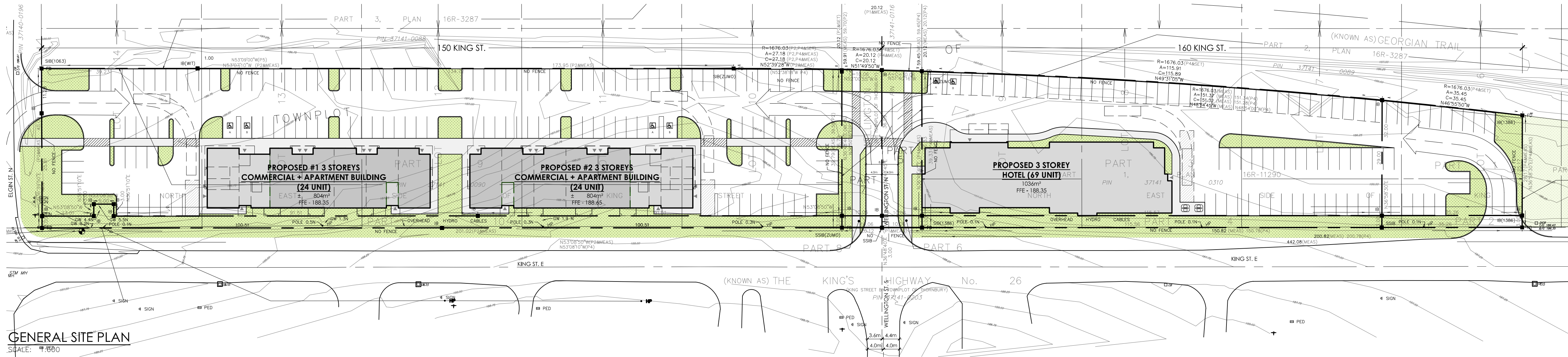
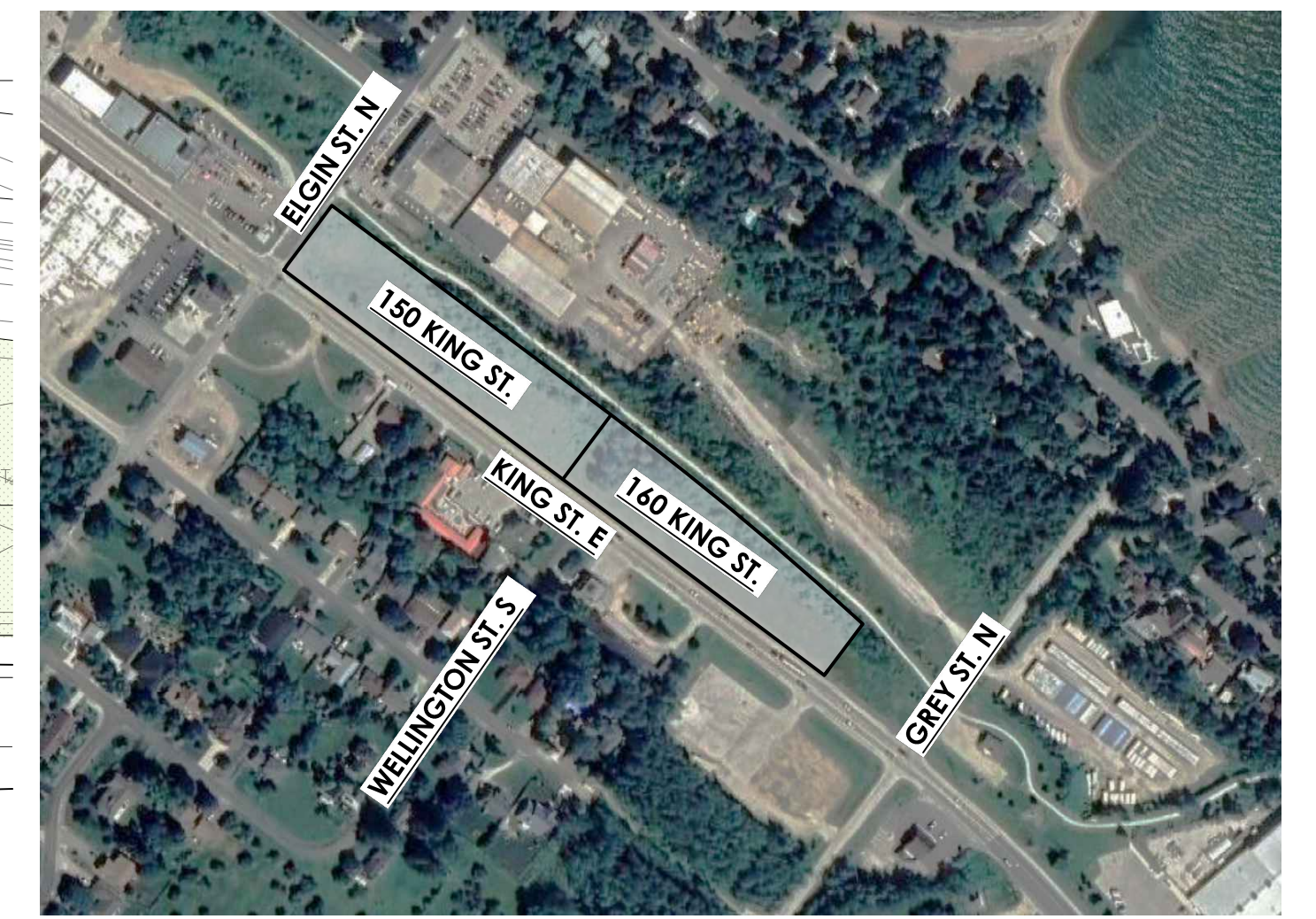
