



TOWNEPLACE SUITES & FAIRFIELD COMBO HOTEL

524 YORK ROAD, NIAGARA ON THE LAKE, ON L0S 1J0

ISSUED FOR REZONING APPLICATION; DT. 2025-01-27



ARCHITECTURAL
MATAJ ARCHITECTS INC.
418 Iroquois Shore Road Unit 206.,
Oakville, On L6H 0X7
Eva Mataj
eva@matajarchitects.com
phone: 905.281.4441 x 101

ARCHITECTURAL DRAWING LIST	
A.000	COVER SHEET
ASP-1	OVERALL SITE PLAN
ASP-2	SITE STAT, DETAILS, LEGENDS, LOCATION MAP & GENERAL NOTES
A.201	GROUND FLOOR PLAN
A.202	TYPICAL FLOOR PLAN (2ND - 10TH)
A.203	ROOF PLAN
A.301	NORTH ELEVATION
A.302	SOUTH ELEVATION
A.303	WEST ELEVATION
A.304	EAST ELEVATION
A.305	3D RENDERINGS
A.305a	3D PERSPECTIVE_ SOUTH-EAST VIEW
A.305b	3D PERSPECTIVE_ NORTH-WEST VIEW

COVER SHEET

SITE PLAN LEGEND	
	PROPERTY LINE
	BUILDING SETBACK LINE
	LANDSCAPE BUFFER
	CURB RAMP AS PER OBC 3.8.3.2
	PRINCIPLE ENTRANCE
	OTHER ACCESS POINTS
	EXISTING TOWN HYDRANT
	PROPOSED LOCATION OF NEW FIRE HYDRANT W/ STEEL BOLLARDS -REFER TO CIVIL DWGS
	FIRE DEPARTMENT CONNECTION
	HOSE BIB (REFER TO MECHANICAL DWGS)
	PAD MOUNTED HYDRO TRANSFORMER W/ STEEL BOLLARDS

	SINGLE HEADED LIGHT FIXTURE ON CONCRETE BASE -REFER TO ELECTRICAL
	DOUBLE HEADED LIGHT FIXTURE ON CONCRETE BASE -REFER TO ELECTRICAL DWGS
	WALL MOUNTED LIGHT FIXTURE -REFER TO ELECTRICAL DWGS
	NEW HEAVY DUTY ASPHALT PAVING (REMINDER OF THE SITE TO RECEIVE LIGHT DUTY ASPHALT PAVING)
	UNIT PAVING (REFER TO LANDSCAPE DWGS)
	LANDSCAPED AREA



Key Plan:

1	25/01/27	Issued for Rezoning	A.B.
No.	Date:	Issue/Revision	By:
Drawing Issues/Revisions:			

Note:

- ALL DIMENSIONS AND INFORMATION SHOWN ON THESE DRAWINGS MUST BE CHECKED AND VERIFIED ON SITE AND ANY DISCREPANCIES REPORTED TO THE ARCHITECT PRIOR TO CONSTRUCTION AND FABRICATION OF ITS COMPONENTS. SHOULD EXISTING CONDITIONS OR SERVICES BE FOUND TO VARY FROM THAT INDICATED ON THE DRAWINGS, THE ARCHITECT MUST BE NOTIFIED IMMEDIATELY.
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ONTARIO ASSOCIATION OF ARCHITECTS

MATAJ ARCHITECTS INC.

