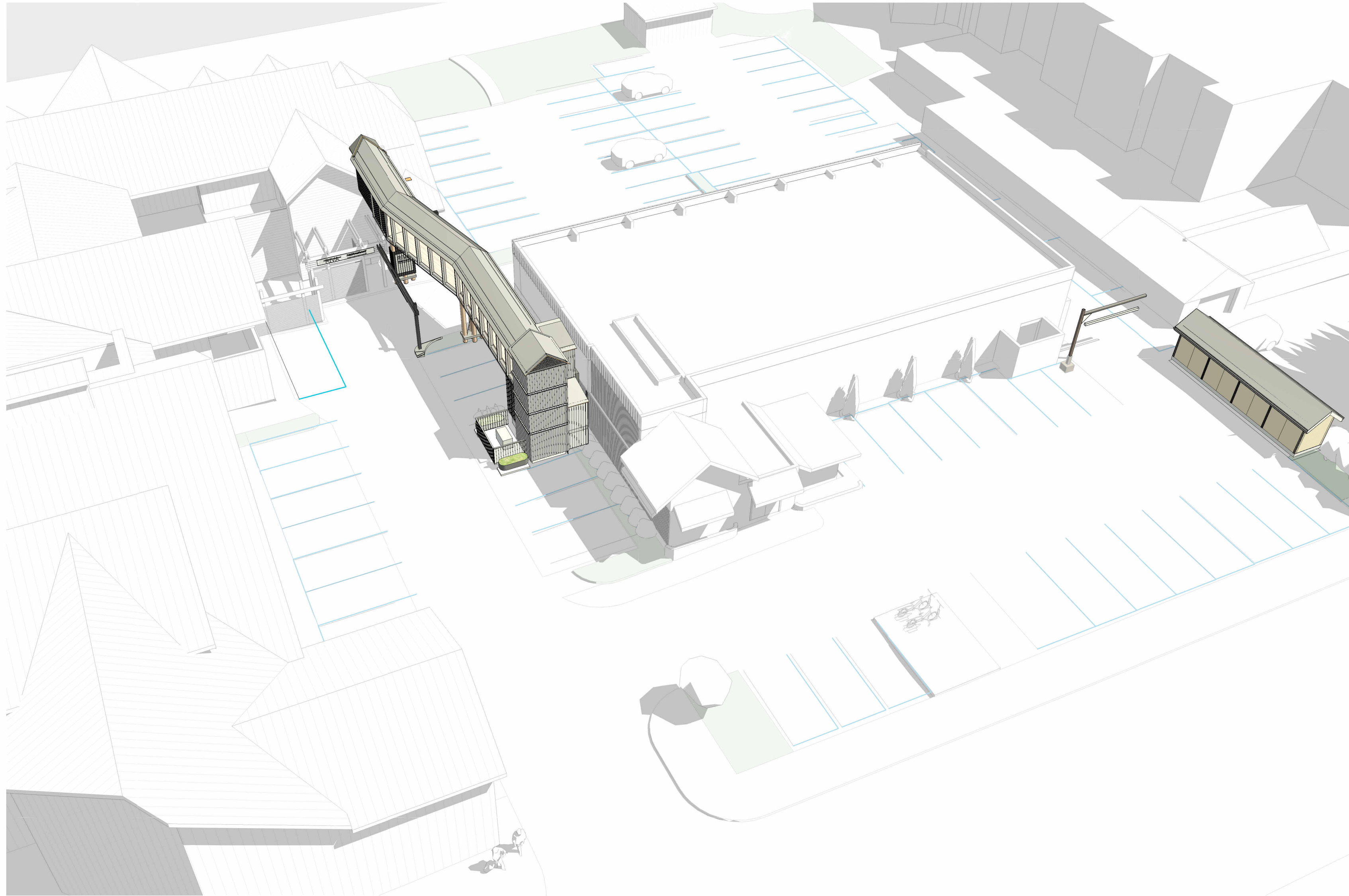
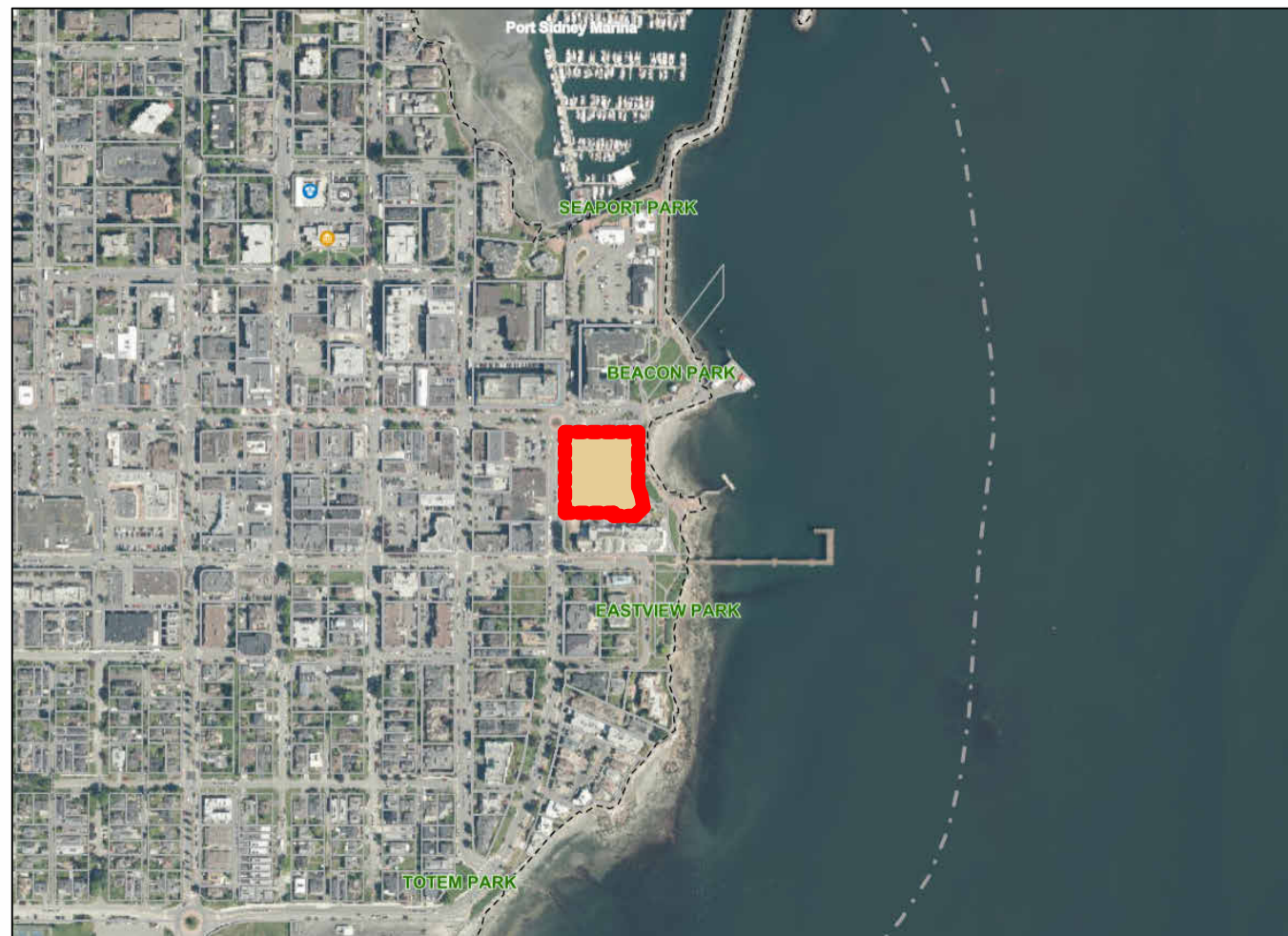




