

BARRIE LAKESHORE DEVELOPMENTS
3200 Highway 7
Vaughan, ON, L4K 5Z5
Telephone: 905 326 6400
Contact: Michael Guberman

BARRIE WATERFRONT - PHASE 1

51, 53, 55 &75 BRADFORD STREET AND 20 CHECKLEY
STREET, BARRIE, ON

19.105SD



TURNER
FLEISCHER

67 Lesmill Road
Toronto, ON, M3B 2T8
turnerfleischer.com

RE-ISSUED FOR SITE PLAN APPROVAL #4
APRIL 16 2021

ARCHITECT: Turner Fleischer Architects 67 Lesmill Road Toronto, ON, 1A2 B3C Telephone: 416 425 2222 Contact: Raza Mehdi	SITE SERVICES ENGINEER: SCS Consulting Group Ltd. 30 Centurian Drive, Suite 100 Markham, ON, L3R 8B8 Telephone: 905 475 1900 Contact: Victor Szeghalmi	LANDSCAPE ARCHITECT: MHBC Planning, Urban Design & Landscape Architecture 7050 Weston Road, Suite 230 Woodbridge, ON, L4L 8GT Telephone: 905 761 5588 Contact: Greg Costa	TRANSPORTATION ENGINEER: BA Consulting Group Ltd. 300-45 St Clair Ave. West, Toronto, ON, M4V 1K9 Telephone: 416 961 7110 Contact: Emily J. Ecker	URBAN DESIGNER: Weston Williamson + Partners Canada Square, 2200 Yonge St, Unit 1004, Toronto, ON, M4S 2C6 Telephone: 416 312 5944 Contact: Raymond Lee	WIND CONSULTANT: Gradient Wind 127 Walgreen Road, Ottawa, ON, K0A 1L0 Telephone: 613 836 0934 Contact: Andrew Slihas	SURVEYOR: Schaeffer Dzaldov Bennett Ltd. 64 Jardin Drive, Unit 1 Concord, ON, L4K 3P3 Telephone: 416 987 0101 Contact: Ophir N. Dzaldov	ENERGY CONSULTANT: EQ Building Performance Inc. 25 Adelaide St. East, Suite 1500 Toronto, ON, M5C 3A1 Telephone: 416 645 1186 Contact: Kari Beal	PLANNING CONSULTANT: MHBC Planning, Urban Design & Landscape Architecture 7050 Weston Road, Suite 230 Woodbridge, ON, L4L 8GT Telephone: 905 761 5588 Contact: David A. McKay
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4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU
2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

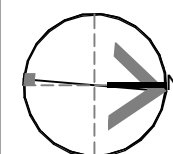
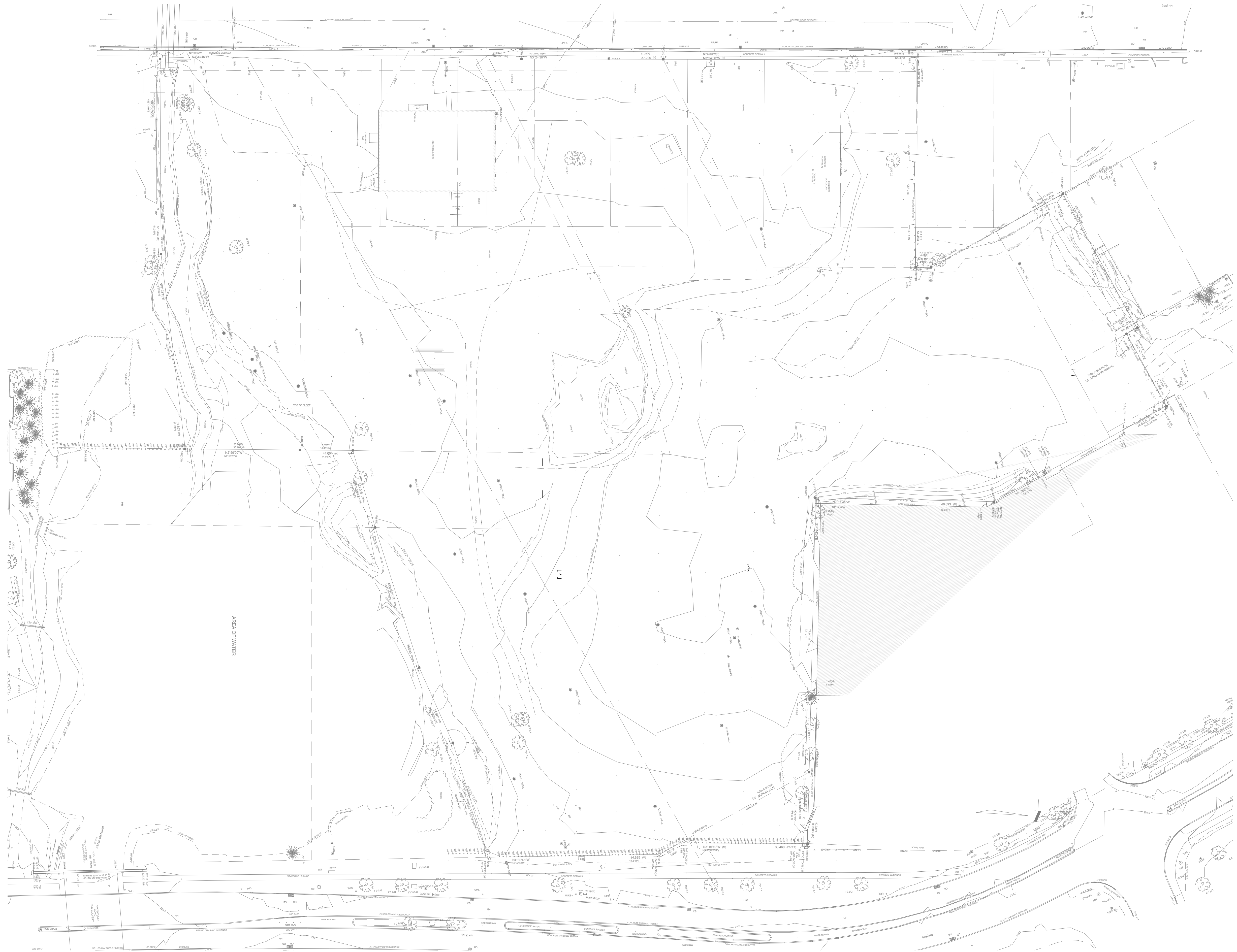
PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET
BARRIE, ON

DRAWING

SURVEY

PROJECT NO.	19.105SD
PROJECT DATE	2019-09-09
DRAWN BY	CPI
CHECKED BY	RMM
SCALE	1 : 500

DRAWING NO.
SPA001

19.105SD - BARRIE WATERFRONT
BARRIE, ONTARIO

GROSS FLOOR AREA SUMMARY

PARCEL		GFA		# OF UNITS
		m²	ft²	
ALL BUILDINGS	RESIDENTIAL	20,204.41	217,480	233
	RETAIL	0.00	0	
	HOTEL	8951.38	96,353	145
	TOTAL	29,155.79	313,833	378
	INDOOR AMENITY	1,117.97	12,034	
		m²	ft²	%
LOT COVERAGE (GROUND FL)		3,610.88	38,867	10%
LANDSCAPE OPEN SPACE		23,178.05	249,489	66%
PAVED AREA		8,258.17	88,891	24%
TOTAL SITE AREA		35,047.1	377,247	100.0%

*total site area based on gross site

GROSS FLOOR AREA DEFINITION

* AS PER CITY OF BARRIE COMPREHENSIVE ZONING BY-LAW 2009-141

Shall mean the total area of all floors in a building, excepting a basement in a residential building, measured from the outside face of the exterior walls, but exclusive of any part of a building which is used for the storage or parking of motor vehicles other than for the automotive purposes defined in Section 3.0 in this By-law, for storage, stairwells, or for mechanical or electrical equipment providing services for the entire building. In addition to the exceptions, in calculating the gross floor area for "dwelling, apartment", the part of the gross corridor areas which are in excess of the minimum corridor areas required under the provisions of the Ontario Building Code and the area occupied by a recreational amenity shall not be included.

