



UNIT 21, 156 DUNCAN MILL ROAD,
TORONTO, ON
M3B 1Z5

WWW.6IXDESIGN.CA

(905) 597 5594

info@6ixdesign.ca

PROJECT ADDRESS:
19820 Holland Landing Rd

CONSULTANTS:

Transportation Consultant: Next Trans

Geotechnical Engineer: Terrapex

Environmental Team: Terrapex

Hydrologist: Terrapex

Economic Analysis: Parcel Economics

Surveyor: ALTIMAP

Civil Engineer: WSP

Civil Engineer: SCS

Sanitary: N&N

Code Consultnat: WSP

Planner: Thorstone

UnderGround Swage:UCI

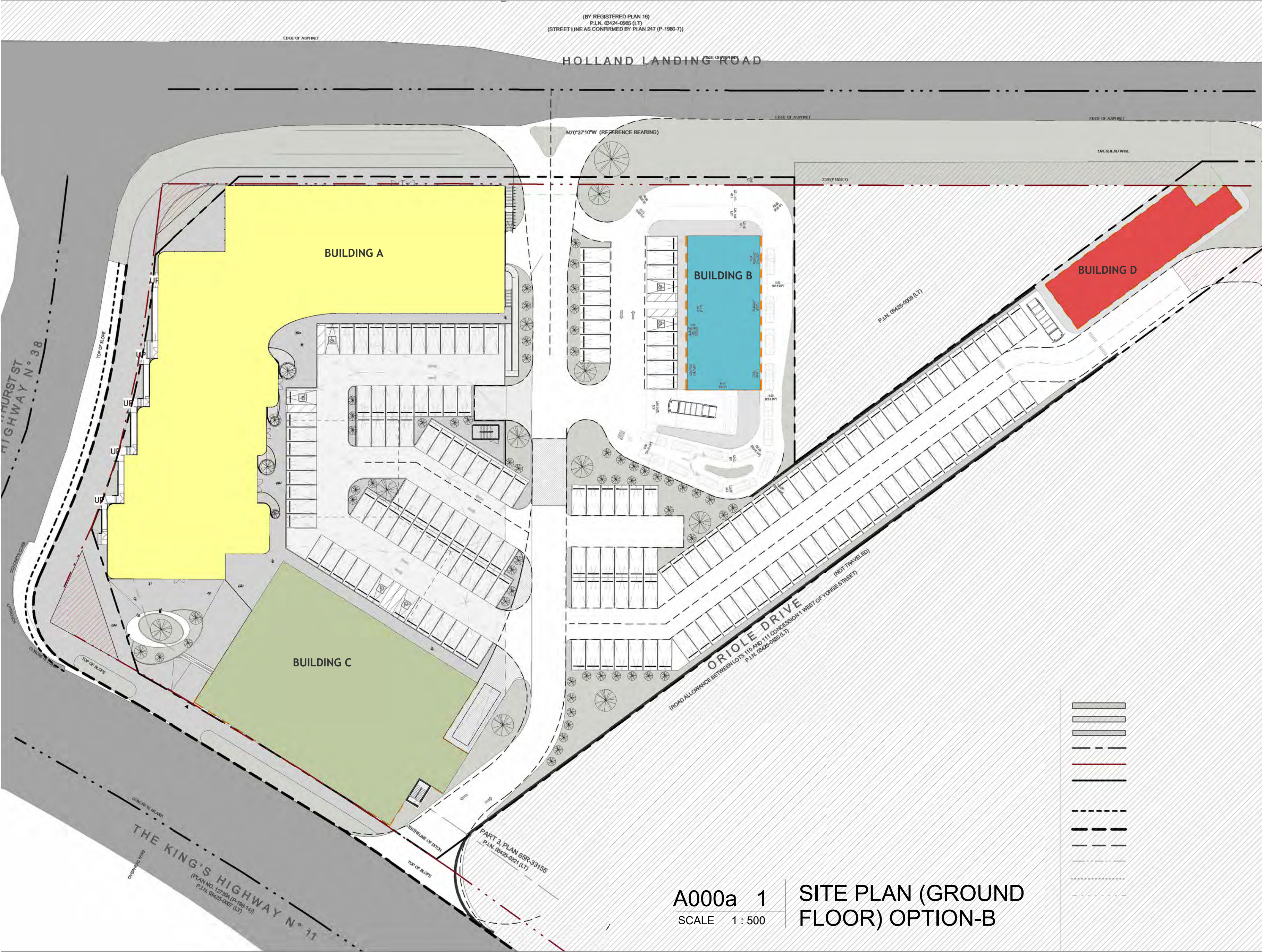
PROJECT DESCRIPTION:

THIS MULTI-FUNCTIONAL PROJECT IS SITUATED AT THE INTERSECTION OF HIGHWAY 11 AND BATHURST. IT SERVES AS A LARGE PLAZA DESIGNED TO FULFILL ESSENTIAL NEEDS FOR THE SURROUNDING AREA, ENCOMPASSING AMENITIES SUCH AS A GAS STATION, RETAIL STORES, A SIZABLE GROCERY SECTION, DRIVE-THROUGH RESTAURANTS, A GYM, AND VARIOUS OTHER FACILITIES.

ARCHITECT:

6ixDesign Architects Inc

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BUILDING PROGRAM

BUILDING	STORY	FLOOR	USAGE	AREA
A	4	BASEMENT	1. PARKING	6445.37 sqm
			2. CAFE	393.26 sqm
		FIRST FLOOR	COMMERCIAL UNIT	1895.83 sqm
		MEZZANINE	CAFE	416.37 sqm
		SECOND FLOOR	1. UNIT * MEDICAL	824.88 sqm
			2.	1187.70 sqm
		THIRD FLOOR	DAY CARE	765.17 sqm
B	1		QSR (Quick Service Restaurant)	416.79 sqm
C	1		PHARMACY	1441.13 sqm
D	2	FIRST FLOOR	1. AUTOMOTIVE SHOP	366.09 sqm
		SECOND FLOOR	2. OFFICE	208.80 sqm

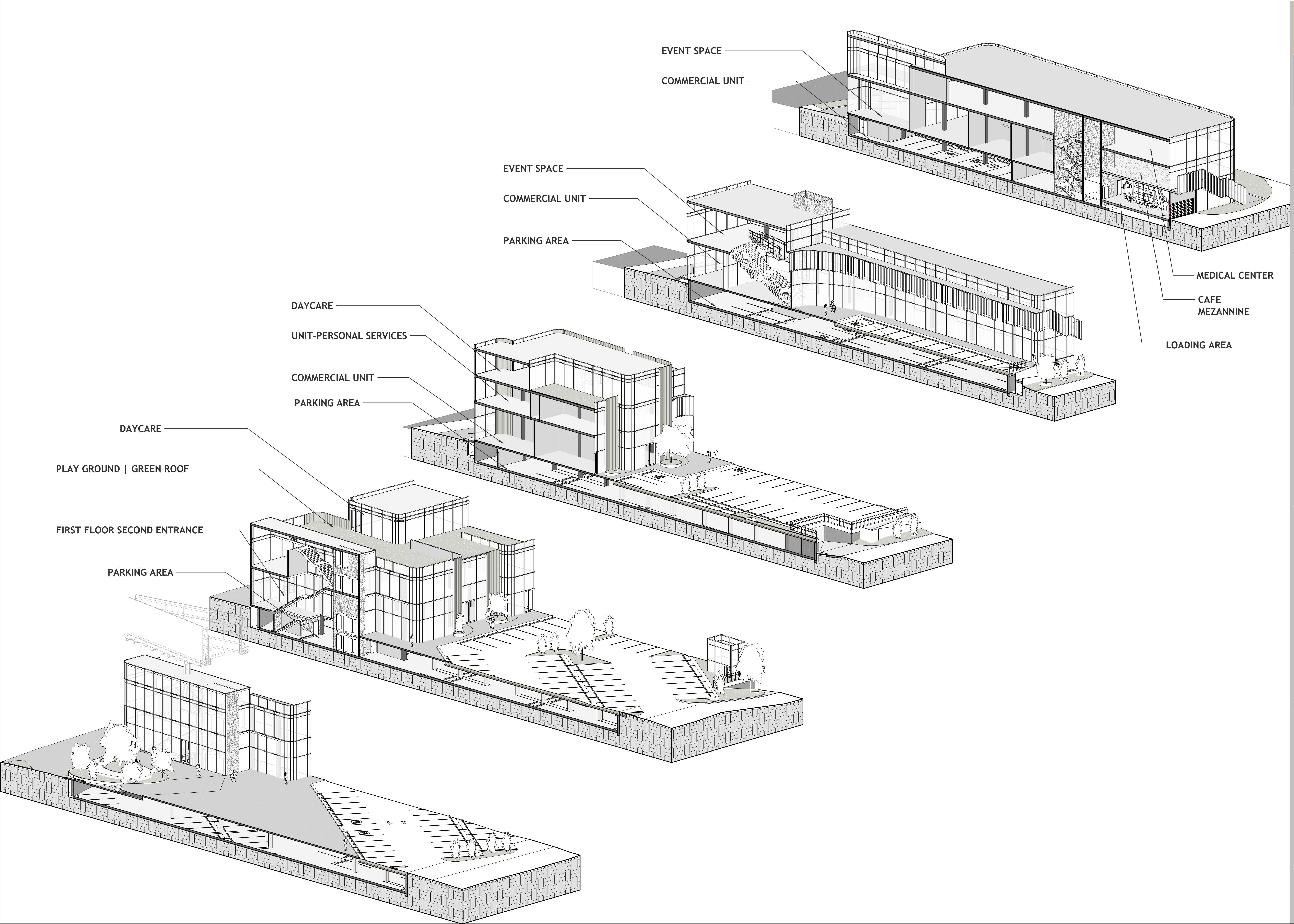
*UNIT MAY BE DESIGNATED FOR ONE OF THE FOLLOWING USES: PERSONAL SERVICES, RETAIL, FOOD SERVICES, OR MEDICAL SERVICES.