AERIAL PERSPECTIVE - FIRST STREET



SITE CONTEXT - TOWN OF SIDNEY (NTS)



SITE CONTEXT - FIRST STREET (NTS)

ISSUED FOR DEVELOPMENT PERMIT - AUG 2026

SIDNEY WATERFRONT INN & SUITES

2537 BEACON AVE & 9775 FIRST ST, TOWN OF SIDNEY, BC

SKYBRIDGE, ELEVATOR AND ACCESSORY STRUCTURE

This project consists of a horizontal addition including an elevated pedestrian walkway connecting two existing buildings and an elevator hoistway and machine room and a new accessory structure for garbage receptacles in the flanking side yard, a back-up generator in a screened enclosure in the interior courtyard and new business and wayfinding signs.

PROJECT DIRECTORY

OWNER

Sidney Waterfront Inn and Suites
Denis Paquette
denis@sidneywaterfrontinn.com

STRUCTURAL

Read Jones Christoffersen Ltd.
Dan Weber
dweber@rjc.ca

ARCHITECTURAL

Fold Architecture Inc.
Mark Ashby
mashby@foldarchitects.com

DRAWING LIST

ARCHITECTURAL - DP

A.000	COVER
A.001	BRIDGE PERSPECTIVE & MATERIALS
A.002	CONTEXT VIEWS & ELEVATIONS
A.003	BRIDGE PERSPECTIVE DAYLIGHT
A.009	ZONING CALCULATIONS
A.100	SITE PLAN
A.201	LEVEL 1 FLOOR PLAN
A.202	LEVEL 2 FLOOR PLAN
A.203	ROOF PLAN
A.401	ELEVATIONS - N + E
A.402	ELEVATIONS - S
A.501	SECTIONS - N-S / E-W
A.600	ACCESSORY BUILDING - GARBAGE ENCLOSURE



738 Fort Street, Victoria, BC, V8W 1H2
t:250.544.2780
www.foldarchitects.com



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Do not scale these drawings.

[illegible]

SIDNEY WATERFRONT INN & SUITES

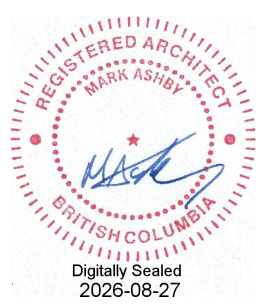
SWIS SKYBRIDGE ADDITION

COVER

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.000

Scale	As indicated
Printed	2026-08-27 4:41:14 PM



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[illegible]

SIDNEY WATERFRONT INN & SUITES

SWIS SKYBRIDGE
ADDITION

BRIDGE PERSPECTIVE & MATERIALS

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

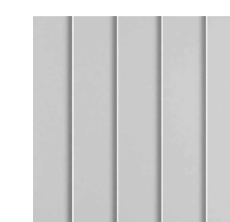
A.001

Scale	1 : 50
Printed	2026-08-27 4:41:15 PM



PERSPECTIVE - SKYBRIDGE ADDITION

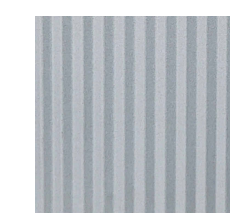
MATERIAL FINISHES



1 METAL ROOFING
STANDING SEAM PANELS - 16"
GALVALUME FINISH

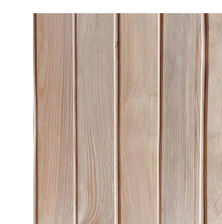


2 **SSG GLASS**
GRADUATED FRIT PATTERN



3 METAL SIDING
CORRUGATED PANEL
GALVALUME FINISH

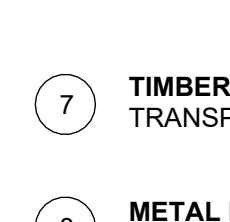
4 PERFORATED METAL SIDING
CORRUGATED PANEL
GALVALUME FINISH



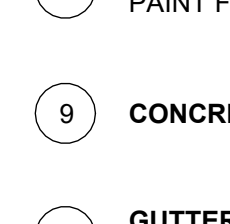
5 WOOD GRAIN SIDING / FENCING / SOFFIT
TRANSPARENT WOOD FINISH



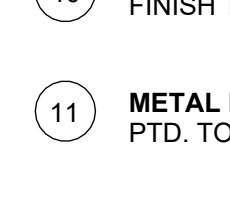
6 FIBER-CEMENT SIDING
HORIZONTAL PLANK
COLOUR TO MATCH SWIS HOTEL



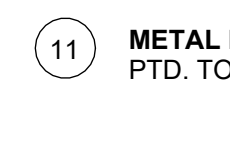
7 **TIMBER STRUCTURE**
TRANSPARENT WOOD FINISH



8 METAL FABRICATED COMPONENT
PAINT FINISH - BLACK



9 CONCRETE WALL

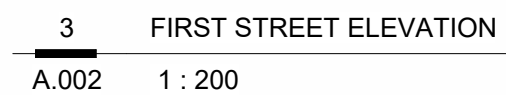


11 METAL DOOR
PTD. TO MATCH ADJACENT CLADDING



Do not scale these drawings.

Scale	1 : 200
Printed	2026-08-27 4:41:20 PM



2140 OFF-STREET PARKING BYLAW

REQUIRED PARKING BASED ON USE

REQUIRED OFF-STREET LOADING

ACCESSIBLE CAR STALLS REQUIRED

SMALL CAR STALLS PERMITTED

PER SIDNEY OFF-STREET PARKING & LOADING SPACE BYLAW



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Do not scale these drawings.