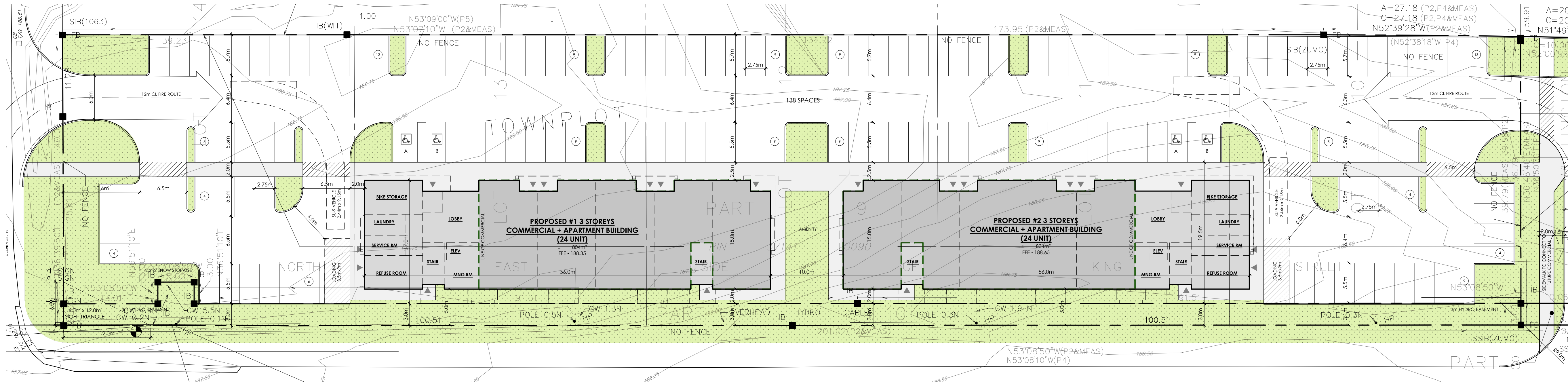