Architect's Stamp

MATAJ ARCHITECTS INCORPORATED

206-418 Incaquois Shore Rd
Oakville, ON L6H 0X7
T. 905.281.4444

Project:
TOWNEPLACE SUITES & FAIRFIELD COMBO HOTEL

FAIRFIELD BY MARRIOTT

TOWNEPLACE SUITES BY MARRIOTT

524 YORK ROAD, NIAGARA ON THE LAKE

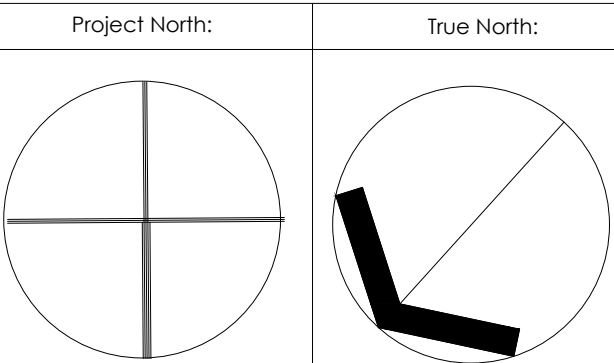
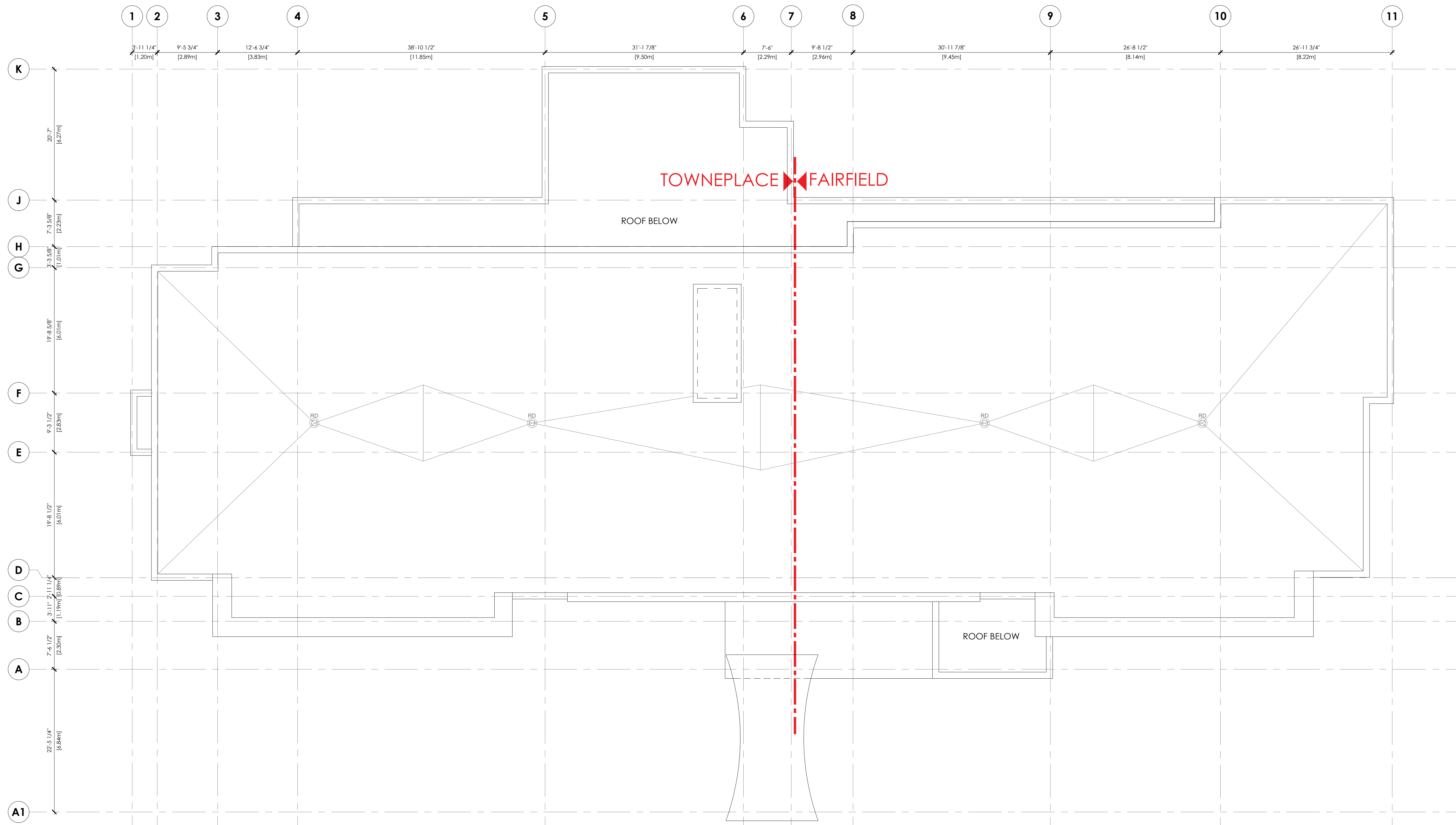
Sheet Title:
SITE PLAN

Design By: M.A./A.B.	Drawn By: A.B.	Approved By: A.M.
Scale: 1:300	Date: 24/10/11	Project No.:

Drawing No:

ASP-1

Drawing Series:
SITE PLAN-REZONING



Key Plan:

[illegible]

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Project: **TOWNEPLACE SUITES & FAIRFIELD COMBO HOTEL**



524 YORK ROAD, NIAGARA ON THE LAKE

Sheet Title:

ROOF PLAN

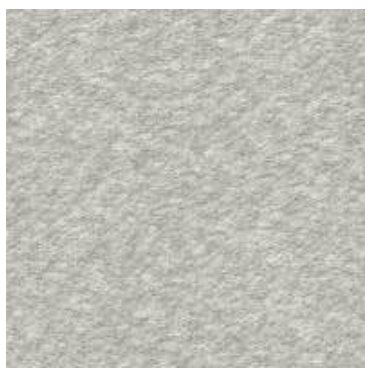
Design By: A.B.	Drawn By:	Approved By: A.M.
Scale: 1:100	Date: OCT 2024	Project No.: 24-012

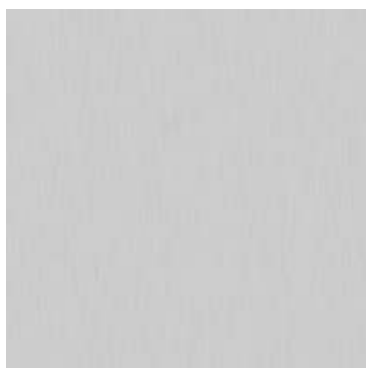
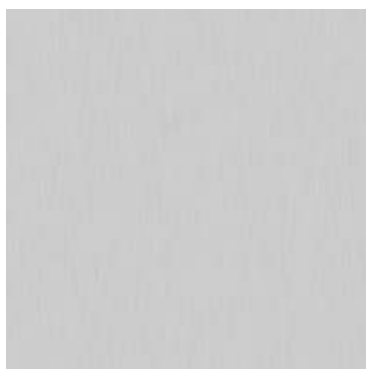
Drawing No.

A.203

Drawing Series: SITE PLAN-REZONING

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E01	ACM, TIMBER TEAK	
E02	EIFS BY CORNERPOINT OR EQUIVALENT, KENDALL CHARCOAL BM-HC-166	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E03	EIFS BY CORNERPOINT OR EQUIVALENT, CREATIV GRANITE FINISH (VT221124)	
E03a	EIFS BY CORNERPOINT OR EQUIVALENT, CREATIV ANTHRACITE FINISH (30306 LRV 8)	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E04	EIFS BY CORNERPOINT OR EQUIVALENT, METALLIC FINISH (SILVER)	
E05	ACM PANELS, ANODIZED ALUMINUM (SILVER)	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E09	EIFS BY DURABOND. SMOOTH FINISH, WHITE DOVE OC-17	

EXTERIOR LIGHTING LEGEND	
L01	4x4 RECESSED POT LIGHTS
L04	ILLUMINATED SIGNAGE - BACKLIT AS PER BRAND STANDARDS
L05	DECORATIVE WALL SCONCE - 3000 K
L07	DIRECTION LIGHT (CYPHER OR EQUIVALENT)

PLANE LEGEND	
A	0.00 TYPICAL WALL PLANE
B	1" RECESSED TO 'A'
C	2" RECESSED TO 'A'
D	2" PROJECTION TO 'A'

NOTES:
1 - CM/BUILDER SHALL PROVIDE ALL EXTERIOR SAMPLES TO ARCHITECT/BRAND FOR APPROVAL OF COLOR & TEXTURE. BEFORE COMMENCING WORK ON SITE CM/BUILDER SHALL SUBMIT ARCHITECT'S & BRAND'S APPROVED EXTERIOR SAMPLES TO OWNER FOR FINAL APPROVAL.
2 - CM AND/OR RELATED TRADE TO SUBMIT COLOR OPTIONS FOR ALL EXTERIOR MECHANICAL LOUVERS & CAPS BEFORE WORK IS EXECUTED ON SITE SO THAT COLOR MATCHING TO ADJACENT FINISH IS OBTAINED.
3 - CM/GC TO PROVIDE SHOP DRAWING INDICATING ALL EXTERIOR MECHANICAL PENETRATION AS PERTAINS TO THEIR SIZE/LOCATION & FINISH/COLOR

