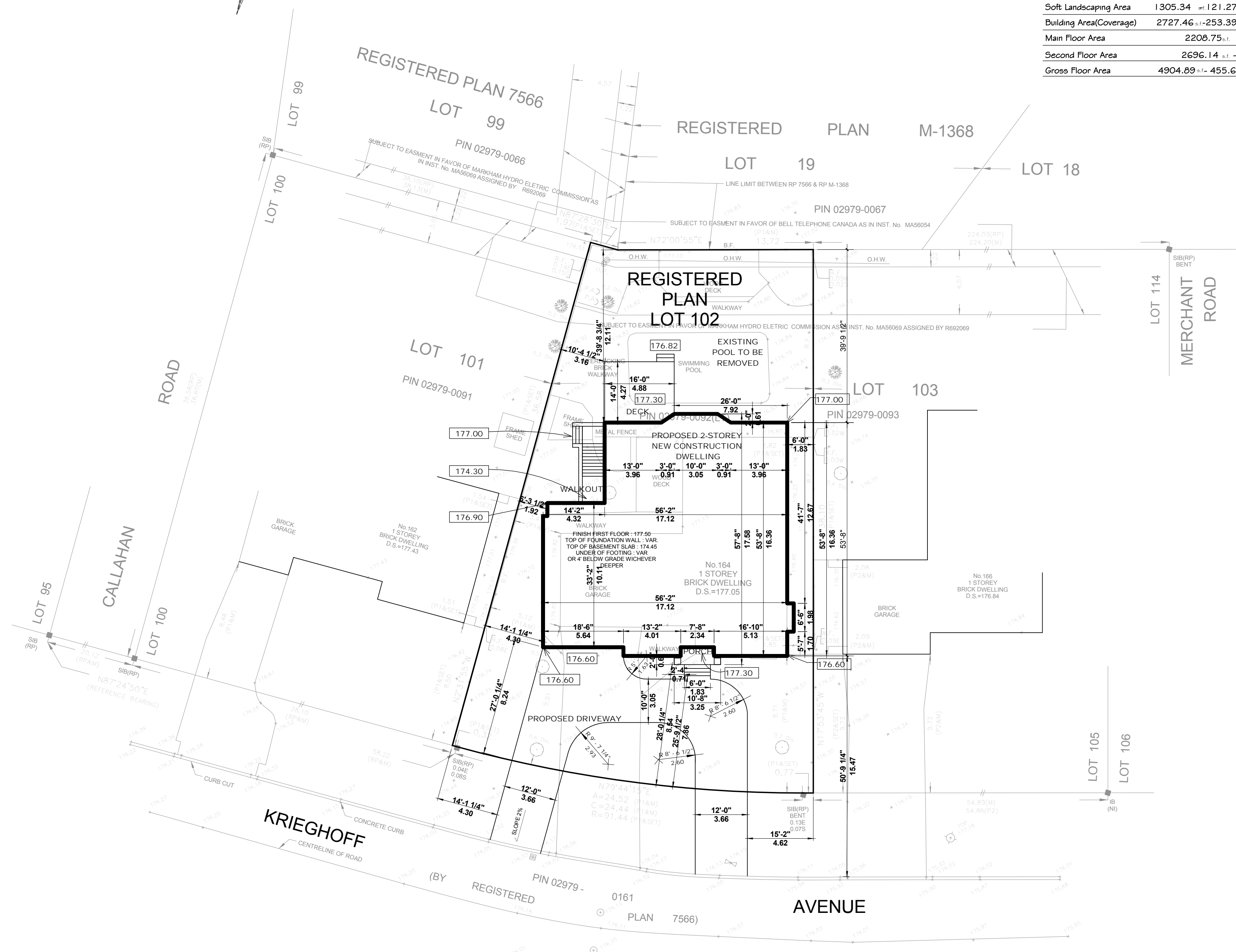


| Zoning Data Matrix        |  |
|---------------------------|--|
| R4 & RD (F15, a550)(X5)   | Proposed   |
| Lot #                     | 102  |
| Plan #                    | 7566   |
| Lot Area                  | 8302.6 <sub>s.f.</sub> 771.34 <sub>m<sup>2</sup></sub>             |
| Front Yard Area           | 2351.80 <sub>s.f.</sub> - 218.49 <sub>m<sup>2</sup></sub>          |
| Driveway Area             | 1009.8 <sub>s.f.</sub> - 93.8 <sub>m<sup>2</sup></sub>             |
| Porch and Walkway Area    | 36.66 <sub>s.f.</sub> - 3.40 <sub>m<sup>2</sup></sub>              |
| Landscape Open Space Area | 1342.0 <sub>s.f.</sub> 124.67 <sub>m<sup>2</sup></sub> (57.06%)    |
| Soft Landscaping Area     | 1305.34 <sub>s.f.</sub> 121.27 <sub>m<sup>2</sup></sub> (97.26%)   |
| Building Area(Coverage)   | 2727.46 <sub>s.f.</sub> -253.39 <sub>m<sup>2</sup></sub> (32.68%)  |
