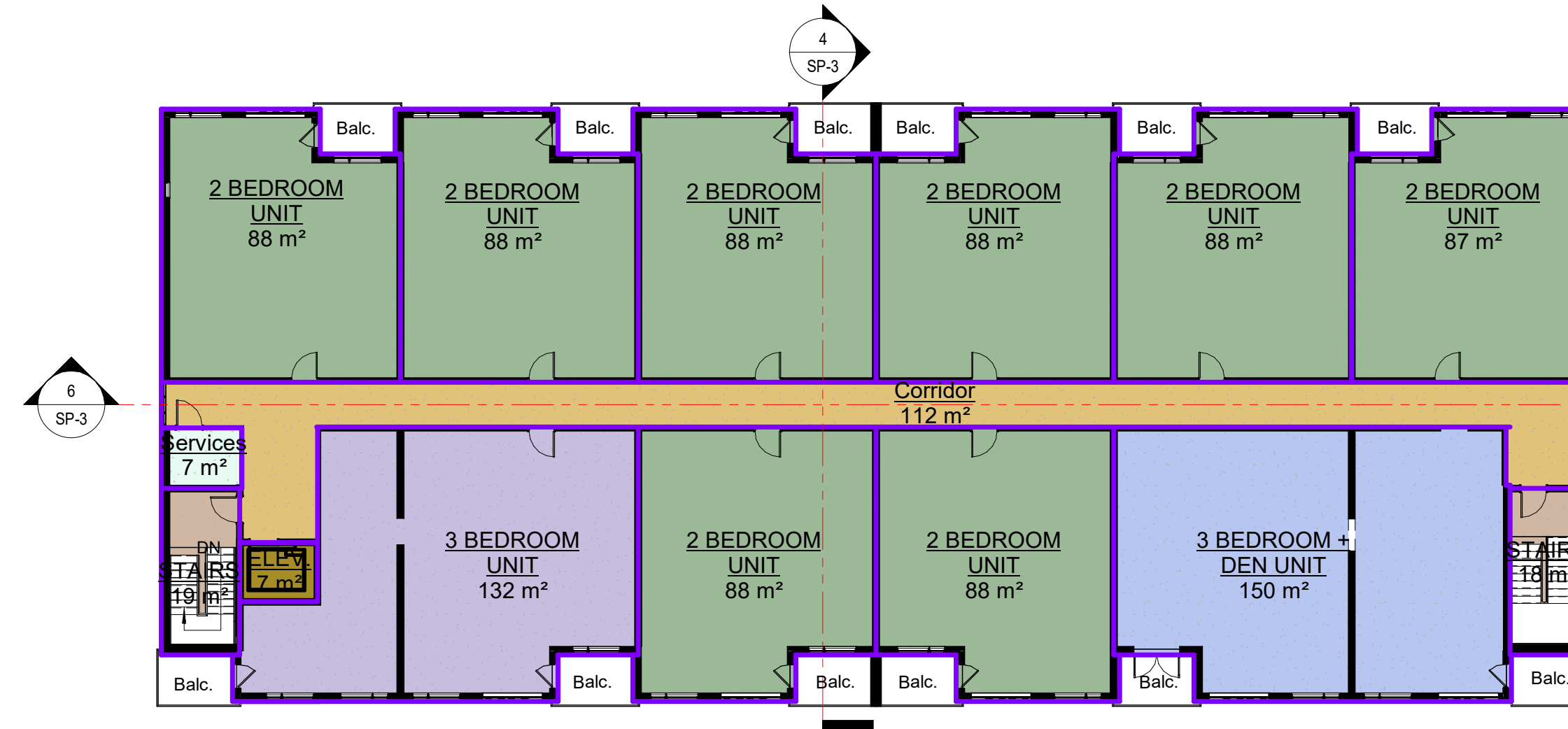


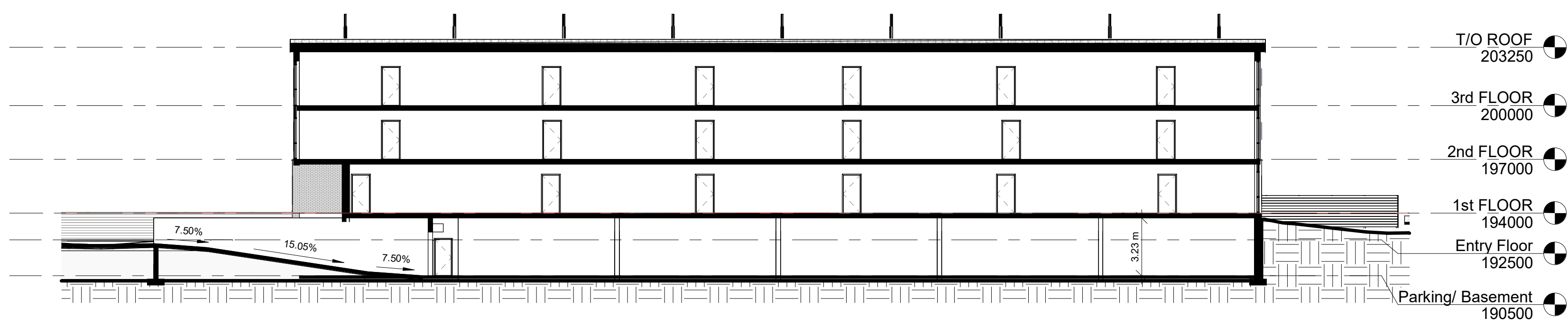
Appendix 3 - Floor Plans



4 Section 11
1 : 200



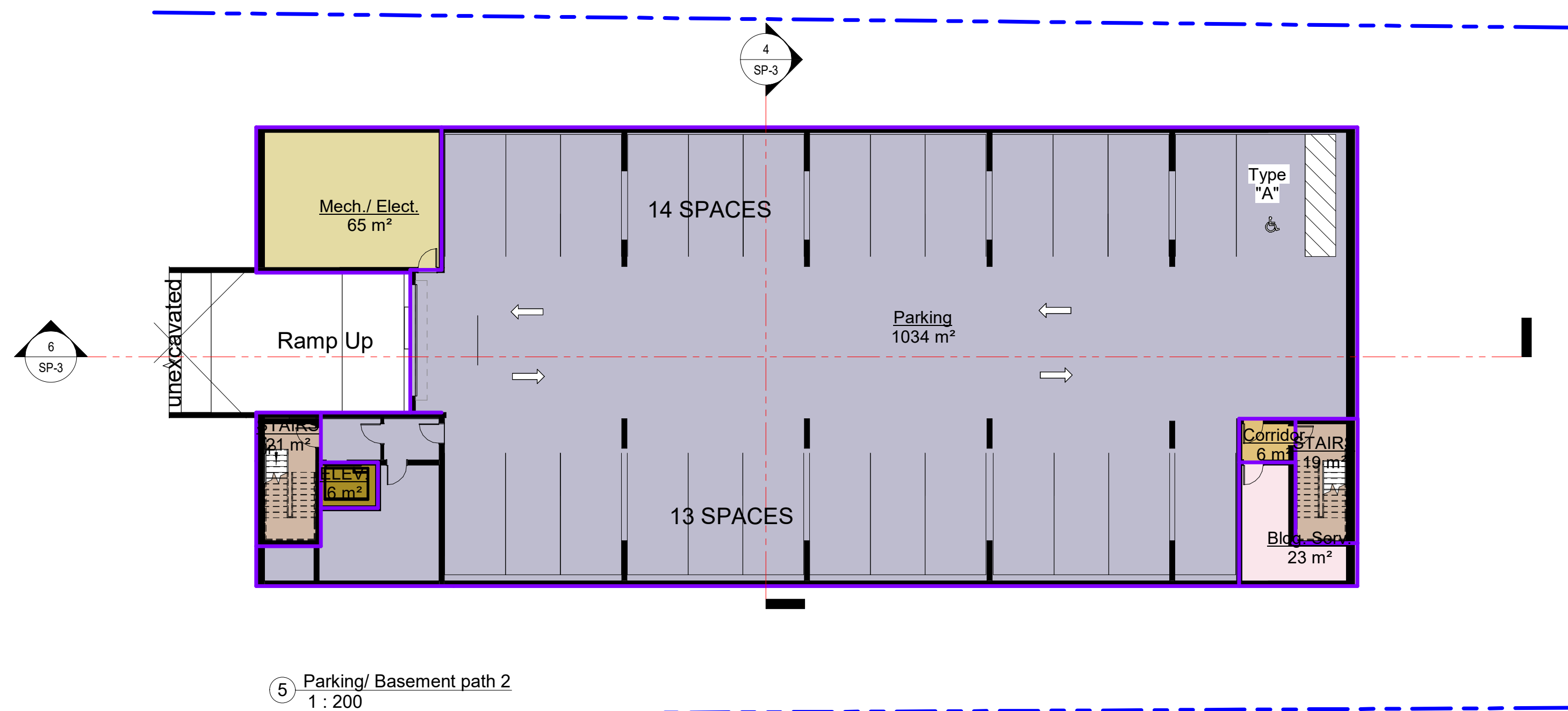
2 3rd FLOOR
1 : 200



6 Section 12
1 : 200



