



PROJECT ADDRESS: 321 Garrison Rd ,Fort Erie, ON L2A 1M9
 PROJECT DESCRIPTION: ELVATIONS DRIVE THRU
 DESIGN FIRM: 6IXDESIGN ENGINEERING INC
 DRAWING LIST:

: UNIT 808-7191 YONGE ST,
 THORNHILL, ON
 : WWW.6IXDESIGN.CA
 : (905) 597 6793
 : INFO@6IXDESIGN.CA

- A-000 ZONING & OBC MATRIX
- A-001 SITE PLAN
- A-100 FLOOR PLANS
- A-102 ROOF PLANS
- A-103 FRONT (SOUTH) ELEVATION
- A-104 REAR (NORTH) ELEVATION
- A-105 SIDE (EAST) ELEVATION
- A-106 SIDE (WEST) ELEVATION
- A-107 MATERIAL BOARD

321 Garrison Rd ,Fort Erie

LOT AREA: 57.83.94 m2	LOT FRONTAGE: 30.79 m	ZONING: 1- CUM 1-447 2- RMI- 446 3- OS-450
	LOT DEPTH: 187.69	

BUILDING

ITEM	BY-LAW 129-90	EXISTING	PROPOSED
COVERAGE			
FSI	X	X	X
DEPTH	EX.	EX.	EX.
HEIGHT	EX.	EX.	EX.

SETBACKS

	EXISTING	PROPOSED
FRONT	21.34 m	21.34 m
REAR	140.49 m	140.49 m
SIDE (WEST)	12.17 m	12.17 m
SIDE (EAST)	2.99 m	2.99 m

PARKING

1 PARKING SPACE PER 04 SEATS

PARKING REQUIRED : 80 SEATS/4 = 20 SPOTS

PARKING PROVIDED : 20 SPOTS
 INCLUDING 02 ACCESSIBLE SPACES (1 SPACE FOR TYPE A & 1 SPACE FOR TYPE B)

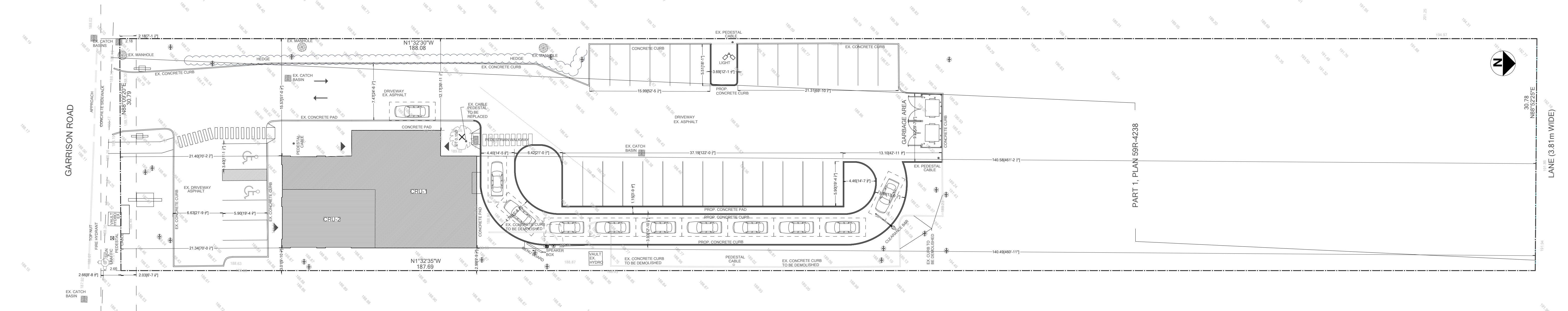
10 STACKING SPACES

DRIVE THRU WIDTH 14'-8 1/2"

