

SHADOW STUDY FOR THE PROPOSED 3.5 STOREY RESIDENTIAL BUILDING

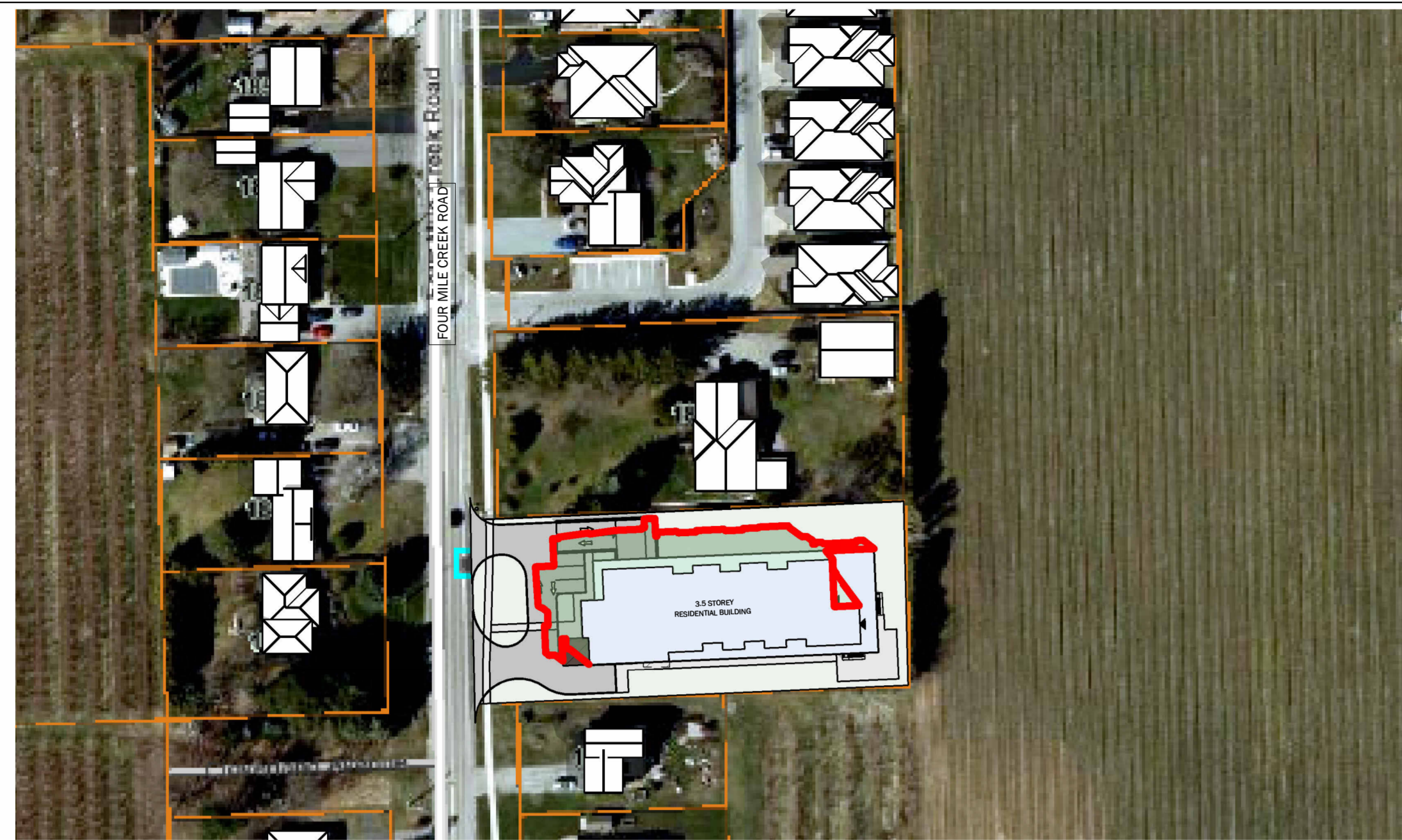
1839 FOUR MILE CREEK RD | NIAGARA-ON-THE-LAKE | ONTARIO | LOS 1J0

PROJECT DESCRIPTION

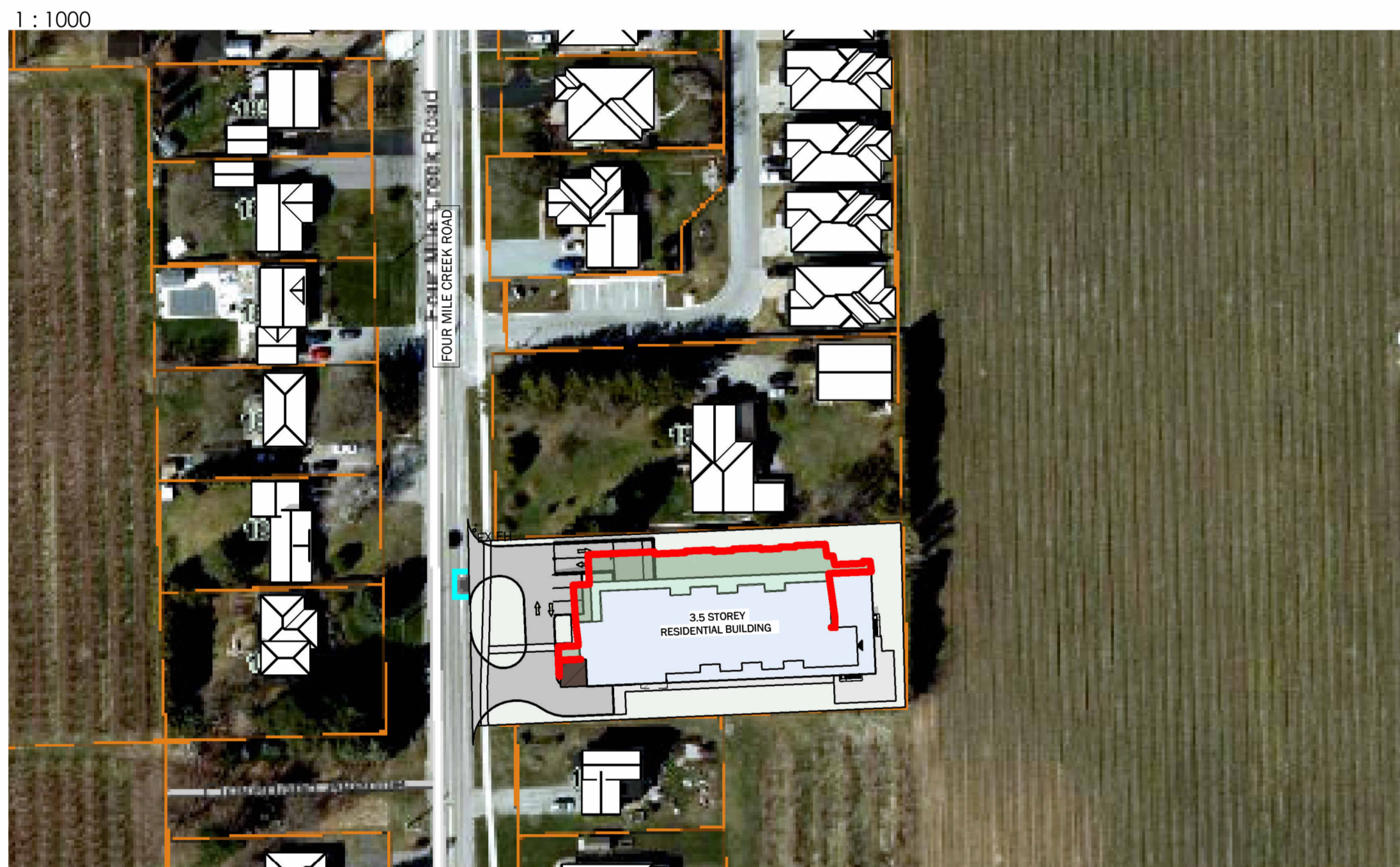
THIS SHADOW STUDY ENCOMPASSES A PROPOSED 3.5-STOREY RESIDENTIAL DEVELOPMENT LOCATED IN NIAGARA-ON-THE-LAKE. THE BUILDING OF FOCUS IS COMPRISED OF 29 UNITS AND IS 11.28 m IN HEIGHT. THE PROPOSED DEVELOPMENT IS LOCATED AT 1839 FOUR MILE CREEK RD, NIAGARA-ON-THE-LAKE, ONTARIO THE COORDINATES BEING LAT: 43.2310393, LONG: -79.1241217.