[illegible]

SIDNEY WATERFRONT INN & SUITES

SWIS SKYBRIDGE
ADDITION

SITE PLAN

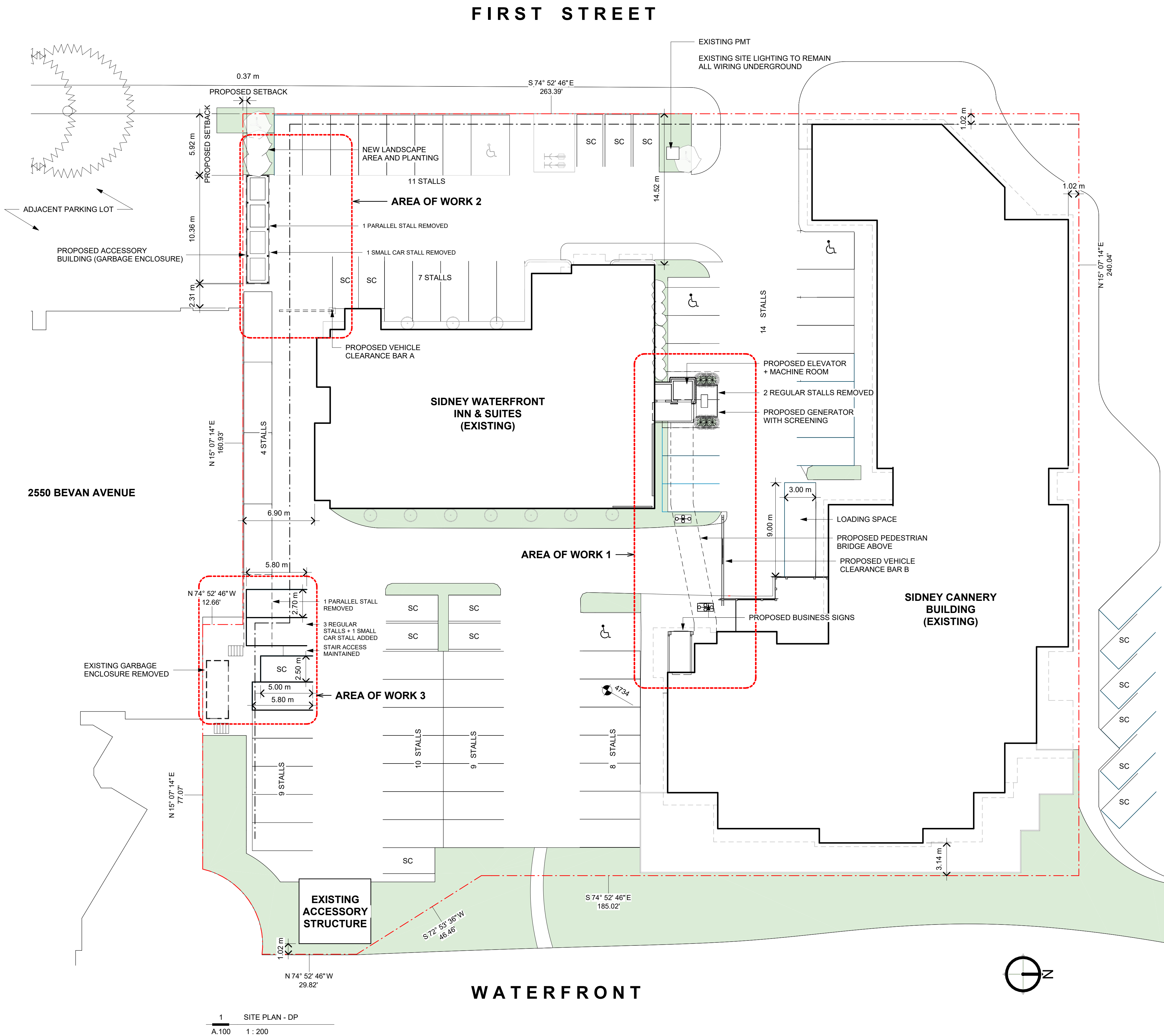
Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.100

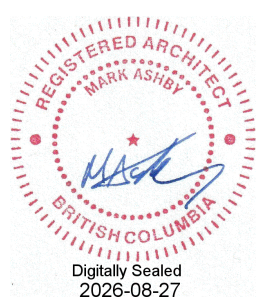
Scale	As indicated
Printed	2026-08-27 4:41:27 PM

CLAUSE	DESCRIPTION	PROPOSED	COMMENTS
	CIVIC ADDRESS	9775 FIRST ST. & 2537 BEACON AVE, SIDNEY, BC	
	LEGAL ADDRESS	LOT A, SECTION 10 AND 11 RANGE 4 EAST, AND OF DISTRICT LOT 15, NORTH SAANICH DISTRICT, PLAN VIP69203	
	PID	024-557-374	
4.4.1 - 4.4.12	USES	HOTEL (EXISTING) RESTAURANT (EXISTING) OFFICE (EXISTING) RETAIL (EXISTING)	CONDITIONAL USE PERMITTED CONDITIONAL USE PERMITTED
5.4.1	FLOOR AREA SITE AREA DENSITY	4552.2 m ² 6087.3 m ² 0.75	
5.4.1	HEIGHT	11.9 m	EXISTING
5.4.1	HEIGHT (STOREYS)	3	EXISTING
5.4.2	SETBACKS (BUILDING) FRONT EXTERIOR SIDE SIDE REAR	 1.02 m 1.02 m 3.14 m 6.90 m	NO CHANGE TO EXISTING
5.1.9	SETBACKS (ACCESSORY BUILDING) FRONT EXTERIOR SIDE SIDE REAR	 N/A 5.92 m N/A 0.37 m	
REFER TO A009 FOR CALCULATIONS AND PARKING			

	AREA OF WORK
	PROPERTY LINE
	SETBACK LINE BUILDING
	BUILDING FOOTPRINTS
	EXISTING BUILDINGS
	TREE / TREE DEMOLISHED



SURVEY REFERENCE:



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[illegible]