GROSS FLOOR AREA (GFA) BREAKDOWN- TOWER 1

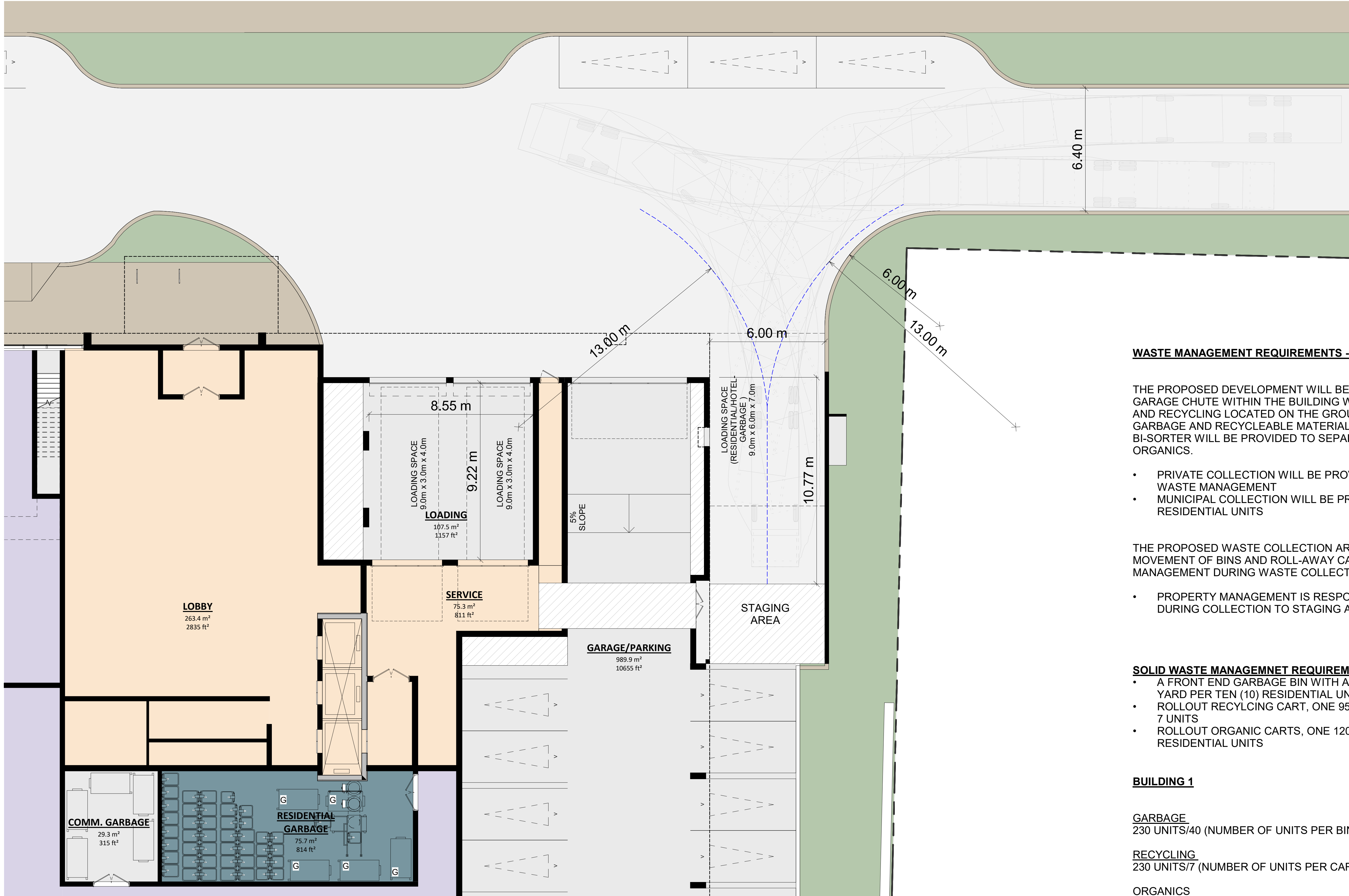
GROSS FLOOR AREA BREAKDOWN		FLOOR	# RES. UNITS	# HOTEL SUITES	NON-RESIDENTIAL										RESIDENTIAL				TOTAL GROSS FLOOR AREA (GFA) (TFA EXCLUSIONS)	EXCLUSIONS: PARKING AREA	EXCLUSIONS: STAIRWELLS	EXCLUSIONS: MECH/ELEC	EXCLUSIONS: STORAGE	TOTAL FLOOR AREA (TFA) (NO EXCLUSIONS)									
					RETAIL		RETAIL SERVICE		HOTEL		TOTAL NON-RESIDENTIAL	LEASABLE	NON-LEASABLE	TOTAL RESIDENTIAL	LEASABLE	NON-LEASABLE																	
					m²	ft²	m²	ft²	m²	ft²							m²	ft²						m²	ft²	m²	ft²						
		#	#	#	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²	m²	ft²											
PODIUM	1								1,722.66	18,542.71	1,722.66	18,542.71			409.29	4,405.60	409.29	4,405.60	2,131.95	22,948.31	1,097.30	11,811.34	32.16	346.17	218.81	2,355.27	125.19	1,347.55	3,605.41	38,808.63			
	2								1,089.38	11,726.09	1,089.38	11,726.09			80.40	865.43	80.40	865.43	1,518.64	16,357.40	1,974.24	21,250.72	50.52	543.80	575.40	6,193.61	66.67	716.24	4,158.47	44,761.77			
	3								1,089.38	11,726.09	1,089.38	11,726.09			80.40	865.43	80.40	865.43	1,518.64	16,357.40	1,974.24	21,250.72	50.52	543.80	575.40	6,193.61	66.67	716.24	4,158.47	44,761.77			
	4								1,089.38	11,726.09	1,089.38	11,726.09			80.40	865.43	80.40	865.43	1,518.64	16,357.40	1,974.24	21,250.72	50.52	543.80	575.40	6,193.61	66.67	716.24	4,158.47	44,761.77			
	5								1,089.38	11,726.09	1,089.38	11,726.09			80.40	865.43	80.40	865.43	1,518.64	16,357.40	1,974.24	21,250.72	50.52	543.80	575.40	6,193.61	66.67	716.24	4,158.47	44,761.77			
	6								1,089.38	11,726.09	1,089.38	11,726.09			80.40	865.43	80.40	865.43	1,518.64	16,357.40	1,974.24	21,250.72	50.52	543.80	575.40	6,193.61	66.67	716.24	4,158.47	44,761.77			
	7								88.12	948.52	88.12	948.52							1,666.79	17,953.33	2,266.78	24,399.62	53.42	575.01	124.88	1,344.21	208.52	2,244.51	4,159.34	44,771.14			
																															1,378.25	14,835.59	
TOWER 1 (HOTEL)	8	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	9	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	10	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	11	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	12	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	13	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	14	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	15	14												1,047.29	11,273.03	101.79	1,095.67	1,149.08	12,368.70	1,149.08	12,368.70			24.38	262.43	4.65	50.05	26.37	283.85	1,204.48	12,965.02		
	16	14												1,007.64	10,846.24	100.63	1,083.18	1,108.27	11,929.42	1,108.27	11,929.42			25.66	276.20	4.65	50.05	26.37	283.85	1,164.95	12,539.52		
	17	14												1,007.64	10,846.24	100.63	1,083.18	1,108.27	11,929.42	1,108.27	11,929.42			25.66	276.20	4.65	50.05	26.37	283.85	1,164.95	12,539.52		
	18	12												946.82	10,191.57	95.74	1,030.55	1,042.56	11,222.12	1,042.56	11,222.12			49.70	534.97	4.68	50.38	26.37	283.85	1,123.31	12,091.31		
	19	13												970.86	10,450.34	95.74	1,030.55	1,066.60	11,480.88	1,066.60	11,480.88			25.66	276.20	4.68	50.38	26.37	283.85	1,123.31	12,091.31		
	20	12												931.50	10,026.67	90.04	969.19	1,021.54	10,995.86	1,021.54	10,995.86			25.60	275.56	4.53	48.76	26.37	283.85	1,078.04	11,604.02		
	21	12												931.50	10,026.67	90.04	969.19	1,021.54	10,995.86	1,021.54	10,995.86			25.60	275.56	4.53	48.76	26.37	283.85	1,078.04	11,604.02		
	22	11												881.27	9,485.99	86.74	933.67	968.01	10,419.66	968.01	10,419.66			25.60	275.56	4.53	48.76	26.37	283.85	1,024.51	11,027.83		
	23	11												881.27	9,485.99	86.74	933.67	968.01	10,419.66	968.01	10,419.66			25.60	275.56	4.53	48.76	26.37	283.85	1,024.51	11,027.83		
	24	11												831.59	8,951.23	86.92	933.67	918.51	9,886.84	918.51	9,886.84			25.60	275.56	4.70	50.59	26.37	283.85	975.18	10,496.84		
25	11												831.59	8,951.23	86.92	933.67	918.51	9,886.84	918.51	9,886.84			25.60	275.56	4.70	50.59	26.37	283.85	975.18	10,496.84			
MPH																															703.38	7,571.18	
SUB-TOTAL		233	145	0.00	0.00	0.00	0.00	0.00	5,446.90	58,630.43	3,504.48	37,722.22	8,951.38	96,352.65	17,560.35	189,019.61	2,644.06	28,460.66	20,204.41	217,480.27	29,155.79	313,832.92	12,387.39	133,337.87	876.75	9,437.34	1,989.63	21,416.38	1,280.83	13,786.85	46,808.36	503,845.19	
NOTE: 10% OF HOTEL UNITS TO BE ACCESSIBLE AS PER DBC																																	

NOTE: 10% OF HOTEL UNITS TO BE ACCESSIBLE AS PER CBC

VEHICULAR PARKING - PROPOSED RATES

TOWER 1	USE	RATES PHASE 1	UNITS/m2	SPACES PHASE 1	RATIO BUILDOUT	UNITS/m2	SPACES BUILDOUT
	RESIDENTIAL	1.00 / UNIT	233	233	0.75 / UNIT	233	174
	HOTEL SUITE	1.00 / UNIT	145	145	1.00 / UNIT	145	145
	TOTAL REQUIRED				374		

NOTE: REFER TO TRAFFIC
DRAWINGS FOR
VEHICULAR
TURNING ANALYSIS



WASTE MANAGEMENT REQUIREMENTS - GENERAL NOTES

THE PROPOSED DEVELOPMENT WILL BE SERVED BY A DUAL GARAGE CHUTE WITHIN THE BUILDING WITH SEPERATE GARBAGE AND RECYCLING LOCATED ON THE GROUND FLOOR TO DIVERT GARBAGE AND RECYCLEABLE MATERIALS INTO SEPERATE BINS. A BI-SORTER WILL BE PROVIDED TO SEPARATE GARBAGE AND ORGANICS.

- PRIVATE COLLECTION WILL BE PROVIDED FOR COMMERCIAL WASTE MANAGEMENT
- MUNICIPAL COLLECTION WILL BE PROVIDED FOR THE RESIDENTIAL UNITS

THE PROPOSED WASTE COLLECTION AREAS WILL REQUIRE MOVEMENT OF BINS AND ROLL-AWAY CARTS BY PROPERTY MANAGEMENT DURING WASTE COLLECTION. AS SUCH:

- PROPERTY MANAGEMENT IS RESPONSIBLE FOR MOVING BINS DURING COLLECTION TO STAGING AREA

SOLID WASTE MANAGEMNET REQUIREMENTS (CITY OF BARRIE)

- A FRONT END GARBAGE BIN WITH A CAPACITY OF ONE CUBIC YARD PER TEN (10) RESIDENTIAL UNITS
- ROLLOUT RECYLCING CART, ONE 95 GALLON CART FOR EVERY 7 UNITS
- ROLLOUT ORGANIC CARTS, ONE 120 LITRE CART FOR EVERY 20 RESIDENTIAL UNITS

BUILDING 1

GARBAGE
230 UNITS/40 (NUMBER OF UNITS PER BIN) = 5 BINS (4 CUBIC YARDS)

RECYCLING
230 UNITS/7 (NUMBER OF UNITS PER CART)= 33 BINS (95 GALLON)

ORGANICS
230 UNITS/20 (NUMBER OF UNITS PER CART) = 12 BINS (120 LITRE)

4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU
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#	DATE	DESCRIPTION	BY

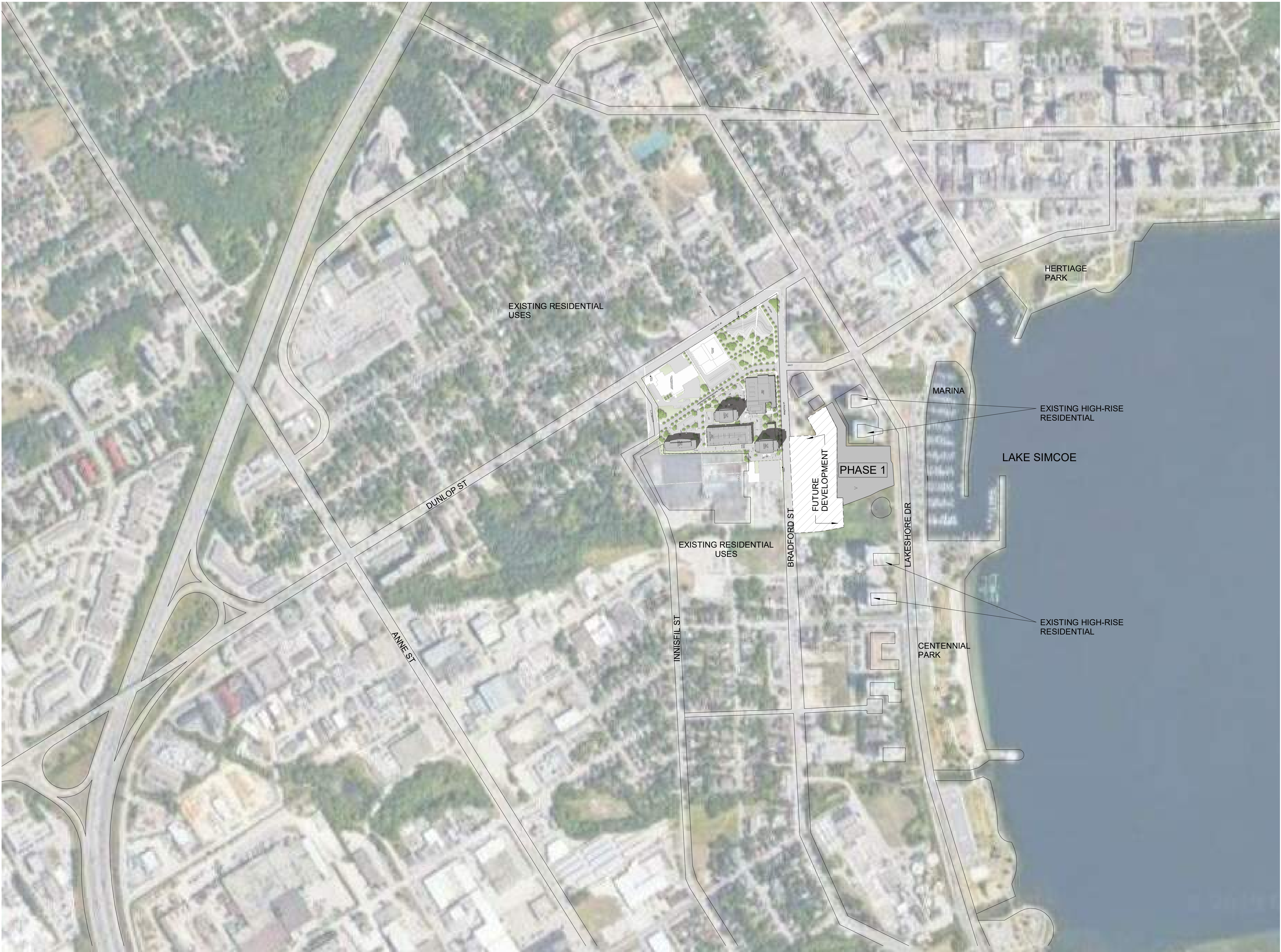
PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING
WASTE MANAGEMENT PLAN