| Main Floor Area           | 2208.75 <sub>s.f.</sub> - 205.2 <sub>m<sup>2</sup></sub>           |
| Second Floor Area         | 2696.14 <sub>s.f.</sub> - 250.48 <sub>m<sup>2</sup></sub>          |
| Gross Floor Area          | 4904.89 <sub>s.f.</sub> - 455.68 <sub>m<sup>2</sup></sub> (59.07%) |



notes:

Designed by:  
**ALI SHAKERI**  
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**ARCICA INC.**  
 326 SHEPPARD AVENUE EAST,  
 M2N 3B4  
 TORONTO, ONTARIO, CANADA

revisions:  
 OCTOBER 29, 2019- Issued for COA

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project:  
**164 KREIGHOFF AVENUE**

drawing:  
**SITE PLAN**

scale:  
**1/16" = 1'-0"**

page:  
**A 01**

THIS UNDERSIGNED HAS REVIEWED & TAKES RESPONSIBILITY FOR THIS DESIGN, & HAS THE QUALIFICATIONS & MEETS THE REQUIREMENTS SET OUT IN THE O.B.C. TO BE A DESIGNER

Ali Shakeri  
 BCIN#24574  
 F&A Associates Ltd.  
 BCIN#30998



notes:

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project:  
**164 KREIGHOFF AVENUE**