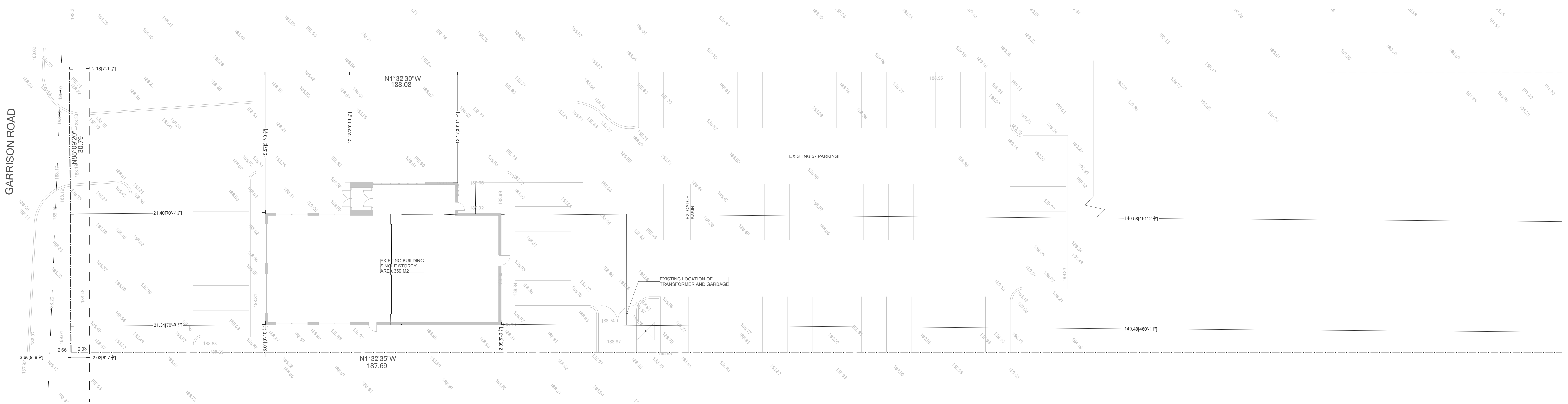


A000-1 SIDE RENDER
 SCALE NTS

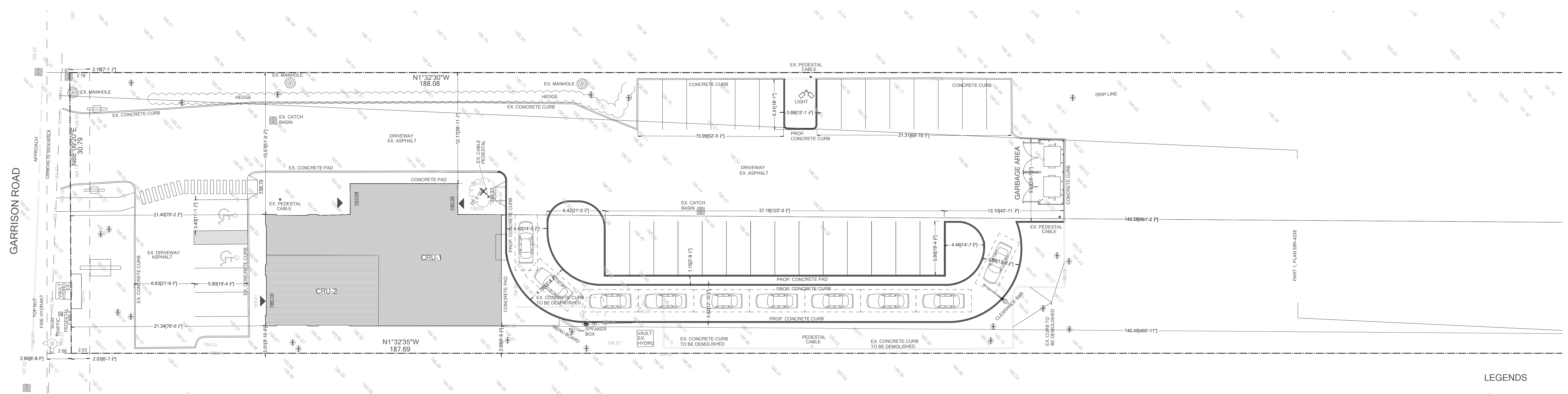
A000-2 KEY PLAN
 SCALE NTS



A000-3 SITE PLAN
 SCALE 1:250



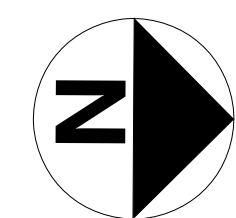
A001-1 SITE PLAN EXISTING
SCALE 1:75



A001-2 SITE PLAN PROPOSED
SCALE 1:75

LEGENDS

- ⊕ TREE TO BE PLANTED AS PER LANDSCAPE PLAN BY DIANA NOTENBOOM DATED JUNE 2021
- ✕ TREE TO BE REMOVED
- BUILDING ENTRANCE



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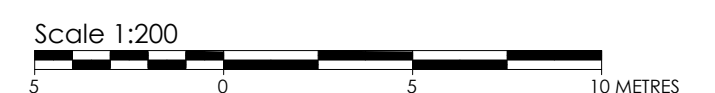
ISSUE
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DATE
210330

