

1161 NORTH SHORE BOULEVARD EAST NEIGHBOURHOOD MEETING

January 9, 2019

www.1161northshoreblvd.com

AMICA
SENIOR LIFESTYLES



AGENDA

- **Introduction**
- **Amica Senior Lifestyles**
- **Planning Overview**
- **Architectural Overview**
- **Questions**

AMICA

SENIOR LIFESTYLES

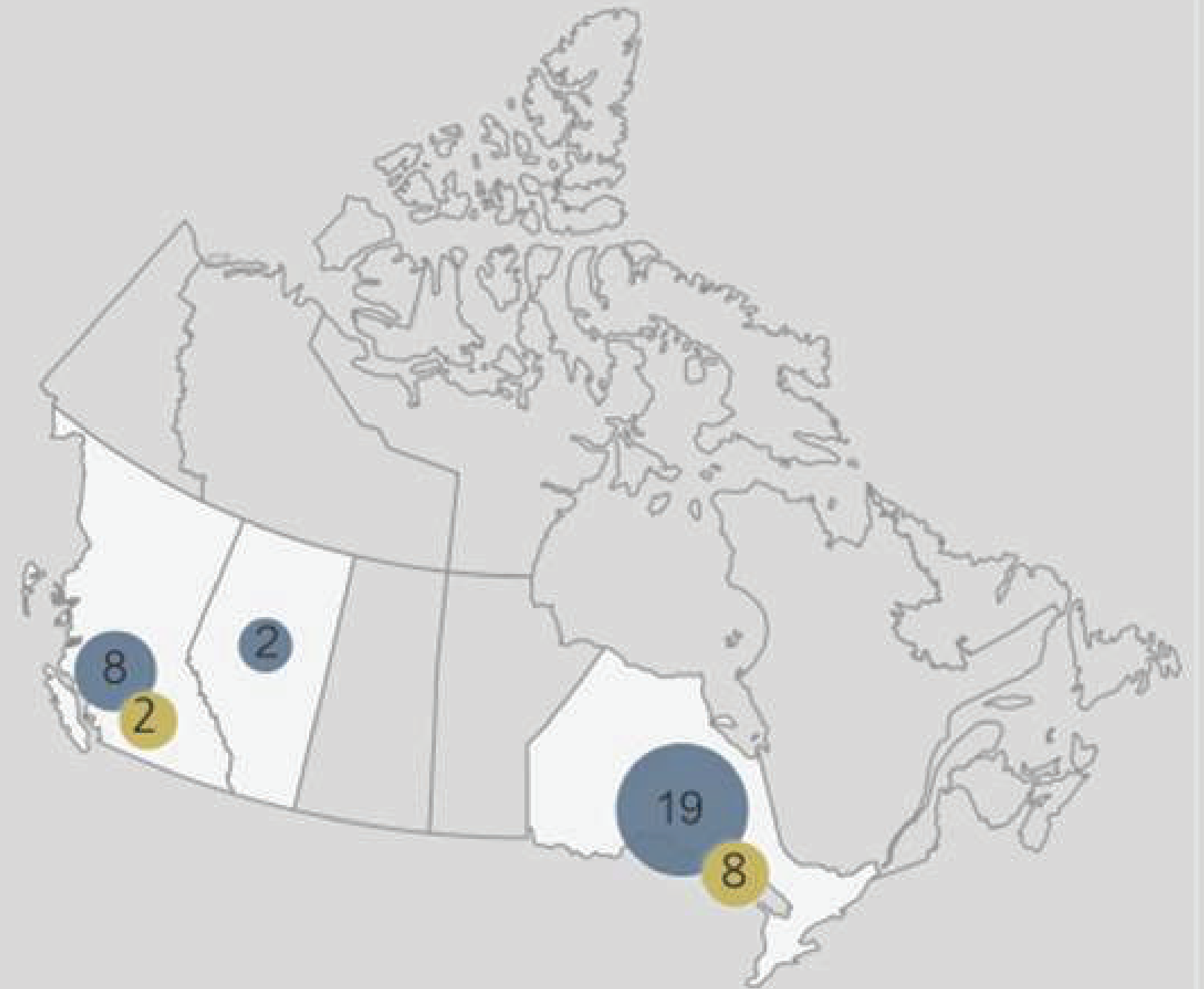
A Growing Canadian Company

AMICA PORTFOLIO & PIPELINE

Provinces: BC, Alberta, Ontario

Market: Full continuum of care
IL, AL and MC

Properties: Open: 29 (3,663 suites)
In Pipeline: 10 (2,120 suites)



● PORTFOLIO ● PIPELINE

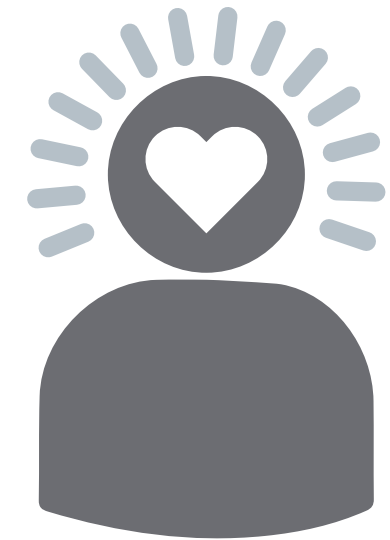
Continuum of Care



**Independent
Living**



**Assisted
Living**



**Memory
Care**

This program allows residents with evolving needs to age in place and couples to stay together in the neighbourhood they call home.

