

# Mixed-Use Industrial

## SES Manufacturing

Client: SES Manufacturing

Project: Mixed-Use Industrial

Location: 3100 Rhodes Dr, Windsor, ON

# 3100

Date: 12-06-22

Designer: Jacob Barbarossa, M.Arch



Site Context

3100  
Rhodes Drive,  
Windsor, On.

In 1856, entrepreneur Hiram Walker purchased 468 acres of farmland east of Windsor to expand his small whiskey business, he decided to design a safe place for his family and employees on the Canadian shores and by 1890 the construction of Walkerville was underway.

The current architectural theme in Walkerville reflects the vision Hiram Walker had back in 1856 and the influence he had on the community.

Typical architecture in the Walkerville area is based off of the Queen Anne Revival style. This style was popular during the late Victorian era and is characterized by its asymmetrical forms, elaborate ornamentation, and a variety of textures and materials.



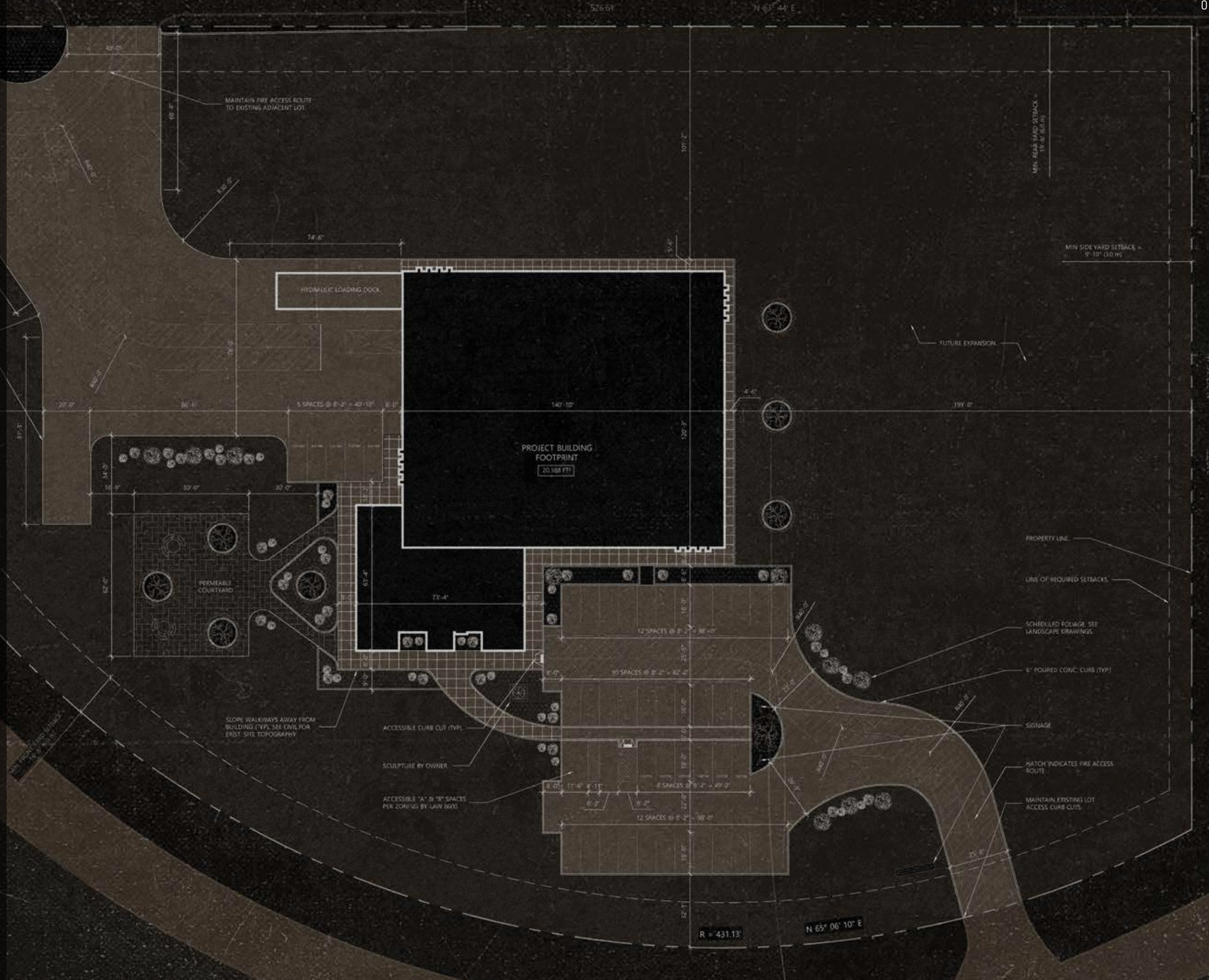
Kilometers



3100 Rhodes Drive, Windsor, On.

The unconventional site allowed for innovative spatial planning in the stead of regular repetition too often proposed with commercial structures. With a prominent position among major crossings, an opportunity arose to focus on community through historical value. Entrances were maintained and the project was kept close to its boundaries, allowing for future expansion and possible development within a booming industrial hub.