SIDNEY WATERFRONT INN & SUITES

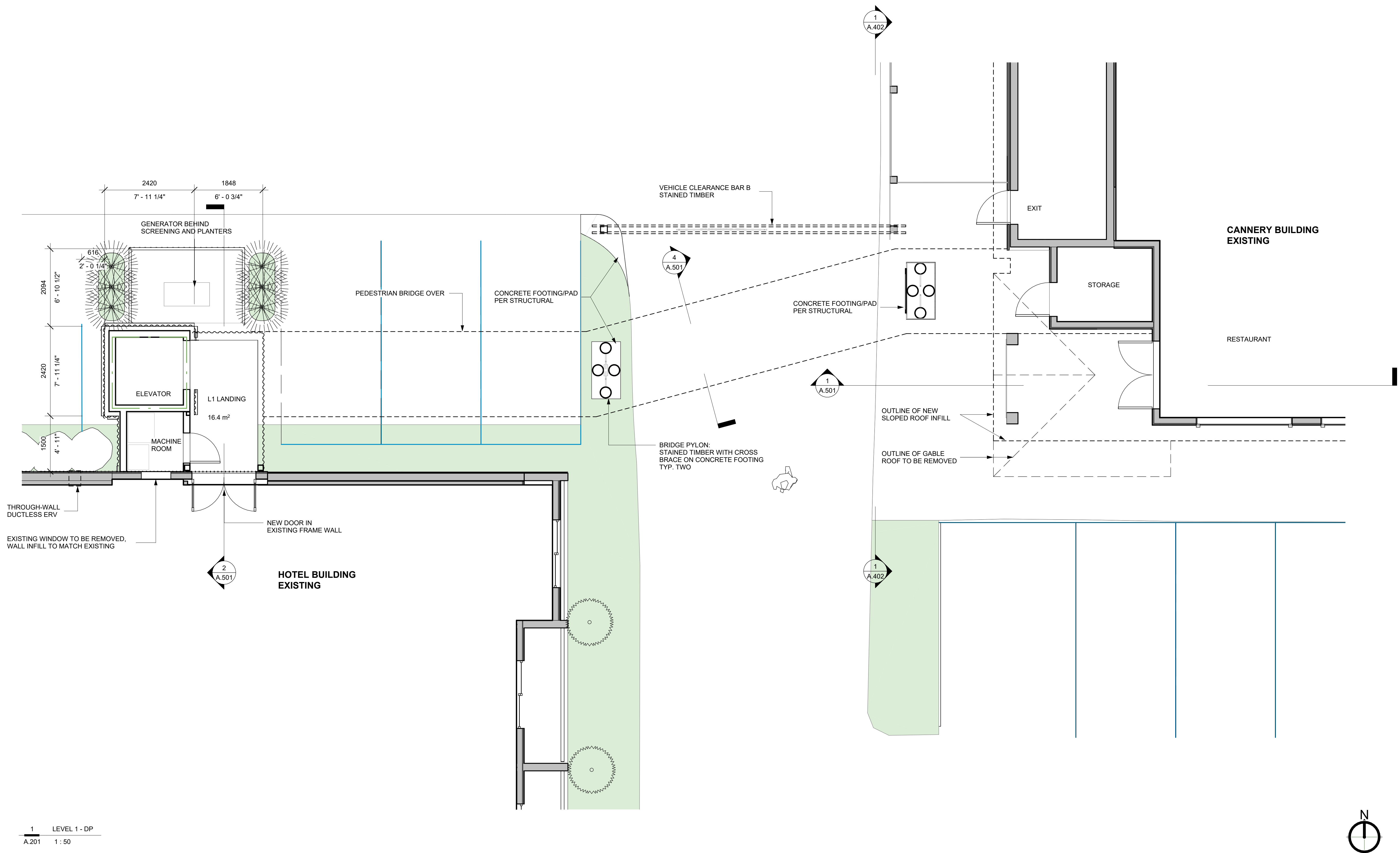
SWIS SKYBRIDGE
ADDITION

LEVEL 1 FLOOR PLAN

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.201

Scale	As indicated
Printed	2026-08-27 4:41:27 PM



FLOOR PLAN LEGEND

	INTERCONNECTED SMOKE/FIRE + CARBON MONOXIDE DETECTOR
 FD	FLOOR DRAIN
	AREA DRAIN

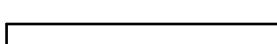
FIRE RESISTANCE RATING LEGEND

	0.75 HR
	1 HR
	1.5 HR
	2 HR
	4 HR
	WATERCURTAIN SPRINKLER

SAFETY SYMBOLS

	ILLUMINATED EXIT SIGN
	EMERGENCY LIGHTING WITH BATTERY PACK
	INTERCONNECTED SMOKE, FIRE + CARBON MONOXIDE DETECTOR
	FIRE EXTINGUISHER
	PULL STATION
	PATH OF TRAVEL
	PATH OF TRAVEL - ACCESSIBLE

PHASE LEGEND

	AREA OF WORK
	EXISTING CONSTRUCTION TO REMAIN
	EXISTING CONSTRUCTION TO BE DEMOLISHED
	PROPOSED CONSTRUCTION



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[illegible]

