RENDERS

DATE: FEB. 28. 2024	SCALE:	A001
DRAWN BY: S.W.		
CHECKD BY: H.W.		

UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

ARCHITECTURAL DESIGN

HAILEY WEATHERBEE
Principal + Architectural Designer

hailey@hbeearchitecture.com
647 969 7237
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NOTE: CONTRACTOR WILL CHECK AND VERIFY ALL DIMENSIONS AND CHECK ALL CONDITIONS ON THE JOB SITE BEFORE PROCEEDING WITH ANY WORK.
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FABRICATE ALL STRUCTURAL COMPONENTS.
THE DRAWINGS AND SPECIFICATIONS ARE TO BE USED AS A GENERAL GUIDANCE FOR THE VISUAL APPEAL ONLY. IT IS THE CONTRACTORS RESPONSIBILITY TO: CONFORM ALL CONSTRUCTION TO O.B.C. & LOCAL AUTHORITIES HAVING JURISDICTION, DETERMINE ALL DIMENSIONS, ELEVATIONS, SPECIFICATIONS, CONDITIONS, ETC. ON THE JOB SITE, REPORT ANY DISCREPANCIES BETWEEN THE OWNER'S DRAWINGS BY HBE ARCHITECTURE MUST BE APPROVED BY THE LOCAL BUILDING DEPARTMENT. THE DESIGNER ACCEPTS NO RESPONSIBILITY FOR GRADE OR SOIL RELATED BUILDING ISSUES. CONFIRM WITH THE OWNER ON FINISHINGS. DO NOT SCALE DRAWINGS. THE DRAWINGS ARE THE PROPERTY OF THE DESIGNER AND MUST BE RETURNED AFTER THE COMPLETION OF THE WORK. ALL CONSTRUCTION PRACTICES TO COMPLY WITH THE ONTARIO BUILDING CODE [O.B.C.] REGULATIONS 2012 O.B.C. O. REG. 350/06

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UXBRIDGE TOWNSHIP DEVELOPEMENT
SCHEMATIC DESIGN GUIDANCE

RENDERS

DATE: FEB. 28, 2024	SCALE:
DRAWN BY: S.W.	A002
CHECKED BY: H.W.	

NOTE: CONTRACTOR WILL CHECK AND VERIFY ALL DIMENSIONS AND CHECK ALL CONDITIONS ON THE JOB SITE BEFORE PROCEEDING WITH THE WORK.
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SCHEMATIC DESIGN GUIDANCE

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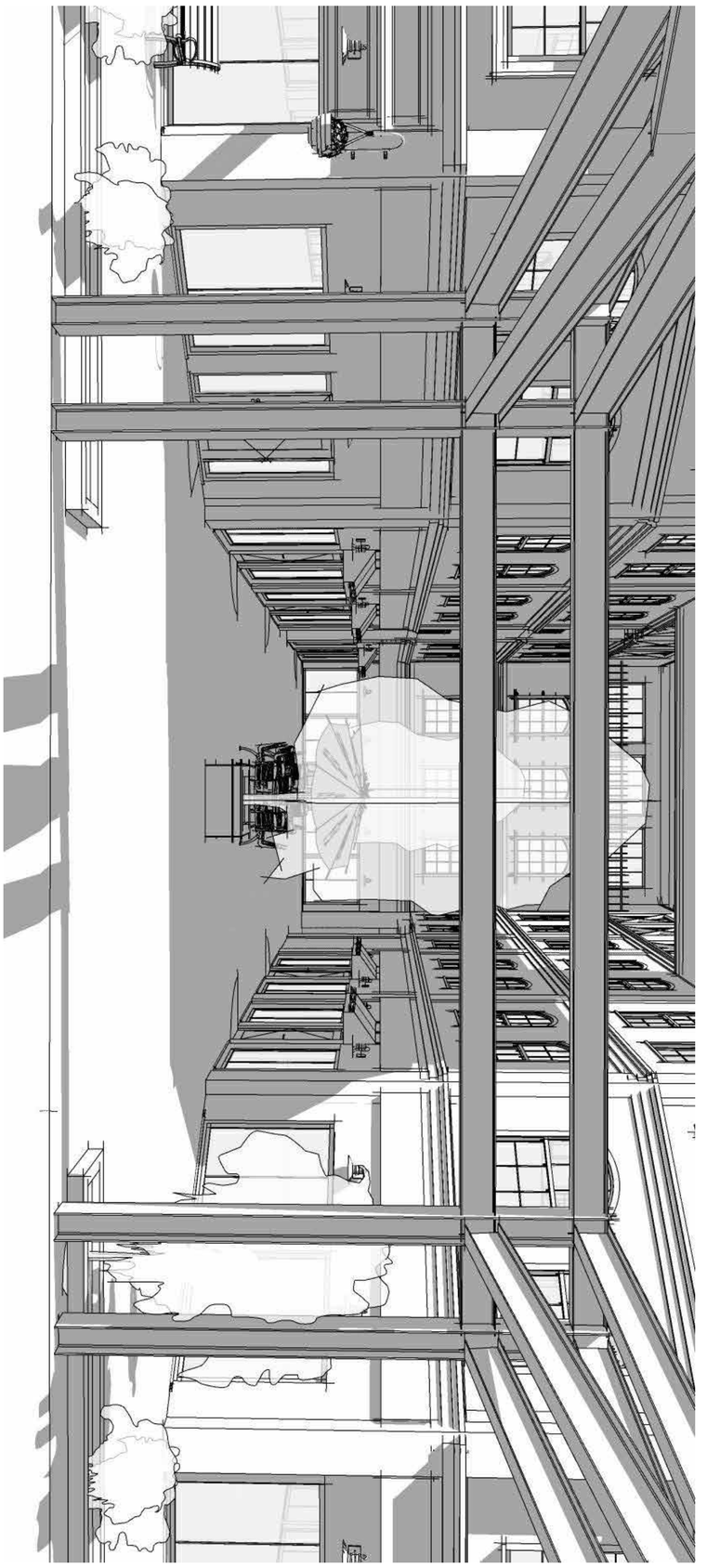
DRAWN BY: S.W.	A003
CHECKD BY: H.W.	



RENDERS

DATE: FEB. 28. 2024	SCALE:	A005
DRAWN BY: S.W.		
CHECKD BY: H.W.		

UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

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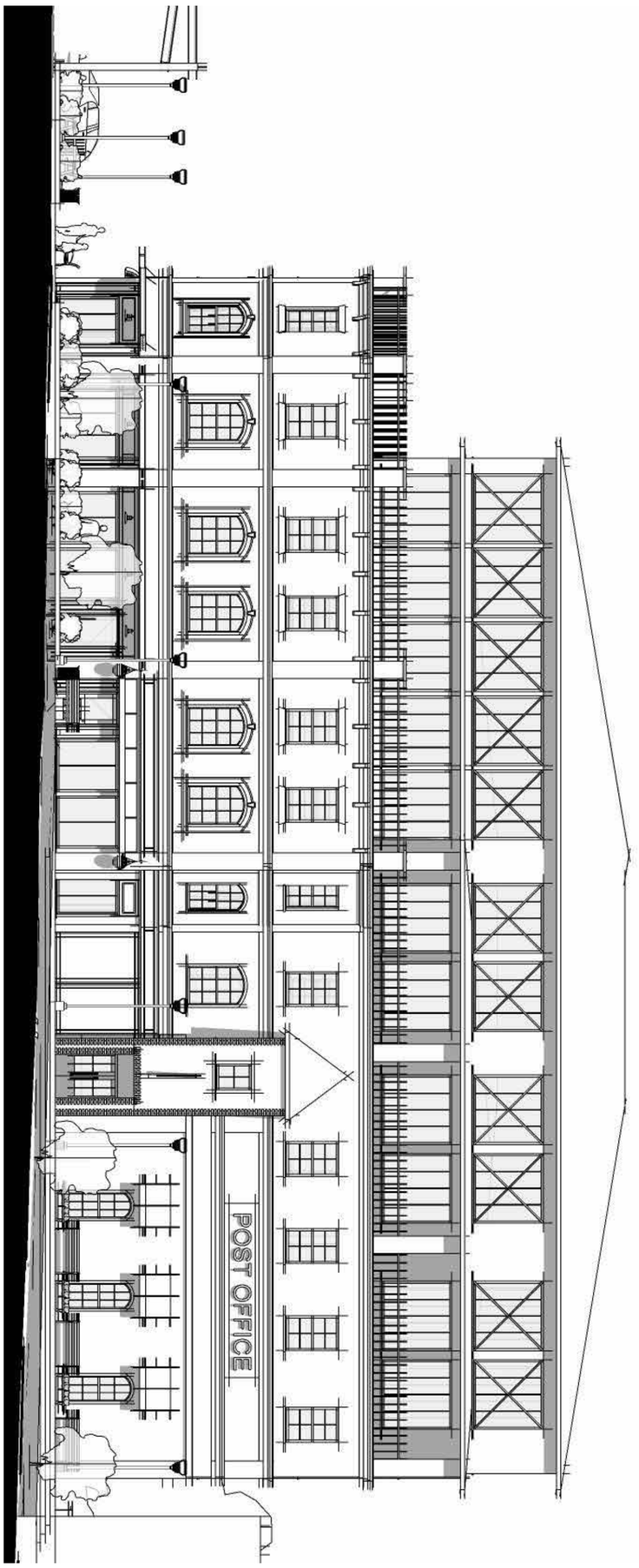

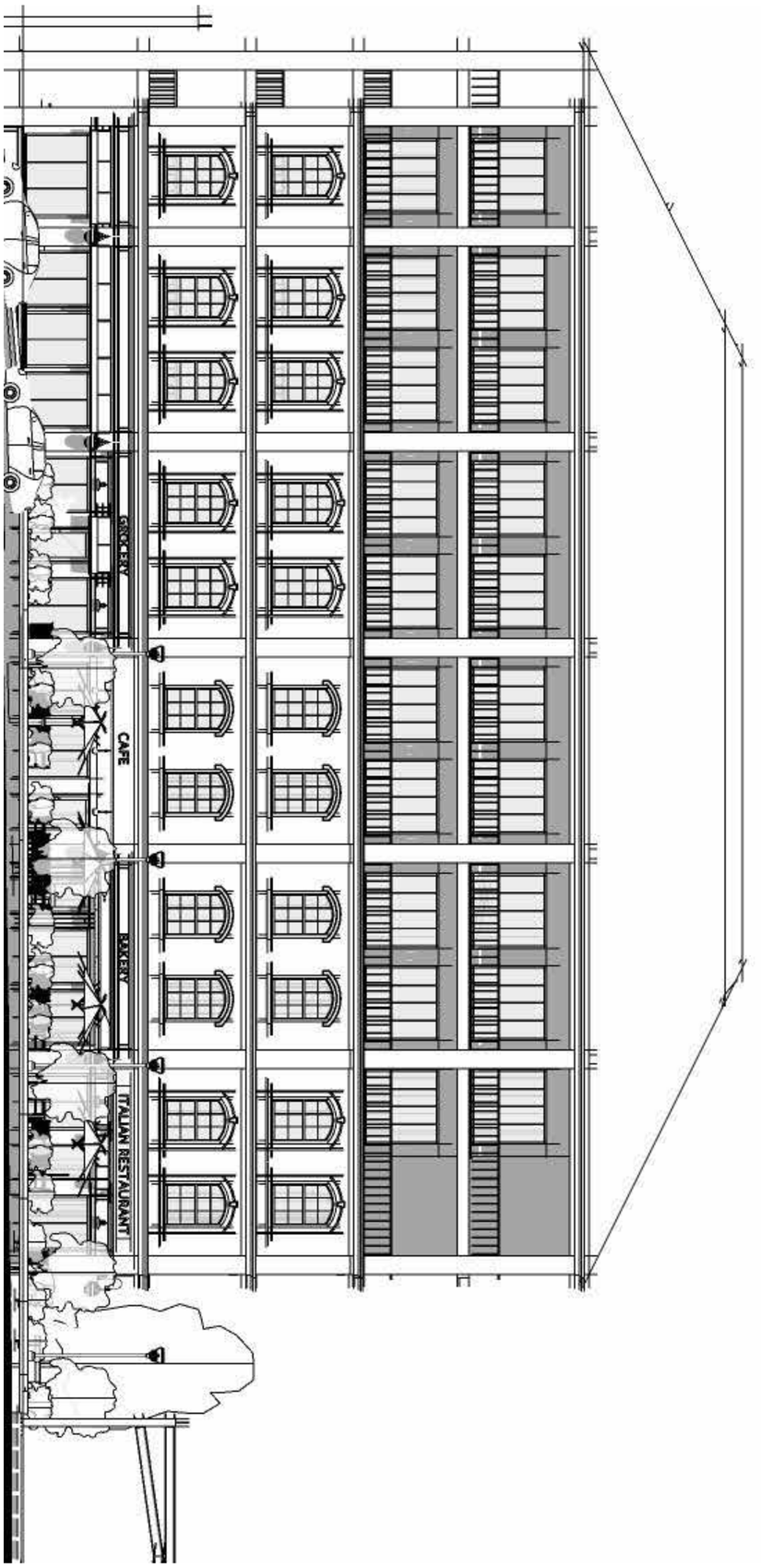

RENDERS

DATE: FEB. 28. 2024	SCALE:
DRAWN BY: S.W.	A006
CHECKD BY: H.W.	

UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

ARCHITECTURAL DESIGN

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YORK - DURHAM HERITAGE RAILWAY

