

20 CAIRNS CRESCENT, HUNTSVILLE

CITY OF HUNTSVILLE

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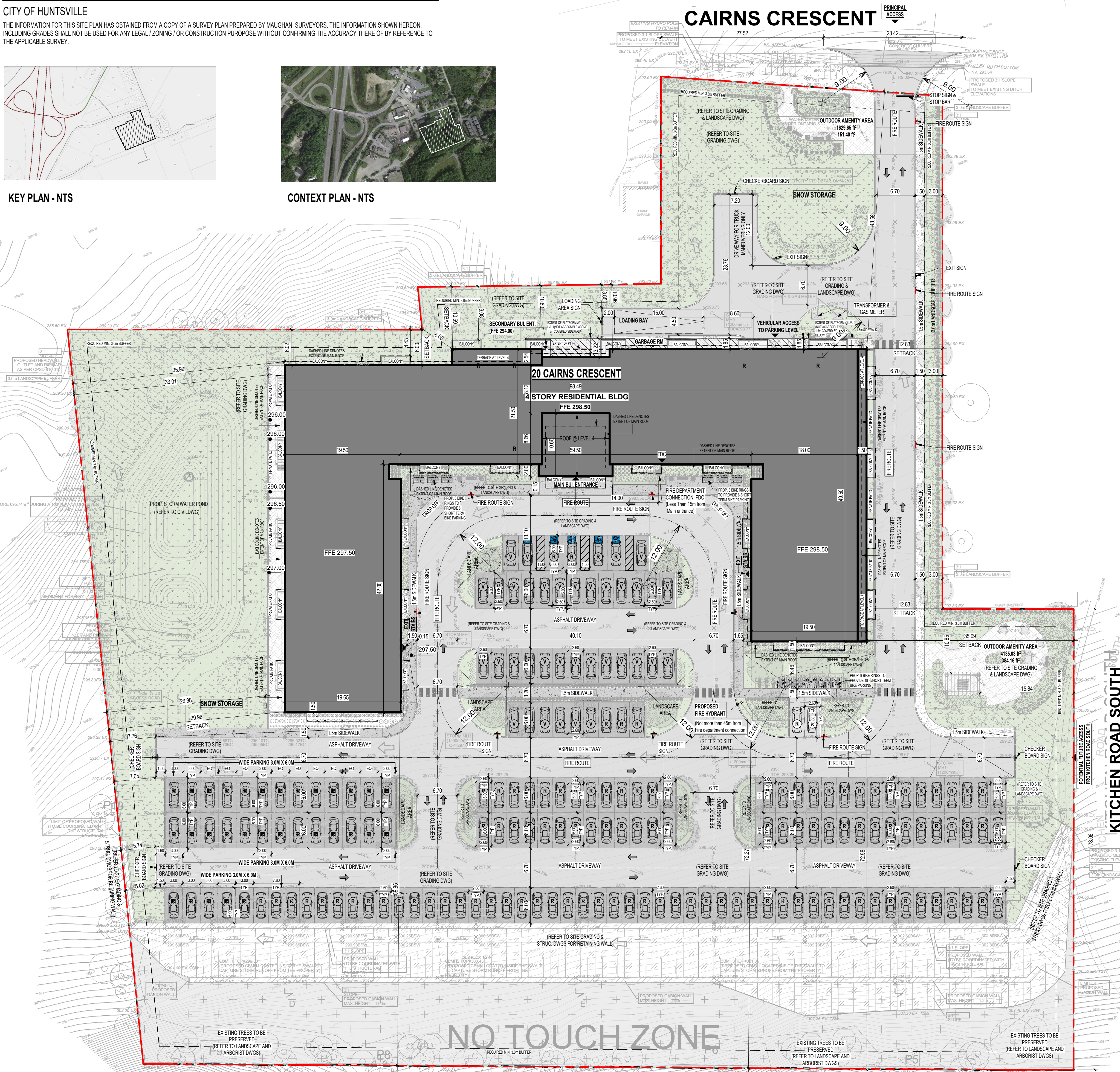


KEY PLAN - NTS



CONTEXT PLAN - NTS

CAIRNS CRESCENT



1 SITE PLAN
1 : 350

SITE STATISTICS

- LOT AREA -		
Name	Area (Metric)	Area (Imperial)
20 Cairns Crescent	21893.20 m ²	23934.14 ft ²

GROSS FLOOR AREA - 4 STORY		
Level	Area	Area
LEVEL 1	3179.79 m ²	34268.03 ft ²
LEVEL 2	3136.51 m ²	33761.16 ft ²
LEVEL 3	3136.51 m ²	33761.16 ft ²
LEVEL 4	3074.96 m ²	33446.45 ft ²
Grand total	12467.77 m ²	134917.89 ft ²

NET SALABLE AREA - APARTMENT			
LEVEL	UNIT COUNT	SQ.M	SQ.FT
LEVEL 1	44	2,622.82 m ²	28,232 ft ²
LEVEL 2	44	2,613.22 m ²	28,128 ft ²
LEVEL 3	44	2,613.22 m ²	28,128 ft ²
LEVEL 4	44	2,501.61 m ²	26,927 ft ²
TOTAL	176	10,350.87 m ²	111,416 ft ²

PROPOSED RESIDENTIAL UNIT MIX			
UNIT TYPE	UNIT COUNT	AREA	PERCENTAGE
1 BED	121	6,450.10 m ²	69%
1 BED+DEN	10	594.42 m ²	6%
2 BED	14	852.37 m ²	8%
2 BED+DEN	19	1,406.48 m ²	11%
3 BED	12	1,047.29 m ²	7%
TOTAL	176	10,350.87 m ²	100%

INDOOR AMENITY PROVIDED		
Level	SQ.M	SQ.FT
LEVEL 2	131.00 m ²	1410.08 ft ²
LEVEL 3	131.00 m ²	1410.08 ft ²
TOTAL	262.00 m ²	2820.17 ft ²

OUTDOOR AMENITY PROVIDED		
Level	SQ.M	SQ.FT
LEVEL 1	384.16 m ²	4135.03 ft ²
LEVEL 1	151.40 m ²	1629.65 ft ²
TOTAL	535.56 m ²	5764.69 ft ²