SIDNEY WATERFRONT INN & SUITES

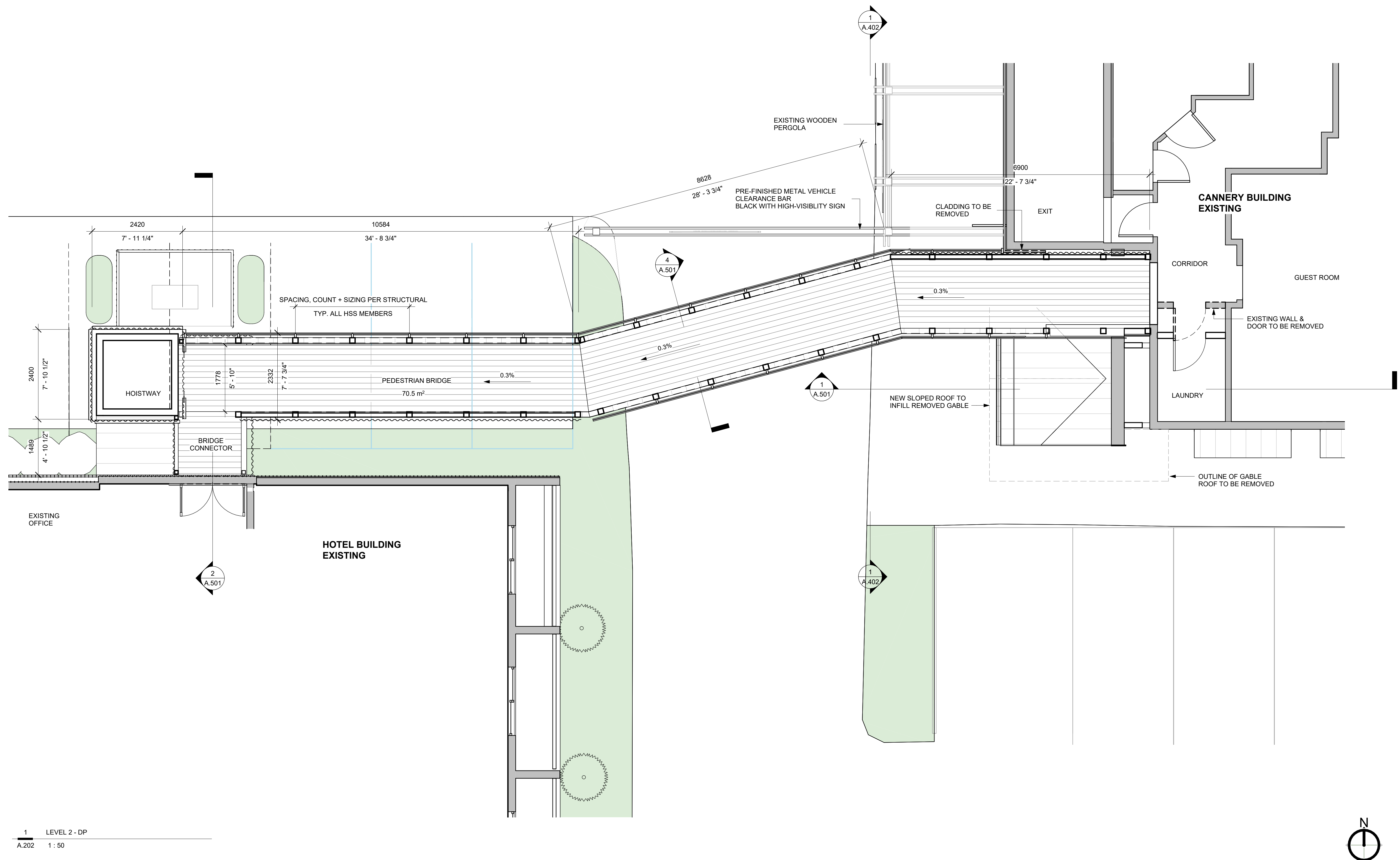
SWIS SKYBRIDGE
ADDITION

LEVEL 2 FLOOR PLAN

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.202

Scale	As indicated
Printed	2026-08-27 4:41:28 PM



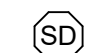
FLOOR PLAN LEGEND

	INTERCONNECTED SMOKE/FIRE + CARBON MONOXIDE DETECTOR
 FD	FLOOR DRAIN
	AREA DRAIN

FIRE RESISTANCE RATING LEGEND

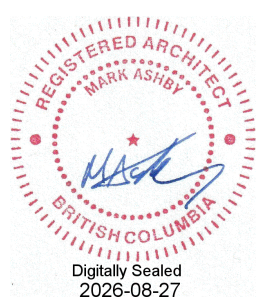
	0.75 HR
	1 HR
	1.5 HR
	2 HR
	4 HR
	WATERCURTAIN SPRINKLER

SAFETY SYMBOLS

	ILLUMINATED EXIT SIGN
	EMERGENCY LIGHTING WITH BATTERY PACK
	INTERCONNECTED SMOKE, FIRE + CARBON MONOXIDE DETECTOR
	FIRE EXTINGUISHER
	PULL STATION
	PATH OF TRAVEL
	PATH OF TRAVEL - ACCESSIBLE

PHASE LEGEND

	AREA OF WORK
	EXISTING CONSTRUCTION TO REMAIN
	EXISTING CONSTRUCTION TO BE DEMOLISHED
	PROPOSED CONSTRUCTION



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[illegible]

SIDNEY WATERFRONT INN & SUITES

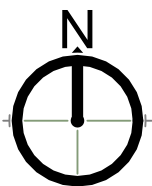
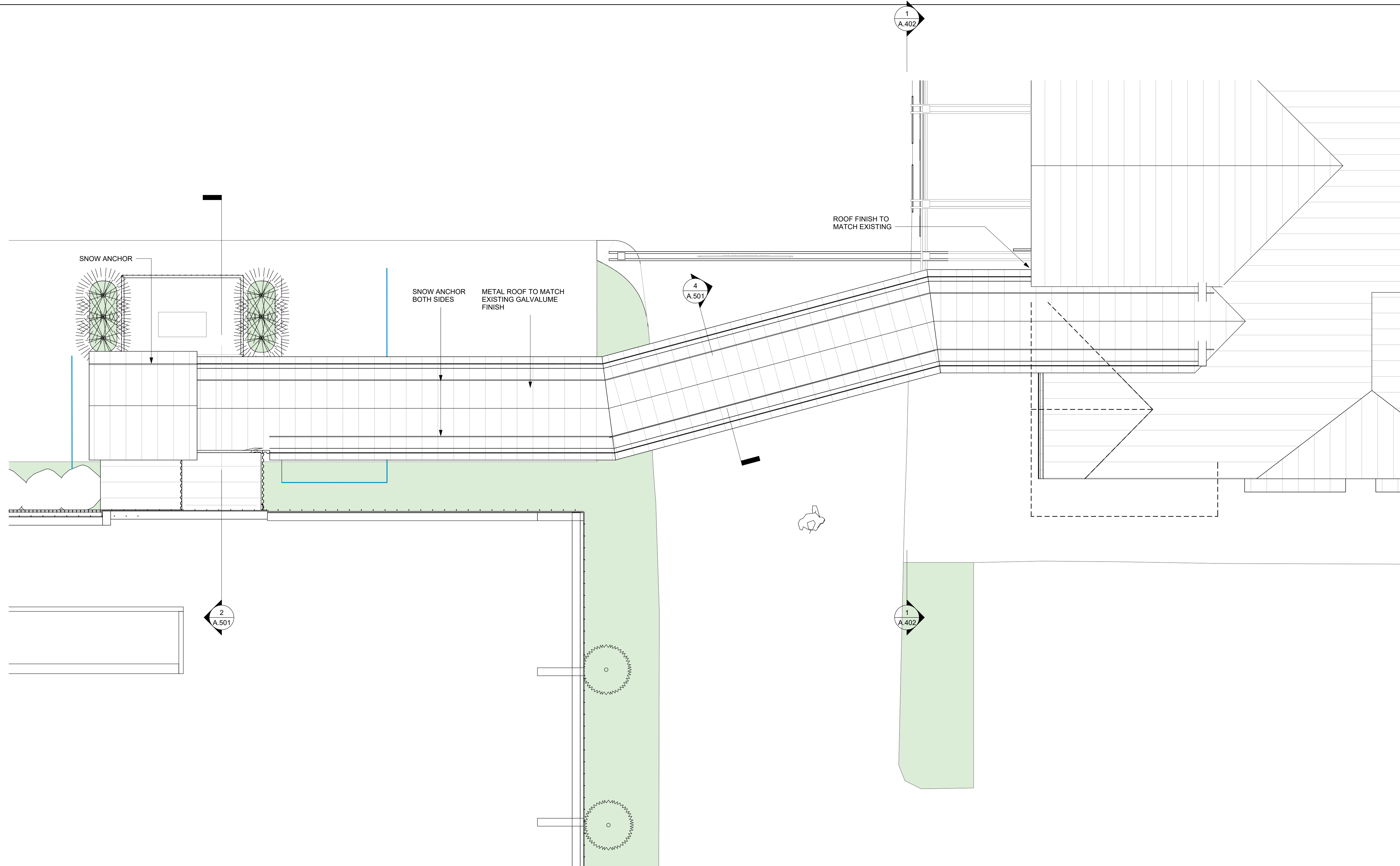
SWIS SKYBRIDGE ADDITION

ROOF PLAN

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.203

Scale	As indicated
Printed	2026-08-27 4:41:29 PM



1 LEVEL 3 - DP
A.203 1 : 50

FLOOR PLAN LEGEND

	INTERCONNECTED SMOKE/FIRE + CARBON MONOXIDE DETECTOR
 FD	FLOOR DRAIN
	AREA DRAIN

FIRE RESISTANCE RATING LEGEND

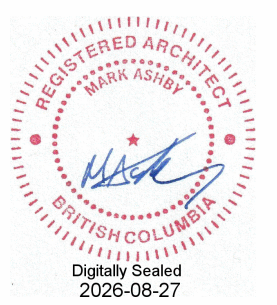
	0.75 HR
	1 HR
	1.5 HR
	2 HR
	4 HR
	WATERCURTAIN SPRINKLER

SAFETY SYMBOLS

	ILLUMINATED EXIT SIGN
	EMERGENCY LIGHTING WITH BATTERY BACK
	INTERCONNECTED SMOKE, FIRE + CARBON MONOXIDE DETECTOR
	FIRE EXTINGUISHER
	PULL STATION
	PATH OF TRAVEL
	PATH OF TRAVEL - ACCESSIBLE