Project North:	True North:
SPA FILE NO. -	



1 ISSUED FOR REZONING 2025-01-27
REV DESCRIPTION REV. DATE
Drawing Issues/Revisions:

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ARTAN MATAJ
LICENCE 9351



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Architect's Stamp
MATAJ ARCHITECTS INCORPORATED
418 Iroquois Shore Road, Unit 206, Oakville, Ontario L4H 0X7
T. 905.281.4444

Project:
TOWNEPLACE SUITES & FAIRFIELD

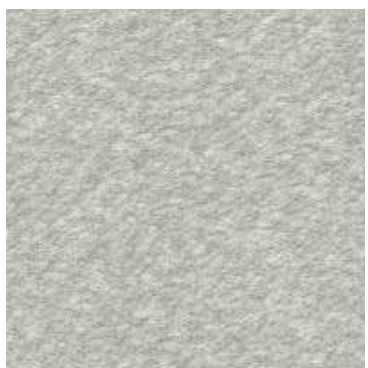
524 YORK ROAD, NIAGARA ON THE LAKE

Sheet Title: SOUTH (FRONT) ELEVATION		
Design By: AM.	Drawn By: ND.	Approved By: AM.
Scale: 1 : 100	Date: 2024-10-31	Project No.: 24-012
Drawing No: A301 OF:		
Drawing Series: SITE PLAN _ REZONING		

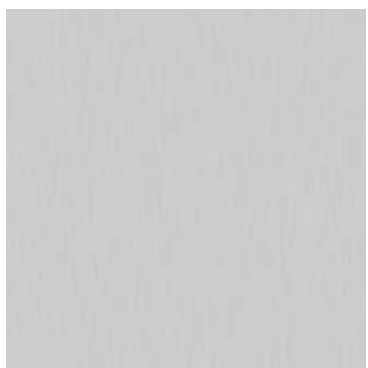
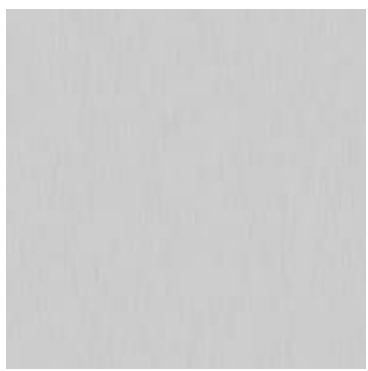
MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

E01	ACM, TIMBER TEAK	
E02	EIFS BY CORNERPOINT OR EQUIVALENT, KENDALL CHARCOAL BM-HC-166	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

E03	EIFS BY CORNERPOINT OR EQUIVALENT, CREATIV GRANITE FINISH (VT221124)	
E03a	EIFS BY CORNERPOINT OR EQUIVALENT, CREATIV ANTHRACITE FINISH (30306 LRV 8)	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

E04	EIFS BY CORNERPOINT OR EQUIVALENT, METALLIC FINISH (SILVER)	
E05	ACM PANELS, ANODIZED ALUMINUM (SILVER)	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

E09	EIFS BY DURABOND. SMOOTH FINISH, WHITE DOVE OC-17	
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EXTERIOR LIGHTING LEGEND	
L01	4x4 RECESSED POT LIGHTS
L04	ILLUMINATED SIGNAGE - BACKLIT AS PER BRAND STANDARDS
L05	DECORATIVE WALL SCONCE - 3000 K
L07	DIRECTION LIGHT (CYPHER OR EQUIVALENT)

PLANE LEGEND	
A	0.00 TYPICAL WALL PLANE
B	1" RECESSED TO 'A'
C	2" RECESSED TO 'A'
D	2" PROJECTION TO 'A'

NOTES:

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Project North:	True North:
SPA FILE NO. -	

1	ISSUED FOR REZONING	2025-01-27
REV	DESCRIPTION	REV. DATE

Drawing Issues/Revisions:

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OF
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ARTIST MATAJ
LICENCE
9821



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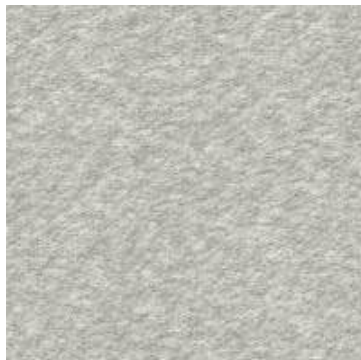
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INCORPORATED
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Oakville, Ontario
L4H 0X7
T.905.281.4444