PROJECT NO. 19-105SD	
PROJECT DATE 2019-09-09	
DRAWN BY Author	
CHECKED BY Checker	
SCALE 1 : 100	

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1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING

CONTEXT PLAN

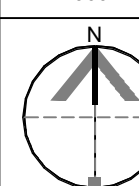
PROJECT NO.
19-10SSD

PROJECT DATE
2019-09-09

DRAWN BY
CPI

CHECKED BY
RMM

SCALE
1 : 4000



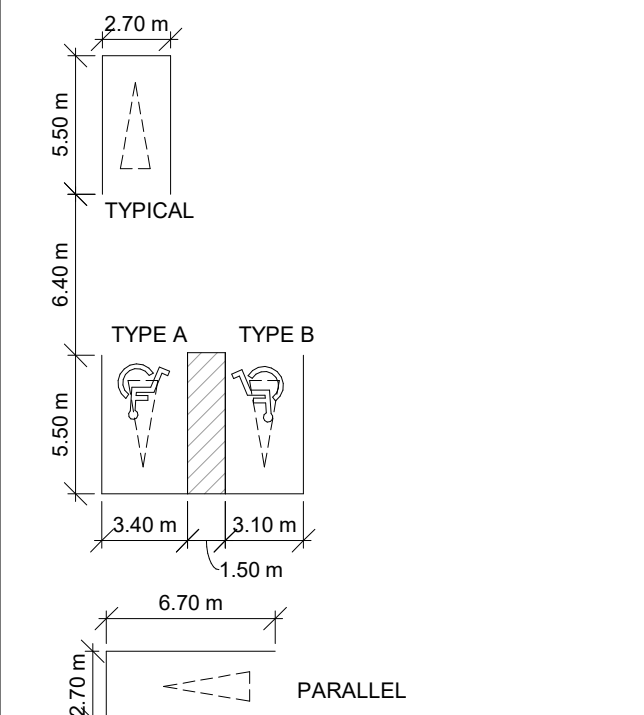
DRAWING NO.
SPA004

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LEGEND

- ↑ PRIMARY RESIDENTIAL / HOTEL ENTRANCE
△ SECONDARY RESIDENTIAL / HOTEL ENTRANCE
◁ RETAIL ENTRANCE
EXIT EXIT
FH FIRE HYDRANT
SIAMESE CONNECTION
FIRE ROUTE SIGN
ACCESSIBLE PARKING STALL SIGNAGE
SNOW STORAGE SIGNAGE
PICKUP/DROP OFF SIGNAGE
000.00 SPOT ELEVATION

PARKING STANDARDS



VEHICULAR USAGE

V = VISITOR RESIDENTIAL/COMMERCIAL PARKING
RES = RESIDENTIAL PARKING
H = HOTEL PARKING

NOTE:
- SIGNAGE AND/OR DELINEATION TO BE PROVIDED FOR DESIGNATED PARKING & WAYFINDING

- ALL PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPS 1712. REFER TO TRAFFIC DRAWINGS FOR DETAILS AND SIGNAGE DETAILS.

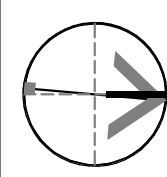
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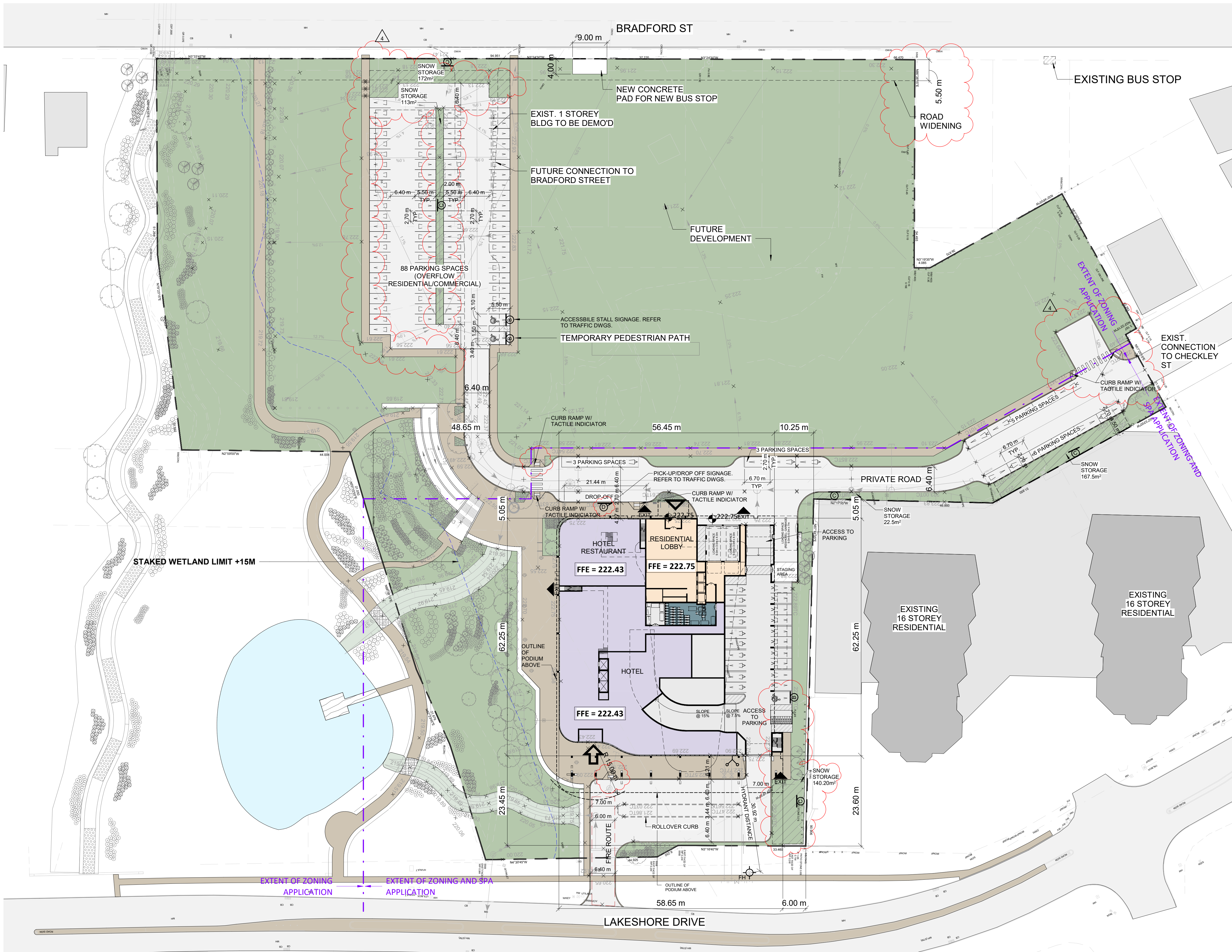
PROJECT
BARRIE WATERFRONT - PHASE 1

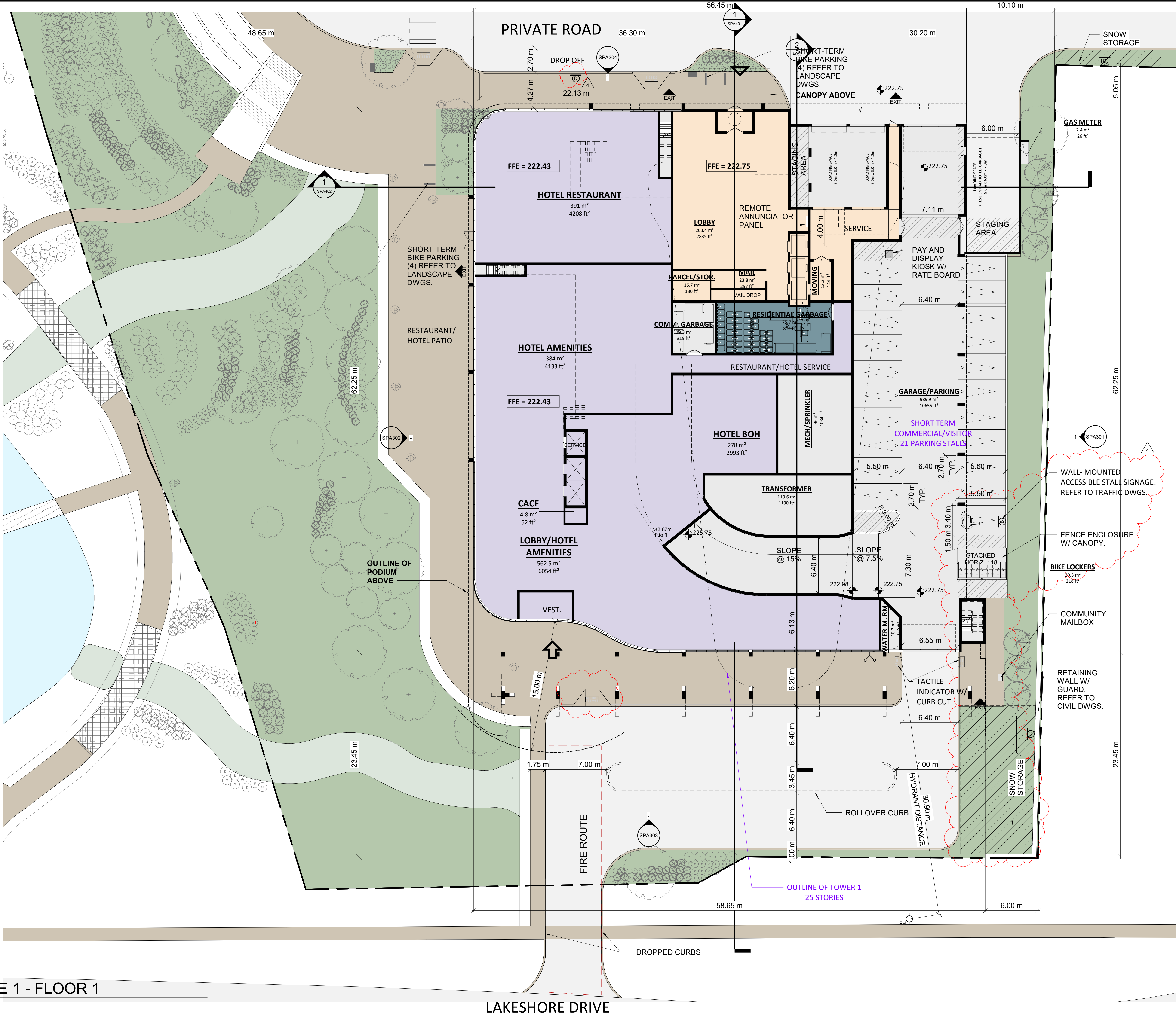
51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET, BARRIE, ON