AMENITY AREA (OUTDOOR+INDOOR) PROVIDED	
SQ.M	SQ.FT
797.56 m ²	8594.85 ft ²

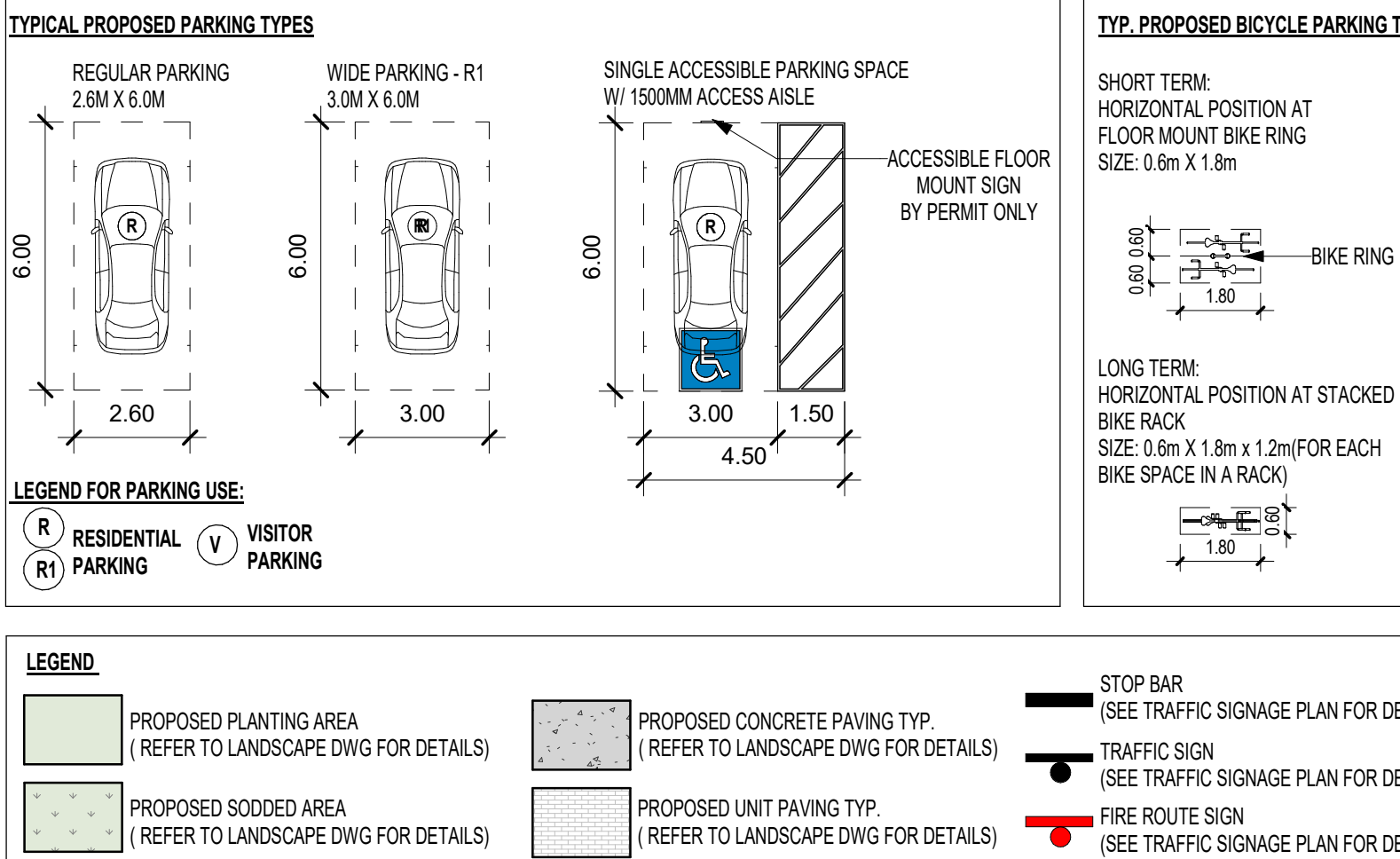
ZONING INFORMATION - COMMUNITY PLANNING PERMIT BY LAW 2022-87 - R4

ITEM NAME	ALLOWED / REQUIRED	PROPOSED
East Yard Setback		12.83 m
North Yard Setback		6.0 m
South Yard Setback		59.72 m
West Yard Setback		29.96 m
Building Height	11.0m	19.55m
Lot Coverage		15%
GFA		12467 m ²
Density (FSI)		0.57
Total Residential Units Proposed		176
Total Parking Proposed	255	211 (INCL. 7 B.F.)

PARKING STATISTICS - PARKING USE		
PARKING USE	REQUIRED	PROPOSED
RESIDENTIAL	220 (1.25 per unit)	176 (1 per unit)
VISITOR	35 (1 per 5 units)	35 (1 per 5 units)
TOTAL	255	211

PARKING STATISTICS - WIDE & ACCESSIBLE PARKING			
WIDE PARKING (9.0m x 6.0m)	51 (20% of required parking - 255)	42 (20% of required parking - 211)	42
ACCESSIBLE PARKING (4.5m x 6.0m)	7 (5 spaces plus 1 for each 50 beyond 150)	7 (5 spaces plus 1 for each 50 beyond 150)	07

TOTAL PROPOSED BICYCLE PARKING		
PARKING TYPE	LOCATION	COUNT
SHORT TERM	SURFACE LEVEL	30 (0.17 per unit)
LONG TERM	P1 LEVEL	66 (0.375 per unit)
TOTAL		96 (0.53 per unit)



2 3D VIEW FROM SOUTH EAST



3 3D VIEW FROM NORTH EAST



4 3D VIEW FROM NORTH WEST

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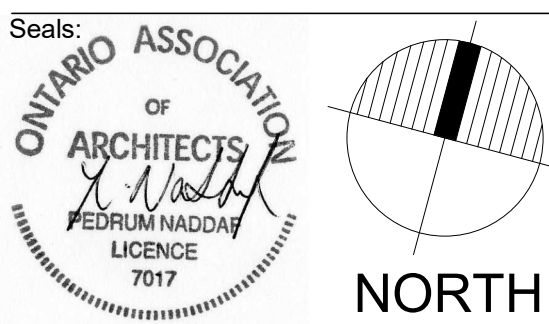
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Project:
RESIDENTIAL APARTMENT

