

SHERIDAN MEWS

Live | Work Housing

Introducing a housing typology that incorporates the positive components of both single-family home and multi-family living, Sheridan Mews is composed of two primary components: double unit residential bars perpendicular to a live/work garage building.

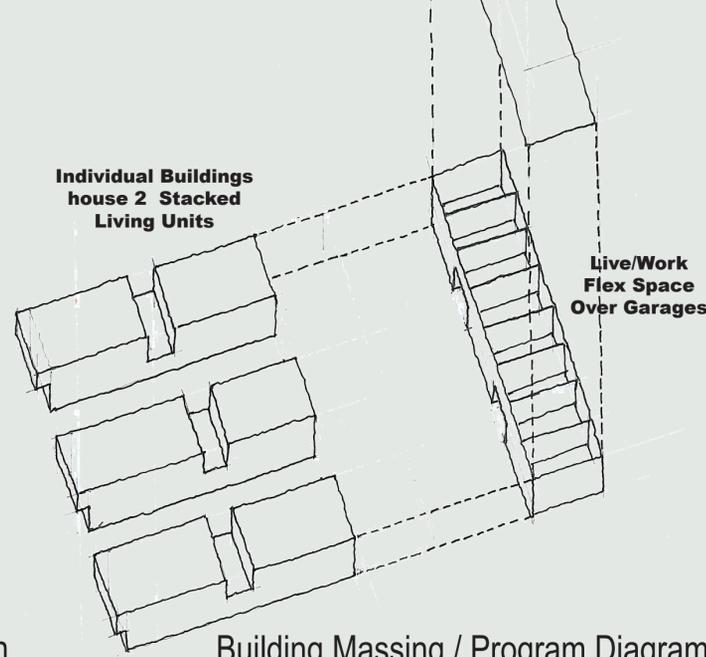
Designed to offer the reduced scale and individual character found in single-family homes, the site placement of the residential bars offers a range of indoor and outdoor spaces typically found in single-family homes. At the rear of the property, the live/work garage building defines the perimeter edge of the property. The building is a gate offering a defined and structured site entrance while providing access to individual work units above enclosed parking.

Besides breaking down the scale of the building mass, the mews court arrangement also offers residents shared public spaces typically found in the best examples of multi-family living. These outdoor spaces are a complement to the work spaces located in the upper floor of the live/work garage building. Mediating residential living, shared spaces and the public sidewalk is the public art wall. Following Robert Frost's dictum: "Good fences make good neighbors" the art wall—designed and constructed by local artists—offers a strong perimeter edge, typical of the best examples of single-family residential living.

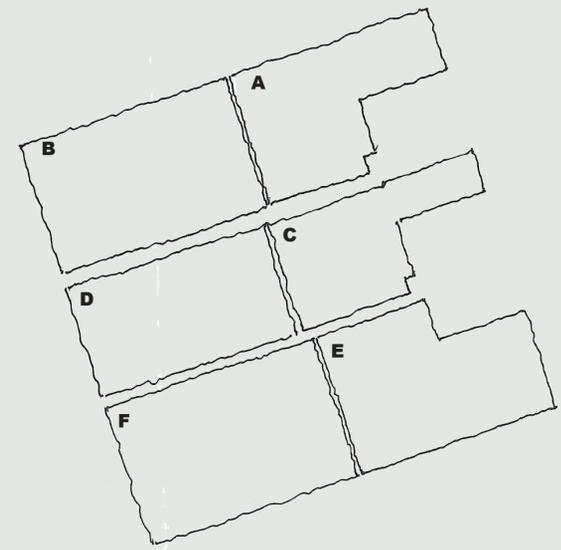
Two-storey, stick-factory-built wood frame construction with rated fire separation between units and garage/flex space construction. Building exterior finish - painted fiber cement panels and siding.
Unit / Project Construction Cost is designed to \$165,000 per unit, ~ \$106 per square foot construction costs for dwelling unit.

