



The front view, above, and back view, at right, of the plans for Town Hill Place, on Bridge Street, Picton, by Elliott Sage Design and Construction.



The carriage house



4 Bridge Street

Town Hill Place plans incorporate Sage's 'green building' philosophy

BRUCE BELL
THE COUNTY

The demolition of an old house on Bridge Street will clear the way for a Picton development company to con-

struct Town Hill Place, a green technology condominium project.

Elliott Sage Design & Construction will begin demolition next week of the residence at 4 Bridge St. which served as a former store and bakery.

Fire has left the much of the building in a state of disrepair and it will soon be replaced by a seven-unit, two and three-bedroom condominium building.

In addition to historical preservation efforts, building suppliers enlisted for the project have incorporated Peter Sage's 'green building' philosophy into the development of Town Hill Place. The town homes will feature radiant in-floor heating, solar panels, and other 'green' technology to ensure high energy efficiency by using Arxx insulated concrete form technology. Arxx is also recognized for increasing sound attenuation, decreasing in-air infiltration and producing consistently comfortable temperatures year round. Incorporating 'green' technology into the project reduces maintenance costs and decreases ongoing utility bills for heating and cooling.

"It is an investment that gives back to the environment," said Sage. "Trees along the back of the property edge will be left untouched, and the natural escarpment will remain preserved. Town Hill Place intends to be a showpiece of green and sustainable construction technologies."

Linking downtown to the harbour is an idea that many developers have considered but few have pursued. Researchers and local planners agree that the construction of new projects along Bridge Street creates many benefits for the community.

In March 2003, a study conducted by Ryerson University states that, "The key to Picton's future as a destination is for its re-association with the water and emphasizing the benefits of activities along the shore."

"This would not only increase the aesthetic perception of the downtown, but link it to an important part of history, develop recreation potential, and enhance its tourism opportunities, as well as creating a stronger sense of community and pride within the town as it opens up its waterfront."

Units start at \$340,000 and three have already been reserved. For more information contact Gudrun Gallo, marketing/advertising manager at 613-476-6175 or the Elliott Sage offices at 613-476-6834.

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Picton Recreation Committee
Monthly Meeting
Tuesday, December 5th
7pm
Town Hall

Bring your ideas & suggestions.

We can Make it Happen!