Amica Supports Communities

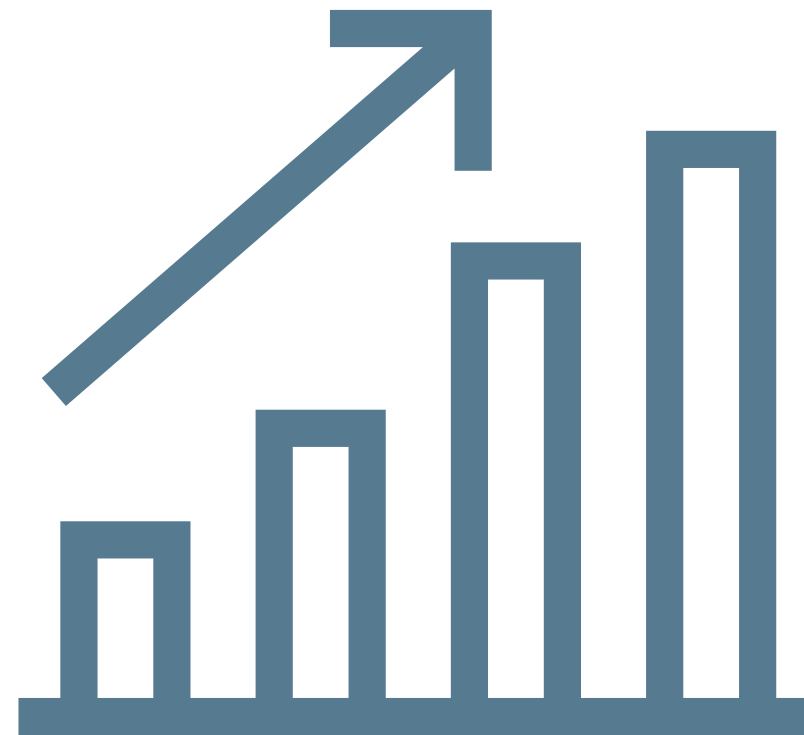
Economic Development

180

Full Time Jobs

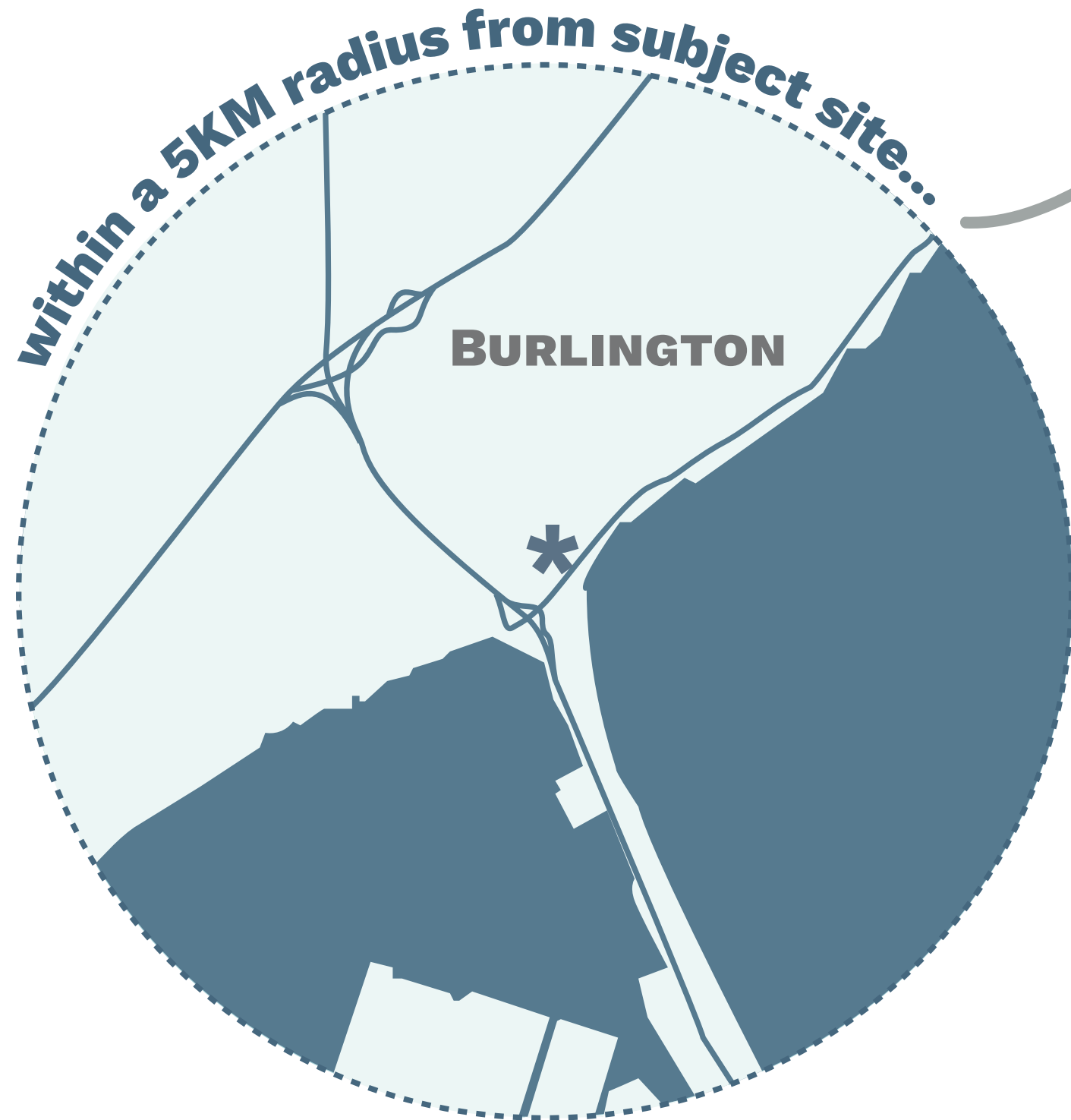
260

Total New Jobs



This facility will be a \$200mm capital investment in Burlington.

The Need for Seniors Housing in Burlington



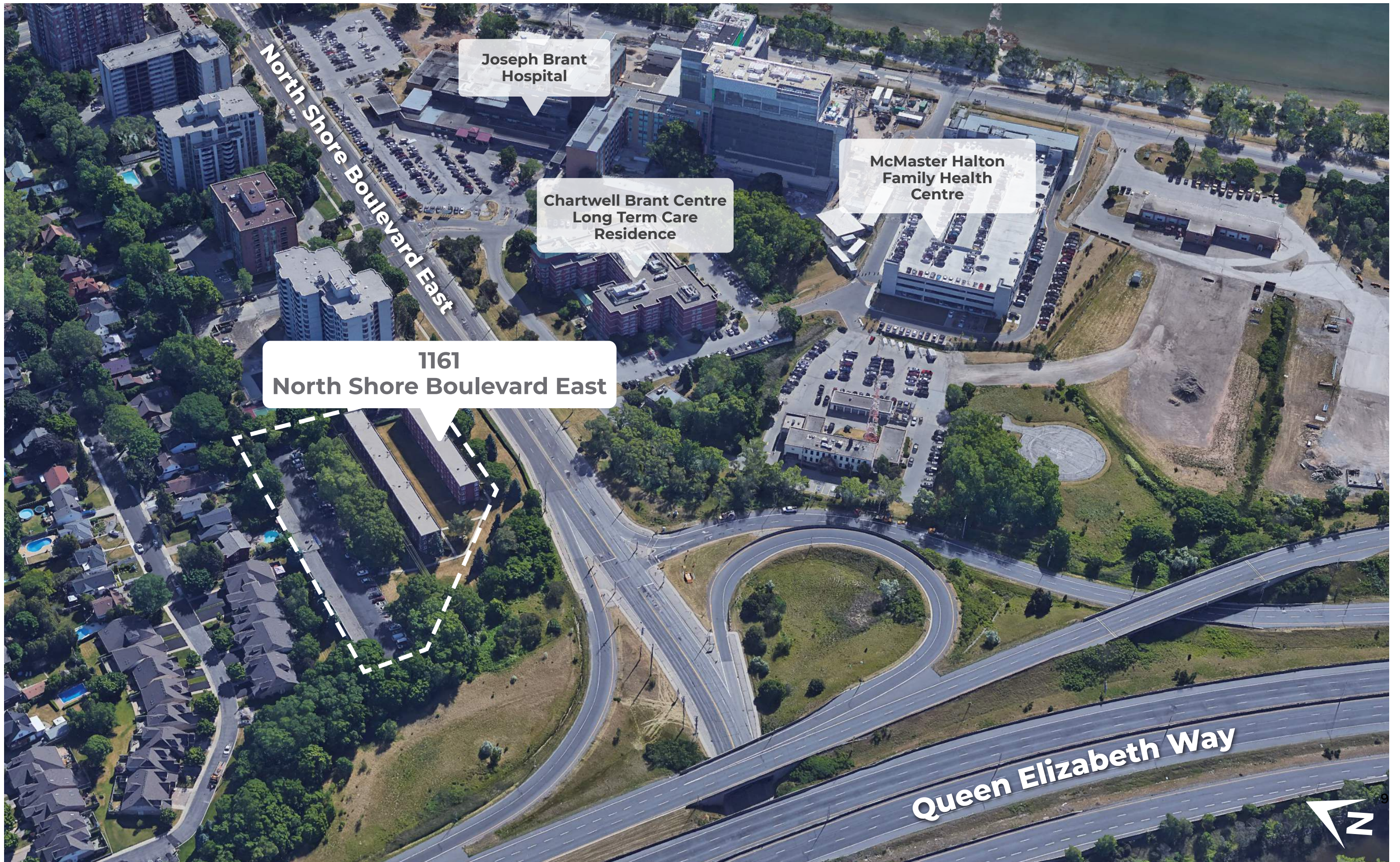
11,548 residents
are aged **70+**

with only **597**
senior living suites
in the community

There are currently
ZERO
retirement
communities
that provide
dedicated,
secured memory care.

