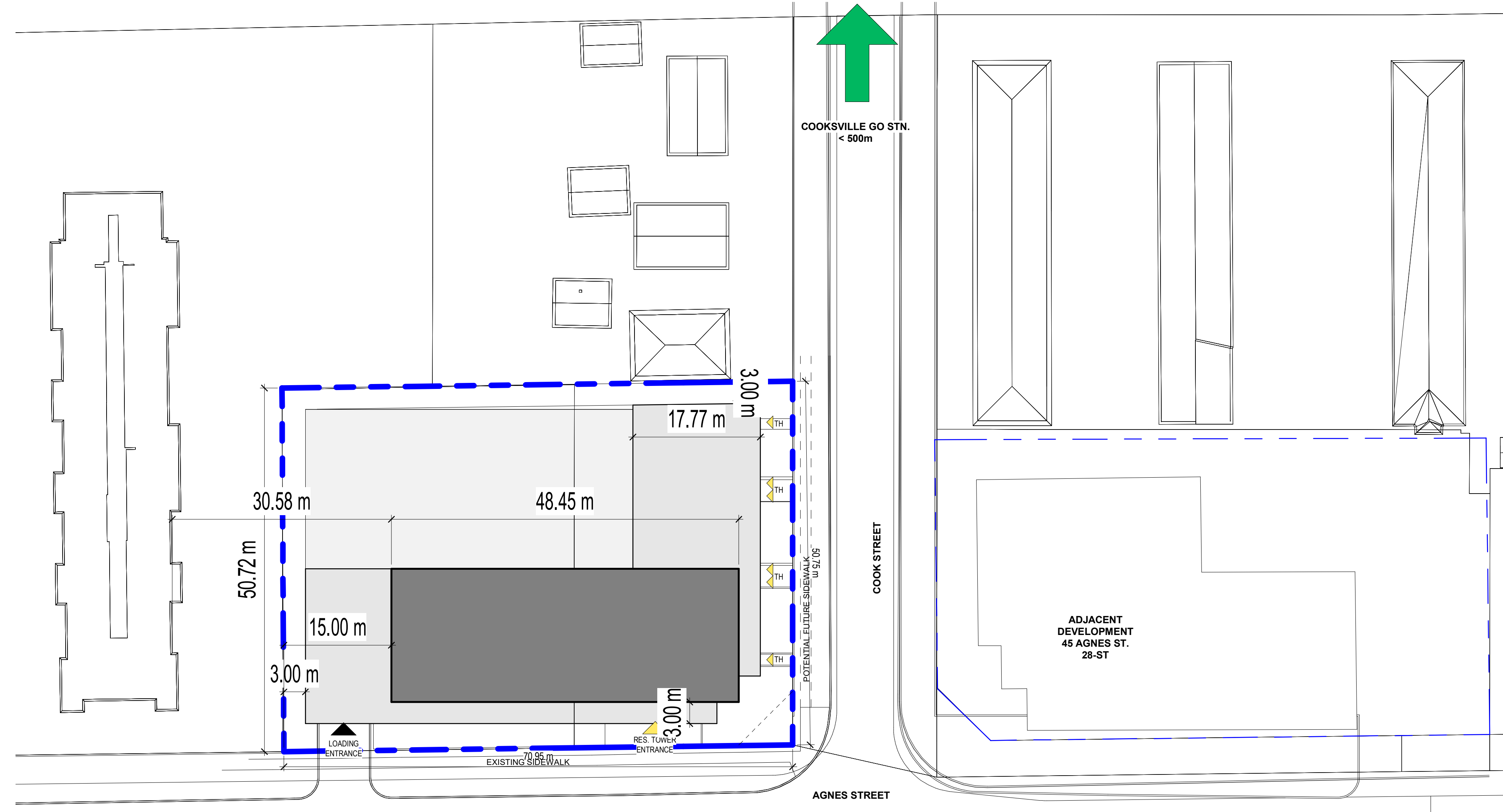
BICYCLE PARKING					
TYPE	REQUIRED	PROVIDED			
Res LONG TERM	405 units	0.6 spaces/unit	=	243	243
Res SHORT TERM	405 units	0.05 spaces/unit	=	21	21
TOTAL BICYCLES				264	264