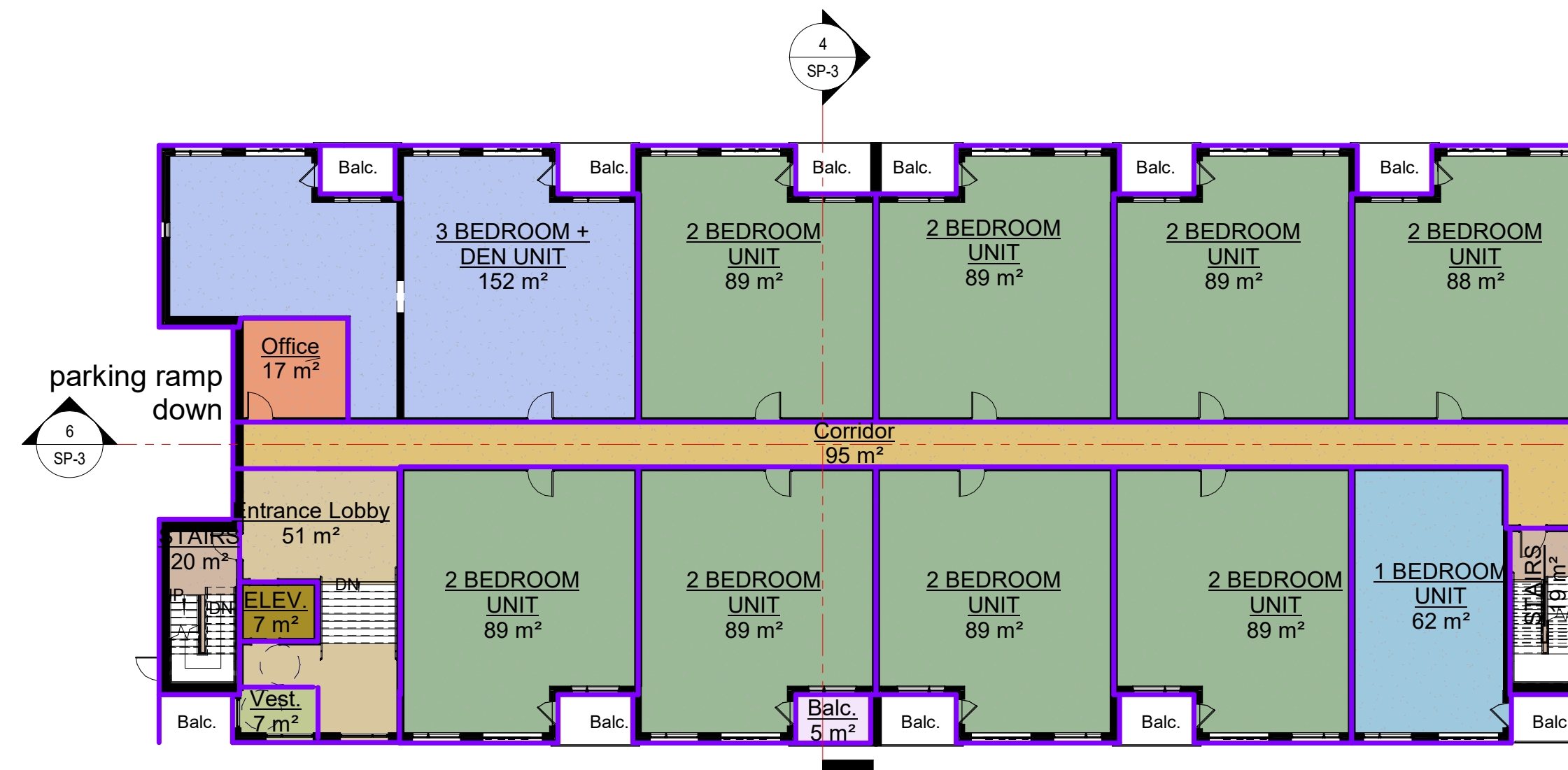
1 2nd FLOOR
1 : 200



5 Parking/ Basement path 2
1 : 200

Area Legend

Light Blue	Bldg. Serv.
Yellow	Corridor
Green	ELEV.
Light Green	Mech./ Elect.
Grey	Parking
Dark Grey	STAIRS