PHASE LEGEND

 AREA OF WORK
 EXISTING CONSTRUCTION TO REMAIN
 EXISTING CONSTRUCTION TO BE DEMOLISHED
 PROPOSED CONSTRUCTION



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[illegible]

SIDNEY WATERFRONT INN & SUITES

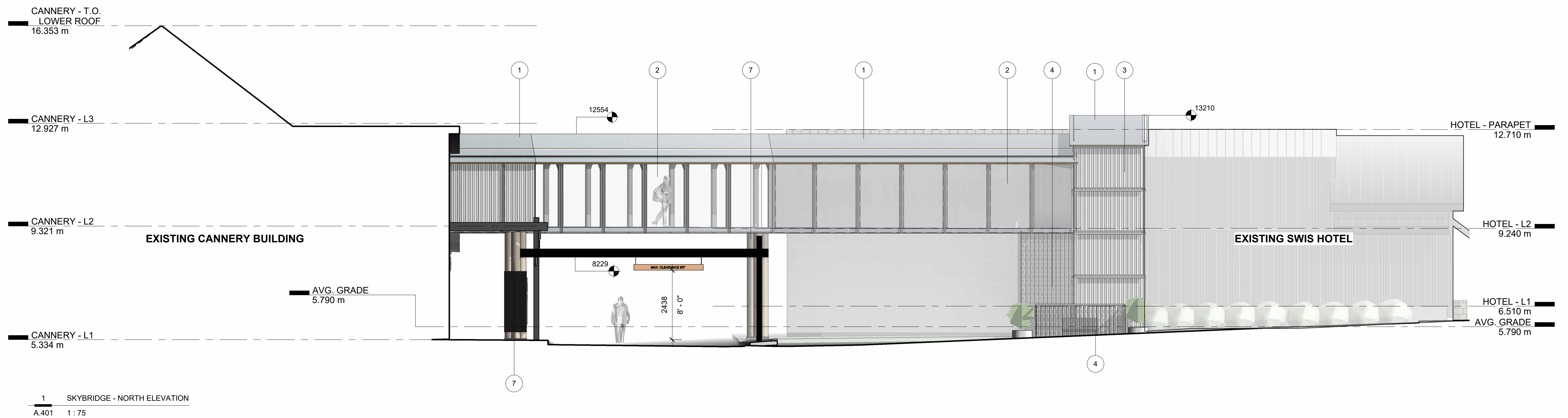
SWIS SKYBRIDGE
ADDITION

ELEVATIONS - N + E

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.401

Scale	As indicated
Printed	2026-08-27 4:41:38 PM

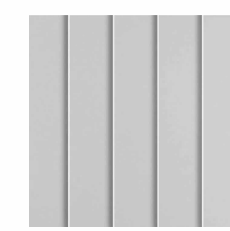


1 SKYBRIDGE - NORTH ELEVATION
A.401 1:75



2 HOTEL - WEST ELEVATION
A.401 1 : 75

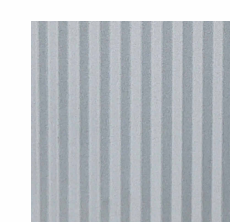
MATERIAL FINISHES



1 METAL ROOFING
STANDING SEAM PANELS - 16"
GALVALUME FINISH

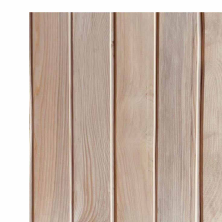


2 **SSG GLASS**
GRADUATED FRIT PATTERN



3 METAL SIDING
CORRUGATED PANEL
GALVALUME FINISH

4 PERFORATED METAL SIDING
CORRUGATED PANEL
GALVALUME FINISH



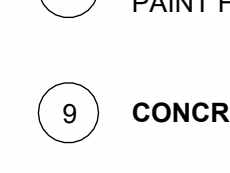
5 WOOD GRAIN SIDING / FENCING /
SOFFIT
TRANSPARENT WOOD FINISH



6 FIBER-CEMENT SIDING
HORIZONTAL PLANK
COLOUR TO MATCH SWIS HOTEL



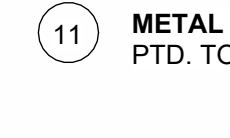
7 **TIMBER STRUCTURE**
TRANSPARENT WOOD FINISH



8 METAL FABRICATED COMPONENT
PAINT FINISH - BLACK



9 CONCRETE WALL



11 METAL DOOR
PTD. TO MATCH ADJACENT CLADDING



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[illegible]

