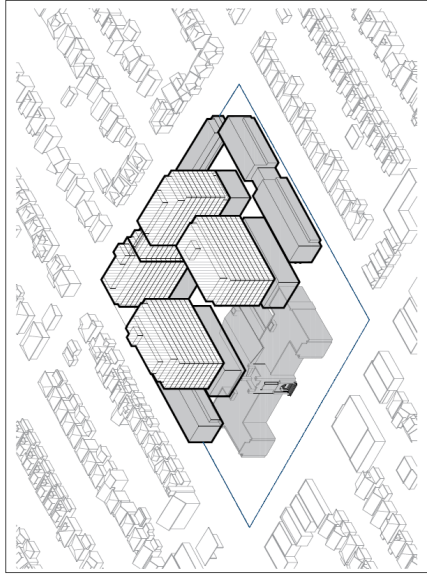


ISSUED FOR OPA, ZBA,
NOV.14.2022



PROPOSED RESIDENTIAL DEVELOPMENT

1284 MAIN STREET EAST - DELTA

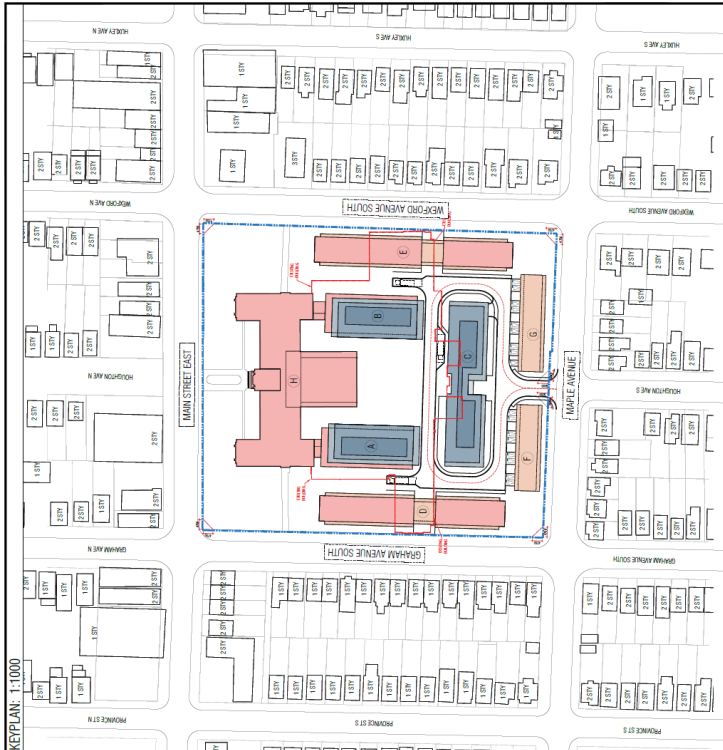
HAMILTON, ONTARIO

 <p>NEW HORIZON ARCHITECTS & PLANNERS</p>	<p>CLIENT: Delta Joint Venture 5170 Harvester Road, Suite 200 Burlington, ON L7R 3N6 T: 905.777.0000</p>	 <p>GSP GROUP</p>	<p>PLANNER: GSP Group 162 Locke Street South, Suite 200 Hamilton, ON L8P 4J6 T: 905.572.7477</p>	 <p>GRAZIANI CORAZZA ARCHITECTS</p>	<p>ARCHITECT: Graziani + Corazza Architects Inc/France 8400 Jane St., Building D-Suite 300 Concord, Ontario L4K 4L8 T: 905.795.2601 F: 905.795.2844</p>	 <p>EHA</p>	<p>HERITAGE CONSULTANT: Graziani + Corazza Architects Inc/France 8400 Jane St., Building D-Suite 300 Concord, Ontario L4K 4L8 T: 905.795.2601 F: 905.795.2844</p>	 <p>WINTERHOUSE URBAN DESIGN</p>	<p>LANDSCAPE ARCHITECT: Winterhouse Urban Design 5 Southaker Place, Unit 1 Hamilton, ON L8E 0G8 T: 905.546.1087</p>	<p>LANHACK CONSULTANTS INC.</p>	<p>CONSULTING ENGINEER: Lanhack Consultants Inc 1705 Upper James St Hamilton, ON L8B 7R7 T: 905.777.1454</p>
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1284 MAIN STREET E
DELTA, HAMILTON
PROPOSED RESIDENTIAL
DEVELOPMENT
JOB NO. 193921

SURVEY INFO
PLAN OF SURVEY
LUTE 1, 2, 3, 4, 189 TO 196, BOTH INCLUSIVE
REGISTERED PLAN 512
CONVEYANCE 3
MUNICIPALITY OF HAMILTON
CITY OF HAMILTON

- LIST OF DRAWINGS**
- A-101 - STATISTICS & NOTES
 - A-102 - STREET PLAN
 - A-104 - ANGULAR PLANE DIAGRAMS
 - A-201 - P3 FLOOR PLAN
 - A-203 - P1 FLOOR PLAN
 - A-301 - COMPREHENSIVE GROUND FLOOR PLAN
 - A-302 - COMPREHENSIVE 3RD FLOOR PLAN
 - A-304 - COMPREHENSIVE 4TH FLOOR PLAN
 - A-305 - COMPREHENSIVE 5TH FLOOR PLAN
 - A-321 - BUILDING A & B FLOOR PLANS
 - A-332 - BUILDING C FLOOR PLANS
 - A-333 - BUILDING D FLOOR PLANS
 - A-351 - BUILDINGS F & G FLOOR PLANS
 - A-401 - BUILDINGS A, B, C ELEVATIONS
 - A-402 - BUILDINGS A, B, C ELEVATIONS
 - A-404 - BUILDING D ELEVATIONS
 - A-501 - SECTIONS AND ANGULAR PLANS
 - A-502 - SECTIONS AND ANGULAR PLANS
 - A-601 - PERSPECTIVE RENDER
 - A-602 - PERSPECTIVE RENDER
 - A-603 - PERSPECTIVE RENDER
 - A-604 - PERSPECTIVE RENDER
 - A-611 - PERSPECTIVES
 - A-612 - PERSPECTIVES
 - A-613 - PERSPECTIVES



STATISTICS

PROJECT STATISTICS
PROPERTY AREA: 24900
DATE: NOV 2022
RESOURCES INCLUDED: 24771
TOTAL UNIT COUNT: 248
TOTAL UNIT COUNT: 266833
TOTAL UNIT COUNT: 612

USE	AREA	UNIT COUNT	AREA	UNIT COUNT	AREA	UNIT COUNT
RESIDENTIAL	6174.2	4908	6174.2	4908	6174.2	4908
STOCKED TOWNHOUSES	10363	10142	10363	10142	10363	10142
TOWNHOUSES	10363	10142	10363	10142	10363	10142
TOTAL	21537.4	15050	21537.4	15050	21537.4	15050

UNIT TYPE	AREA	UNIT COUNT	AREA	UNIT COUNT
STOCKED TOWNHOUSES	10363	10142	10363	10142
TOWNHOUSES	10363	10142	10363	10142
TOTAL	20726	20284	20726	20284

TYPE	AREA	UNIT COUNT	AREA	UNIT COUNT
STOCKED TOWNHOUSES	10363	10142	10363	10142
TOWNHOUSES	10363	10142	10363	10142
TOTAL	20726	20284	20726	20284

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FOR MORE INFORMATION VISIT US AT www.deltainfo.com

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ARCHITECTS
1000 SHEPPARD AVENUE EAST, SUITE 100
SCARBOROUGH, ONTARIO M1B 4Y1
TEL: 416.291.1111
WWW.GRAZIANIARCHITECTS.COM