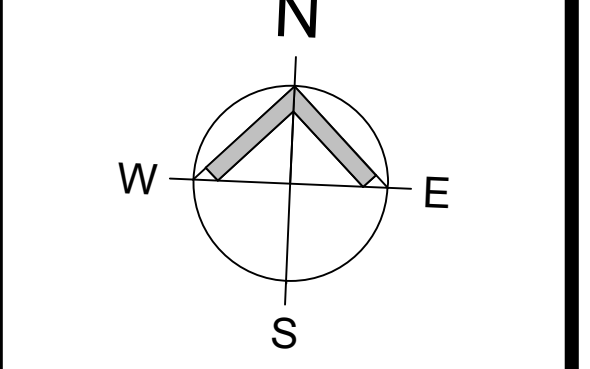
3 1st FLOOR
1 : 200

Area Legend

Light Blue	1 BEDROOM UNIT	(1)
Green	2 BEDROOM UNIT	(24)
Light Green	3 BEDROOM + DEN UNIT	(3)
Dark Green	3 BEDROOM UNIT	(2)
Light Yellow	Balc.	
Yellow	Corridor	
Green	ELEV.	
Light Green	Entrance Lobby	
Orange	Office	
Light Green	Services	
Dark Grey	STAIRS	
Light Green	Vest.	



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e-mail: jpizzicarola@jdesign.ca
CERTIFICATE OF PRACTICE: # 4053