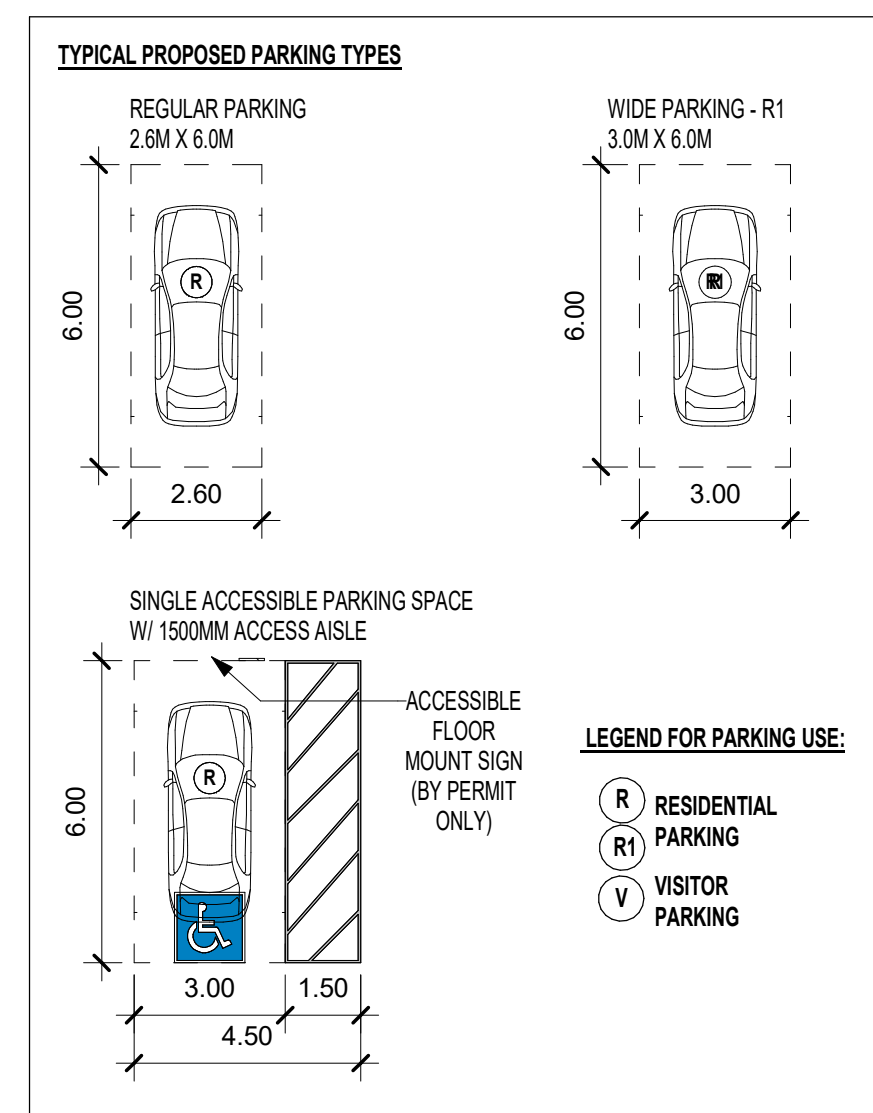
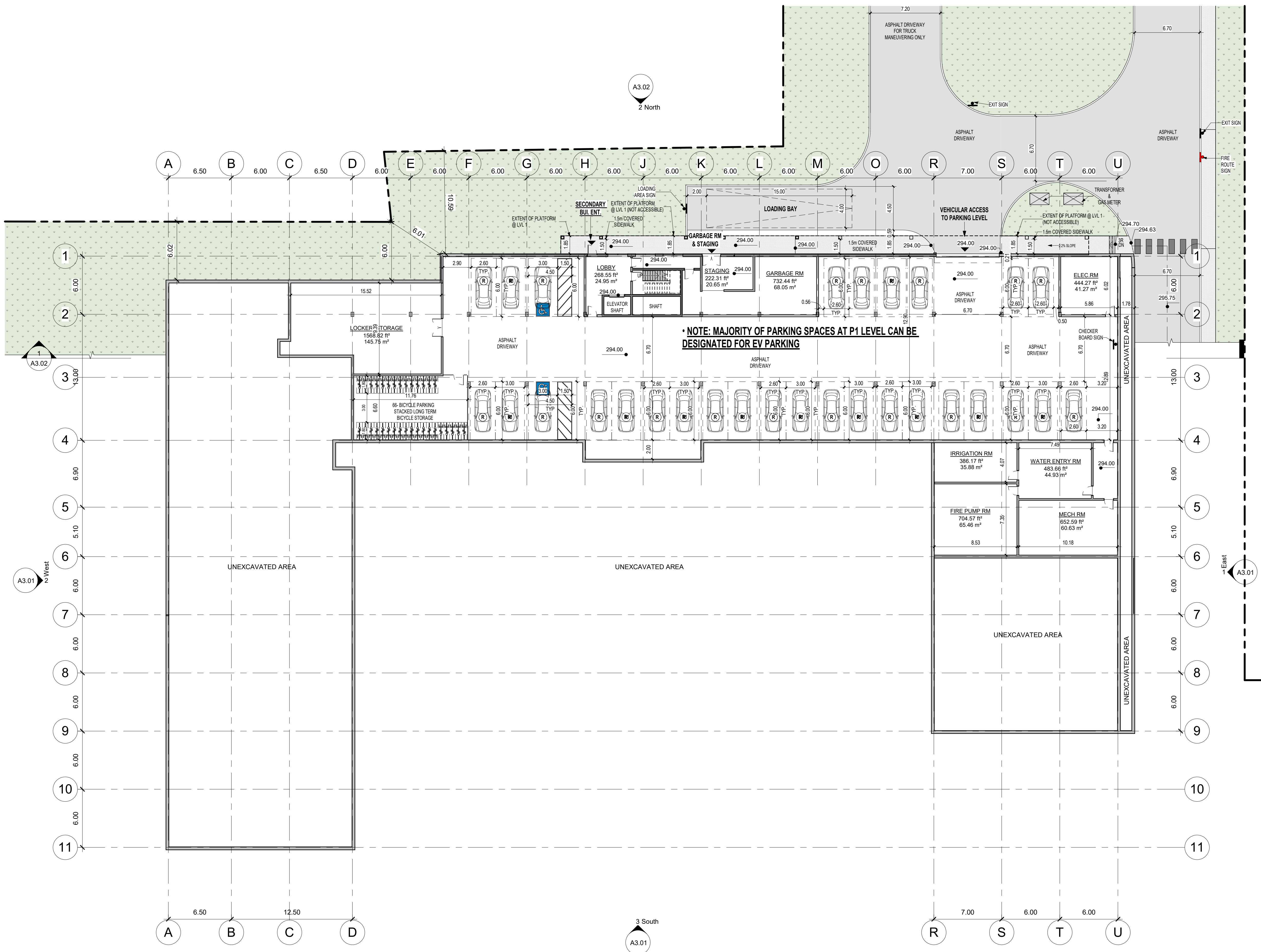
20 CAIRNS CRESCENT, HUNTSVILLE
Sheet Title:

SITE PLAN

Drawn: MH Sheet No:
Checked: PN
Project No: 111-22
Date: August, 2025
Scale: As indicated

A1.01

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• TOTAL NO. OF PARKING AT P1 LEVEL = 29

PARKING TYPE

REGULAR PARKING (2.6M X 6M) = 16

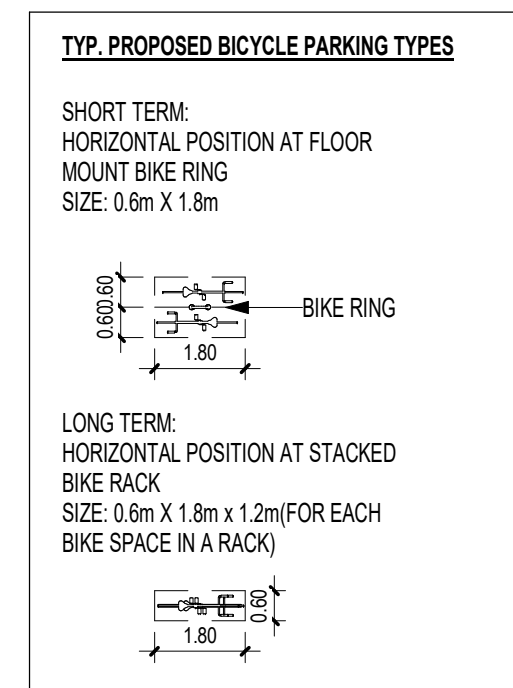
WIDE PARKING - R1 (3.0M X 6M) = 11

ACCESSIBLE PARKING = 2

PARKING USE

RESIDENTIAL = 29 (Includes 2 Accessible Parking)

• NOTE: MAJORITY OF PARKING SPACES AT P1 LEVEL CAN BE DESIGNATED FOR EV PARKING



• TOTAL NO. OF LONG TERM BICYCLE PARKING AT P1 LEVEL = 66

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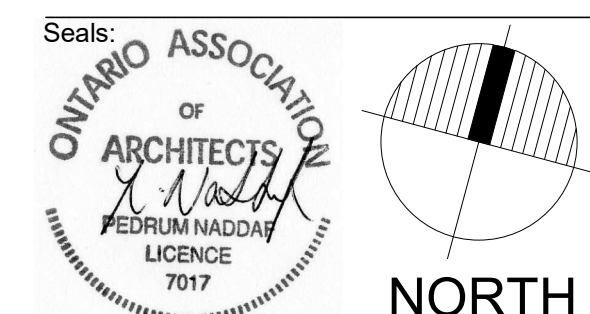
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RESIDENTIAL APARTMENT

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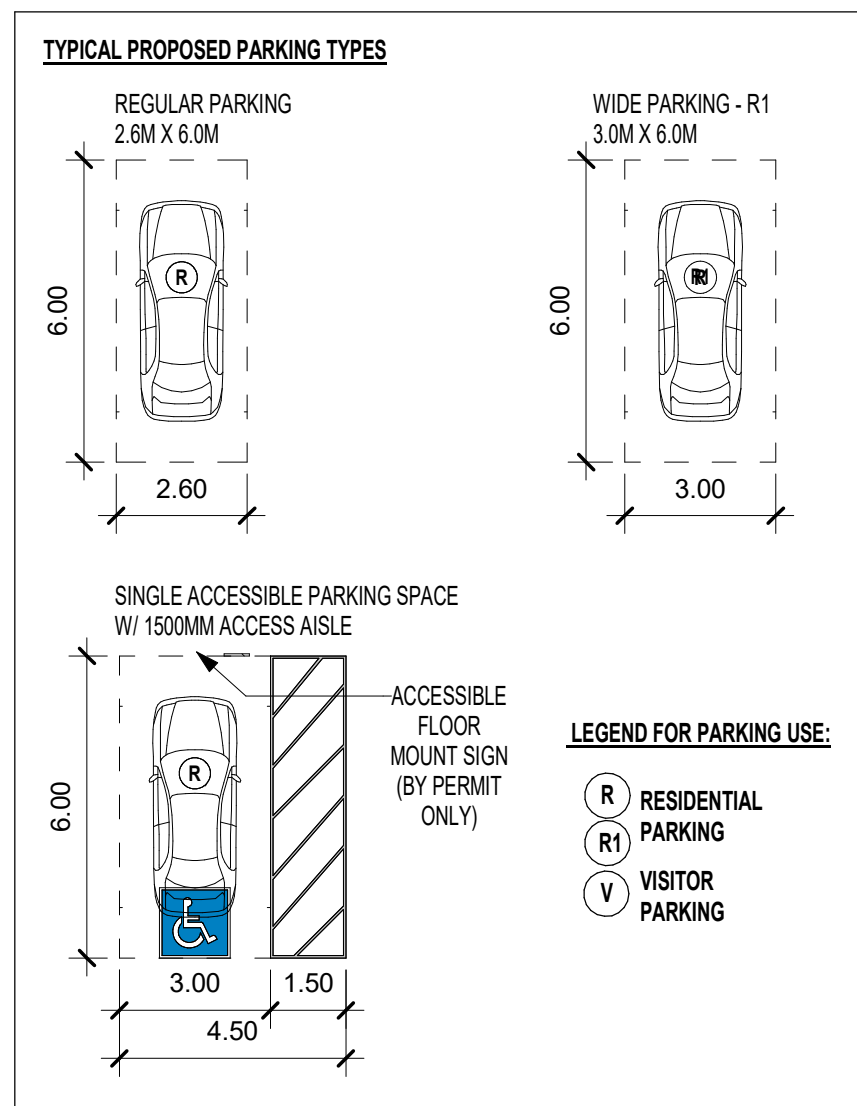
LEVEL P1 FLOOR PLAN