DRAWING
SITE PLAN - PHASE 1

PROJECT NO. 19-105SD	
PROJECT DATE 2019-09-09	
DRAWN BY CPI	
CHECKED BY RMM	
SCALE As indicated	

	DRAWING NO. SPA152
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TURNER FLEISCHER

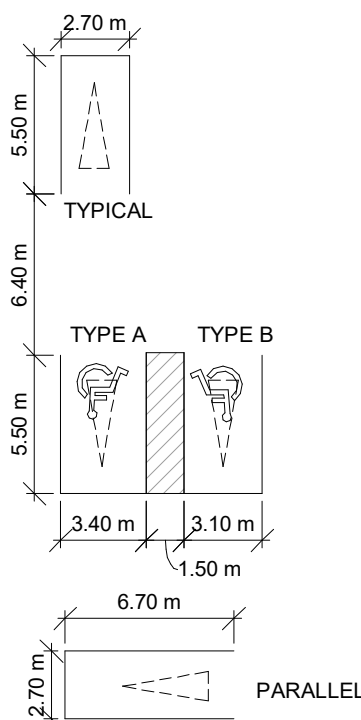
Turner Fleischer Architects Inc.
67 Leasill Road
Toronto, ON, M3B 2T8
T 416-425-2222
turnerfleischer.com

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LEGEND

- PRIMARY RESIDENTIAL / HOTEL ENTRANCE
- SECONDARY RESIDENTIAL / HOTEL ENTRANCE
- RETAIL ENTRANCE
- EXIT
- FIRE HYDRANT
- SIAMESE CONNECTION
- FIRE ROUTE SIGN
- ACCESSIBLE PARKING STALL SIGNAGE
- SNOW STORAGE SIGNAGE
- PICKUP/DROP OFF SIGNAGE
- 0.000.00 SPOT ELEVATION

PARKING STANDARDS



VEHICULAR USAGE

V = VISITOR RESIDENTIAL/COMMERCIAL PARKING
RES = RESIDENTIAL PARKING
H = HOTEL PARKING

NOTE:

- SIGNAGE AND/OR DELINEATION TO BE PROVIDED FOR DESIGNATED PARKING & WAYFINDING
- ALL PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPS 1712. REFER TO TRAFFIC DRAWINGS FOR DETAILS AND SIGNAGE DETAILS.

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PROJECT

BARRIE WATERFRONT - PHASE 1
51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING

FLOOR 1 (PHASE 1)

PROJECT NO.

19-105SD

PROJECT DATE

2019-09-09

DRAWN BY

CCU

CHECKED BY

RMM

SCALE

As indicated



DRAWING NO.

SPA153

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 PRIMARY RESIDENTIAL / HOTEL
ENTRANCE



0000.00 SPOT ELEVATION

Figure 1 illustrates the typical and parallel sections of the bridge deck. The typical section shows a width of 2.70 m and a height of 5.50 m. The parallel section shows a total width of 6.70 m and a height of 2.70 m, with individual section widths of 3.40 m for Type A and 3.10 m for Type B, separated by 1.50 m gaps.

VEHICULAR USAGE

V = VISITOR RESIDENTIAL/COMMERCIAL PARKING
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H = HOTEL PARKING

NOTE:
- SIGNAGE AND/OR DELINEATION TO BE PROVIDED
FOR DESIGNATED PARKING & WAYFINDING

ALL PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPSS 1712. REFER TO TRAFFIC DRAWINGS FOR DETAILS AND SIGNAGE DETAILS.

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2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	B

PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET
BARRIE, ON

DRAWING

SECOND FL (PHASE 1)

PROJECT NO.
19 106SD

PROJECT DATE

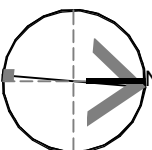
2019-09-09

DRAWN BY
CPI

CHECKED BY
RMM

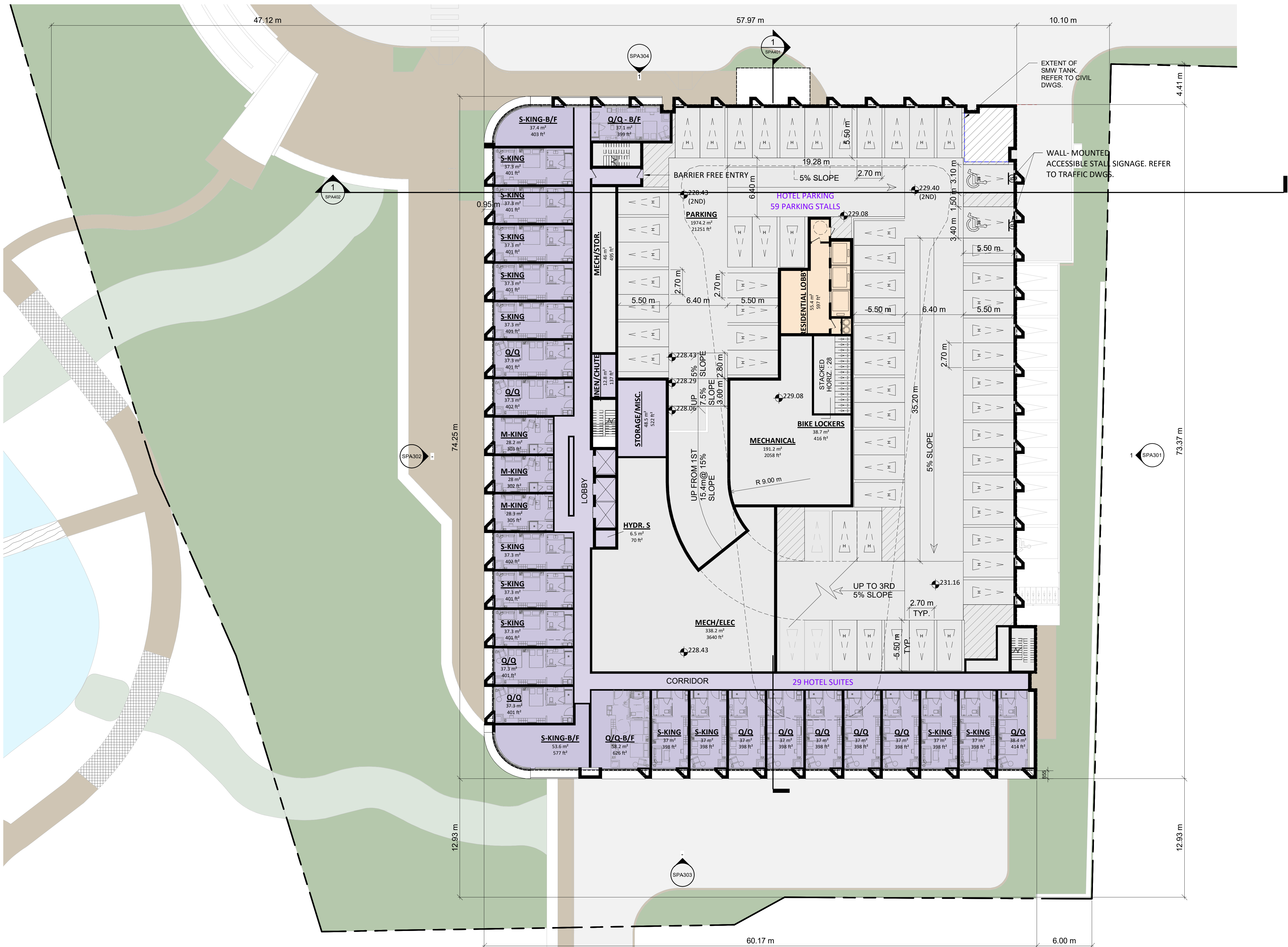
SCALE

As indicated



DRAWING NO.

SPA154



1

PHASE 1 - 2ND FLOOR

SPA154

1 : 200

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 PRIMARY RESIDENTIAL / HOTEL
ENTRANCE



0000.00 SPOT ELEVATION

Technical drawing of a wall section showing dimensions and components:

- Overall Dimensions:**
 - Height: 5.50 m (top section) + 6.40 m (middle section) + 5.00 m (bottom section) = 16.90 m.
 - Width: 2.70 m (top section) + 6.70 m (bottom section) = 9.40 m.
- Components:**
 - Top Section:** A rectangular area with a height of 5.50 m and a width of 2.70 m. It contains a dashed line indicating a "TYPICAL" profile.
 - Middle Section:** A rectangular area with a height of 6.40 m and a width of 6.70 m. It contains two types of components:
 - TYPE A:** A component with a height of 5.00 m and a width of 3.40 m, featuring a light bulb icon.
 - TYPE B:** A component with a height of 5.00 m and a width of 3.10 m, featuring a light bulb icon.
 - Bottom Section:** A rectangular area with a height of 5.00 m and a width of 6.70 m. It contains a dashed line indicating a "PARALLEL" profile.

VEHICULAR USAGE

V = VISITOR RESIDENTIAL/COMMERCIAL PARKING
RES = RESIDENTIAL PARKING
H = HOTEL PARKING

NOTE:
- SIGNAGE AND/OR DELINEATION TO BE PROVIDED
FOR DESIGNATED PARKING & WAYFINDING

-ALL PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPSS 1712. REFER TO TRAFFIC DRAWINGS FOR DETAILS AND SIGNAGE DETAILS.