SIDNEY WATERFRONT INN & SUITES

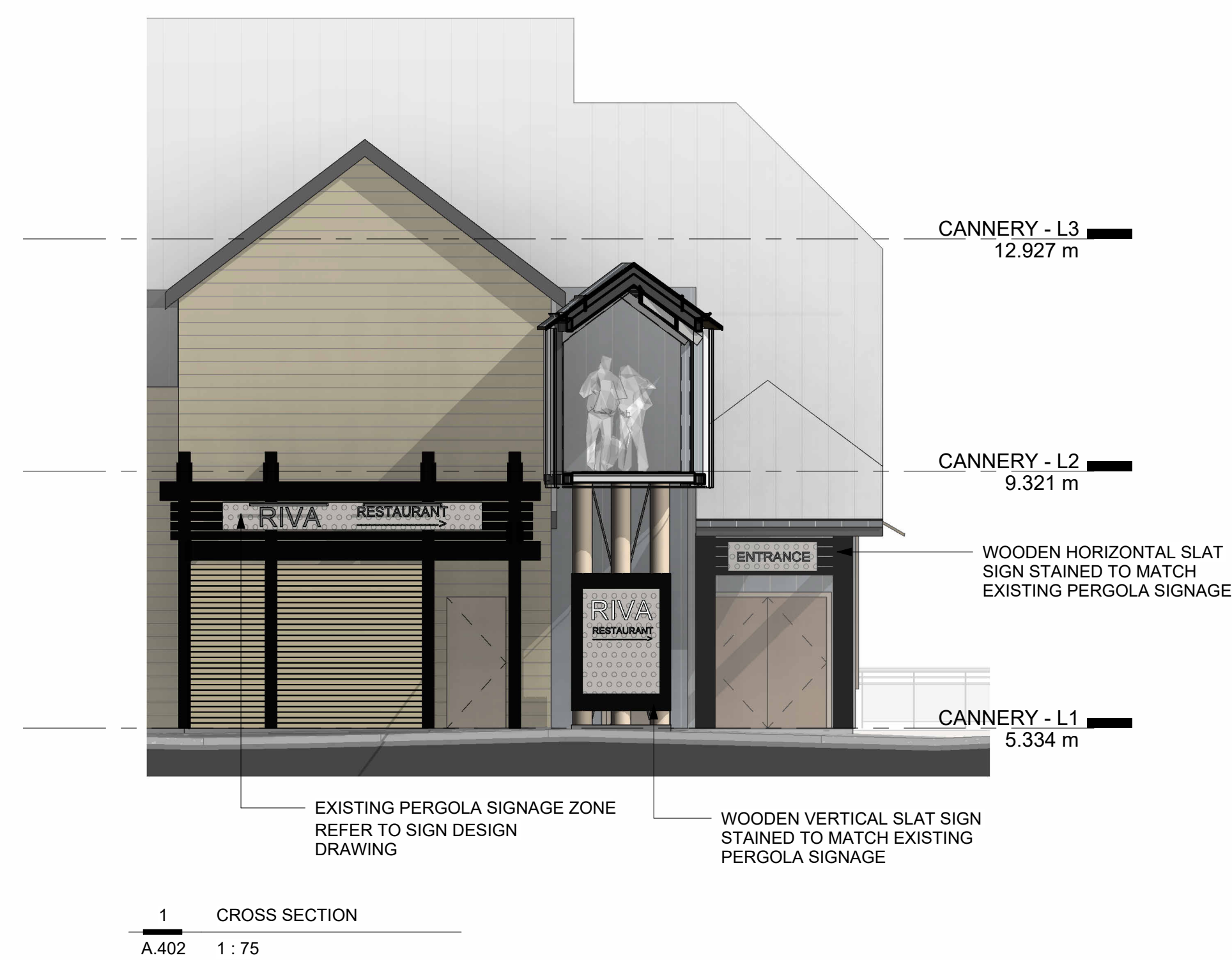
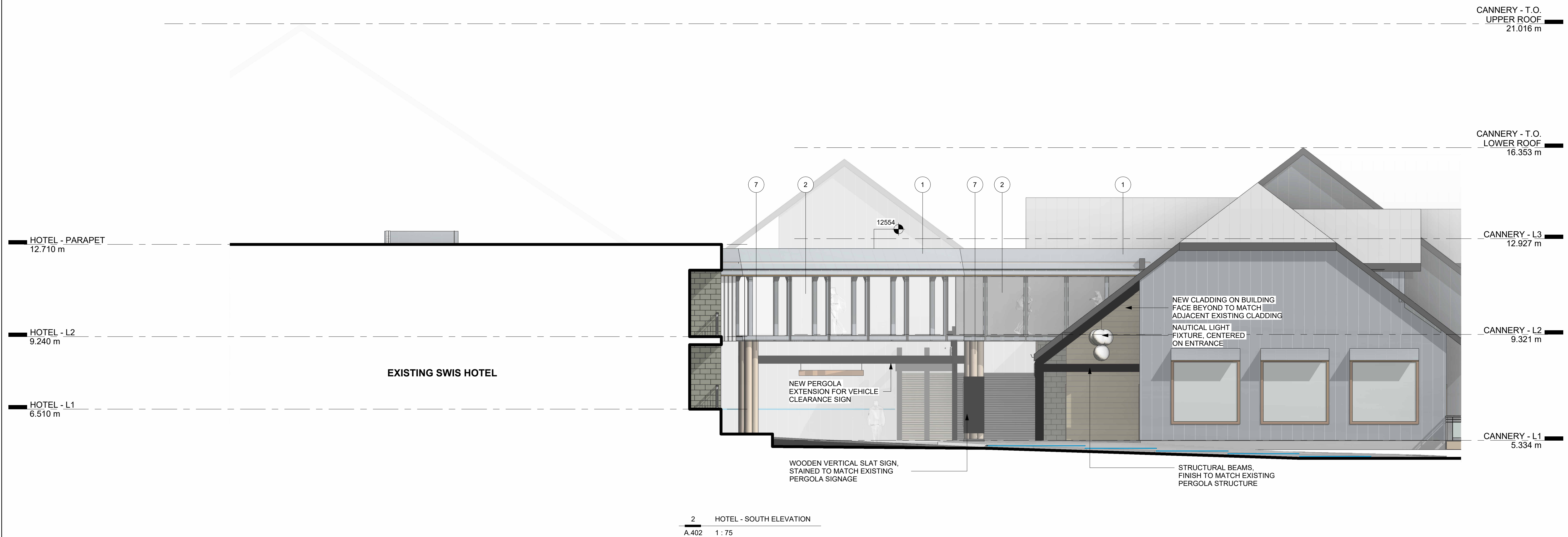
SWIS SKYBRIDGE
ADDITION

ELEVATIONS - S

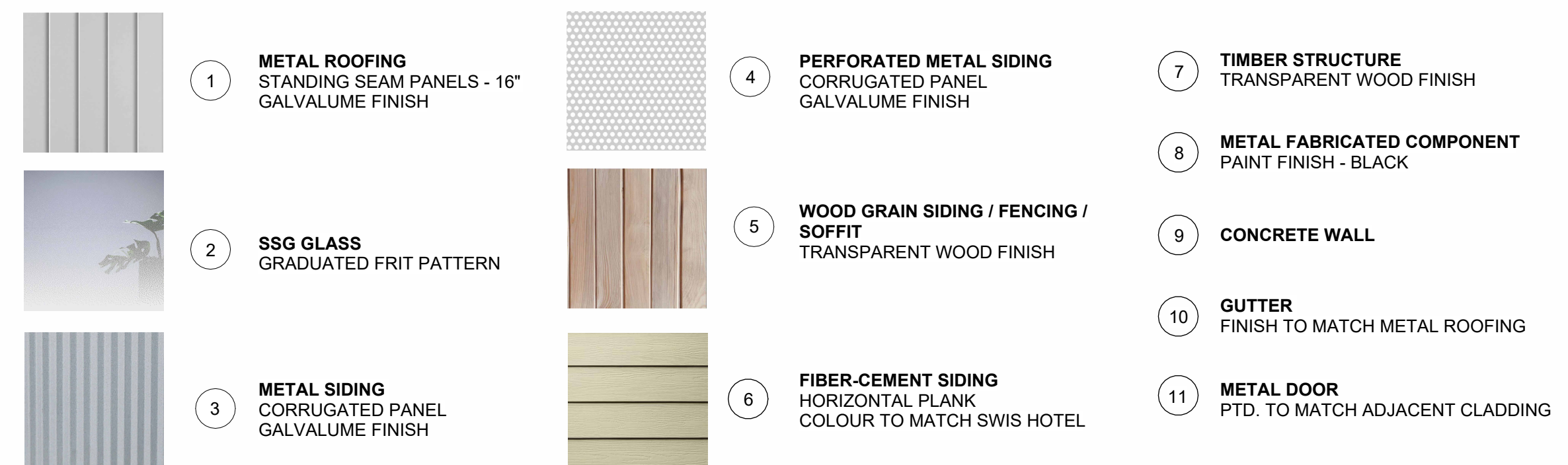
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Date	260818
Drawn by	AG
Checked by	MA

