

62 MITCHELL AVE.  
TORONTO, ON

ISSUED FOR MINOR VARIANCE  
AUGUST 10, 2017

**SOLARES  
ARCHITECTURE**

1113 COLLEGE ST  
TORONTO, ON M6H 1B5  
416 533 8374  
SOLARES.CA

SHEET LIST

|      |                 |
|------|-----------------|
| A000 | COVER           |
| A003 | SITE PLAN       |
| A004 | SURVEY          |
| A100 | LEVEL 0 - PLAN  |
| A101 | LEVEL 1 - PLAN  |
| A102 | LEVEL 2 - PLAN  |
| A200 | NORTH ELEVATION |
| A201 | WEST ELEVATION  |
| A300 | N-S SECTION     |

DO NOT SCALE DRAWINGS. REFER TO APPROPRIATE SURVEY, STRUCTURAL, MECHANICAL, ELECTRICAL, LANDSCAPE, ETC. CONSULTANT DRAWINGS BEFORE PROCEEDING WITH THE WORK. CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION. USE ONLY DRAWING MARKED "FOR CONSTRUCTION". THIS DRAWING, AS AN INSTRUMENT OF SERVICE IS PROVIDED BY AND IS THE PROPERTY OF THE ARCHITECT. THE CONTRACTOR SHALL VERIFY AND ACCEPT RESPONSIBILITY FOR ALL DIMENSIONS AND CONDITIONS ON SITE AND SHALL NOTIFY THE APPROPRIATE CONSULTANT OF ANY VARIATIONS FROM THE SUPPLIED INFORMATION.

| # | DESCRIPTION | DATE |
|---|-------------|------|
|---|-------------|------|



62 MITCHELL AVE

TORONTO ON

NEW REAR STAIR

PHASE MINOR VARIANCE

PROJECT 1621

DATE 2017-08-10

DRAWN J.HANIK

SCALE

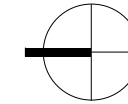
COVER

A000

SITE STATISTICS 62 MITCHELL AVE

LEGAL DESCRIPTION PART OF LOTS 43 AND 44 REGISTERED PLAN 148

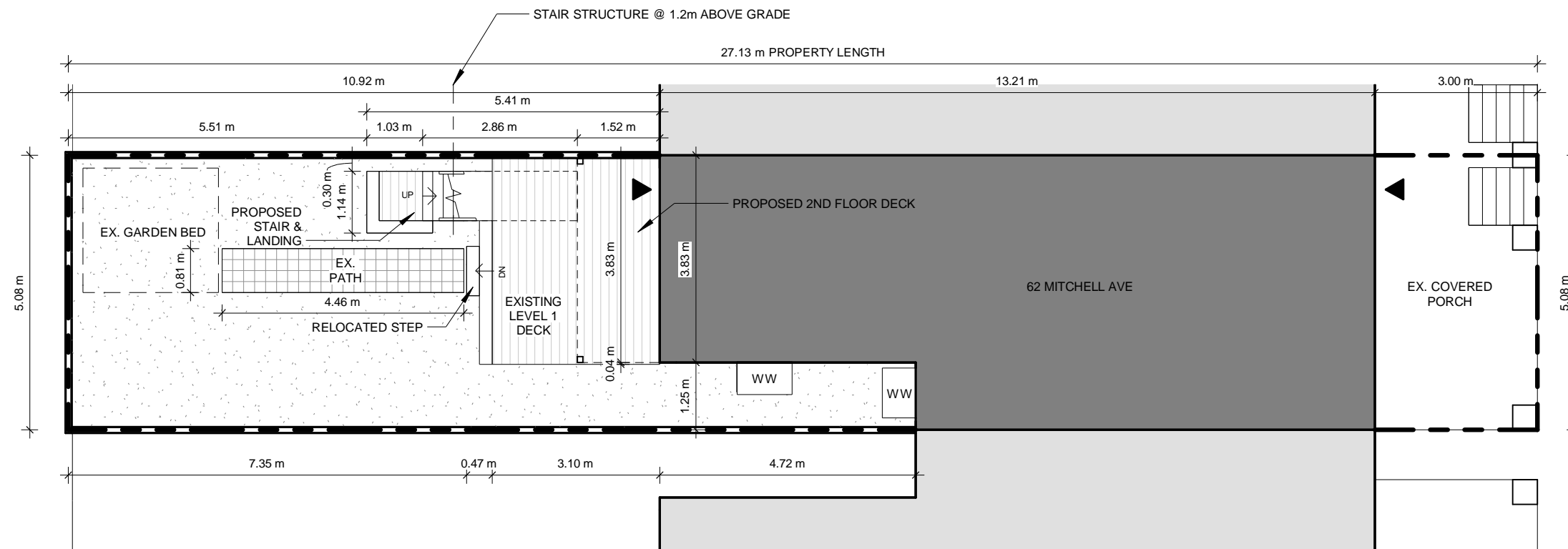
| CATEGORY              | EXISTING              | PROPOSED              |
|-----------------------|-----------------------|-----------------------|
| CLASS OF USE          | SFD                   | SFD                   |
| LOT AREA              | 137.80 m <sup>2</sup> | 137.80 m <sup>2</sup> |
| BUILDING AREA         | 76.43 m <sup>2</sup>  | 76.43 m <sup>2</sup>  |
| LOT COVERAGE          | 55%                   | 55%                   |
| STOREYS               | 2                     | 2                     |
| REAR YARD AREA        | 61.65 m <sup>2</sup>  | 61.65 m <sup>2</sup>  |
| SOFT LANDSCAPING AREA | 43.21 m <sup>2</sup>  | 39.6 m <sup>2</sup>   |



