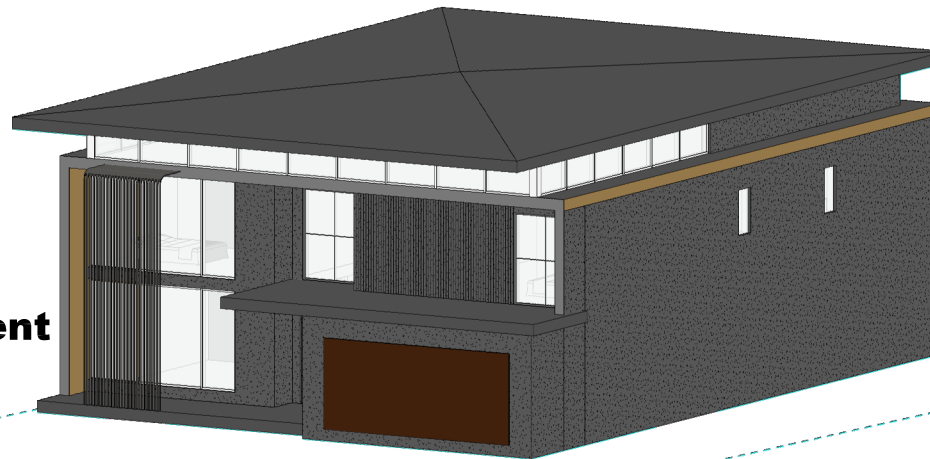


EMAMI DESIGN

204-35 THE LINKS RD.
TORONTO, ONTARIO, M2P 1T7
TEL: (416) 823-9353

157 KRIEGHOFF AVE



Issued for Committee of Adjustment

Date: 13 January 2020

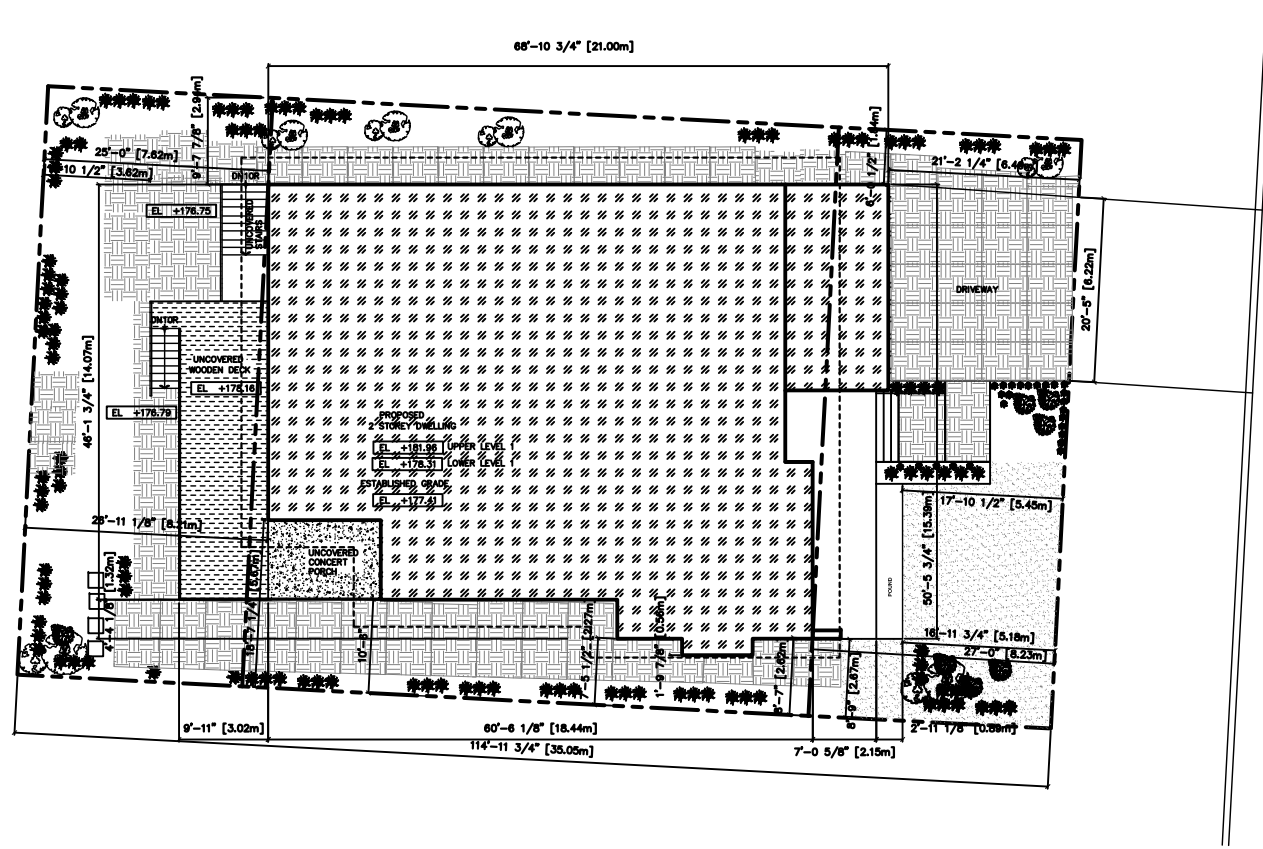


204-35 THE LINKS RD.
TORONTO, ONTARIO, M2P 1T7
TEL: (416) 823-9353

EMAMI
DESIGN

NUM.	REVISIONS	DATE	PROJECT NAME	ADDRESS
01	ISSUED FOR PRELIMINARY ZONING REVIEW	13/11/2019	KRIEGHOFF HOUSE	157 KRIEGHOFF, TORONTO, ON.
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	20/12/2019	PROJECT NO.	DATE
03	ISSUED FOR COA	13/01/2020		OCT 2019
			TITLE	SCALE

A0.1



KRIEGHOFF AVENUE

SITE DATA	
ZONING	R4
LOT #	LOT 198
PLAN #	7566
LOT AREA	7530 S.F. 699.6 S.M.
LOT FRONTAGE	65'-6" 19.96 m
LOT DEPTH	115'-0" 35.05m

AREA	PROPOSED	PROPOSED COVERAGE	ALLOWED COVERAGE
LOT COVERAGE	2957 S.F. 275 S.M.	% 39.26	% 33 1/3
G.F.A.	5720 S.F. 531 S.M.		
NO. OF STORIES	2 STOREYS		
WIDTH	15.1 m		
DEPTH	19.08 m		
PARKING	2		