PLANNING OVERVIEW





**1161
North Shore Boulevard East**

**Joseph Brant
Hospital**

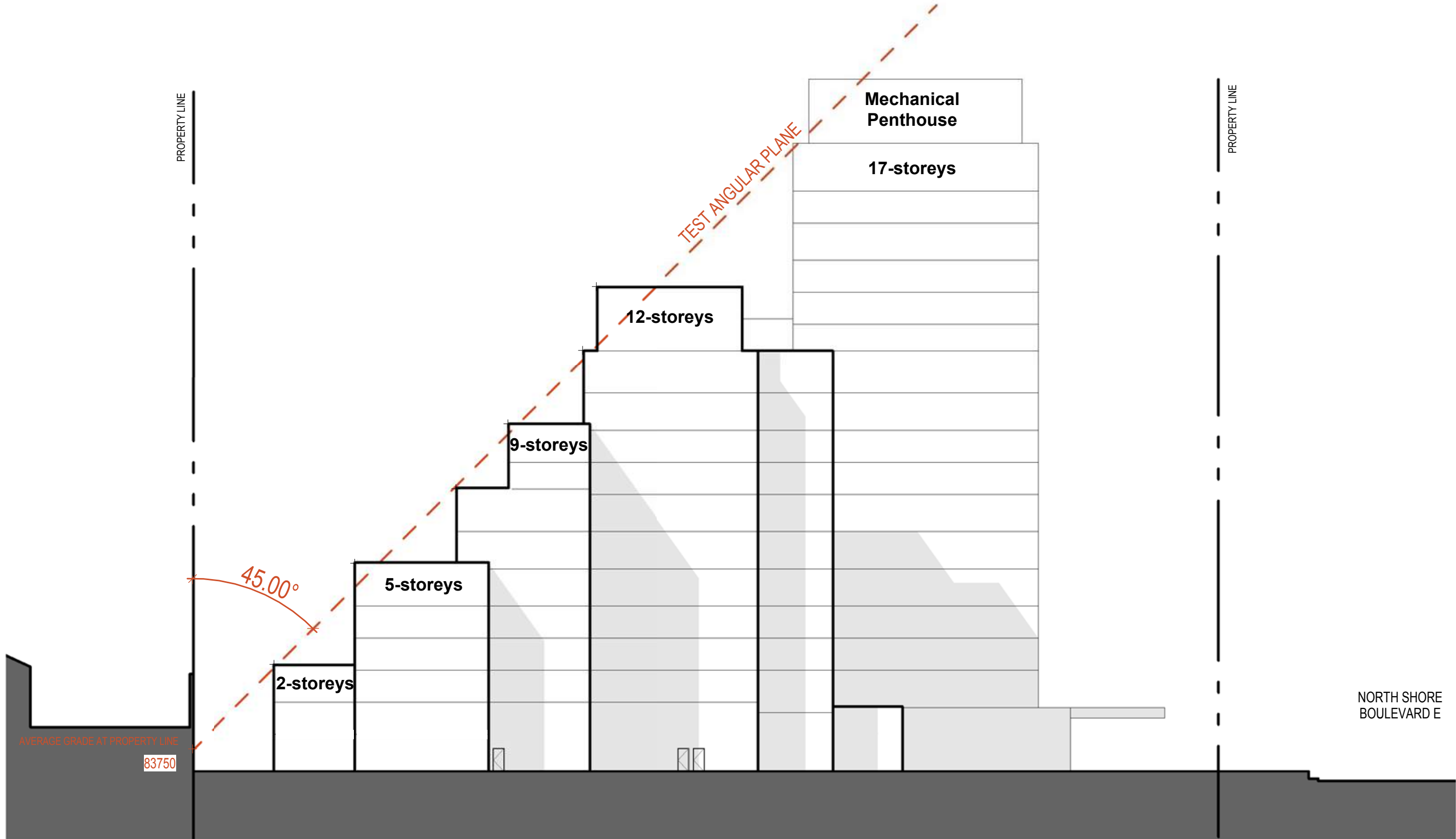
**Chartwell Brant Centre
Long Term Care
Residence**

**McMaster Halton
Family Health
Centre**

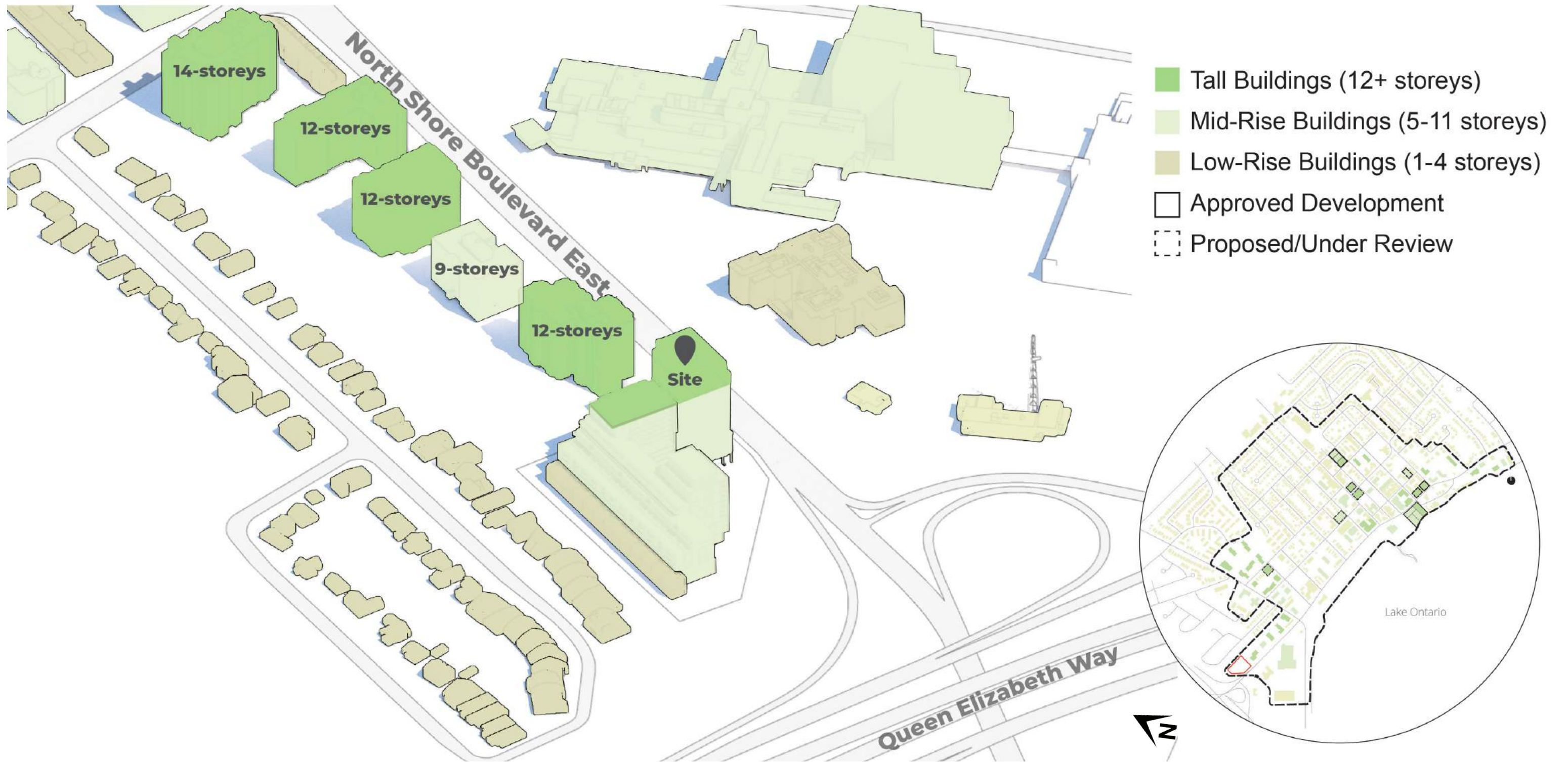
Queen Elizabeth Way



West Elevation



Built Form



ARCHITECTURAL OVERVIEW

Montgomery Sisam Architects

Landmark Gateway



pg 2

Landscape Opportunities

The Homestead

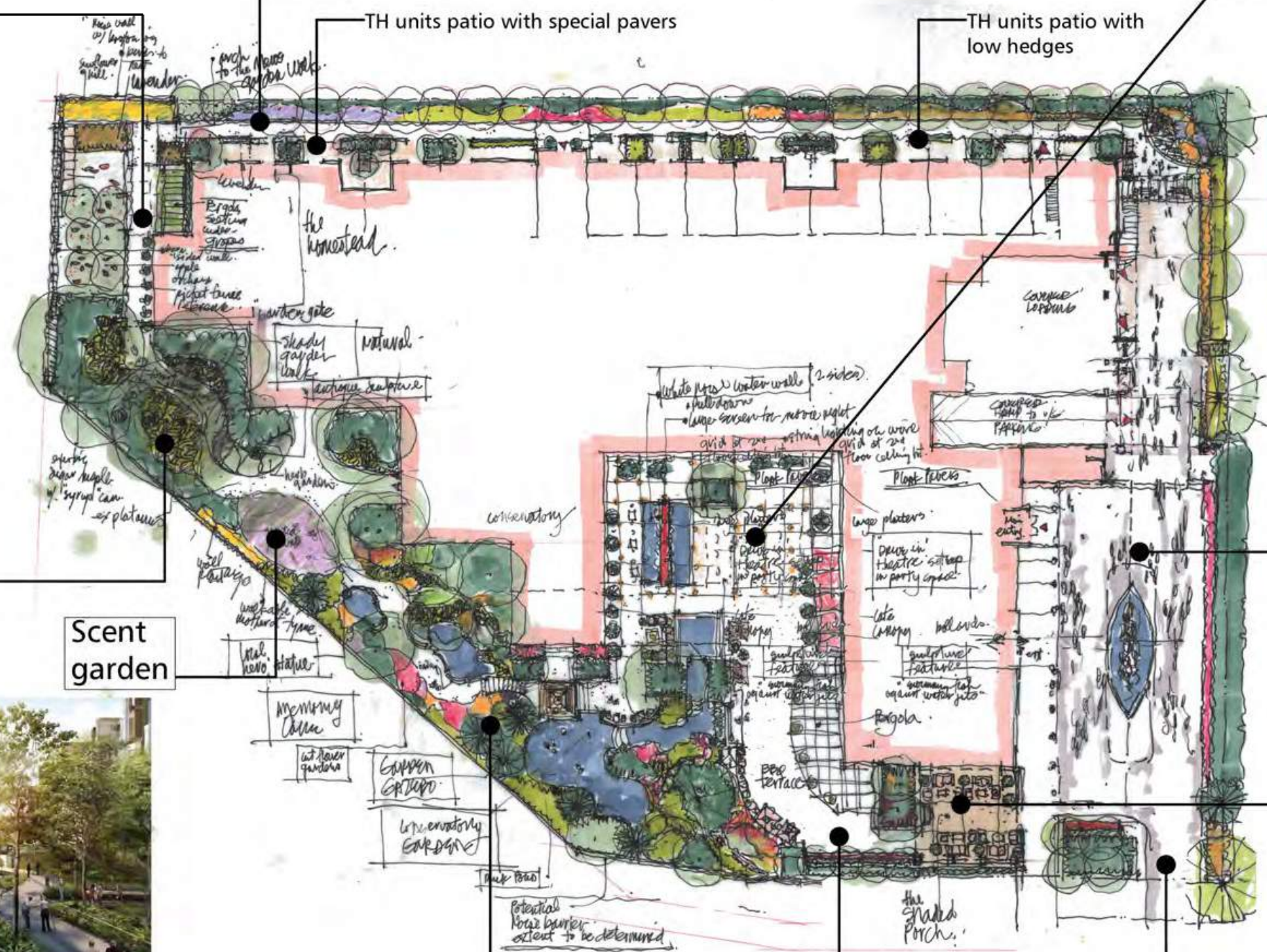
- Apple orchard
- Garden gate
- Grape pergola seating
- Sunflowers
- Herbs
- Rail fencing