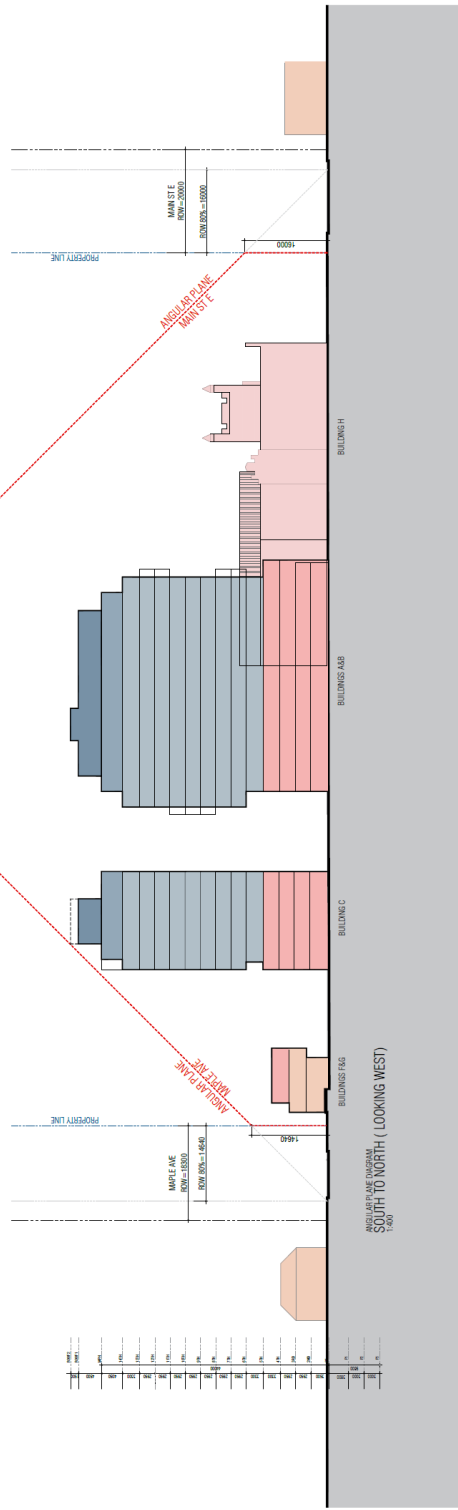
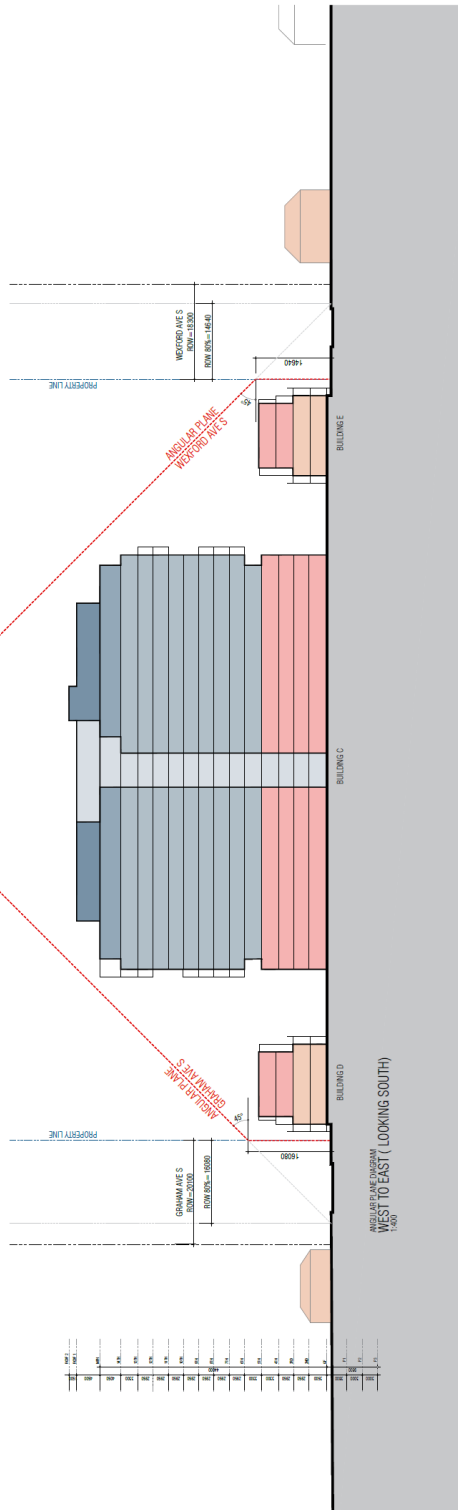
STATISTICS AND NOTES

DATE: 19/11/2022
PROJECT: 1284 MAIN STREET EAST
PROJECT NUMBER: B.L.
ASSISTANT ENGINEER: A.L.
DRAWN BY: A.L./E.L.
CHECKED BY: D.B.
DATE: 19/11/2022
JOB NO: 193921

1:500 A101

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V2C 2G5
TEL: 604.271.1111
WWW.DELTACITY.COM

ASSOCIATION OF ARCHITECTS AND ENGINEERS OF BRITISH COLUMBIA

GRAZIANI CORAZZA ARCHITECTS

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1708 MAIN STREET EAST
DELTA, B.C.
V2C 2G5
TEL: 604.271.1111
WWW.DELTACITY.COM

ANGULAR PLANE DIAGRAMS

1:400 A104

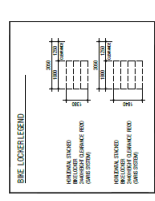
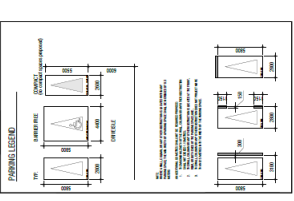
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Appendix "B" to Report PED23226

Page 8 of 34

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DATE: NOV 14, 2022
 SHEET NO.: E.P. 014 - 014



used for revisions

ASSOCIATION OF ARCHITECTS ONTARIO

GRAZIANI CORAZZA ARCHITECTS

1294 MAIN STREET EAST
 SCARBOROUGH, ONTARIO M1V 4R5
 TEL: 416-291-3333 FAX: 416-291-3334

DELTA

1294 MAIN STREET EAST

PROJECT ARCHITECT:	A.C.
ASSISTANT ARCHITECT:	A.G./L.A.
DATE:	08
CHECKED BY:	NOV 14, 2022
PROJECT NO.:	1294-21
DATE:	