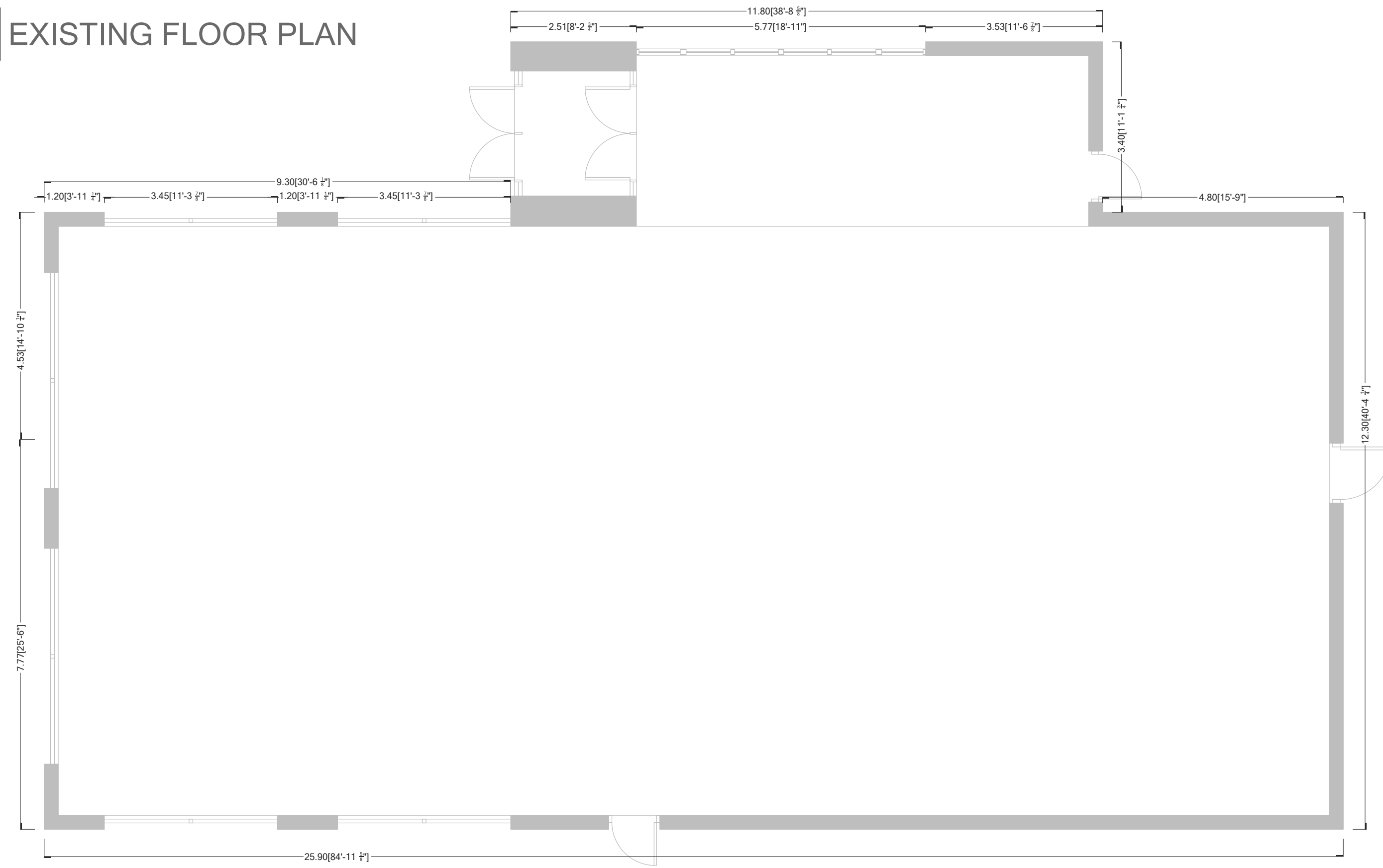
A001

SITE PLAN

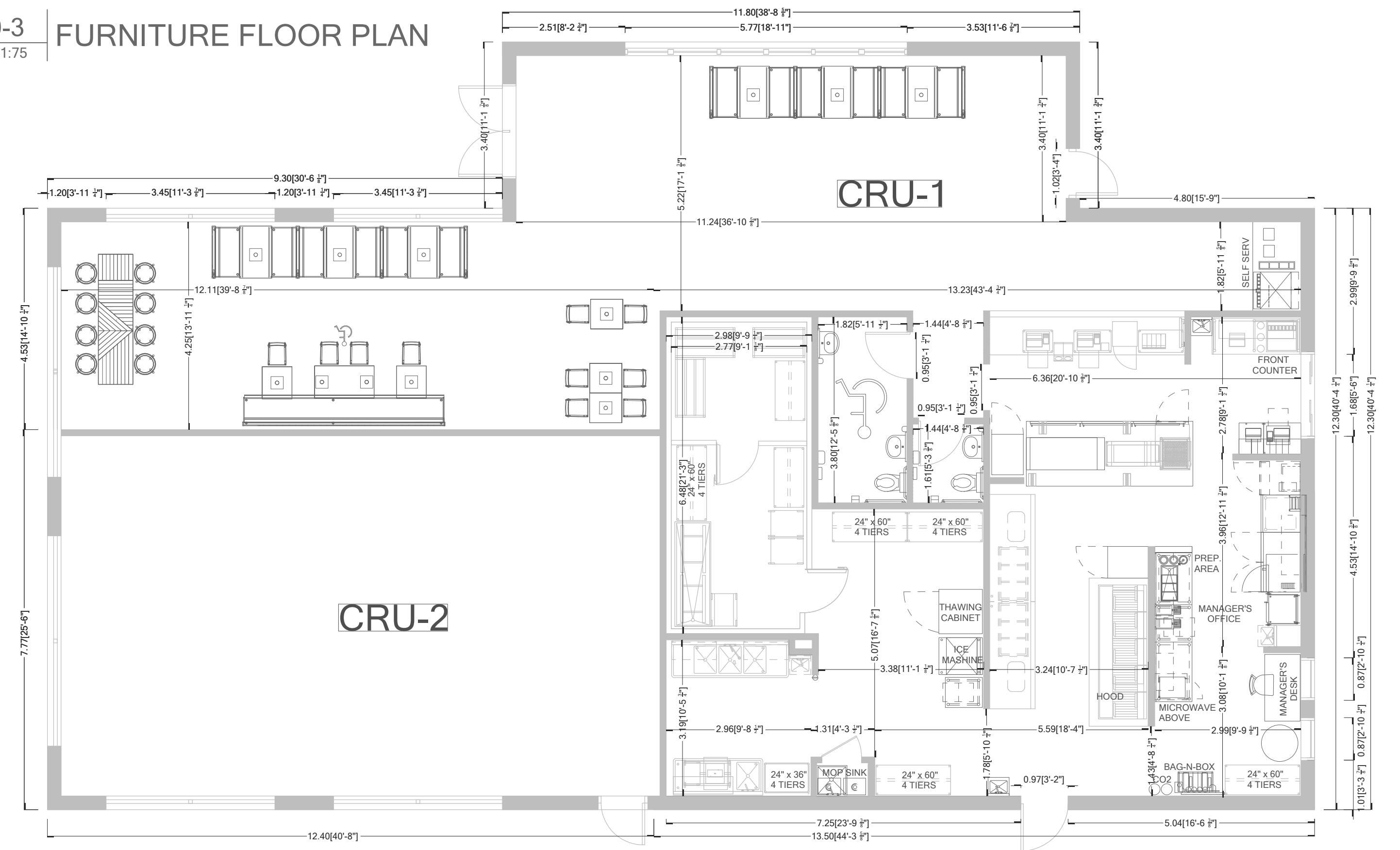
PROJECT NUMBER 2105-002
DRAWN BY Y.A
CHECKED BY F.T.