The Mews

- Retaining walls/elements to handle grade change up to the north boundary
- Planted slope
 - High branches/flowering trees
 - Colored understory plantings
- Mews walkway

Central Courtyard

- Movie night, 'Starlight grid'
- Gathering & activity place
- Whitenoise feature waterwall & screen



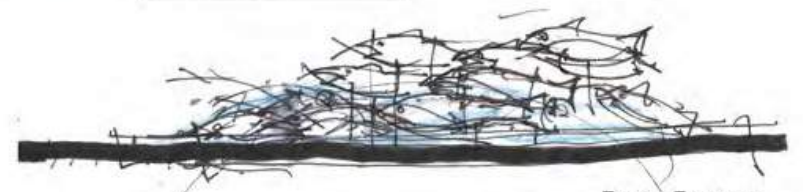
Natural Woodland



Memory Walk
- Award winning senior project precedent image



Wire Grid Lighting



Entry Feature

Entry Court

- Feature
- Plank pavers

The Shaded Porch

- Traditional references
- Cozy seating, planters & decor elements

Entrance Zone

- Street identity

Conservatory Garden

- Potential pond & water falls

BBQ Patio & Pergola

TH units patio with special pavers

TH units patio with low hedges

Level 1 Floor Plan



The Front Door & Drop-Off



The Courtyard





Level 5 Floor Plan (Care Floor)



Level 9 Floor Plan (Independent Living)



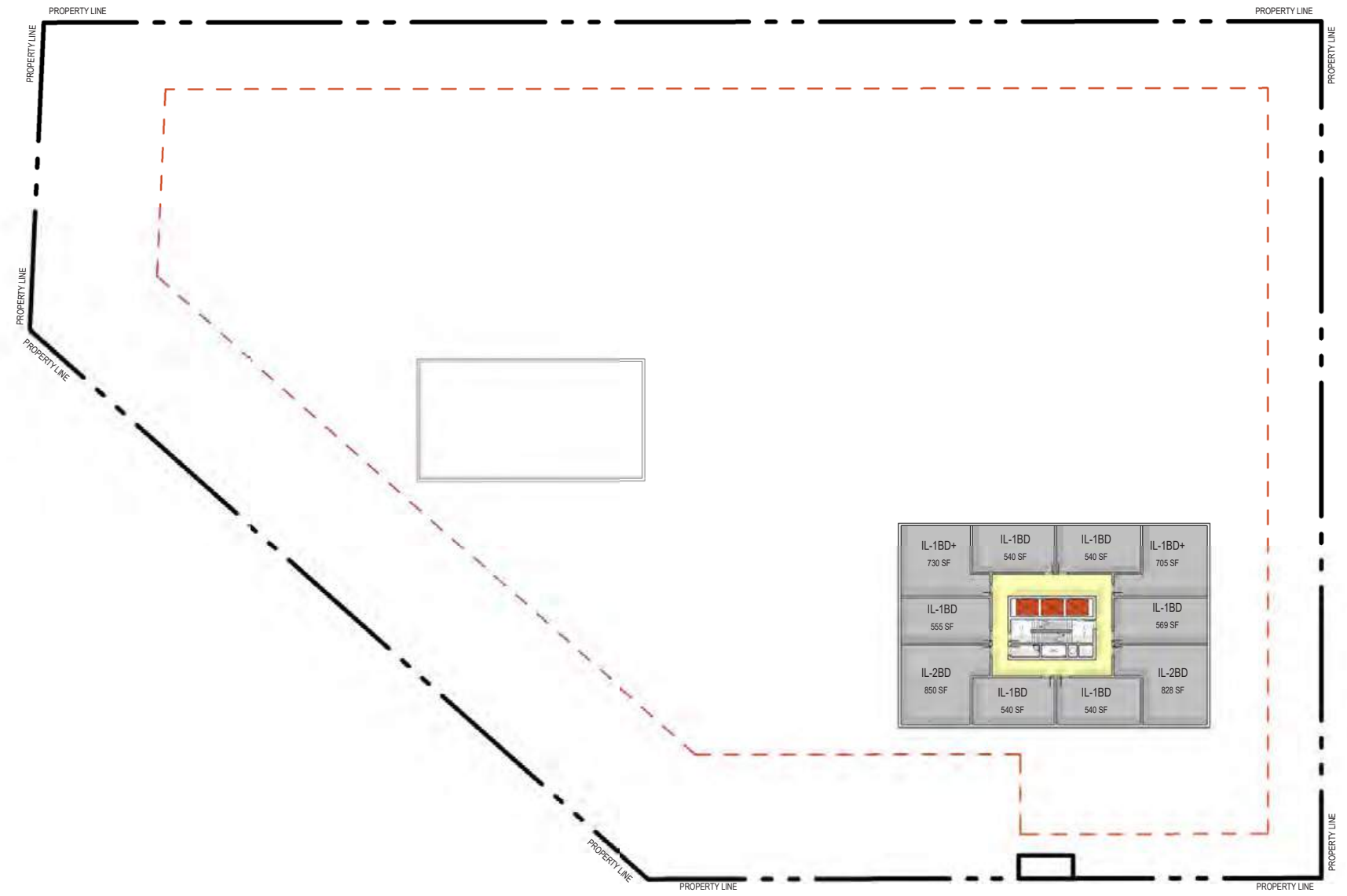
Sky Bridges



Level 10 Floor Plan (Independent Living)



Level 14 Floor Plan (Independent Living)



Roof Terrace





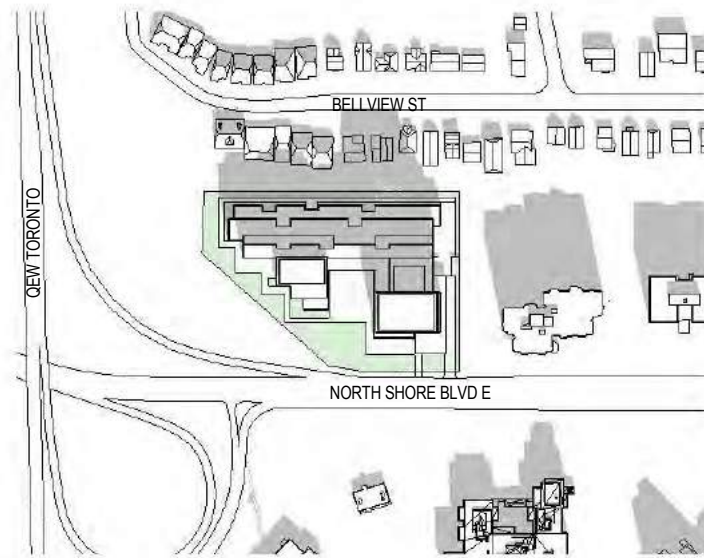
An aerial photograph of a city street intersection. A white callout box with a pointer is positioned over a specific location on the street. The surrounding area includes residential buildings, parking lots, and a large open lot. A road with a roundabout is visible in the foreground.