Drawn: Author Sheet No:
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Project No: 111-22
Date: August, 2025
Scale: As indicated

1 LEVEL P1
1 : 200

A2.01

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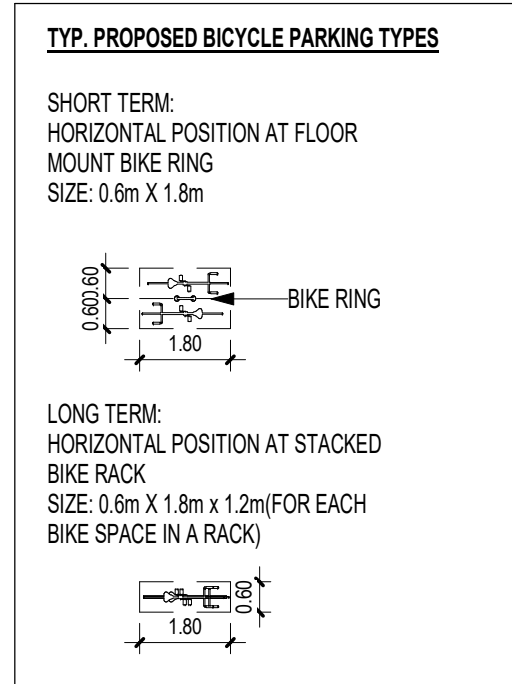
***TOTAL NO. OF PARKING AT SURFACE LEVEL = 182**

PARKING TYPE

REGULAR PARKING (2.6M X 6M) = 146
WIDE PARKING - R1 (3.0M X 6M) = 31
ACCESSIBLE PARKING = 05

PARKING USE

RESIDENTIAL = 147 (includes 4 accessible parking)
VISITOR = 35 (includes 1 accessible parking)



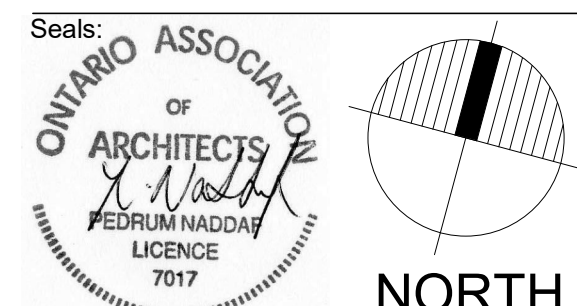
***TOTAL NO. OF SHORT TERM BICYCLE PARKING = 30**

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RESIDENTIAL APARTMENT

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Sheet Title:

LEVEL 1 FLOOR PLAN

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1 LEVEL 1
1: 200

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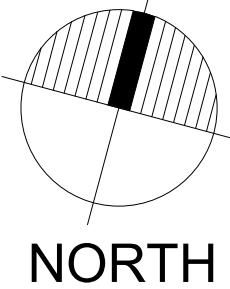
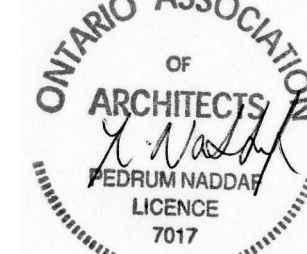
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RESIDENTIAL APARTMENT

20 CAIRNS CRESCENT, HUNTSVILLE

Sheet Title:

**LEVEL 2 & 3 TYP.
FLOOR PLAN**

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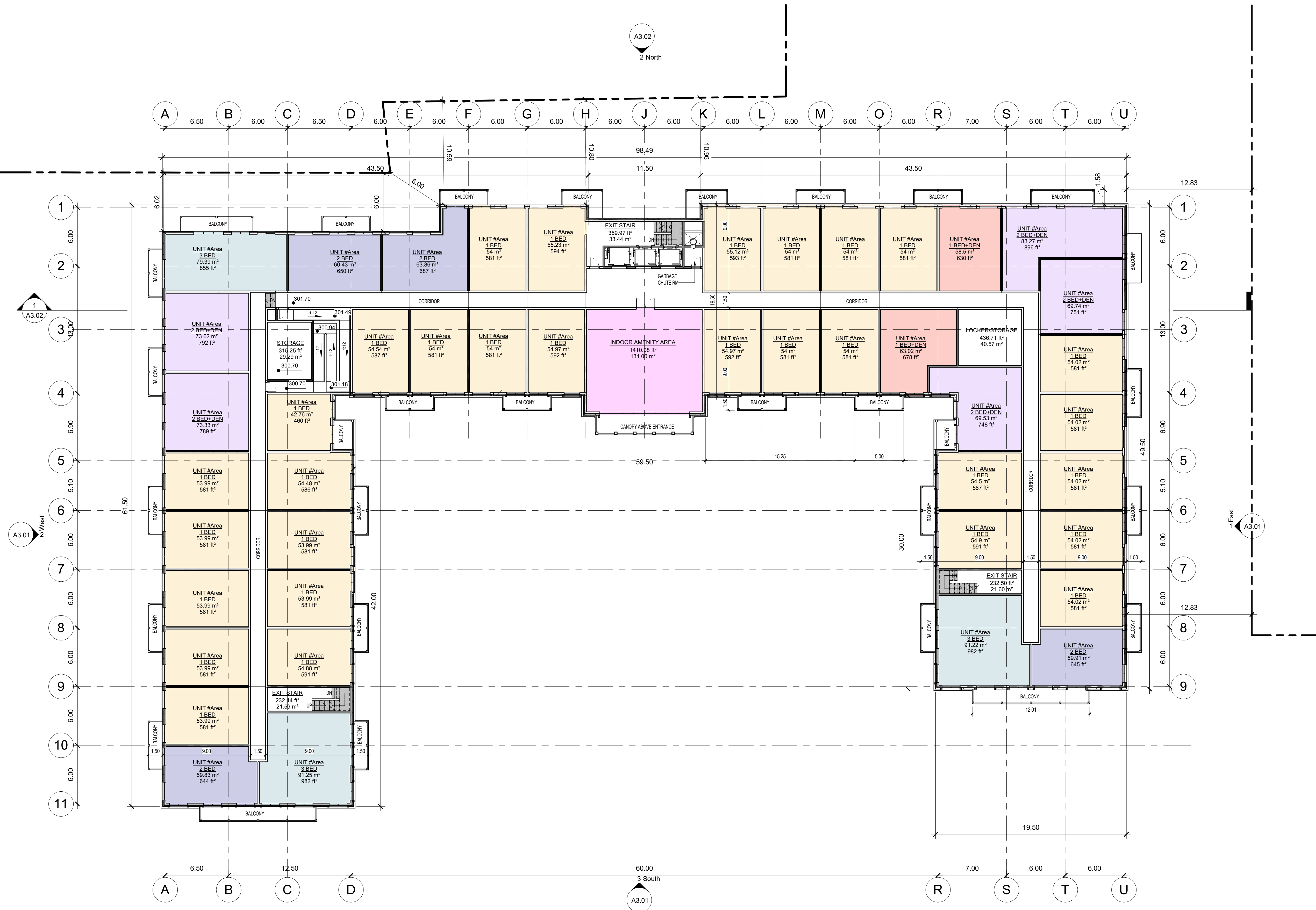
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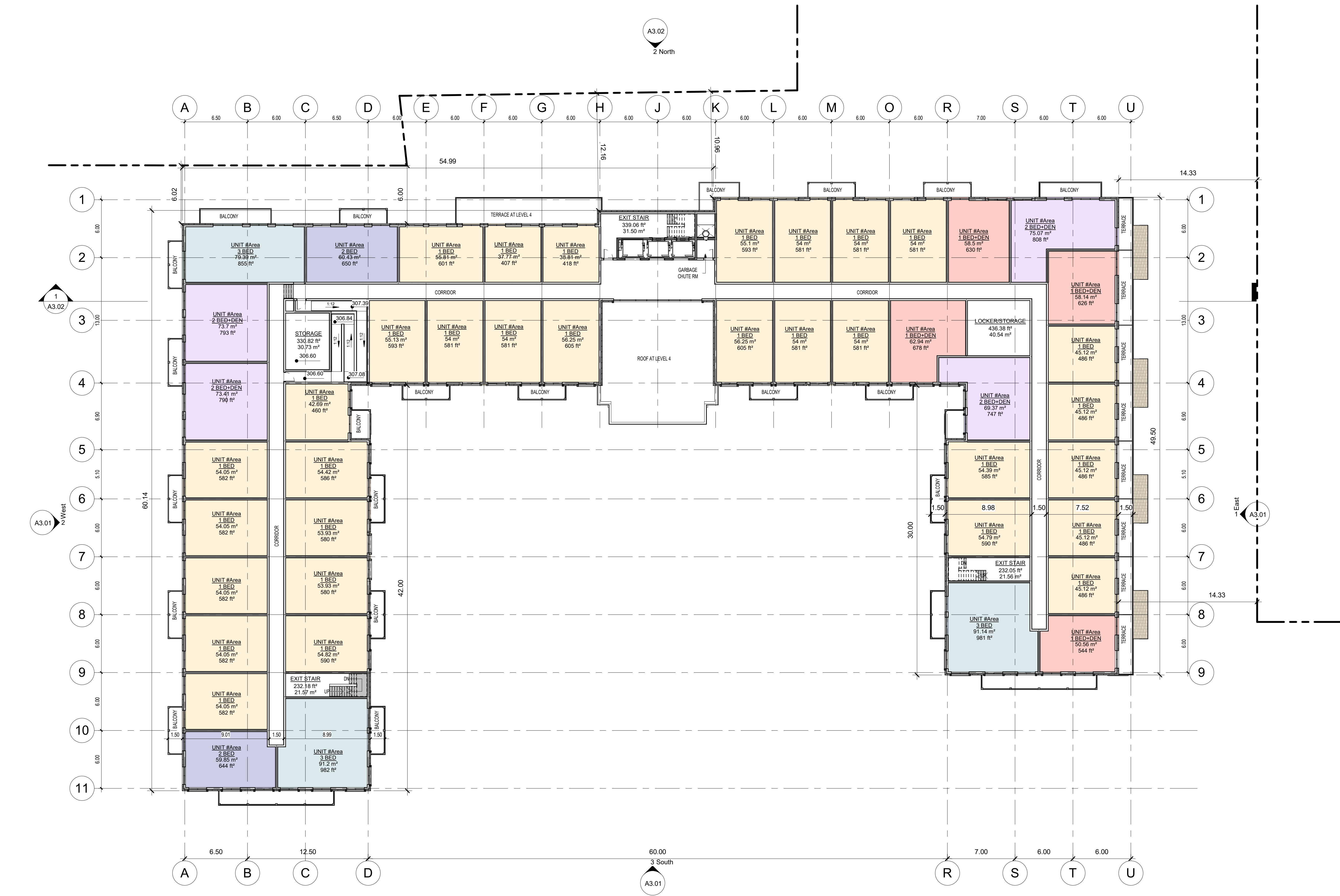
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① LEVEL 2 & 3 TYP.
1:200

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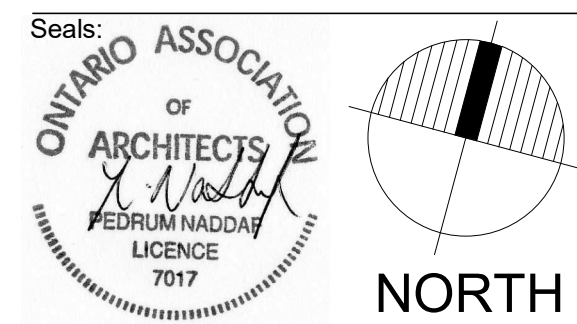


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LEVEL 4 FLOOR PLAN

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Project:

RESIDENTIAL APARTMENT

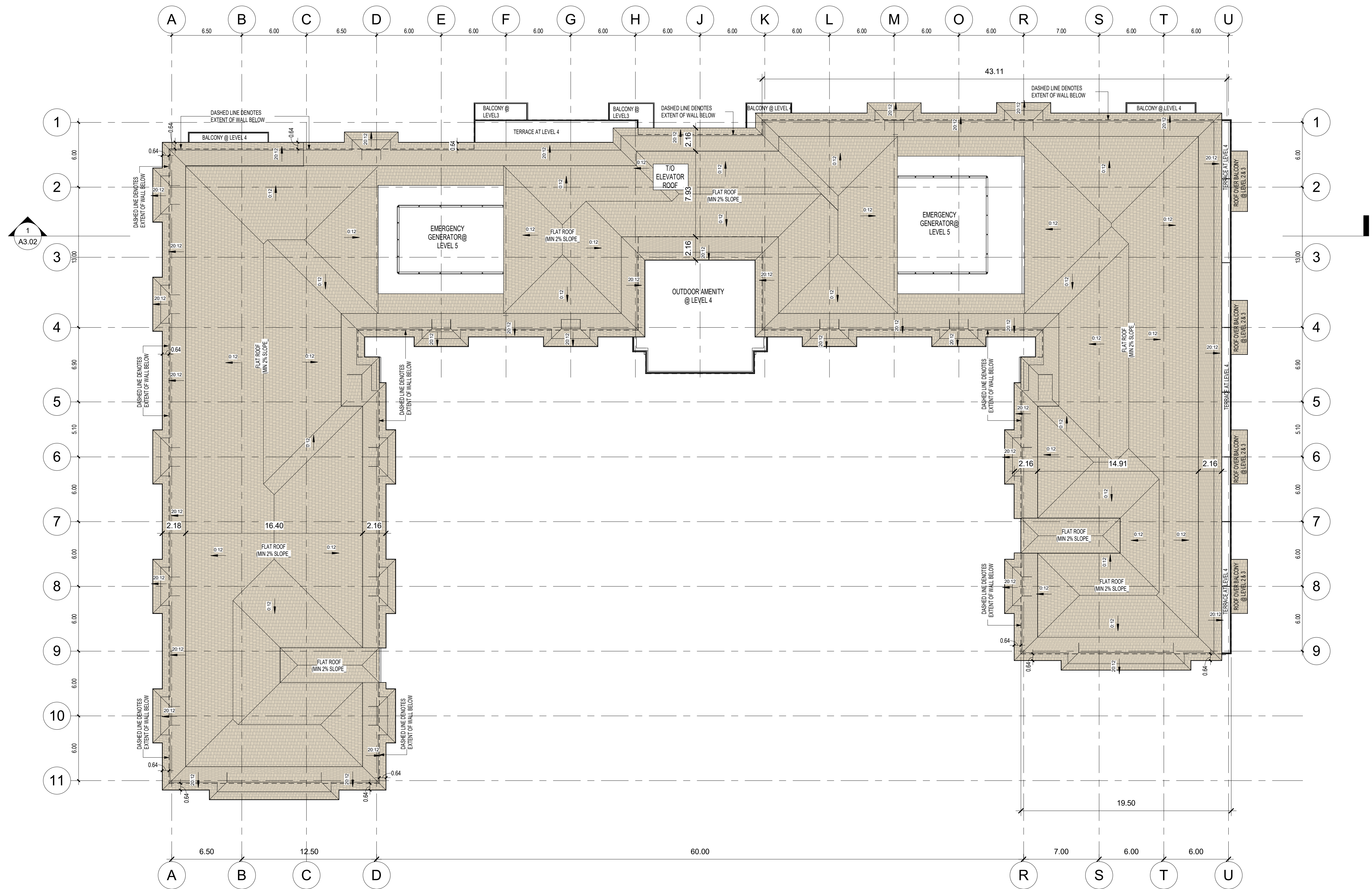
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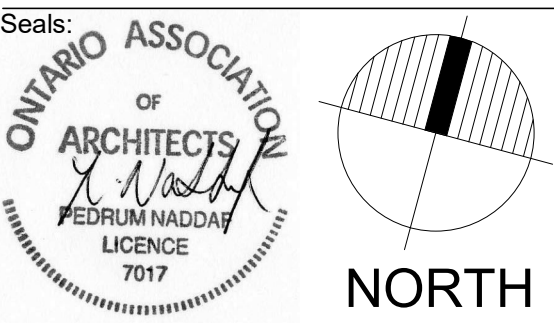
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Project:
RESIDENTIAL APARTMENT

20 CAIRNS CRESCENT, HUNTSVILLE

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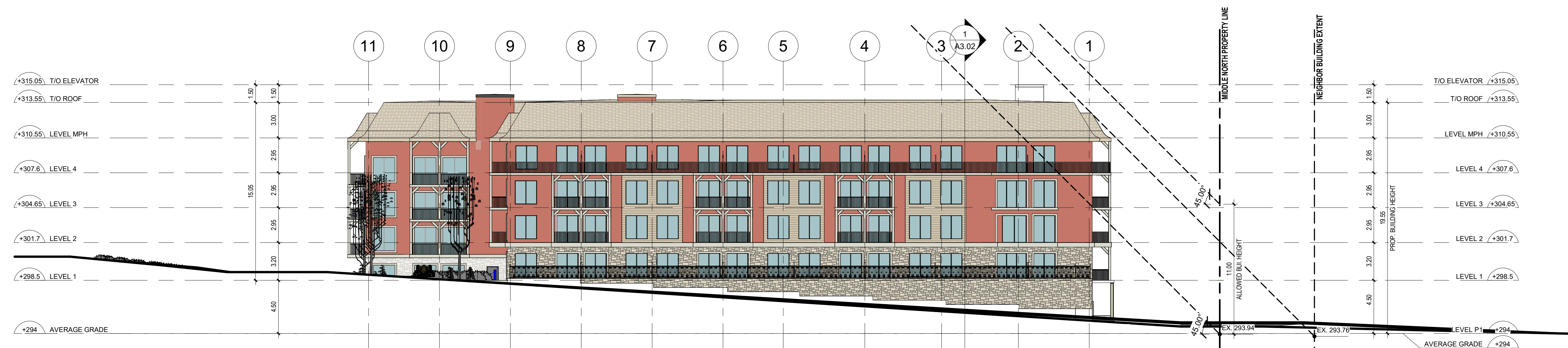
ROOF PLAN

