

803-809 McKinley Renovation

803-809 McKinley Avenue
Ann Arbor, MI 48104

Released For: ZBA Submission

Release Date: 09/27/2023
O|X Project Number: JON-MCK23

Drawing List

Sheet Number	Sheet Name	Current Revision Description	Current Revision Date
General			
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Architectural			
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A-102	Existing Level 2 Floor Plan	ZBA Submission	09/27/2023
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Project Description

Current use is 4 rental townhomes. The proposed alteration would be to convert the common open basement level into extensions of the upper dwelling units. The spaces contiguous to each respective unit would each have 2 additional bedrooms and a bathroom, along with egress windows. They are already connected by an existing stair per unit. No new units are being proposed nor any addition to the building footprint - the only work being proposed is internal to the building.

Dwelling Units: 4 existing; 4 proposed (no change)

Bedrooms, by Unit: 8 existing, 16 proposed (+8 BR)

	Existing	Proposed	Total
Unit 1	2 BR	2BR	4 BR
Unit 2	2 BR	2BR	4 BR
Unit 3	2 BR	2BR	4 BR
Unit 4	2 BR	2BR	4 BR
	8 BR	8BR	16 BR

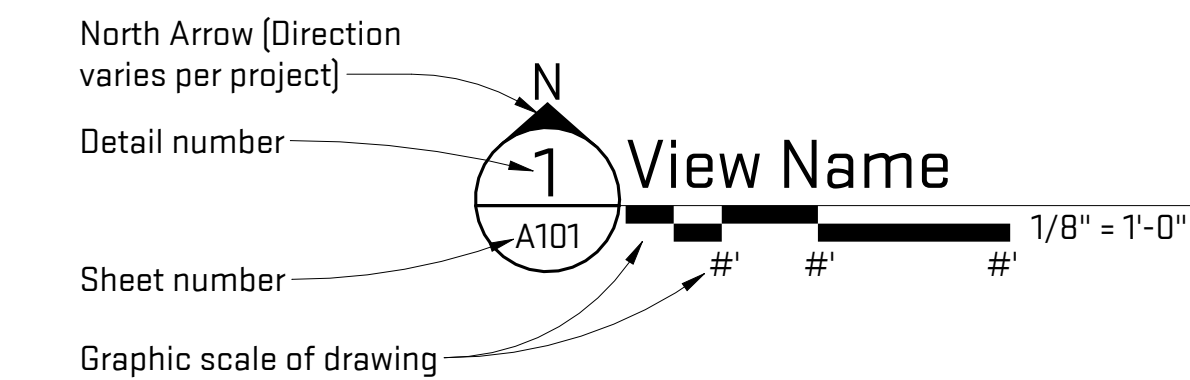
Project Team

Owner: Jones Properties
Contact: Dan Jones
1309 Wilmont St, Ste. B, Ann Arbor, MI 48104
(734) 320-0850
office.jones@gmail.com

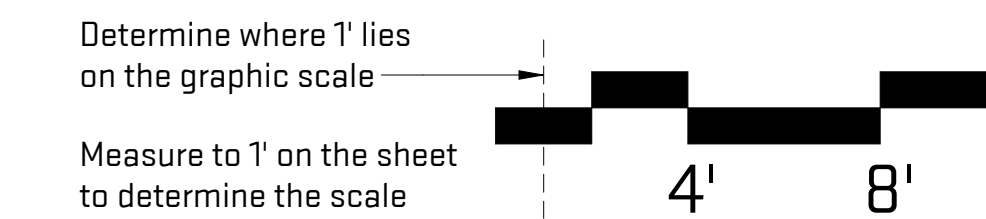
Architect: O|X Studio, Inc.
Contact: Robb Burroughs, RA
2373 Oak Valley Dr., Suite 180, Ann Arbor, MI 48103
(734) 929-9000
robb@oxstudioinc.com

Graphic Scale Legend

View title with Graphic Scale & North Arrow:



Reading the Graphic Scale:



Scales listed are for 22x34 drawing size



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Job Title:

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Sheet Title:

Title Sheet

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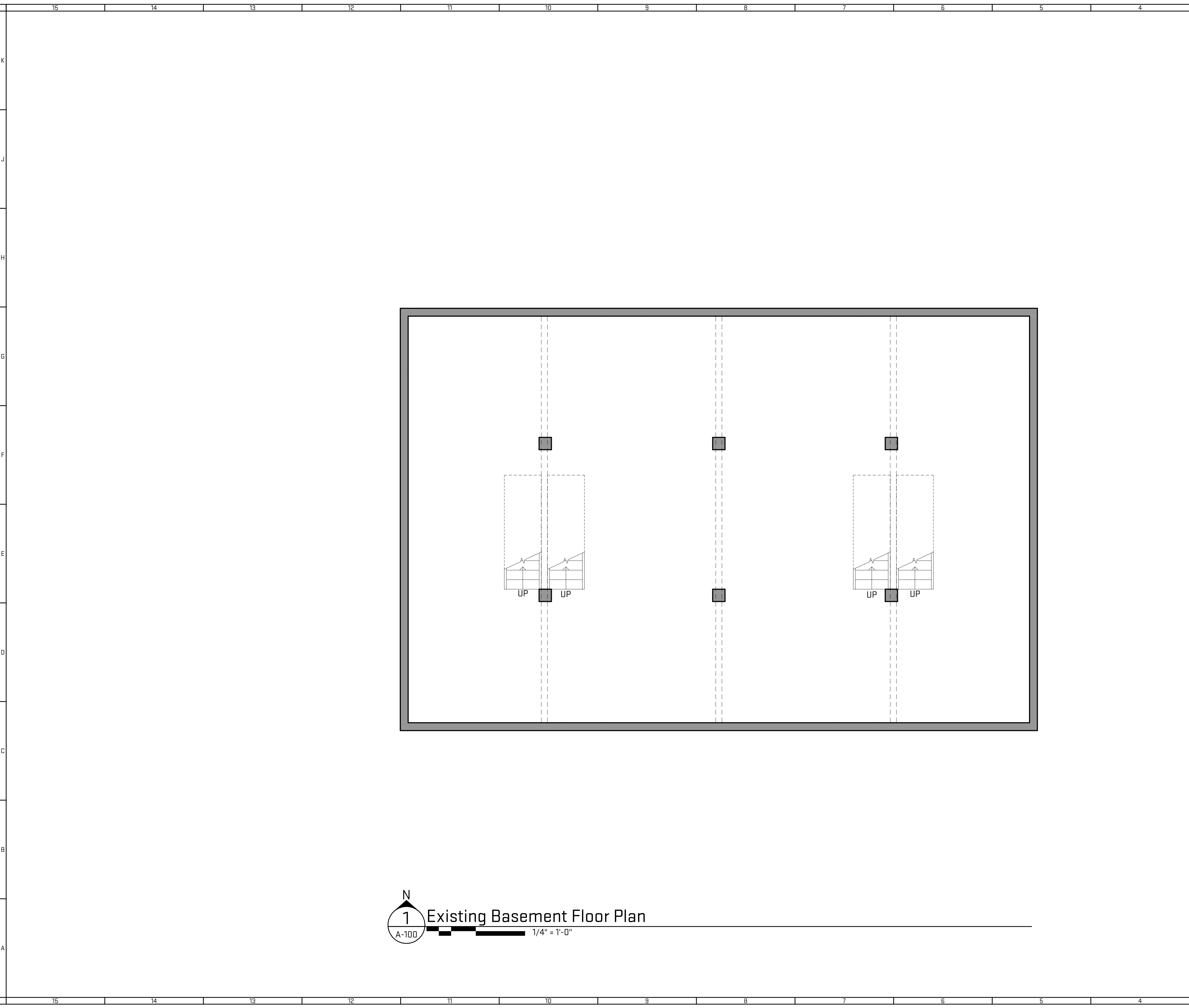
09/27/2023

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G-100

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1 Existing Basement Floor Plan



 A-100 1/4" = 1'-0"