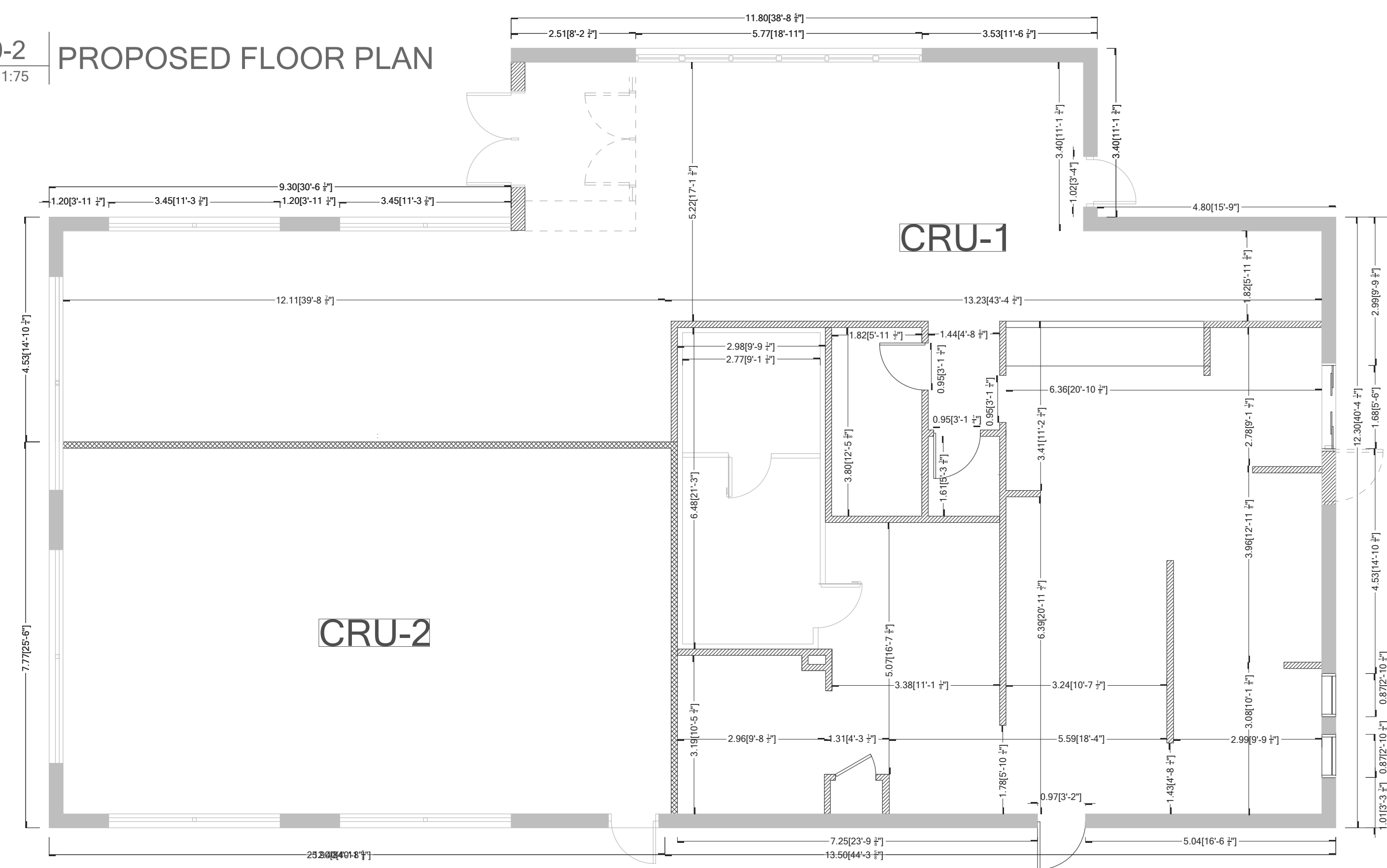
A100-1
SCALE 1:75
EXISTING FLOOR PLAN



A100-3
SCALE 1:75
FURNITURE FLOOR PLAN



A100-2
SCALE 1:75
PROPOSED FLOOR PLAN



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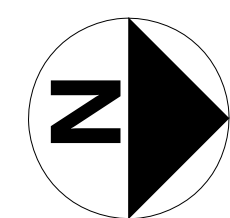
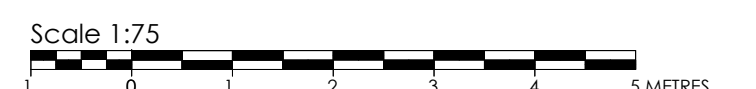
A100