GENERAL SITE PLAN
SCALE: 1:800



KEY PLAN
SCALE: N.T.S.



150 KING ST. SITE PLAN BLOW UP
SCALE: 1:300

150 KING ST. SITE STATISTICS:

PROPERTY DETAILS

ZONING: C1 (VILLAGE COMMERCIAL)
ADDRESS: 150 KING ST. THORNBURY, ON

LOT AREA: ± 8,444 m² (± 2.08 ACRES)
LANDSCAPE AREA (W/ SIDEWALK): ± 2,413 m² (29%)
PARKING AREA: ± 4,359 m² (52%)
BUILDING AREA: ± 1,672 m² (19%)
BUILDING HEIGHT: 11m

GROSS FLOOR AREA PER BUILDING:

GROUND FLOOR (RESIDENTIAL + COMMERCIAL): ± 804 m²
SECOND FLOOR (RESIDENTIAL): ± 836 m²
THIRD FLOOR (RESIDENTIAL): ± 836 m²
TOTAL GROSS FLOOR AREA: ± 2,476 m²

UNIT BREAKDOWN PER BUILDING:

SECOND FLOOR: (9) 1 BD UNIT & (3) 2 BD UNIT
THIRD FLOOR: (9) 1 BD UNIT & (3) 2 BD UNIT
TOTAL UNIT BREAKDOWN: (18) 1 BD UNIT & (6) 2 BD UNIT

REQUIRED PARKING PER BUILDING (INCLUDING VISITOR):

COMMERCIAL (1 SPACES/20 m²) ± 564 m² = 29 SPACES
PER 1 BEDROOM UNIT 1.5 SPACES x 18 = 27 SPACES
PER 2 BEDROOM UNIT 2 SPACES x 6 = 12 SPACES

TOTAL: 68 SPACES
TOTAL SITE PARKING NEEDED: 136 SPACES
TOTAL SITE PARKING PROVIDED: 138 SPACES

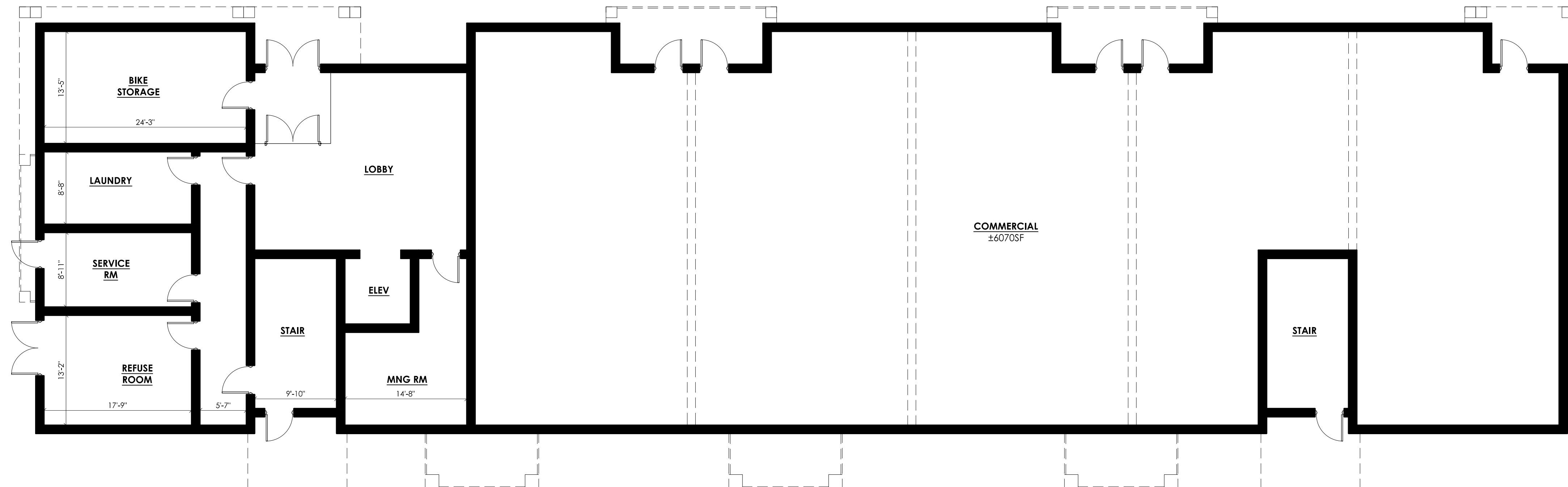


DRAFT RENDERINGS
SCALE: N.T.S.





