

Conceptual Site Plan

The R-3 rezoning of the property will provide usable building sites helping the hotel to increase from 26 units to 78 units. The owners would like to maintain the essence and scale of the hotel, the vision is to add two, max three stories new structures surrounded by green interconnecting courtyards.

A total of 78 units will require appx 95 parking spaces.

Lot sizes will remain the same, setback to change to R-3 setback regulations.

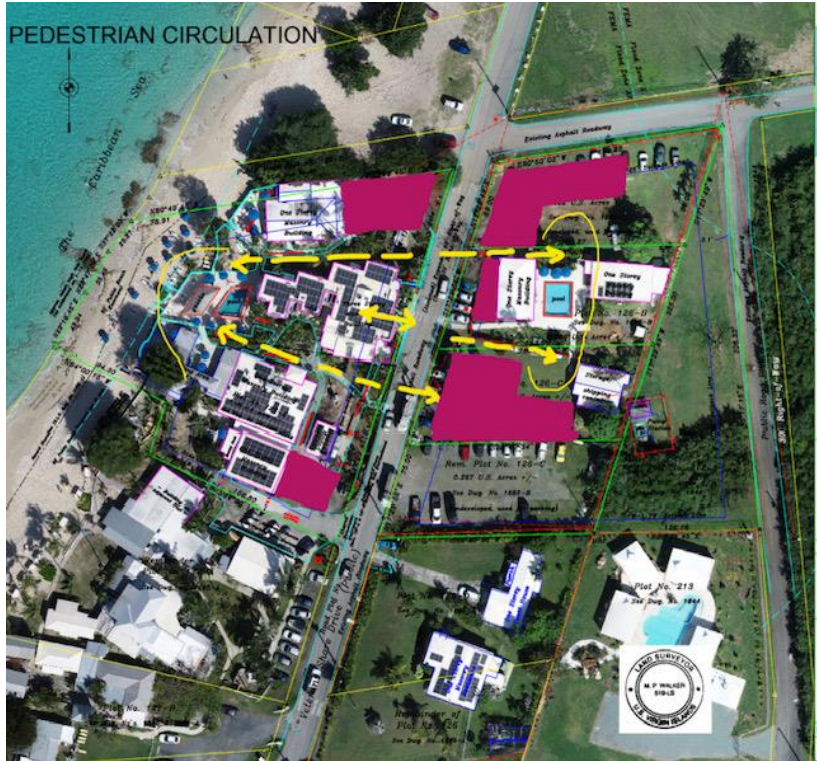
Proposed development timing: 2-5 years.



The existing green zones are the inspiration for future connections to the new building, creating courtyards and escape areas for guests.

Future vision for green courtyards & pedestrian paths:





Pedestrian Circulation diagram

The Hotel Property is divided by the main road. Eliminating the 25ft setback will help connect the existing areas of the hotel and the pedestrian movement between the 2 sides as new courtyards and defined spaces will be created on both sides.



Diagram showing new connections between areas with pedestrian movement.