ESTABLISHED GRADE : (177.36+177.46)/2=177.41

ED
204-35 THE LINKS
RD.
TORONTO, ONTARIO, M6P 1T7
TEL: (416)623-9353

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DESIGN

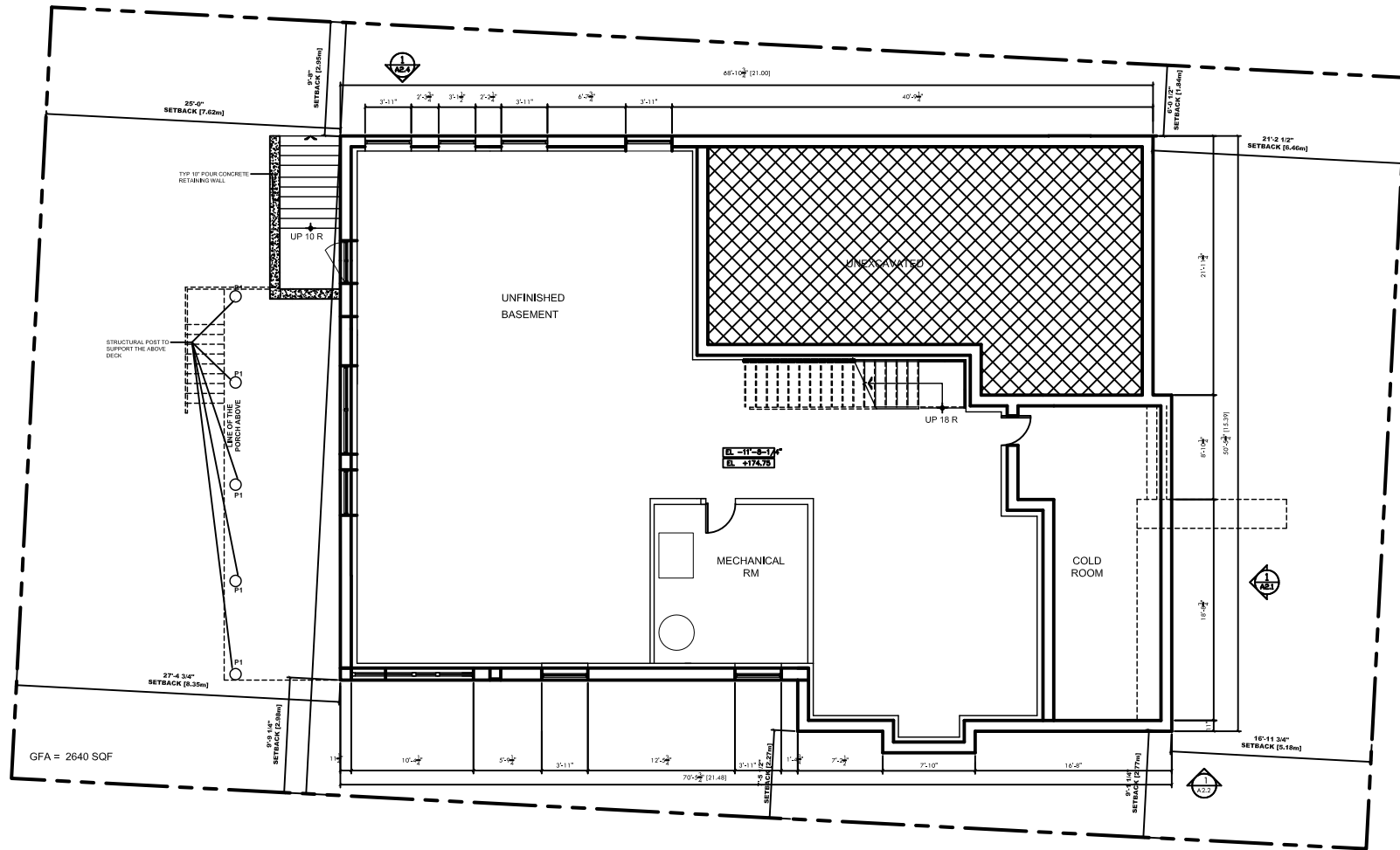
NUM	REVISIONS	DATE
01	ISSUED FOR ZONING REVIEW	06/01/2020
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	20/12/2019
03	ISSUED FOR COA	13/01/2020

PROJECT NAME	KRIEGHOFF HOUSE
PROJECT NO.	
TITLE	SITE PLAN

ADDRESS	157 KRIEGHOFF, TORONTO, ON.
DATE	OCT 2019
SCALE	1'=1/16"