BUILDING A-RENTABLE				
Name	Level	Count	Area	Comments
223.30_BANEMENT				
STORAGE	223.30_BANEMENT	1	74.62 m²	BUILDING A
224.25_UPPER BASEMENT				
CAFE ENTRANCE	224.25_UPPER BASEMENT	1	102.98 m²	BUILDING A
CAFE	224.25_UPPER BASEMENT	2	278.78 m²	BUILDING A
226.30_FIRST FLOOR - MAIN BUILDING				
Unit	226.30_FIRST FLOOR - MAIN BUILDING	13	1895.72 m²	BUILDING A
228.75_MEZZANINE				
CAFE MEZZANINE	228.75_MEZZANINE	1	416.37 m²	BUILDING A
232.30_SECOND FLOOR				
Unit	232.30_SECOND FLOOR	7	824.89 m²	BUILDING A
MEDICAL	232.30_SECOND FLOOR	1	1187.70 m²	BUILDING A
EVENT SPACE	232.30_SECOND FLOOR	1	396.60 m²	BUILDING A
236.30_THIRD FLOOR				
DAYCARE	236.30_THIRD FLOOR	1	765.17 m²	BUILDING A
GRAND TOTAL_RENTABLE AREA			5942.83 m²	

BUILDING B			
Name	Level	Area	Comments
226.30_FIRST FLOOR - MAIN BUILDING			
QSR	226.30_FIRST FLOOR - MAIN BUILDING	416.79 m²	BUILDING B
		416.79 m²	

BUILDING C			
Name	Level	Area	Comments
226.30_FIRST FLOOR - MAIN BUILDING			
PHARMACY	226.30_FIRST FLOOR - MAIN BUILDING	1439.37 m²	BUILDING C
		1439.37 m²	

BUILDING D			
Name	Level	Area	Comments
226.30_FIRST FLOOR - MAIN BUILDING			
AUTOMOTIVE SHOP	226.30_FIRST FLOOR - MAIN BUILDING	366.09 m²	BUILDING D
232.30_SECOND FLOOR			
OFFICE	232.30_SECOND FLOOR	208.80 m²	BUILDING D
		574.88 m²	







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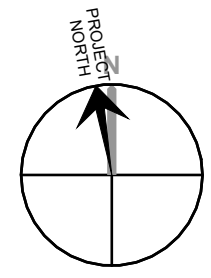
Contractor to check and verify all dimensions and conditions on the job and report discrepancies to the designer before proceeding with the works.

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CLIENT:
6ixDev.