SURROUNDING USES AND SPACES SHOWN WITHIN THE SHADOW STUDY AREA

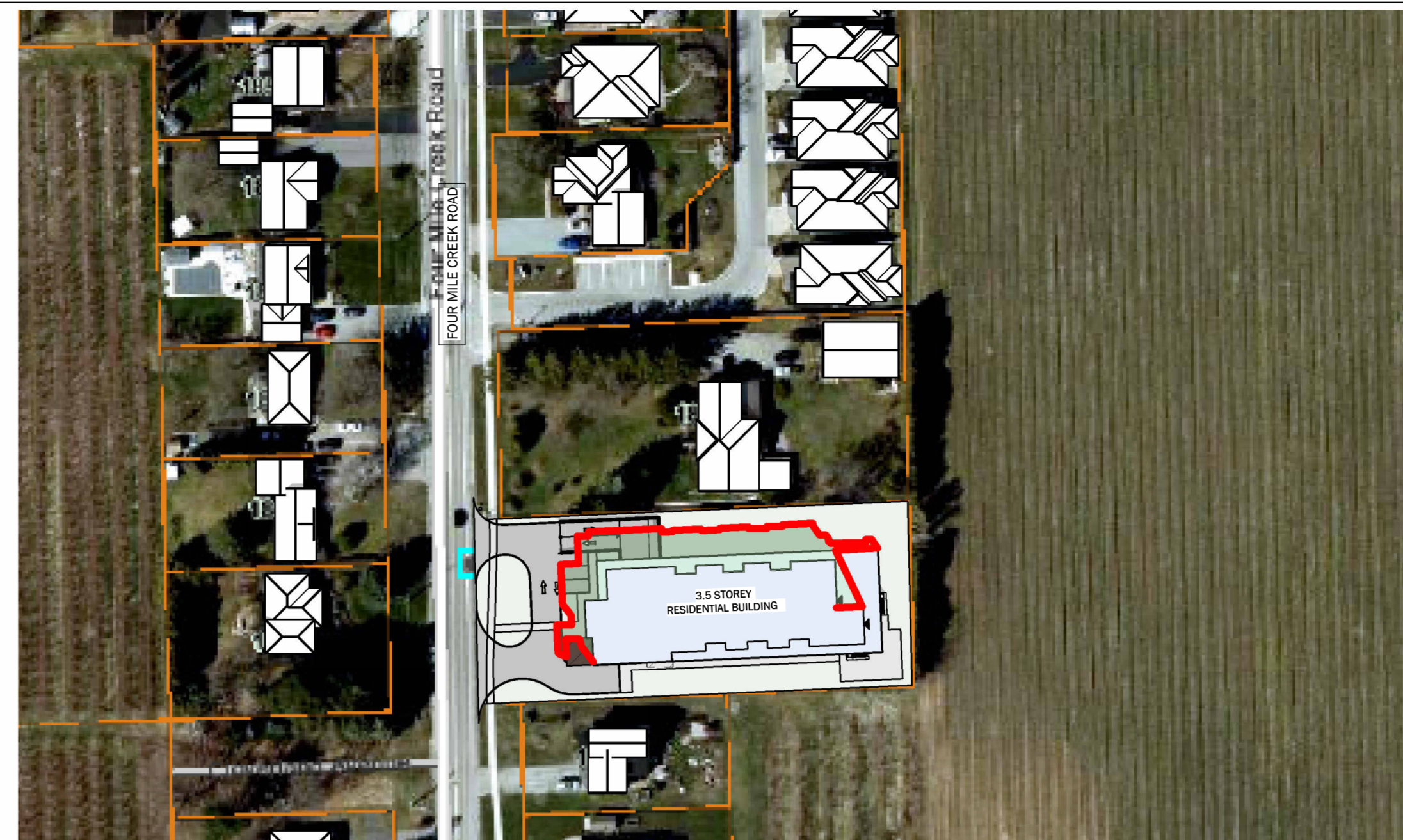




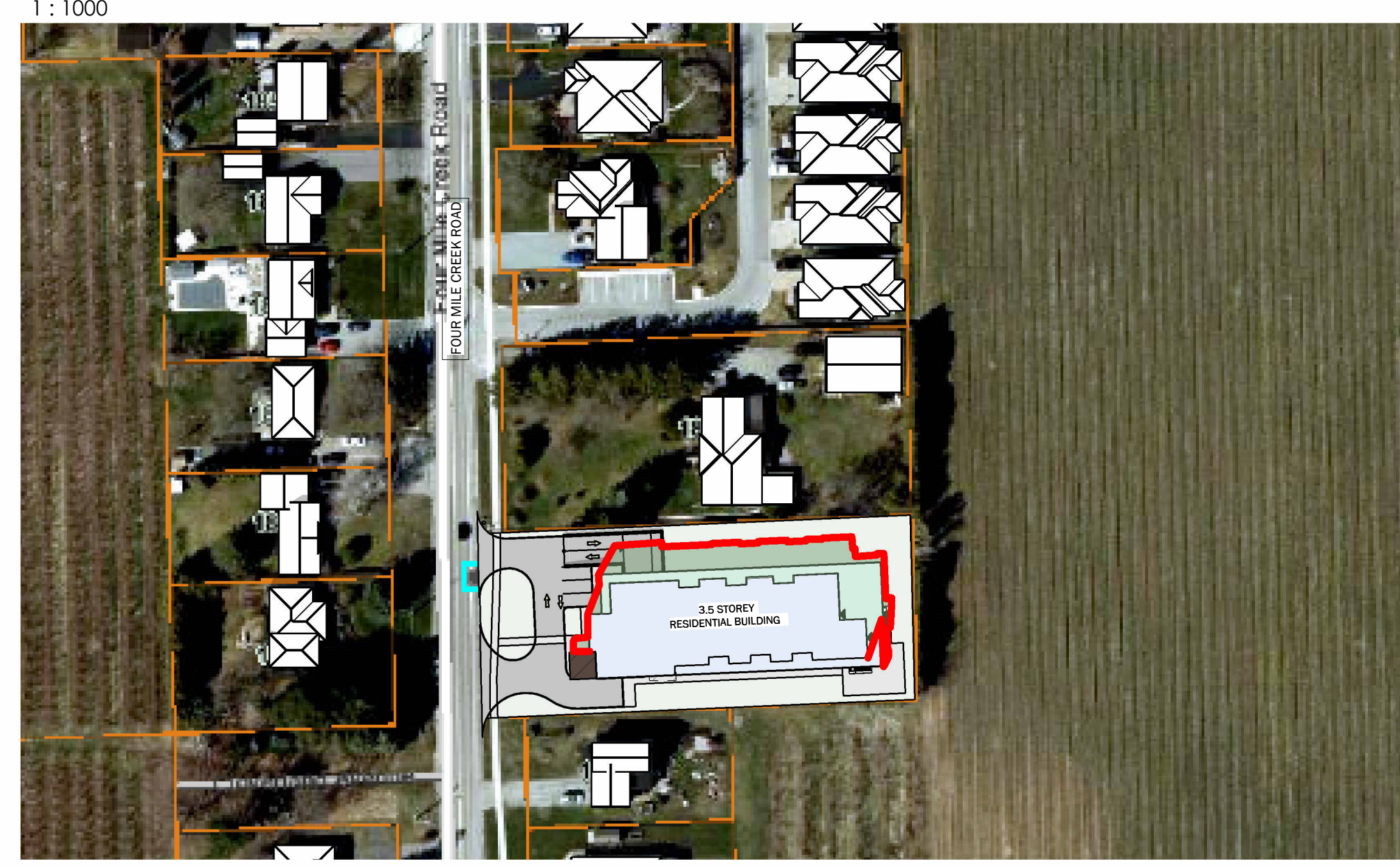
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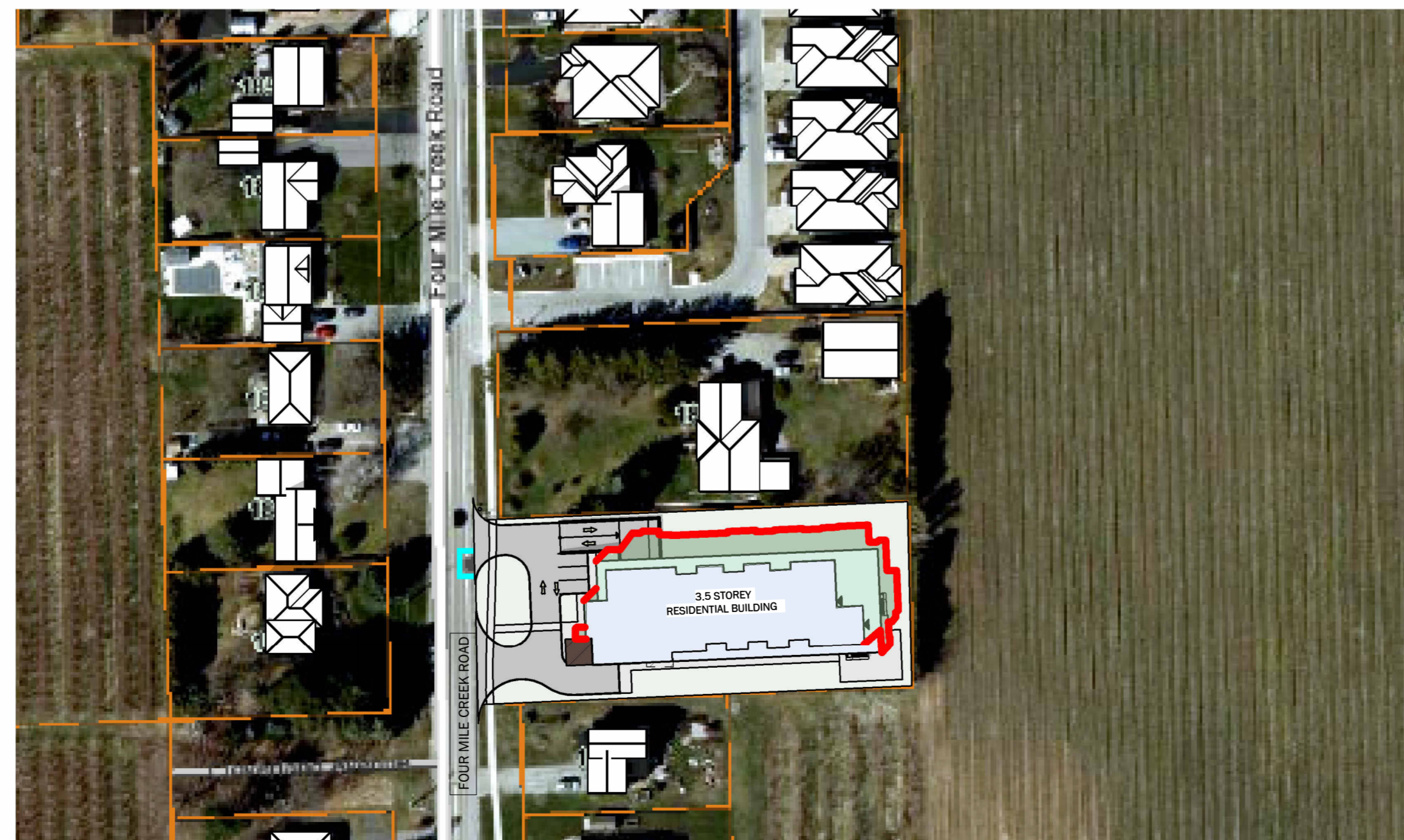
APRIL 21-12 PM



APRIL 21-11 AM



APRIL 21- 1 PM



APRIL 21- 2 PM

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
	NEW SHADOWS BY PROPOSED DEVELOPMENT
	EXISTING BUILDINGS

SCALE 1:1000

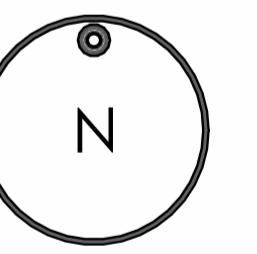
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No.	DATE:	DESCRIPTION:	BY:
0	JULY 26 2024	PRELIMINARY CONCEPT	JKC

COMMISSION:

NOTL RESIDENTIAL DEVELOPMENT

1839 FOUR MILE CREEK ROAD, NIAGARA-ON-THE-LAKE, ON, L0S 1J0



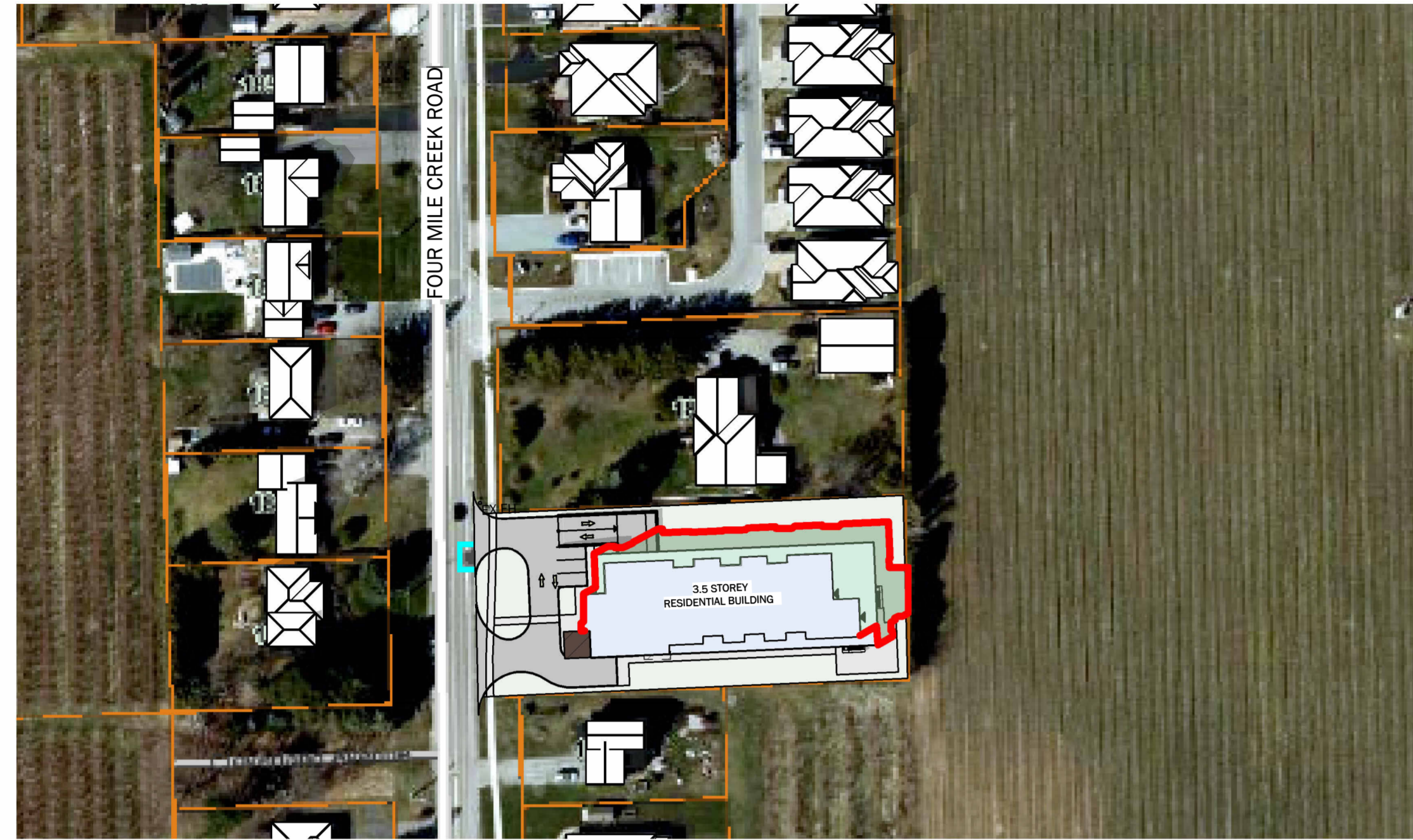
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architects
STUDIO INC.

Architectural Office:
290 Glendale Ave. St. Catharines, ON, L2T 2L3
905 984 5545

SHEET TITLE:

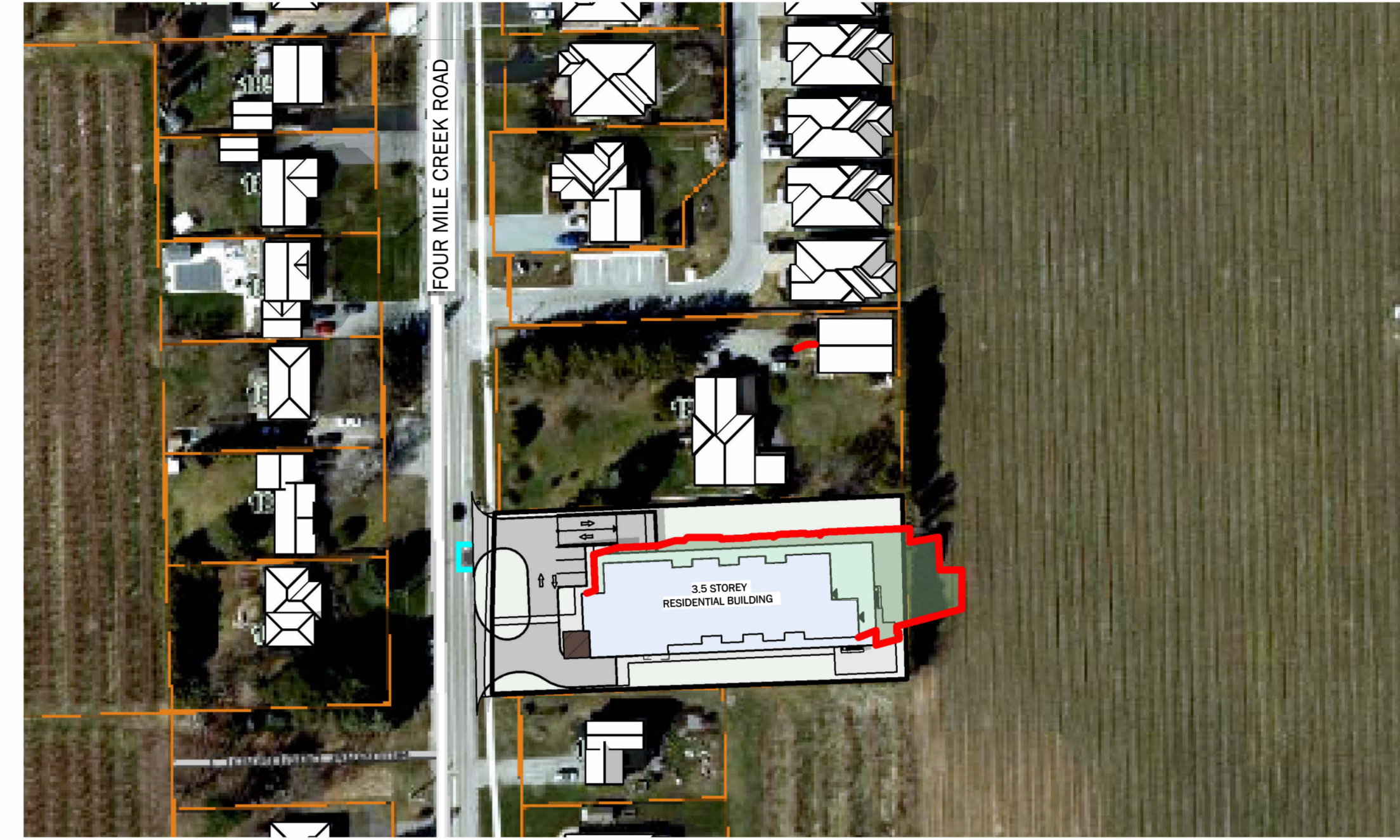
**SHADOW STUDY-
SPRING**

DRAWN BY:	JKC	DRAWING No.:	SS1
CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