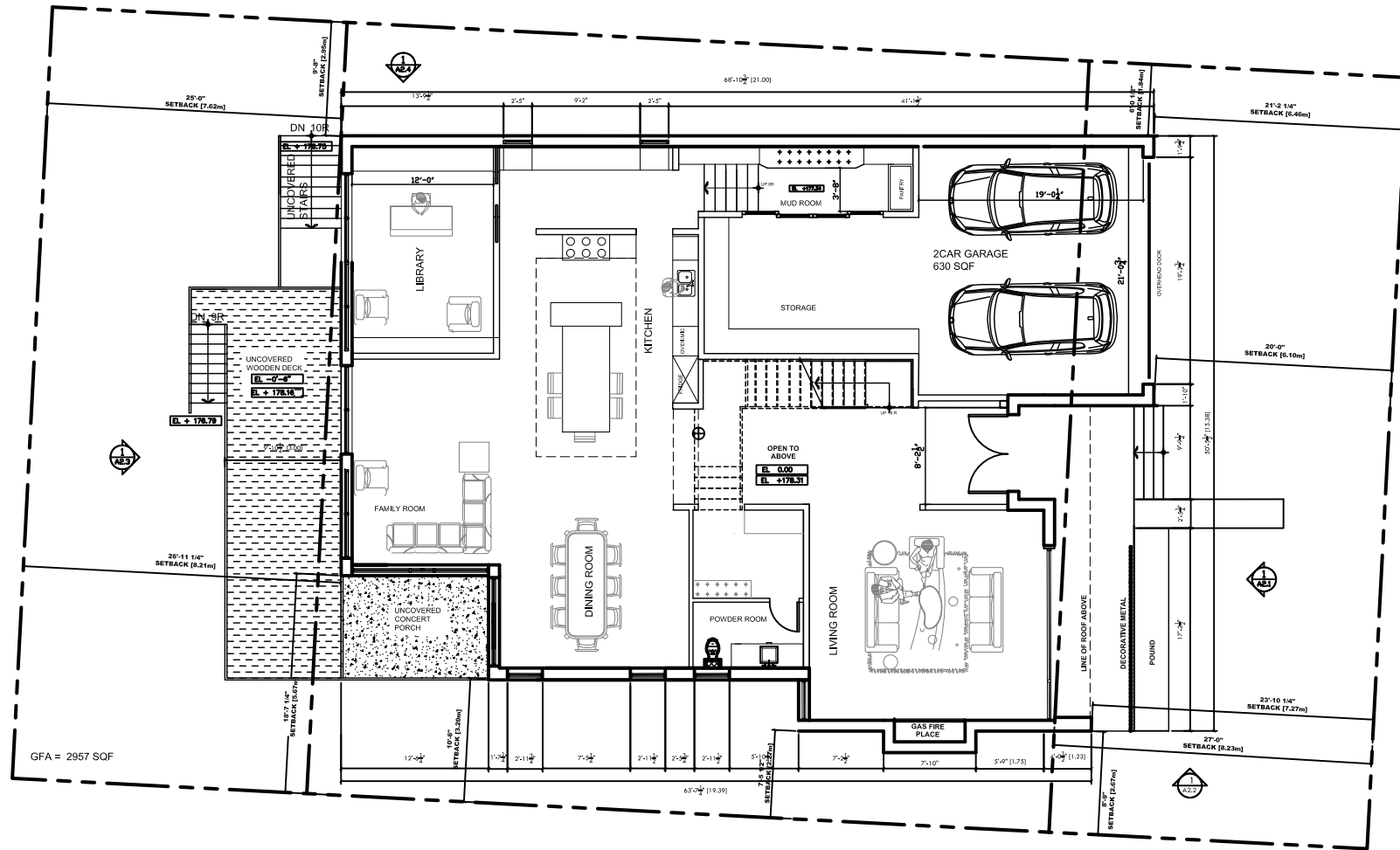


A0.3



NUM	REVISIONS	DATE	PROJECT NAME	ADDRESS
01	ISSUED FOR ZONING REVIEW	06/01/2020	KRIEGHOFF HOUSE	157 KRIEGHOFF, TORONTO, ON.
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	20/12/2019	PROJECT NO.	DATE
03	ISSUED FOR COA	13/01/2020	TITLE	OCT 2019
			BASEMENT	SCALE
				1'=3/32"





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RD.
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TEL: 416/623-9353

EMAMI
DESIGN

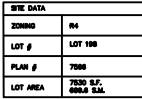
NUM	REVISIONS	DATE
01	ISSUED FOR ZONING REVIEW	06/01/2020
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	20/12/2019
03	ISSUED FOR COA	13/01/2020