**1161
North Shore Boulevard East**

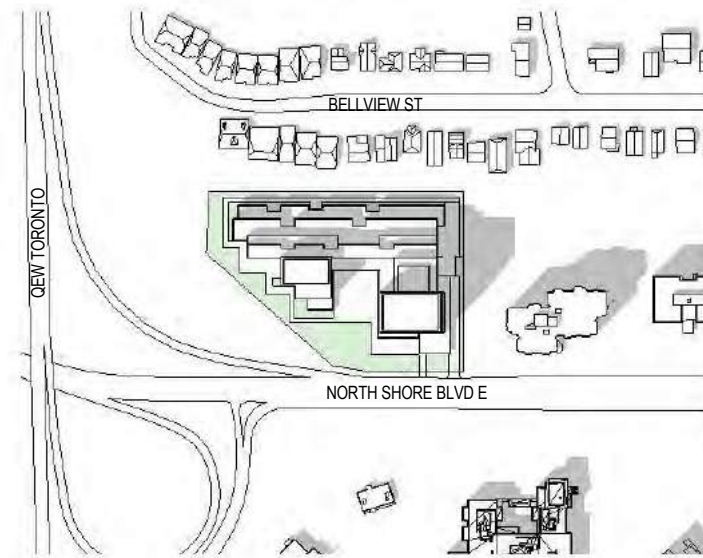
Questions?

**For more details and
to contact us, please visit
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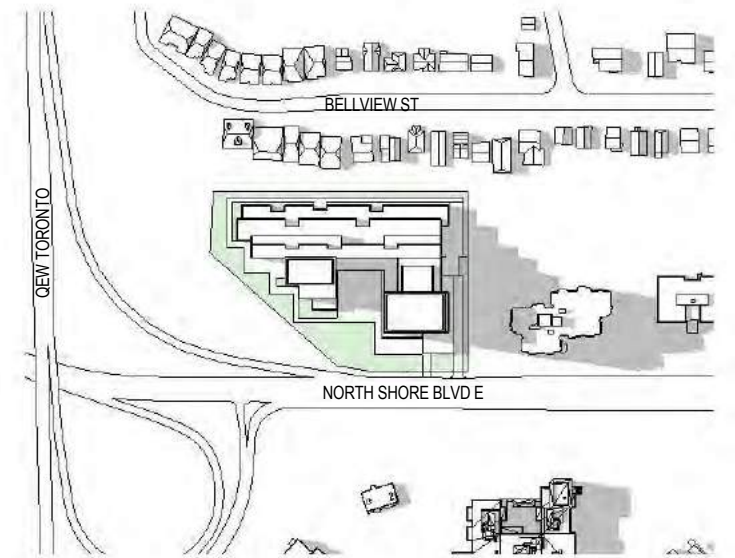
Shadow Study