General Sheet Notes:
None

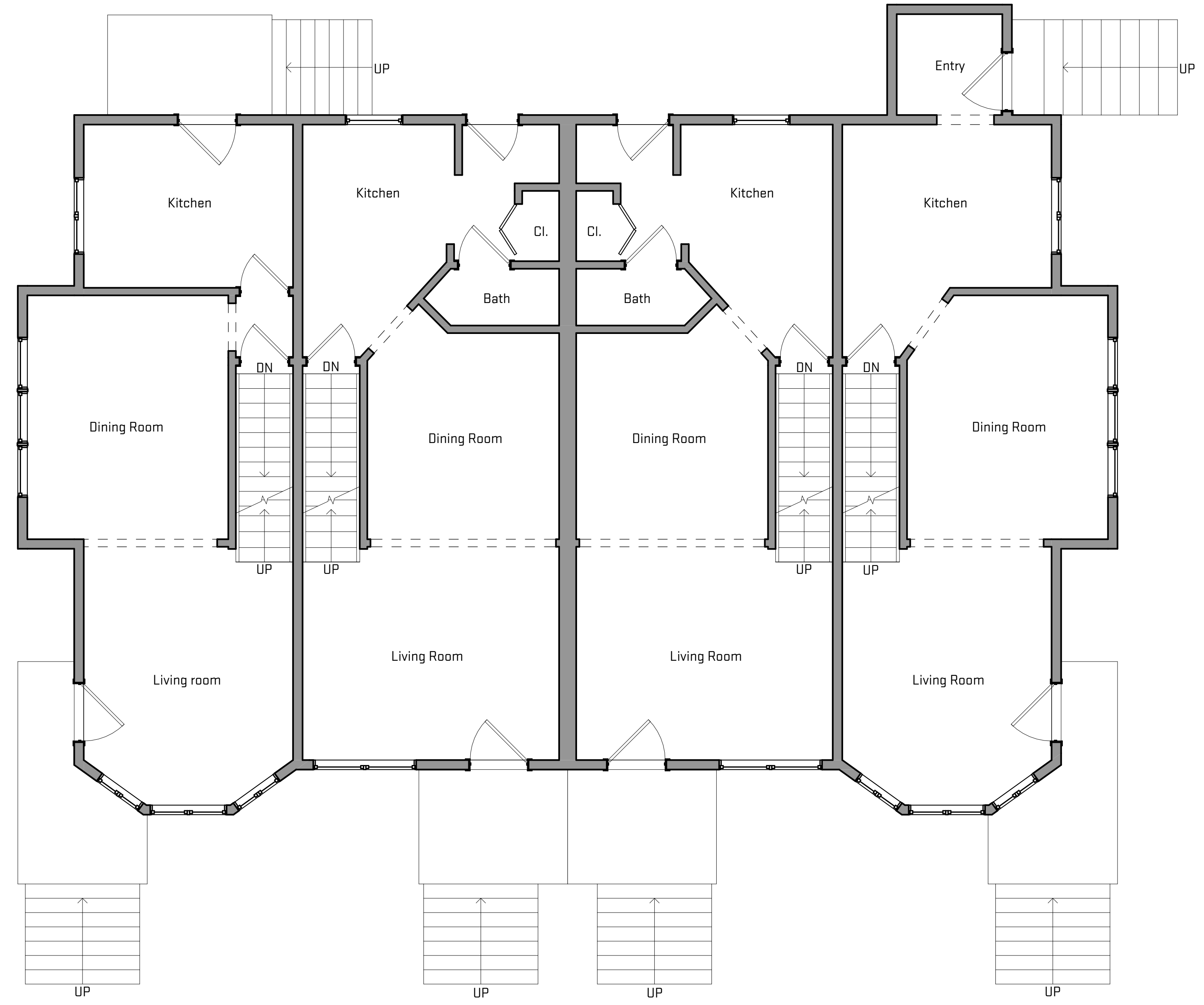
Sheet Keynotes

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 <small>architecture interiors planning</small> <small>P: (734) 929-9000 F: (734) 929-9001 www.oxstudioinc.com</small>	
Sheet Title: Basement Floor Plan <small>Released For: ZBA Submission</small>	
Date: 09/27/2023	Drawing #: A-100
Project #: JON-MCK23	

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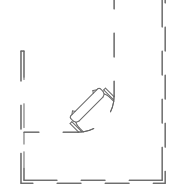