4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU
2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

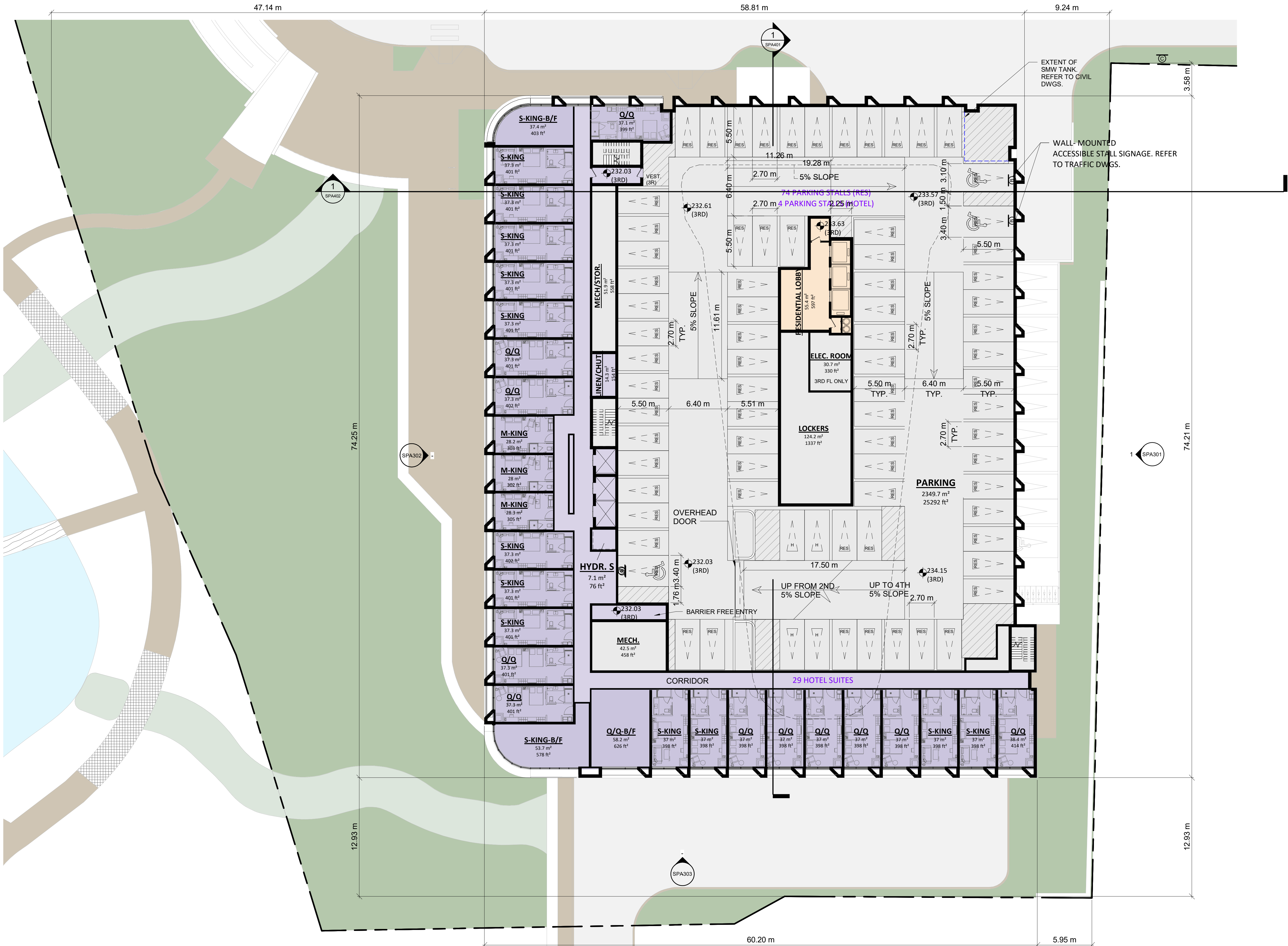
PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET
BARRIE, ON

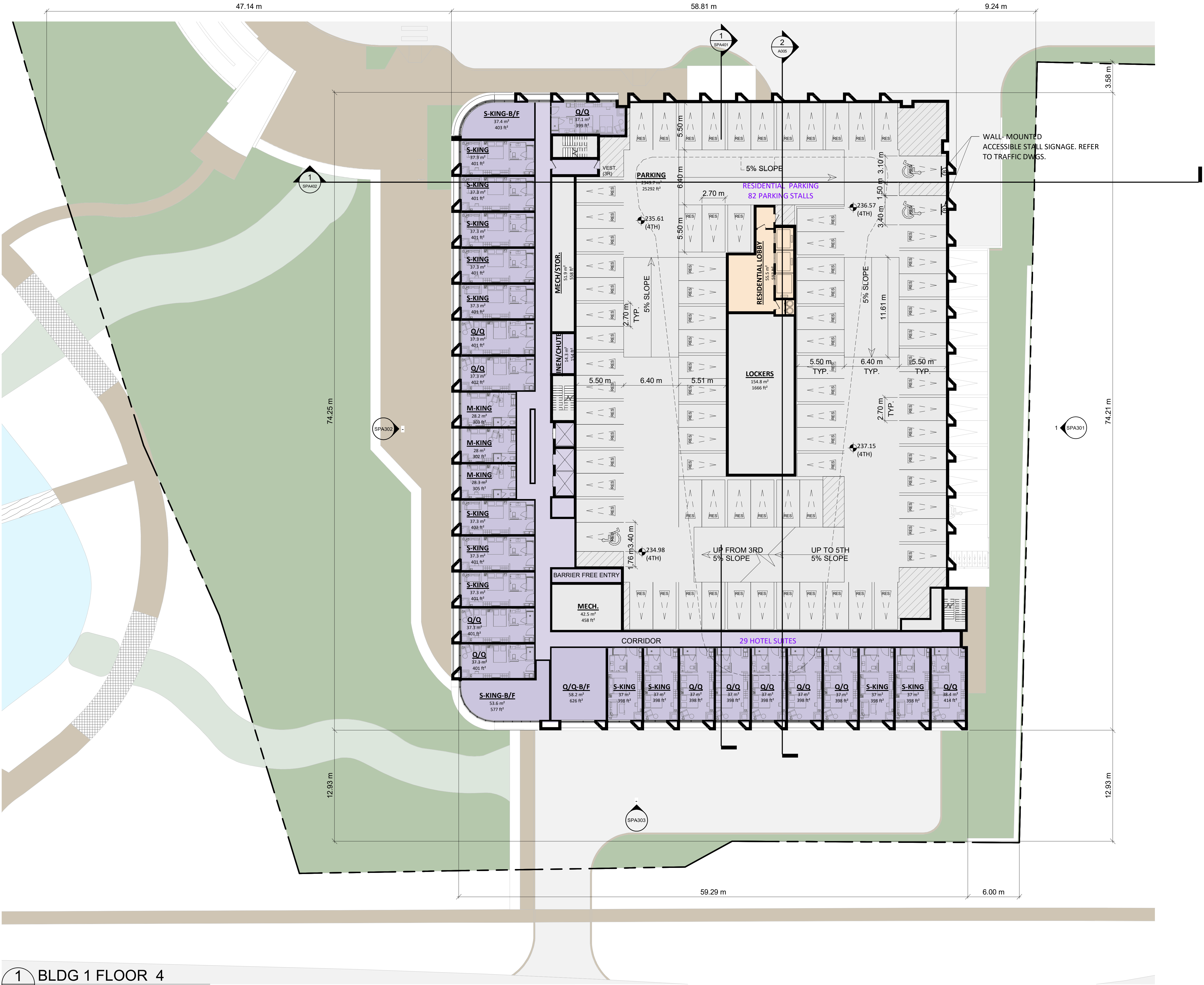
DRAWING

FLOOR 3 (PHASE 1)

PROJECT NO. 19.105SD	
PROJECT DATE 2019-09-09	
DRAWN BY CCU	
CHECKED BY RMM	
SCALE As indicated	

DRAWING NO.
SPA155

1 PHASE 1 - 3RD FLOOR
GPA155 1 : 200



1 BLDG 1 FLOOR 4
SPA156 1 : 200

TURNER FLEISCHER

Turner Fleischer Architects Inc.
67 Leamill Road
Toronto, ON, M3B 2T8
416-425-2222
turnerfleischer.com

The issue of this record drawing is a representation by Turner Fleischer Architects Inc. that the construction, arrangement, or location of the space shown is intended to be used as a guide to the construction of the building. It is not intended to be used as a basis for any other construction or for any other purpose. The user of this drawing assumes all responsibility for the accuracy and completeness of the information provided by the user. The user of this drawing assumes all responsibility for the accuracy and completeness of the information provided by the user.

LEGEND

- PRIMARY RESIDENTIAL / HOTEL ENTRANCE
- SECONDARY RESIDENTIAL / HOTEL ENTRANCE
- RETAIL ENTRANCE
- EXIT
- FIRE HYDRANT
- SIAMESE CONNECTION
- FIRE ROUTE SIGN
- ACCESSIBLE PARKING STALL SIGNAGE
- SNOW STORAGE SIGNAGE
- PICKUP/DROP OFF SIGNAGE
- 000.00 SPOT ELEVATION

PARKING STANDARDS

2.70 m
5.50 m
6.40 m
5.50 m
5.50 m
3.40 m
3.10 m
1.50 m
6.70 m
2.70 m
PARALLEL

TYPICAL
TYPE A
TYPE B

VEHICULAR USAGE

V = VISITOR RESIDENTIAL/COMMERCIAL PARKING
RES = RESIDENTIAL PARKING
H = HOTEL PARKING

NOTE:
- SIGNAGE AND/OR DELINEATION TO BE PROVIDED FOR DESIGNATED PARKING & WAYFINDING
- ALL PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPS 1712. REFER TO TRAFFIC DRAWINGS FOR DETAILS AND SIGNAGE DETAILS.

#	DATE	ISSUED FOR SITE PLAN APPROVAL	DESCRIPTION	BY
4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU	
2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU	
1	2020/06/13	ISSUED FOR SITE PLAN APPROVAL	CCU	

PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING
TYPICAL PODIUM FLOORS (FLOORS 4-5)

PROJECT NO.	19-105SD
PROJECT DATE	2019-09-09
DRAWN BY	Author
CHECKED BY	Checker
SCALE	As indicated

ONTARIO ASSOCIATION OF ARCHITECTS

RUSSELL L. FLEISCHER

LICENCE 5004

DRAWING NO.
SPA156

The issue of this record drawing is a representation by Turner Fleischer Architects Inc. that the construction, enlargement or alteration of the areas shown unshaded is in general as opposed to precise conformity with the design prepared and provided by Turner Fleischer Architects Inc. It is not a representation that the unshaded area is in conformity with a design that has been prepared or provided by others. The shaded areas were not verified, and Turner Fleischer Architects Inc. shall not be held responsible for the accuracy of the information provided by Loblaw Companies Limited. The revisions to these contract documents, reflecting the significant changes in the work made during construction, are based on data furnished by the contractor to Turner Fleischer Architects Inc. Turner Fleischer Architects Inc. shall not be held responsible for the accuracy or completeness of the information provided by the contractor.

 PRIMARY RESIDENTIAL / HOTEL
ENTRANCE



0000.00 SPOT ELEVATION

VEHICULAR USAGE

V = VISITOR RESIDENTIAL/COMMERCIAL PARKING
RES = RESIDENTIAL PARKING
H = HOTEL PARKING

NOTE:
- SIGNAGE AND/OR DELINEATION TO BE PROVIDED
FOR DESIGNATED PARKING & WAYFINDING

-ALL PAVEMENT MARKINGS FOR PARKING STALLS SHALL BE PAINTED WHITE AND CONFORM TO OPSS 1712. REFER TO TRAFFIC DRAWINGS FOR DETAILS AND SIGNAGE DETAILS.