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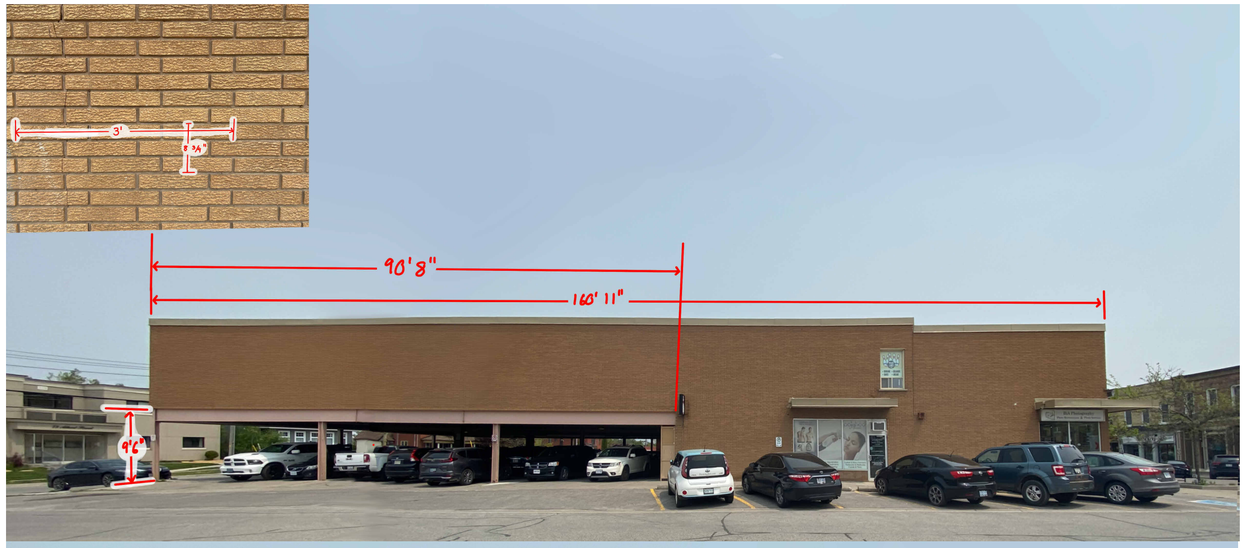
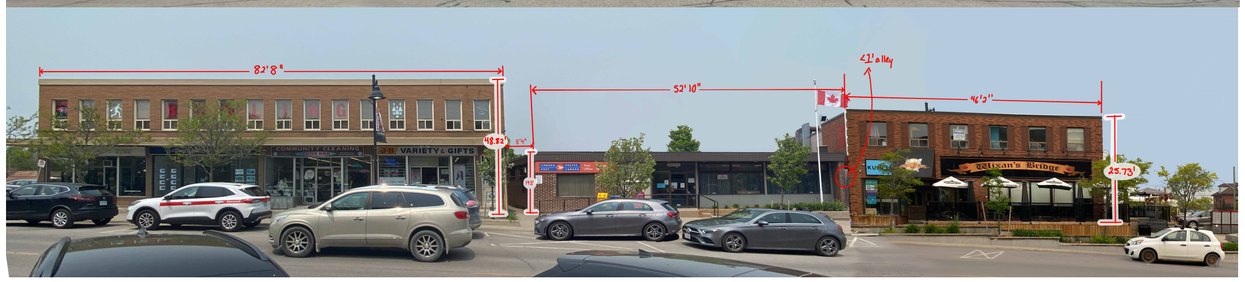
SCHEMATIC DESIGN GUIDANCE

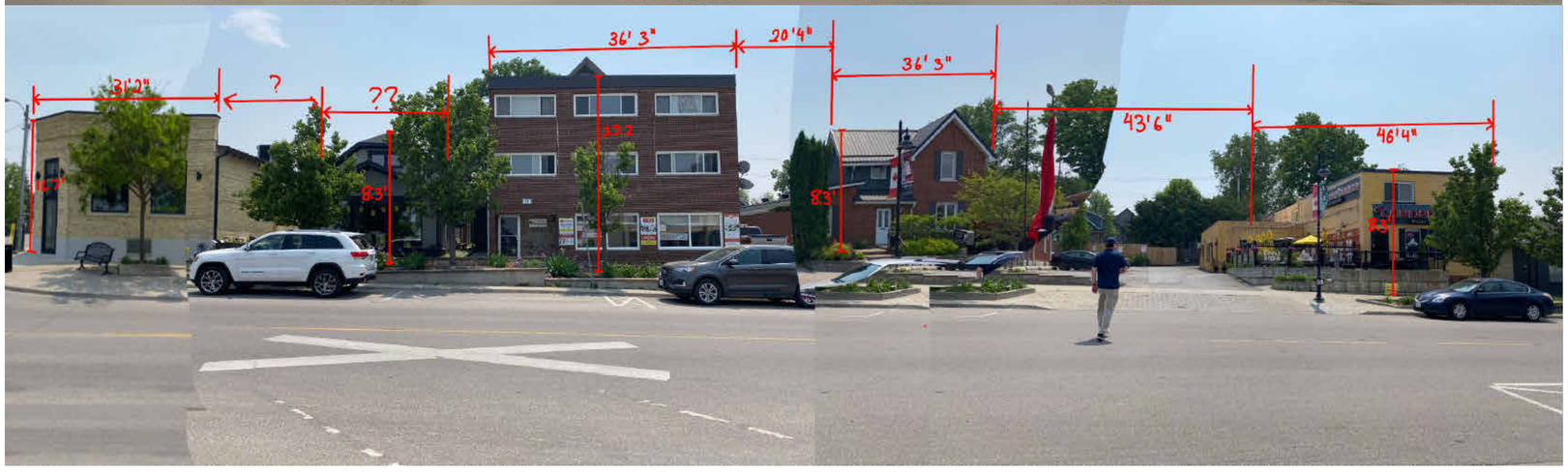
EXISTING SITE AREA

DATE: FEB. 28, 2024
SCALE: 1" = 50'-0"
DRAWN BY: S.W.
CHECKD BY: H.W.

A101







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ARCHITECTURAL DESIGN

UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

EXISTING SURROUNDING BUILDINGS

DATE: FEB. 28. 2024 | SCALE:

DRAWN BY: S.W.

CHECKD BY: H.W.

A101b

DEVELOPMENT AREAS

PEDESTRIAN STREETS

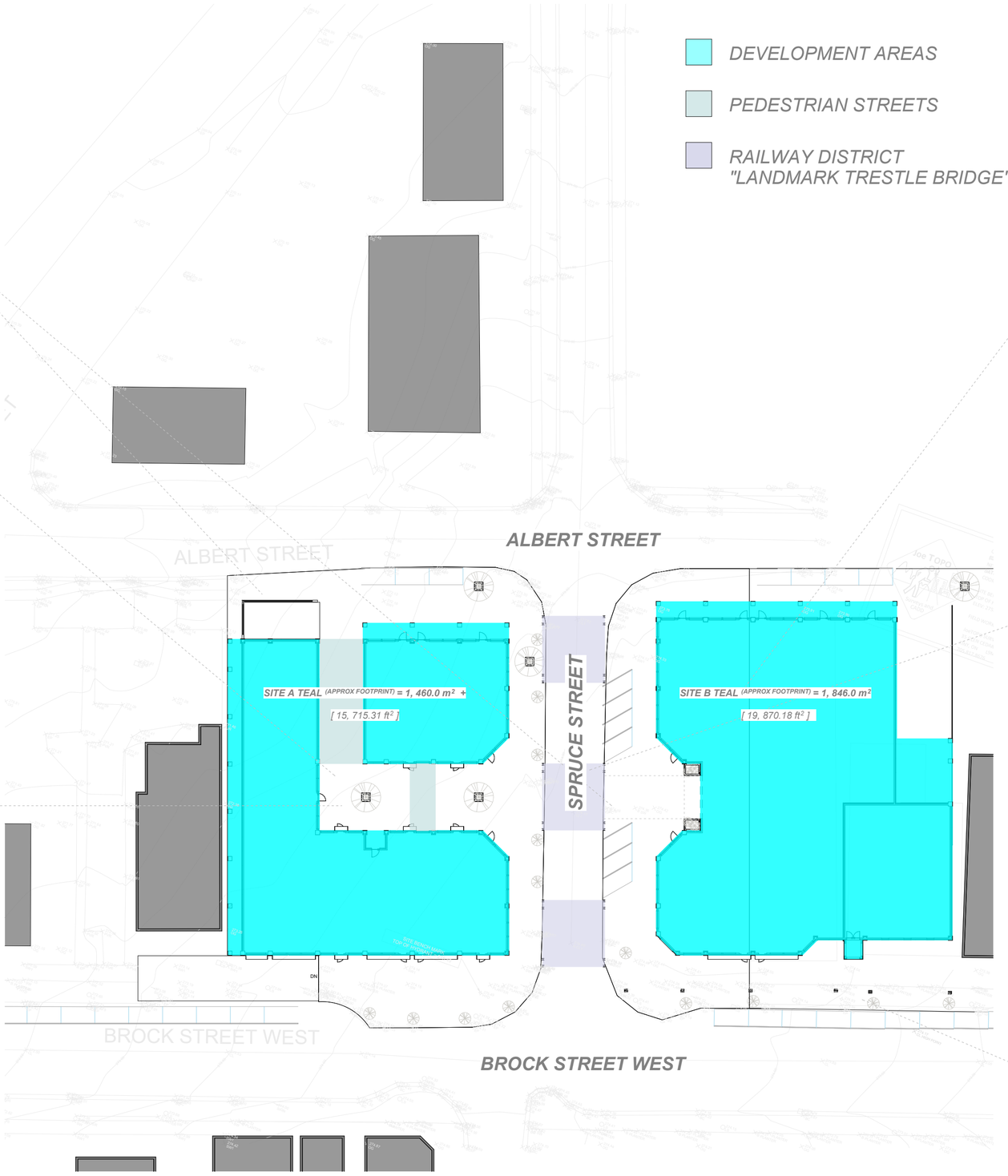
RAILWAY DISTRICT
"LANDMARK TRESTLE BRIDGE"