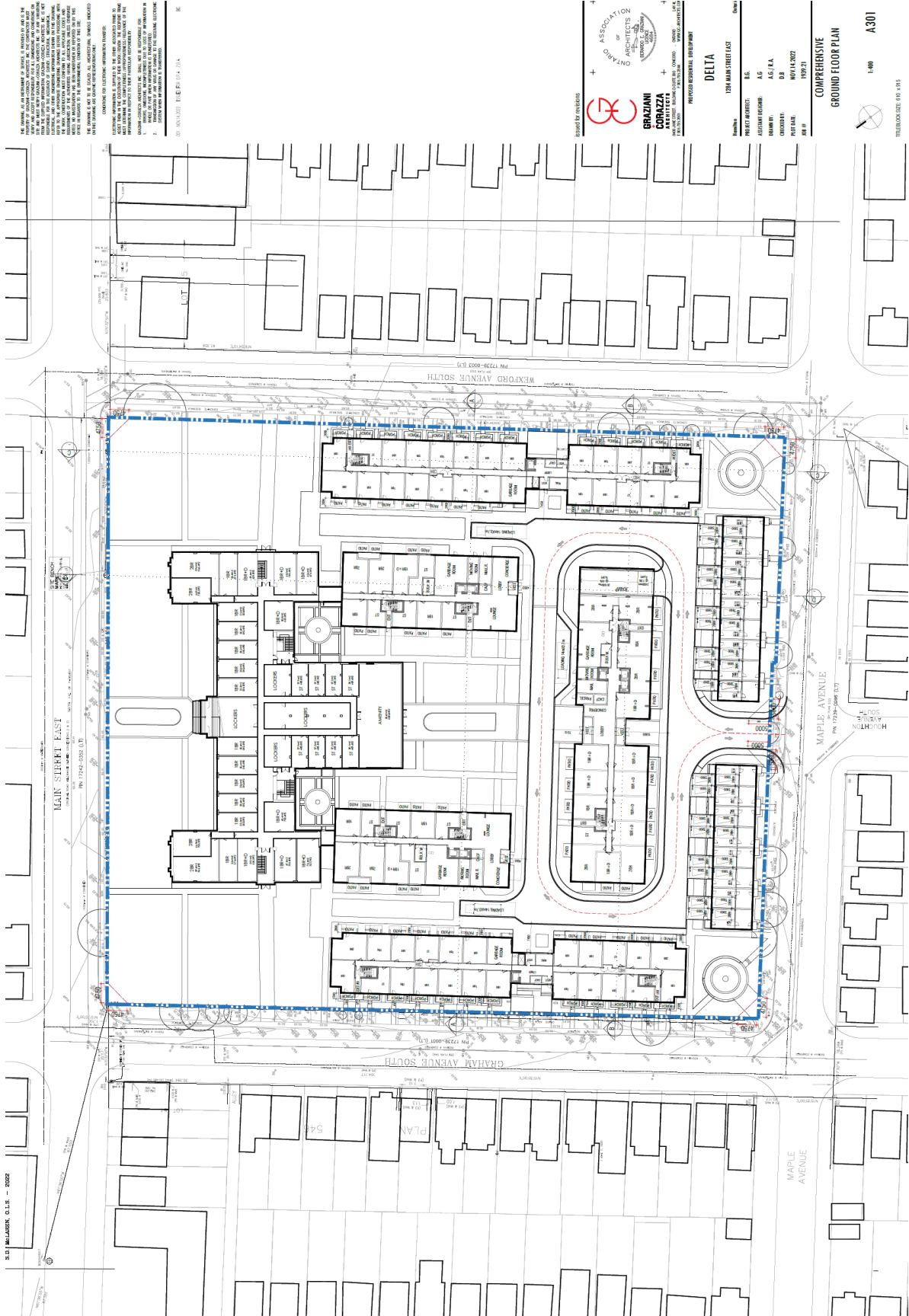
PROPOSED RESIDENTIAL DEVELOPMENT

P1 - LEVEL PLAN
PARKING

1:400 A203



TITLE BLOCK SIZE: 610 X 495



5.01 PLAN SET 0.15 - 0002

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IN WATKINSVILLE, GEORGIA, U.S.A.

Prepared for: **DELTA**
 1704 MAIN STREET EAST
 WATKINSVILLE, GEORGIA 30682

GRAZIANI CORAZZI ARCHITECTS INC.
 1704 MAIN STREET EAST
 WATKINSVILLE, GEORGIA 30682

PROJECT ARCHITECT: **A.G.**
 ARCHITECT ENGINEER: **A.G./P.A.**
 DRAWN BY: **D.B.**
 CHECKED BY: **D.B.**
 PROJECT NO: **10114.0022**
 DATE: **10/19/21**

COMPREHENSIVE GROUND FLOOR PLAN

SCALE: **1/4" = 1'-0"**
 SHEET NO: **A301**



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Prepared for: **DELTA**

7074 MAIN STREET EAST
EDMONTON, ALBERTA T6C 1B5

GRAZIANI CORAZZA
ARCHITECTS INC. 2004, 401 10TH AVENUE S.W. CALGARY, ALBERTA T2P 1K1

ASSOCIATION OF ARCHITECTS OF ALBERTA

PROJECT ARCHITECT: B.C.
ASSISTANT ARCHITECT: A.G.
DRAWN BY: A.G./P.L.A.
CHECKED BY: D.B.
PROJECT NO.: 100114.0022
DATE: 10/09/21
JOB NO.

COMPREHENSIVE
3RD FLOOR PLAN

1:400
A303

TITLE BLOCK SIZE: 410 x 195

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1100 N. W. 10TH AVENUE, SUITE 100
MIAMI, FL 33136
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WWW.DELTA-ENG.COM

PROJECT: 1701 MAIN STREET EAST
CLIENT: DELTA ENGINEERING, INC.
ARCHITECT: A.G. P.L.L.C.
DATE: 08/14/2022
DRAWN BY: DB
CHECKED BY: DB
SCALE: 1/8" = 1'-0"
JOB #

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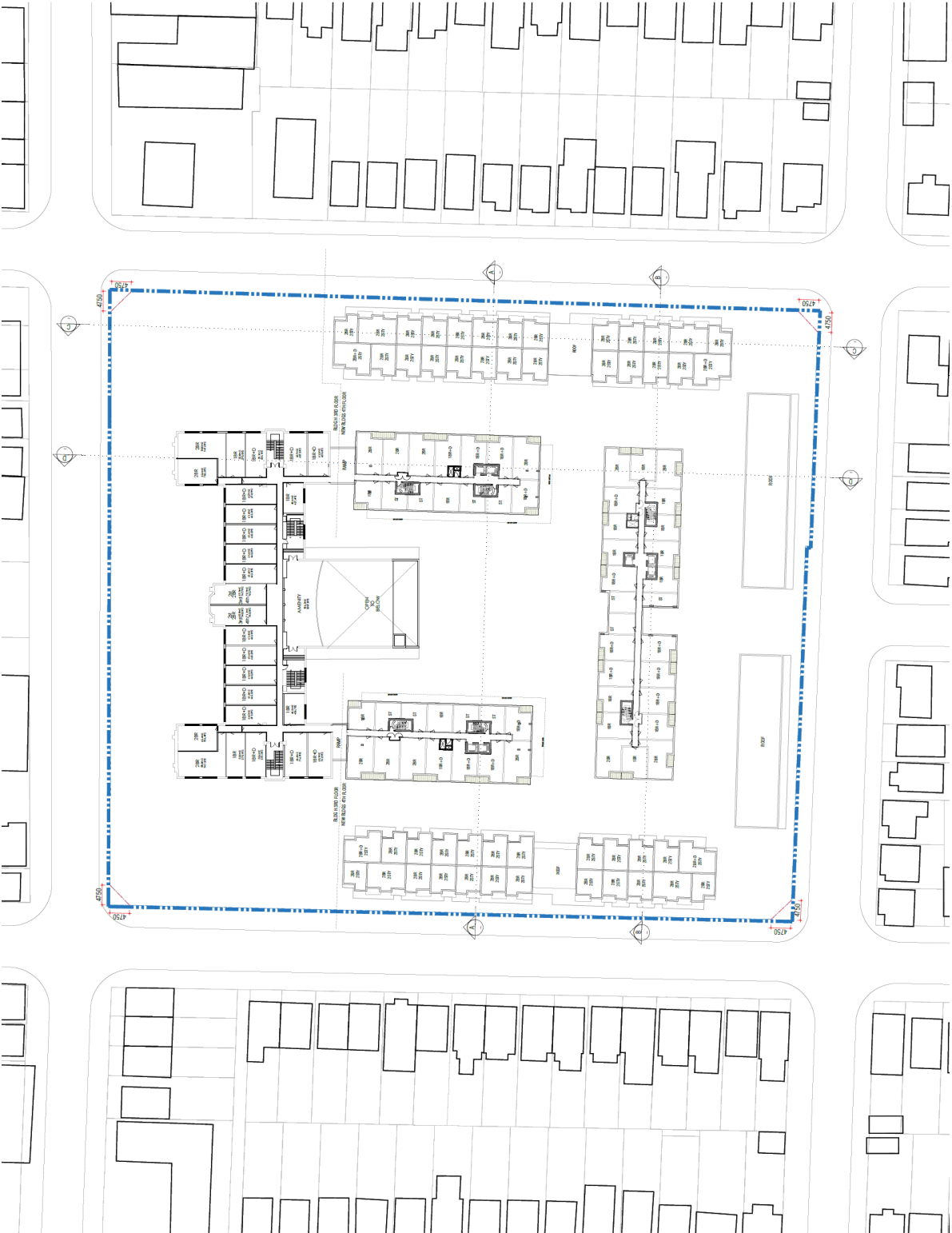
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WWW.DELTA-ENG.COM