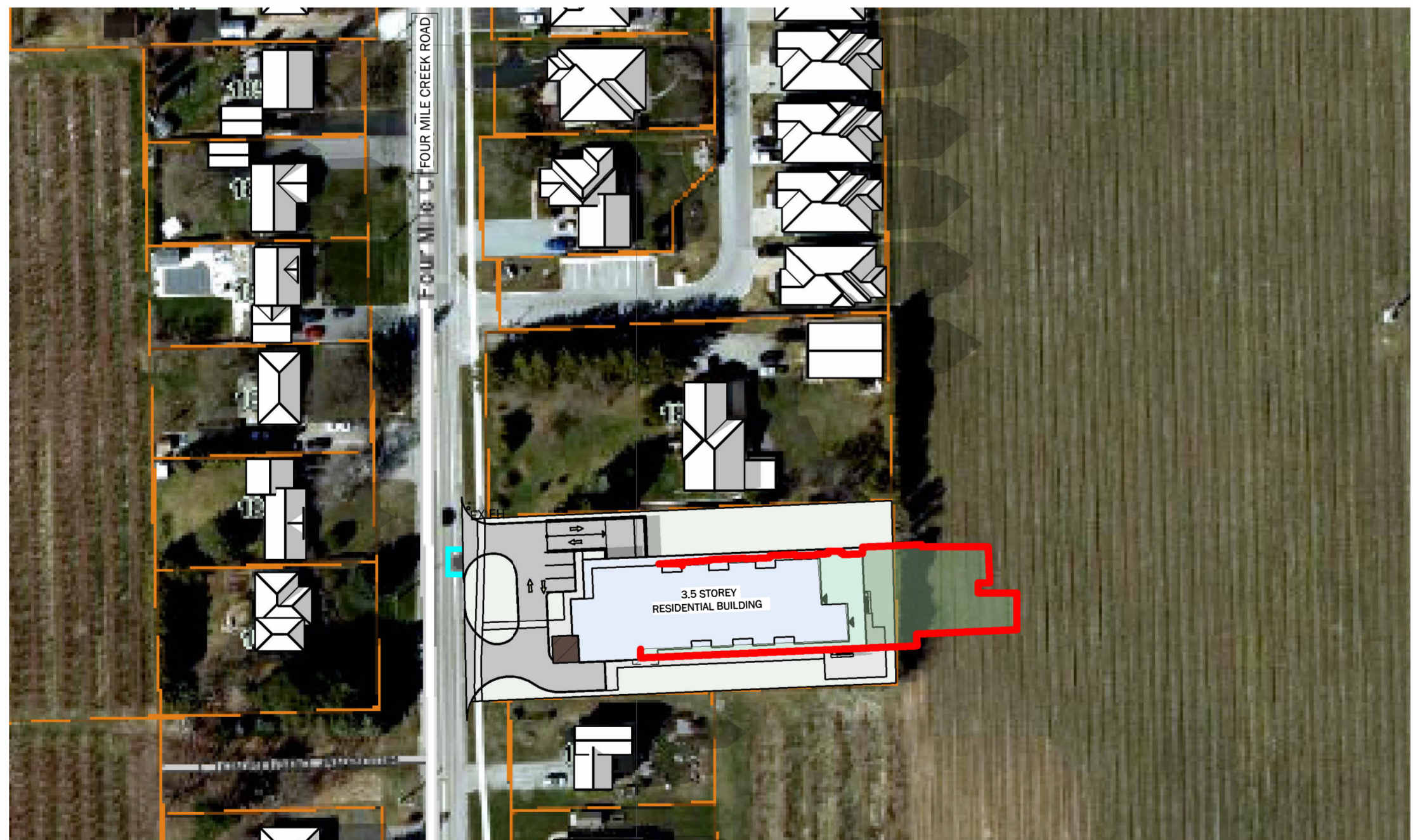
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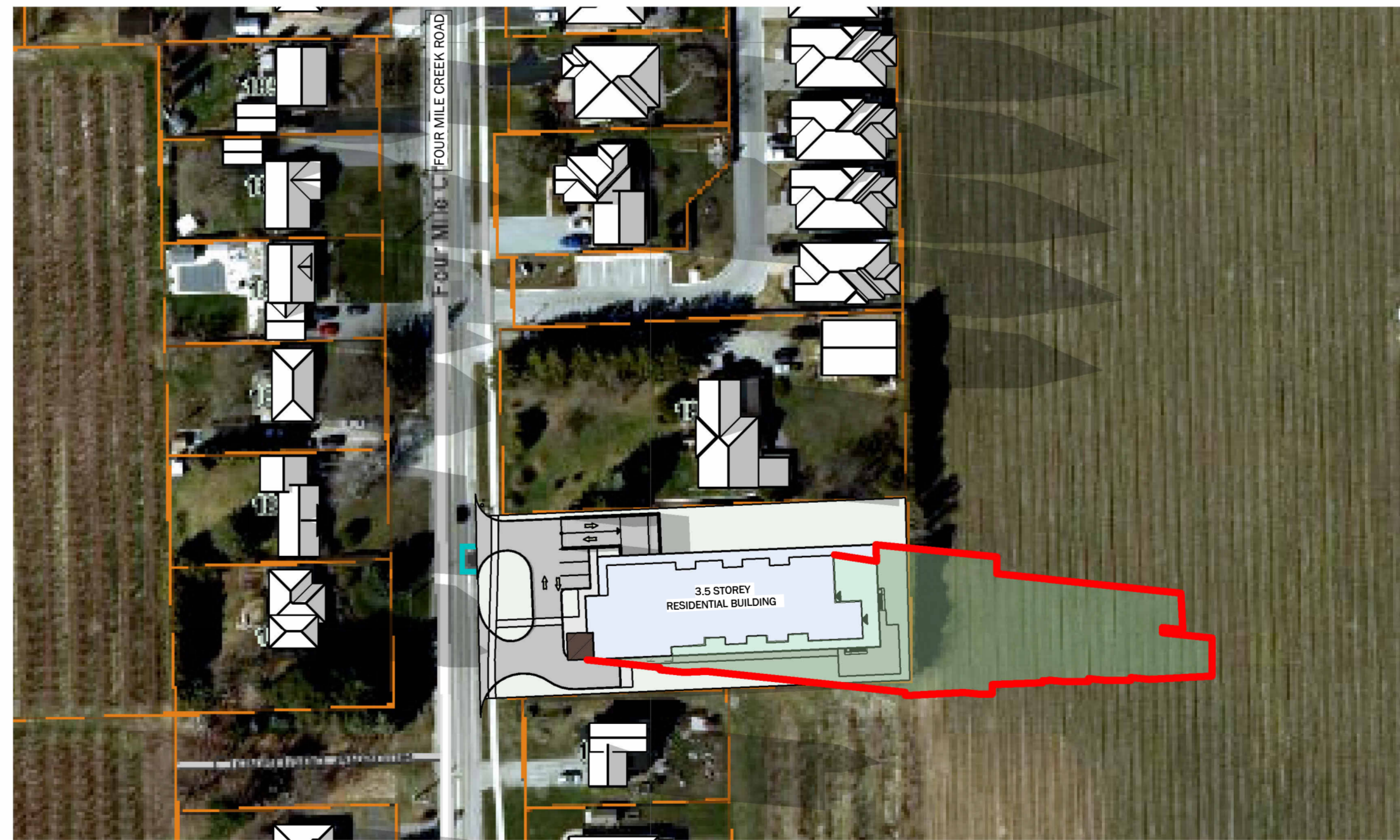
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APRIL 21- 5 PM

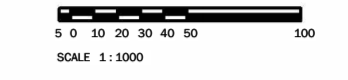
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APRIL 21- 6 PM

1 : 1000

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
	NEW SHADOWS BY PROPOSED DEVELOPMENT
	EXISTING BUILDINGS



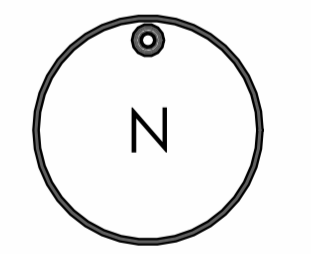
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COMMISSION:

NOTL RESIDENTIAL DEVELOPMENT

1839 FOUR MILE CREEK ROAD, NIAGARA-ON-THE LAKE, ON, L0S 1J0



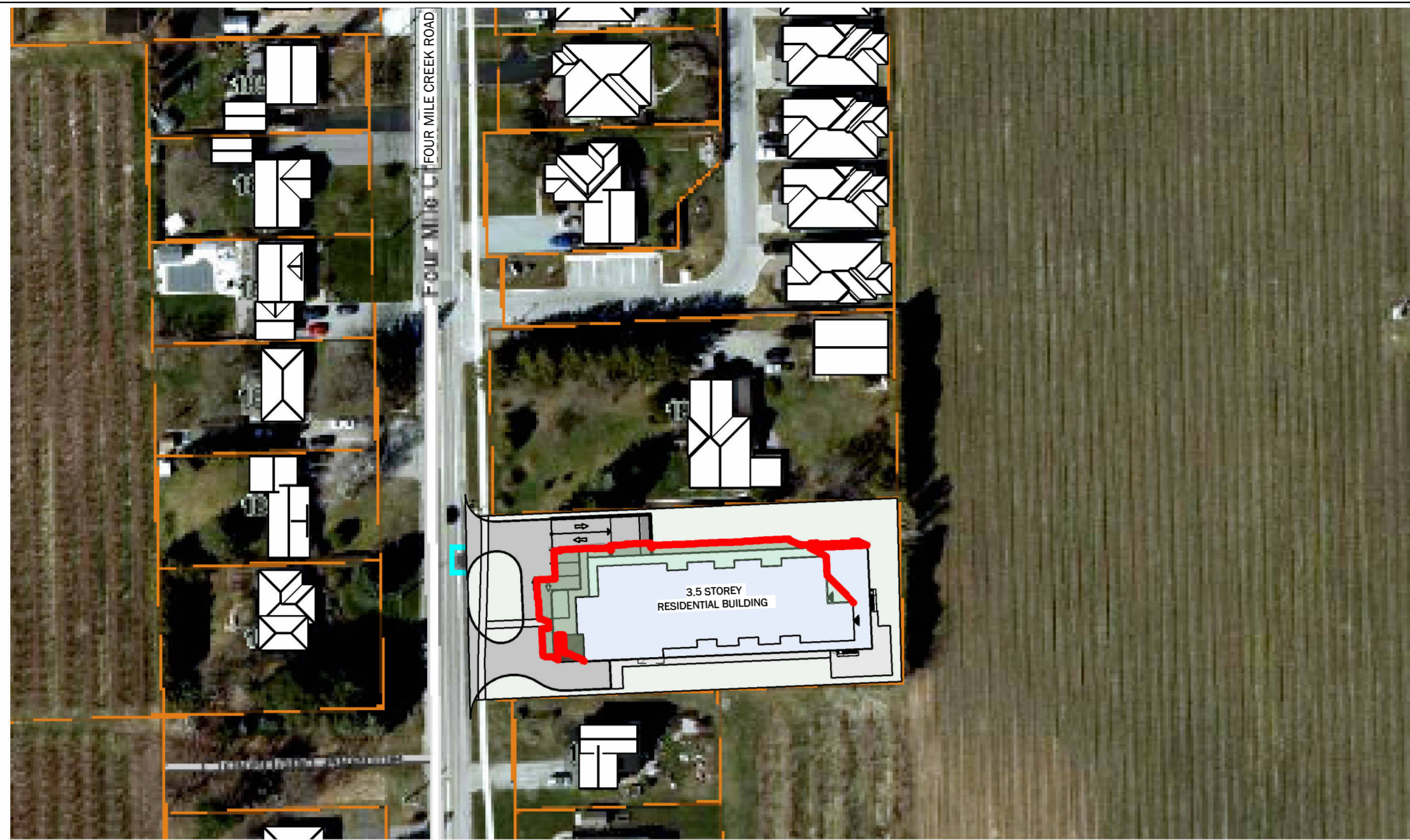
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290 Glendale Ave. St. Catharines, ON, L2T 2L3
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SHEET TITLE:

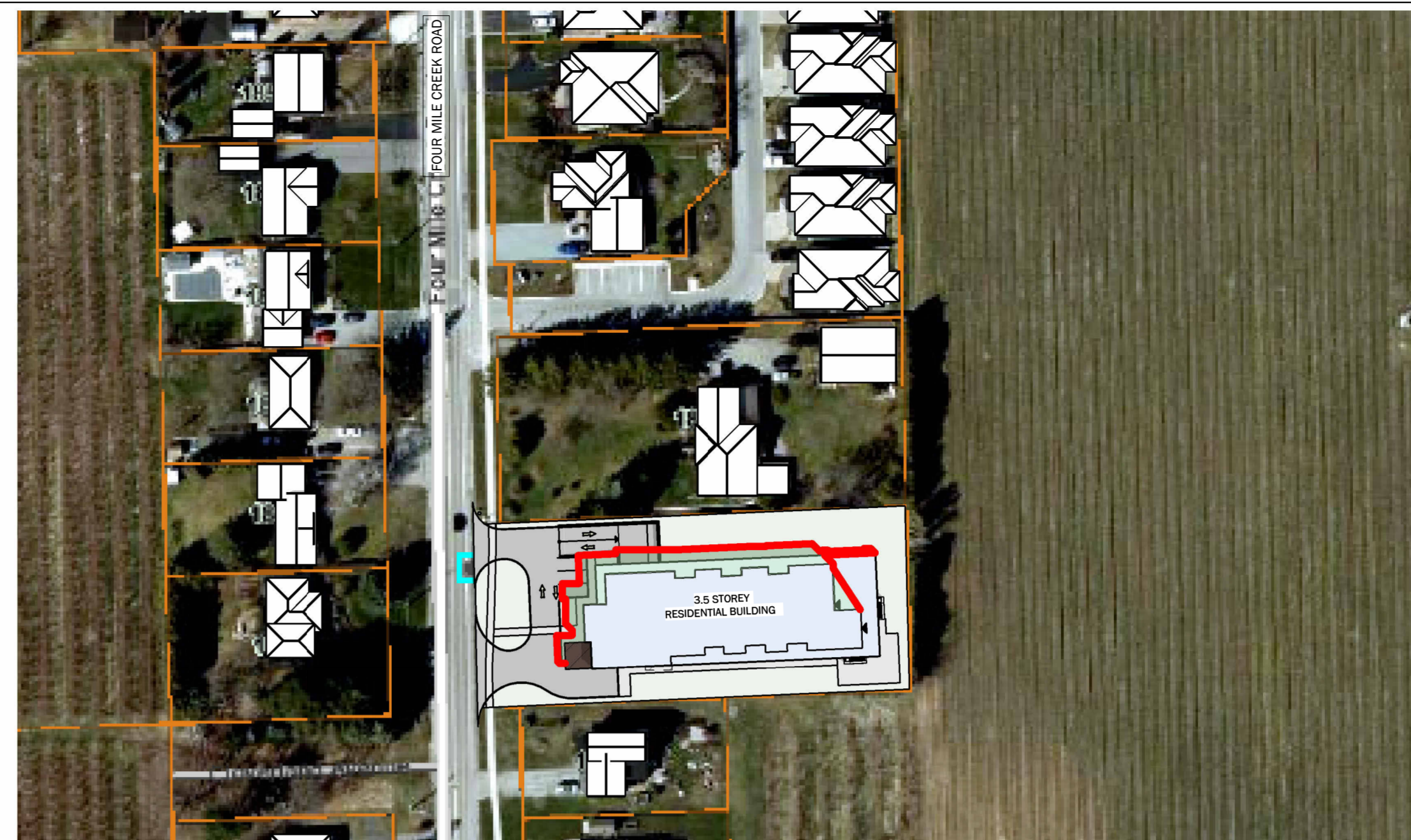
**SHADOW STUDY-
SPRING**

DRAWN BY:	JKC	DRAWING No.:	SS2
CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