New Apartment Building
19 Derby Road

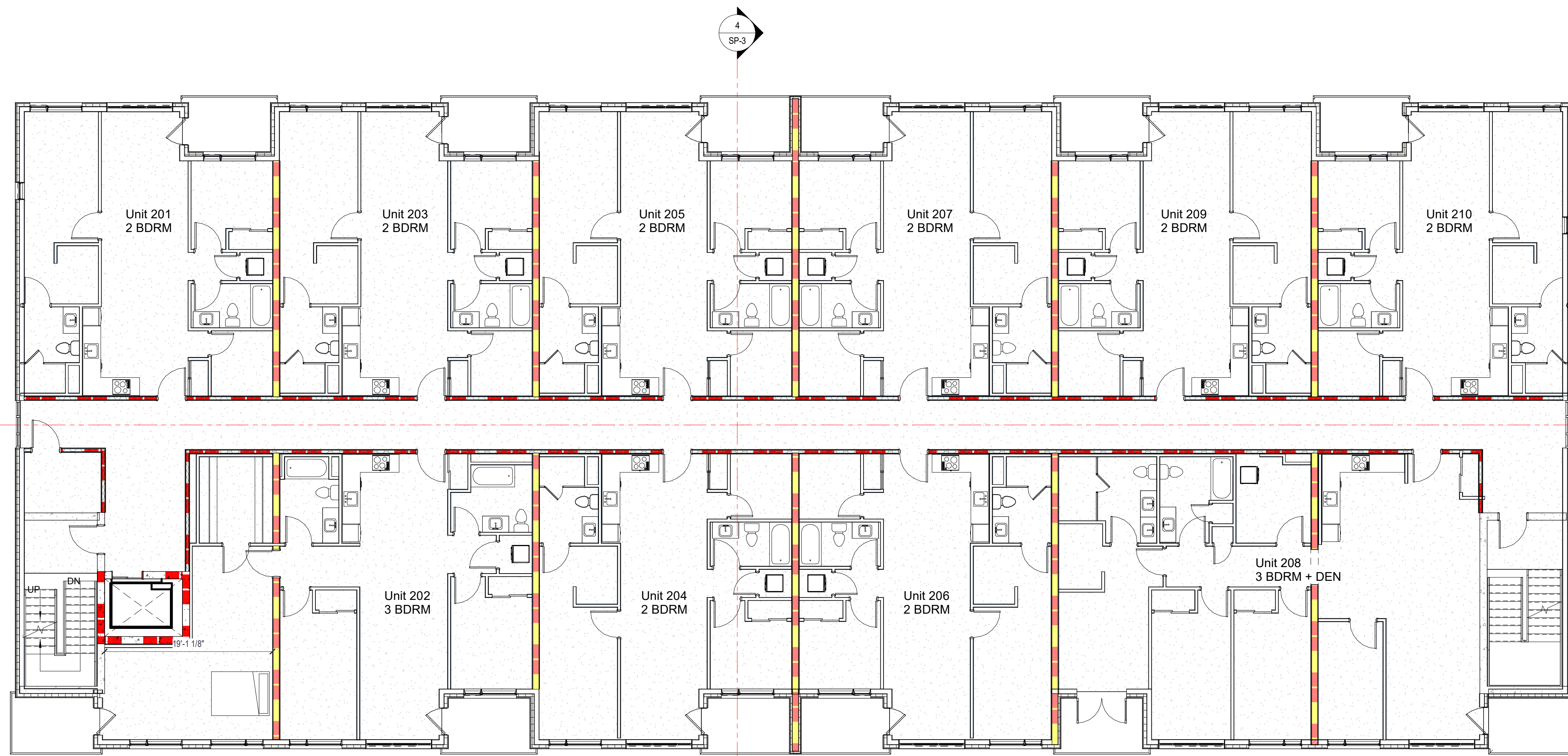
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A	Issued For Discussion	2022-09-12
B	Issued for Coordination	2023-01-12
D	Issued For Coordination	2023-09-26