DELTA ENGINEERING, INC.
1100 N. W. 10TH AVENUE, SUITE 100
MIAMI, FL 33136
TEL: 305.441.1222
WWW.DELTA-ENG.COM



COMPREHENSIVE
4TH FLOOR PLAN

SCALE: 1/8" = 1'-0"

PROJECT: 1701 MAIN STREET EAST

CLIENT: DELTA ENGINEERING, INC.

ARCHITECT: A.G. P.L.L.C.

DATE: 08/14/2022

DRAWN BY: DB

CHECKED BY: DB

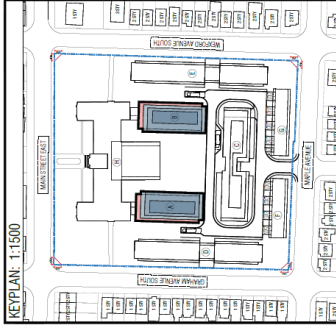
SCALE: 1/8" = 1'-0"

JOB #

DELTA ENGINEERING, INC.
1100 N. W. 10TH AVENUE, SUITE 100
MIAMI, FL 33136
TEL: 305.441.1222
WWW.DELTA-ENG.COM

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REV. DATE: SEE SHEET 204



Issued for circulation

ASSOCIATION OF ARCHITECTS AND ENGINEERS OF CALIFORNIA

GRAZIANI CORPACCI ARCHITECTS AND ASSOCIATES, INC.

1204 MAIN STREET EAST
DELTA, CALIFORNIA 92521

PROJECT ARCHITECT: E.E.
ASSISTANT DESIGNER: A.G.
DRAWN BY: A.G./E.A.
CHECKED BY: D.B.
PROJECT NO.: 10024202
DATE: 10/20/21

PROPOSED RESIDENTIAL DEVELOPMENT

DELTA
1204 MAIN STREET EAST

BUILDINGS A & B
FLOOR PLANS

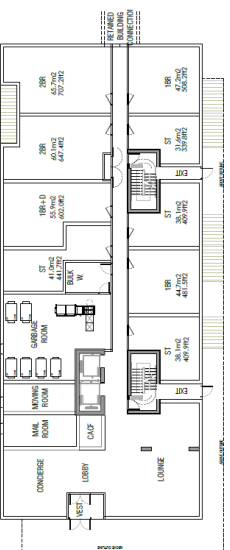
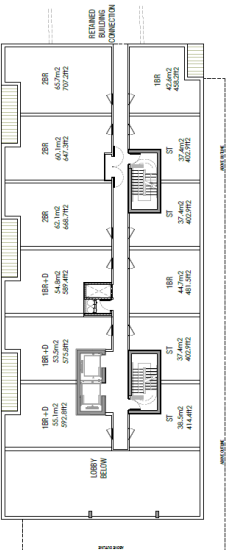
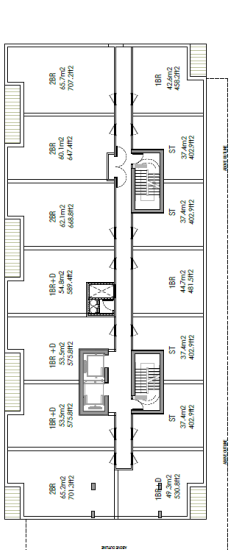
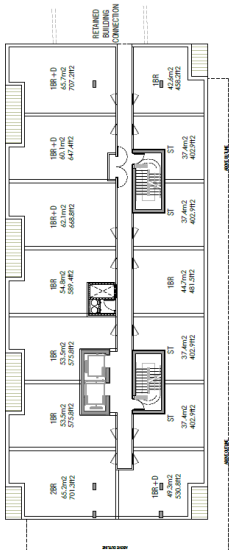
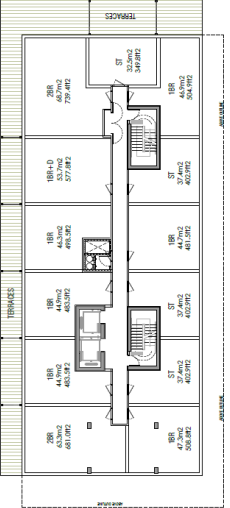
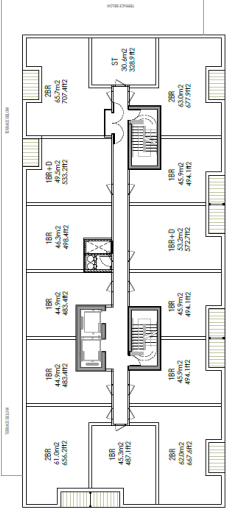
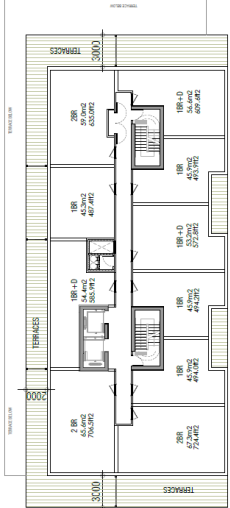
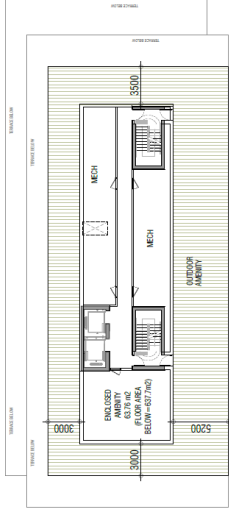
SCALE: 1/8" = 1'-0"

DATE: 10/20/21

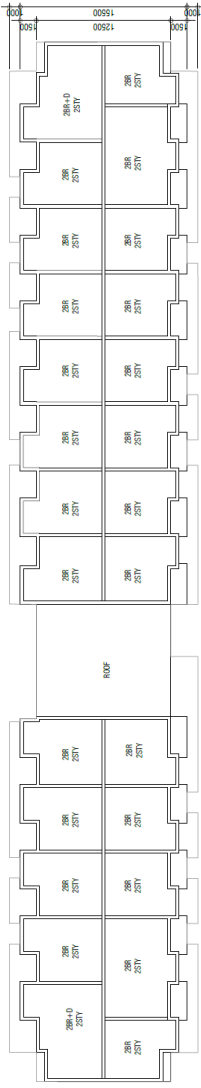
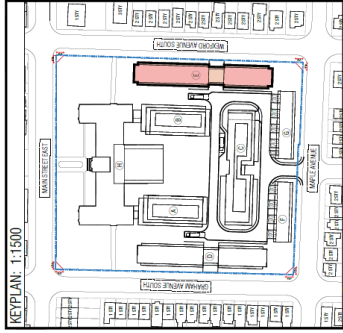
PROJECT NO.: 10024202