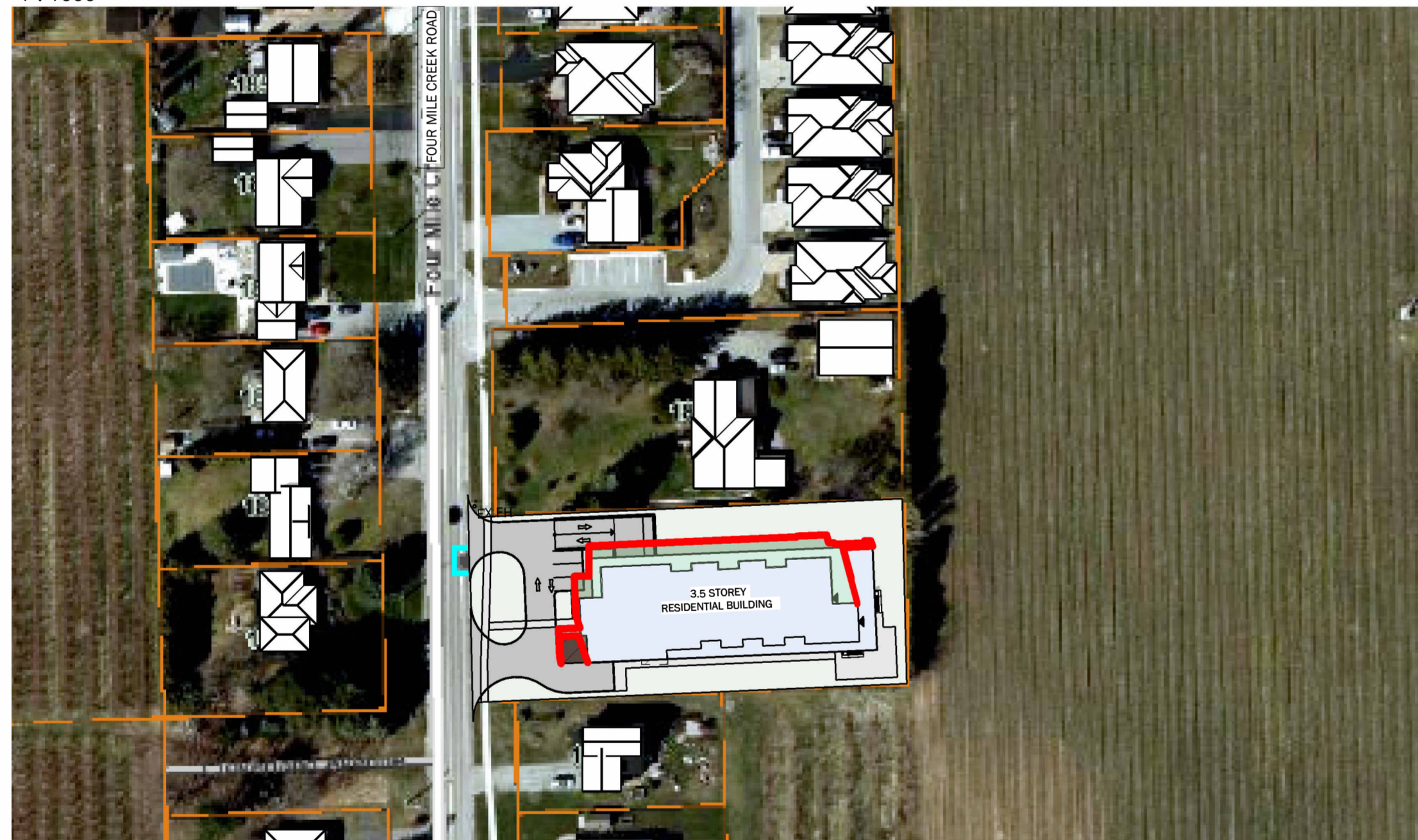
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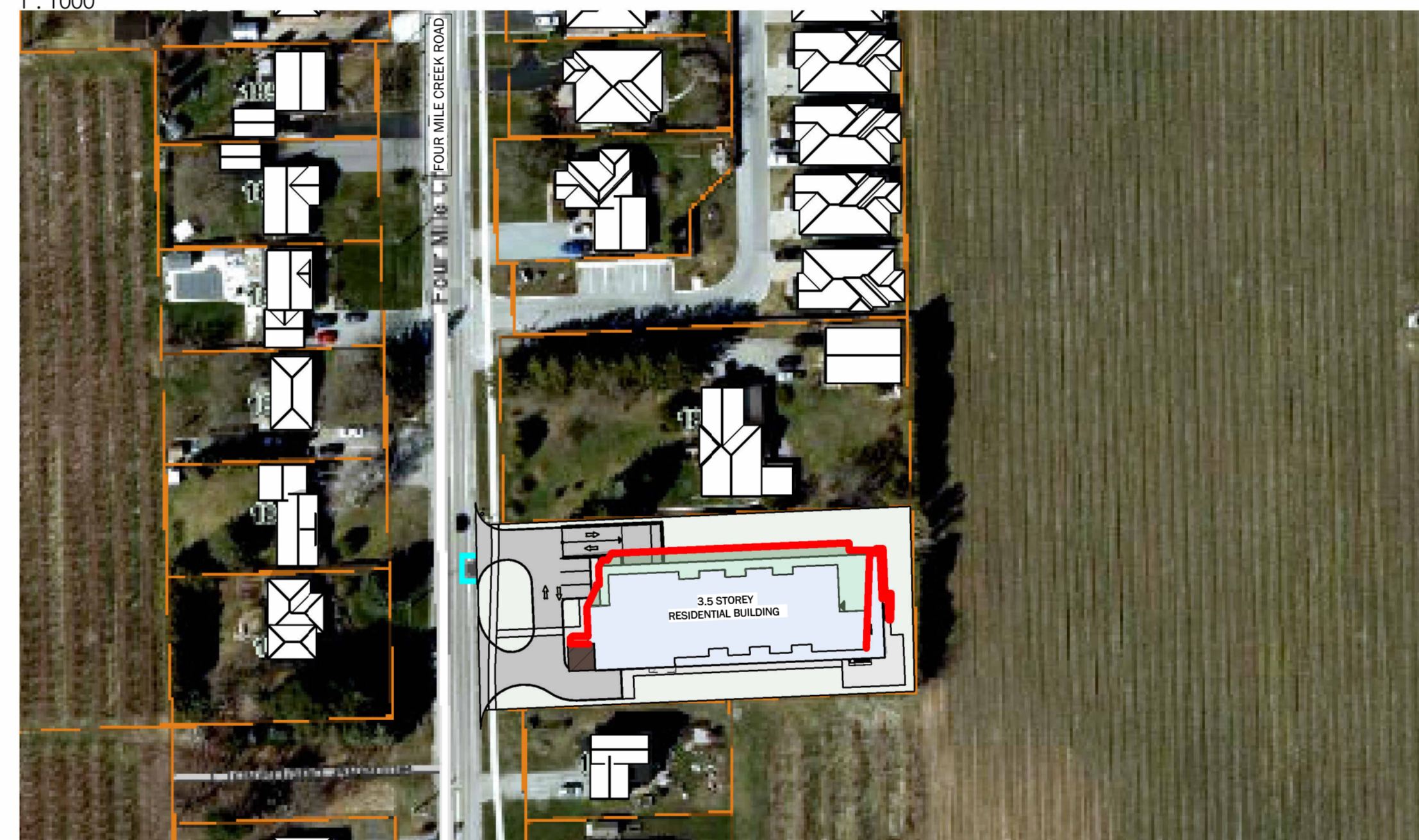
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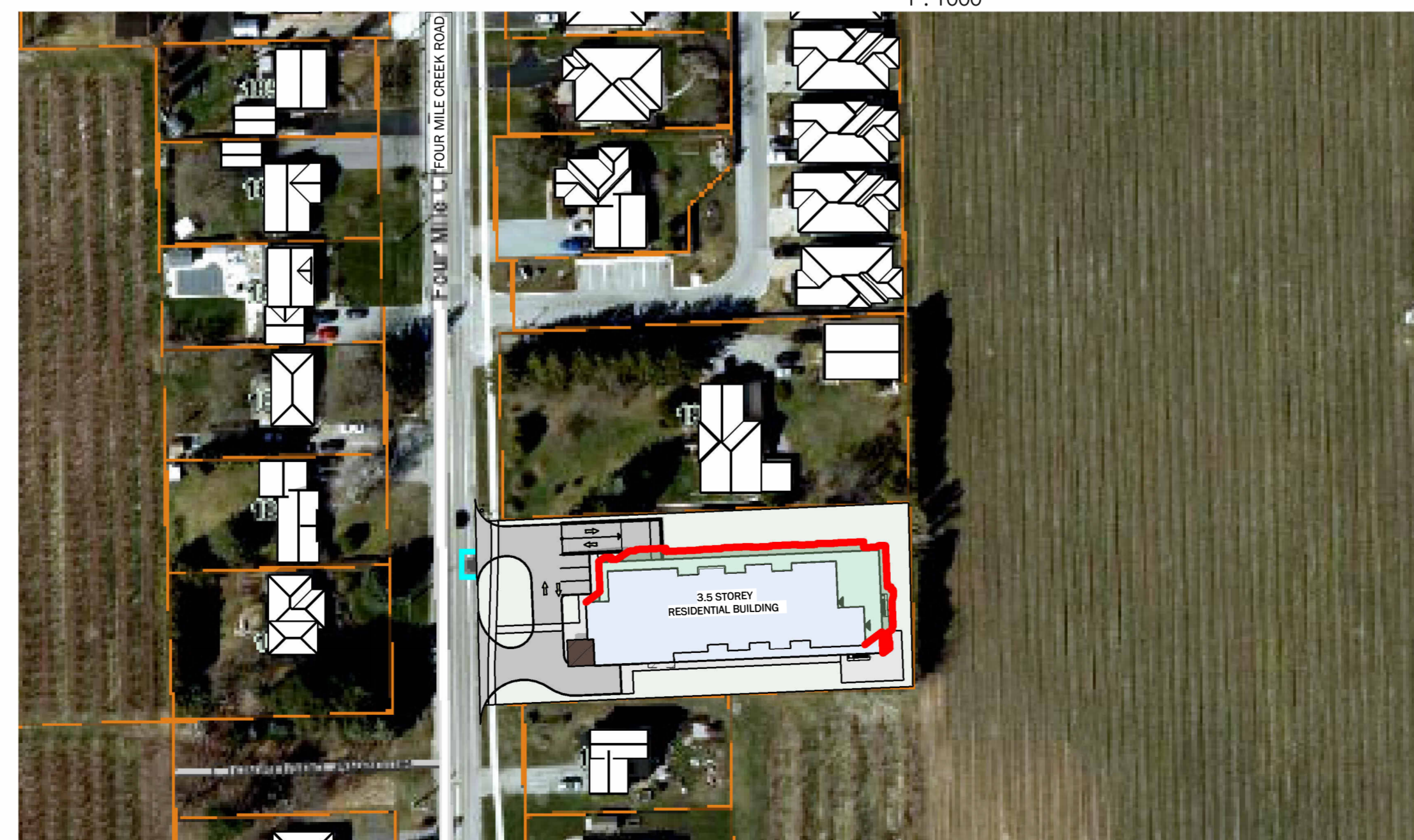
JUNE 21- 12 PM

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JUNE 21- 1 PM

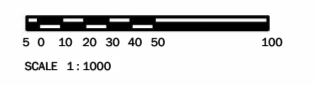
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JUNE 21- 2 PM

1 : 1000

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
	NEW SHADOWS BY PROPOSED DEVELOPMENT
	EXISTING BUILDINGS



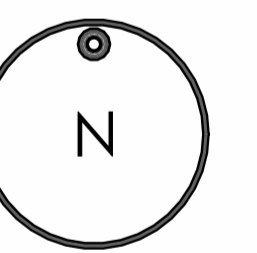
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NOTL RESIDENTIAL DEVELOPMENT

1839 FOUR MILE CREEK ROAD, NIAGARA-ON-THE-LAKE, ON, L0S 1J0



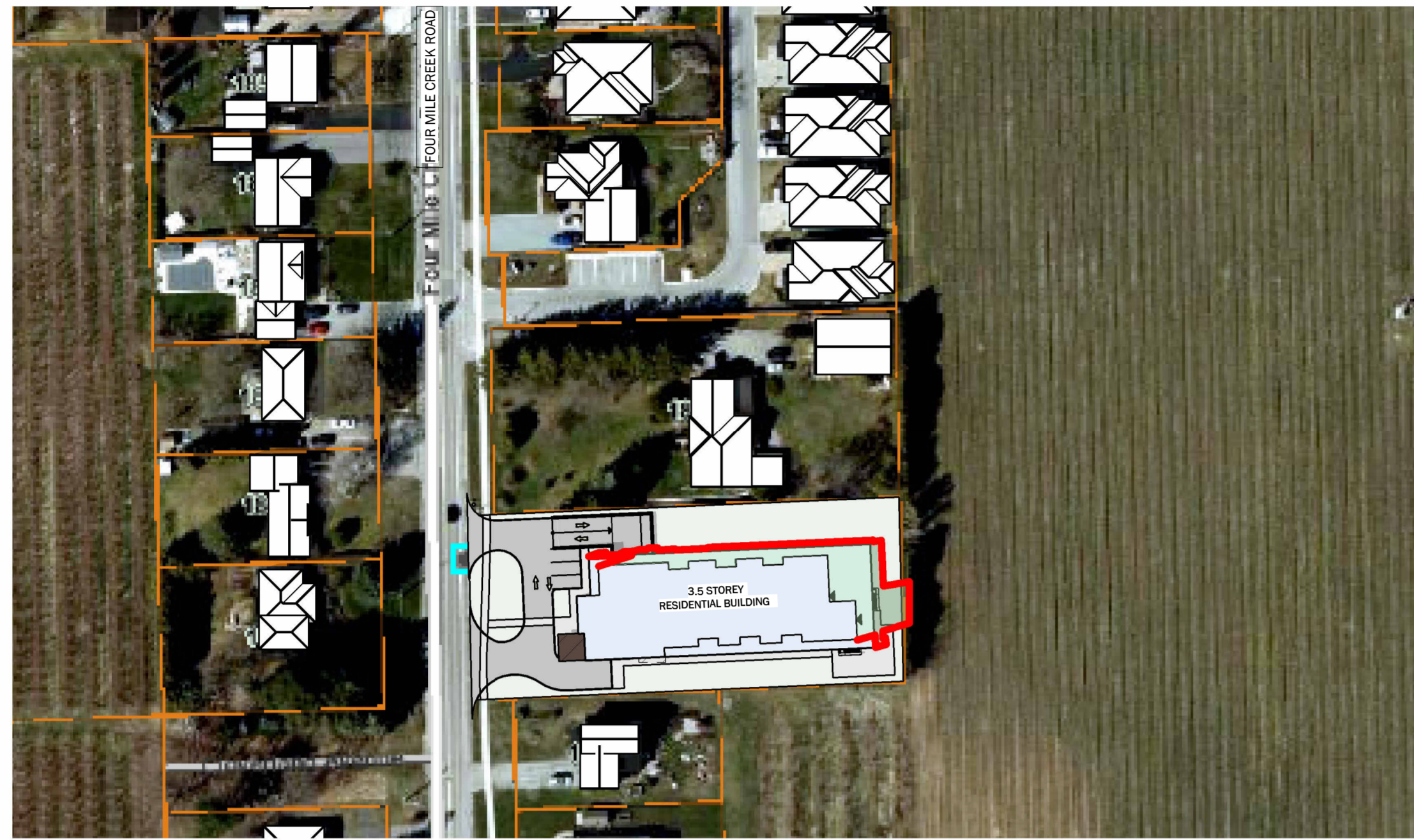
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SHEET TITLE:

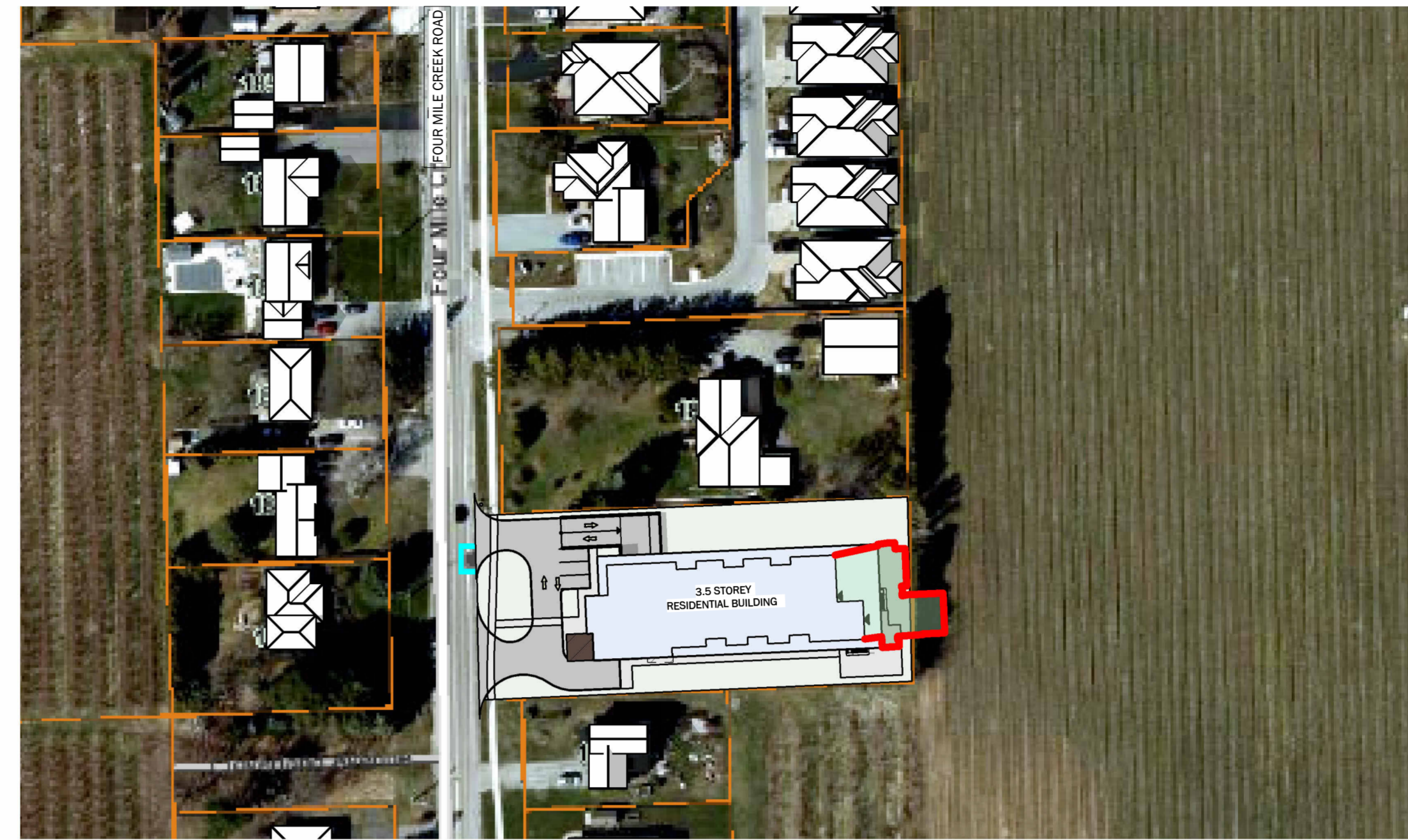
**SHADOW STUDY-
SUMMER**

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CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