FLOOR PLAN

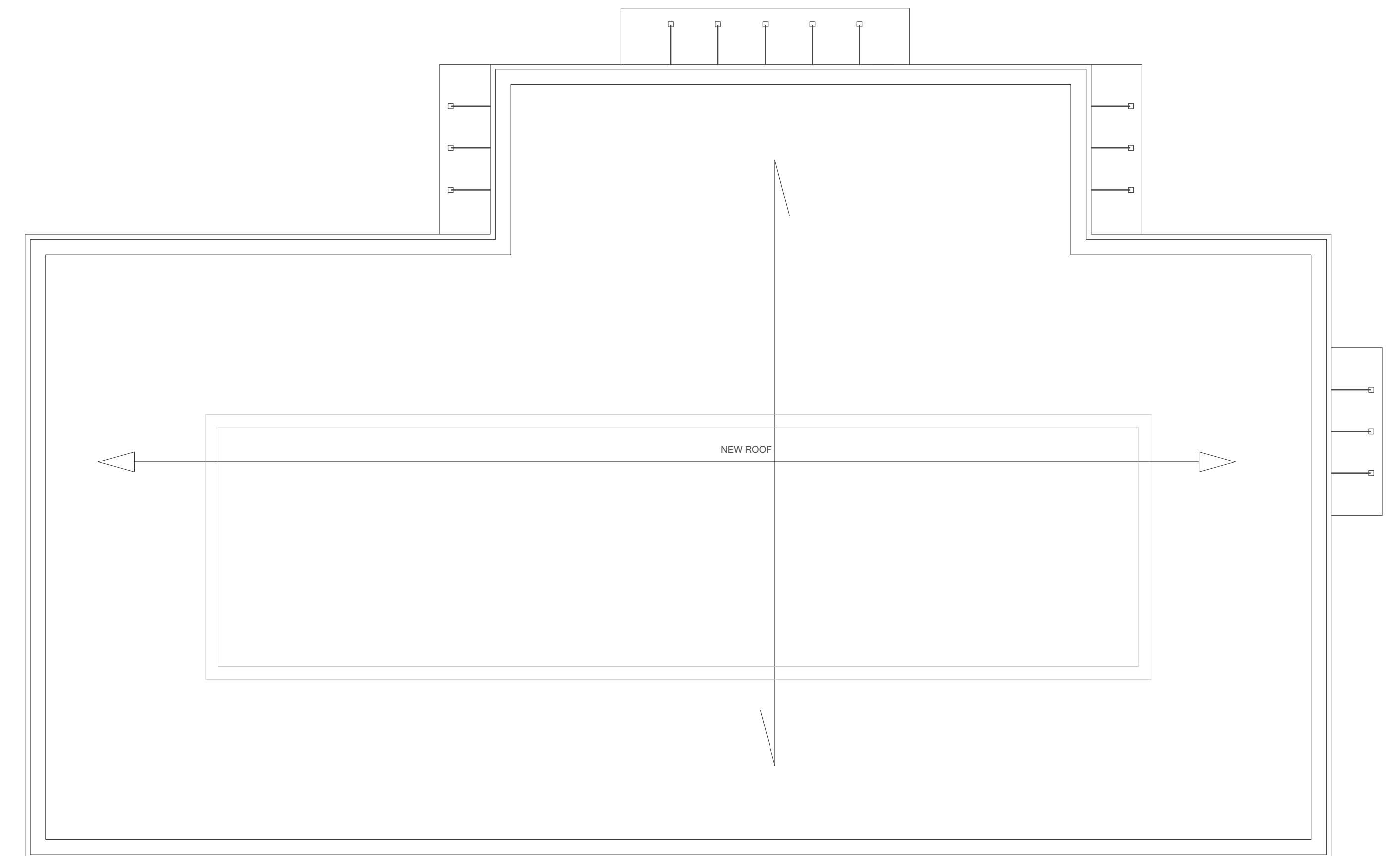
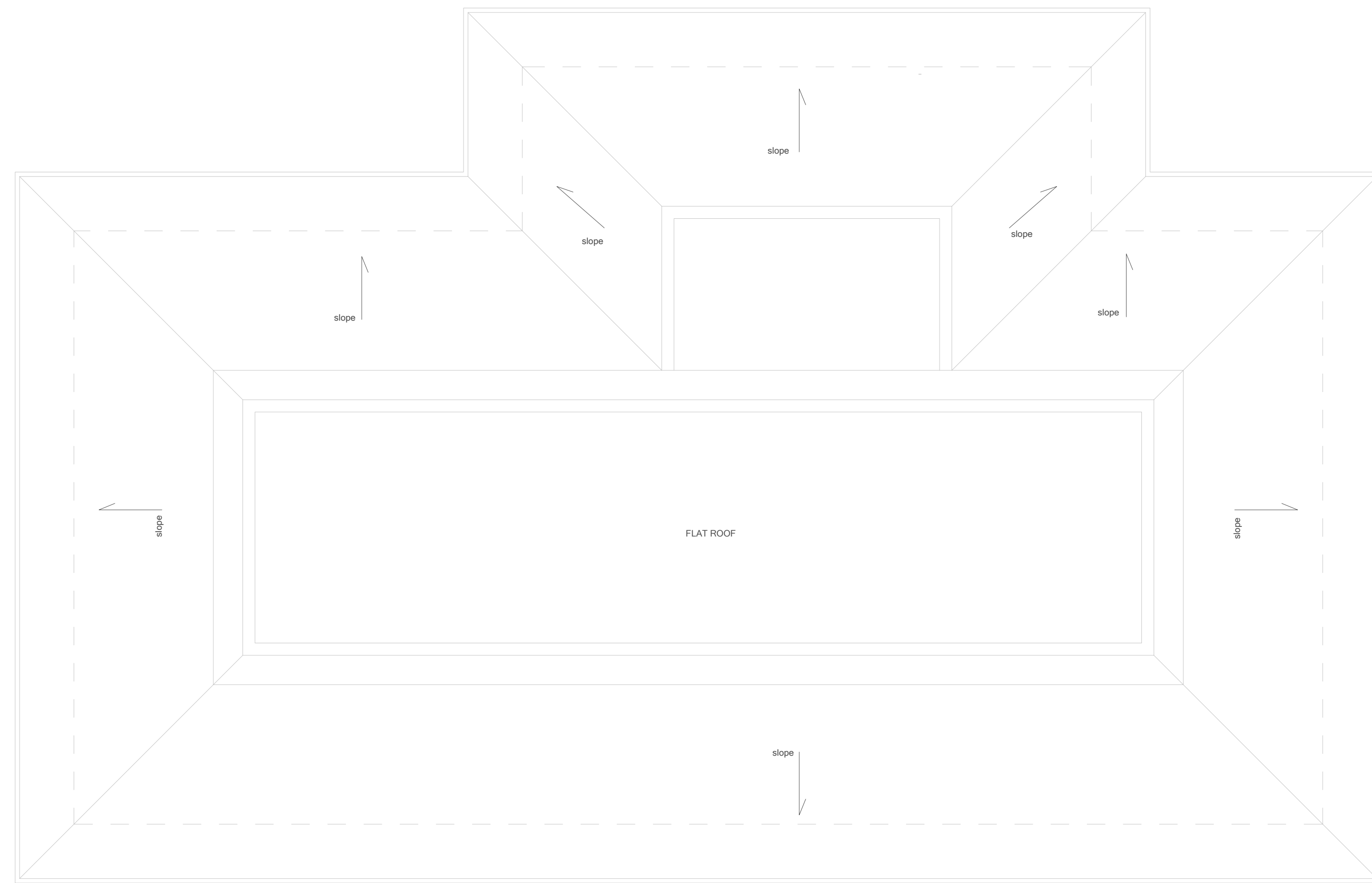
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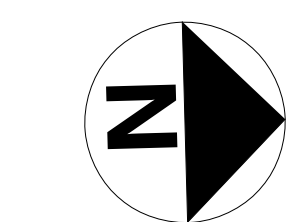


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A102-1 | ROOF PLAN EXISTING
SCALE 1:75