1 Existing Level 1 Floor Plan
A-101
2' 4' 8'
1/4" = 1'-0"

General Sheet Notes:
None

Sheet Keynotes

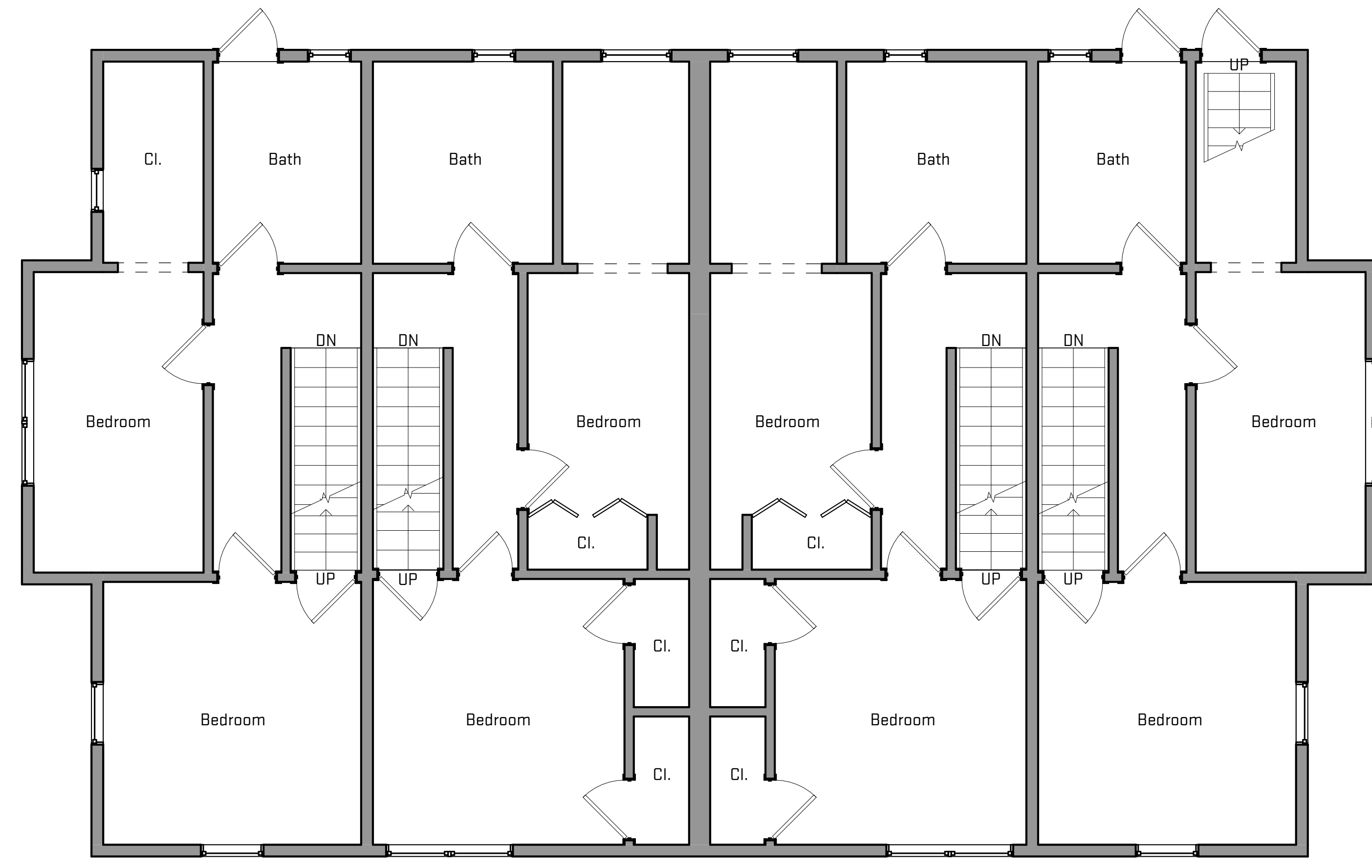
Architectural Floor Plan Legend

-  New floor finish, see Room Finish Schedule.
-  Scope of work boundary.
-  New 2 /hr. rated wall construction. (UL. #419)
-  Modify existing wall construction as required to achieve 2 /hr. rated wall construction. (UL. #419)
-  Furniture system per tenant

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1 Existing Level 2 Floor Plan
A-102
4' 8' 16'
1/4" = 1'-0"