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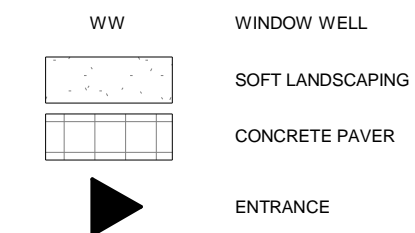


| # | DESCRIPTION | DATE |
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|   |             |      |

1 Site Plan  
1:100

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| PROJECT | 1621           |
| DATE    | 2017-08-10     |
| DRAWN   | J.HANIK        |
| SCALE   | As indicated   |



Site Legend  
1:50

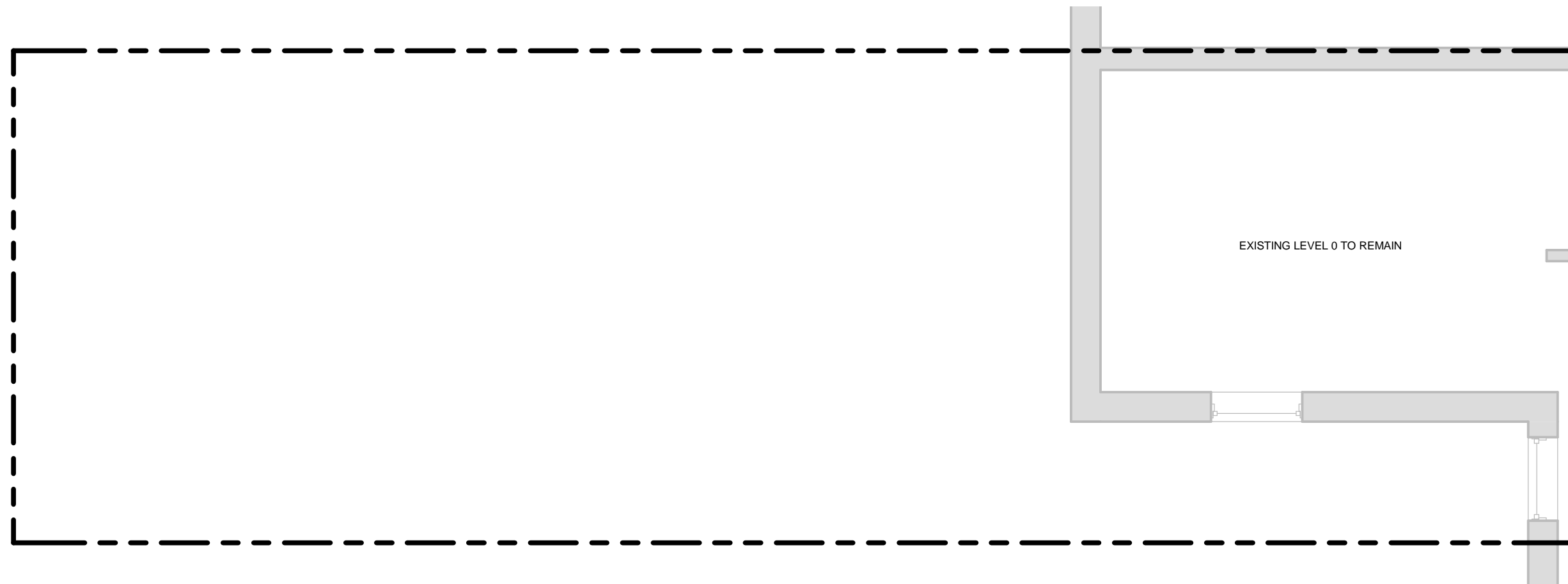
SITE PLAN

A003

**SOLARES  
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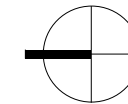
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| DRAWN   | J.HANIK        |
| SCALE   | 1 : 50         |

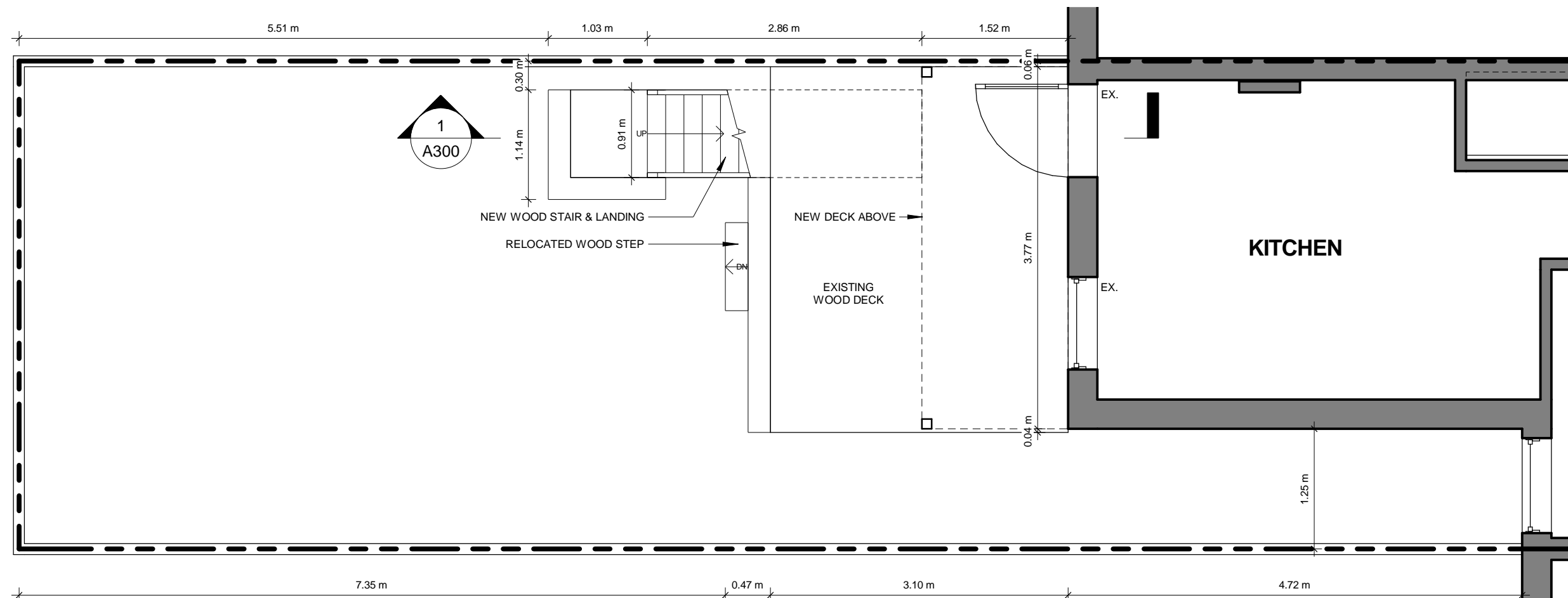
EXISTING WALL  
 NEW WALL  
 Plan Legend  
 1 : 50