A102-2 | ROOF PLAN PROPOSED
SCALE 1:75



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A102

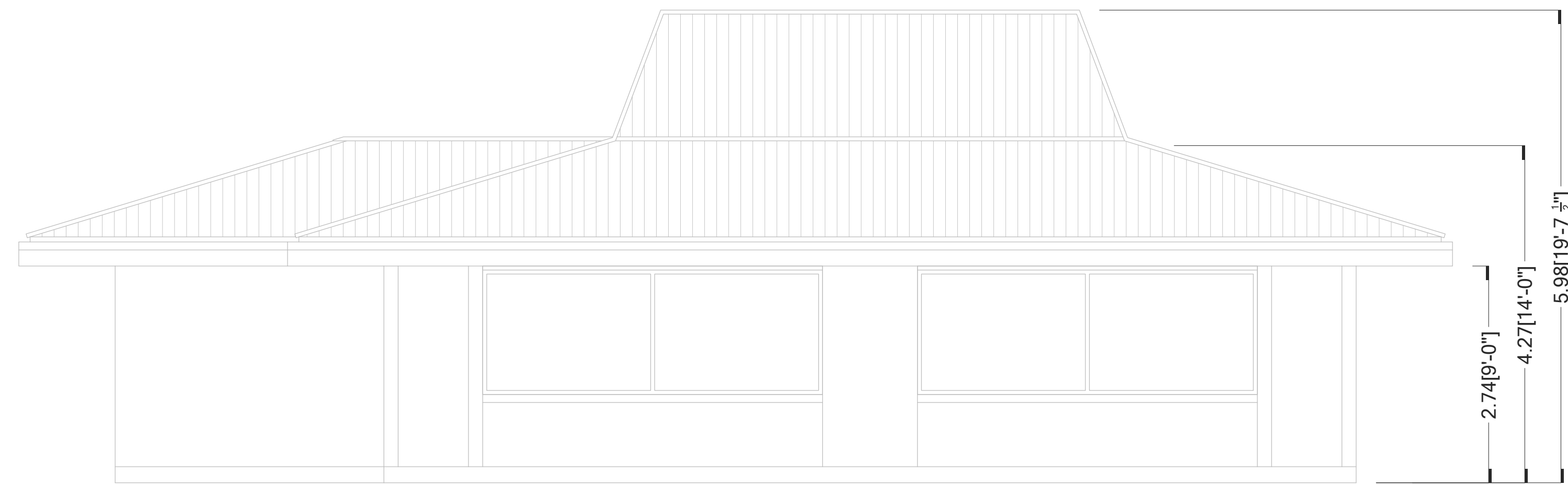
ROOF PLAN

PROJECT NUMBER 2105-002

DRAWN BY Y.A

CHECKED BY F.T.

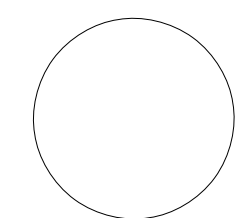




A103-1 | EXISTING FRONT (SOUTH) ELEVATION
SCALE 1:50



A103-2 | PROPOSED FRONT (SOUTH) ELEVATION
SCALE 1:50



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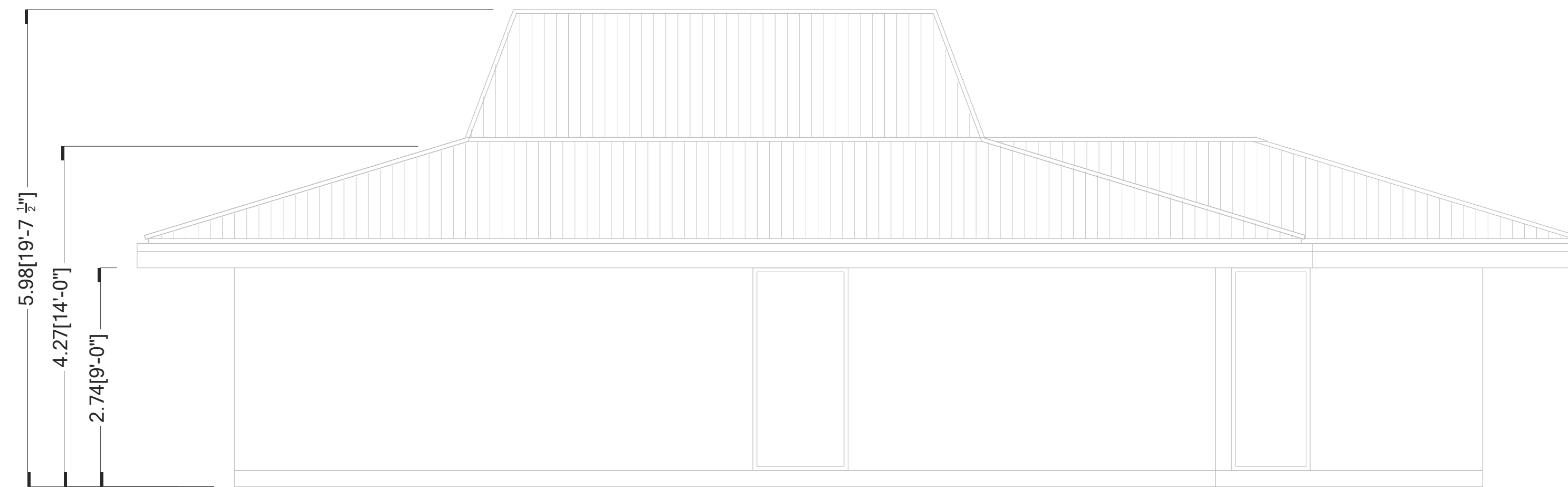
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A103