PROJECT ADDRESS:
19820 Holland Landing Rd



NOT FOR CONSTRUCTION

REVISION SCHEDULE

REV #	DESCRIPTION	DATE
REVISION 9	ENTRANCE OPTION 2	240923

SHEET NUMBER:
A000b

DRAWING TITLE:
PRESENTATION-1

PROJECT NAME:
Holland Landing

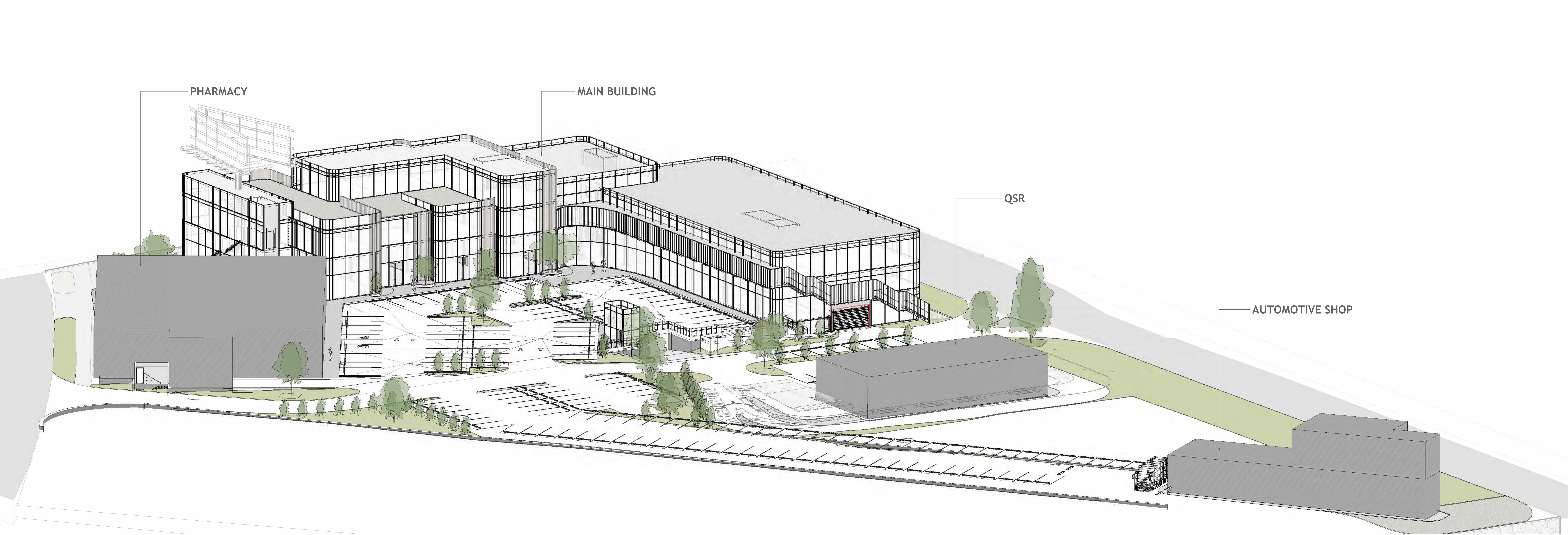
PROJECT NUMBER: **1712-005**

DRAWN BY: **H.F**
CHECKED BY: **Checker**

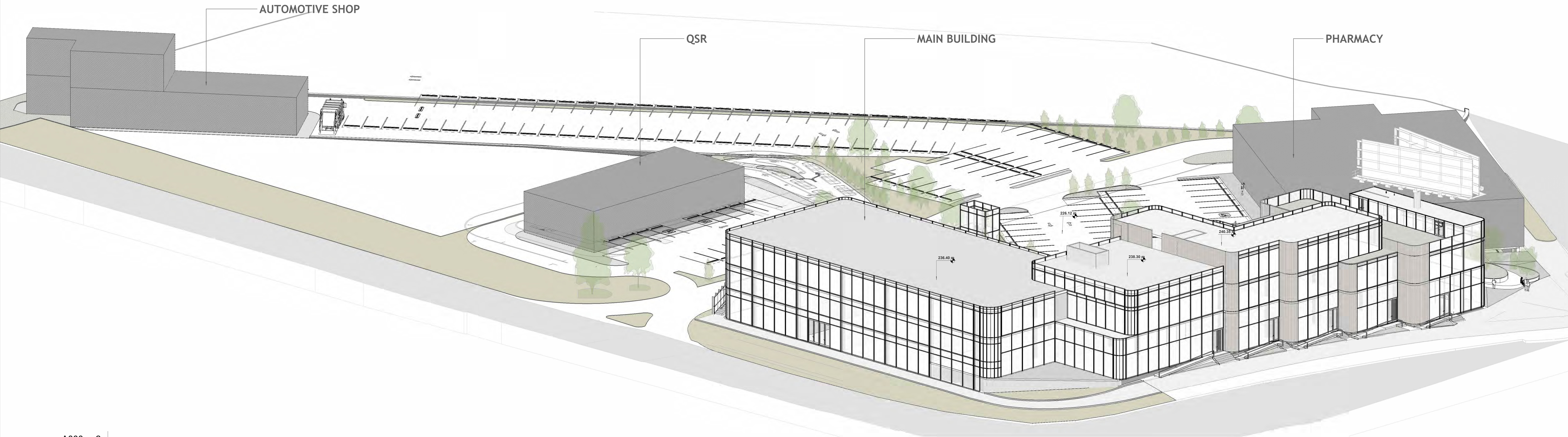
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A000c 1
SCALE PERSPECTIVE 1



A000c 2
SCALE PERSPECTIVE 2

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REVISION SCHEDULE

REV #	DESCRIPTION	DATE
REVISION 10		241211
OPTION 3		

SHEET NUMBER:
A000c
DRAWING TITLE:
PERSPECTIVE 1

PROJECT NAME:
Holland Landing

PROJECT NUMBER: 1712-005

DRAWN BY: H.F.
CHECKED BY: Checker

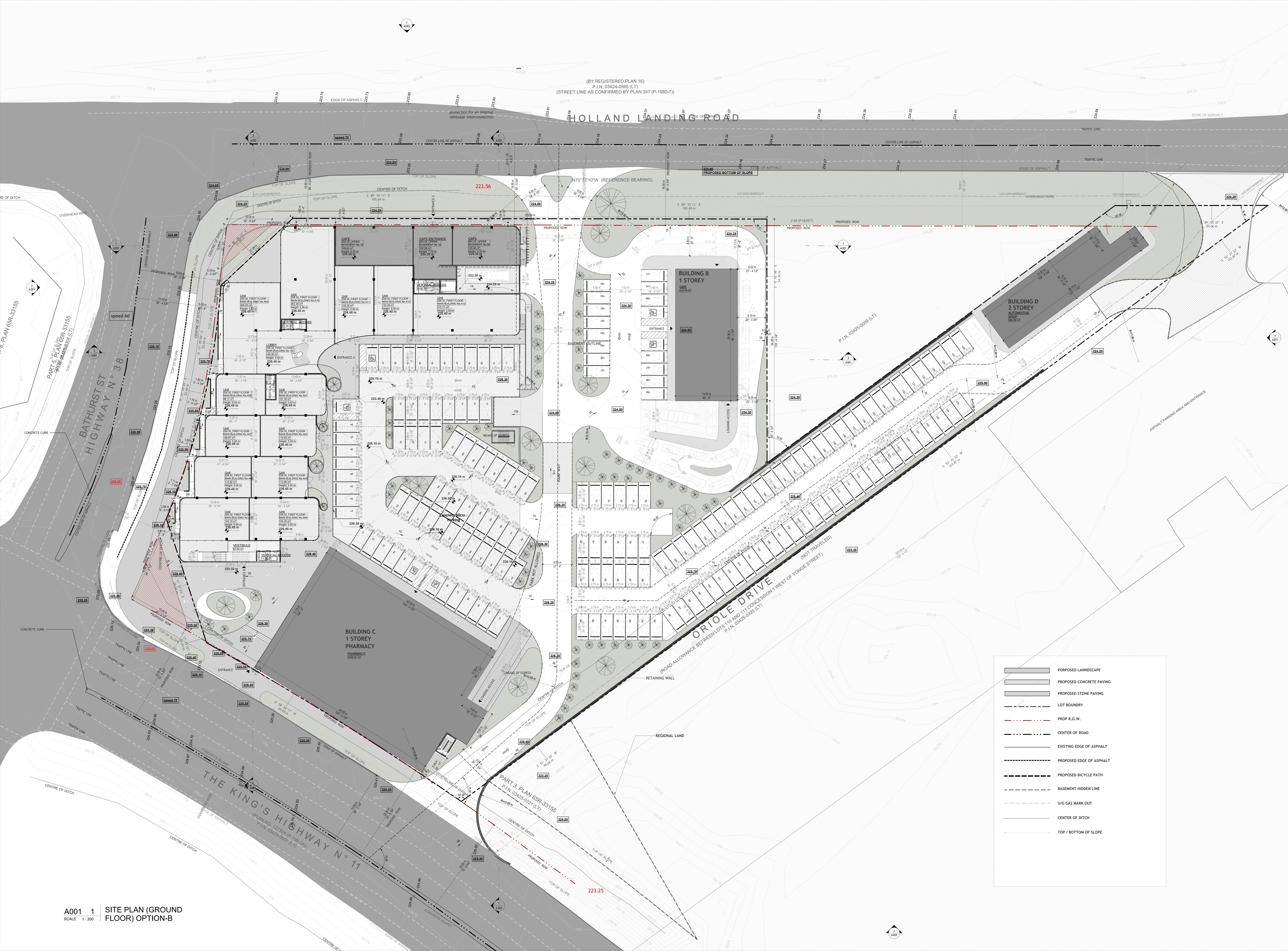
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SCALE:
1 : 200



0 1250 2500 5000
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1:100 GRAPHIC