General Sheet Notes:
None

Sheet Keynotes



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Sheet Title:
**Existing Level 2 Floor
Plan**
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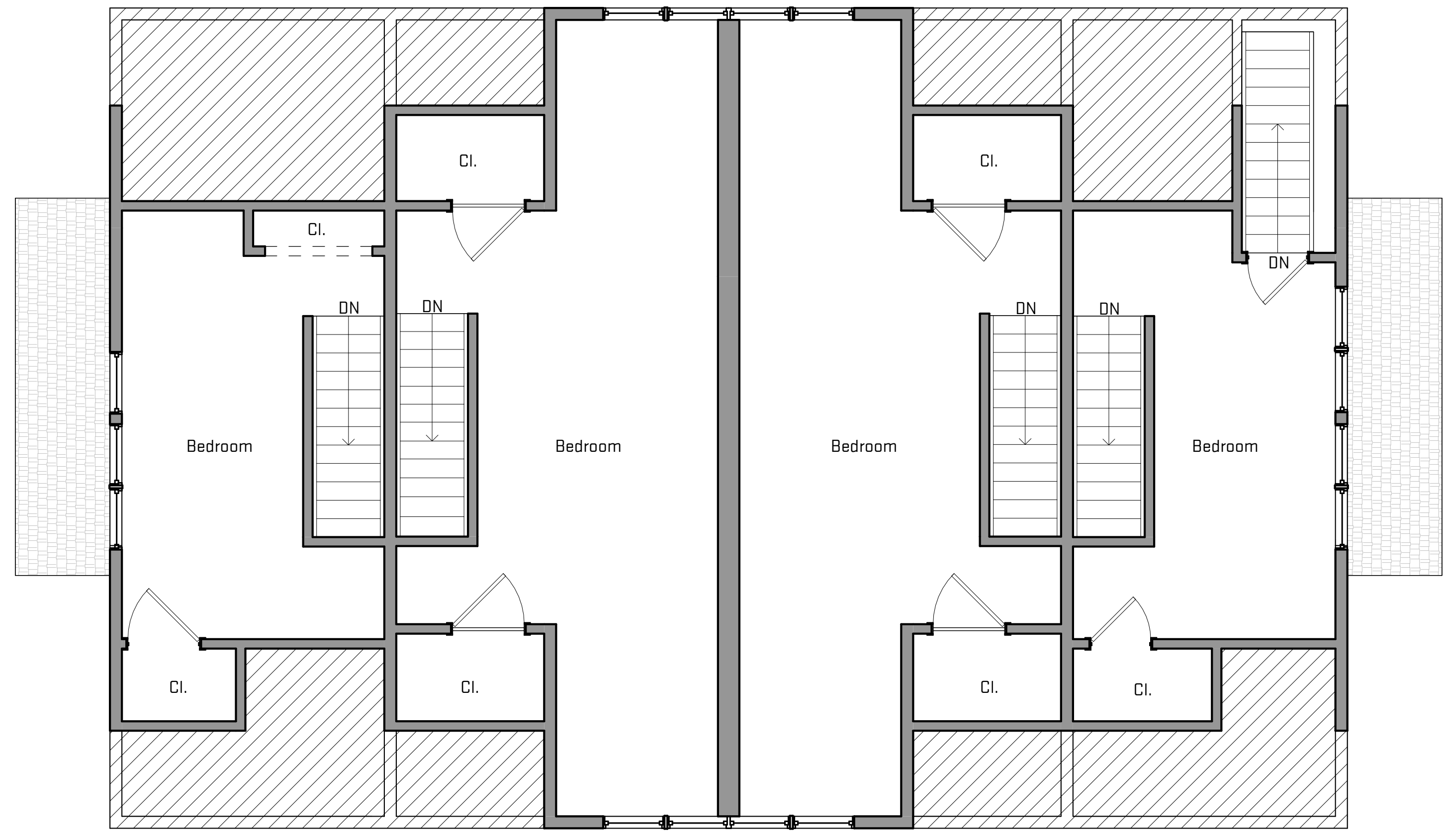
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A-102

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1 Existing Level 3 Floor Plan
A-103 1/4" = 1'-0"