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1 ROOF PL
1 : 200

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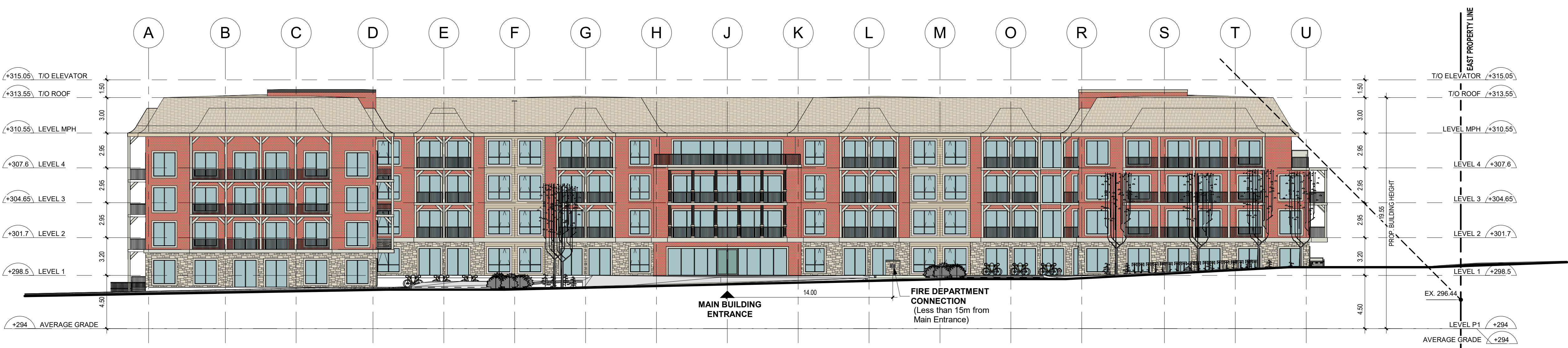
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1 EAST ELEVATION
1 : 200



2 WEST ELEVATION
1 : 200



3 SOUTH ELEVATION
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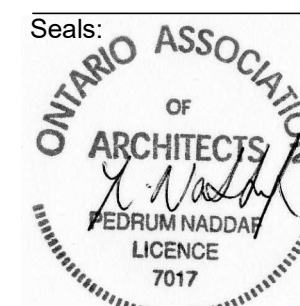
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EAST, WEST, &
SOUTH ELEVATIONS

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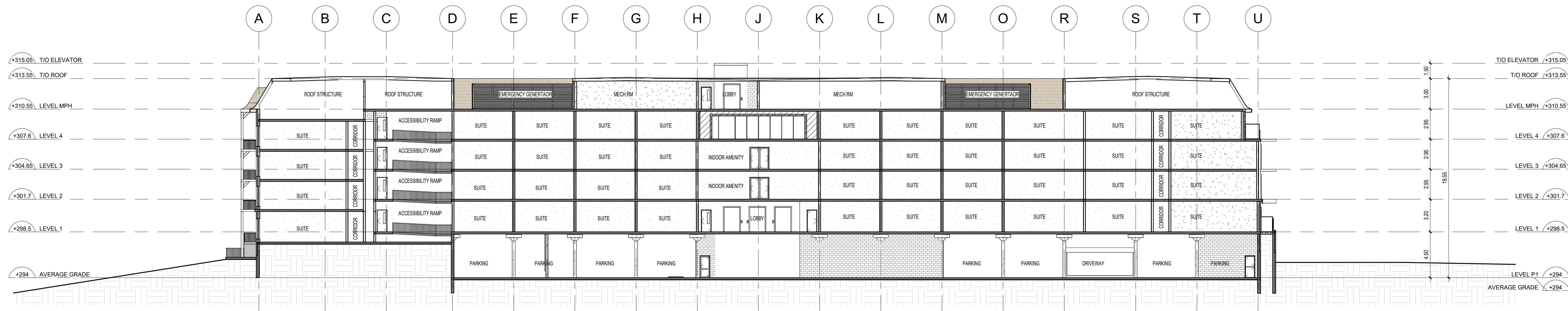
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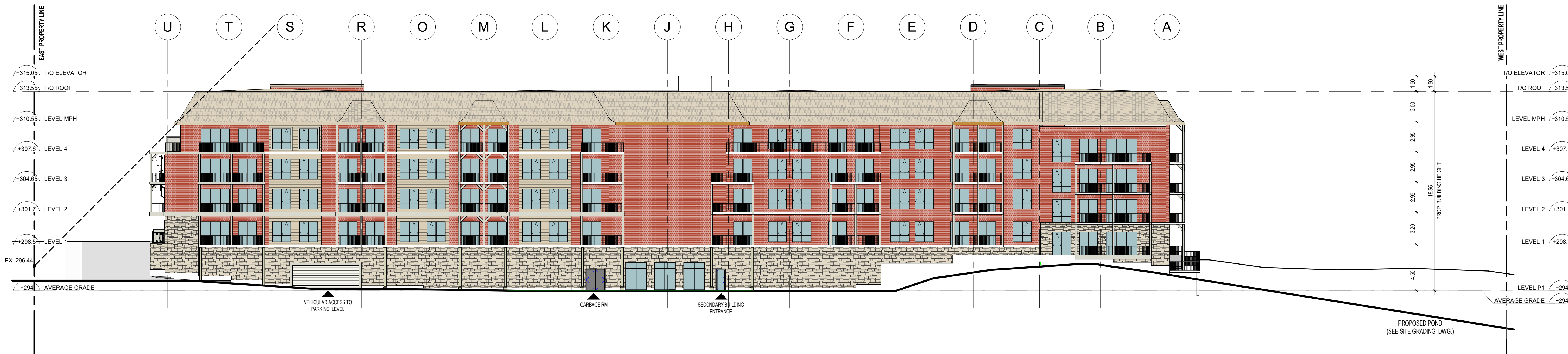
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1 BUILDING SECTION
1 : 200



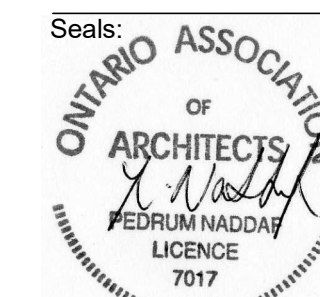
2 NORTH ELEVATION
1 : 200

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**NORTH ELEVATION
& BUILDING
SECTION**

Drawn: MH Sheet No:

Checked: PN

Project No: 111-22

Date: August, 2025

Scale: 1 : 200

A3.02