THIRD FLOOR

DAYCARE 765.17 Sqm

SECOND FLOOR

UNITS (PERSONAL SERVICE) 824.88 Sqm

MEDICAL CENTER 1187.70 Sqm

GROUND FLOOR

CAFE MEZZANINE 416.37 Sqm

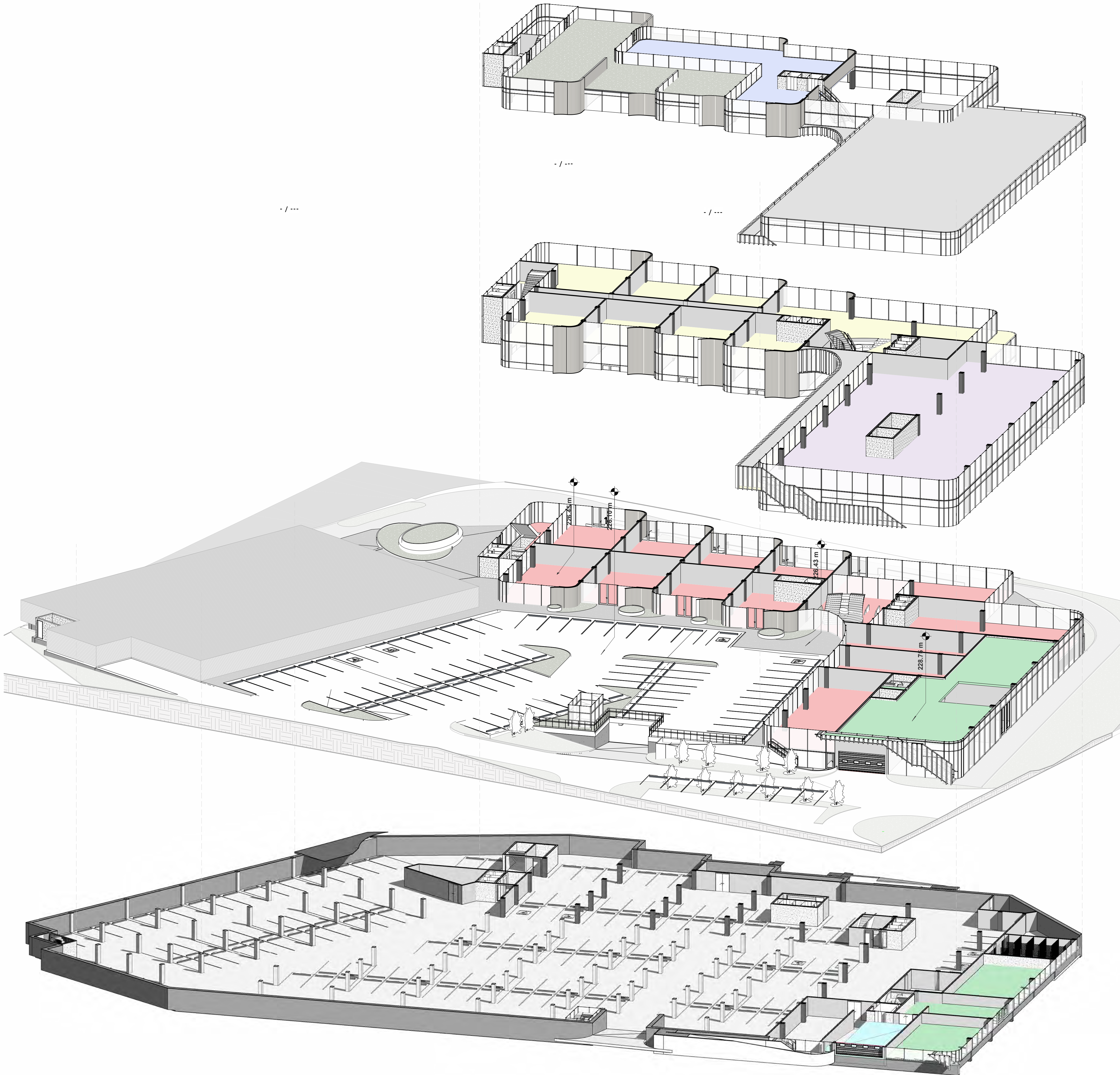
COMMERCIAL UNIT 1895.83 Sqm

BASEMENT FLOOR

LOADING AREA 233.30 Sqm

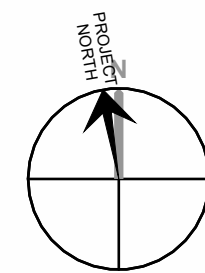
PARKING COVERED 6445.37 sqm

LOWER CAFE 393.26 sqm



CLIENT: 6ixDev.

PROJECT ADDRESS: 19820 Holland Landing Rd



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REVISION SCHEDULE

REV #	DESCRIPTION	DATE
REVISION 9		240923
ENTRANCE OPTION 2		

SHEET NUMBER:

A002

DRAWING TITLE: MASS

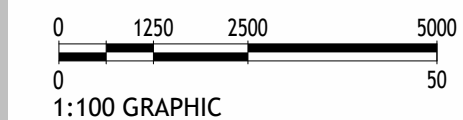
PROJECT NAME: Holland Landing

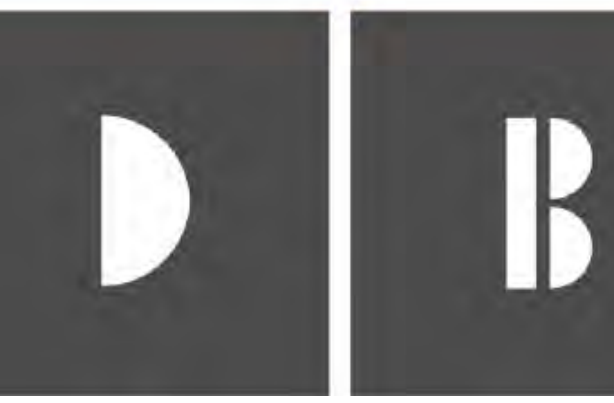
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DRAWN BY: Author

CHECKED BY: Checker

SCALE:





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REVISION SCHEDULE	
REV #	DESCRIPTION
8	Revision 8
REVISION 10	241
OPTION 3	

SHEET NUMBER:

A101

DRAWING TITLE:

BASEMENT

PROJECT NAME:

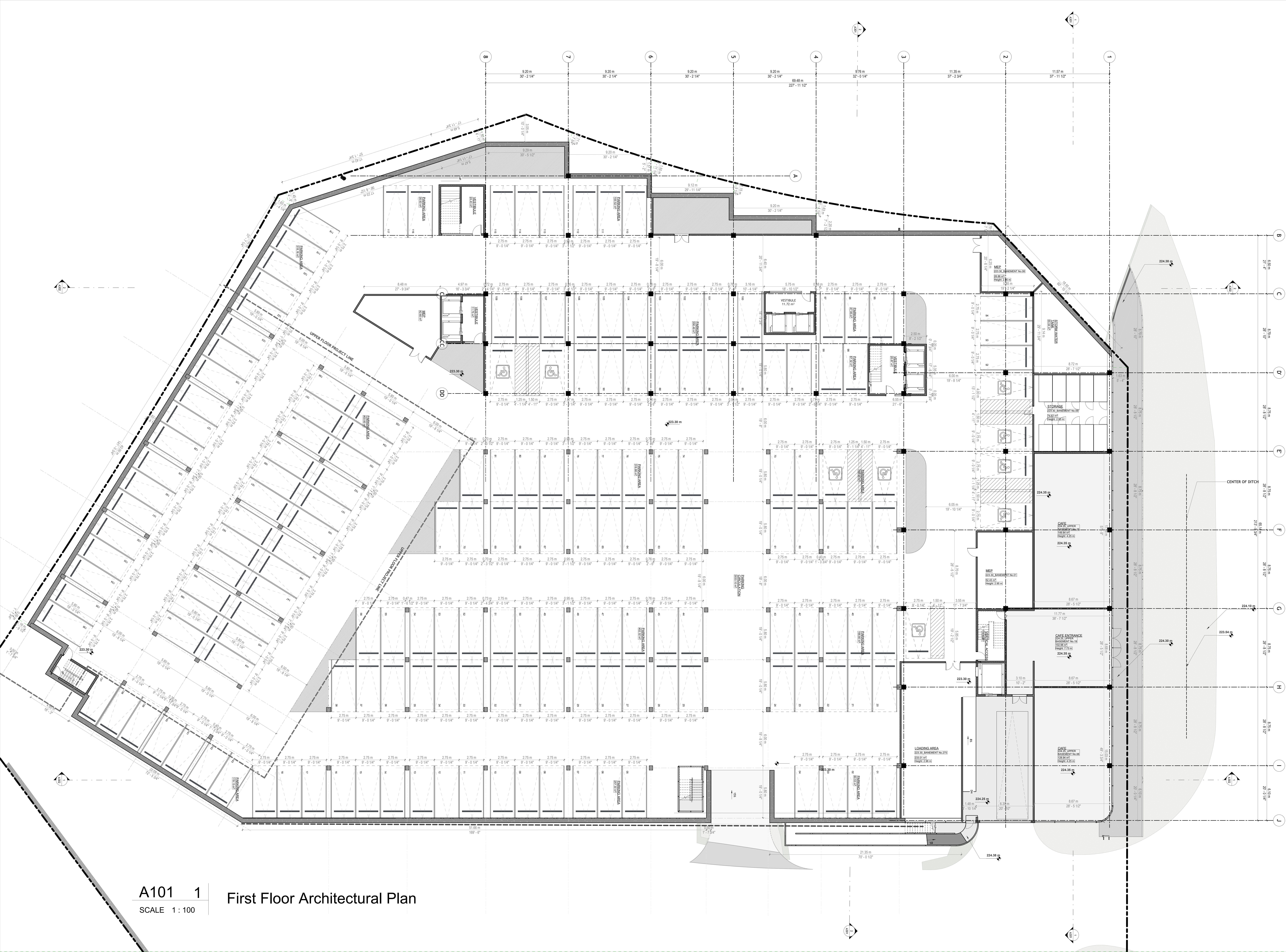
Holland Landing

PROJECT NUMBER: **1712**

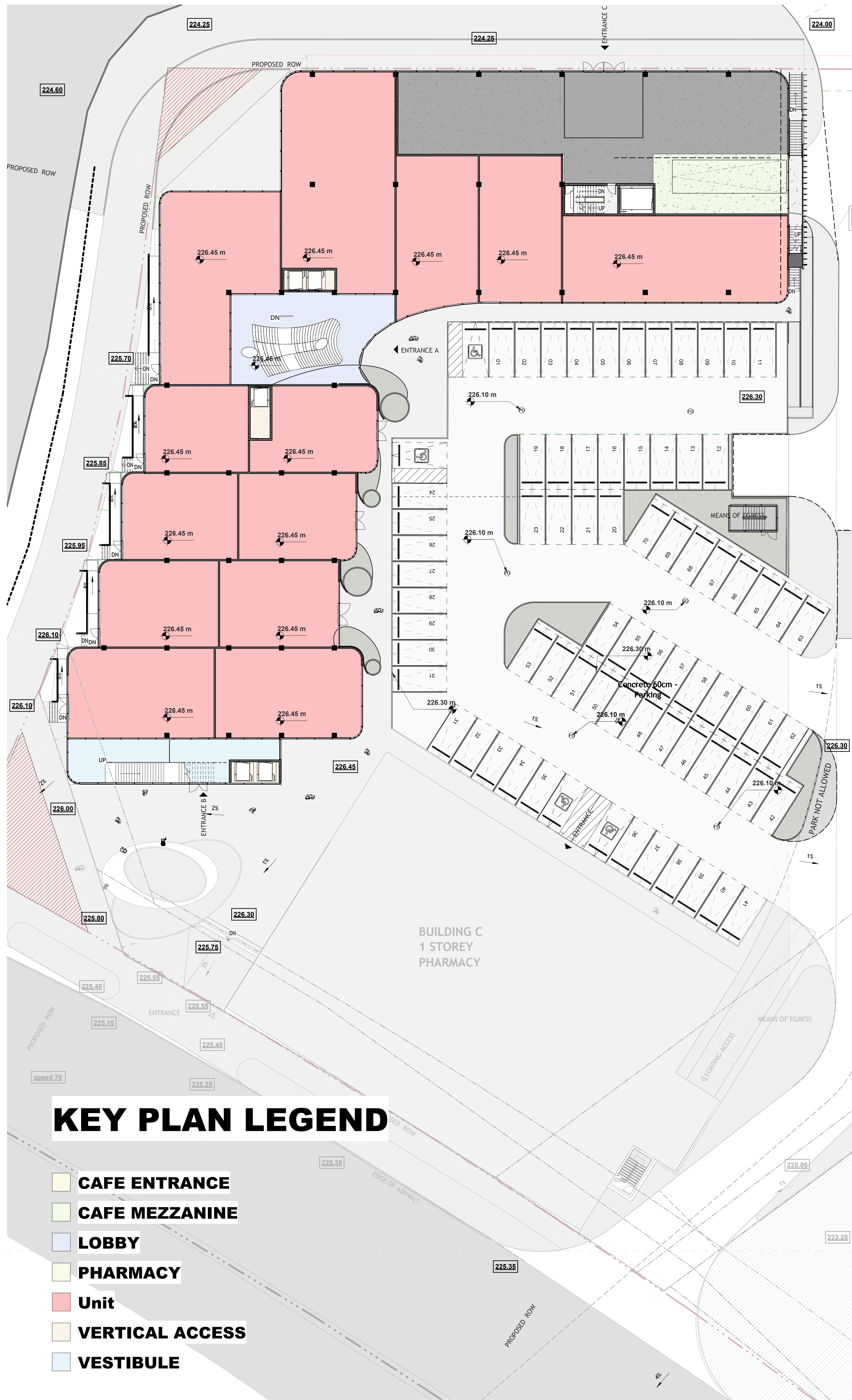
DRAWN BY: H.F

CHECKED BY: F.T

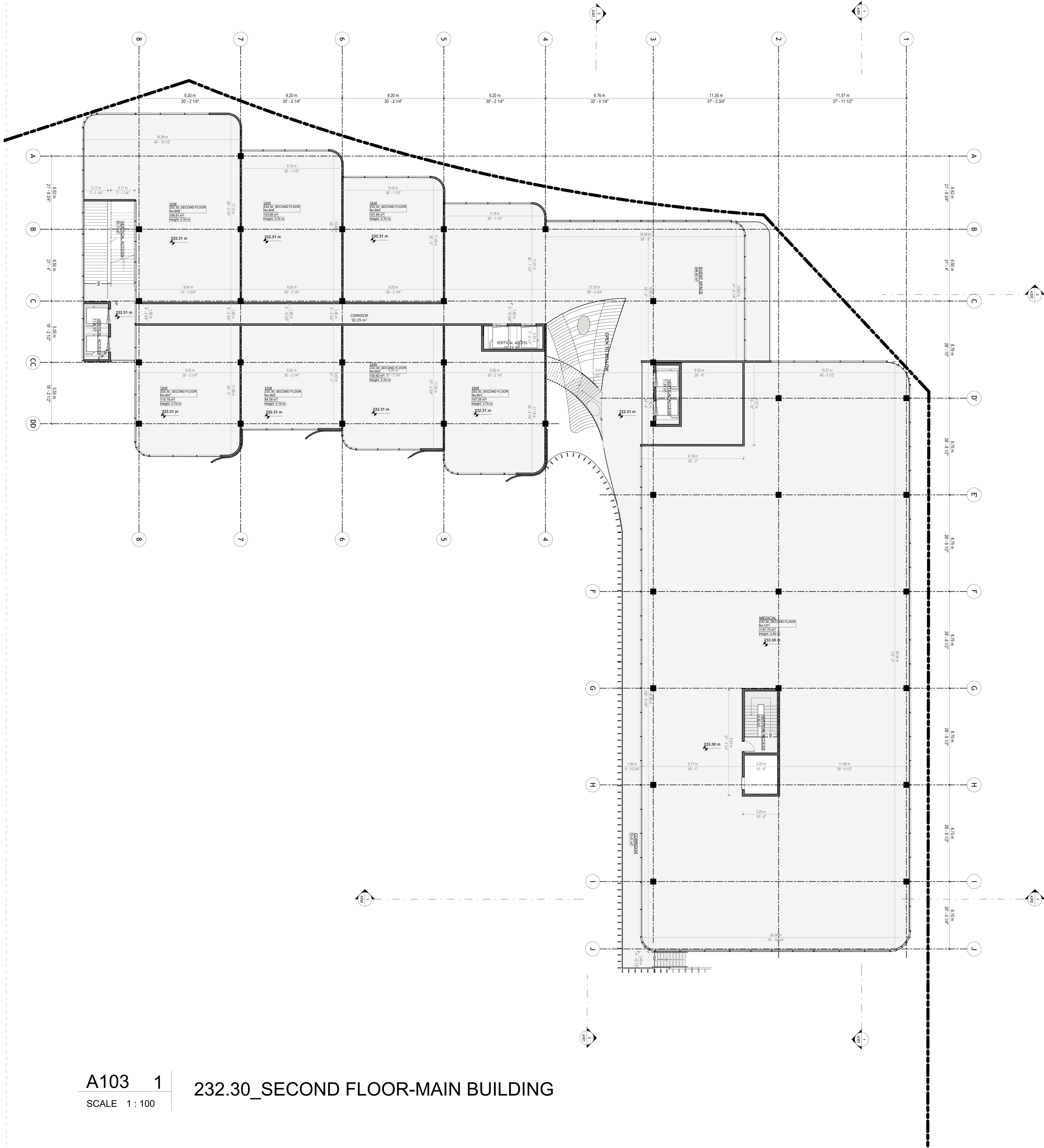
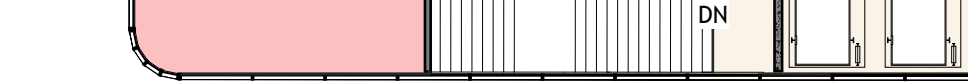
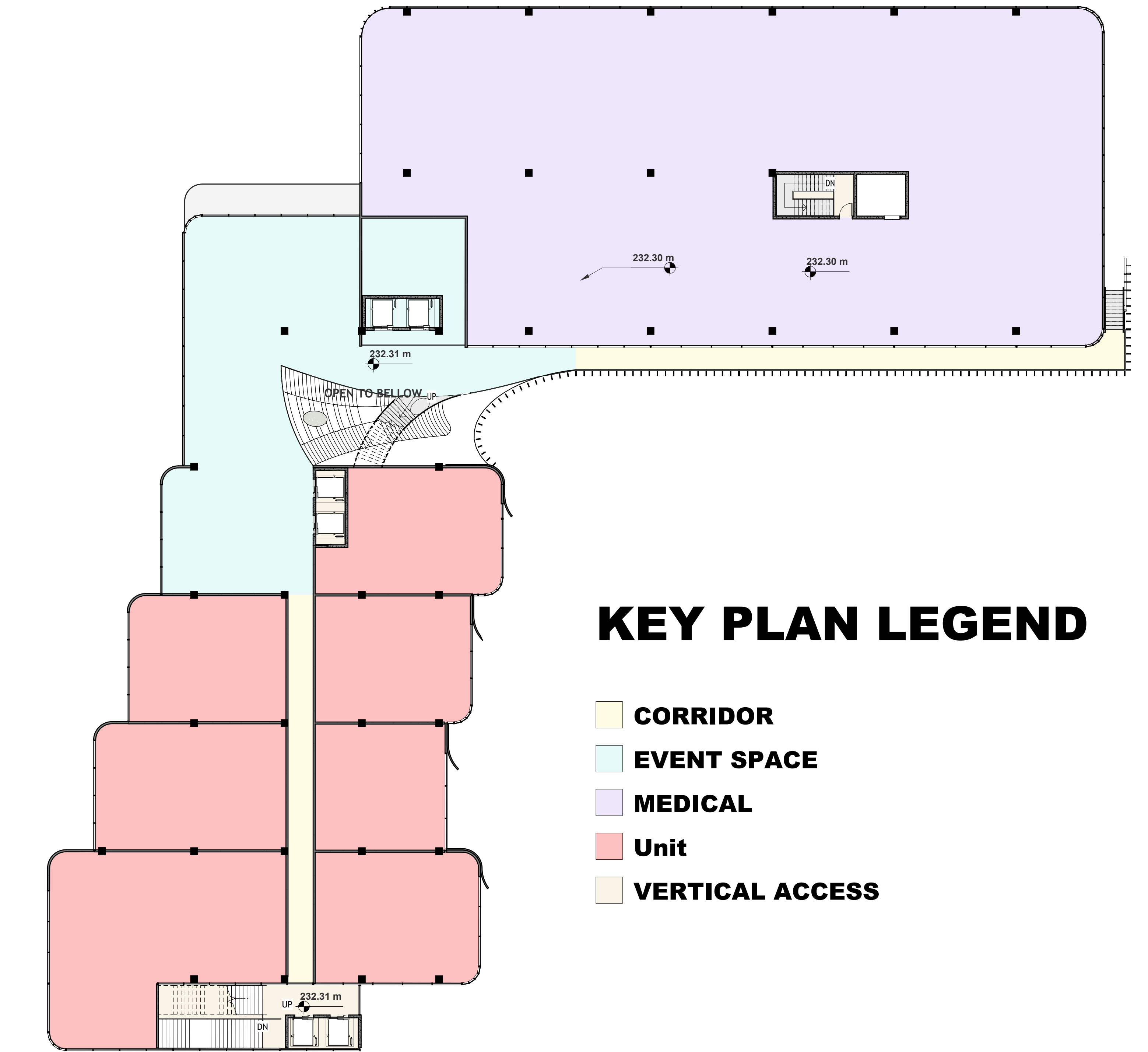
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SPACE SCHEDULE - FIRST FLOOR			
Name	Level	Area	Comments
224.25_UPPER BASEMENT			
CAFE	224.25_UPPER BASEMENT	278.78 m²	BUILDING A
CAFE ENTRANCE	224.25_UPPER BASEMENT	102.98 m²	BUILDING A
226.30_FIRST FLOOR - MAIN BUILDING			
LOBBY	226.30_FIRST FLOOR - MAIN BUILDING	146.30 m²	BUILDING A-NON RENTABLE
Unit	226.30_FIRST FLOOR - MAIN BUILDING	1895.72 m²	BUILDING A
VERTICAL ACCESS	226.30_FIRST FLOOR - MAIN BUILDING	50.96 m²	BUILDING A-NON RENTABLE
VESTIBULE	226.30_FIRST FLOOR - MAIN BUILDING	92.09 m²	BUILDING A-NON RENTABLE
228.75_MEZZANINE			
CAFE MEZZANINE	228.75_MEZZANINE	416.37 m²	BUILDING A
		2983.19 m²	