LEVEL 0 - PLAN

**A100**



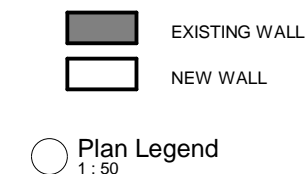
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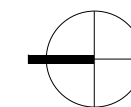
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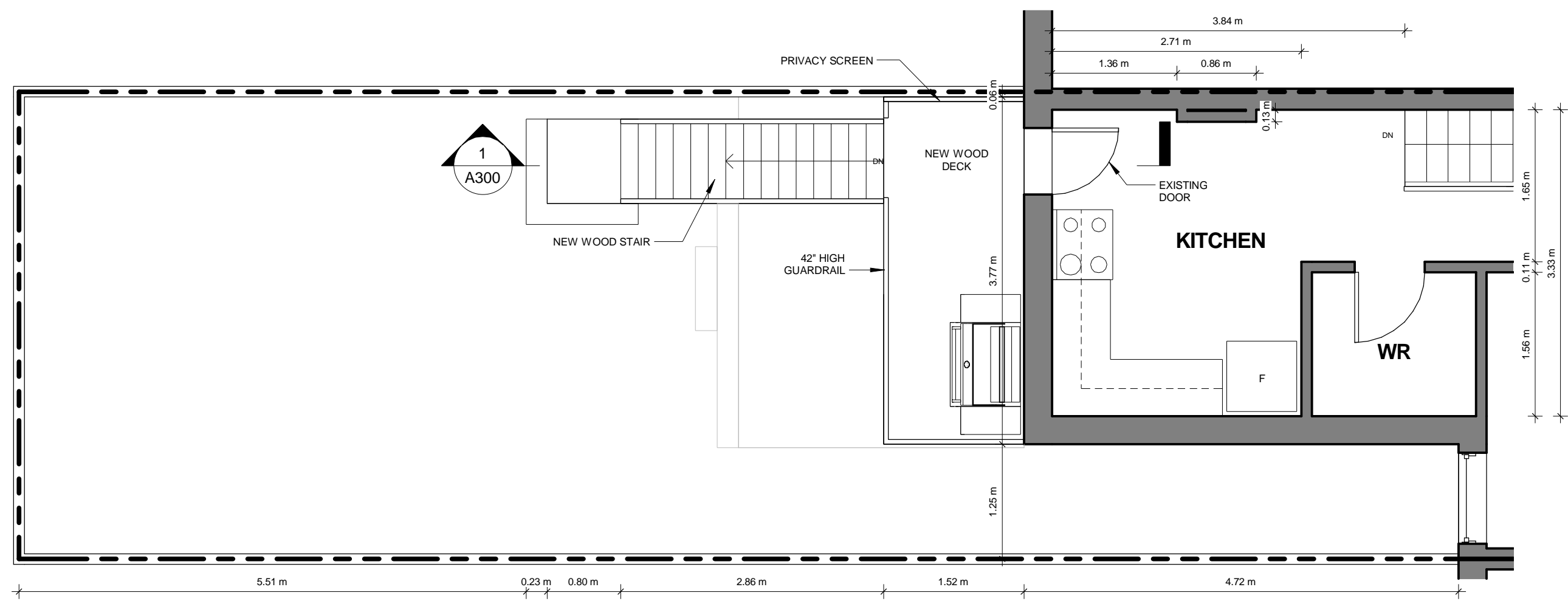