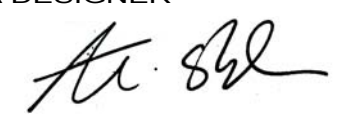
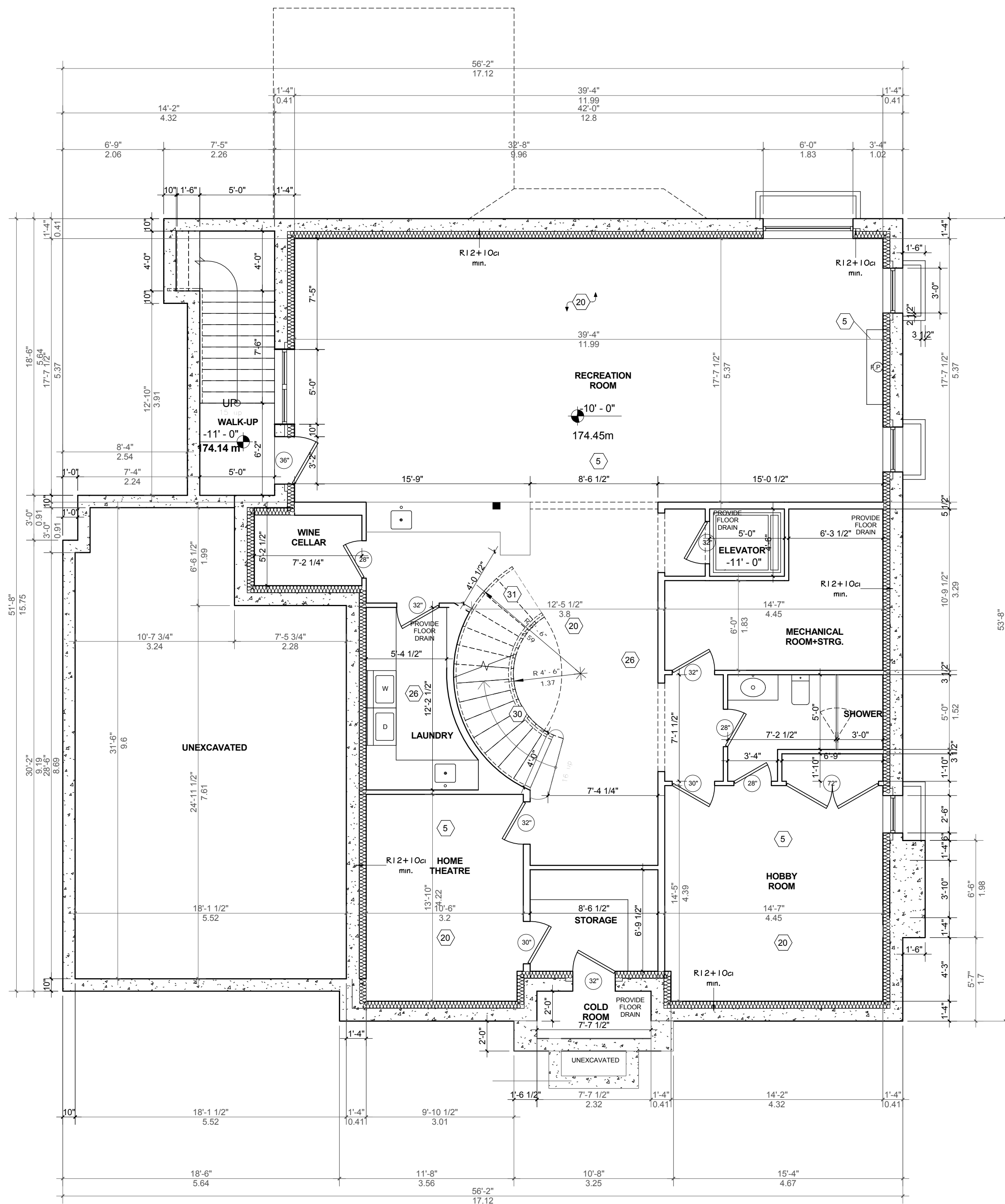
drawing:  
**BASEMENT PLAN**