Hard surfaces were minimized while green spaces were expanded upon, reducing run-off into municipal systems. A courtyard was positioned as a gathering node, acting as an oasis for employees to enjoy, while doubling as a screen to block out the operations of the building from the street.



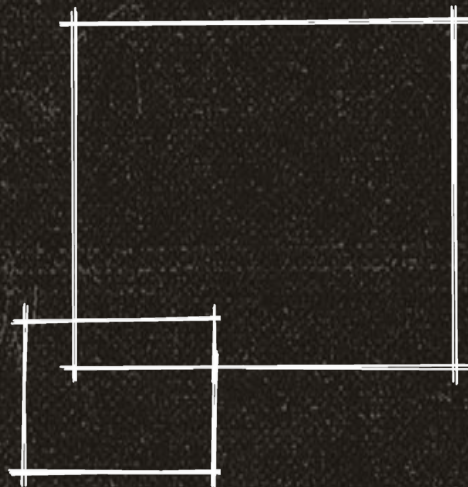
# Floor Plan

A manufacturing plant is typically not the place where one may find refined architectural design, focusing solely on low budgets, quick construction, and high functionality. Yet, SES Manufacturing brings a new perspective to industrial design, built to commemorate the industrial history of Walkerville and blend two eras together.

As seen in traditional Walkerville architecture, the office space utilizes natural light and simple angle work to convey a functional yet uncomplicated design. While also utilizing traditional masonry techniques such as a CMU structure and a brick façade. The warehouse portion uses a modern approach of blending aluminum siding and steelwork seamlessly into the traditionally designed office space.

### Approach

Separating warehouse & office



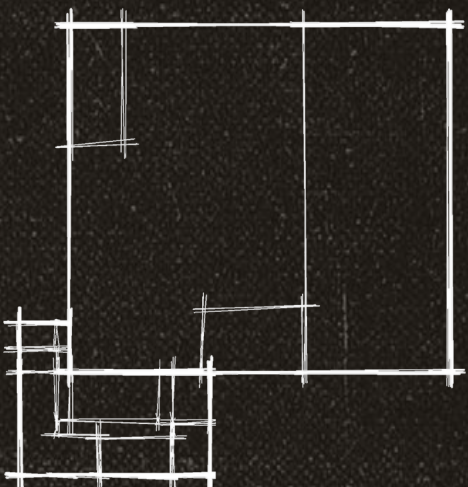
### Massing

General form & scale



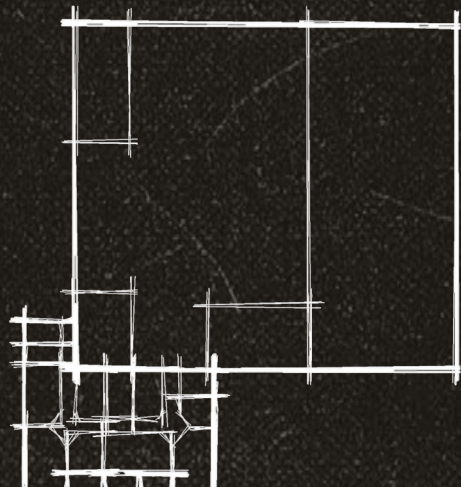
### Program

Required space separation



### Development

Refining final spaces



- Flex
- Public
- Private

Public and private zones of the building have been separated without being divided, allowing various points of entry for personnel to collaborate between shop and management.





////////// Exterior

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Interior



SES

MANUFACTURING