LOWER PARKING
GARAGE ACCESS TO BE EXPLORED FROM ALBERT STREET FOR SITE A AND SPRUCE STREET FOR SITE B

PEDESTRIAN STREET
PATHS AND GATHERING AREAS

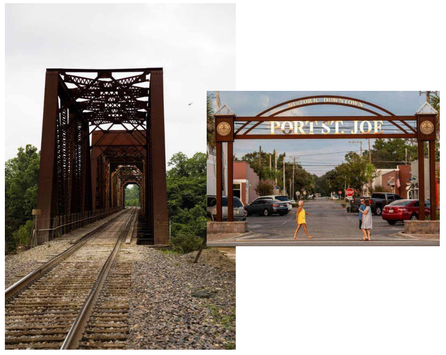
"COURTYARD" STYLE BUILDING SET UP

- THIS ALLOWS MORE WINDOW OPORTUNITIES FOR RESIDENTIAL UNTIS AND BREAKS UP THE LARGE BUILDING MASS



POTENTIAL DEVELOPMENT AREAS
MIX OF COMMERCIALS ON THE FIRST FLOOR AND RESIDENTIAL ABOVE

RAILWAY DISTRICT "LANDMARK TRESTLE BRIDGE"
(OR SIMILAR)
THIS WOULD FRAME THE STREET DOWN TO THE TRAIN STATION AND CONNECT THE AREAS



LARGER SIDEWALK
WIDTHS FOR PATIOS, PUBLIC SEATING, BIKE STORAGE, ETC.

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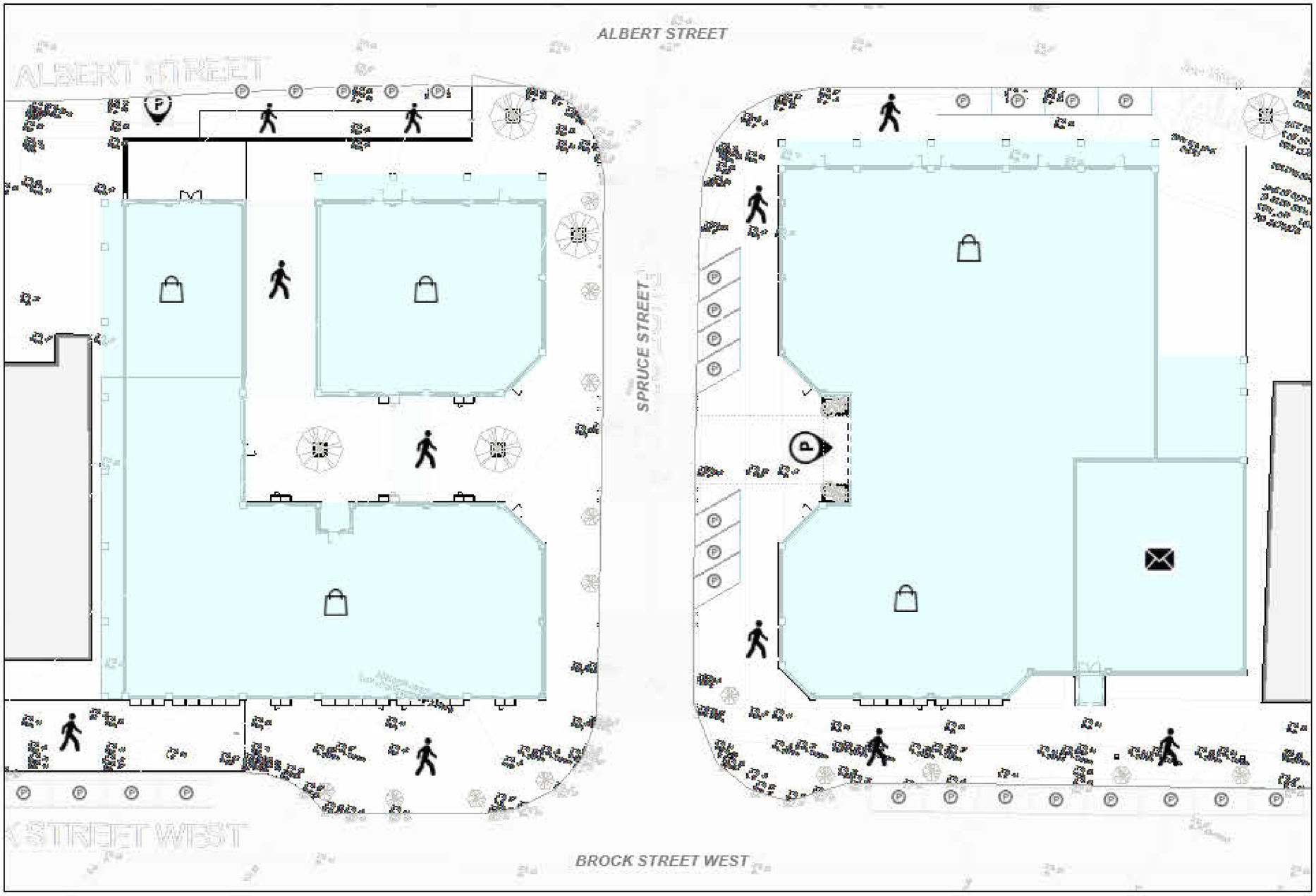
UXBRIDGE TOWNSHIP DEVELOPEMENT
SCHEMATIC DESIGN GUIDANCE

PROPOSED SITE DEVELOPMENT

DATE: FEB. 28, 2024
SCALE: 1" = 40'-0"
DRAWN BY: S.W.
CHECKD BY: H.W.