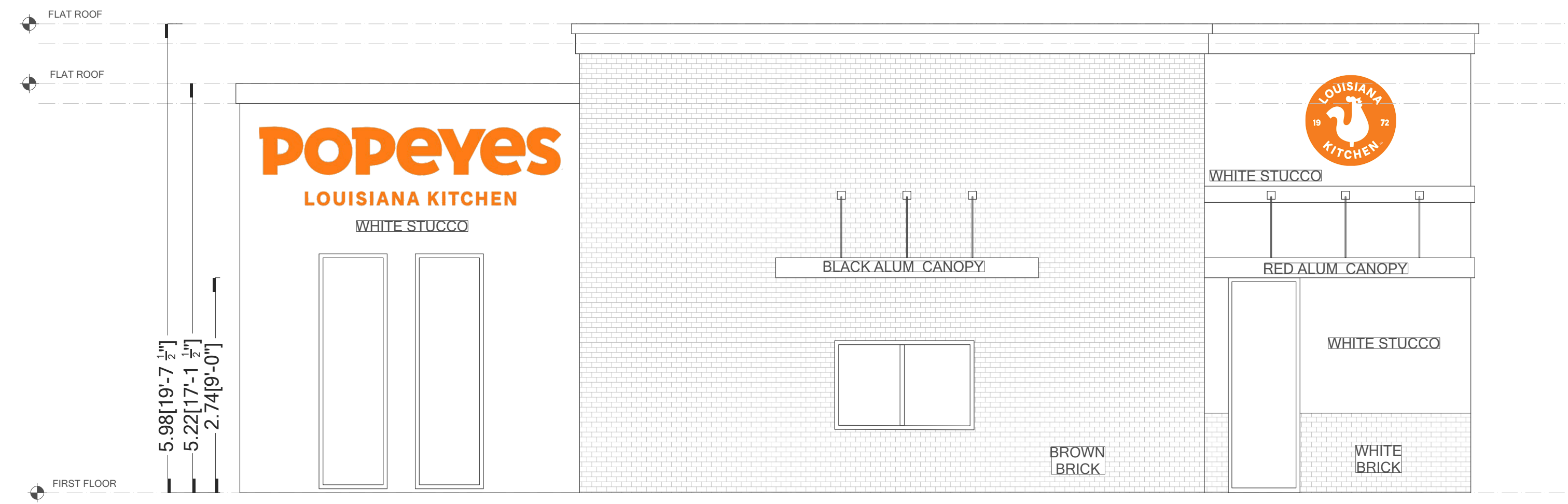
ELEVATION

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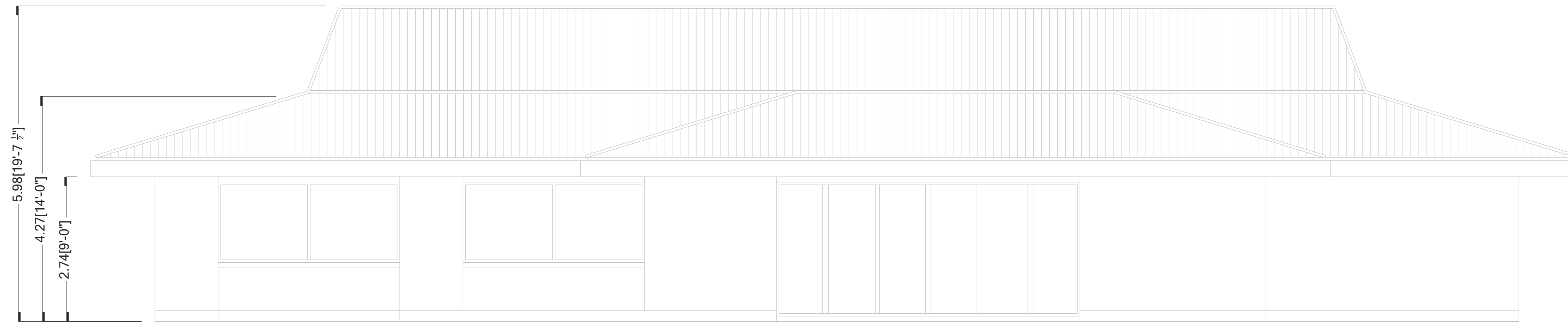




A104-1 | EXISTING REAR (NORTH) ELEVATION
SCALE 1:50



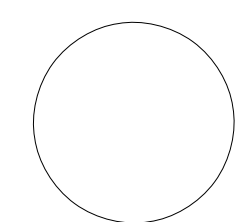
A104-2 | PROPOSED REAR (NORTH) ELEVATION
SCALE 1:50



A105-1 | EXISTING SIDE (EAST) ELEVATION
SCALE 1:50



A105-2 | PROPOSED SIDE (EAST) ELEVATION
SCALE 1:50



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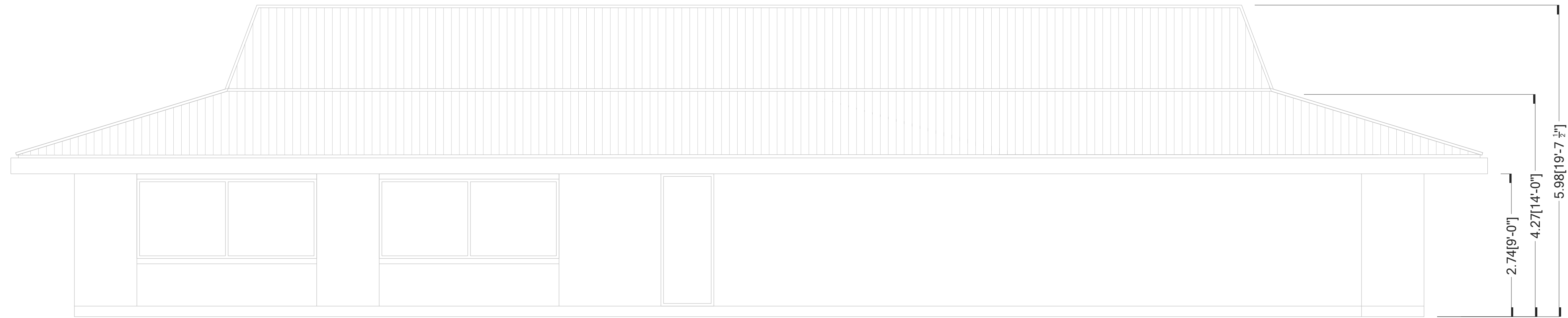
DATE
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A105