scale:  
**3/16" = 1'-0"**

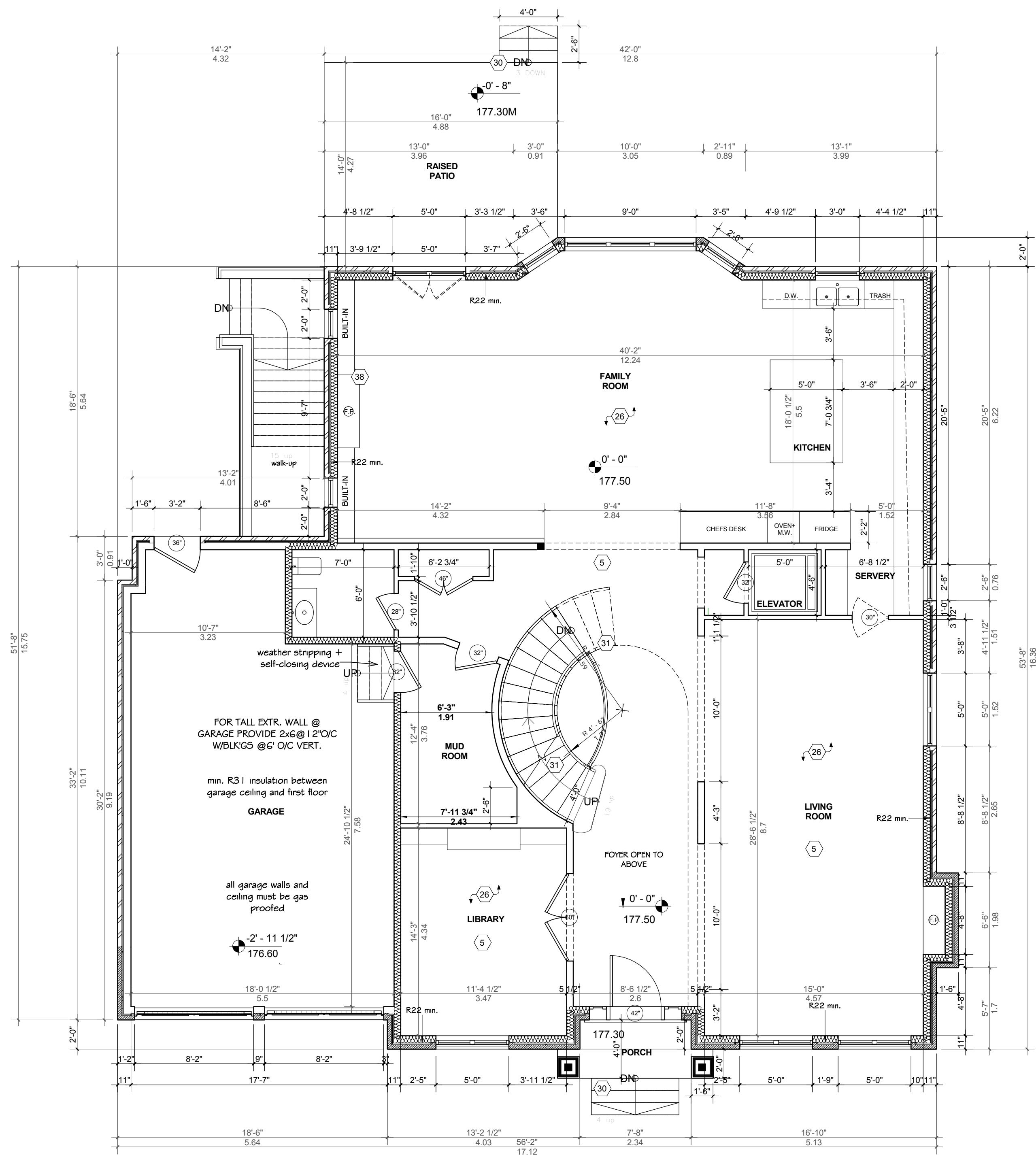
page:  
**A 02**

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Ali Shakeri  
 BCIN#24574  
 F&A Associates Ltd.  
 BCIN#30998

NOTE:  
 ALL INTERIOR WALL  
 DIMENSIONS SHOW  
 FACE OF STUDS



NOTE:  
ALL INTERIOR WALL  
DIMENSIONS SHOW  
FACE OF STUDS

notes:

Designed by:  
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project:  
**164 KREIGHOFF AVENUE**