SPACE SCHEDULE - SECOND FLOOR			
Name	Level	Area	Comments
232.30_SECOND FLOOR			
CORRIDOR	232.30_SECOND FLOOR	120.70 m ²	BUILDING A-NON RENTABLE
EVENT SPACE	232.30_SECOND FLOOR	396.60 m ²	BUILDING A
MEDICAL	232.30_SECOND FLOOR	1187.70 m ²	BUILDING A
Unit	232.30_SECOND FLOOR	824.89 m ²	BUILDING A
VERTICAL ACCESS	232.30_SECOND FLOOR	106.13 m ²	BUILDING A-NON RENTABLE
		2636.03 m ²	



A103 1
SCALE 1:100

232.30_SECOND FLOOR-MAIN BUILDING

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REVISION SCHEDULE
REV # DESCRIPTION DATE

REVISION 10 241211
OPTION 3

SHEET NUMBER:
A103
DRAWING TITLE:
SECOND FLOOR PLAN

PROJECT NAME:
Holland Landing

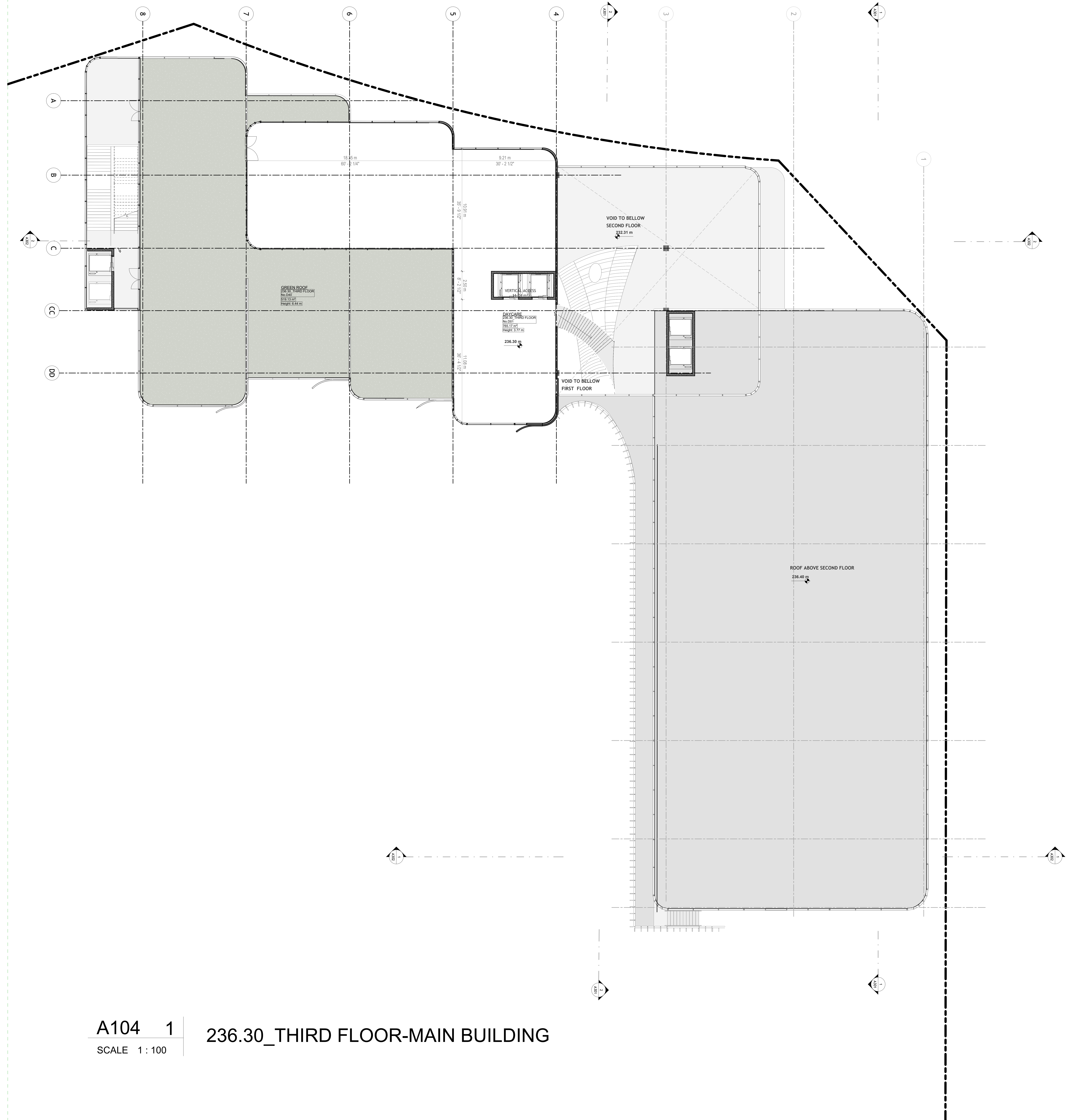
PROJECT NUMBER: 1712-005
DRAWN BY: H.F
CHECKED BY: F.T