CLIENT: A371

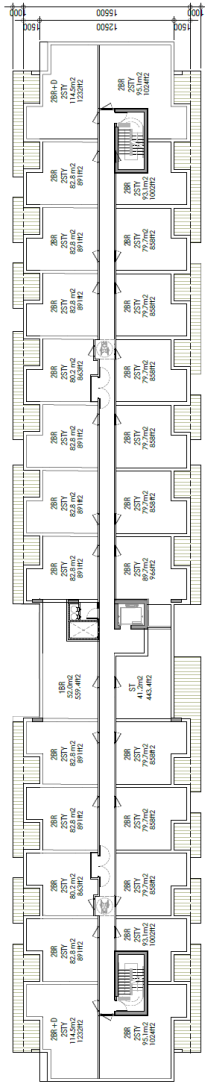
THESE PLANS SEE SHEET 204



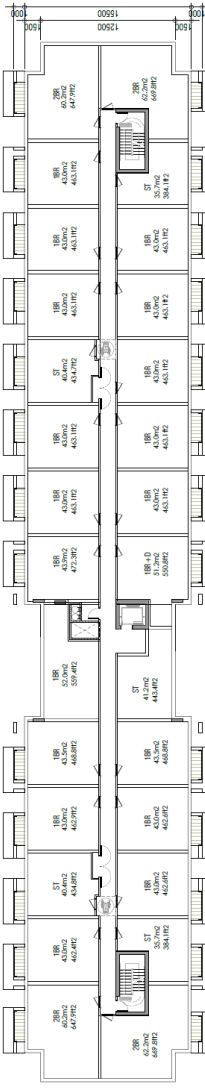
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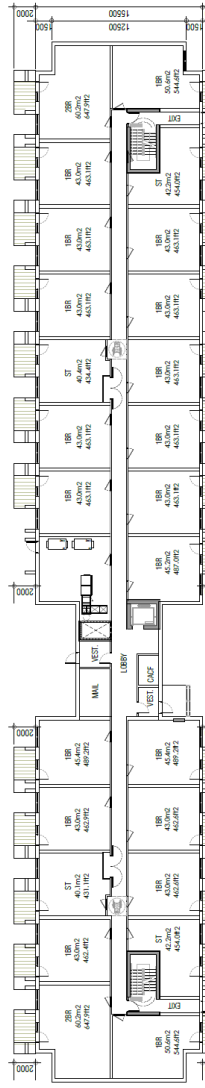
BUILDING E - STACKED TOWNHOUSE
1:1500
1ST FLOOR



BUILDING E - STACKED TOWNHOUSE
1:1500
2ND FLOOR



BUILDING E - STACKED TOWNHOUSE
1:1500
3RD FLOOR



BUILDING E - STACKED TOWNHOUSE
1:1500
GROUND FLOOR

Issued by architect

**GRAZZIANI
CORAZZA
ARCHITECTA**

1000 SHEPPARD AVENUE EAST, SUITE 1000, SCARBOROUGH, ONTARIO M1S 1T5
TEL: (416) 291-1111 FAX: (416) 291-1112 WWW: WWW.GCA.AOAA.CA

DELTA

1704 HAWK STREET EAST

PROJECT ARCHITECT: E.C.
ARCHITECT: A.G.
ASSISTANT DESIGNER: A.G./E.A.
DRAWN BY: D.B.
CHECKED BY: D.B.
DATE: NOV 14, 2022
JOB # 1909-21

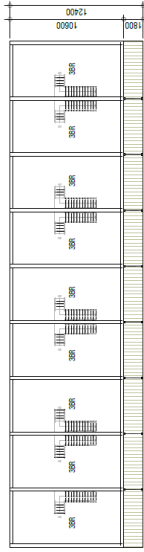
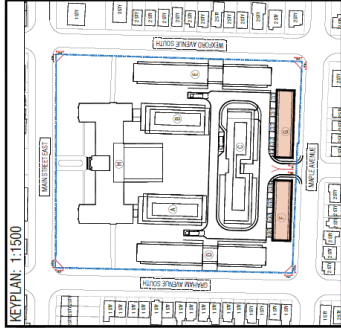
**BUILDING E
FLOOR PLANS**

1:1500 A351

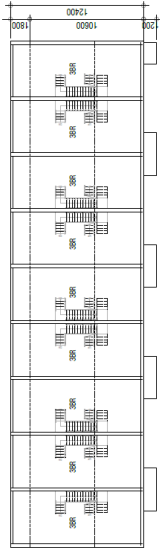
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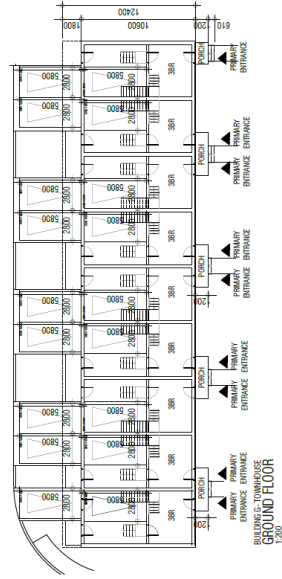
DATE: 10/14/2022 FILE: 23-01-034



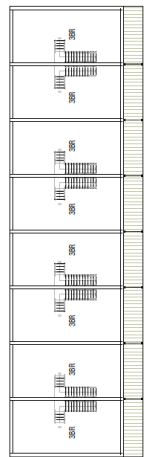
BUILDING G - TOWNHOUSE
3RD FLOOR
1:200



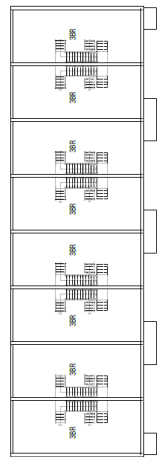
BUILDING G - TOWNHOUSE
2ND FLOOR
1:200



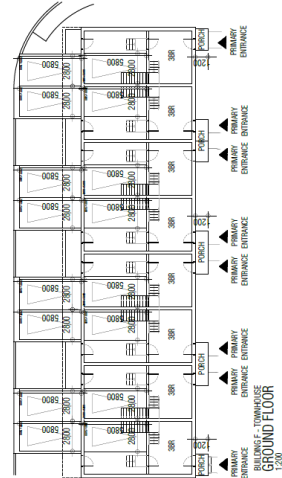
BUILDING G - TOWNHOUSE
GROUND FLOOR
1:200



BUILDING F - TOWNHOUSE
3RD FLOOR
1:200



BUILDING F - TOWNHOUSE
2ND FLOOR
1:200



BUILDING F - TOWNHOUSE
GROUND FLOOR
1:200

Issued by architect

**GRAZZIANI
CORAZZA
ARCHITECTS**
1201 WILSON AVENUE, SUITE 100, MISSISSAUGA, ONTARIO L4X 1L7
TEL: (905) 276-1111 FAX: (905) 276-1112 WWW: WWW.GCA-ARCHITECTS.COM