TYP. SECOND & THIRD FLOOR PLAN
SCALE: 1:100



TYP. GROUND FLOOR PLAN
SCALE: 1:100



PROJECT:

PROPOSED DEVELOPMENT
150 & 160 KING ST
THORNBURY, ON

SHEET TITLE:

DRAFT FLOOR PLANS

0	MAY 27/22	ISSUED FOR SPA
No.	Date	Description
Revisions		

Design: A.R.C.
Drawn: M.G.
Checked: A.R.C.
Project No.: --
Scale:
Printed: MAY 27/22

Drawing No.:

A1.1



TYP. BUILDING 150 KING ST. - NORTH ELEVATION

SCALE: ± 1:100



TYP. BUILDING 150 KING ST. - WEST ELEVATION

SCALE: ± 1:100



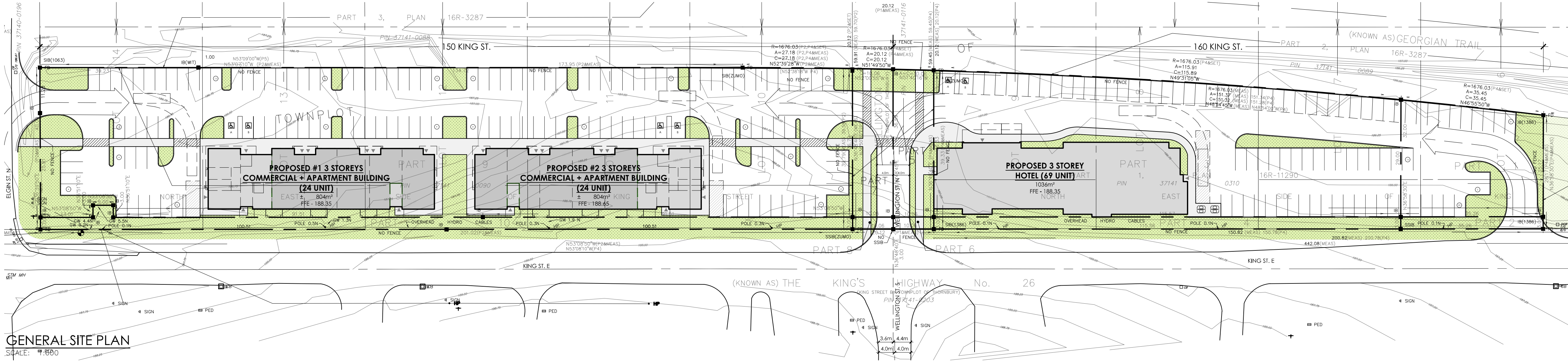
TYP. BUILDING 150 KING ST. - SOUTH ELEVATION