**LEVEL 1 - PLAN**

**A101**



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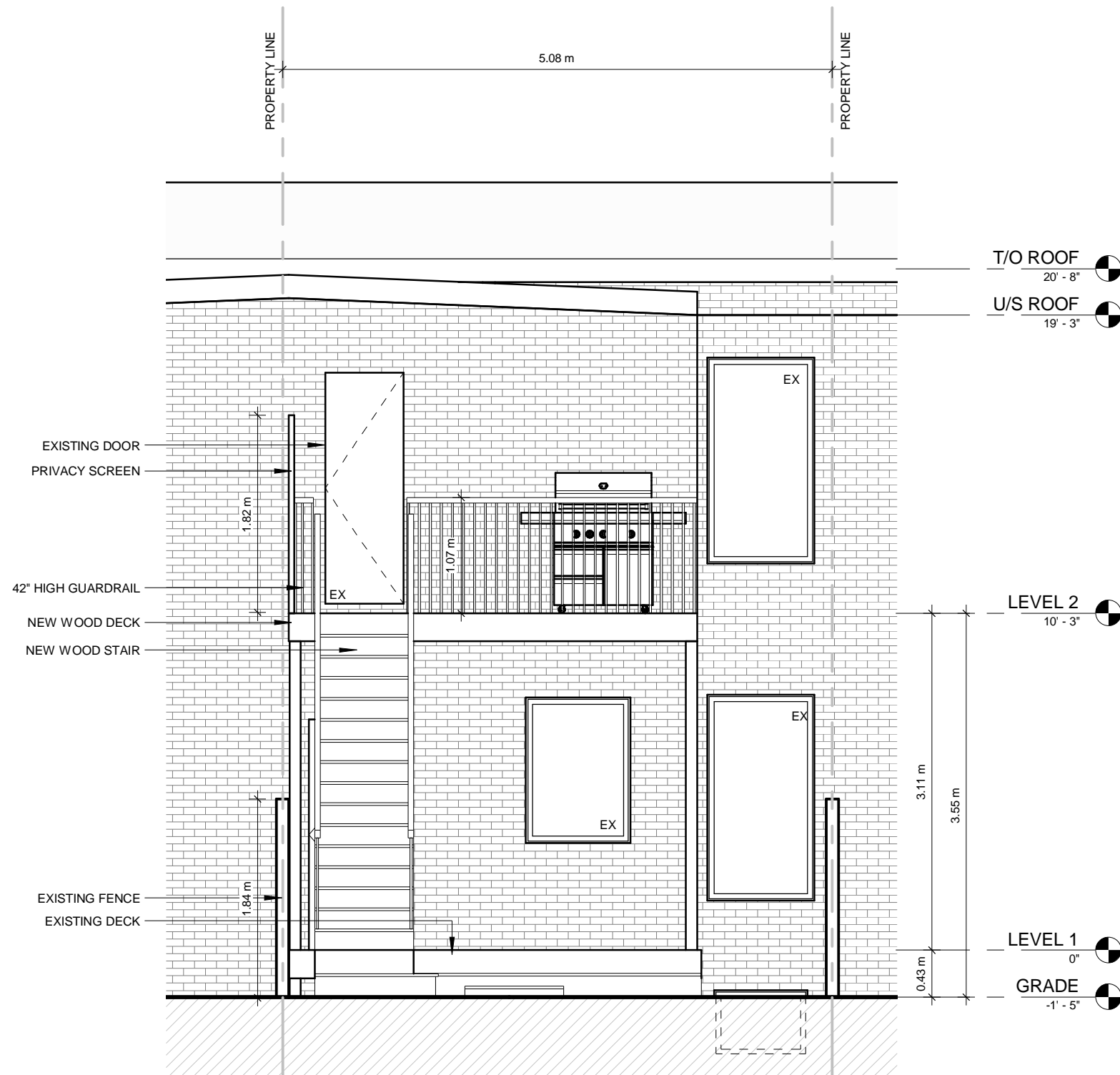