Site strategy / development is critical to success of scheme: public art / garden walls, gates, rain-gardens, and new plantings are integral to creating high quality neighborhood living.

Individual Buildings house 2 Stacked Living Units

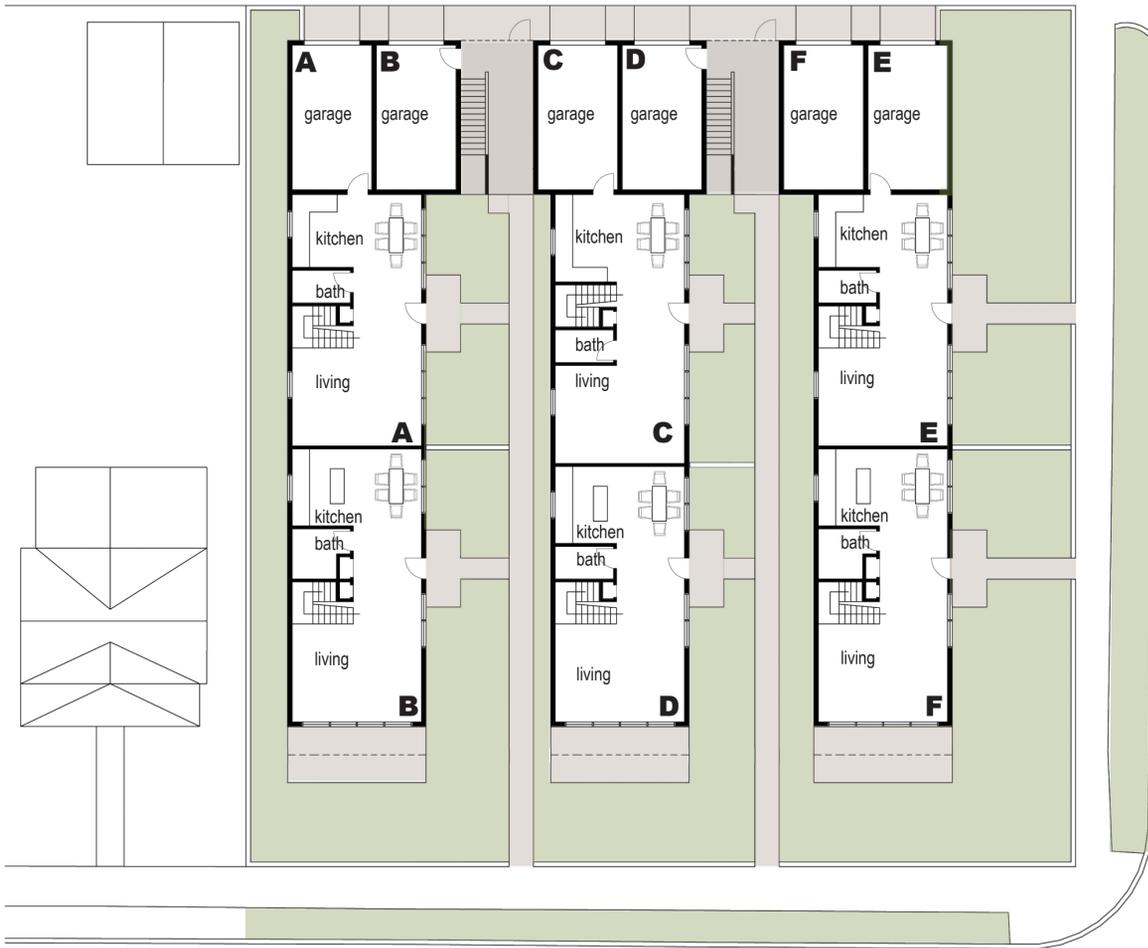
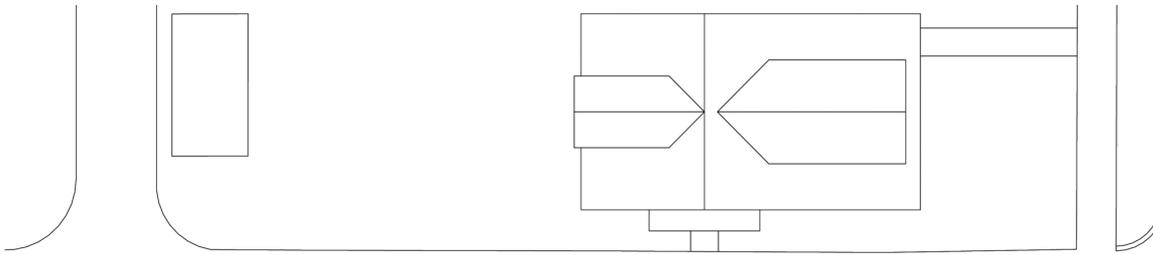