LEVEL BREAKDOWN	RES. LT.	RES. ST.	RETAIL	% NET FLOOR AREA	LVL TOTAL
L2	243	21	0	5.30%	264
TOTAL BICYCLES	243	21	0		264

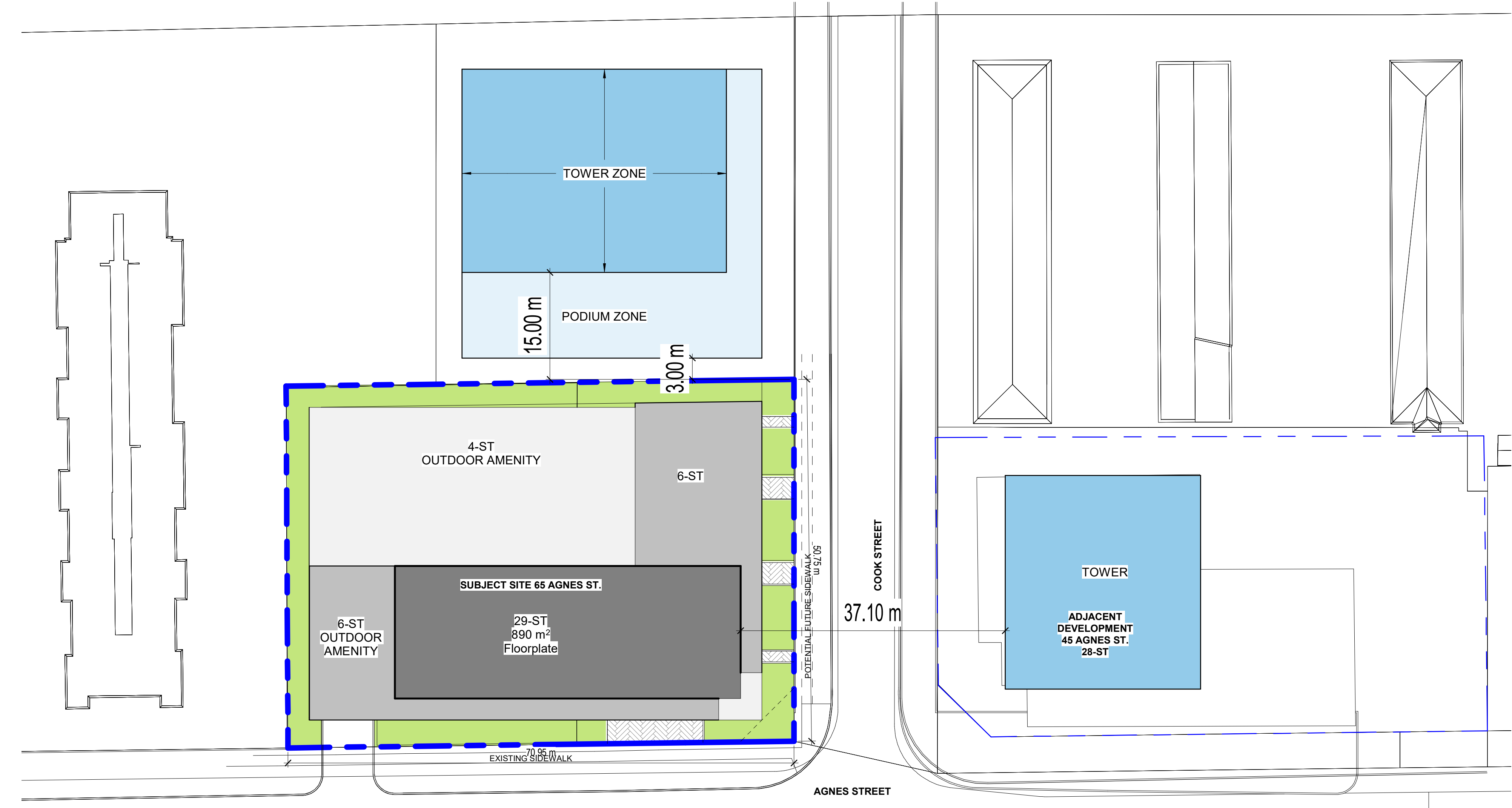
LOADING & STAGING		
TYPE	REQUIRED	PROVIDED
Type G		1
STAGING		1

GARBAGE ROOM			
TYPE	REQUIRED	PROVIDED	
BUILDING	405 units		88.00 m ²
BULKY			10.00 m ²
TOTAL GARBAGE			98.00 m²

GARBAGE BINS			
TYPE	REQUIRED	PROVIDED	
COMPACTED GARBAGE	405 units	54 per 3yrd ²	7.5
RECYCLING	405 units	45 per 3yrd ²	9.0
TOTAL BINS			16
BULKY		10.00 m ²	10.00 m ²



1 ZBL_Context Plan
AZ001 1:400



2 ZBL_Block Plan
AZ001 1:400

DRAWING NOT TO BE SCALED

Contractor must check and verify all dimensions on the job and report any discrepancies to the architect before proceeding with the work.

This drawing shall not be used for construction purposes until signed by the consultant responsible. The drawing, as an instrument of service, is provided by and is the property of Sweeney & Co. Architects Inc.

ISSUED / REVISED	yy-mm-dd
1	ISSUED FOR REZONING 22-05-06
2	ISSUED FOR REVIEW 23-02-15

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PROJ. NAME
65-71 Agnes Street

Mississauga, Ontario

OWNER

DWG TITLE
Context Plan & Project Statistics

DATE: 2024-05-15
 SCALE: 1:400
 DRAWN: AA
 CHECKED: AG/MS
 PROJ. No.: 2131

DWG No.
AZ001