A102



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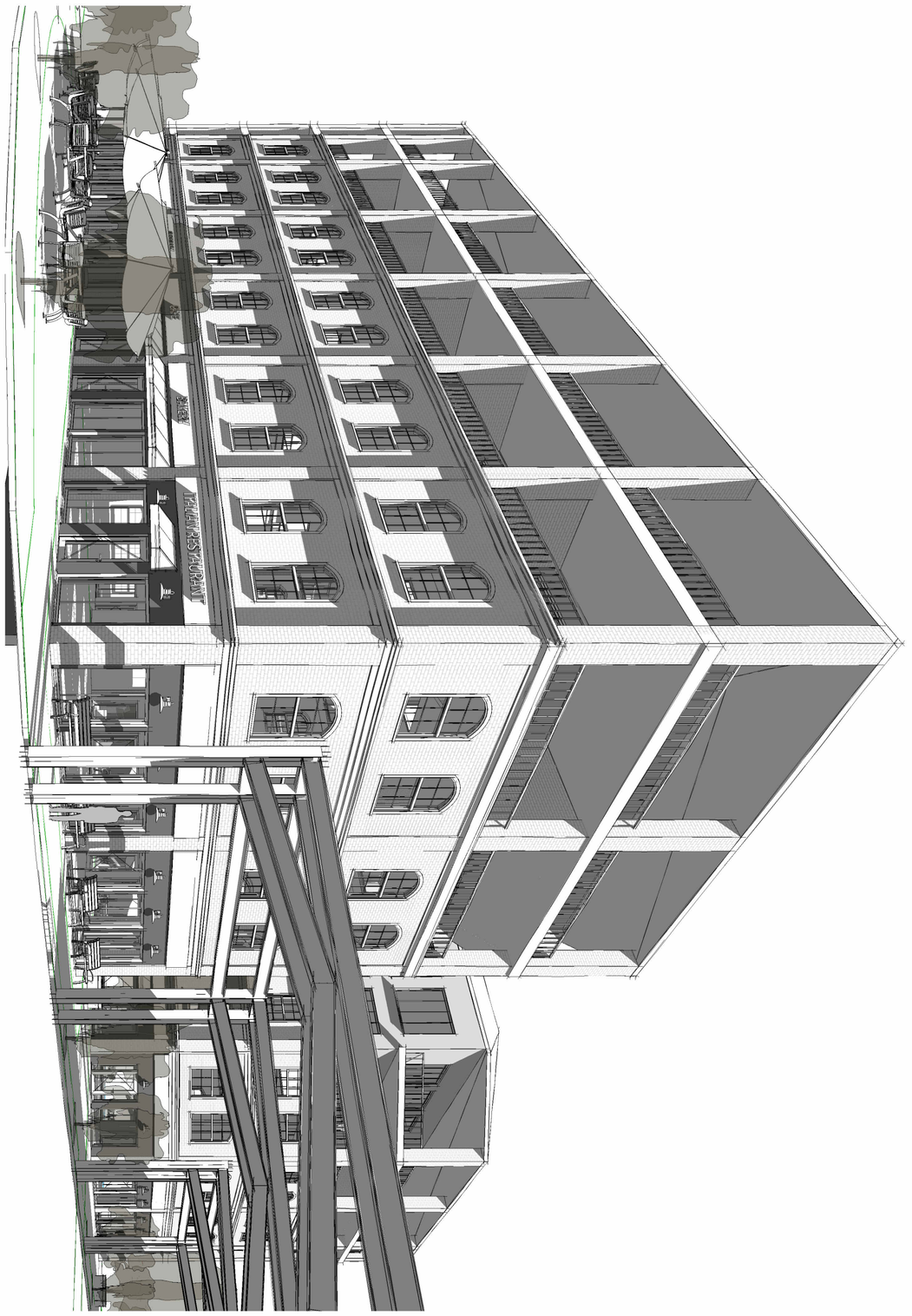
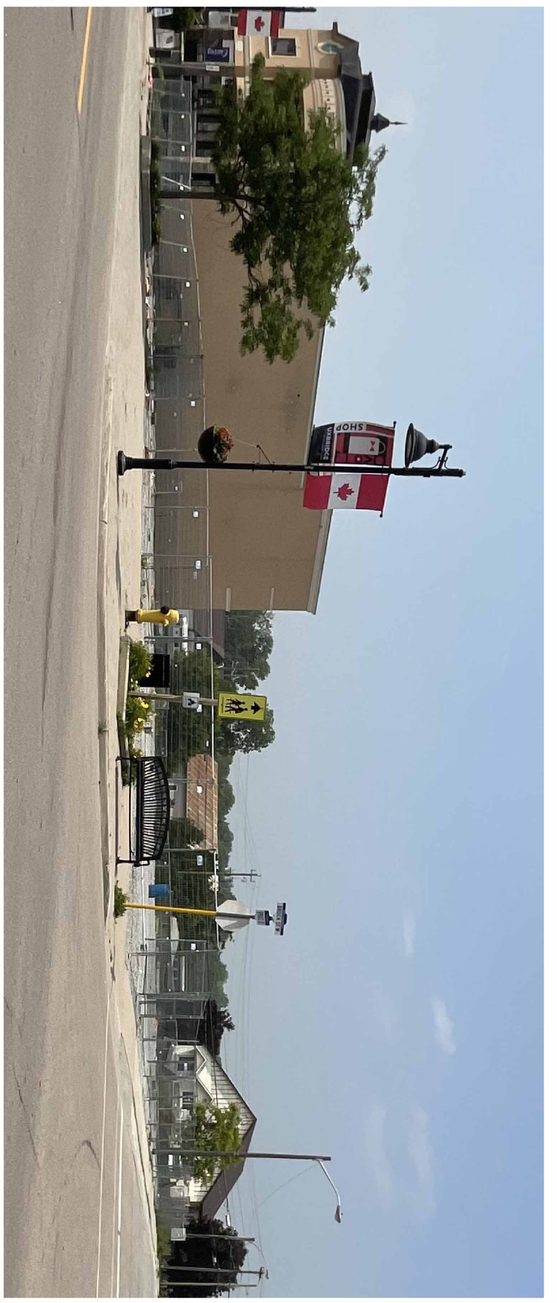
SITE INFORMATION

DATE: FEB. 28, 2024	SCALE:
DRAWN BY: S.W.	A102b
CHECKD BY: H.W.	





SITE A - PROPOSED		
DATE: FEB. 28. 2024	SCALE:	A103
DRAWN BY: S.W.		
CHECKD BY: H.W.		

UXBRIDGE TOWNSHIP DEVELOPEMENT

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THE ARCHITECT DOES NOT DESIGN, SPECIFY OR INSPECT ANY MATERIALS OR EQUIPMENT. THESE DRAWINGS ARE TO BE USED AS A GENERAL GUIDANCE FOR THE VISUAL APPEAL ONLY. IT IS THE CONTRACTORS RESPONSIBILITY TO: CONFORM ALL CONSTRUCTION TO O.B.C. & LOCAL AUTHORITIES HAVING JURISDICTION, DETERMINE ALL DIMENSIONS, ELEVATIONS, SLOPES, SOIL CONDITIONS, UTILITIES, ETC. PRIOR TO COMMENCEMENT OF WORK. ALL DIMENSIONS TO BE VERIFIED ON THE DRAWINGS BY WBE ARCHITECTURE MUST BE APPROVED BY THE LOCAL BUILDING DEPARTMENT. THE DESIGNER ACCEPTS NO RESPONSIBILITY FOR GRADE OR SOIL RELATED BUILDING ISSUES. CONFIRM WITH THE OWNER ON FINISHINGS. DO NOT SCALE DRAWINGS ELECTRONIC FORM. THE DESIGN PROFESSIONAL SHALL BE DEEMED THE AUTHOR AND OWNER OF THEIR RESPECTIVE INSTRUMENTS OF SERVICE, INCLUDING ALL REVISIONS, WHICH WILL CONTINUE TO REMAIN THE PROPERTY OF THE DESIGN PROFESSIONAL. THE CONTRACTOR MUST COMPLY WITH ALL CONSTRUCTION PRACTICES TO COMPLY WITH THE ONTARIO BUILDING CODE [O.B.C.] REGULATIONS 2012 O.B.C. O. REG. 350/06

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UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

SITE B- PROPOSED

DATE: FEB. 28. 2024	SCALE:
DRAWN BY: S.W.	A104
CHECKD BY: H.W.	

