Webster Ave Residences

PROJECT ADDRESS

305 Webster Ave

CLIENT

M&H Realty Trust

KHALSA DESIGN INC.

ARCHITECT



17 IVALOO STREET SUITE 400 SOMERVILLE, MA 02143 TELEPHONE: 617-591-8682 FAX: 617-591-2086

CONSULTANTS:

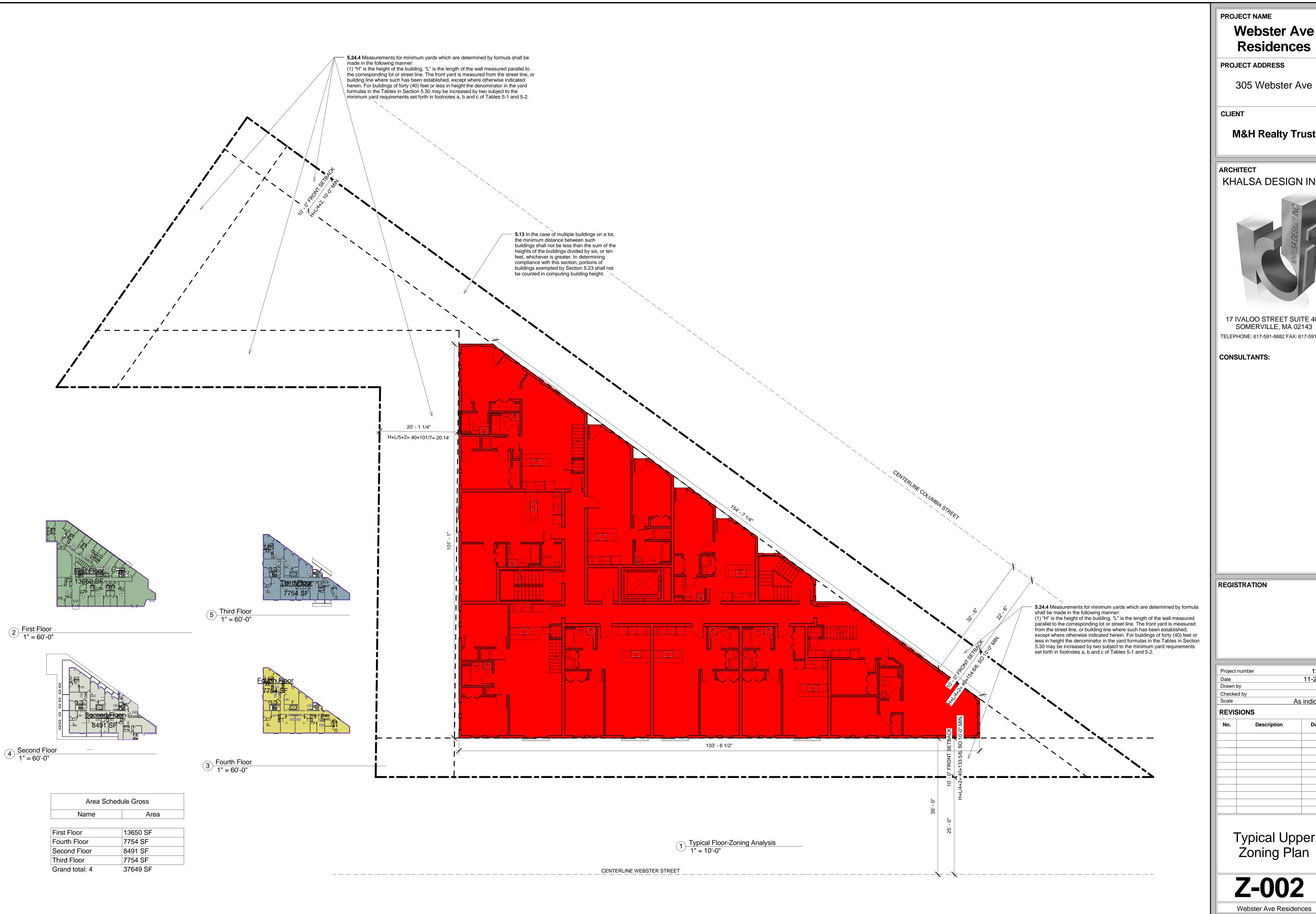
REGISTRATION

13003 11-21-14 Project number MT KDI 1" = 10'-0" Checked by REVISIONS

Date

First Floor Zoning Plans

Z-001



Webster Ave Residences

PROJECT ADDRESS

M&H Realty Trust

KHALSA DESIGN INC.