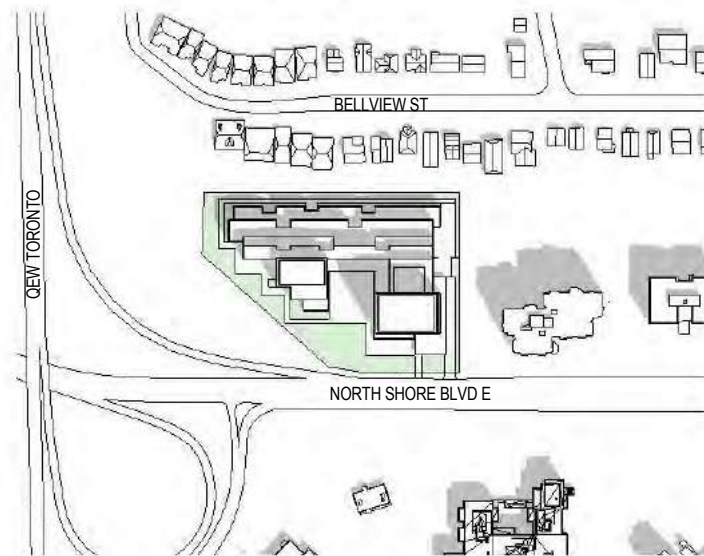
MARCH 21 @ 9:30 AM



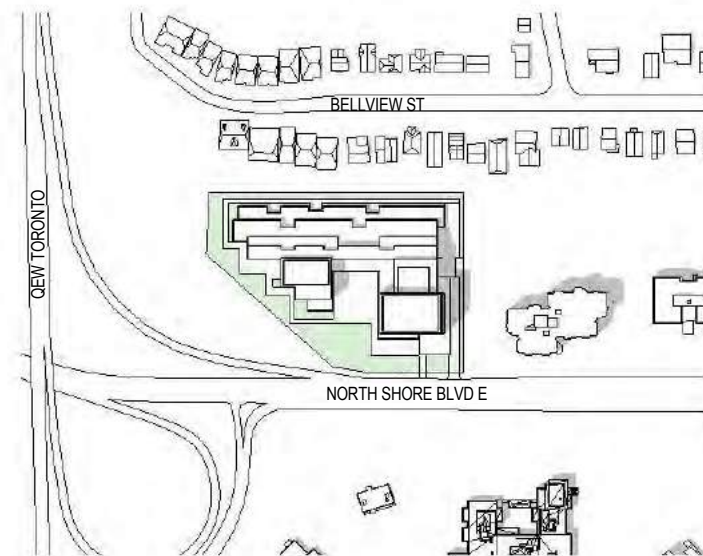
MARCH 21 @ 12:30 PM



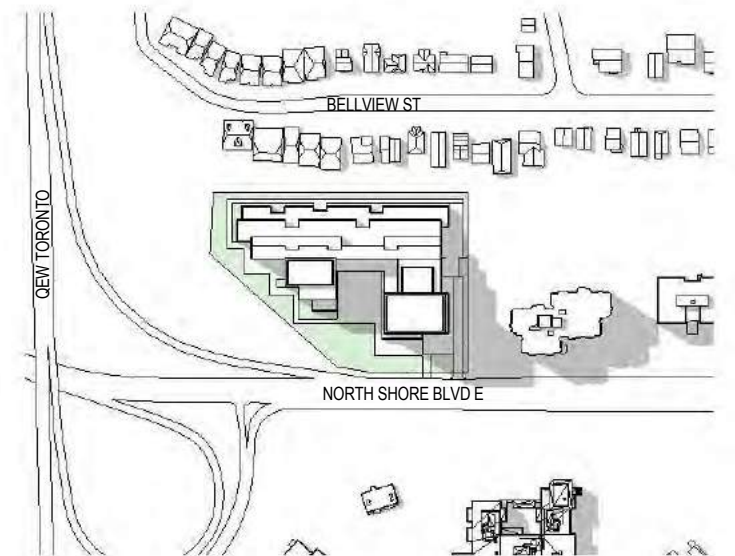
MARCH 21 @ 3:30 PM



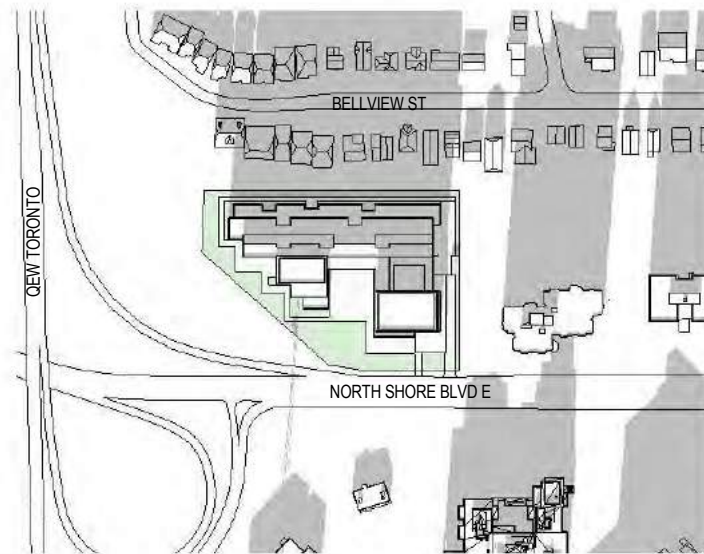
JUNE 21 @ 9:30 AM



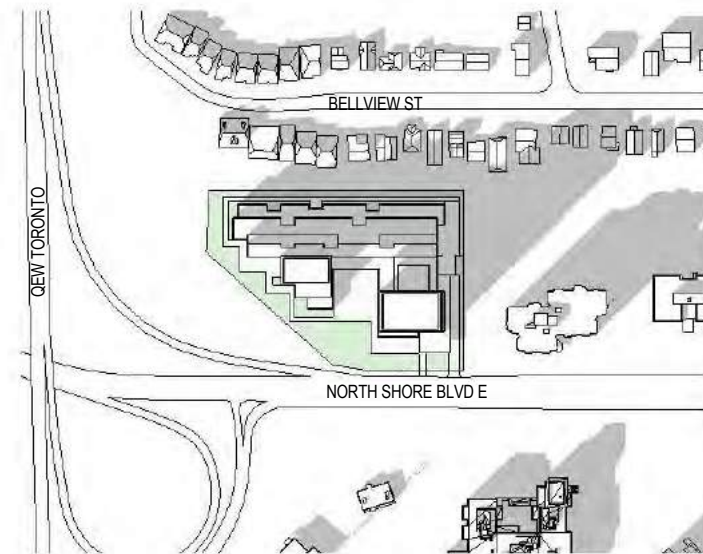
JUNE 21 @ 12:30 PM



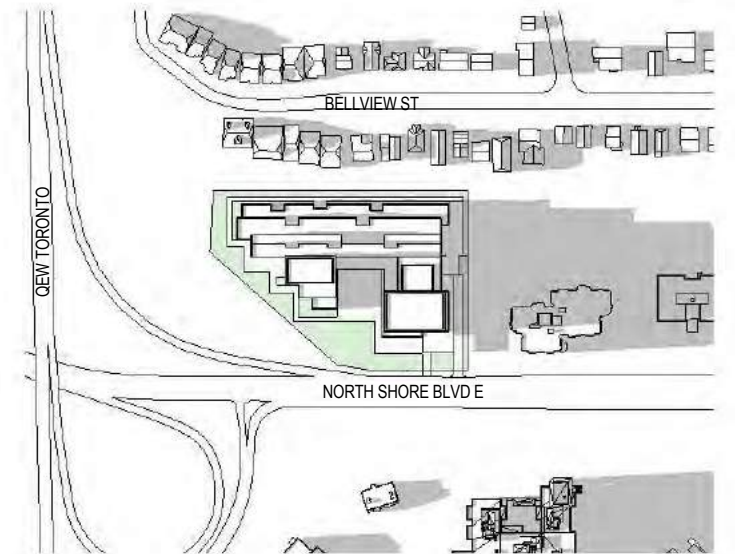
JUNE 21 @ 3:30 PM



DECEMBER 21 @ 9:30 PM

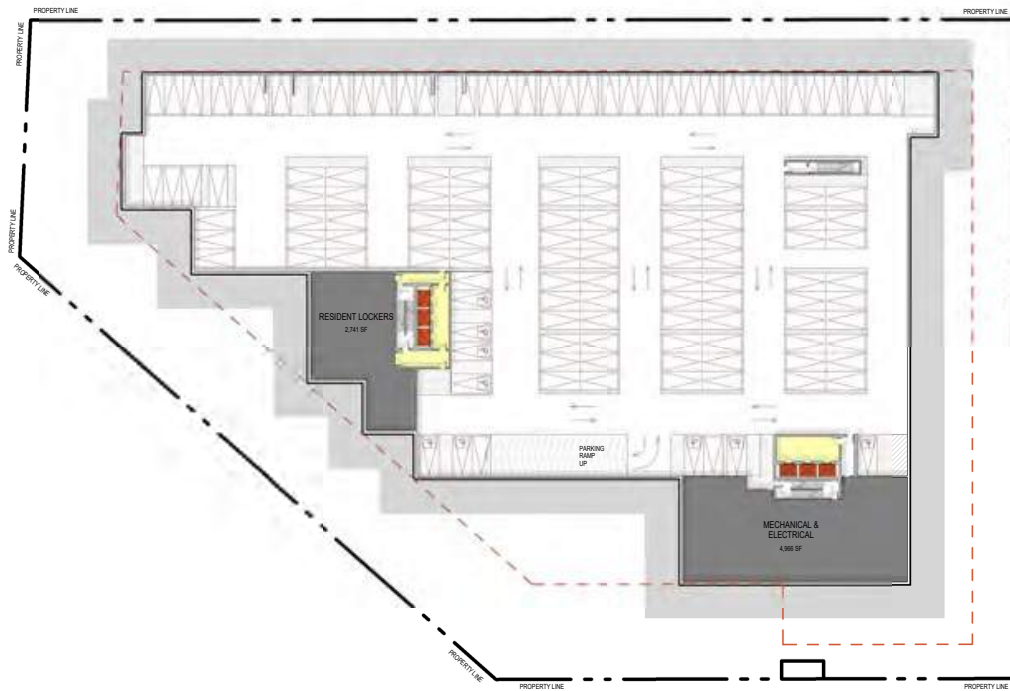


DECEMBER 21 @ 12:30 PM