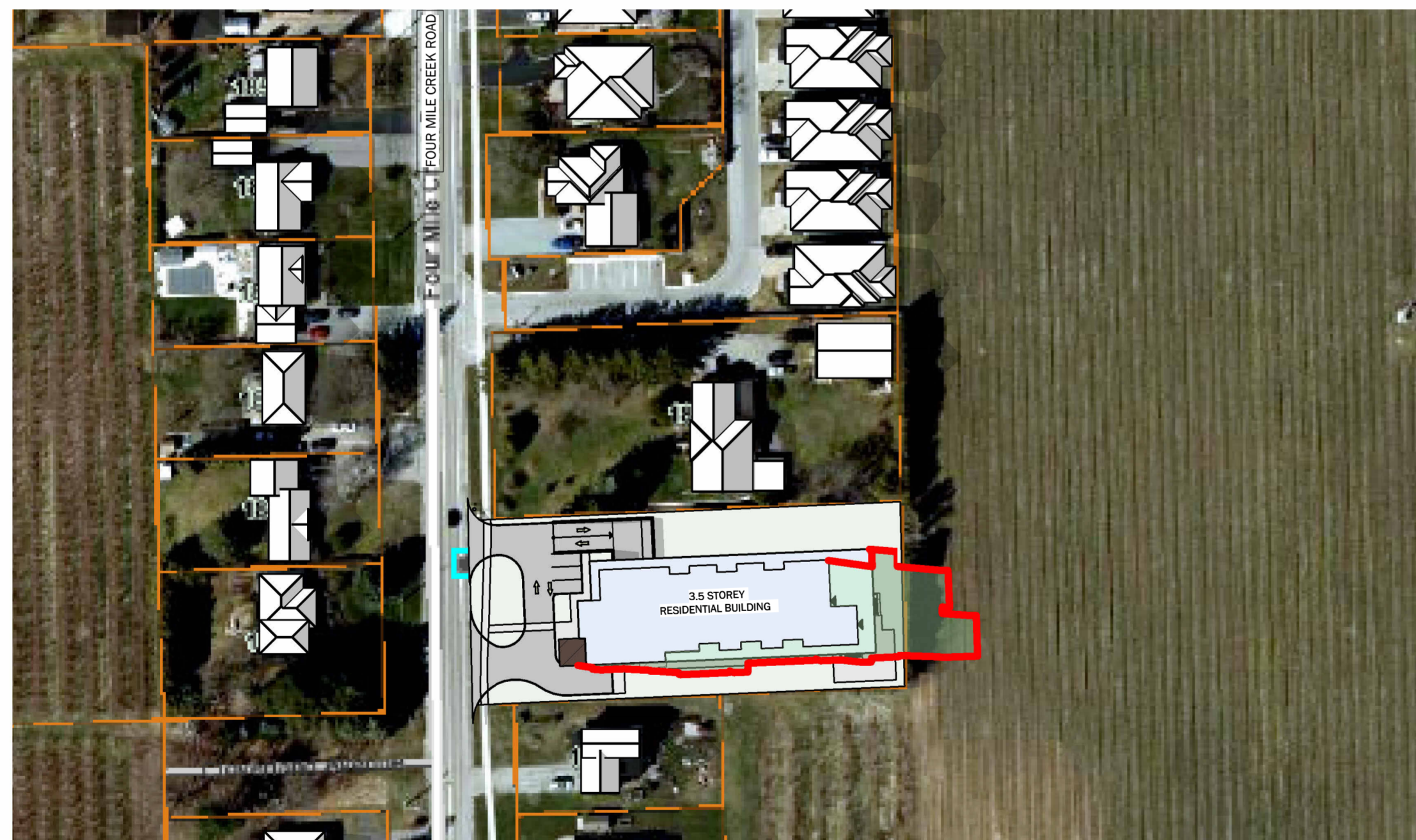
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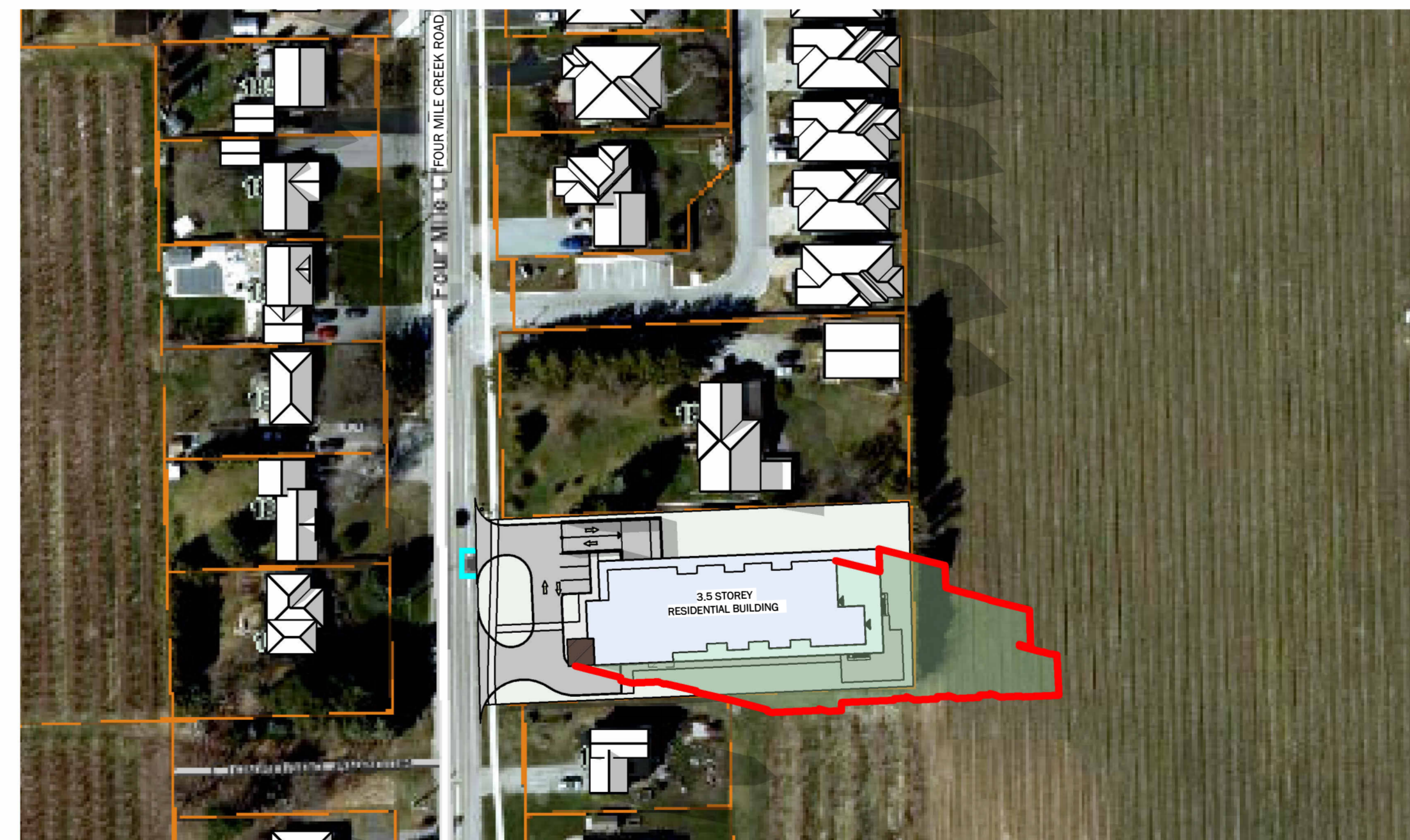
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JUNE 21- 5 PM

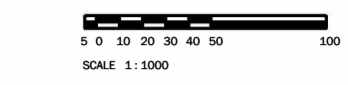
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JUNE 21- 6 PM

1 : 1000

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
	NEW SHADOWS BY PROPOSED DEVELOPMENT
	EXISTING BUILDINGS



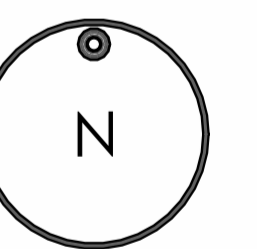
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COMMISSION:

NOTL RESIDENTIAL DEVELOPMENT

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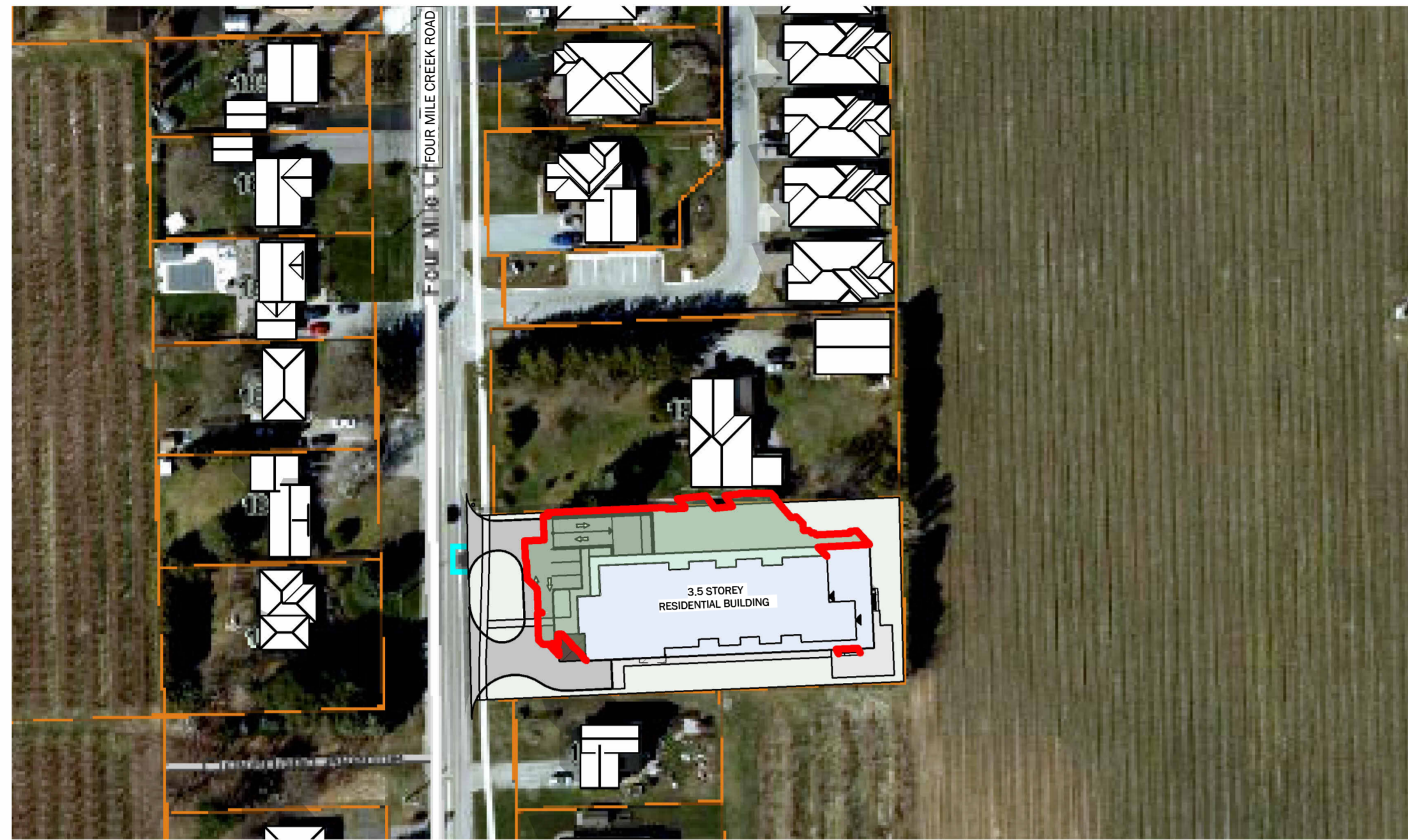
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SHEET TITLE:

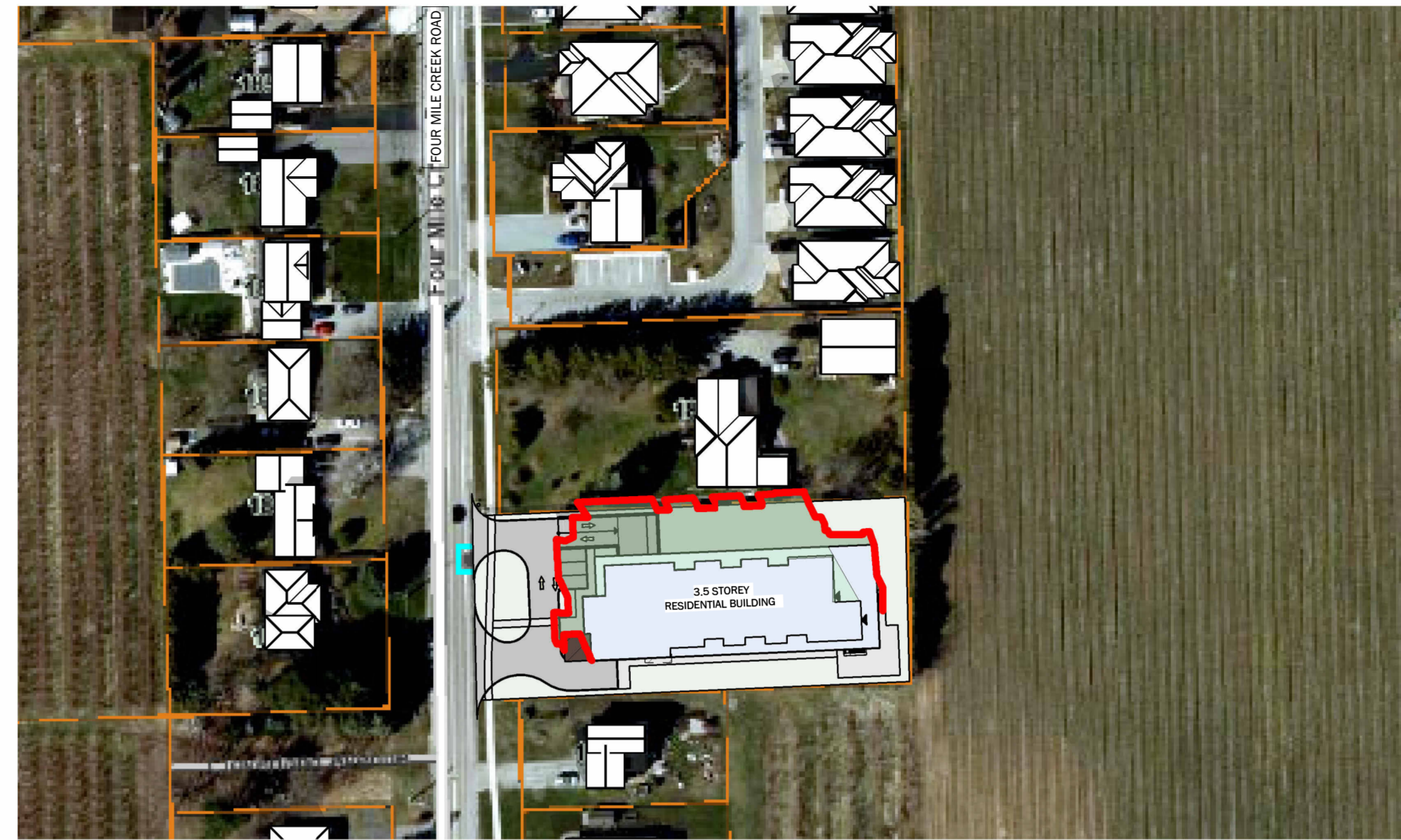
**SHADOW STUDY-
SUMMER**

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CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