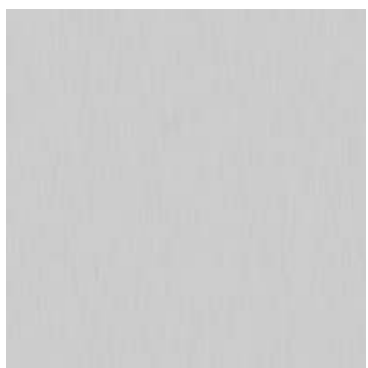
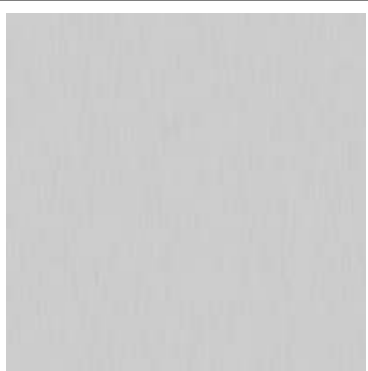
Project:
**TOWNEPLACE SUITES
& FAIRFIELD**
**FAIRFIELD**
TOWNEPLACE
SUITES
BY MARRIOTT

524 YORK ROAD, NIAGARA ON THE LAKE

Sheet Title: NORH ELEVATION		
Design By: AM.	Drawn By: ND.	Approved By: AM.
Scale: 1 : 100	Date: 2024-10-31	Project No.: 24-012
Drawing No: A302 or:		
Drawing Series: SITE PLAN _ REZONING		

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E01	ACM, TIMBER TEAK	
E02	EIFS BY CORNERPOINT OR EQUIVALENT, KENDALL CHARCOAL BM-HC-166	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E03	EIFS BY CORNERPOINT OR EQUIVALENT, CREATIV GRANITE FINISH (VT221124)	
E03a	EIFS BY CORNERPOINT OR EQUIVALENT, CREATIV ANTHRACITE FINISH (30306 LRV 8)	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E04	EIFS BY CORNERPOINT OR EQUIVALENT, METALLIC FINISH (SILVER)	
E05	ACM PANELS, ANODIZED ALUMINUM (SILVER)	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES
E09	EIFS BY DURABOND. SMOOTH FINISH, WHITE DOVE OC-17	

NOTES:

- 1 - CM/BUILD
TEXTURE,
EXTERIOR
- 2 - CM AND/
BEFORE W
- 3 - CM/GC T
SIZE/LOC

EXTERIOR LIGHTING LEGEND	
L01	4x4 RECESSED POT LIGHTS
L04	ILLUMINATED SIGNAGE - BACKLIT AS PER BRAND STANDARDS
L05	DECORATIVE WALL SCONCE - 3000 K
L07	DIRECTION LIGHT (CYPHER OR EQUIVALENT)

PLANE LEGEND	
A	0.00, TYPICAL WALL PLANE
B	1" RECESSED TO 'A'
C	2" RECESSED TO 'A'
D	2" PROJECTION TO 'A'

NOTES:

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Architectural elevation drawing of the Fairfield Suites by Marriott building facade. The drawing shows a multi-story building with a central glass curtain wall and side wings. The central section features the 'Fairfield BY MARRIOTT' signage. The side wings have various window patterns and labels like E01, E03, E09, L01, L04, and L05. To the right, a vertical dimension line indicates floor levels from 'T/O GROUND FLOOR 0.00' to 'T/O HIGH PARAPET 32.72'. The drawing is a technical architectural representation with precise lines and labels.

Project North:	True North:
SPA FILE NO. -	

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REV	DESCRIPTION	REV. DATE

Drawing Issues/Revisions:

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MATA J A R C H I T E C T S
I N C O R P O R A T E D
418 Iroquois Shore Road, Unit 206.
Oakville Ontario
L6H 0X7
T.905.281.4444

Project:

TOWNEPLACE SUITES & FAIRFIELD



524 YORK ROAD, NIAGARA ON THE LAKE

Sheet Title:

EAST ELEVATION

Design By: AM.	Drawn By: ND.	Approved By: AM.
Scale: 1 : 100	Date: 2024-10-31	Project No.: 24-012

Drawing No:

A303

Of:

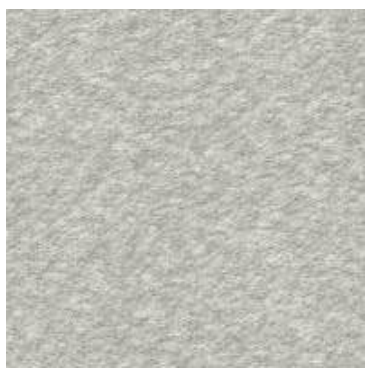
Drawing Series:

SITE PLAN REZONING

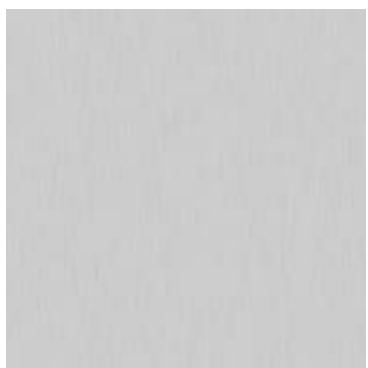
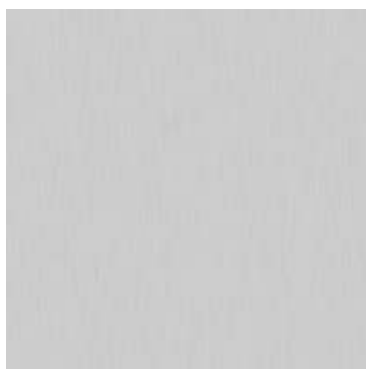
MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

E01	ACM, TIMBER TEAK	
E02	EIFS BY CORNERPOINT OR EQUIVALENT, KENDALL CHARCOAL BM-HC-166	

MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

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MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

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MATERIAL LEGEND		
KEYNOTE	DESCRIPTION	REFERENCE IMAGES

E09	EIFS BY DURABOND. SMOOTH FINISH, WHITE DOVE OC-17	
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EXTERIOR LIGHTING LEGEND	
L01	4x4 RECESSED POT LIGHTS
L04	ILLUMINATED SIGNAGE - BACKLIT AS PER BRAND STANDARDS
L05	DECORATIVE WALL SCONCE - 3000 K
L07	DIRECTION LIGHT (CYPHER OR EQUIVALENT)

PLANE LEGEND	
A	0.00. TYPICAL WALL PLANE
B	1" RECESSED TO 'A'
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Project North:

True North:

SPA FILE NO. -

1	ISSUED FOR REZONING	2025-01-27
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Drawing Issues/Revisions:

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OF
ARCHITECTS

ARTAN MATAJ
LICENCE
9031


MATAJ
ARCHITECTS INC.

Architect's Stamp

MATAJ ARCHITECTS
INCORPORATED
418 Iroquois Shore Road, Unit 206,
Oakville Ontario
L4H 0X7
T.905.281.4444

Project:
**TOWNEPLACE SUITES
& FAIRFIELD**

FAIRFIELD
BY MARRIOTT

524 YORK ROAD, NIAGARA ON THE LAKE

Sheet Title:
WEST ELEVATION

Design By: AM.	Drawn By: ND.	Approved By: AM.
Scale: 1 : 100	Date: 2024-10-31	Project No.: 24-012

Drawing No:
A304
or:
Drawing Series:
SITE PLAN _ REZONING



Project North:	True North:

SPA FILE NO. -

1	ISSUED FOR REZONING	2025-01-27
REV	DESCRIPTION	REV. DATE

Drawing Issues/Revisions:

Note:
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MATAJARCHITECTS
INCORPORATED
418 Iroquois Shore Road, Unit 206.
Oakville Ontario
L6H 0X7
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Sheet Title:

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Scale:	Date: 24-10-24	Project No.: 24-012

Drawing No.

A305a of:

Drawing Series:

SITE PLAN _ REZONING



Project North:		True North:	

SPA FILE NO. -

1	ISSUED FOR REZONING	2025-01-27
REV	DESCRIPTION	REV. DATE

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MATAJ ARCHITECTS
INCORPORATED
418 Iroquois Shore Road, Unit 206,
Oakville, Ontario
L6H 0X7
T. 905.281.4444

Project:
**TOWNEPLACE SUITES
& FAIRFIELD**


524 YORK ROAD, NIAGARA ON THE LAKE

Sheet Title:
**GROUND LEVEL NW
VIEW**

Design By: AM.	Drawn By: ND.	Approved By: AM.
Scale:	Date: 24-10-24	Project No.: 24-012

Drawing No:
A305b or:

Drawing Series:
SITE PLAN _ REZONING