SCALE:
As Indicated
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1:100 GRAPHIC

KEY PLAN LEGEND

- DAYCARE
- GREEN ROOF
- VERTICAL ACCESS

- **DAYCARE**
- **GREEN ROOF**
- **VERTICAL ACCESS**



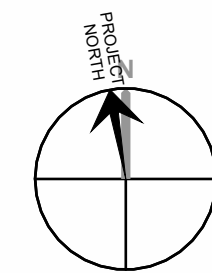
236.30_THIRD FLOOR-MAIN BUILDING

CLIENT:

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PROJECT ADDRESS:

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REVISION SCHEDULE

REV #	DESCRIPTION	DATE
REVISION 9		240923

ENTRANCE OPTION 2

SHEET NUMBER:

A202

DRAWING TITLE:

ELEVATION 2

PROJECT NAME:

Holland Landing

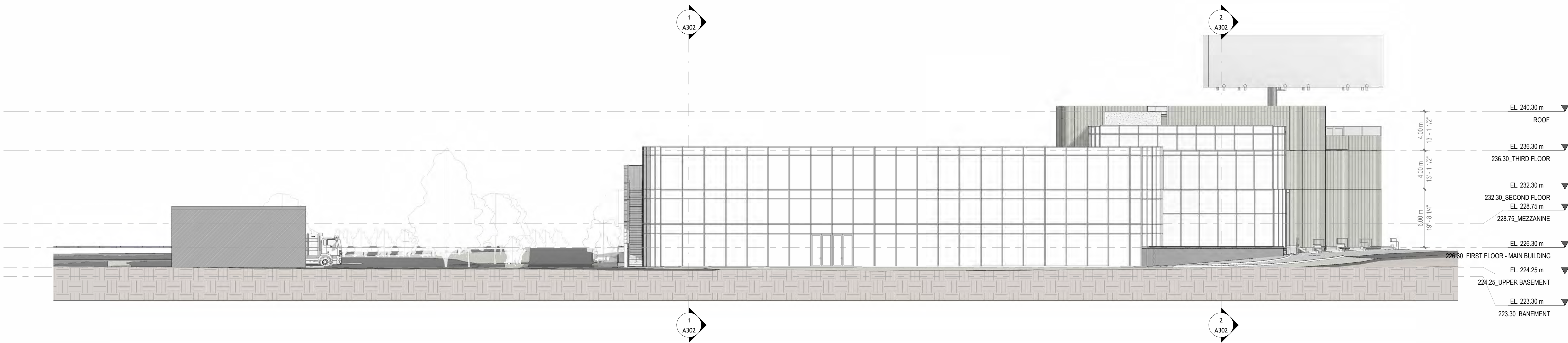
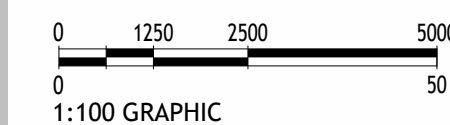
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DRAWN BY: **H.F**

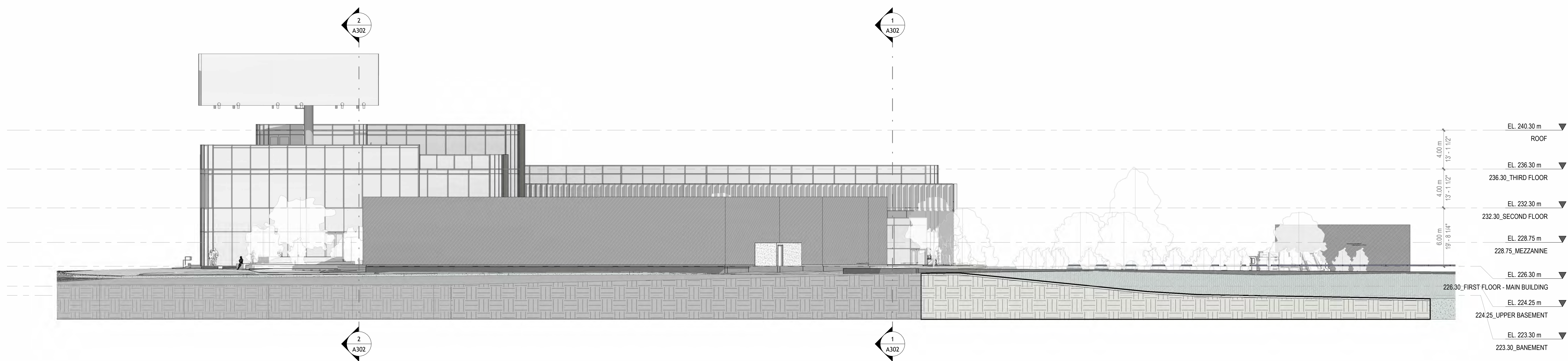
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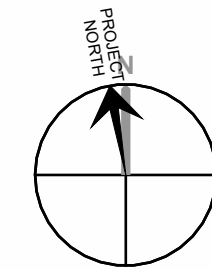
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A202 1 | North Architectural Building
Elevation
SCALE 1 : 200



A202 2 | South Architectural Building
Elevation
SCALE 1 : 200



REVISION SCHEDULE

REV #	DESCRIPTION	DATE
REVISION 9		240923
ENTRANCE OPTION 2		

SHEET NUMBER:

A301

DRAWING TITLE:
Sections

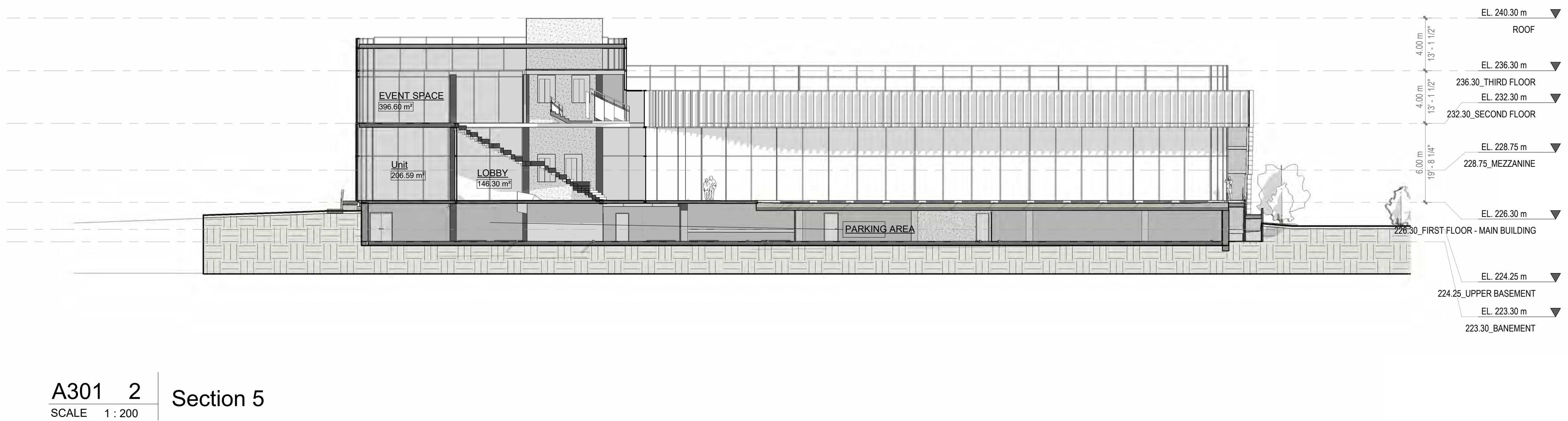
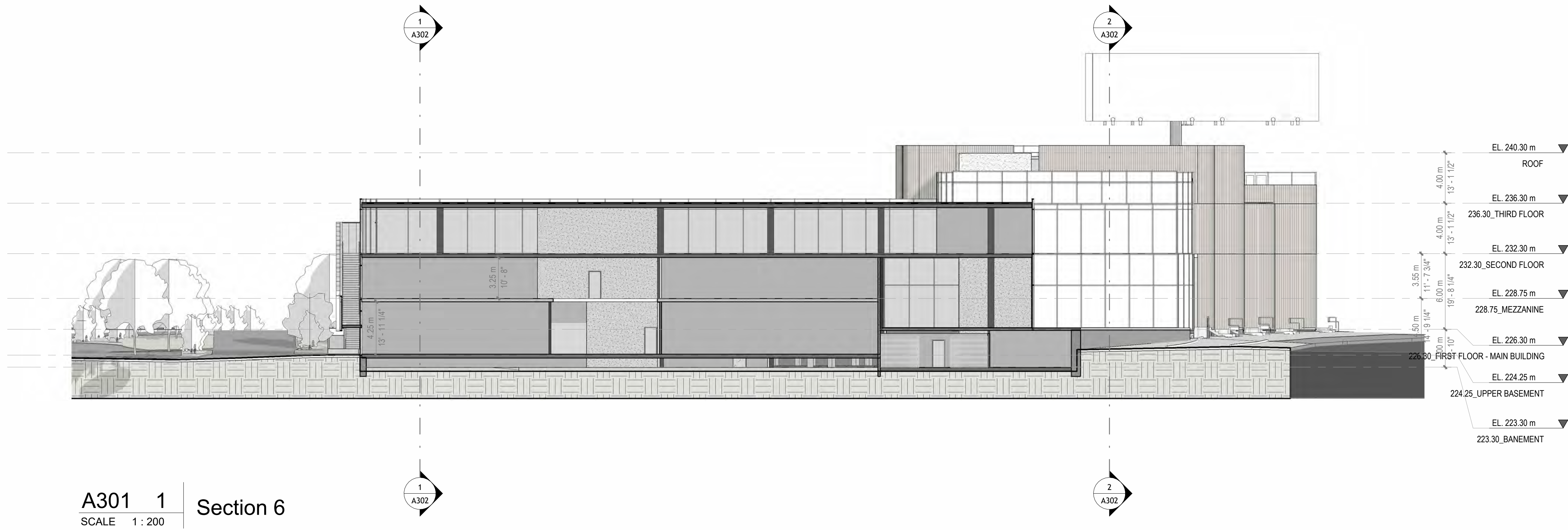
PROJECT NAME:
Holland Landing

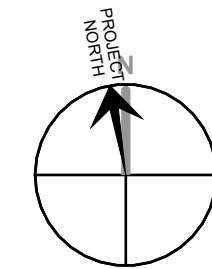
PROJECT NUMBER: **1712-005**

DRAWN BY: **H.F**
CHECKED BY: **Checker**

SCALE:
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REVISION SCHEDULE		
REV #	DESCRIPTION	DATE
REVISION 9	ENTRANCE OPTION 2	240923

SHEET NUMBER:

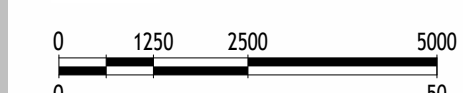
A302

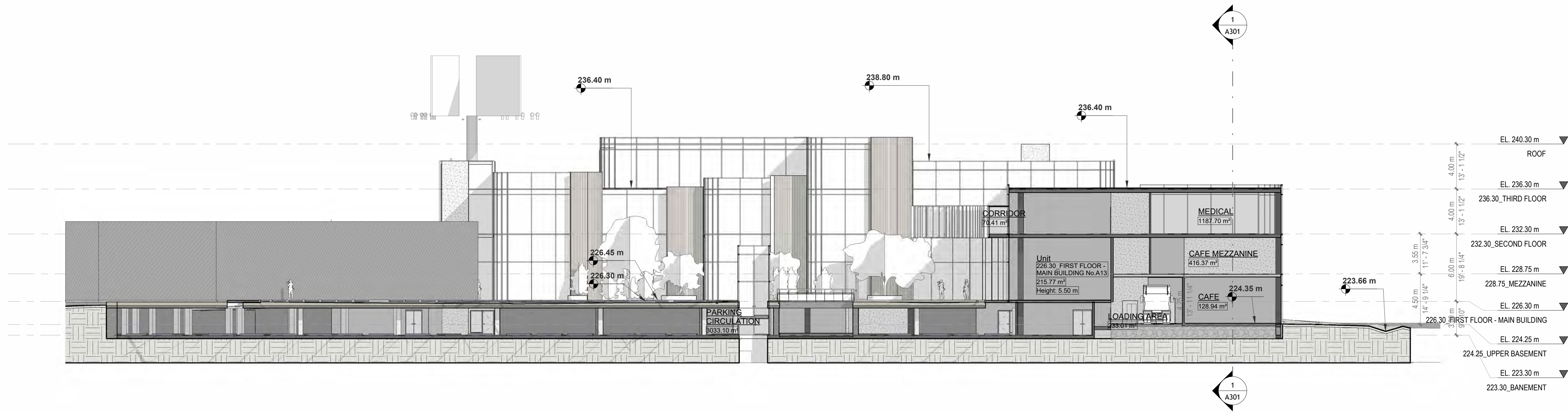
DRAWING TITLE:
Sections

PROJECT NAME:
Holland Landing

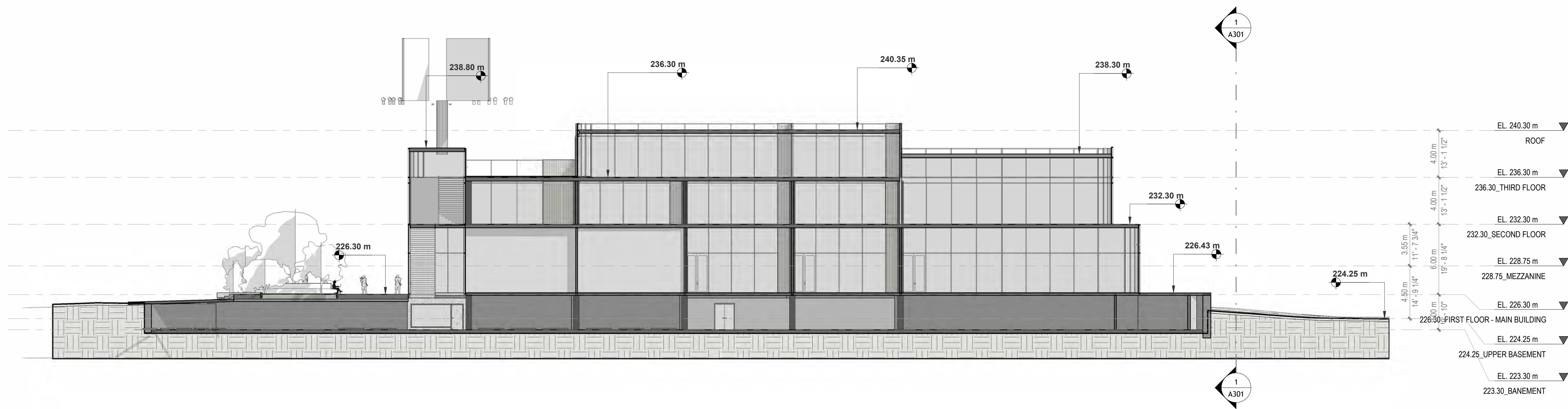
PROJECT NUMBER: **1712-005**

DRAWN BY: **H.F**
CHECKED BY: **Checker**

SCALE:
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A302 1
SCALE 1 : 200
Section 2



A302 2
SCALE 1 : 200
Section 3