Plan Legend  
 1 : 50

**LEVEL 2 - PLAN**

**A102**

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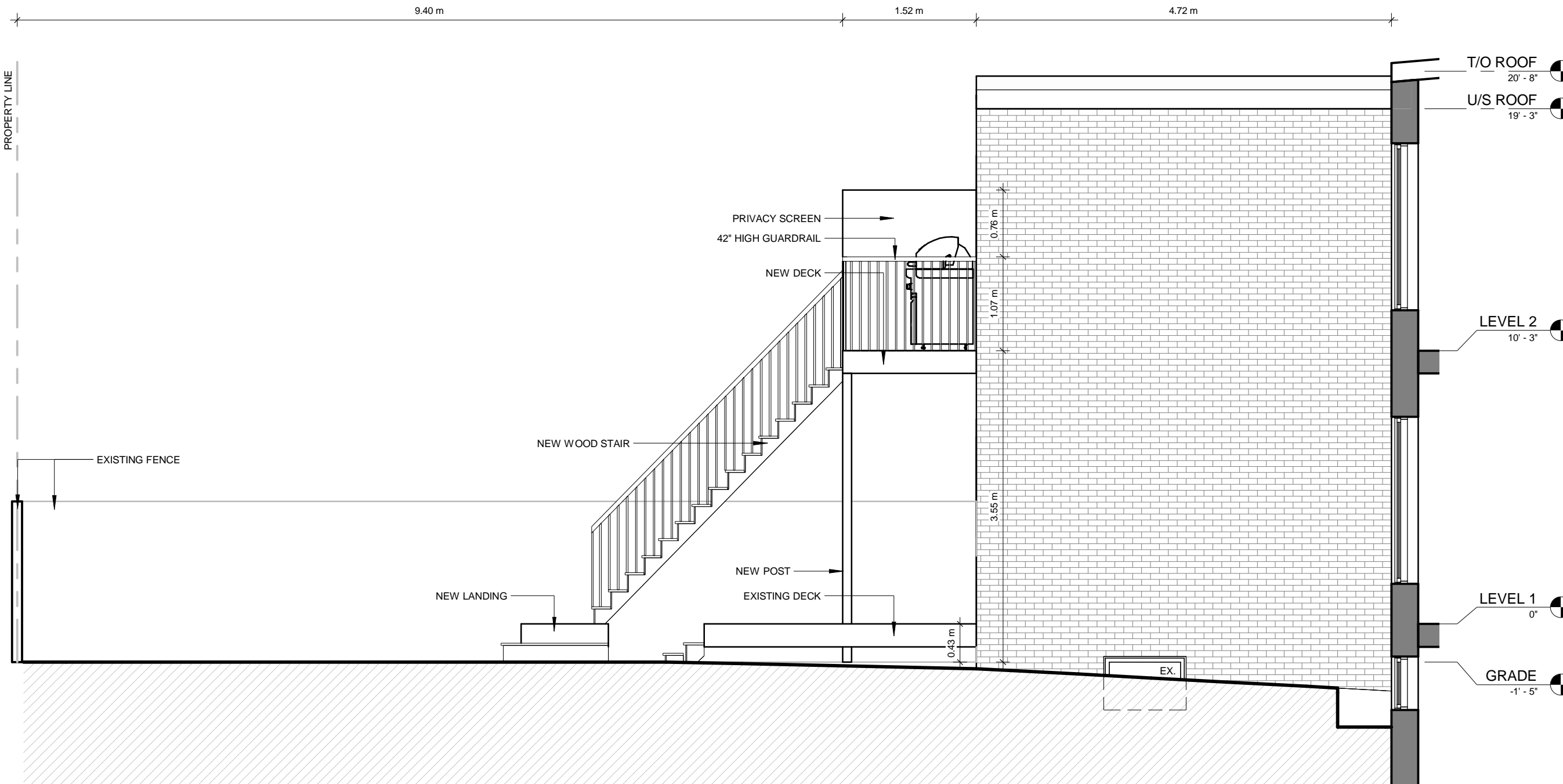
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| SCALE   | 1 : 50         |

NORTH ELEVATION

**A200**



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T/O ROOF  
20' - 8"

U/S ROOF  
19' - 3"

LEVEL 2  
10' - 3"