DELTA
PROPOSED RESIDENTIAL DEVELOPMENT

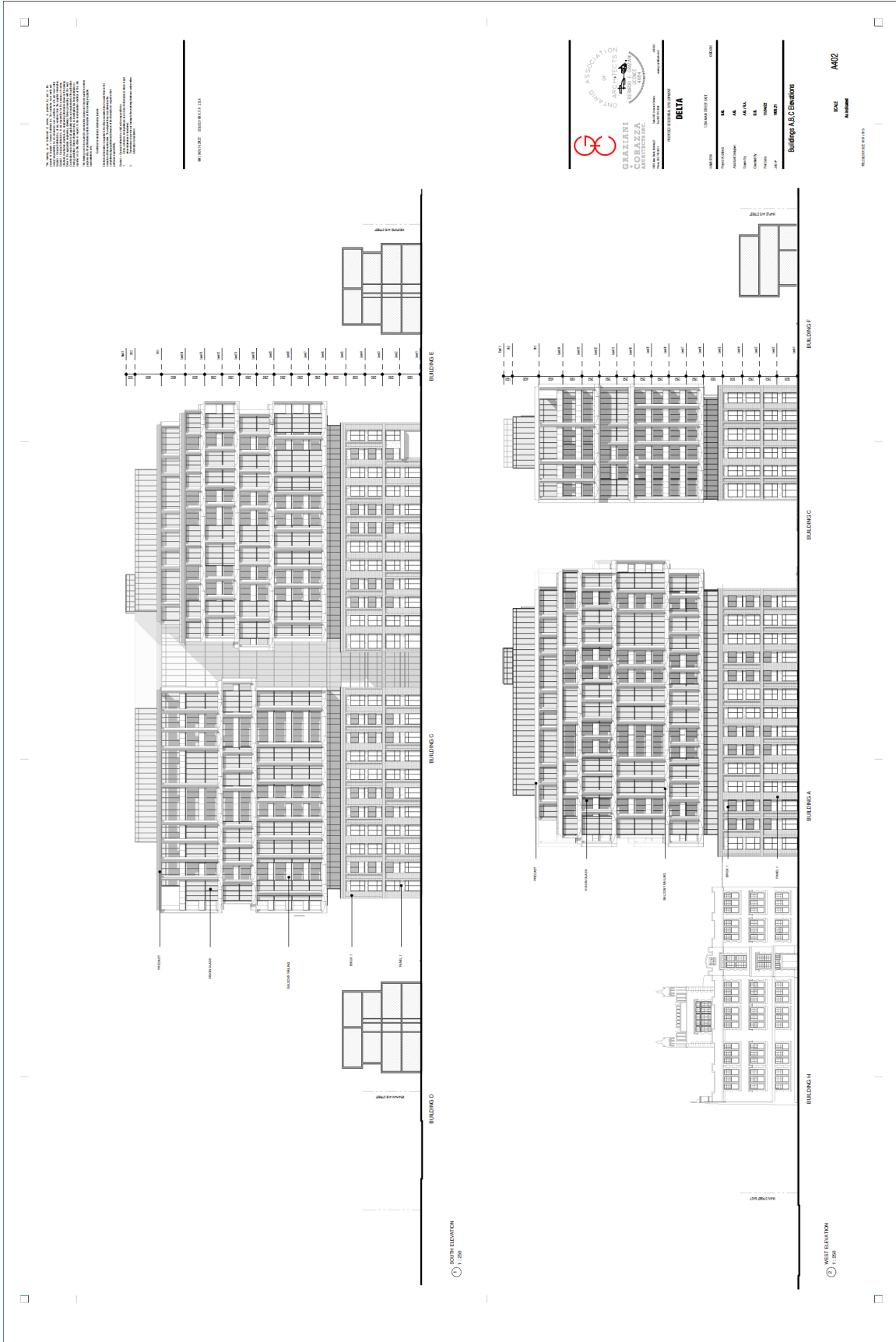
1201 WILSON AVENUE, SUITE 100, MISSISSAUGA, ONTARIO L4X 1L7

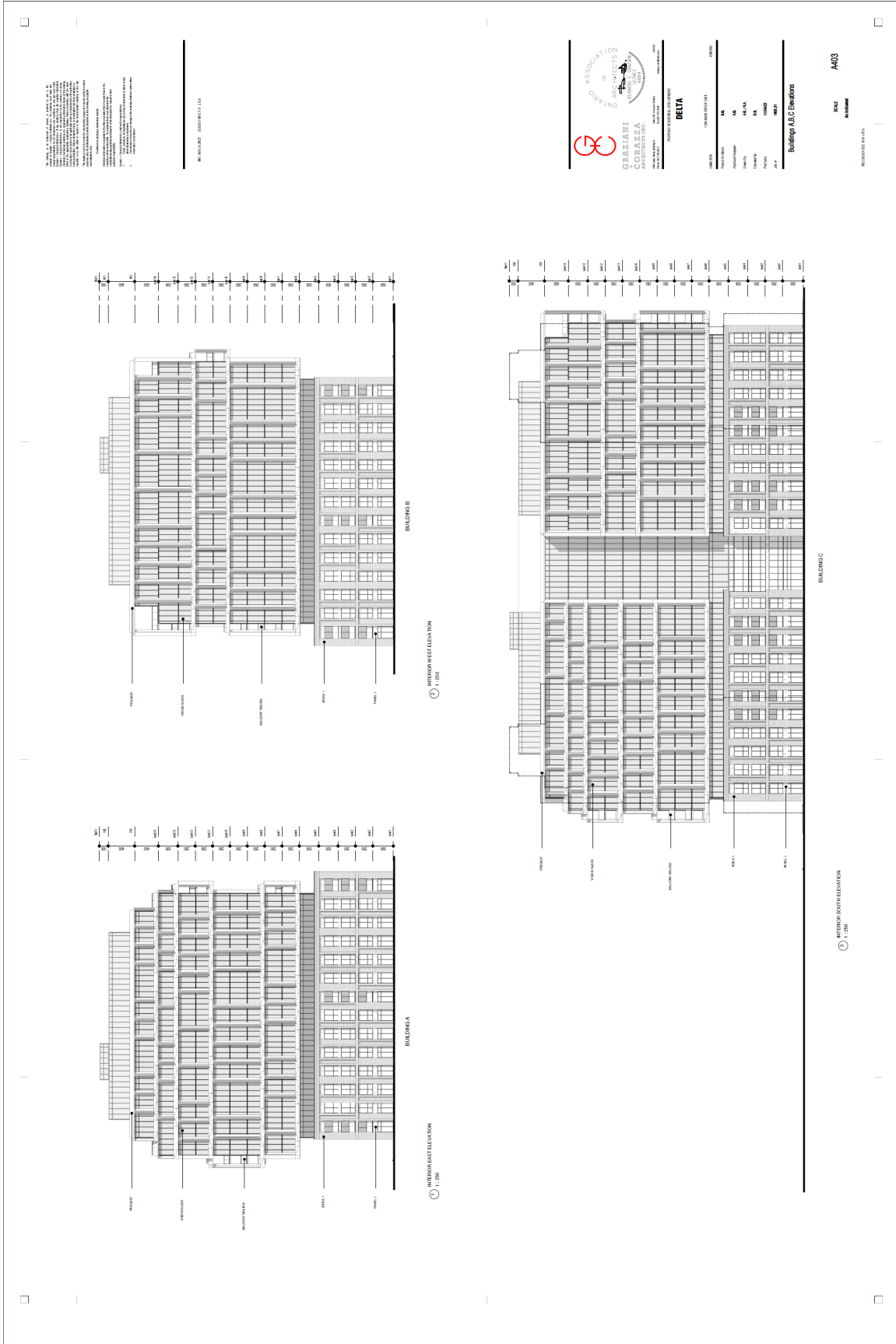
PROJECT ARCHITECT:	E.E.
ASSISTANT DESIGNER:	A.S./E.A.
DRAWN BY:	O.B.
CHECKED BY:	M.O./L.A./O.Z.T.
PLotted DATE:	19/09/21
DATE:	19/09/21