General Sheet Notes:
None

Sheet Keynotes

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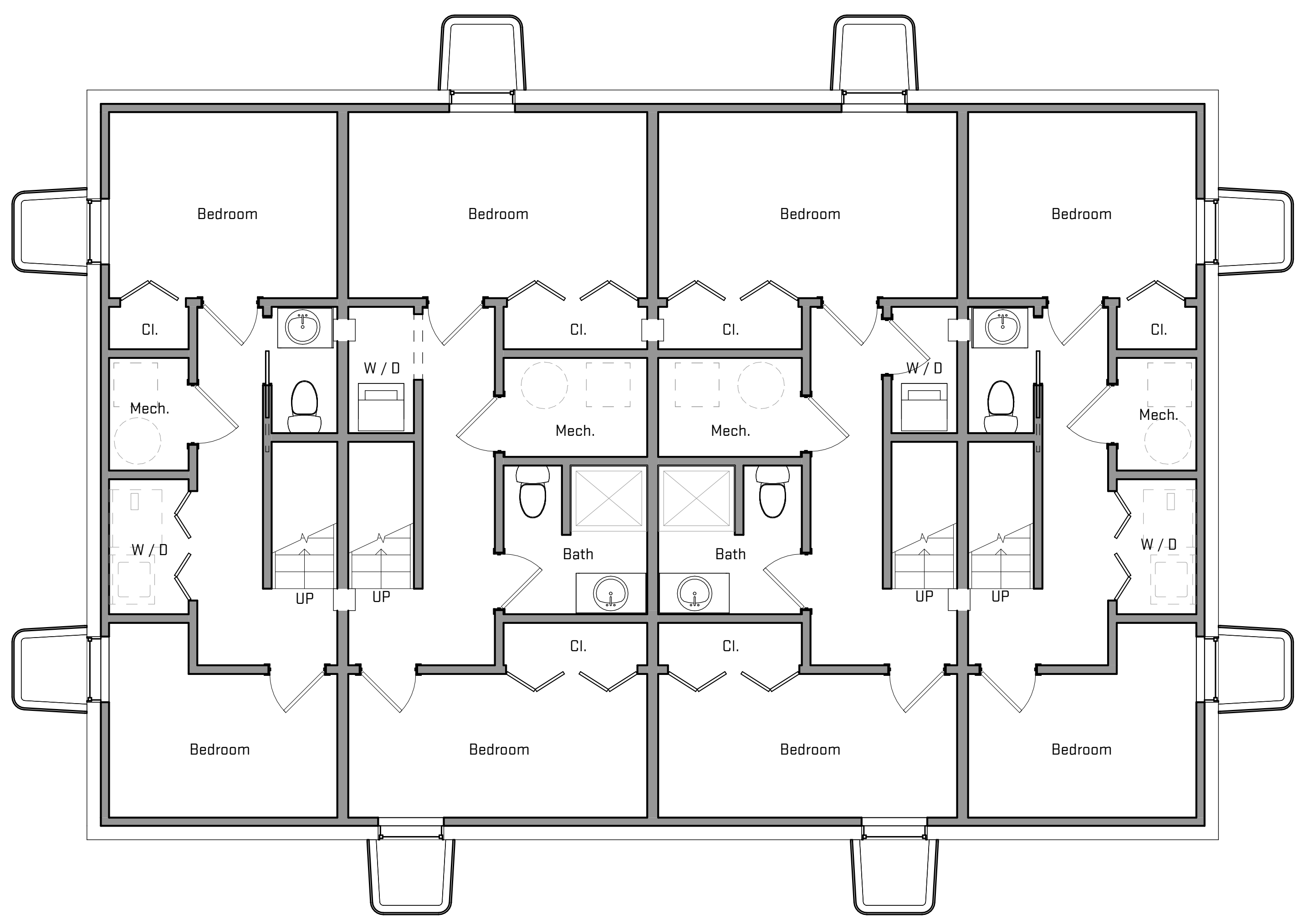
Sheet Title:
**Existing Level 3 Floor
Plan**
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A-103

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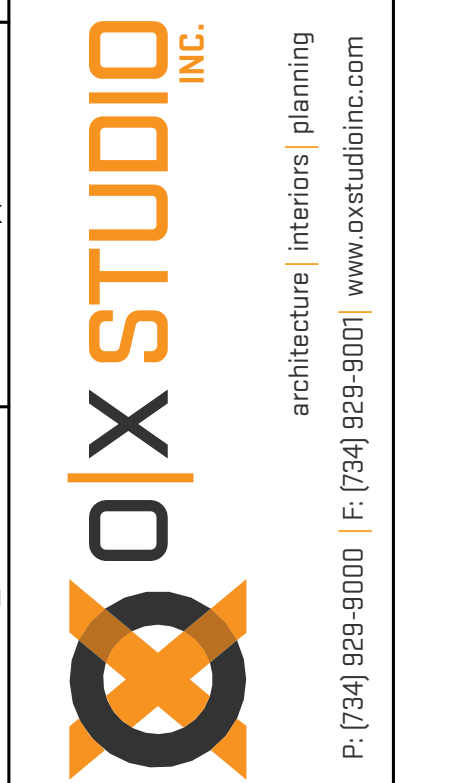
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1 Proposed Basement Floor Plan
A-104 1/4" = 1'-0"

General Sheet Notes:
None

Sheet Keynotes



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Sheet Title:
**Proposed Basement
Floor Plan**
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A-104

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