LEVEL 1  
0"

GRADE  
-1' - 5"

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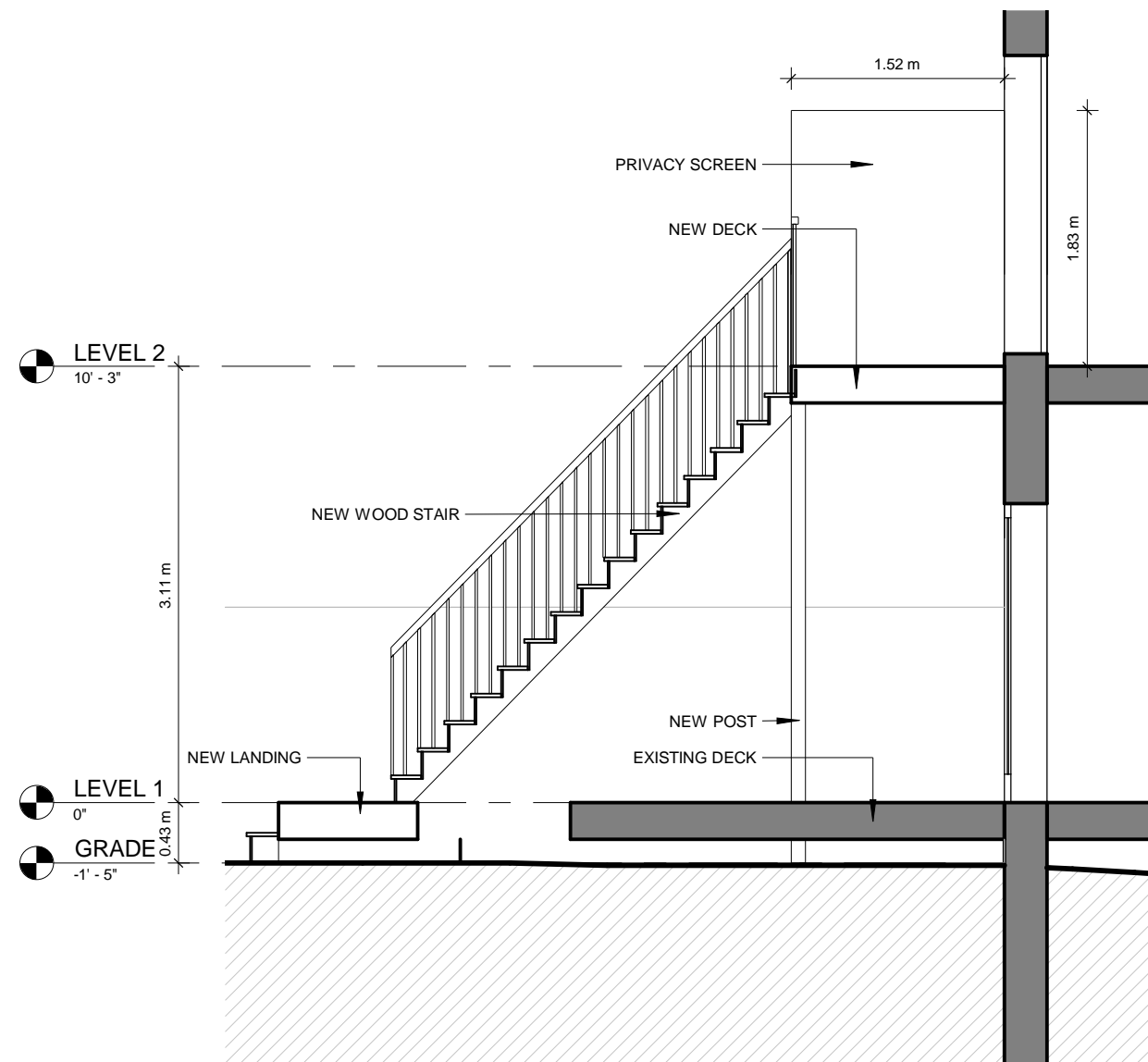
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WEST ELEVATION

**A201**



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N-S SECTION

**A300**