**BUILDINGS F, G
FLOOR PLANS**

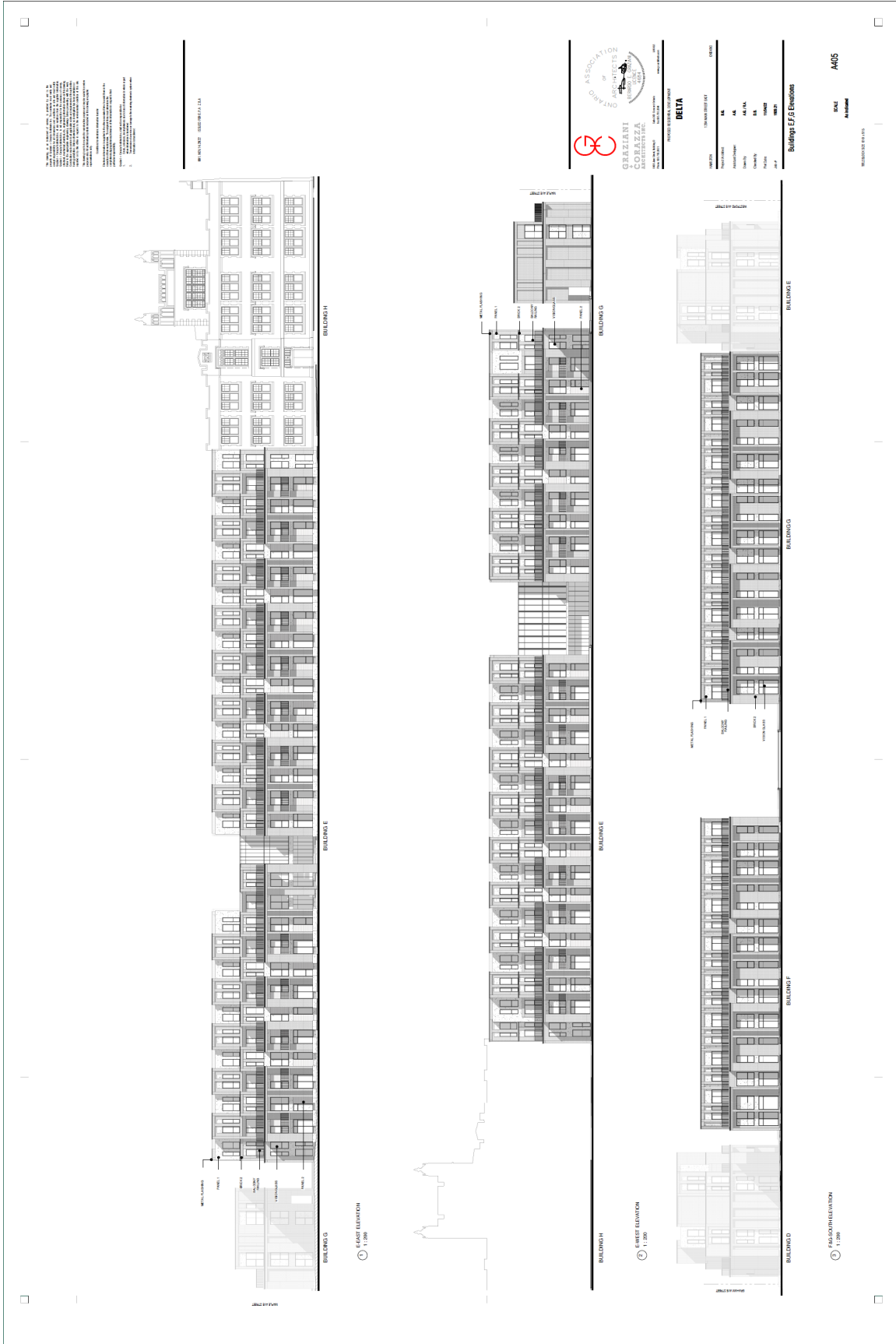
Scale: 1:200 A361

THEOLOGOS SIZE: 819 X 515



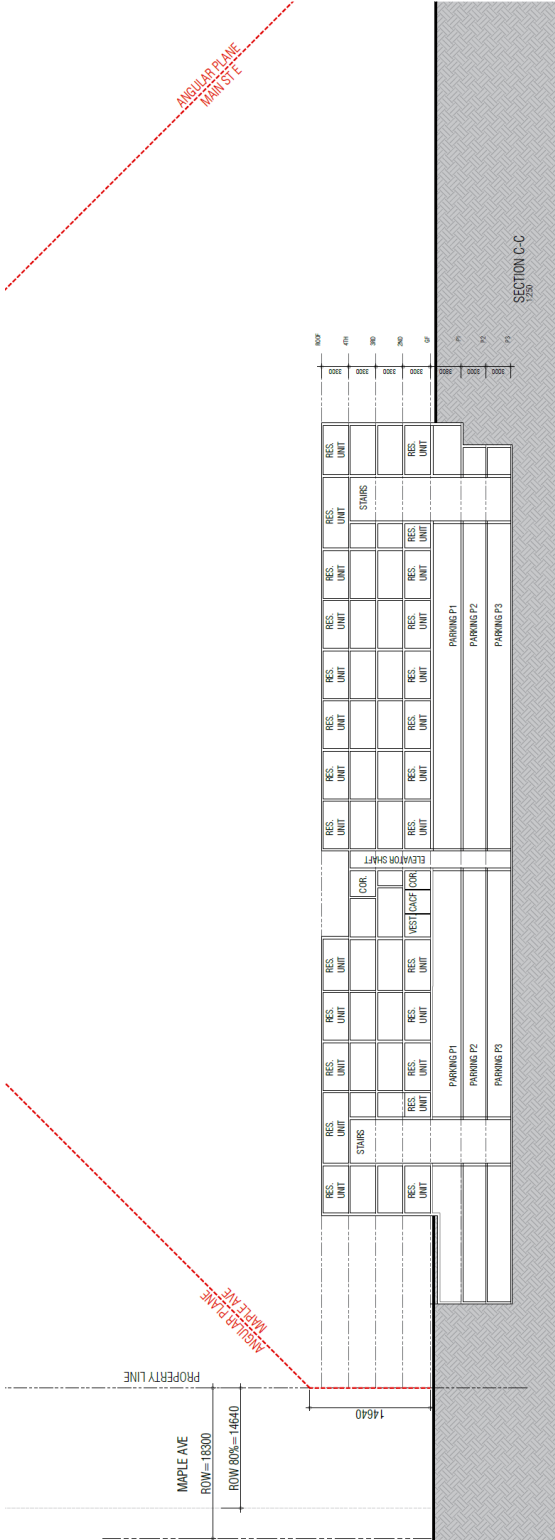






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ANGULAR PLANE
MAIN SITE

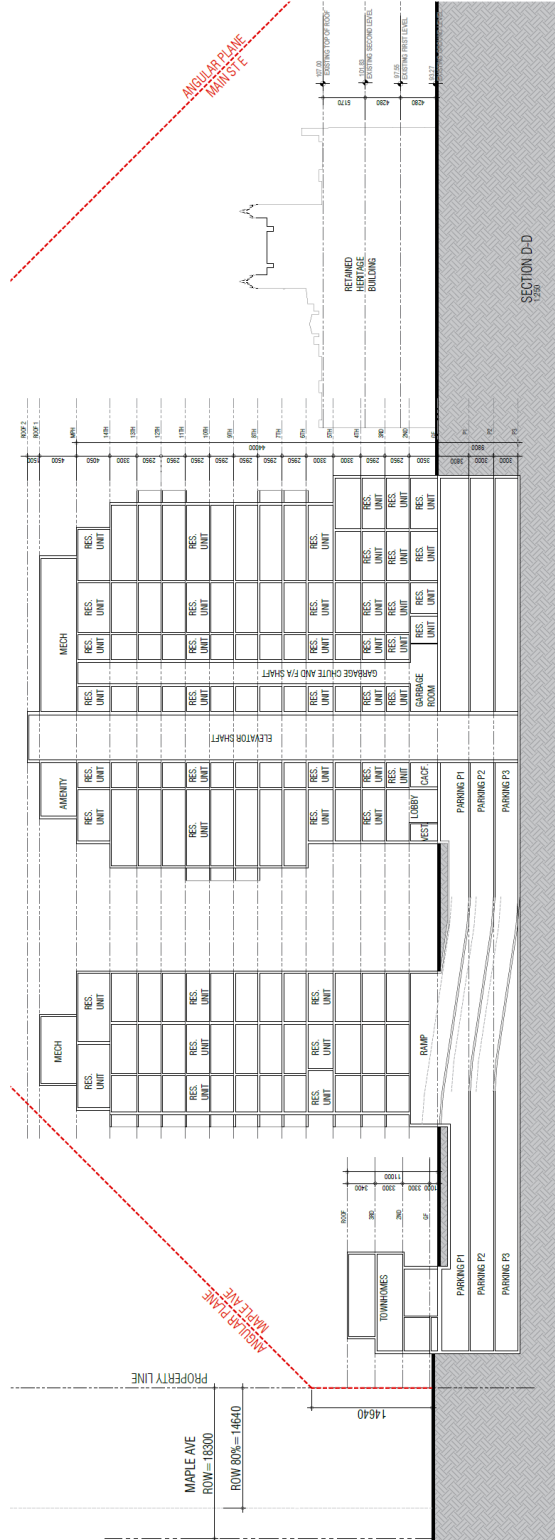


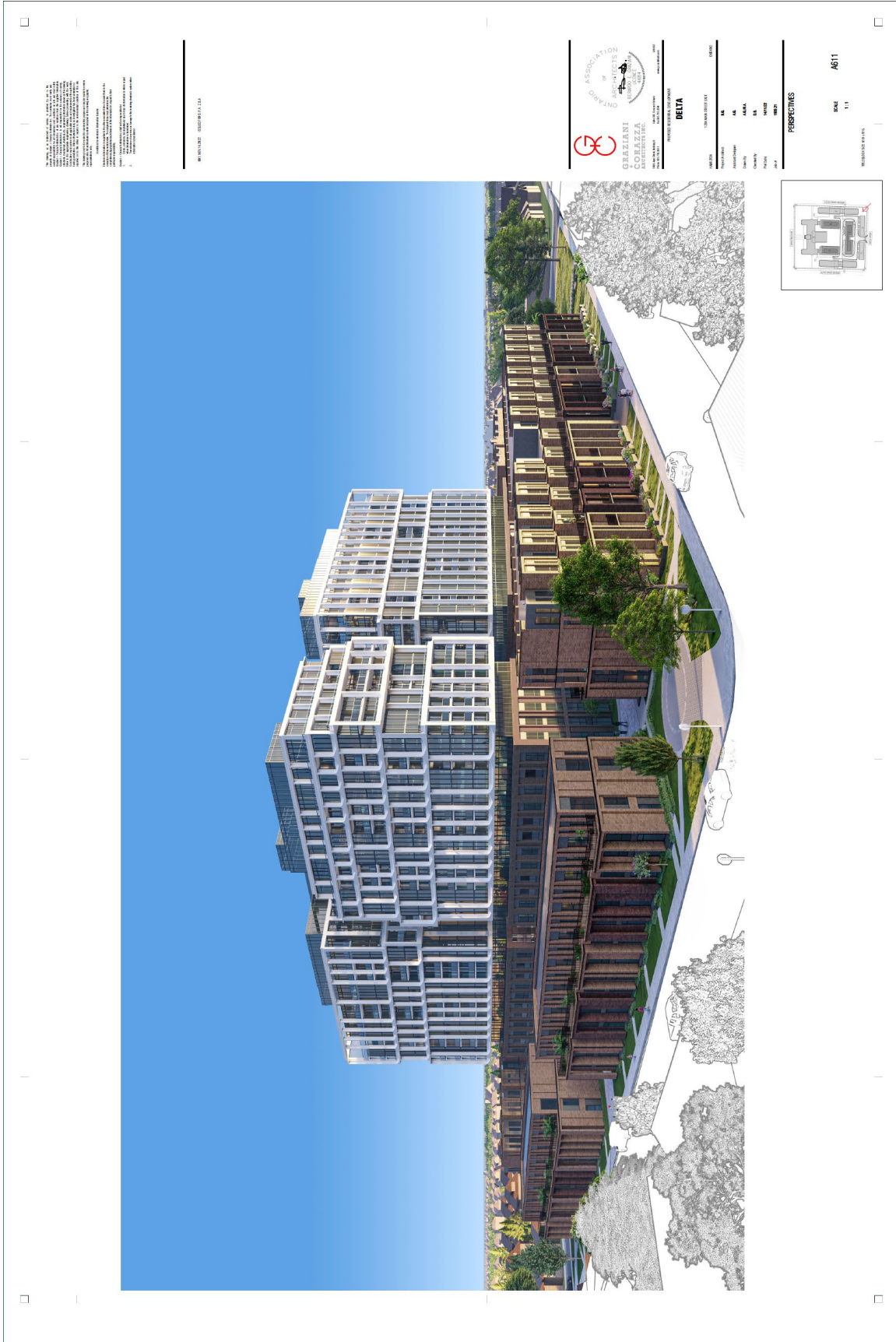
DELTA
1208 MAIN STREET EAST
PROJECT ARCHITECT: A.G. P.L.A.
ARCHITECTURE: A.G. P.L.A.
DRAWN BY: D.B.
CHECKED BY: D.B.
PREPARED: NOV 14, 2022
JOB # 1999.21

SECTIONS
1:250
A502

TELEPHONE: 502.479.4975

ANGULAR PLANE
MAIN SITE





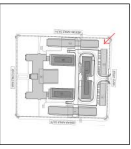
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ARCHITECT: [Firm Name]

ASSOCIATION OF ARCHITECTS ONTARIO
REGISTERED ARCHITECT
GREGORY CORAZZA ARCHITECTS INC.
1000 SHEPPARD AVENUE EAST, SUITE 100
SCARBOROUGH, ONTARIO M1S 1T5
TEL: (416) 291-1111
WWW.GCORAZZA.COM

DELTA
RESIDENTIAL DEVELOPMENT

NO.	DESCRIPTION	DATE	BY
1	ISSUED FOR PERMIT	11/11/2023	GC
2	ISSUED FOR PERMIT	11/11/2023	GC
3	ISSUED FOR PERMIT	11/11/2023	GC
4	ISSUED FOR PERMIT	11/11/2023	GC
5	ISSUED FOR PERMIT	11/11/2023	GC
6	ISSUED FOR PERMIT	11/11/2023	GC
7	ISSUED FOR PERMIT	11/11/2023	GC
8	ISSUED FOR PERMIT	11/11/2023	GC
9	ISSUED FOR PERMIT	11/11/2023	GC
10	ISSUED FOR PERMIT	11/11/2023	GC



PERSPECTIVES
DATE: 11/11/2023
DRAWN BY: GC