drawing:  
**1st FLOOR PLAN**

scale:  
**3/16" = 1'-0"**

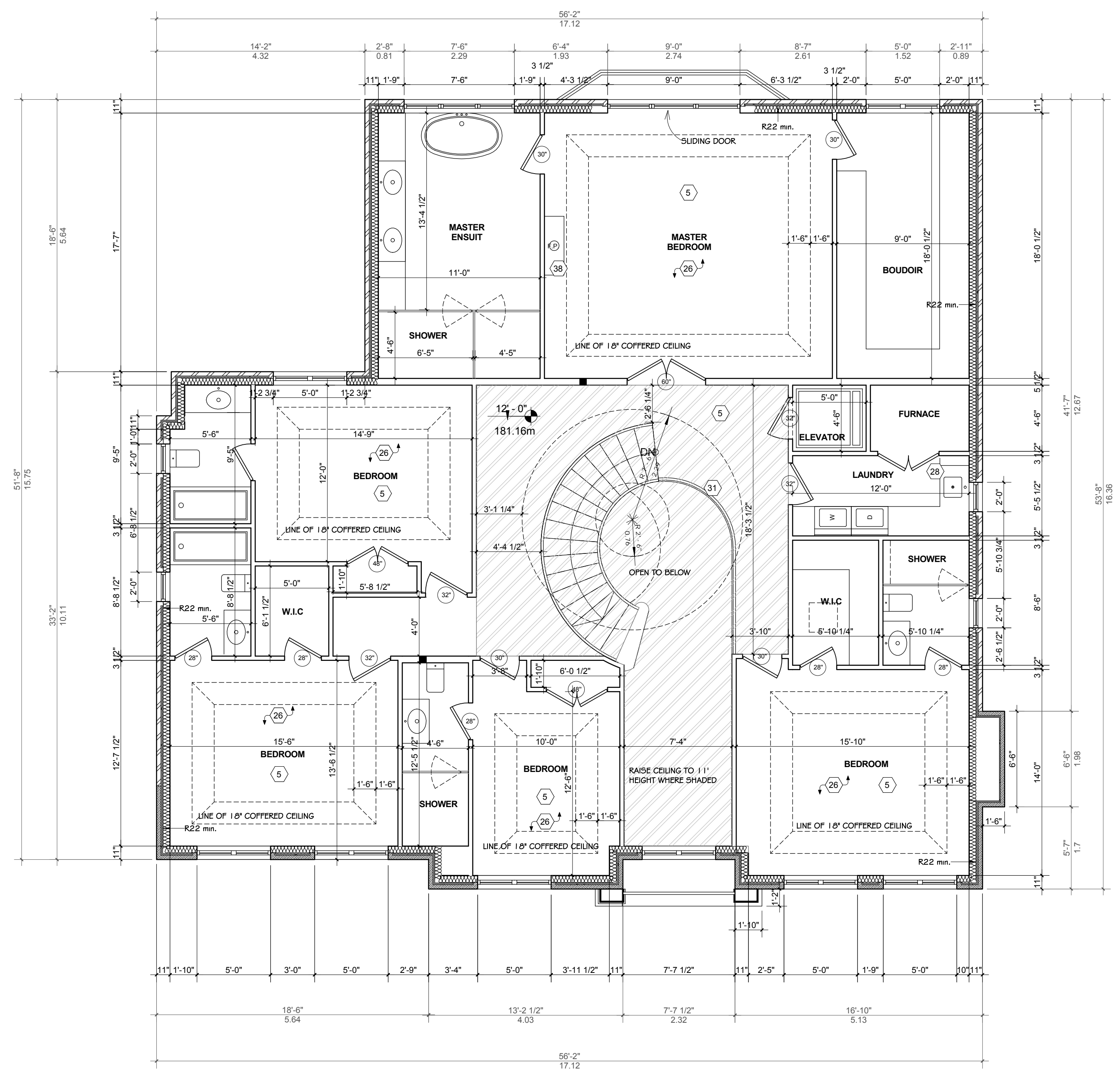
page:  
**A 03**

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Ali Shakeri  
BCIN#24574  
F&A Associates Ltd.  
BCIN#30998



notes:



NOTE:  
ALL INTERIOR WALL  
DIMENSIONS SHOW  
FACE OF STUDS

Designed by:  
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**ARCICA INC.**  
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project:  
**164 KREIGHOFF AVENUE**

drawing:  
**2nd FLOOR PLAN**

scale: **3/16" = 1'-0"**      page: **A 04**

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Ali Shakeri  
BCIN#24574  
F&A Associates Ltd.  
BCIN#30998





notes:

Designed by:

**ALI SHAKERI**

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**ARCICA INC.**

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project:

164 KREIGHOFF AVENUE

drawing:

MAIN ELEVATION(SOUTH)

scale:

1/4" = 1'-0"

page:

A 06

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Ali Shakeri  
BCIN#24574  
F&A Associates Ltd.  
BCIN#30998





notes:

Designed by:  
**ALI SHAKERI**  
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**ARCICA INC.**  
 326 SHEPPARD AVENUE EAST,  
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project: **164 KREIGHOFF AVENUE**