SCALE: ± 1:100

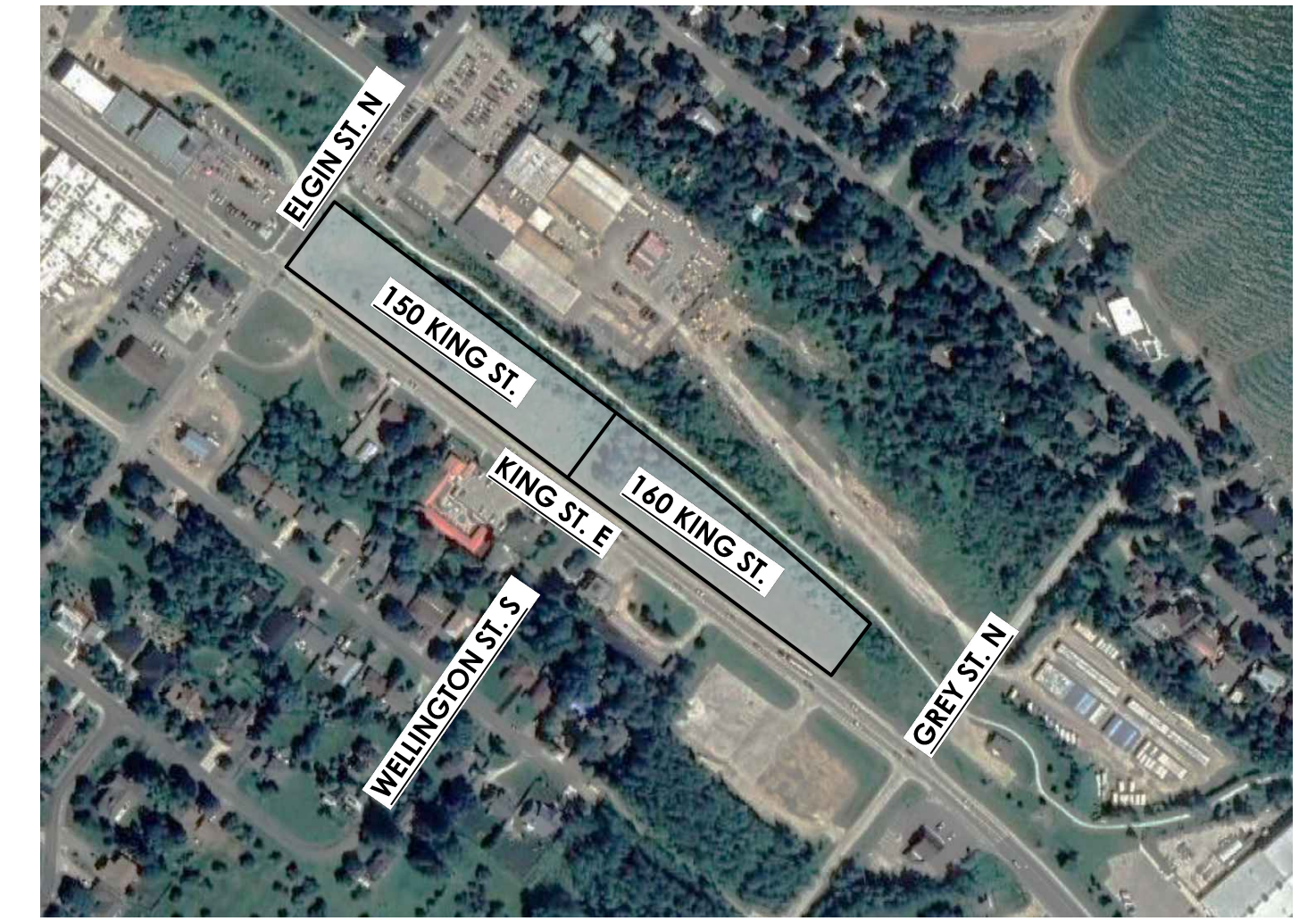


TYP. BUILDING 150 KING ST. - EAST ELEVATION

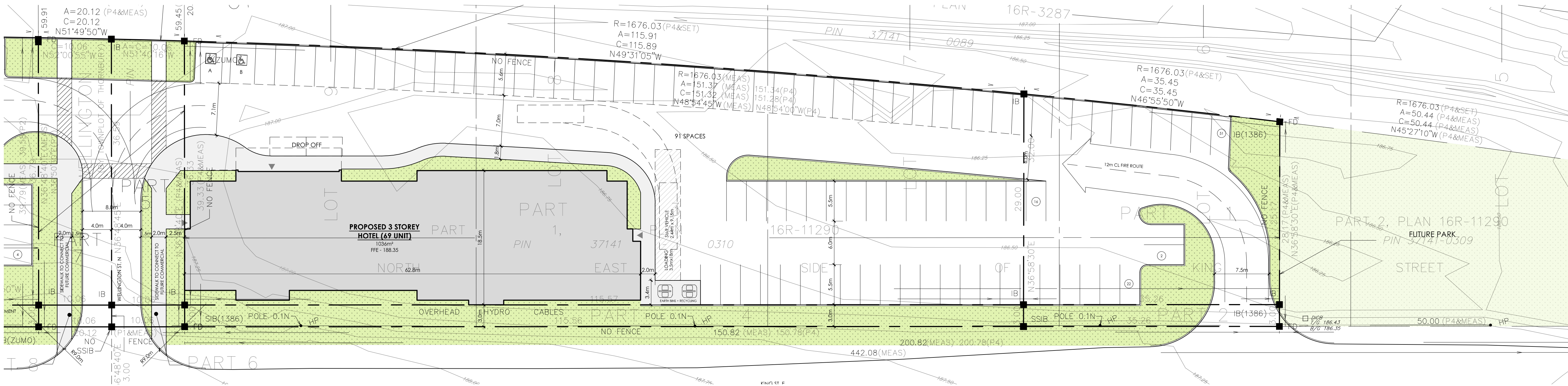
SCALE: ± 1:100



GENERAL SITE PLAN
SCALE: 1:4000



KEY PLAN
SCALE: N.T.S.



160 KING ST. SITE PLAN BLOW UP
SCALE: 1:300

160 KING ST. SITE STATISTICS:

PROPERTY DETAILS	
ZONING:	C1 (VILLAGE COMMERCIAL)
ADDRESS:	160 KING ST. THORNBURY, ON
LOT AREA:	± 5.655 m ² (± 1.39 ACRES)
LANDSCAPE AREA (W/ SIDEWALK):	± 1.353 m ² (24%)
PARKING AREA:	± 3.253 m ² (57%)
BUILDING AREA:	± 1.036 m ² (19%)
BUILDING HEIGHT:	11m
GROSS FLOOR AREA:	
GROUND FLOOR:	± 1.036 m ²
SECOND FLOOR:	± 1.036 m ²
THIRD FLOOR:	± 1.036 m ²
TOTAL GROSS FLOOR AREA:	± 3.108 m ²
REQUIRED PARKING PER BUILDING (INCLUDING VISITOR):	
HOTEL (1.3 SPACES/ROOM)	69 ROOMS 91 SPACES
TOTAL SITE PARKING NEEDED:	91 SPACES
TOTAL SITE PARKING PROVIDED:	91 SPACES
HOTEL ROOM CONFIGURATION:	
DOUBLE QUEEN:	45 ROOMS
KING:	16 ROOMS
BARRIER FREE DOUBLE QUEEN:	2 ROOMS
BARRIER FREE KING:	6 ROOMS
TOTAL ROOMS:	69 ROOMS