CANADA POST POSTES CANADA

NOTE: CONTRACTOR WILL CHECK AND VERIFY ALL DIMENSIONS AND CHECK ALL CONDITIONS ON THE JOB SITE BEFORE PROCEEDING WITH THE WORK.
THE DIMENSIONS SHOWN ON THE PLANS ARE FIELD MEASURED AND ARE FOR APPROXIMATE LAYOUT. THE CONTRACTOR SHALL VERIFY AND/OR ESTABLISH ALL EXISTING CONDITIONS, DIMENSIONS, VARIATION OF WALL PLUMB AND SQUARE, ETC., AT THE SITE AND SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES, ERRORS OR OMISSIONS IN THE CONTRACT DOCUMENTS PRIOR TO PROCEEDING WITH THE WORK.
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DRAWINGS BY HBE ARCHITECTURE MUST BE APPROVED BY THE LOCAL BUILDING DEPARTMENT. THE DESIGNER ACCEPTS NO RESPONSIBILITY FOR USE OF PREVIOUS EDITIONS.
ELECTRONIC FORM. THE DESIGN PROFESSIONAL SHALL BE DEEMED THE AUTHOR AND OWNER OF THEIR RESPECTIVE INSTRUMENTS OF SERVICE AND SHALL RETAIN ALL COPYRIGHT, PROPRIETARY AND OTHER INTELLECTUAL PROPERTY RIGHTS IN THE INSTRUMENTS OF SERVICE. ALL CONSTRUCTION PRACTICES TO COMPLY WITH THE ONTARIO BUILDING CODE [O.B.C.] REGULATIONS 2012 O.B.C. O. REG. 350/06

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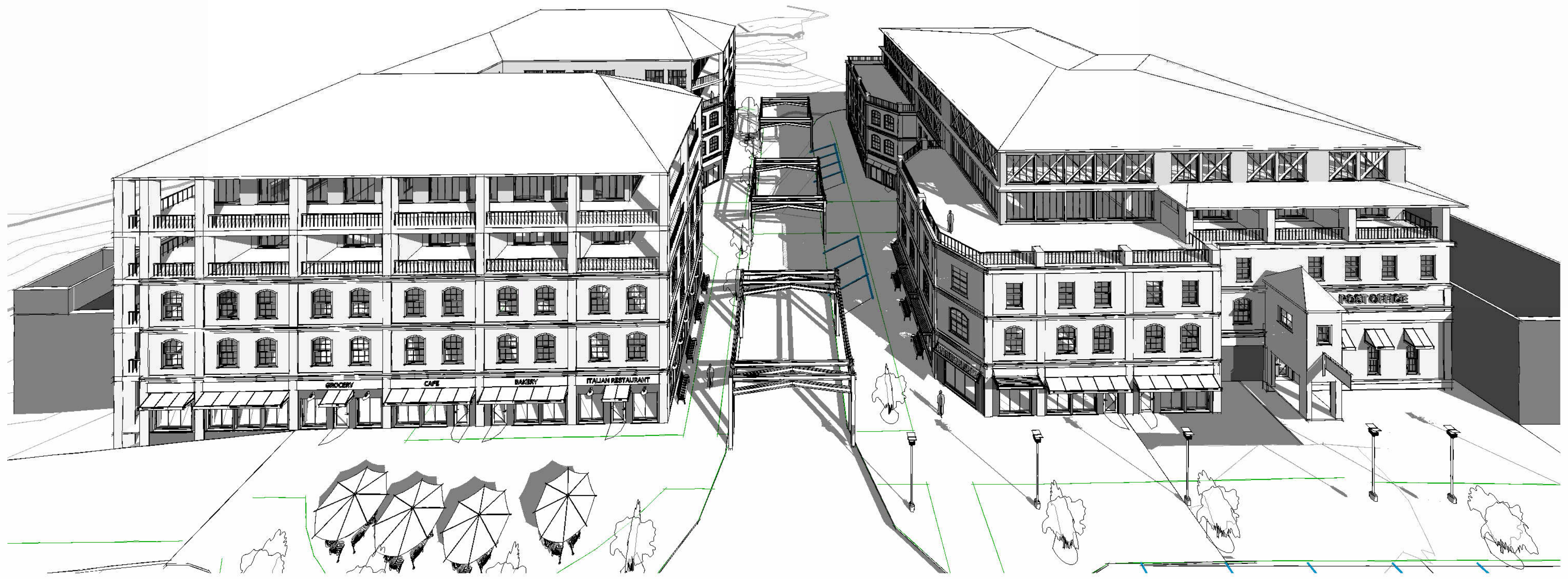
SCHEMATIC DESIGN GUIDANCE

POST OFFICE- PROPOSED

DATE: FEB. 28, 2024
SCALE:
DRAWN BY: S.W.
CHECKD BY: H.W.