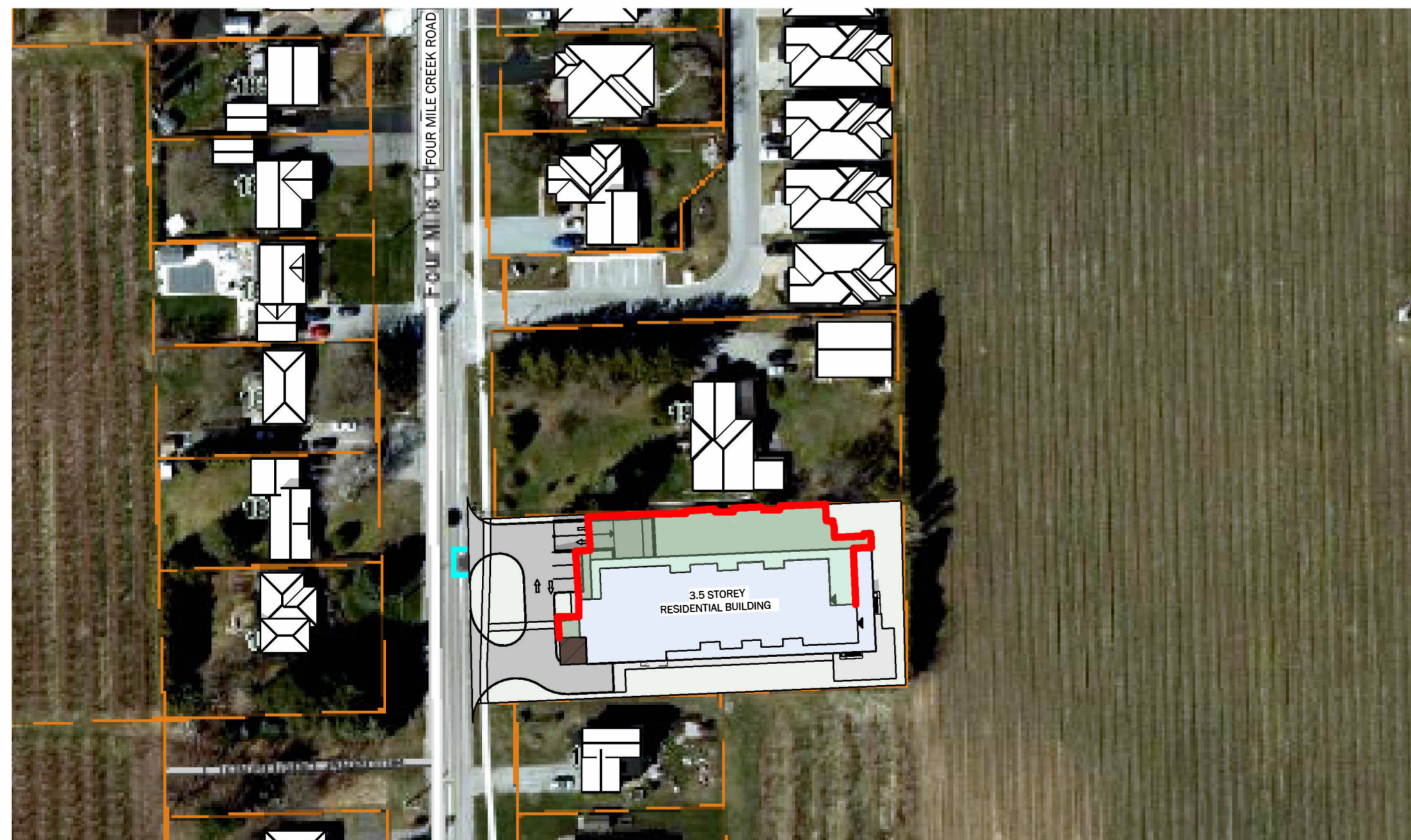
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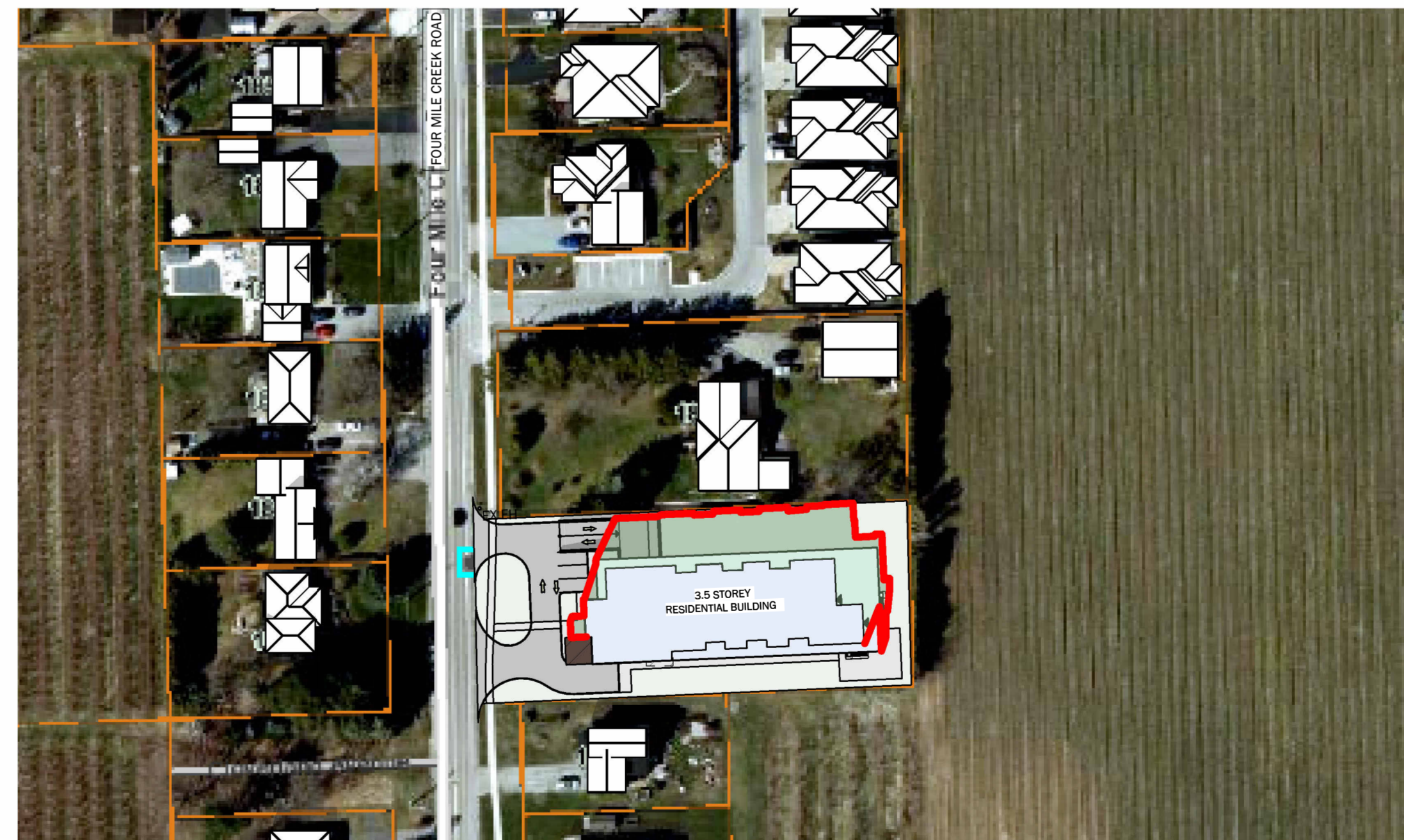
SEPT 21- 11 AM

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SEPT 21- 12 PM

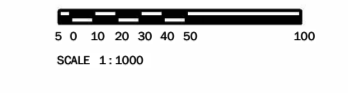
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SEPT 21- 1 PM

1 : 1000

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
	NEW SHADOWS BY PROPOSED DEVELOPMENT
	EXISTING BUILDINGS



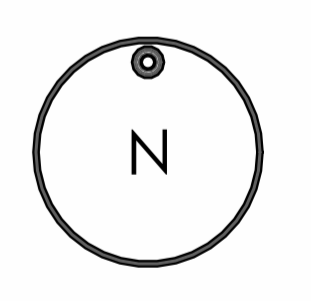
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COMMISSION:

NOTL RESIDENTIAL DEVELOPMENT

1839 FOUR MILE CREEK ROAD, NIAGARA-ON-THE LAKE, ON, L0S 1J0



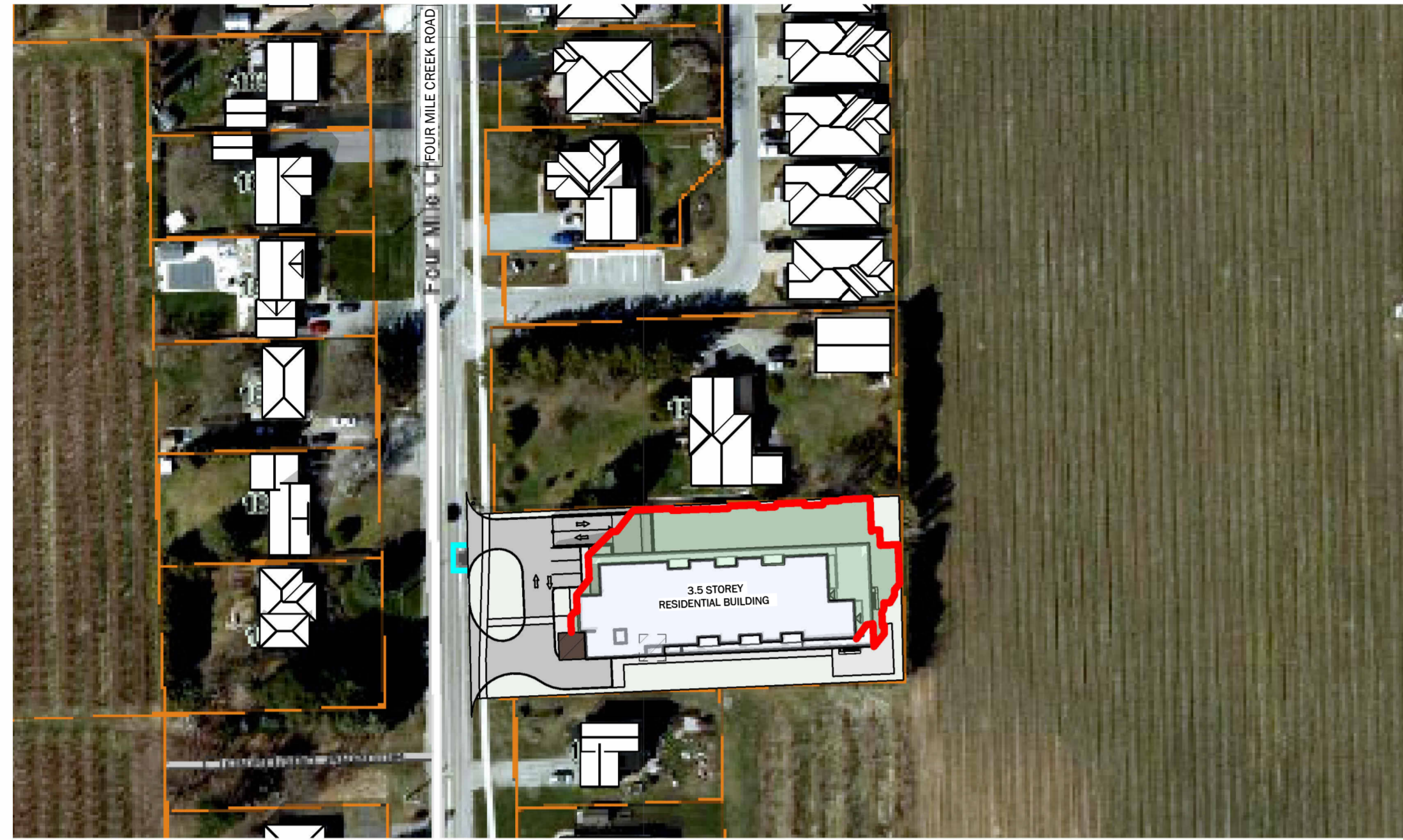
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SHEET TITLE:

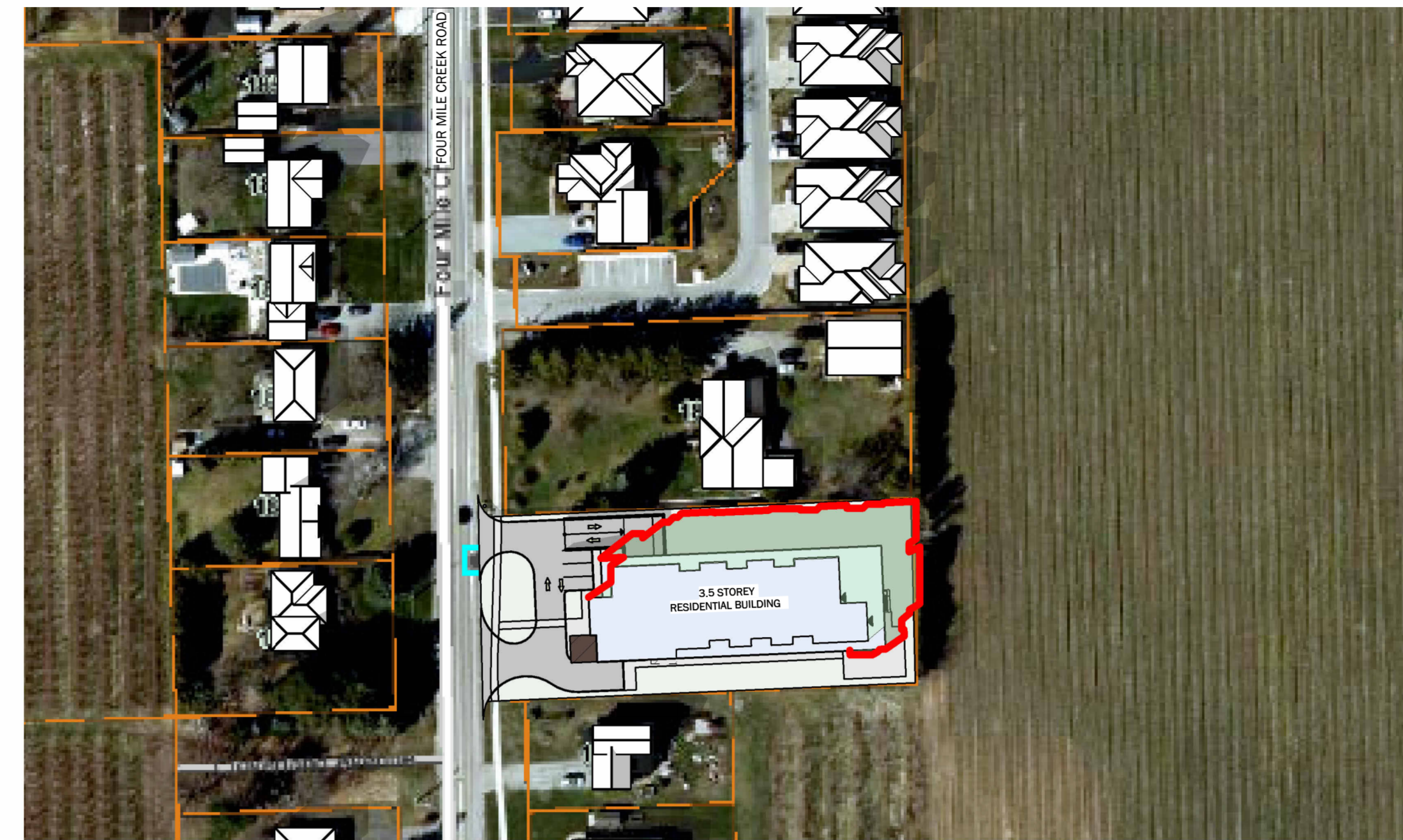
SHADOW STUDY- FALL

DRAWN BY:	JKC	DRAWING No.:	SS5
CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



