
Rezoning and Development Variance Permit Application for 121 Menzies Street



Existing Subject Building



Existing Adjacent Building (North)



Existing Adjacent Building (South)



Existing Side Yards



North



South



Existing Rear Yard



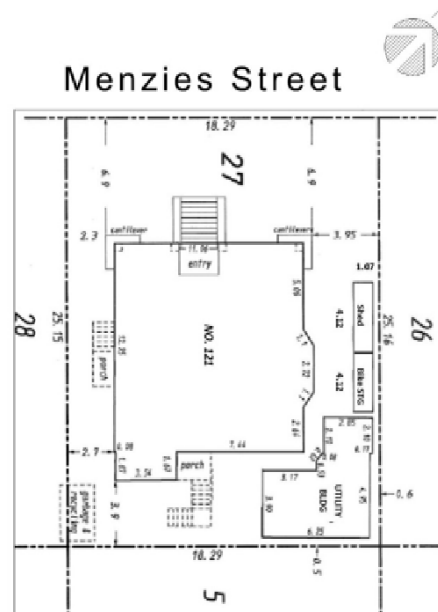
Looking South



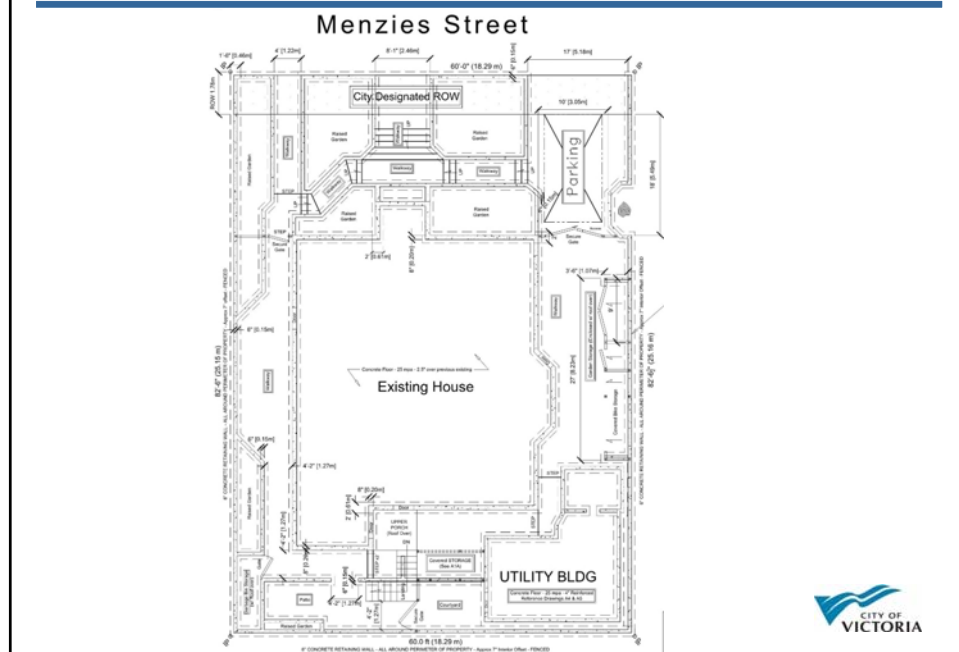
Looking North



Site Layout



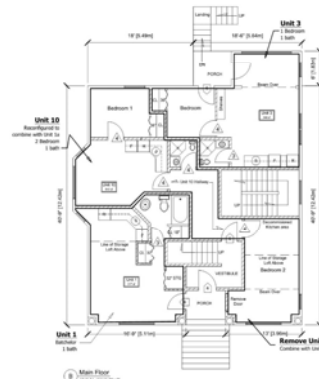
Site Foundations (showing parking & SRW)