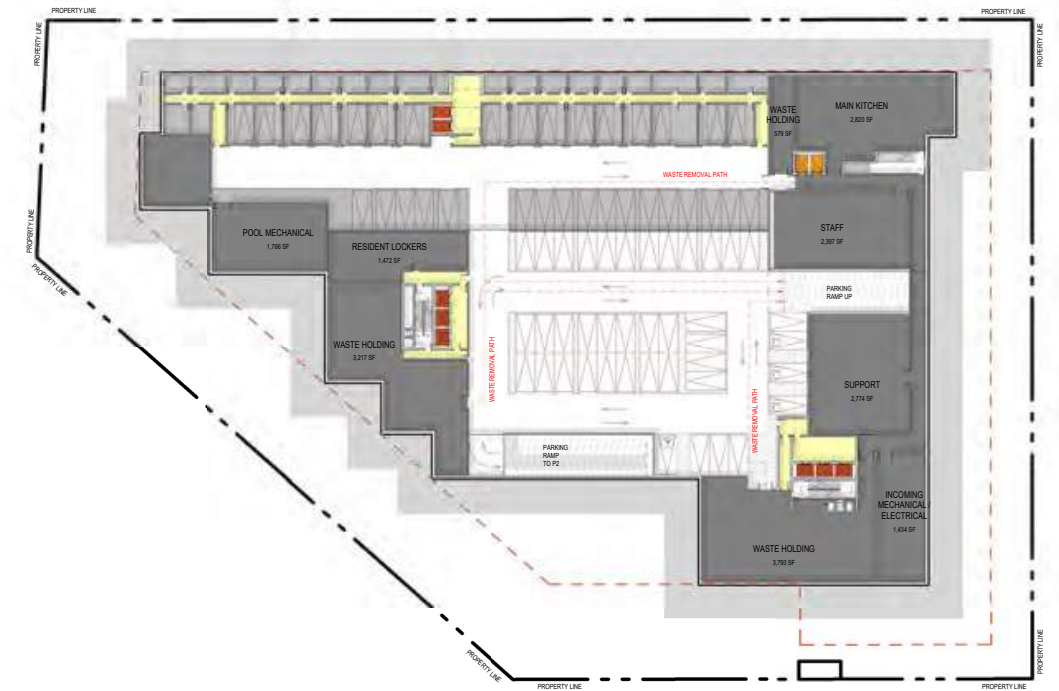


DECEMBER 21 @ 3:30 PM

Floor Plans



1 P2
A2.01 1:500



2 P1
A2.01 1:500



4 LEVEL 1
A2.01 1:500



3 LEVEL 2
A2.01 1:500

Floor Plans



4 LEVEL 3 - MC
A2.02 1:500



1 LEVEL 4 - AL
A2.02 1:500



2 LEVEL 5 - AL
A2.02 1:500



3 LEVEL 6 - IL
A2.02 1:500

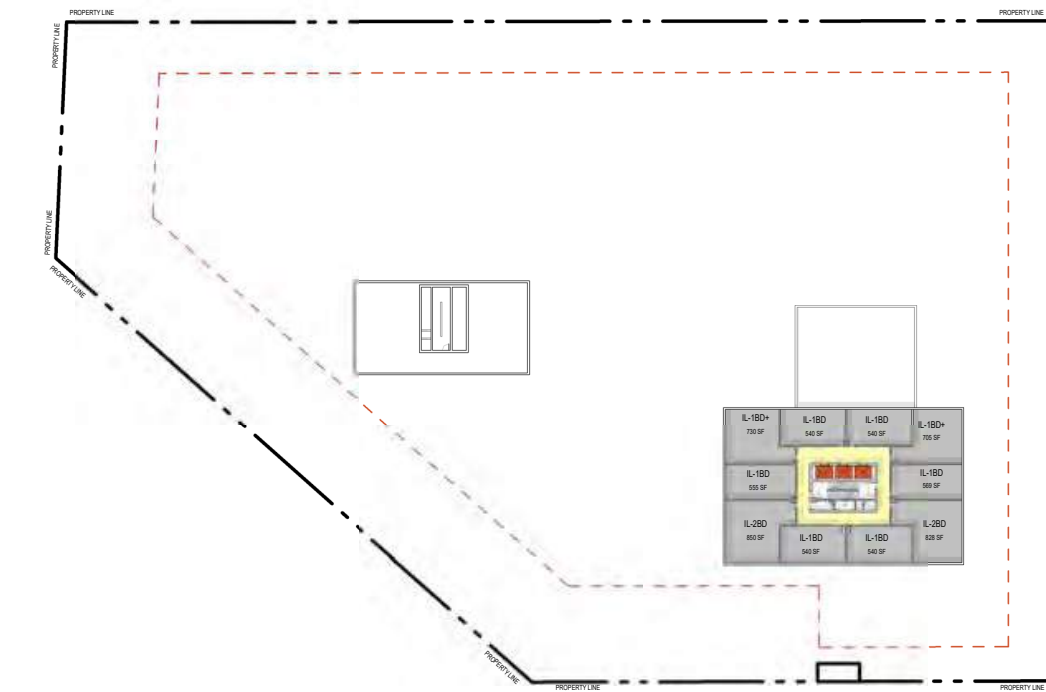
Floor Plans



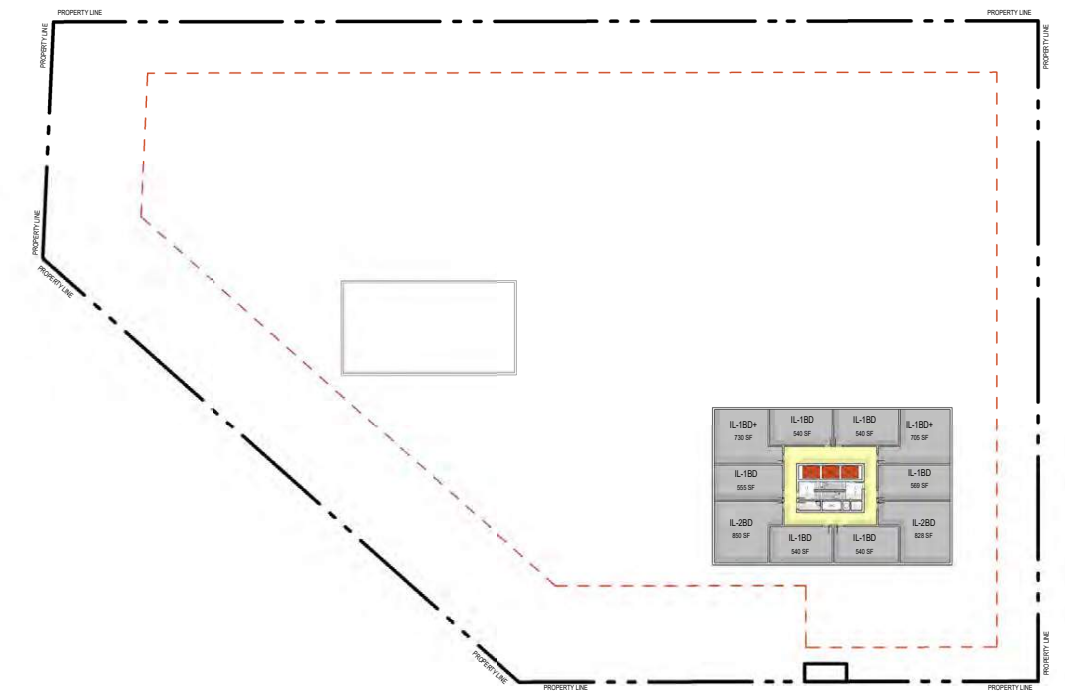
4 LEVEL 11 - IL
A2.04 1:500



1 LEVEL 12 - IL