PROJECT NAME	KRIEGHOFF HOUSE
PROJECT NO.	
TITLE	GROUND FLOOR PLAN

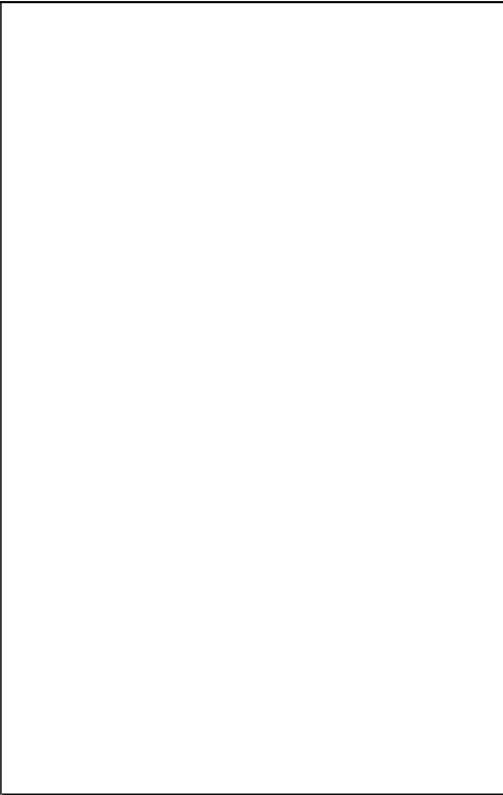
ADDRESS	157 KRIEGHOFF, TORONTO, ON.
DATE	OCT 2019
SCALE	1'=3/32"



A1.2



NUM	REVISIONS	DATE	PROJECT NAME	ADDRESS			A1.
01	ISSUED FOR ZONING REVIEW	13/11/2019	PROJECT NO.	157 KRIEGHOFF, TORONTO, ON.			
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	20/12/2019		DATE			
03	ISSUED FOR COA	13/01/2020		OCT 2019			
			TITLE	SCALE			
			2ND FLOOR – TOP	1' = 3/32"			



PROPERTY LINE

9'-8" (2.95)

PROPERTY LINE

5'-3 3/4" (1.62)

423'-8" (185.52)
TOP OF ROOF

422'-0" (185.01)

412'-0" (181.96)
FIN. 2ND FLOOR

411'-0" (181.66)