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#	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
#	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	B'

PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET
BARRIE, ON

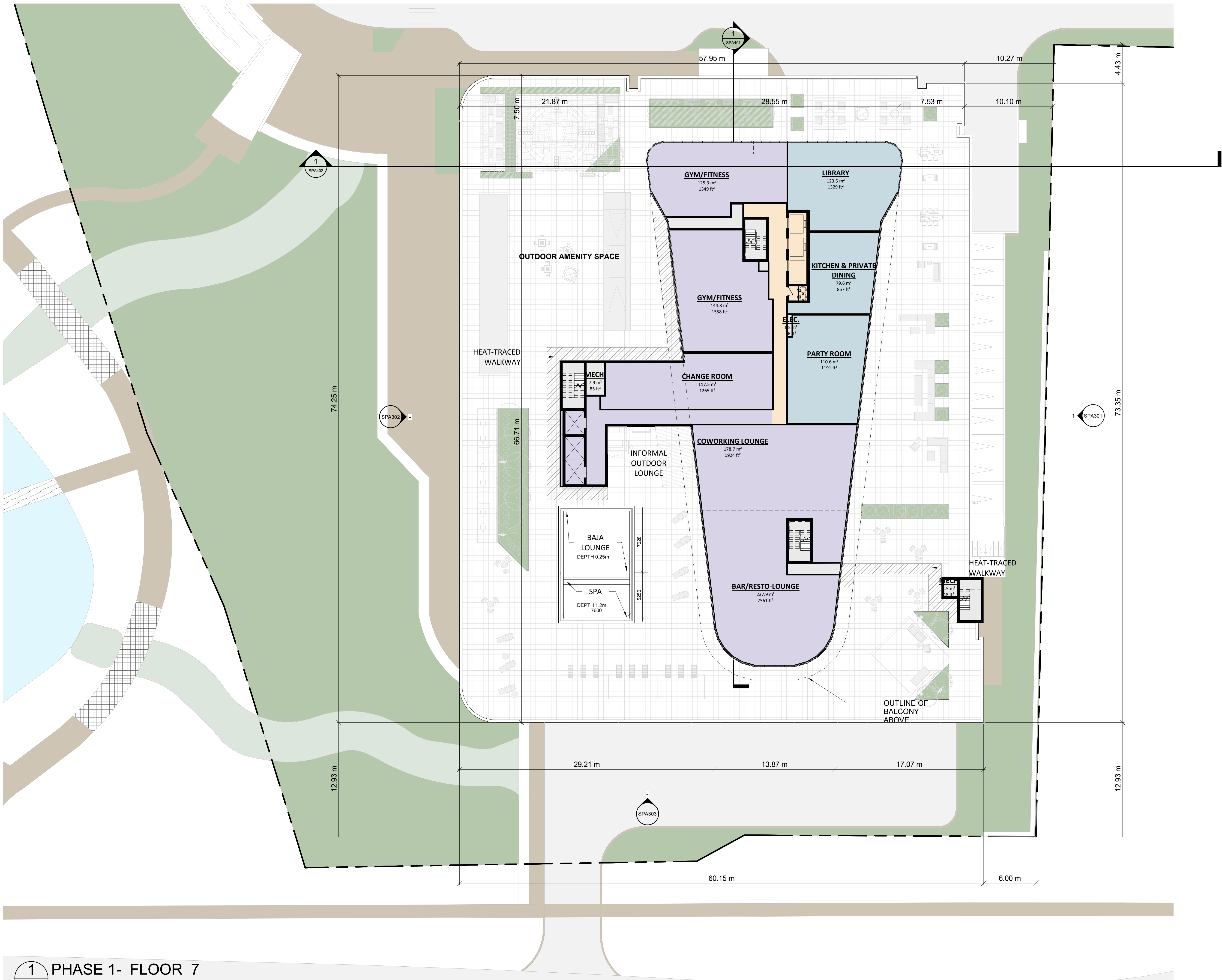
DRAWING

FLOOR 06

PROJECT NO. 19.105SD	
PROJECT DATE 2019-09-09	
DRAWN BY CCU	
CHECKED BY RMM	
SCALE As indicated	



2021-04-16 4:46:55 PM



1 PHASE 1- FLOOR 7
SPA158 1 : 200

TURNER
FLEISCHER

Turner Fleischer Architects Inc.

67 Leslie Road
Toronto, ON, M5B 2T8
T 416-425-2222
turnerfleischer.com

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2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING

FLOOR 7 - PHASE 1

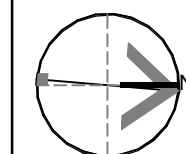
PROJECT NO.
19-105SD

PROJECT DATE
2019-09-09

DRAWN BY
CPI

CHECKED BY
RMM

SCALE
1 : 200



DRAWING NO.
SPA158

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NOTE:
15% OF RESIDENTIAL UNITS TO BE
BARRIER FREE



4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU
2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

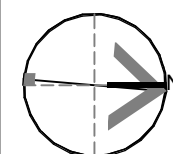
PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAFTING

TOWER PLANS- PHASE 1

PROJECT NO.	19.105SD
PROJECT DATE	2019-09-09
DRAWN BY	CPI
CHECKED BY	RMM
SCALE	1 : 200



DRAWING NO.

SPA160

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NOTE:
15% OF RESIDENTIAL UNITS TO BE
BARRIER FREE

4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU
2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

PROJECT
BARRIE WATERFRONT - PHASE 1

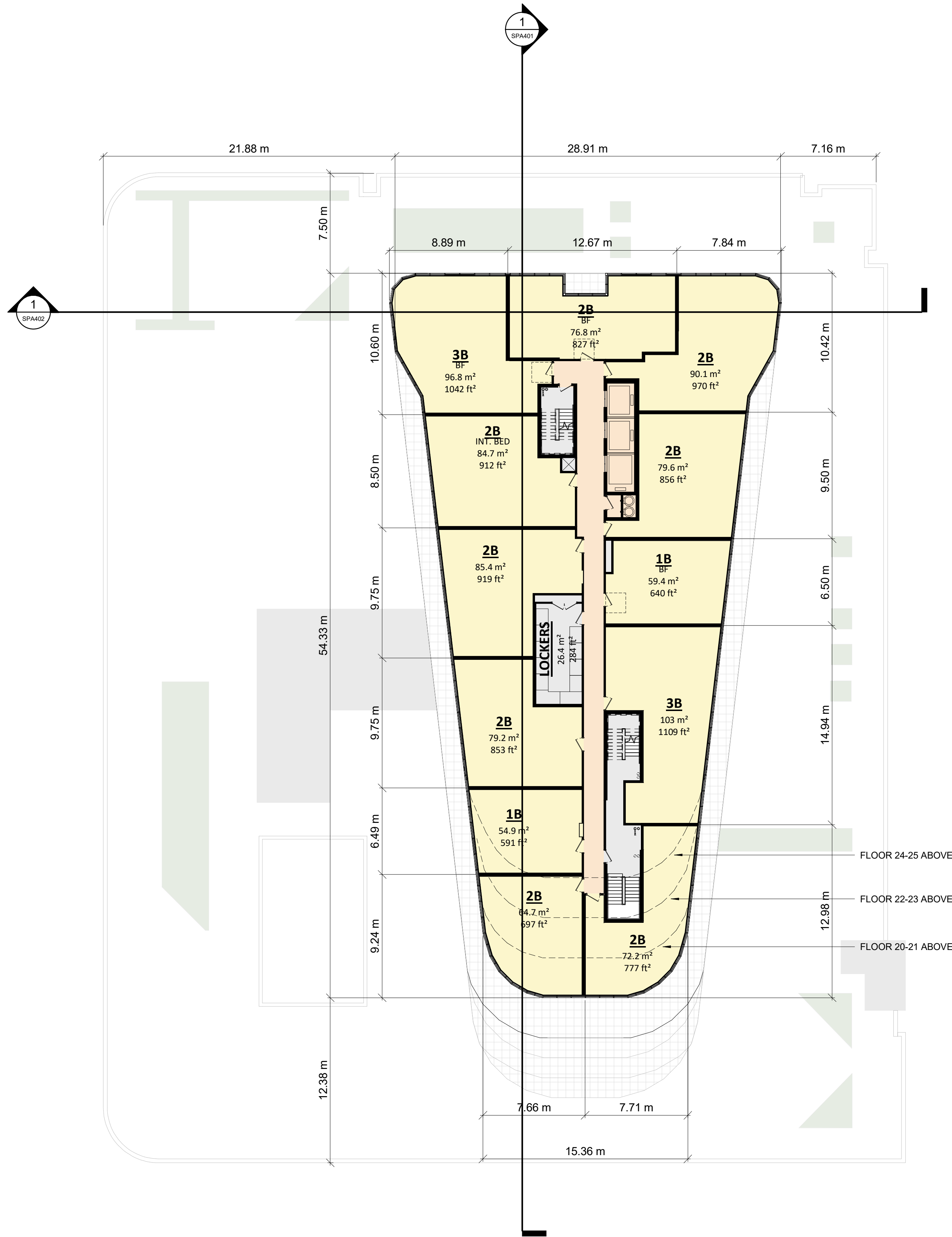
51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING

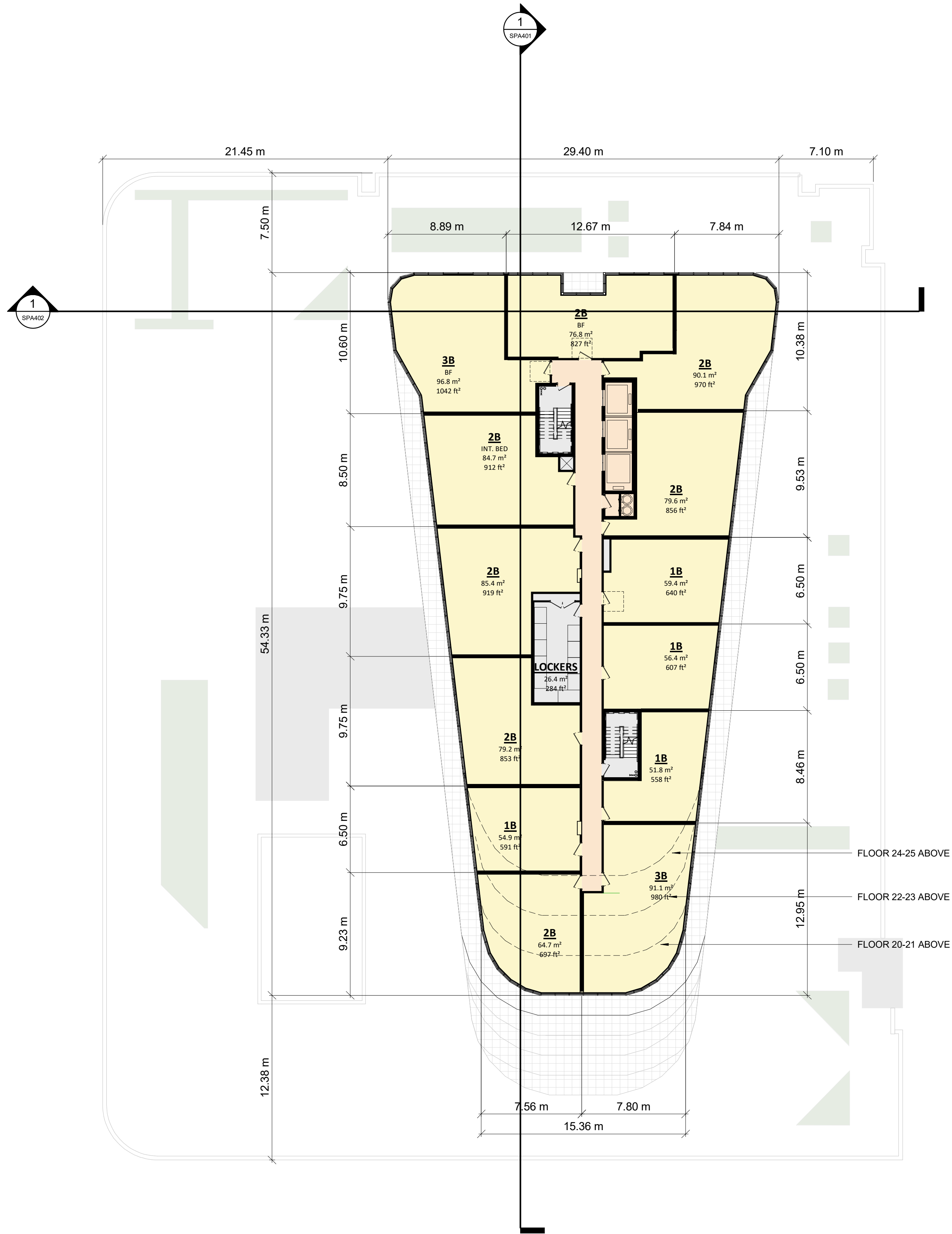
TOWER PLANS - PHASE 1

PROJECT NO. 19-10SSD	
PROJECT DATE 2019-09-09	
DRAWN BY CPI	
CHECKED BY RMM	
SCALE 1 : 200	

DRAWING NO.
SPA161



1 SPA-BLDG 1 FLOOR 18
SPA161 1 : 200



3 SPA-BLDG 1 FLOOR 19
SPA161 1 : 200

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NOTE:
15% OF RESIDENTIAL UNITS TO BE
BARRIER FREE

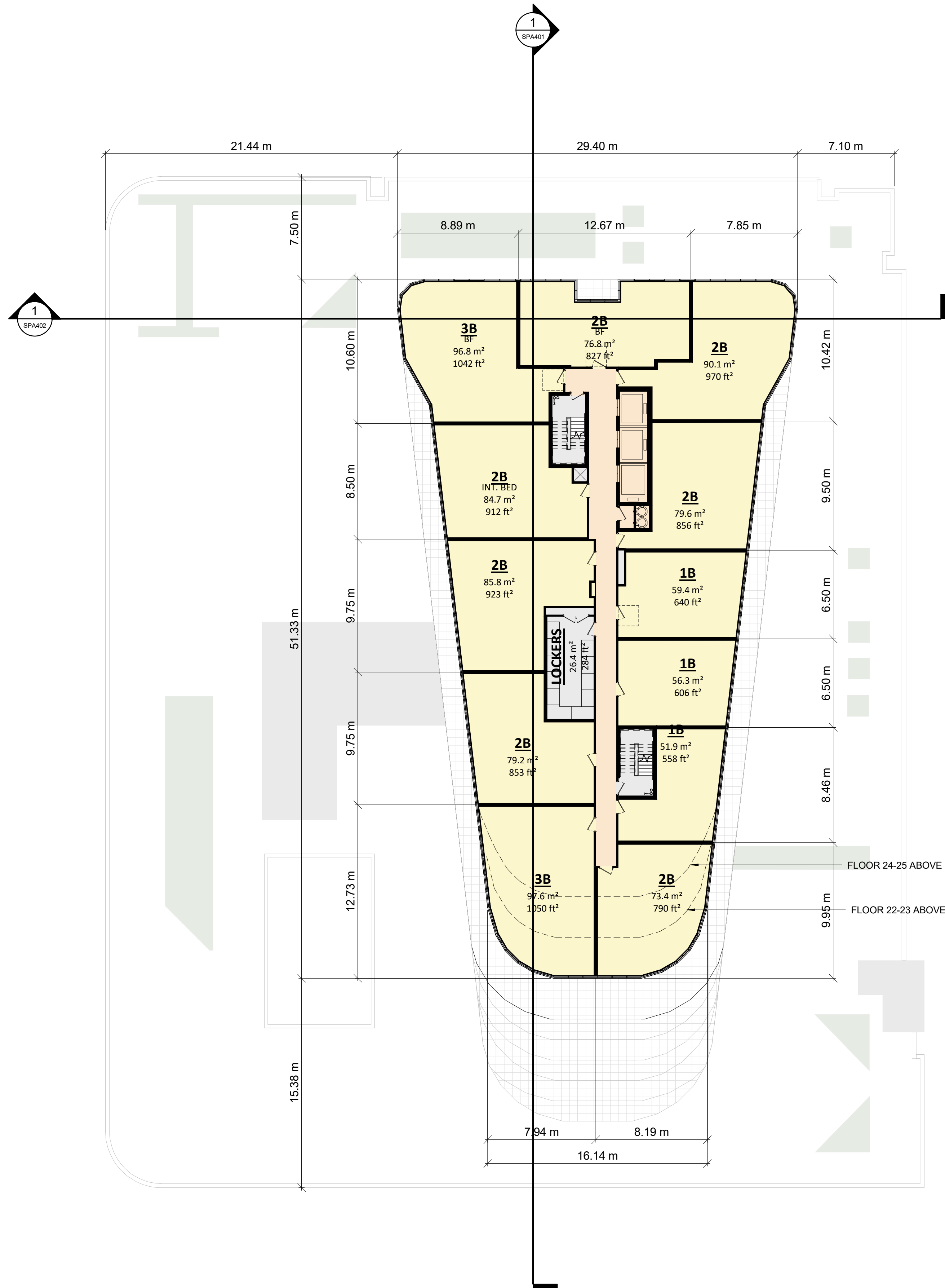
4	2021/04/16	RE-ISSUED FOR SITE PLAN APPROVAL #4	CCU
2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

PROJECT
BARRIE WATERFRONT - PHASE 1
51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

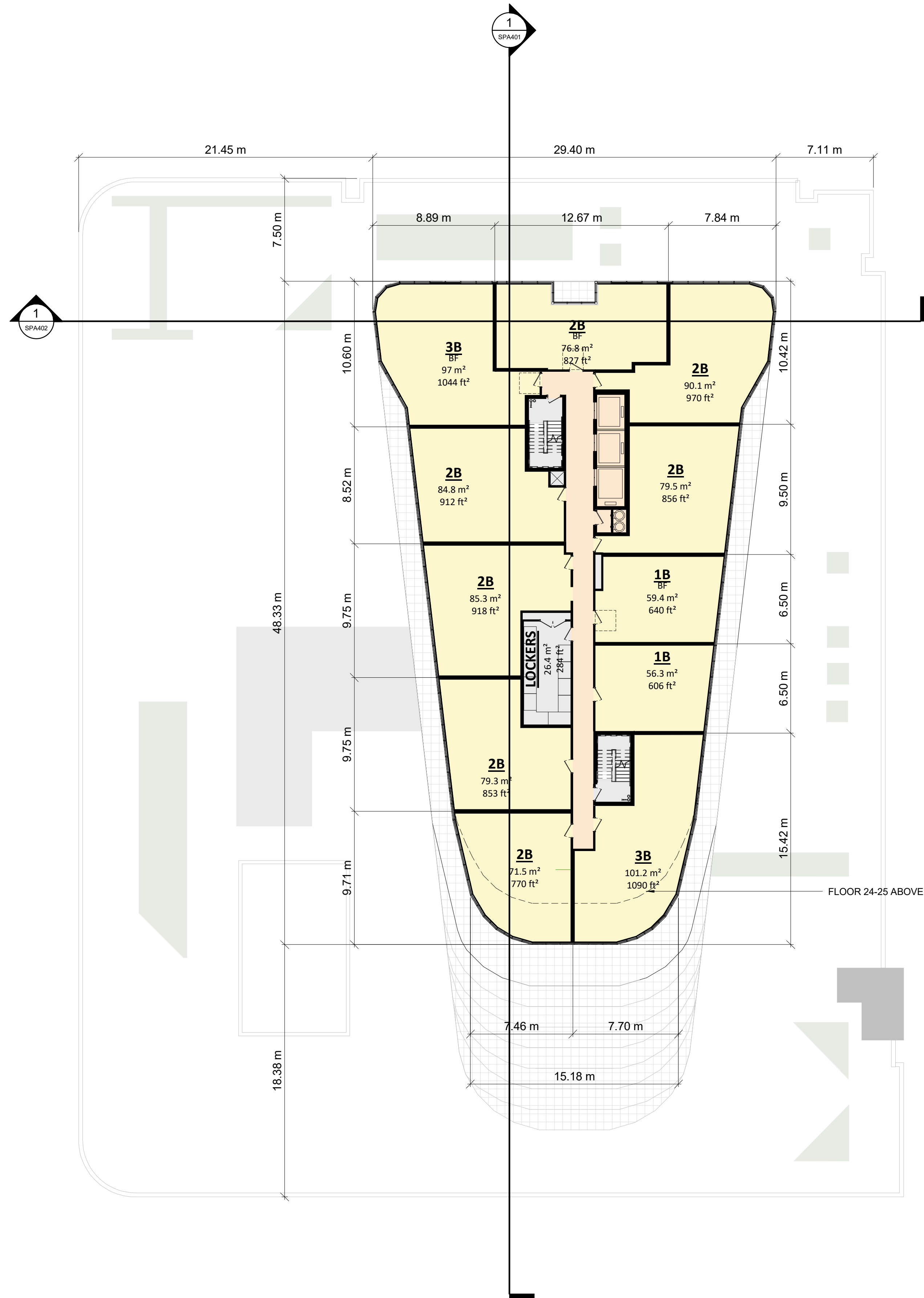
DRAWING
TOWER PLANS - PHASE 1

PROJECT NO. 19-105SD	
PROJECT DATE 2019-09-09	
DRAWN BY Author	
CHECKED BY Checker	
SCALE 1 : 200	

DRAWING NO.
SPA162



1 SPA-BLDG 1 FLOOR 20-21 TYPICAL
SPA162 1 : 200



2 BLDG 1 FLOORS 22-23 TYPICAL
SPA162 1 : 200

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NOTE:
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BARRIER FREE

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2	2020/12/23	RE-ISSUED FOR SITE PLAN APPROVAL #2	CCU
1	2020/06/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