E	Issued post Planning Dept Comments	2024-02-15
F	ISSUED IN RESP. TO MUN. COMMENTS	2025-07-14

Concept B

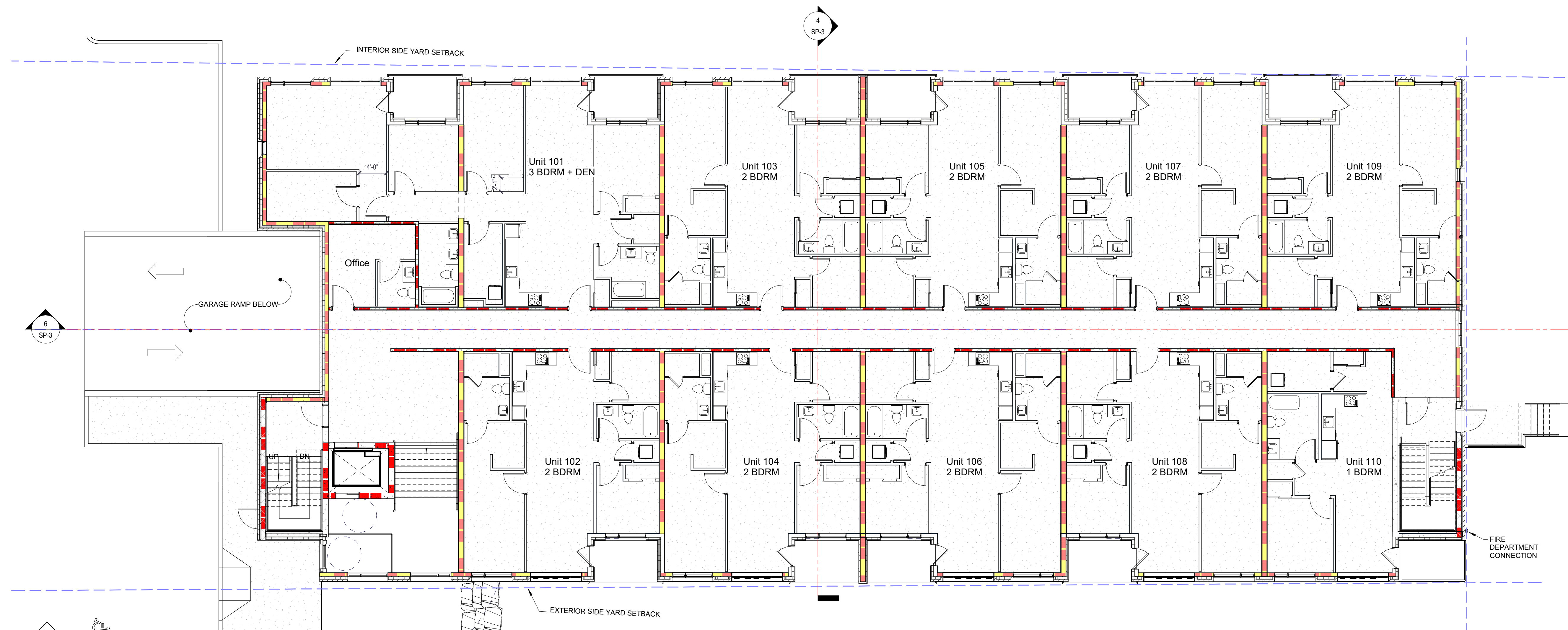
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Area Plans