A.402

Scale	As indicated
Printed	2026-08-27 4:41:44 PM



MATERIAL FINISHES





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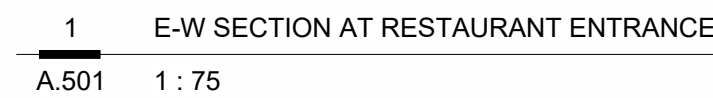
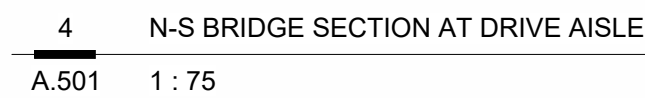
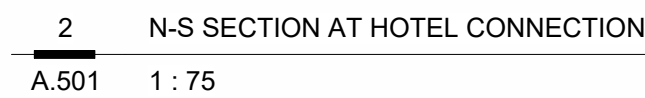
[illegible]

SWIS SKYBRIDGE ADDITION

Project number	26003
Date	260818
Drawn by	AG
Checked by	MA

A.501

Scale	As indicated
Printed	2026-08-27 4:41:47 PM



	0.75 HR
	1 HR
	1.5 HR
	2 HR
	4 HR
	WATERCURTAIN SPRINKLER



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[illegible]

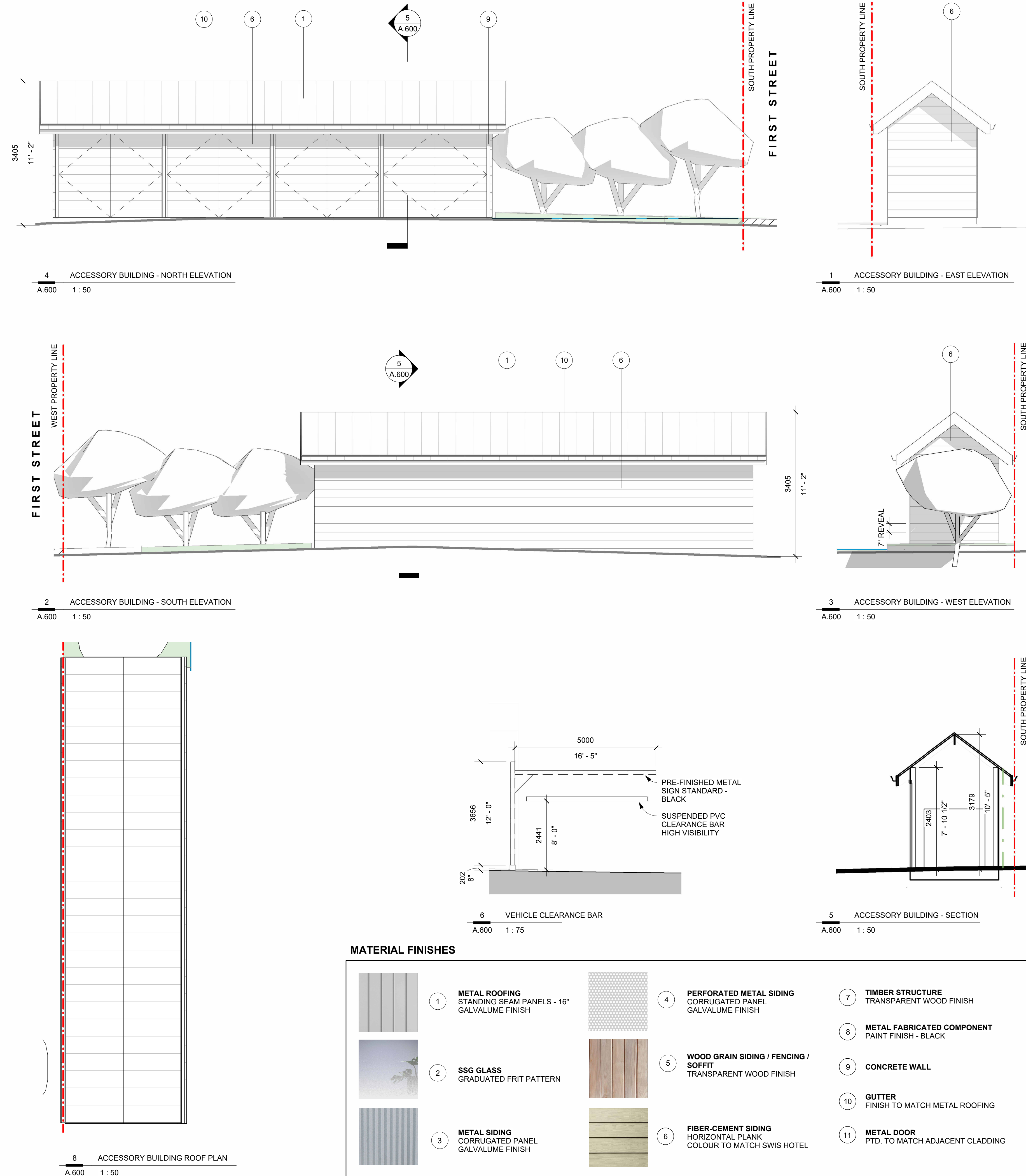
SIDNEY WATERFRONT INN & SUITES

ACCESSORY
BUILDING - GARBAGE
ENCLOSURE

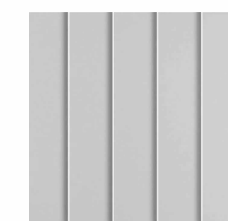
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Date	260818
Drawn by	Author
Checked by	MA

A.600

Scale	As indicated
Printed	2026-08-27 4:41:51 PM



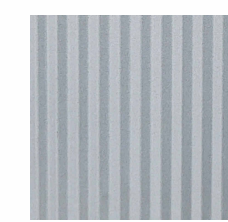
MATERIAL FINISHES



1 METAL ROOFING
STANDING SEAM PANELS - 1
GALVALUME FINISH

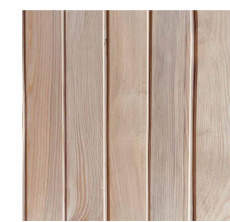


2 **SSG GLASS**
GRADUATED FRIT PATTERN



3 METAL SIDING
CORRUGATED PANEL
GALVALUME FINISH

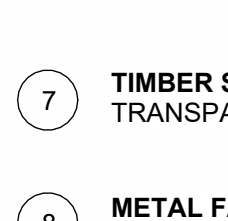
4 **PERFORATED METAL SIDING**
CORRUGATED PANEL
GALVALUME FINISH



5 **SOFFIT**
TRANSPARENT WOOD FINISH



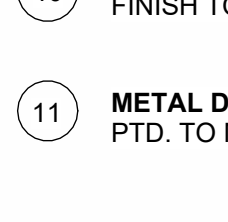
6 FIBER-CEMENT SIDING
HORIZONTAL PLANK
COLOUR TO MATCH SWIS HOTEL



7 **TIMBER STRUCTURE**
TRANSPARENT WOOD FINISH



(9) CONCRETE WALL



11 METAL DOOR
PTD. TO MATCH ADJACENT CLADDING

FIRE RESISTANCE RATING LEGEND	
	0.75 HR
	1 HR
	1.5 HR
	2 HR
	4 HR