PROJECT
BARRIE WATERFRONT - PHASE 1

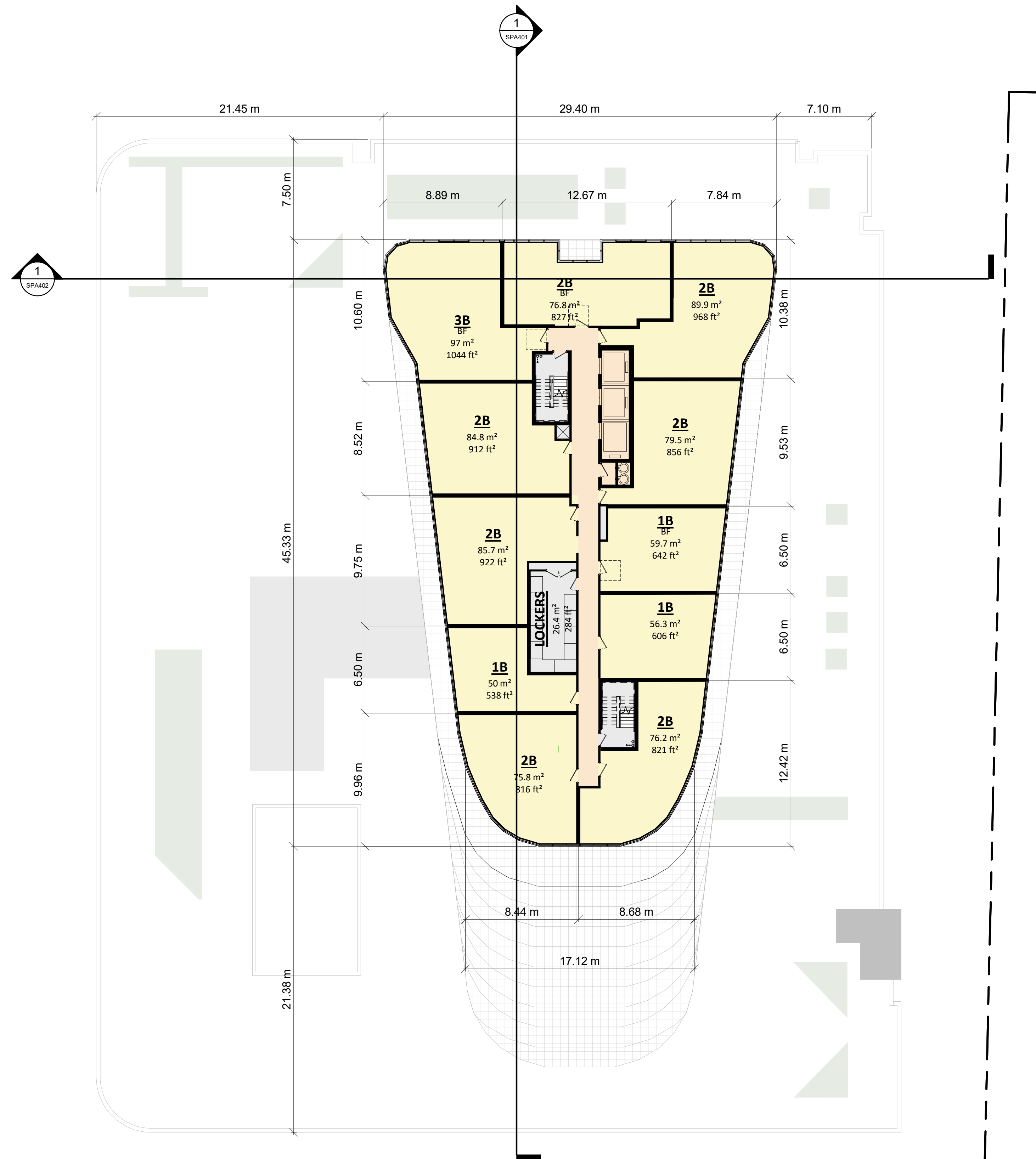
51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING

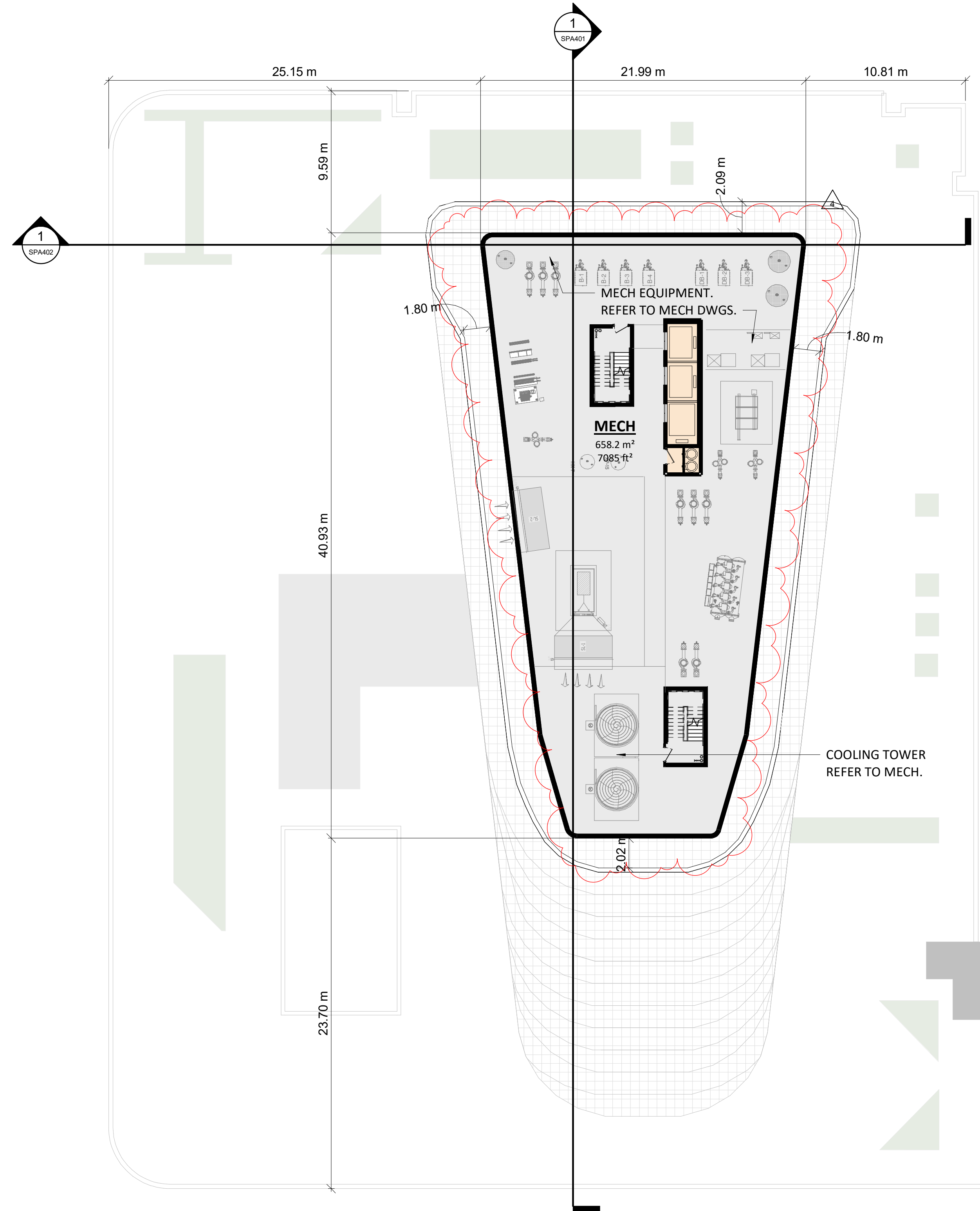
TOWER PLANS - PHASE 1

PROJECT NO. 19-10SSD	
PROJECT DATE 2019-09-09	
DRAWN BY CCU	
CHECKED BY RMM	
SCALE 1 : 200	

DRAWING NO.
SPA163

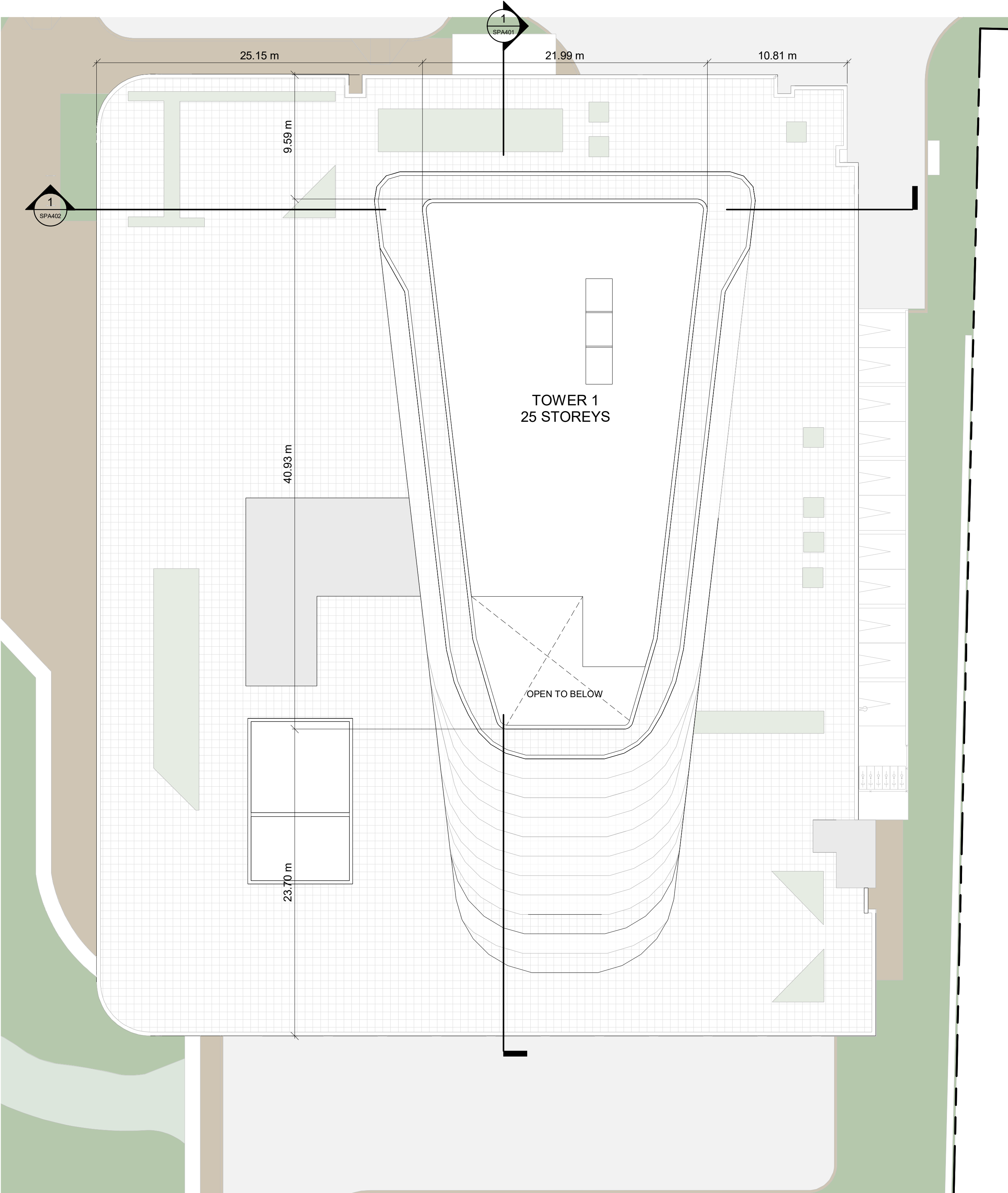


1 SPA-BLDG 1 FLOORS 24-25 TYPICAL
SPA163 1 : 200



2 MPH PLAN
SPA163 1 : 200

2021-04-16 4:47:21 PM



1 ROOF PLAN
SPA166 1 : 200

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1	2020/08/13	ISSUED FOR SITE PLAN APPROVAL	CCU
#	DATE	DESCRIPTION	BY

PROJECT
BARRIE WATERFRONT - PHASE 1

51, 53, 55 & 75 BRADFORD STREET AND 20 CHECKLEY STREET,
BARRIE, ON

DRAWING
ROOF PLAN- PHASE 1

PROJECT NO. 19-10SSD	
PROJECT DATE 2019-09-09	
DRAWN BY CPI	
CHECKED BY RMM	
SCALE 1 : 200	

DRAWING NO.
SPA166