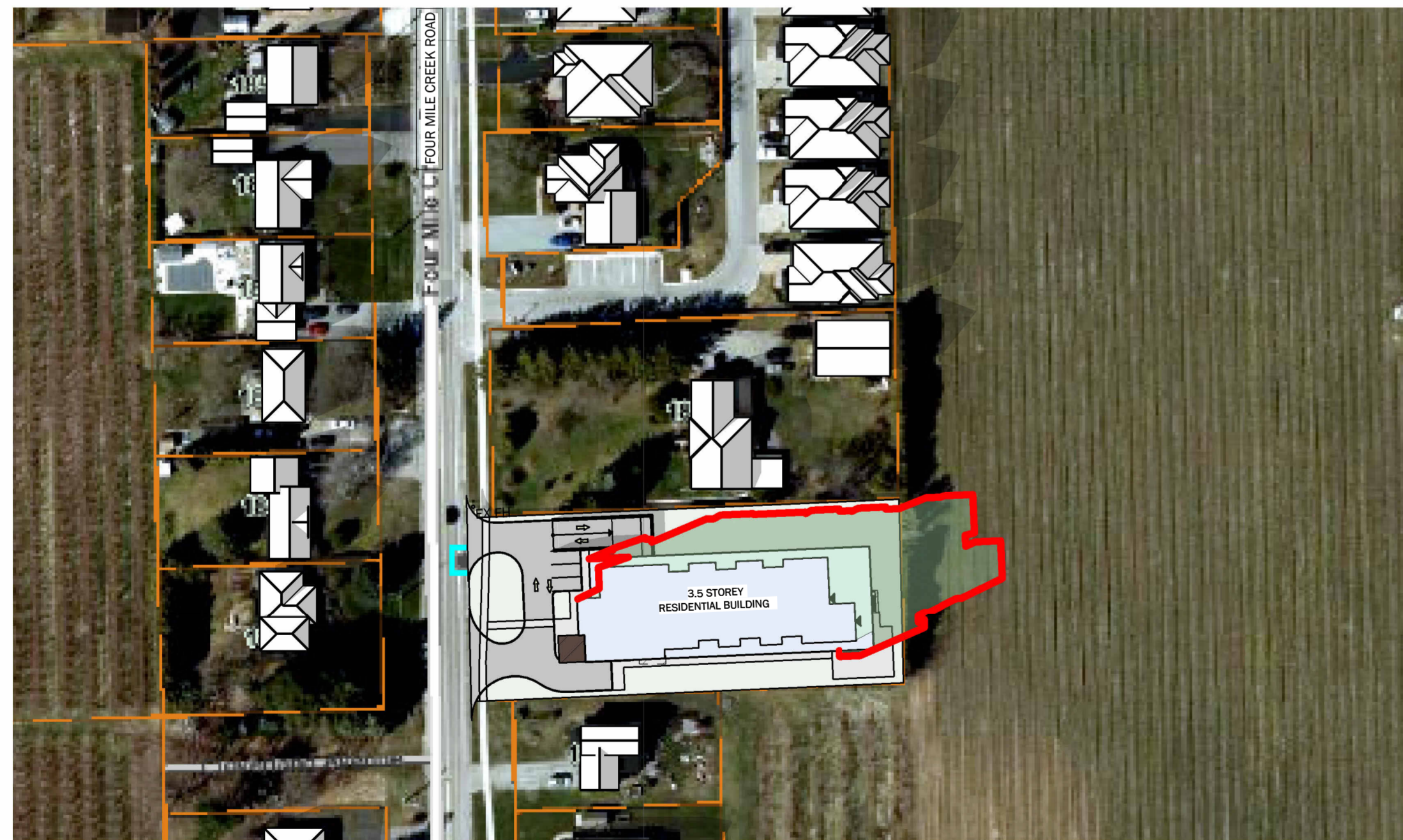
SEPT 21- 2 PM

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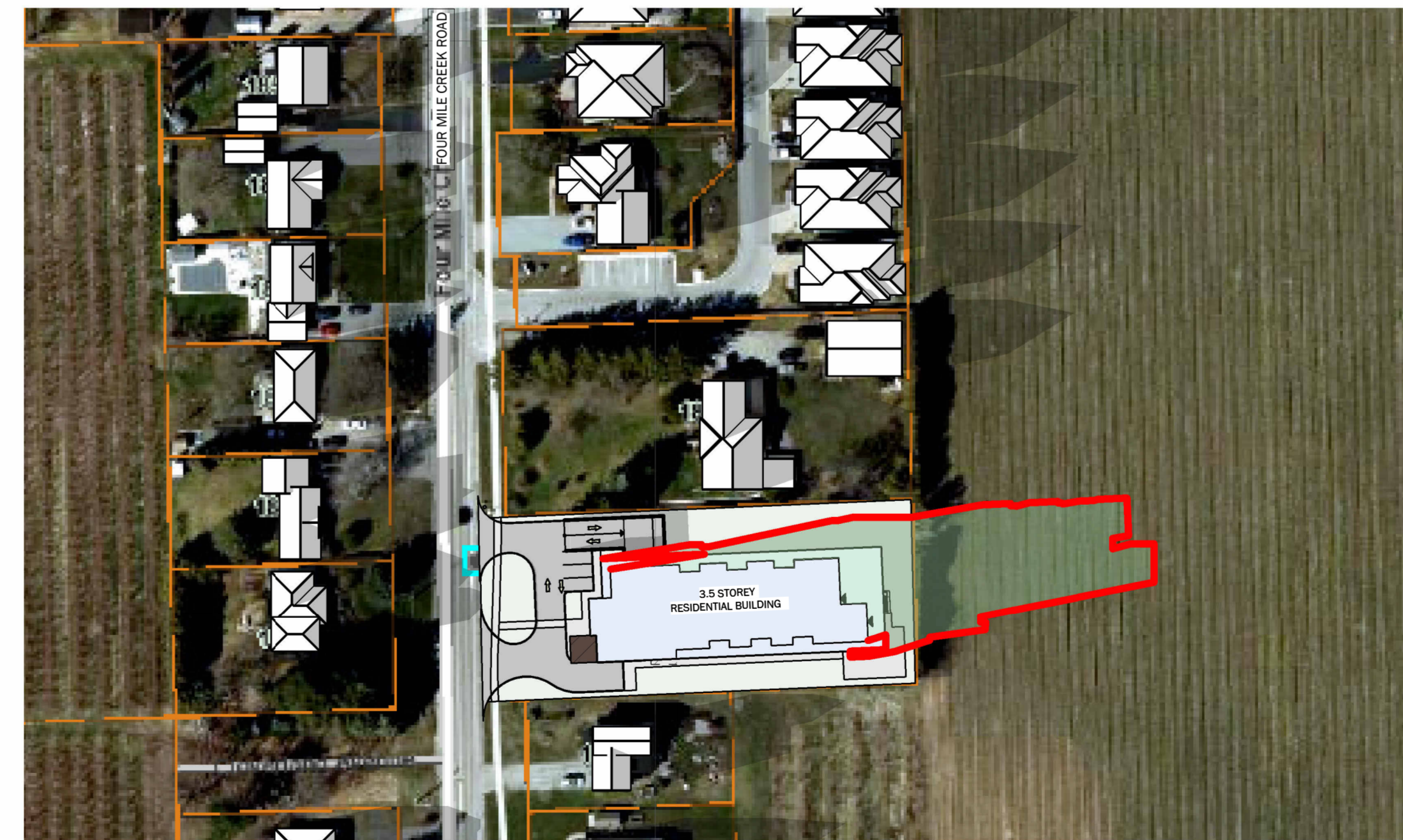
SEPT 21- 3 PM

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SEPT 21- 4 PM

1 : 1000



SEPT 21- 5 PM

1 : 1000

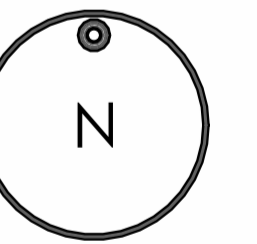
LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
	NEW SHADOWS BY PROPOSED DEVELOPMENT
	EXISTING BUILDINGS

0 10 20 30 40 50 100
SCALE: 1 : 1000

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COMMISSION:
NOTL RESIDENTIAL DEVELOPMENT
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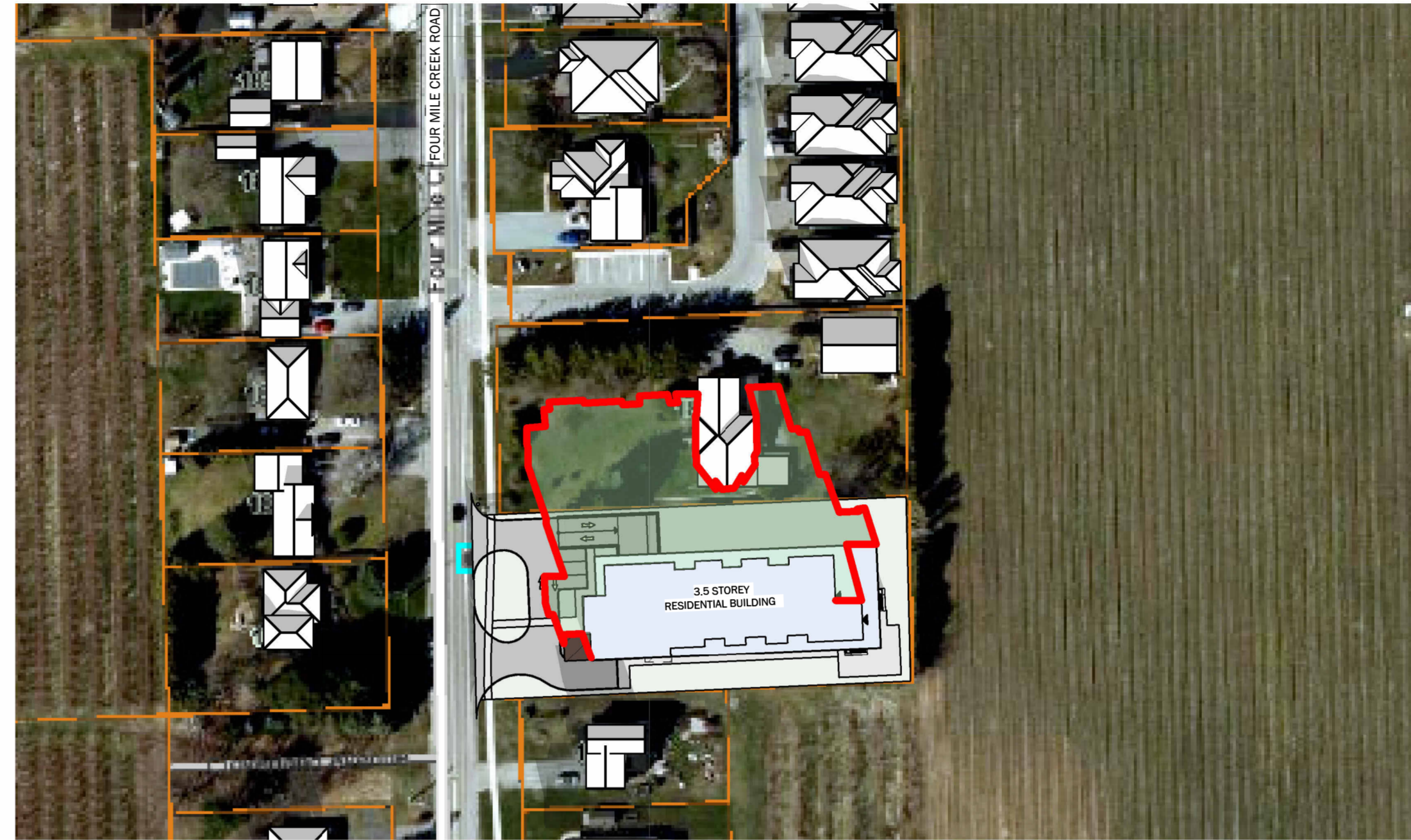
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SHADOW STUDY- FALL

DRAWN BY:	JKC	DRAWING No.:	SS6
CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