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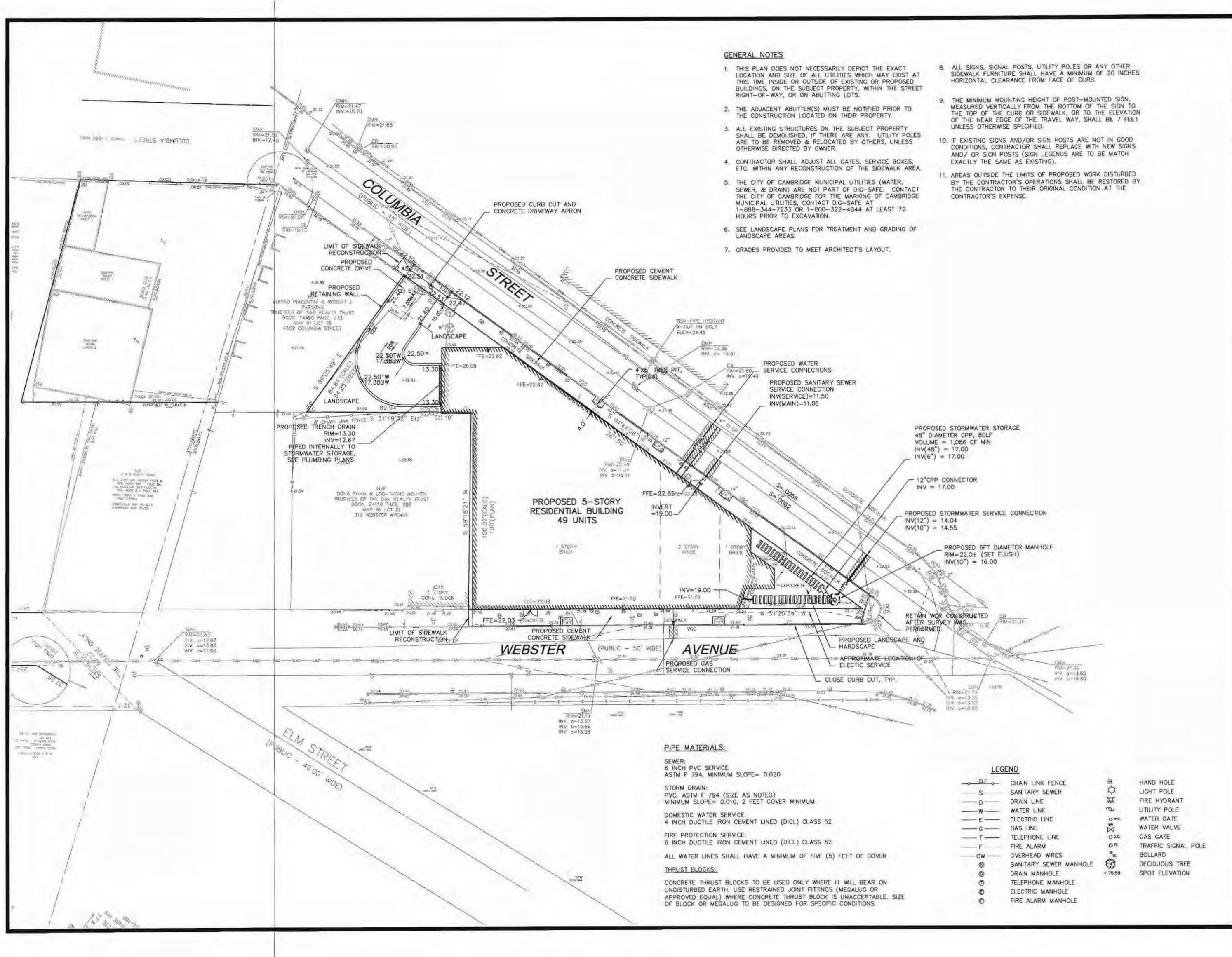
CONSULTANTS:

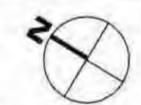
REGISTRATION

13003 Project number 11-21-14 KDI As indicated REVISIONS

REVISIONS			
No.	Description	Date	
	· · · · · · · · · · · · · · · · · · ·	1	

Typical Upper Zoning Plan





NORT

Design Consultants, Inc.

CVIT ENGINEERS WITHING THE PARTY OF T

ARCHITECT

KHALSA DESIGN, INC.

17 IVALOO STREET SUITE 400

SOMERVILLE, MA 02143

617-591-8682

PROJECT TEAM

305 WEBSTER AVENUE

OWNER

M&H Realty Trust

17 IVALOO STREET SUITE 400

SOMERVILLE, MA 02143

617-591-8682

PROJECT INFO

REV DESCRIPTION DATE



2.5

PROPOSED SITE PLAN

SHEET NAME

C-2.0

SHT NO:

DR BY: RLB

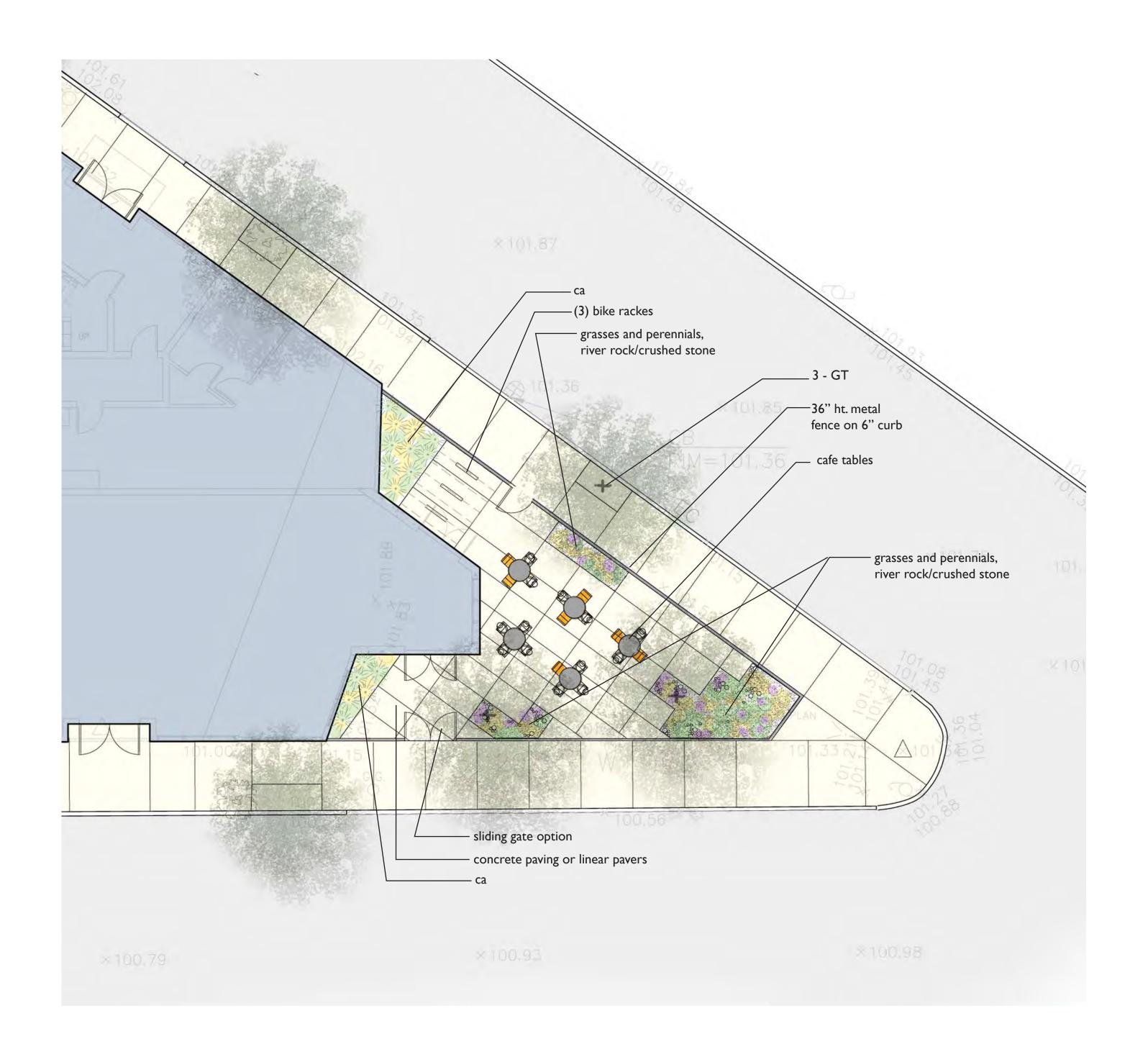
CHK BY: SBS

PROJ NO: 2013-117

DATE: OCTOBER 31, 2014

SCALE: 1" = 20"