A2.04 1:500

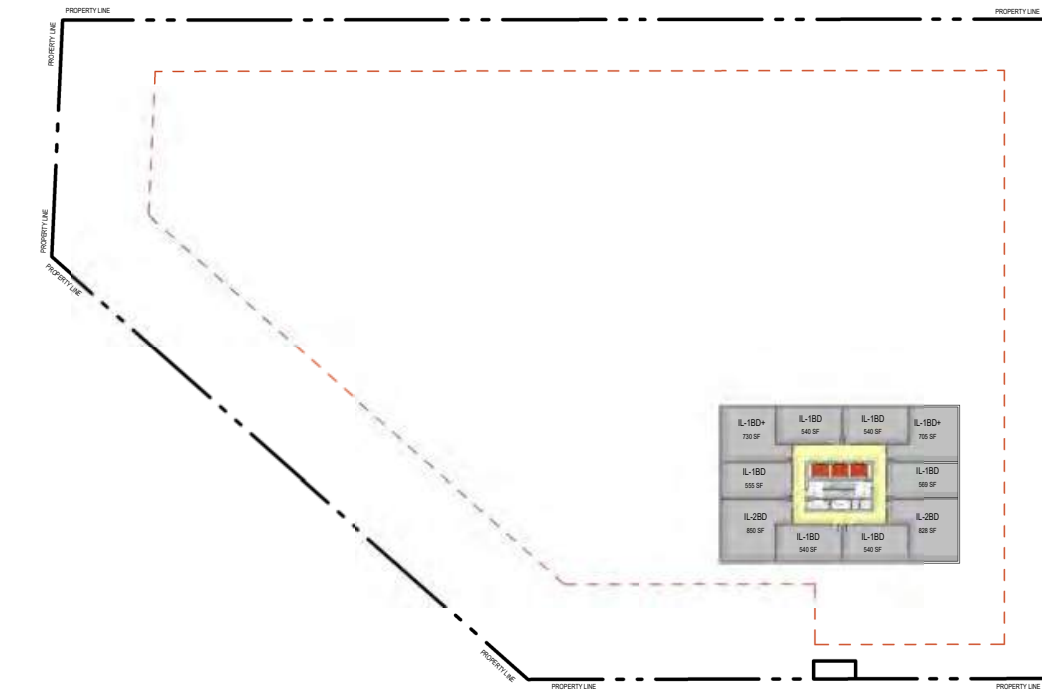


2 LEVEL 13 - IL
A2.04 1:500

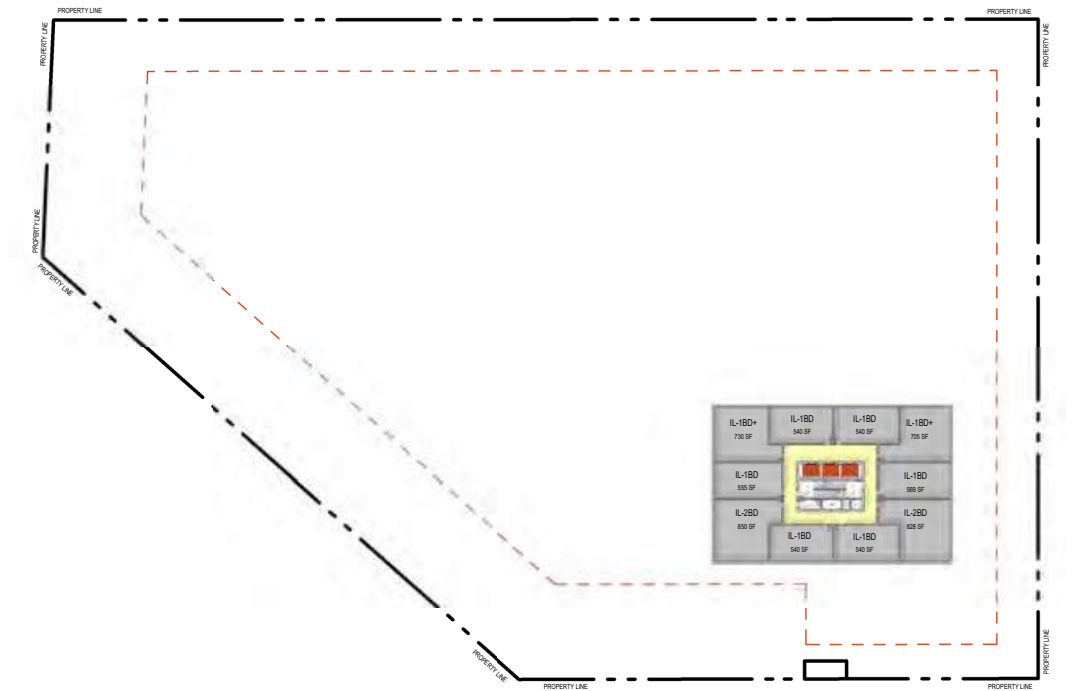


3 LEVEL 14 - IL
A2.04 1:500

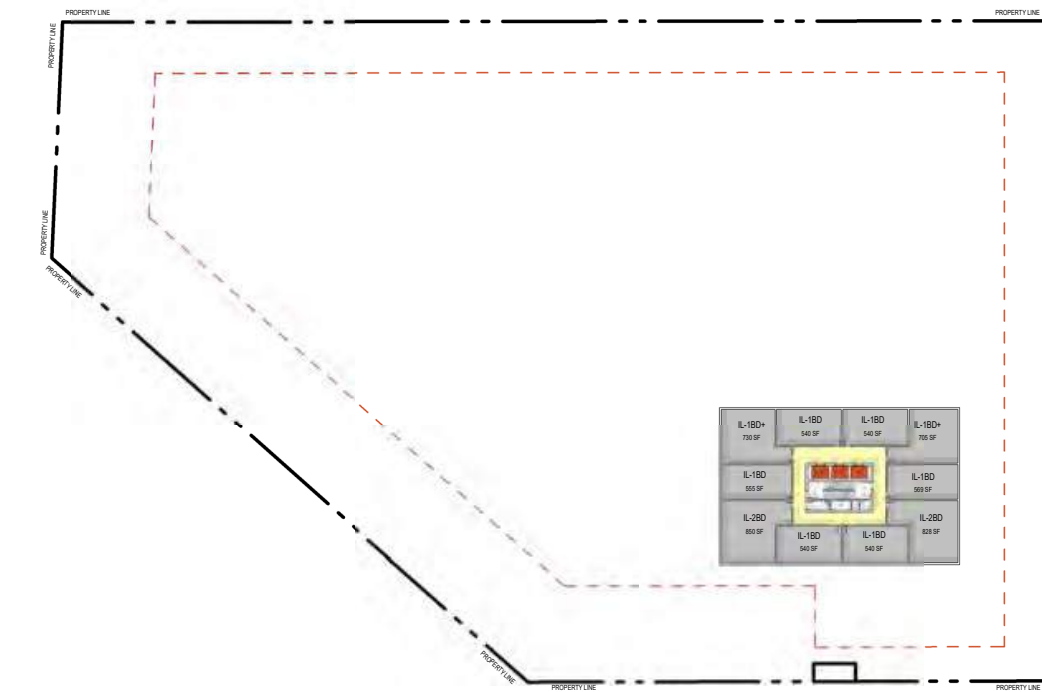
Floor Plans



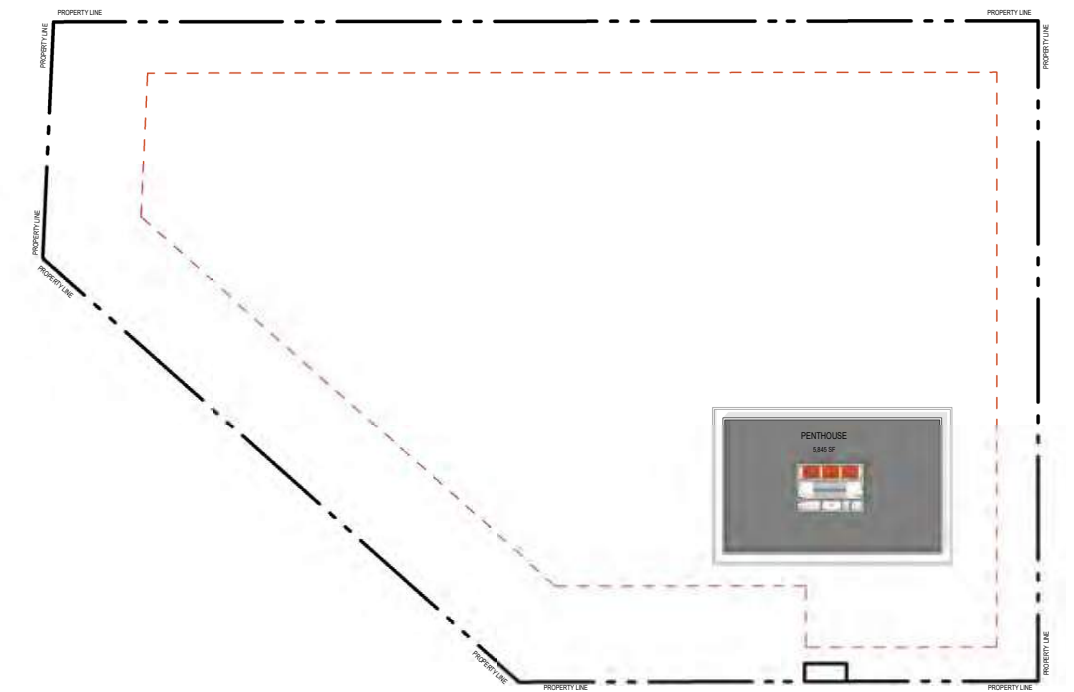
4 LEVEL 15 - IL
A2.05 1:500



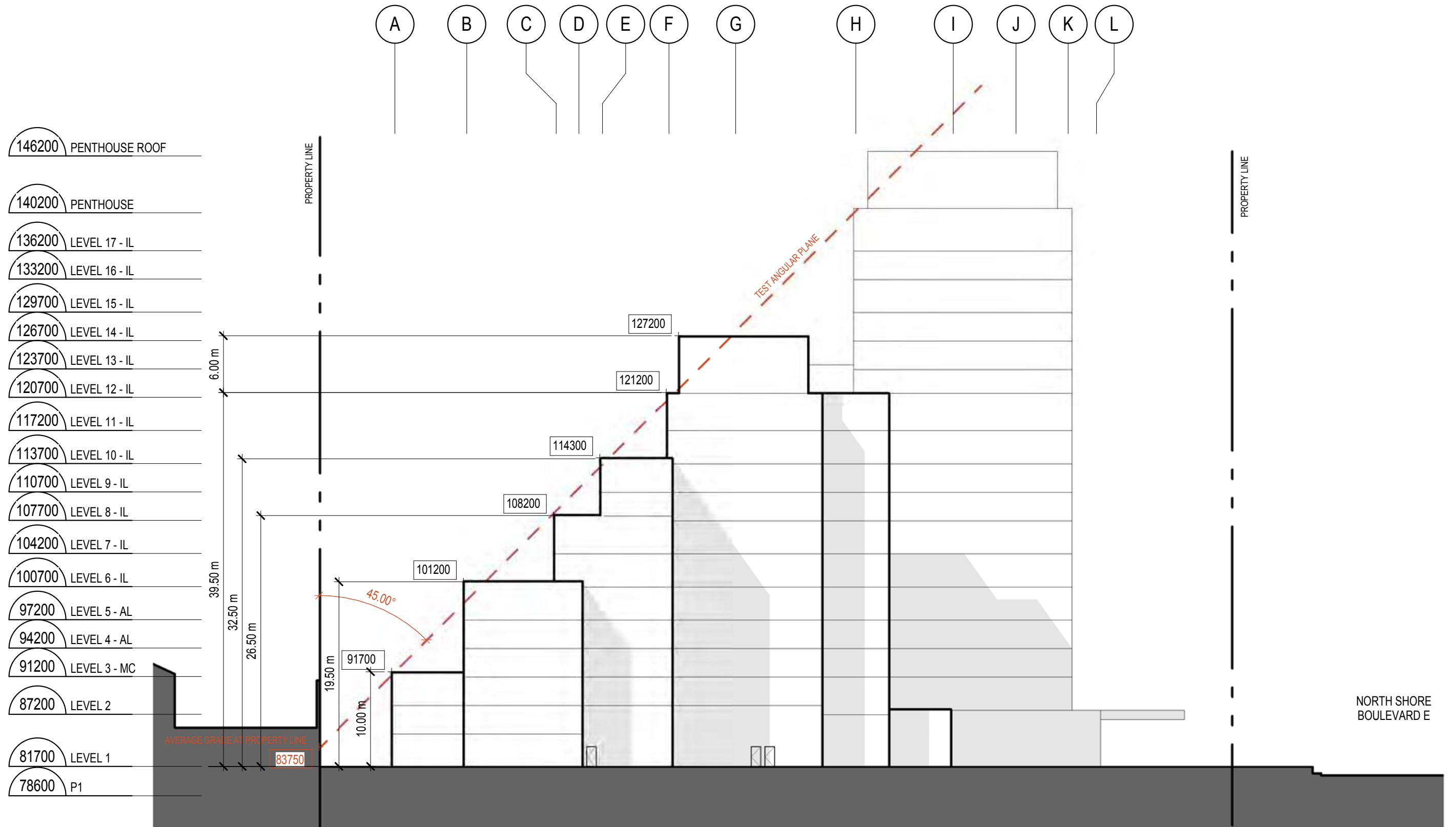
1 LEVEL 16 - IL
A2.05 1:500



2 LEVEL 17 - IL
A2.05 1:500



3 PENTHOUSE
A2.05 1:500



1 WEST BUILDING ELEVATION
A4.01 1 : 500