DRAWN BY: Author	DATE: 2025-07-14
SCALE: 1 : 200	JOB #: 1:11:36 PM 22-082
SHEET NO. SP-3	



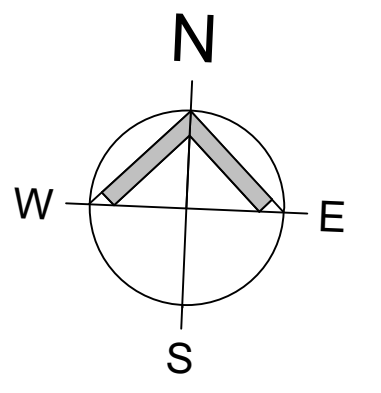
2 2nd FLOOR
1 : 100



1 1st FLOOR
1 : 100



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New Apartment Building
19 Derby Road

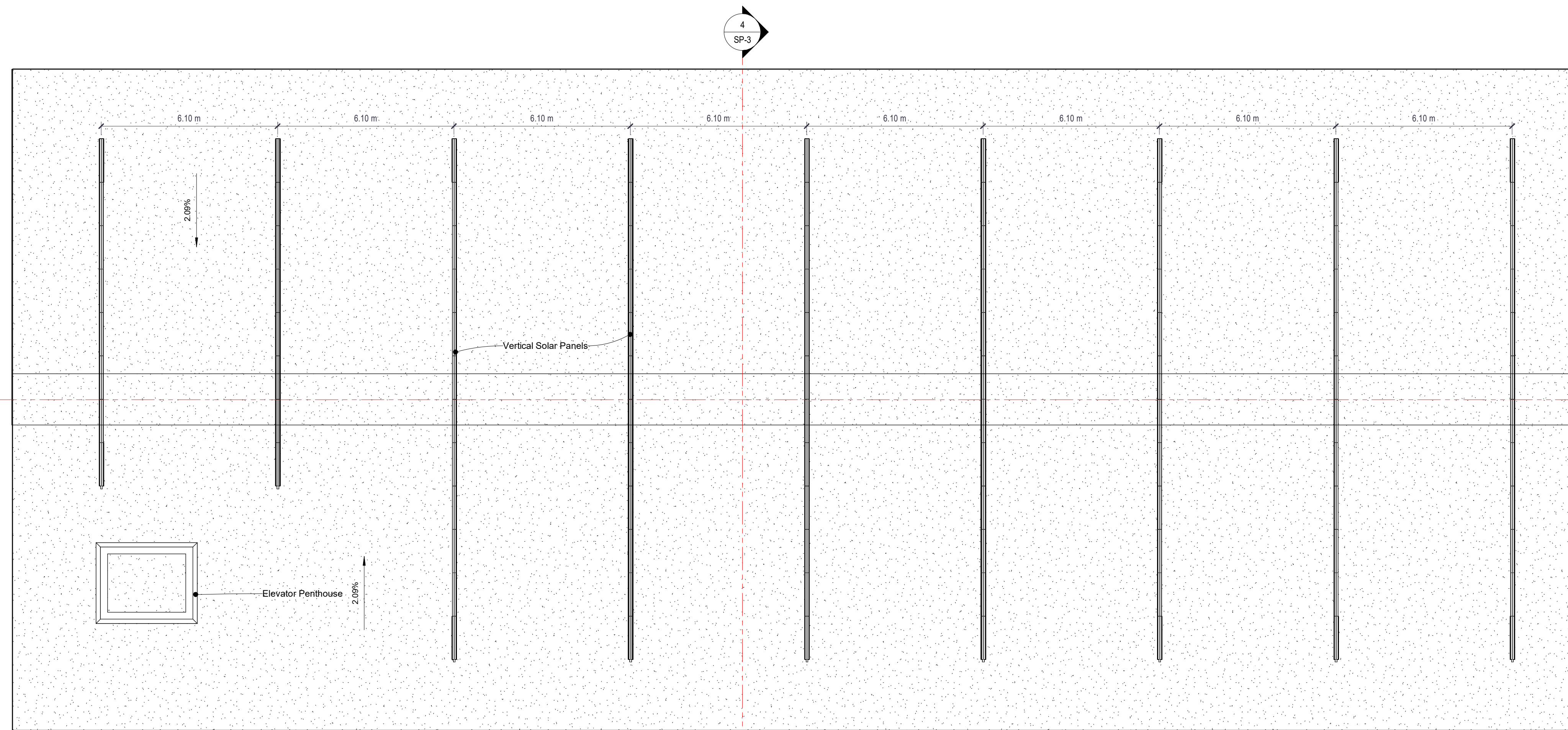
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B	Issued for Coordination	2023-01-12
D	Issued For Coordination	2023-09-26
E	Issued post Planning Dept Comments	2024-02-15
F	ISSUED IN RESP. TO MUN. COMMENTS	2025-07-14