A105



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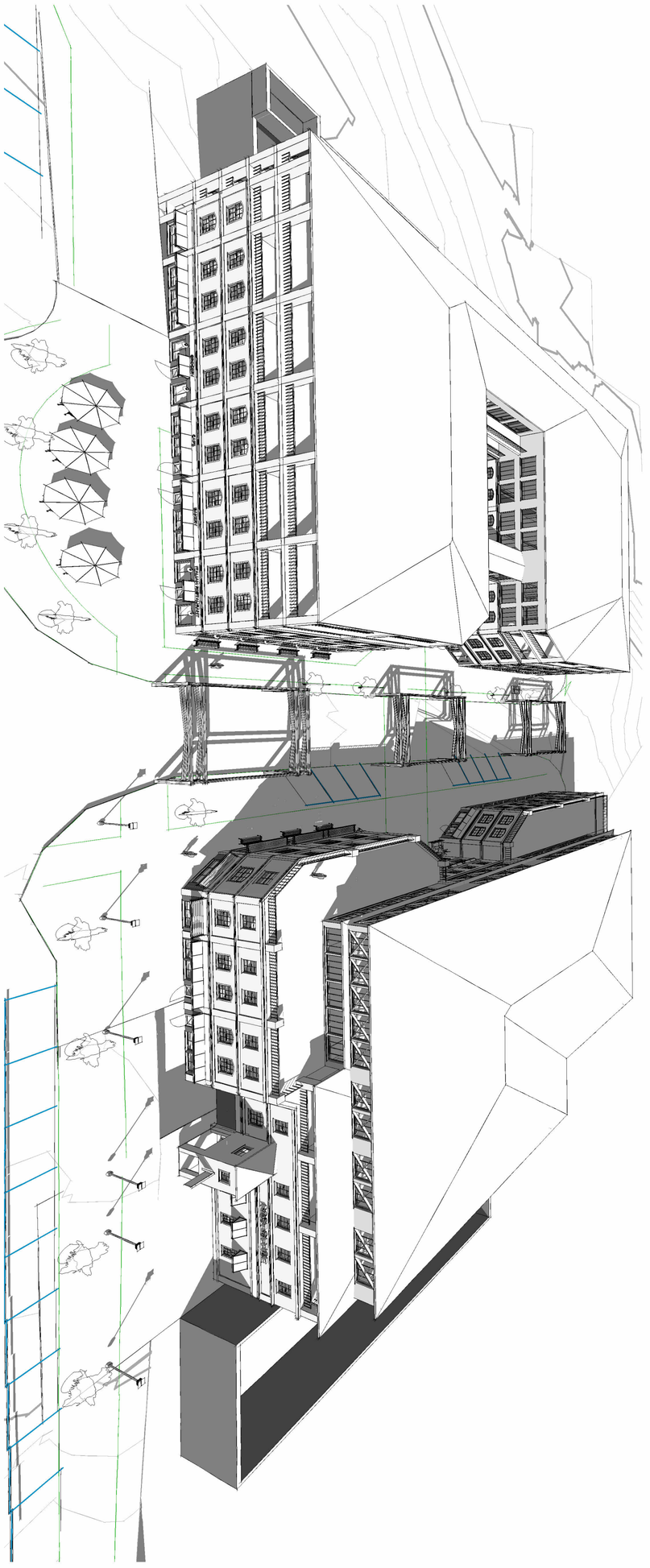
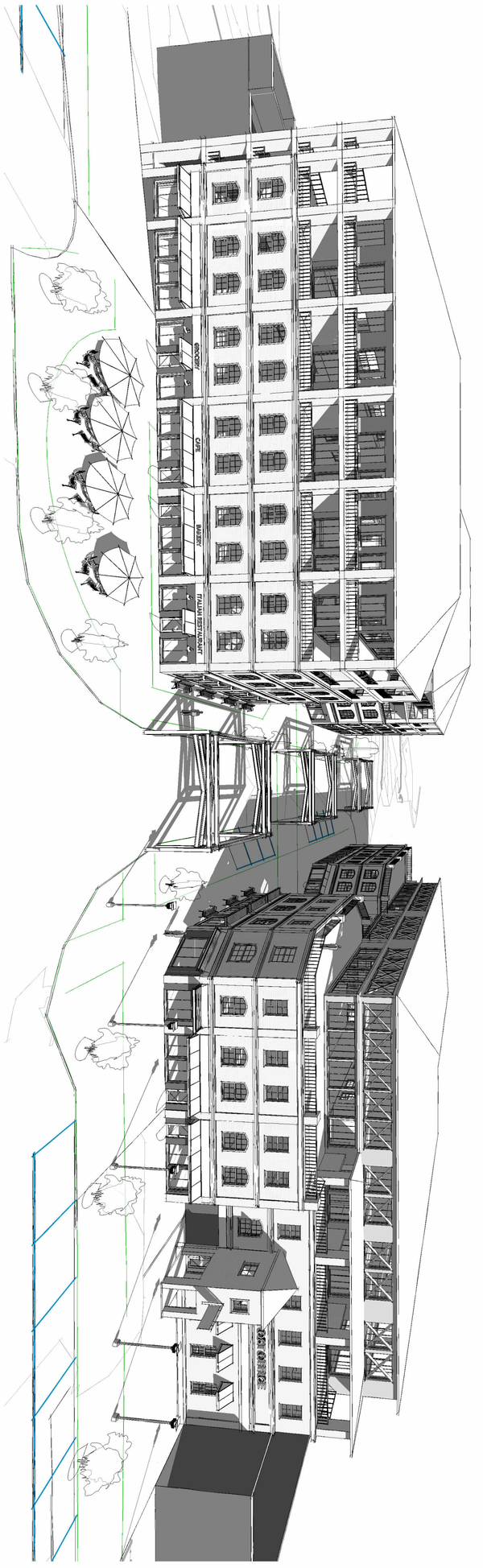
SCHEMATIC DESIGN GUIDANCE

MASSING - 6 STOREYS

DATE: FEB. 28. 2024	SCALE: 1" = 20'-0"
DRAWN BY: S.W.	
CHECKD BY: H.W.	

A200





MASSING		
DATE: FEB. 28. 2024	SCALE:	A201
DRAWN BY: S.W.		
CHECKD BY: H.W.		

UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

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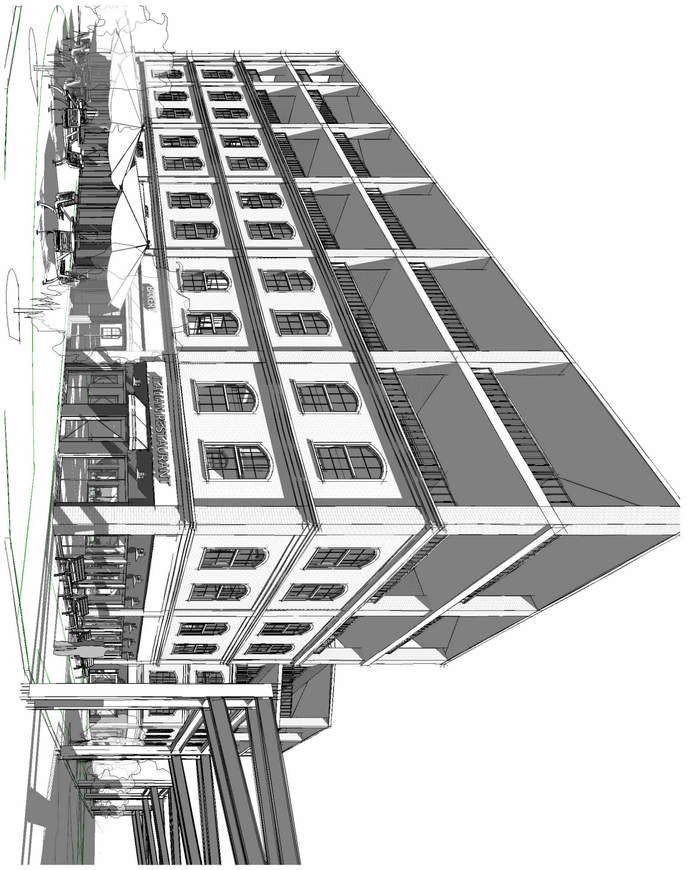

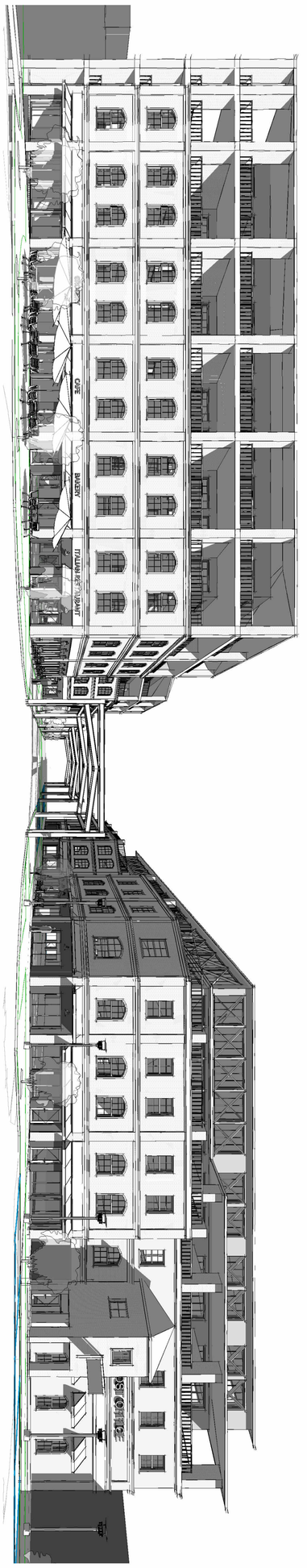

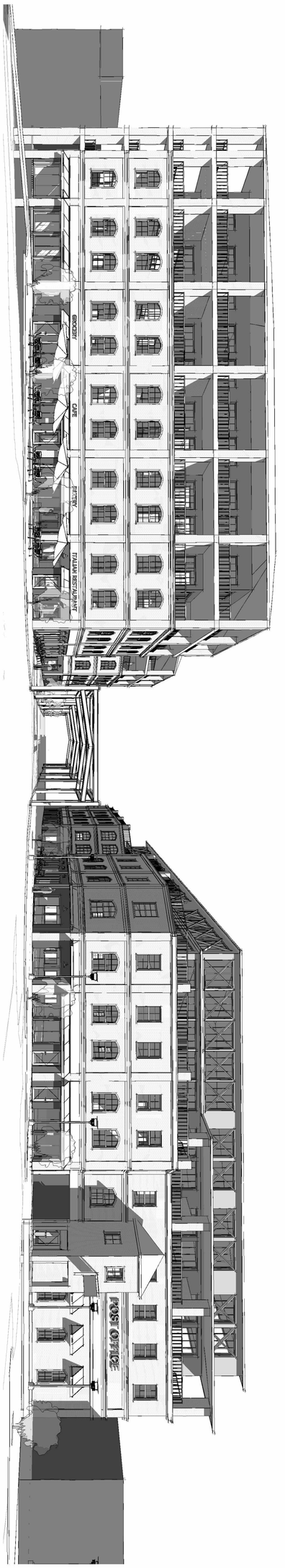

MASSING

DATE: FEB. 28. 2024	SCALE:
DRAWN BY: S.W.	A202
CHECKD BY: H.W.	