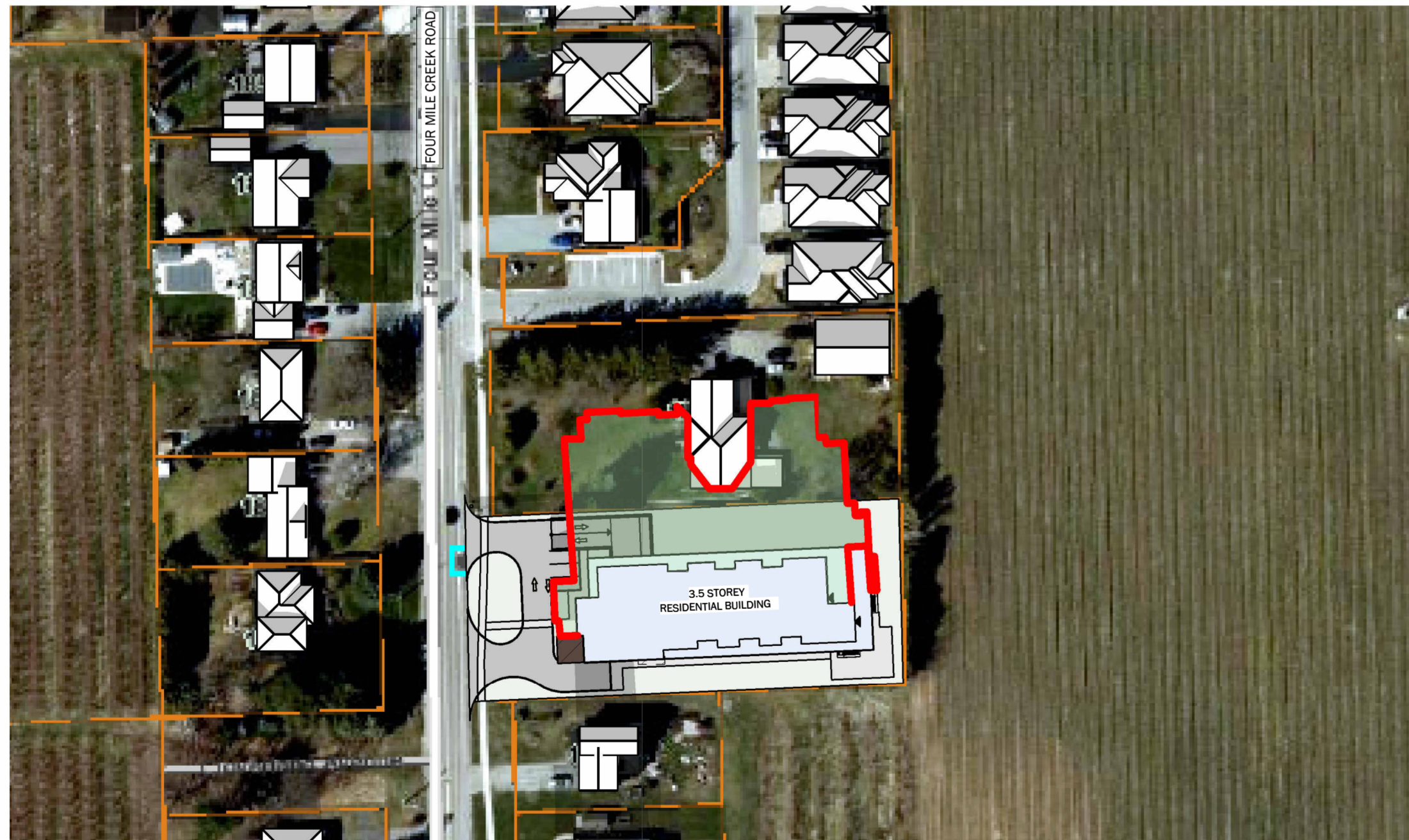
DEC 21- 10 AM

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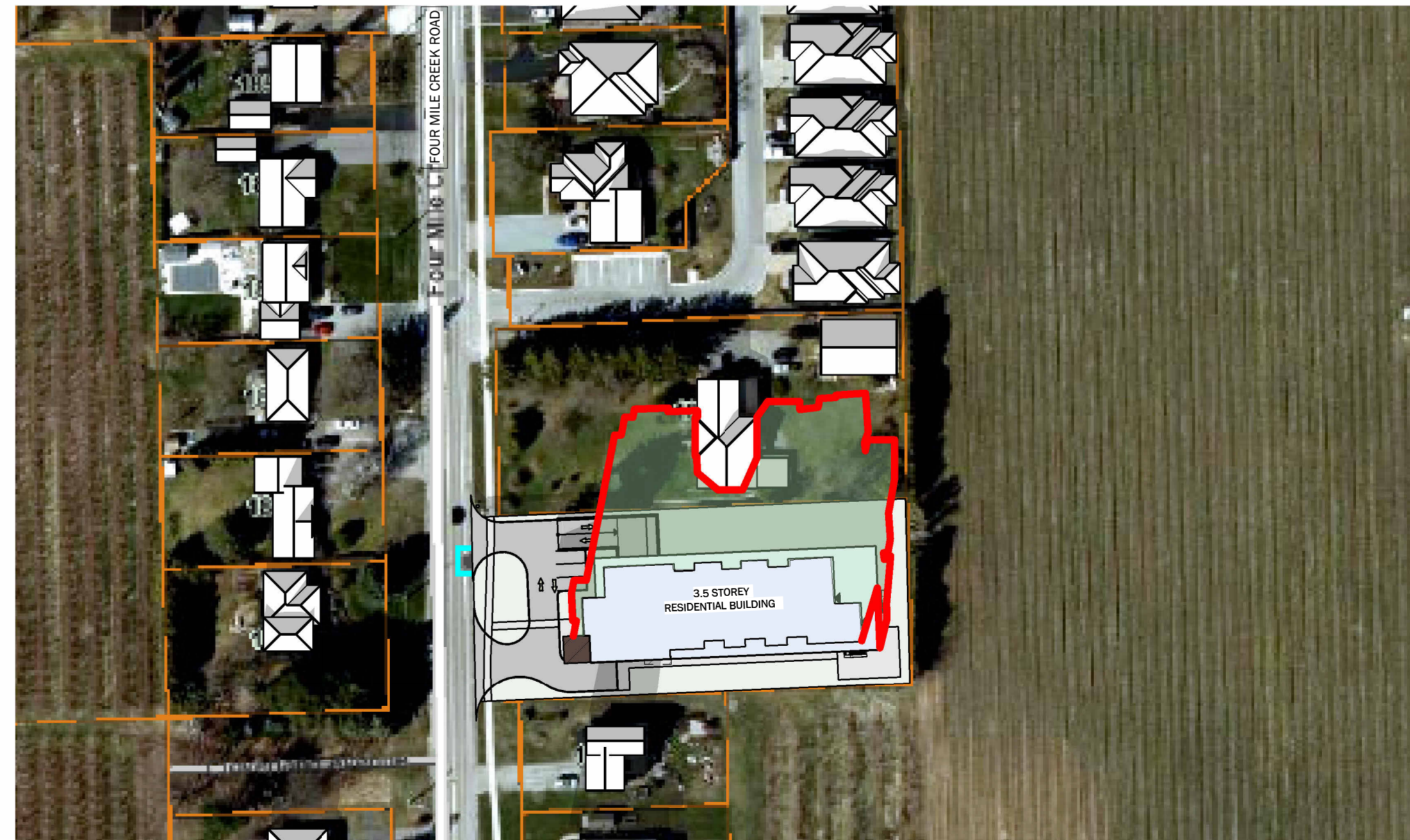
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DEC 21- 12 PM

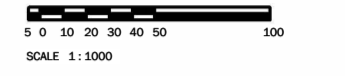
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DEC 21- 1 PM

1 : 1000

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
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	EXISTING BUILDINGS



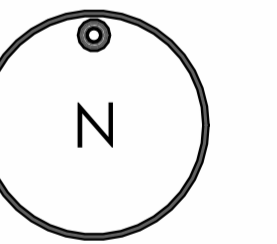
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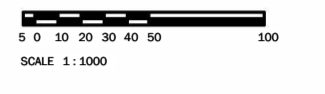
Architectural Office:
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905 984 5545

SHEET TITLE:

SHADOW STUDY- WINTER

DRAWN BY:	JKC	DRAWING No.:	SS7
CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		

LEGEND	
	PROPOSED 3.5 STOREY RESIDENTIAL BUILDING
	EXISTING SHADOWS
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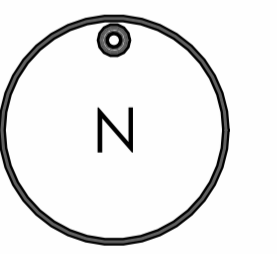
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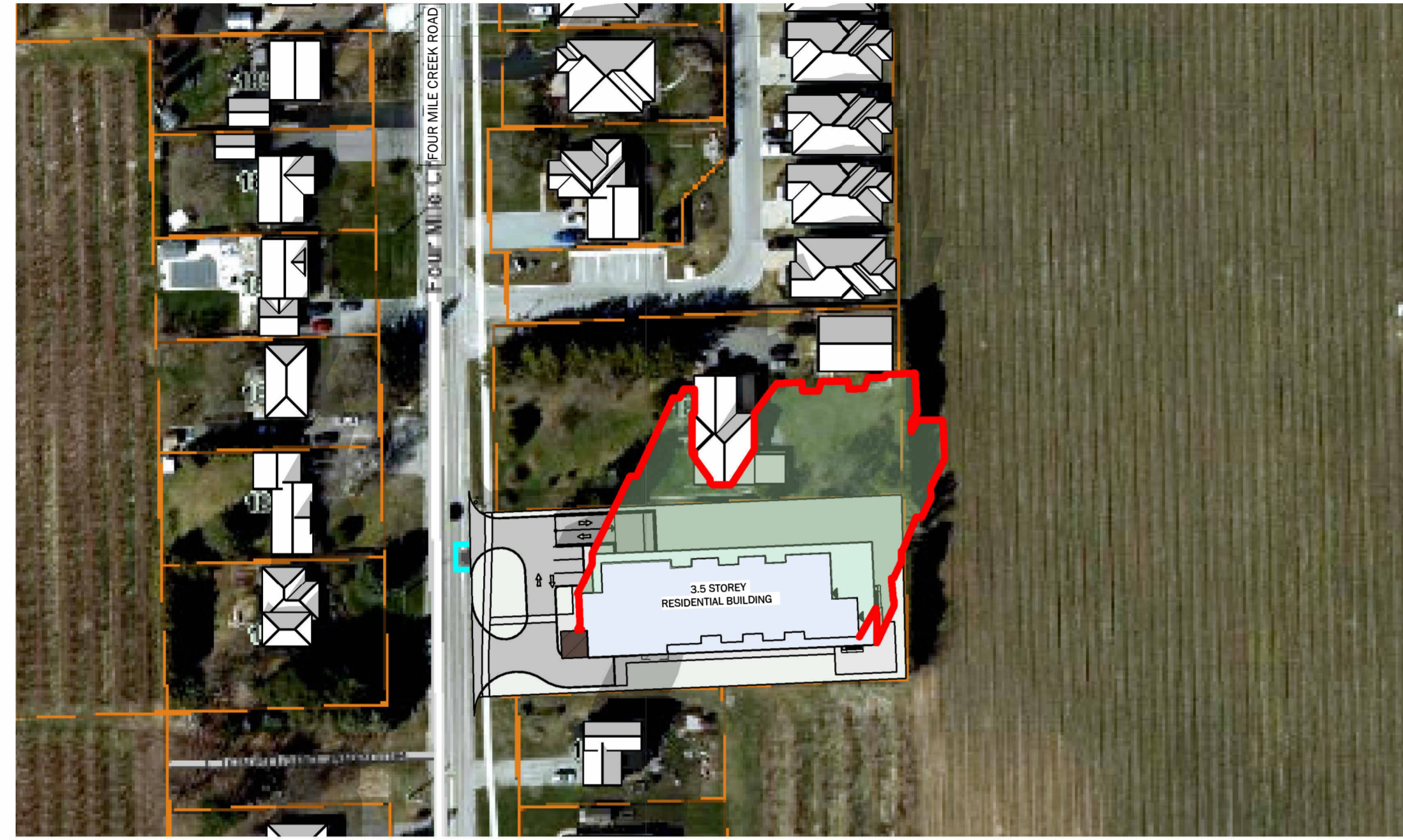
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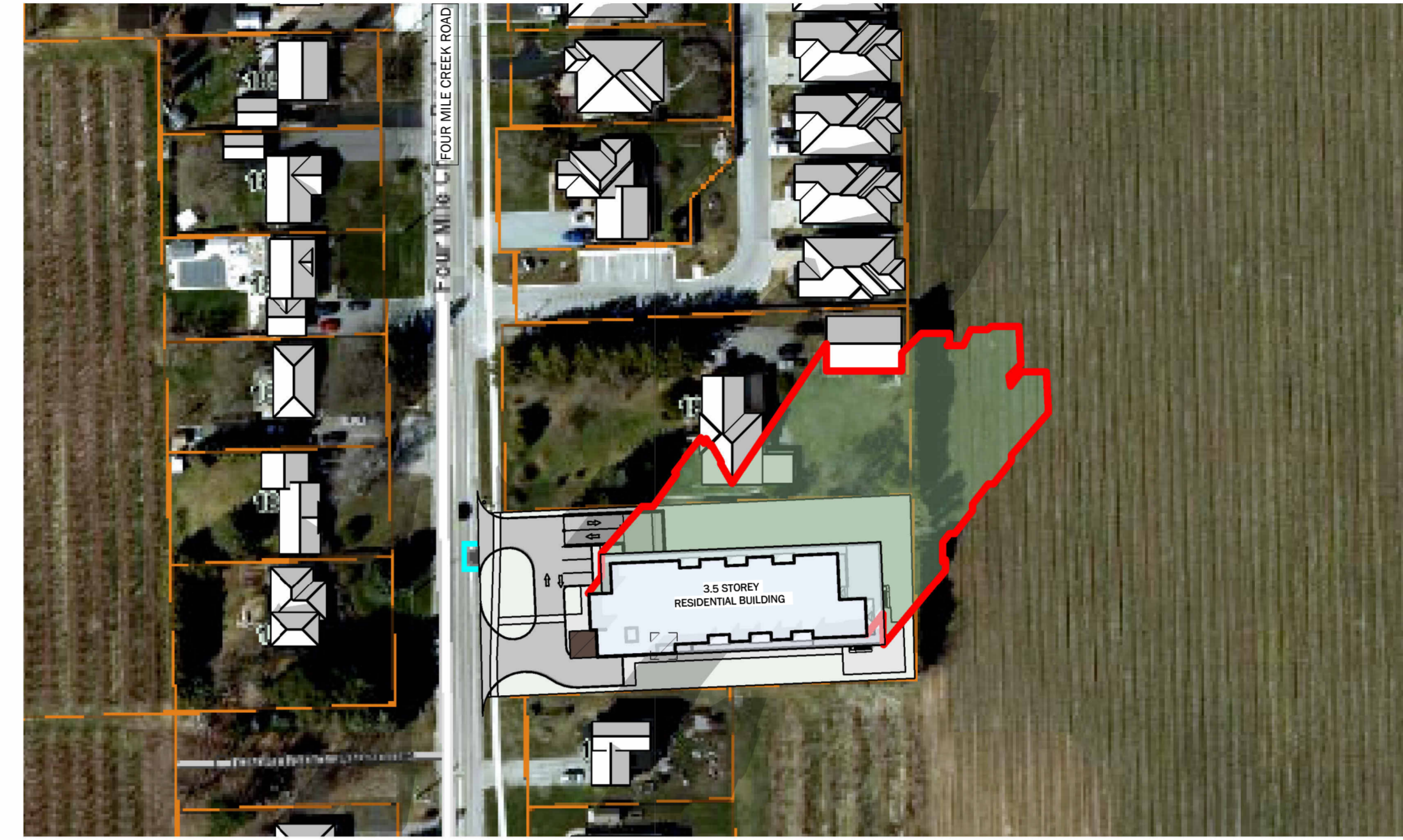
SHEET TITLE:

SHADOW STUDY- WINTER

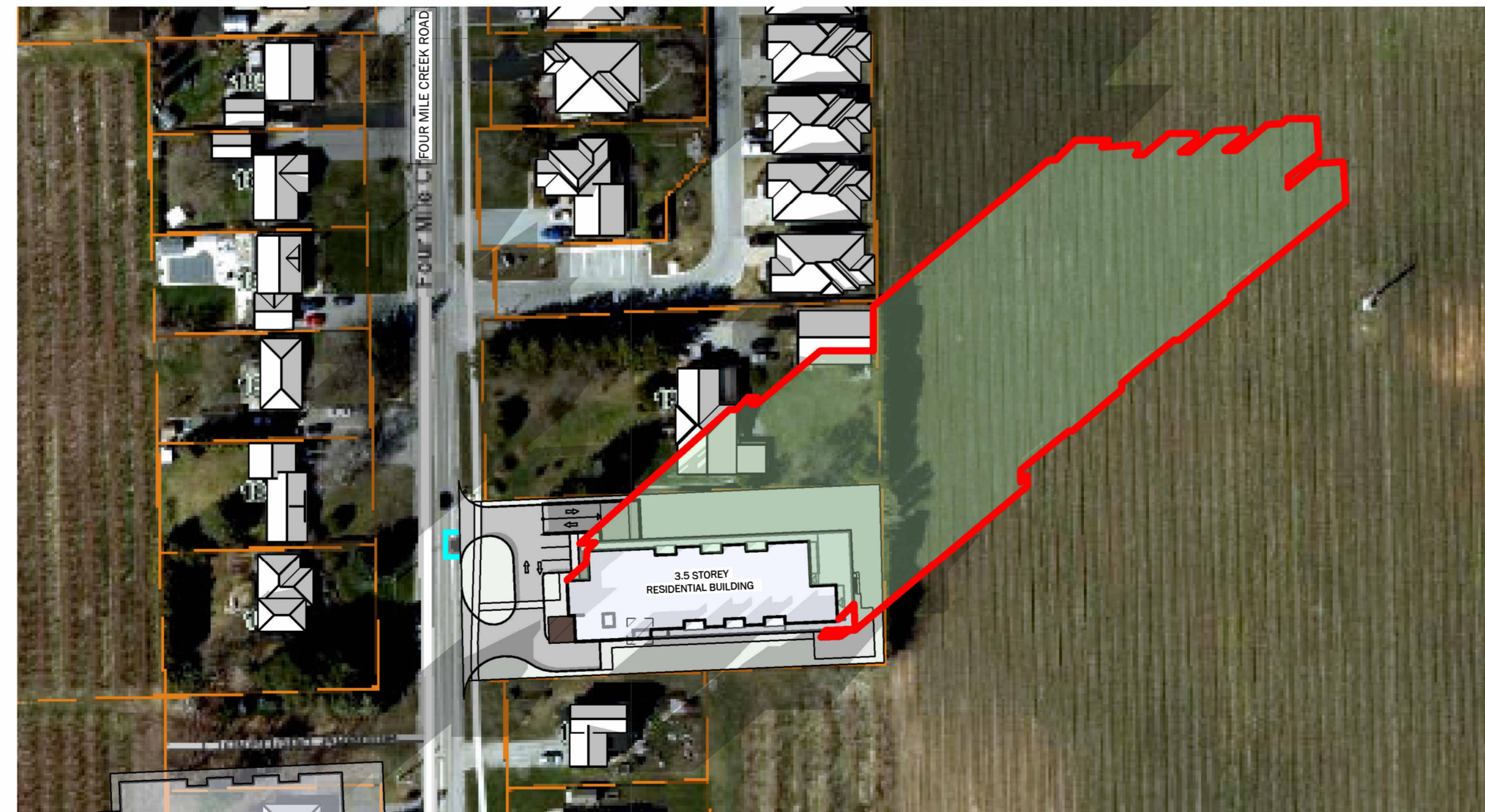
DRAWN BY:	JKC	DRAWING No.:	SS8
CHECKED BY:	MDA		
DATE ISSUED:	07/26/2024		
PROJECT No.:	2024-159		



DEC 21- 2 PM
1 : 1000



DEC 21- 3 PM
1 : 1000



DEC 21- 4 PM
1 : 1000