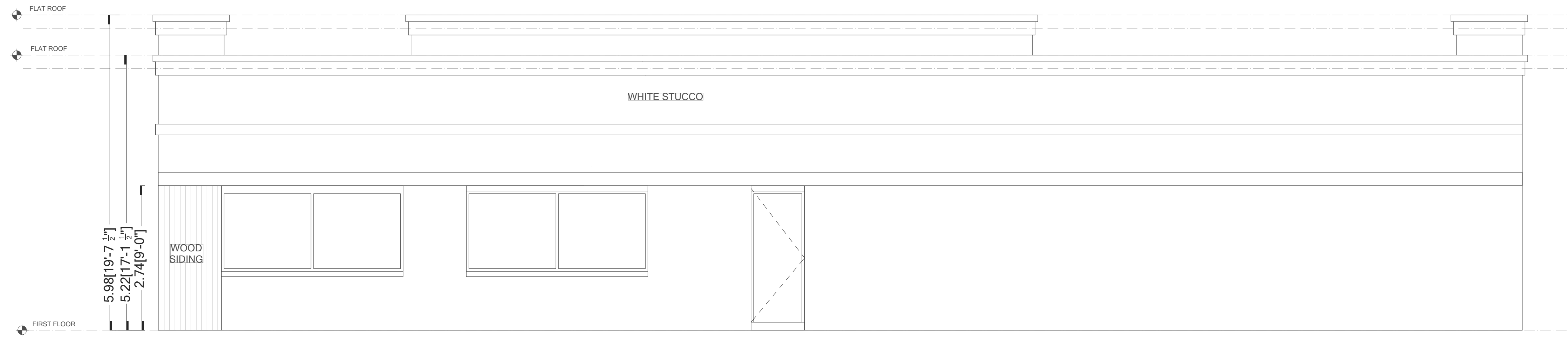
ELEVATION

PROJECT NUMBER 2105-002
DRAWN BY Y.A
CHECKED BY F.T.





A106-1 | EXISTING SIDE (WEST) ELEVATION
SCALE 1:50



A106-2 | PROPOSED SIDE (WEST) ELEVATION
SCALE 1:50



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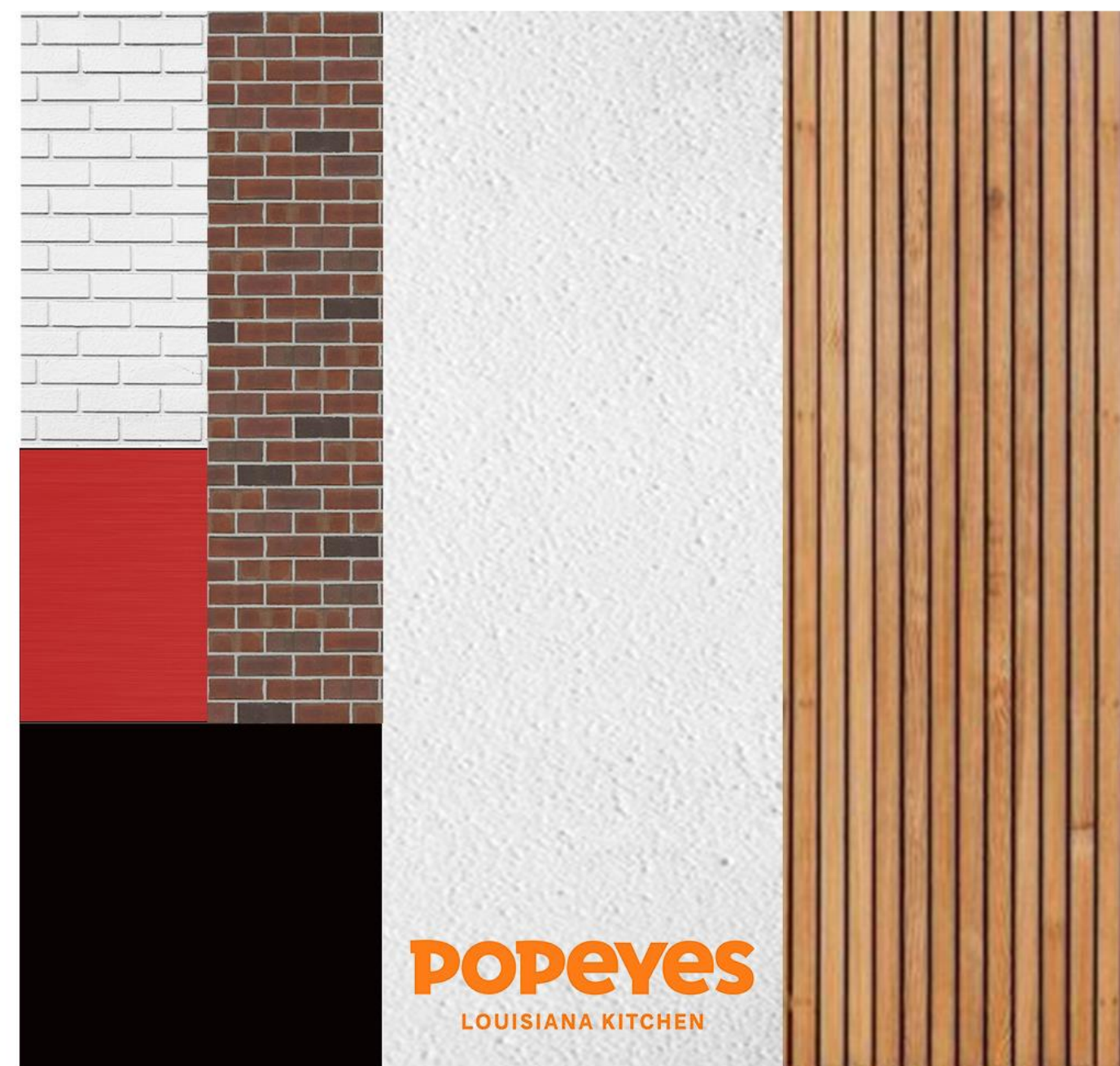
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ELEVATION

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- WHITE STUCCO
- BLACK ALUM FLASHING
- RED ALUM PANEL
- WHITE BRICK
- BROWN BRICK
- WOOD CLADDING
- POPEYES SIGN

A107 MATERIAL BOARD
SCALE NTS



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