UXBRIDGE TOWNSHIP DEVELOPEMENT

SCHEMATIC DESIGN GUIDANCE

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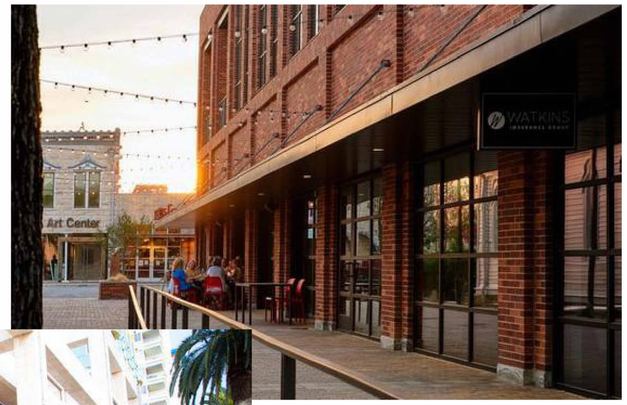
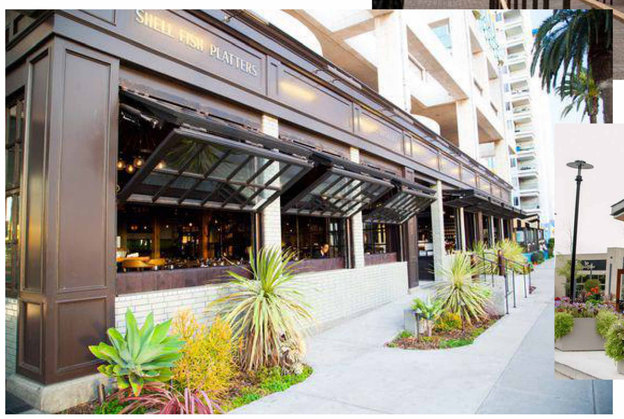
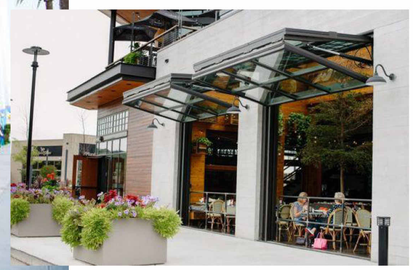
INDOOR / OUTDOOR SPACE POSSIBILITIES

- GLASS GARAGE DOORS THAT OPEN THE SPACE UP - GREAT FOR EVENTS THROUGHOUT THE YEAR







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THE ELECTRONIC FORMAT OF THIS DOCUMENT IS THE PROPERTY OF THE DESIGNER AND MUST BE RETURNED UPON REQUEST. THE ELECTRONIC FORM, THE DESIGN PROFESSIONAL SHALL BE DEEMED THE AUTHOR AND OWNER OF THEIR RESPECTIVE INSTRUMENTS OF SERVICE AND SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS, INCLUDING COPYRIGHT. ALL CONSTRUCTION PRACTICES TO COMPLY WITH THE ONTARIO BUILDING CODE [O.B.C.] REGULATIONS 2012 O.B.C. O. REG. 350/06

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SCHEMATIC DESIGN GUIDANCE

MASSING

DATE: FEB. 28, 2024	SCALE:
DRAWN BY: S.W.	A203
CHECKD BY: H.W.	

BLOCK A - BROCK ST. ELEVATION

BLOCK A - SPRUCE ST . ELEVATION

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SCHEMATIC DESIGN GUIDANCE

SITE A - ELEVATIONS

DATE: FEB. 28, 2024
SCALE: As indicated
DRAWN BY: S.W.
CHECKD BY: H.W.

A301

BLOCK B - BROCK ST. ELEVATION

BLOCK B - SPRUCE ST . ELEVATION

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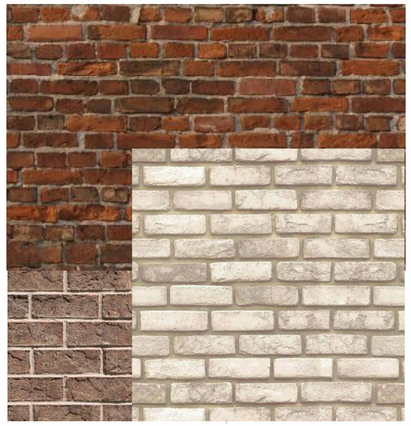
SCHEMATIC DESIGN GUIDANCE

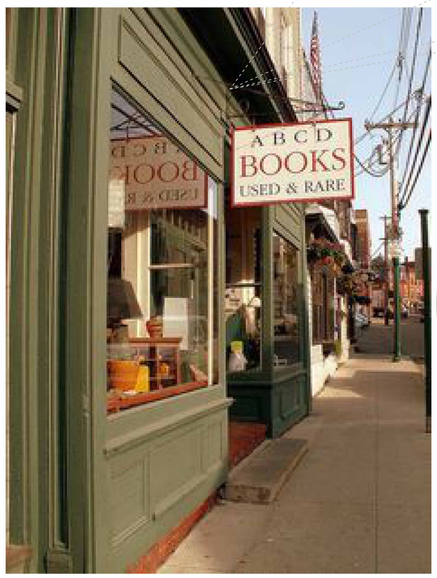
SITE B - ELEVATIONS

DATE: FEB. 28, 2024
SCALE: 3/32" = 1'-0"
DRAWN BY: S.W.
CHECKD BY: H.W.

A401

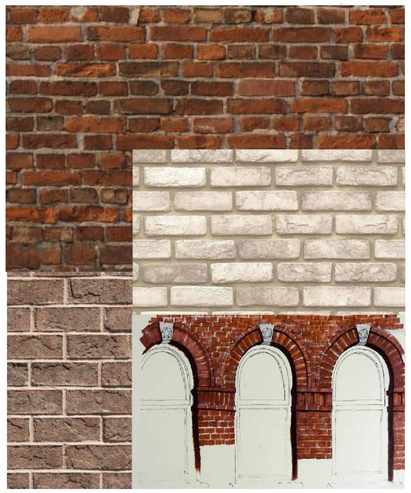


DARK PANELLING WITH INDUSTRIAL 'CROSS' ACCENTS



STORE FRONT CLADDING TO VARY IN COLOURS

DARK WINDOW + MULLIONS THROUGHOUT



DIFFERENT BRICK COLOURS BREAKING UP THE FACADE

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SCHEMATIC DESIGN GUIDANCE

MATERIALS

DATE: FEB. 28, 2024
SCALE: 1" = 20'-0"
DRAWN BY: S.W.
CHECKD BY: H.W.

A501