drawing: **REAR ELEVATION(NORTH)**

scale: **1/4" = 1'-0"** page: **A 07**

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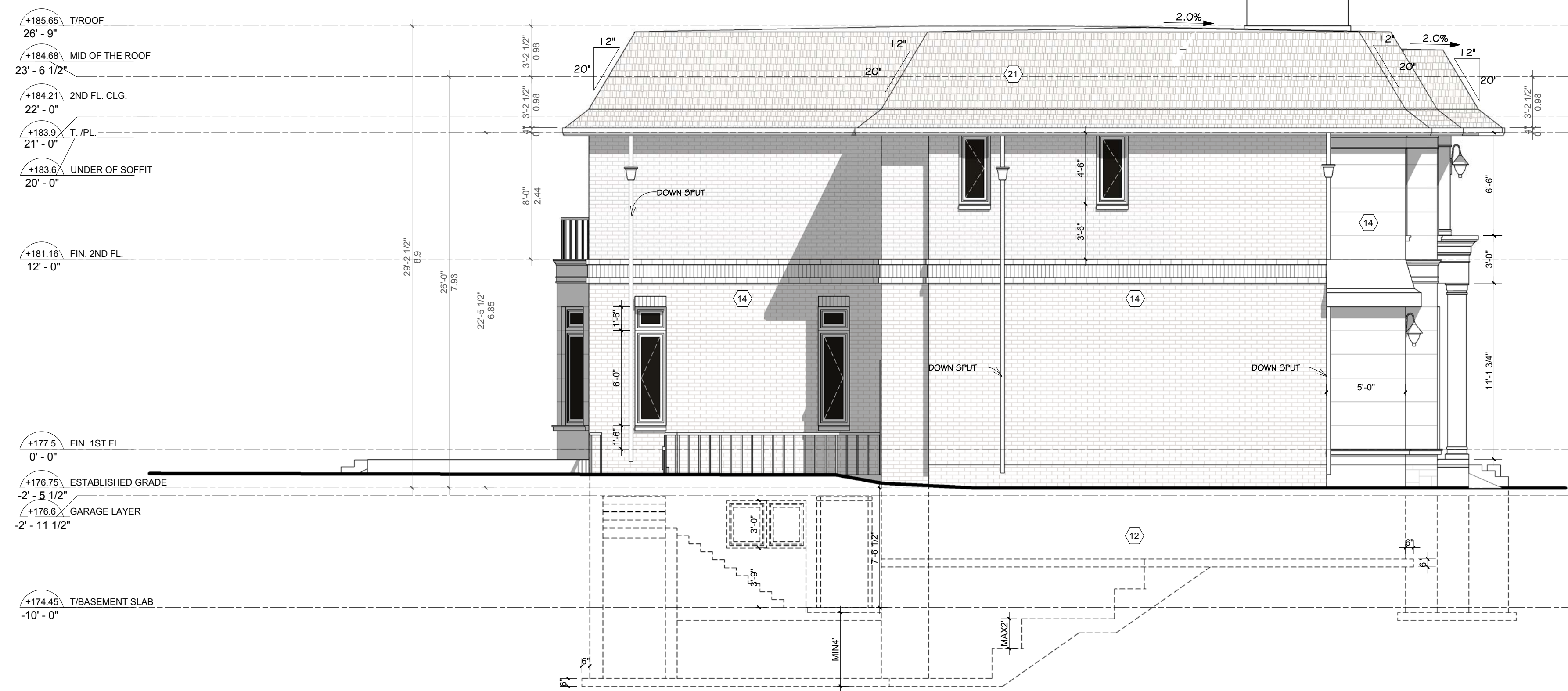
Ali Shakeri  
 BCIN#24574  
 F&A Associates Ltd.  
 BCIN#30998



notes:

GLAZED AREAS:

- 1. AREA OF EXPOSED BUILDING FACE: 1166.70 SQ.FT.
- 2. PROPOSED GLAZED AREA: 46.50 SQ.FT. (3.9%)



Designed by:

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 T: 416 821 3960 F: 416 2508900

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project: 164 KREIGHOFF AVENUE

drawing: SIDE ELEVATION(WEST)