Concept B

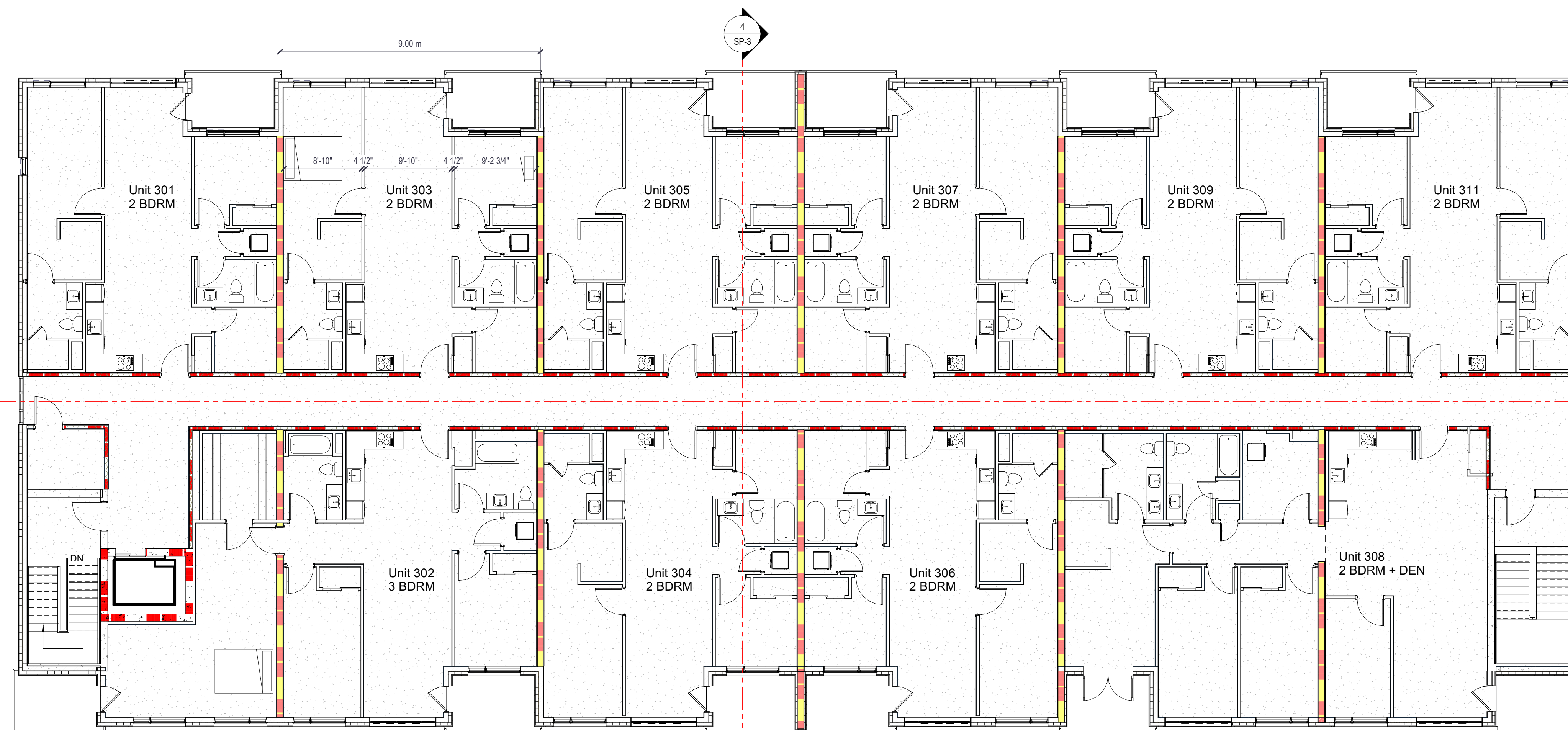
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FLOOR PLANS

DRAWN BY: Author DATE: 2025-07-14
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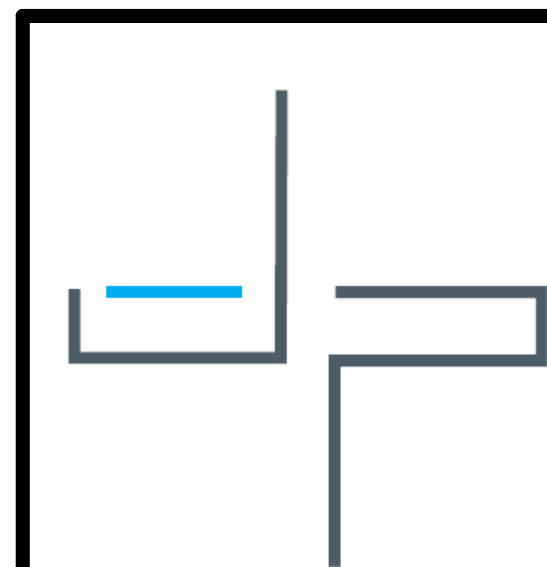
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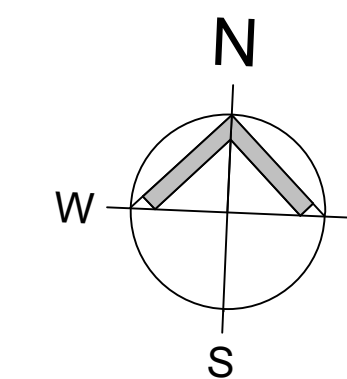
2 Roof Plan
1 : 100



1 3rd FLOOR
1 : 100



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New Apartment Building

19 Derby Road

No.	Description	Date
B	Issued for Coordination	2023-01-12
D	Issued For Coordination	2023-09-26
E	Issued post Planning Dept Comments	2024-02-15
F	ISSUED IN RESP. TO MUN. COMMENTS	2025-07-14

Concept B

SHEET TITLE:

FLOOR & ROOF PLANS

DRAWN BY: Author DATE: 2025-07-14

SCALE: 1 : 100 JOB #: 22-082

SHEET NO. A103