Building Massing / Program Diagram



Site - Unit Property Diagram

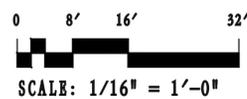
General Building Information



Site Plan with First Floor Unit Plans
6 Units of Stacked Housing with Private Gardens and Flex/Work Spaces above Garages



Second Floor Unit Plans

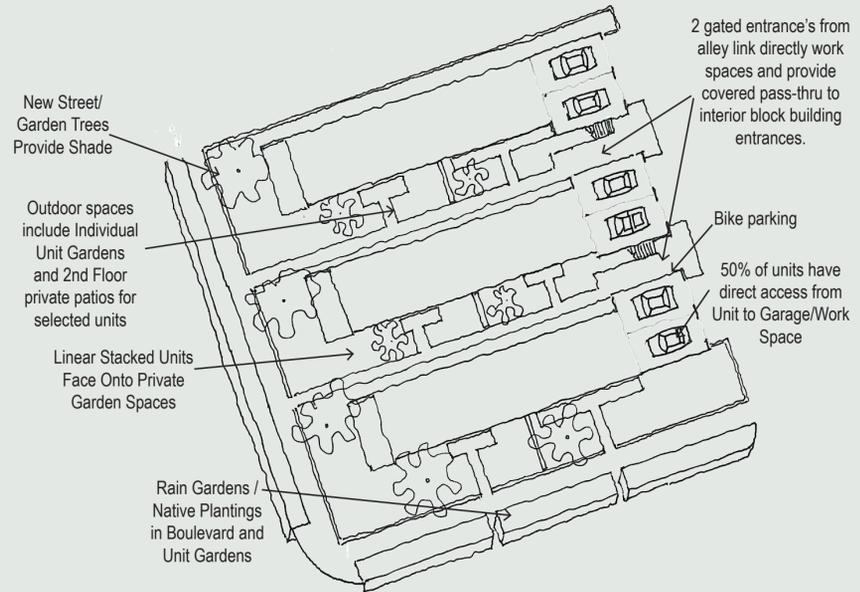


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Dwell Units Description

- A = 1,544 gsf**
Two bedroom unit with attached garage and 242 sf live/work/flex space above garage (possible 3 bedroom). Private ground floor garden/patio.
- B = 1,520 gsf**
Two bedroom with detached garage and 242 sf detached work/flex space above garage with private entrance. Private 2nd floor 160 sf patio. Ground floor south facing garden/patio.
- C = 1,544 gsf**
Two bedroom unit with attached garage and 242 sf live/work/flex space above garage (possible 3 bedroom). Private 2nd floor 160 sf patio. Private ground floor garden/patio.
- D = 1,540 gsf**
Two bedroom with detached garage and 242 sf detached work/flex space above garage with private entrance. Ground floor south facing garden/patio.
- E = 1,544 gsf**
Two bedroom unit with attached garage and 242 sf live/work/flex space above garage (possible 3 bedroom). East facing ground floor garden/patio, Entrance on Sheridan.
- F = 1,520 gsf**
Two bedroom corner unit with detached garage and 242 sf detached work/flex space above garage with private entrance. Private 2nd floor 160 sf patio. Large ground floor corner lot with garden/patio.



Site - Sustainable Elements