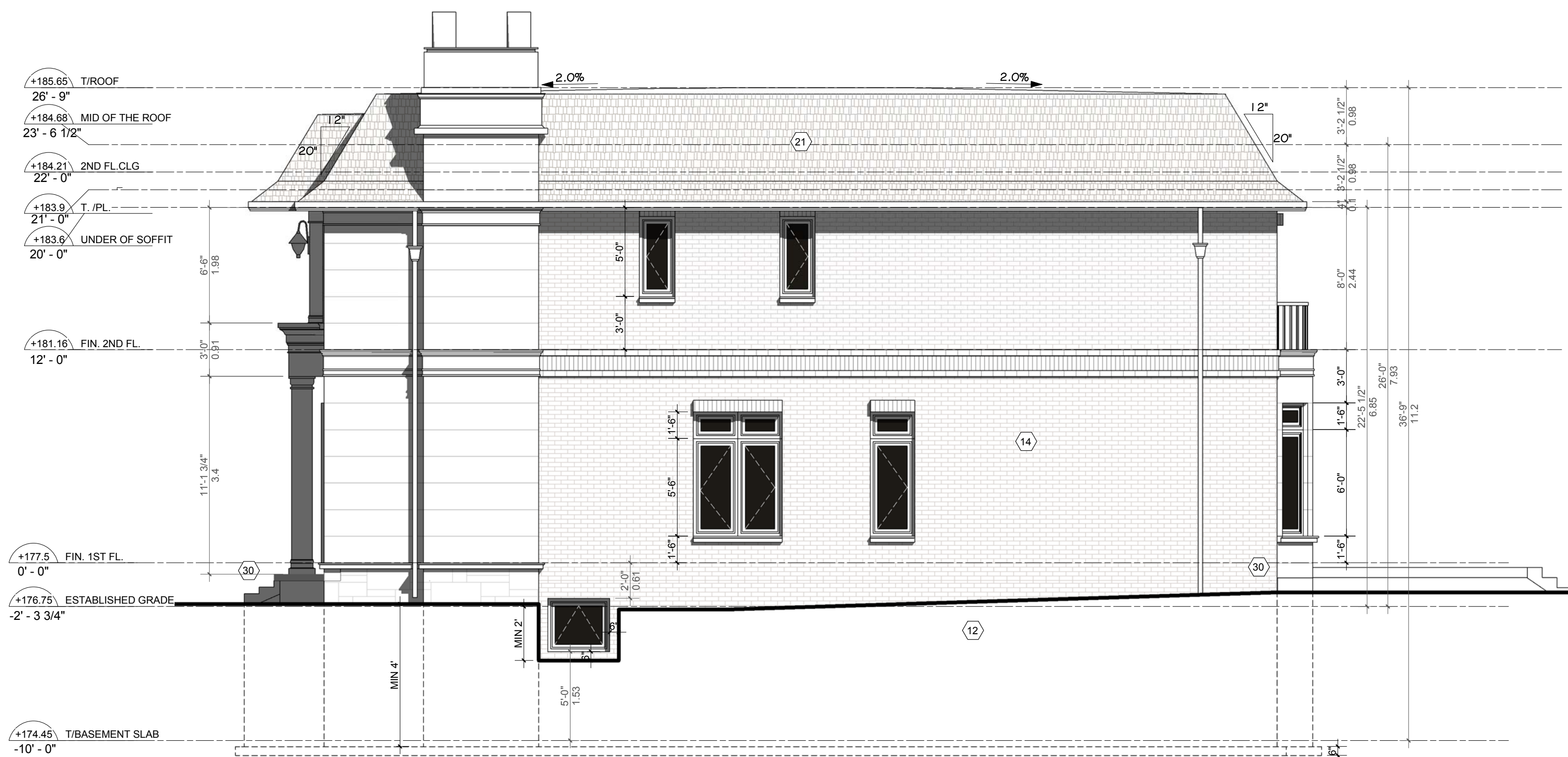
scale: 3/16" = 1'-0" page: A 9

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Ali Shakeri *Ali Shakeri*  
 BCIN#24574  
 F&A Associates Ltd.  
 BCIN#30998

notes:

GLAZED AREAS:  
 1. AREA OF EXPOSED BUILDING FACE: 1494.03 SQ.FT.  
 2. PROPOSED GLAZED AREA: 103.87 SQ.FT. (6.95%)



Designed by:

**ALI SHAKERI**

T: 416 821 3960 F: 416 2508900

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project:

164 KREIGHOFF AVENUE

drawing:

SIDE ELEVATION(EAST)

scale:

3/16" = 1'-0"

page:

A 08

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