OF WHICH BARRIER FREE	8 ROOMS



DRAFT RENDERINGS
SCALE: N.T.S.





HAMILTON ON I.N.C. (905) 570 1656



LEGEND

- PROPOSED BUILDING
- SOD & LANDSCAPE
- DRIVE AREA
- SIDEWALK

SITE INFORMATION IS BASED ON SKETCH OF TOPOGRAPHIC DETAIL, DATED FEB. 25 2022. PREPARED BY: J.D. BARNES LIMITED, UNIT V, 142 COMMERCE PARK DRIVE, BARRIE ONT., L4N 8W8

PROJECT:

PROPOSED DEVELOPMENT

150 & 160 KING ST
THORNBURY, ON

SHEET TITLE:

SITE PLAN & STATS

No.	Date	Description
0	MAY 27/22	ISSUED FOR SPA

Revisions

Design:	A.R.C.
Drawn:	M.G.
Checked:	A.R.C.
Project No.:	--
Scale:	
Printed:	MAY 27/22

Drawing No.:

SP.2



HOTEL PROTOTYPE TYP. SECOND & THIRD FLOOR PLAN
SCALE: 1/8" = 1'-0"



HOTEL PROTOTYPE GROUND FLOOR PLAN
SCALE: 1/8" = 1'-0"

Double Queen 45
King 16
BF Double Queen 2
BF Double King 6

Total Rooms: 69
Of Which Barrier Free 8



160 KING ST. - NORTH ELEVATION
SCALE: ± 1:100



160 KING ST. - SOUTH ELEVATION
SCALE: ± 1:100



160 KING ST. - EAST ELEVATION
SCALE: ± 1:100



160 KING ST. - WEST ELEVATION
SCALE: ± 1:100