0'-0" (178.31)
FIN. MAIN FLOOR

42'-11 1/2" (177.41) ESTABLISHED
GRADE

411'-8 1/4" (174.75)
TOP OF BASEMENT SLAB

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RD.
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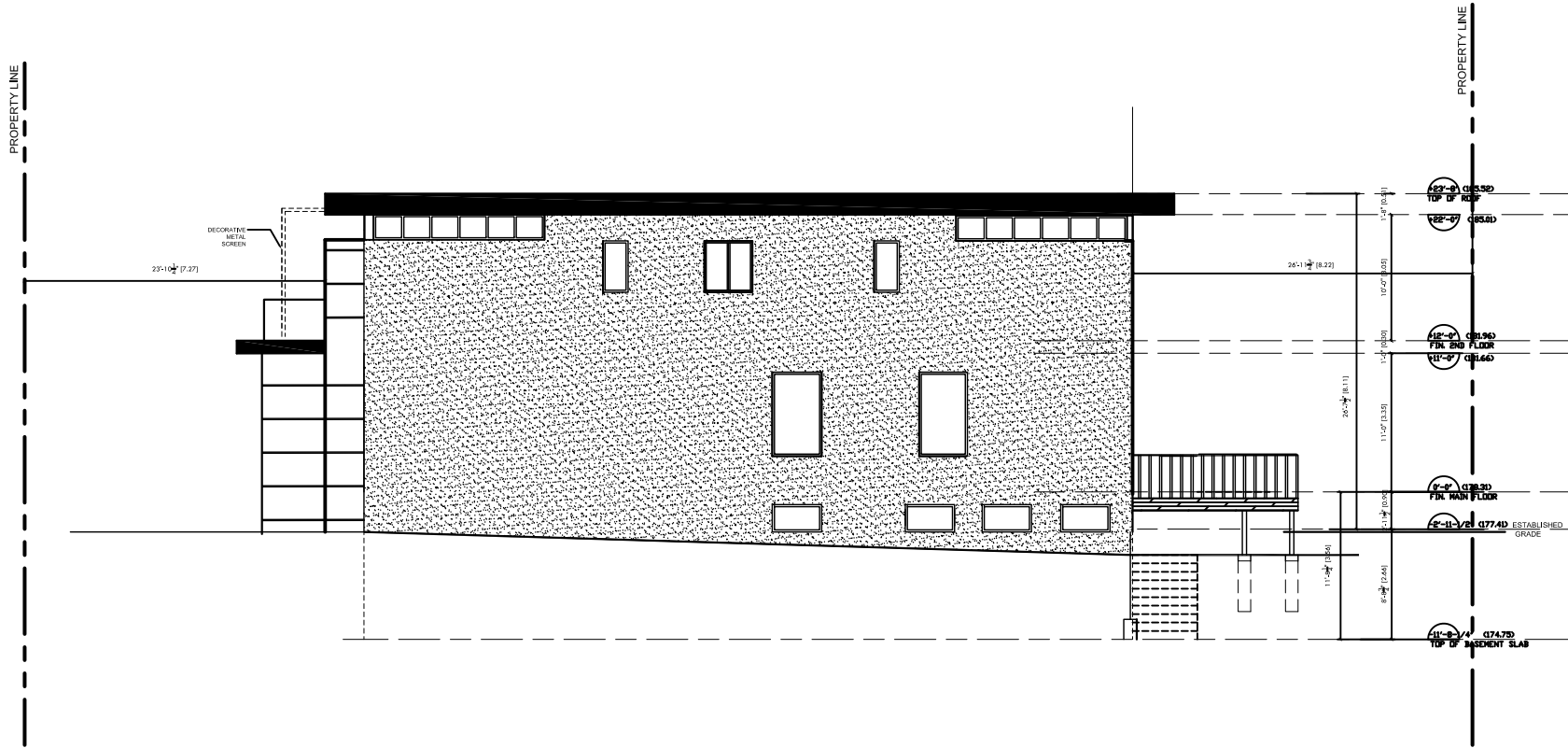
EMAMI
DESIGN

NUM	REVISIONS	DATE
01	ISSUED FOR ZONING REVIEW	13/11/2019
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	06/01/2020
03	ISSUED FOR COA	13/01/2020

PROJECT NAME	KRIEGHOFF HOUSE
PROJECT NO.	
TITLE	SOUTH ELEVATION

ADDRESS	157 KRIEGHOFF, TORONTO, ON.
DATE	OCT 2019
SCALE	1'=3/32"