House Conversion: Floor Plans



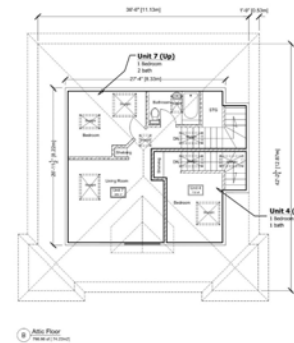
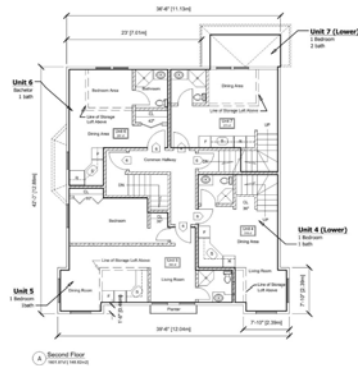
Basement Floor = 3 Suites (w/ baths) + Office
Main Floor = 3 Suites (w/ baths)



House Conversion: Floor Plans



Second Floor = 4 Suites (w/ baths)
Attic Floor = Upper level of existing 2 suites from Second floor (4 & 7)



House Conversion: Elevations

12
 7
 +33'-11 1/2" (10.18m)
 +34'-0" (10.36m)
 +25'-3" (7.69m)
 +19'-6" (5.94m)
 +9'-6" (2.90m)
 +21" (0.53m)
 0
 +15" (0.38m)



A Elevation - East

Rear (East)

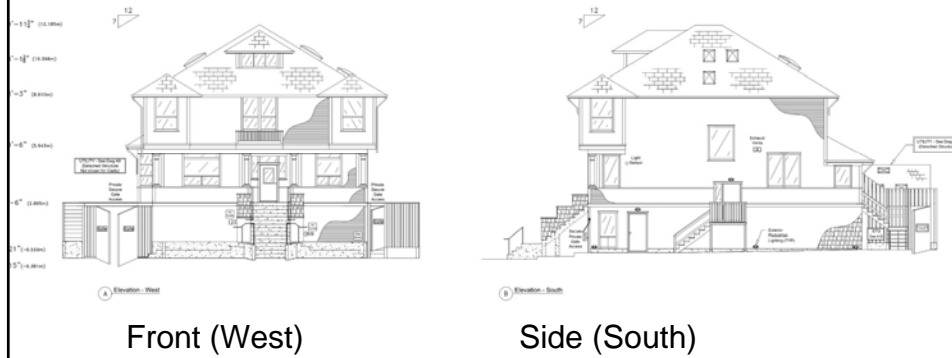


B Elevation - North

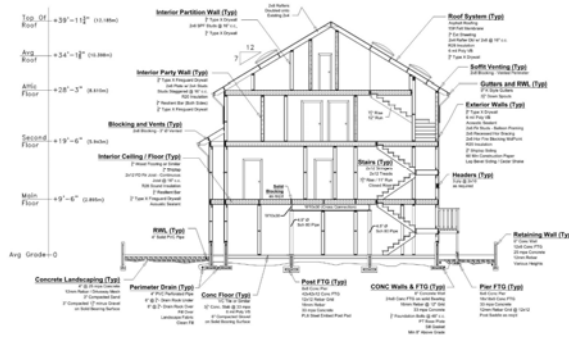
Side (North)



House Conversion: Elevations

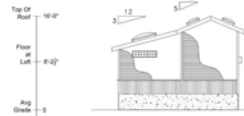


House Conversion: Section



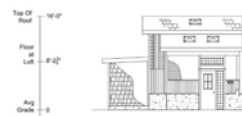
Accessory Building: Elevations

East



UTILITY - East Elevation
General Representation

South



UTILITY - South Elevation
General Representation

West



UTILITY - West Elevation
General Representation

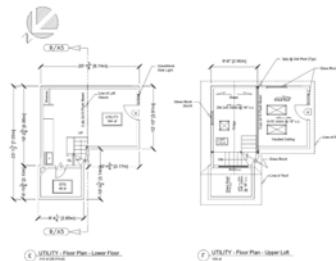
North



UTILITY - North Elevation
General Representation

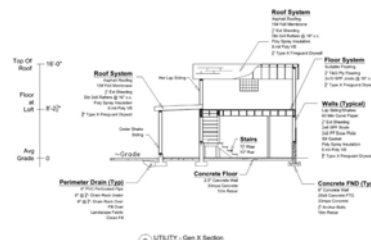


Accessory Building: Floor Plans and Section



Main Floor Plan

Loft Floor Plan



Section



Site Layout