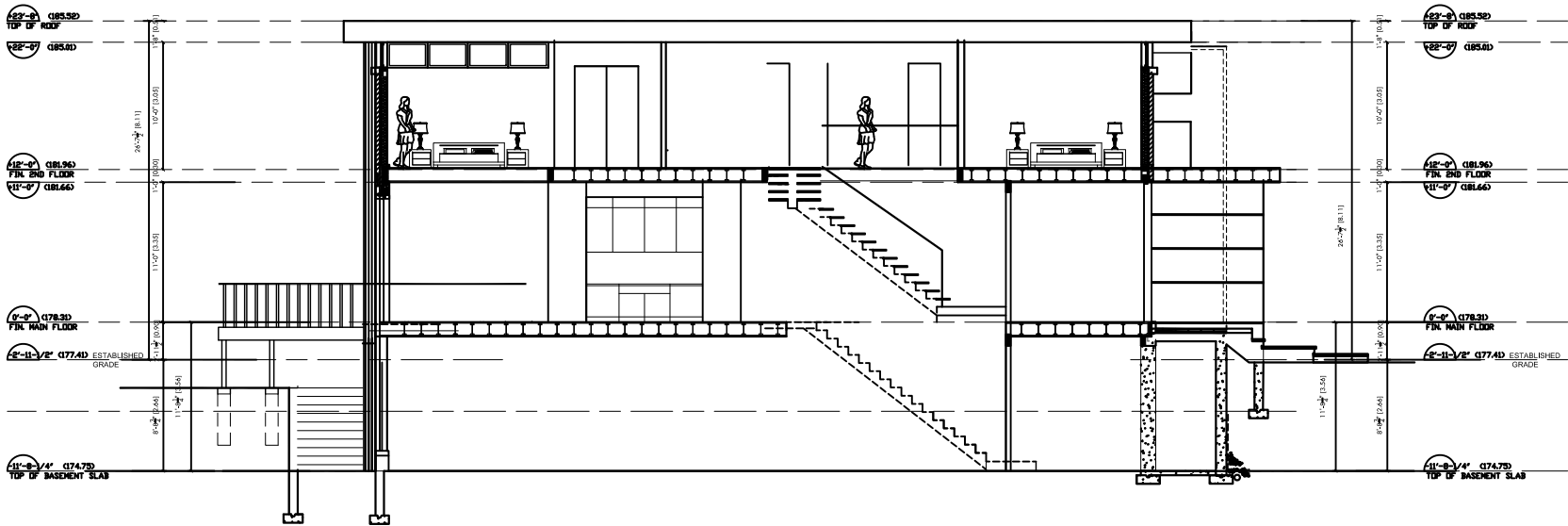
A2.3



NUM	REVISIONS	DATE
01	ISSUED FOR ZONING REVIEW	13/11/2019
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	06/01/2020
03	ISSUED FOR COA	13/01/2020

PROJECT NAME	KRIEGHOFF HOUSE
PROJECT NO.	
TITLE	WEST ELEVATION

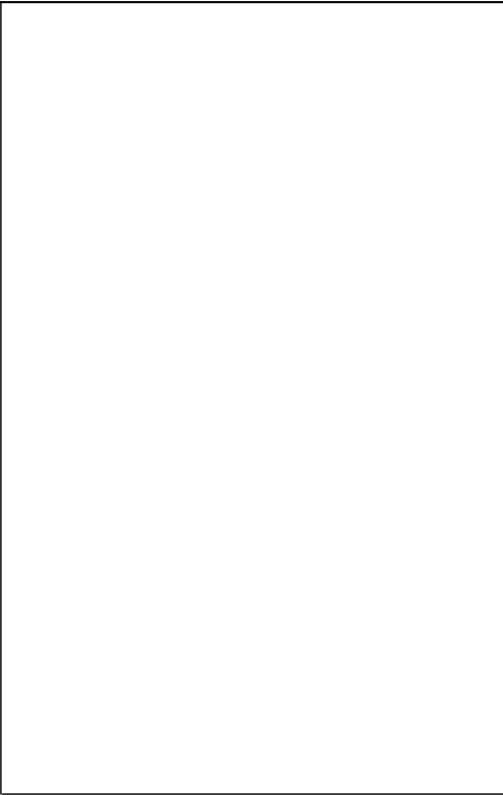
ADDRESS	157 KRIEGHOFF, TORONTO, ON.
DATE	OCT 2019
SCALE	1' = 3/32"



NUM	REVISIONS	DATE
01	ISSUED FOR ZONING REVIEW	13/11/2019
02	RE-ISSUED FOR PRELIMINARY ZONING REVIEW	06/01/2020
03	ISSUED FOR COA	13/01/2020

PROJECT NAME	KRIEGHOFF HOUSE
PROJECT NO.	
TITLE	SECTION 1

ADDRESS	157 KRIEGHOFF, TORONTO, ON.
DATE	OCT 2019
SCALE	1'=3/32"



NUM	REVISIONS	DATE
01	ISSUED FOR ZONING REVIEW	13/11/2019

PROJECT NAME	KRIEGHOFF HOUSE
PROJECT NO.	
TITLE	SECTION 2

ADDRESS	157 KRIEGHOFF, TORONTO, ON.	
DATE	OCT 2019	
SCALE	1' = 3/32"	