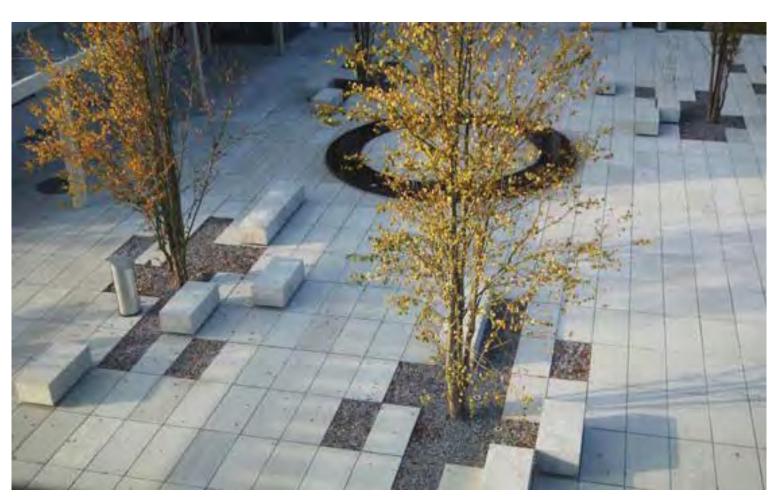






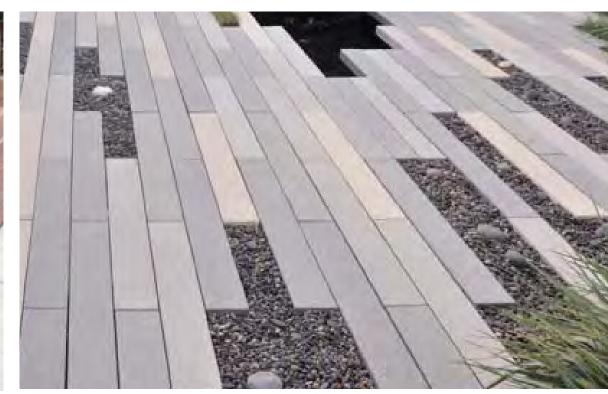
PERSPECTIVE





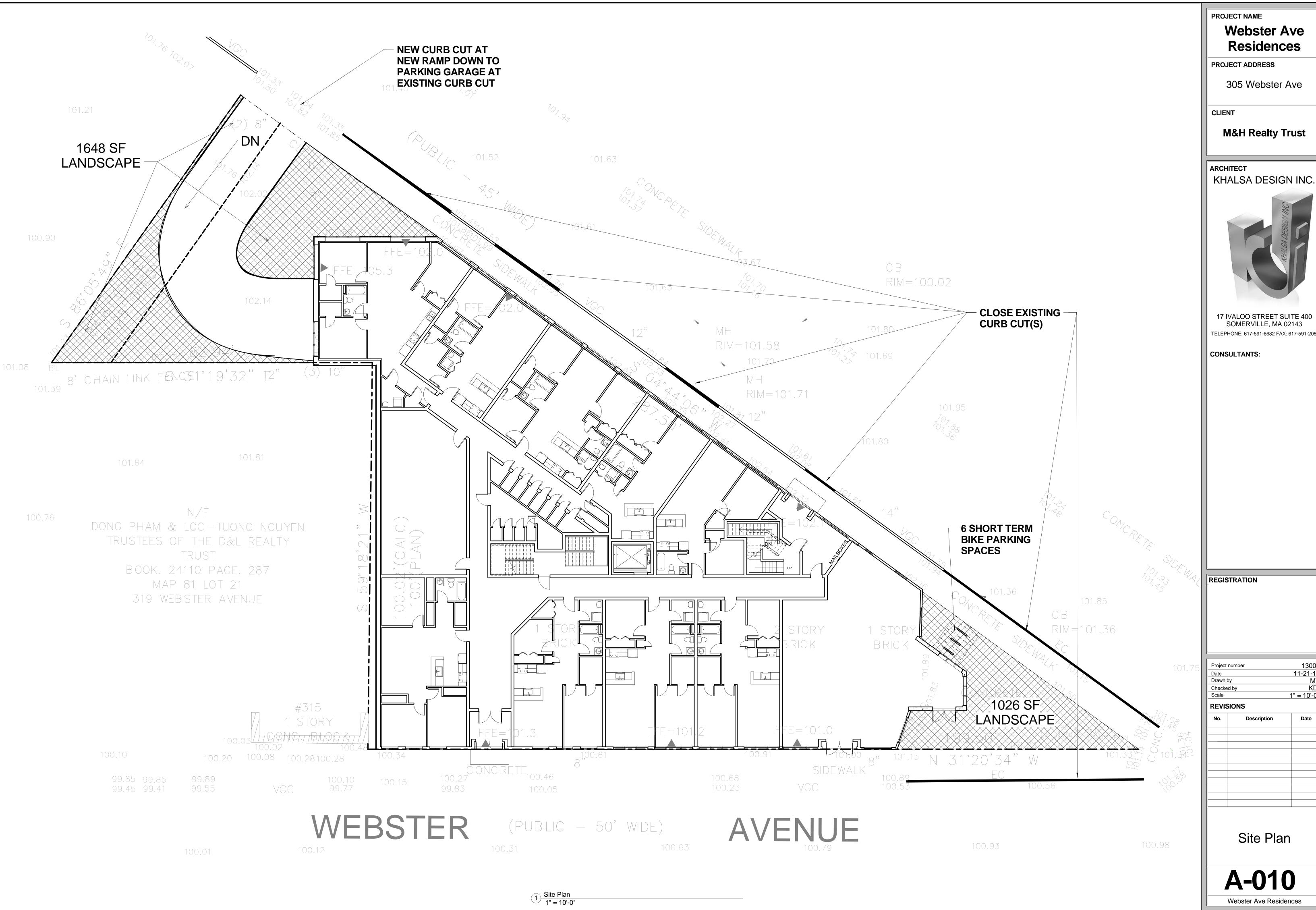












Webster Ave Residences

PROJECT ADDRESS

M&H Realty Trust



17 IVALOO STREET SUITE 400 SOMERVILLE, MA 02143 TELEPHONE: 617-591-8682 FAX: 617-591-2086

CONSULTANTS:

13003 11-21-14 MT KDI 1" = 10'-0" Project number

Date

Site Plan

A-010

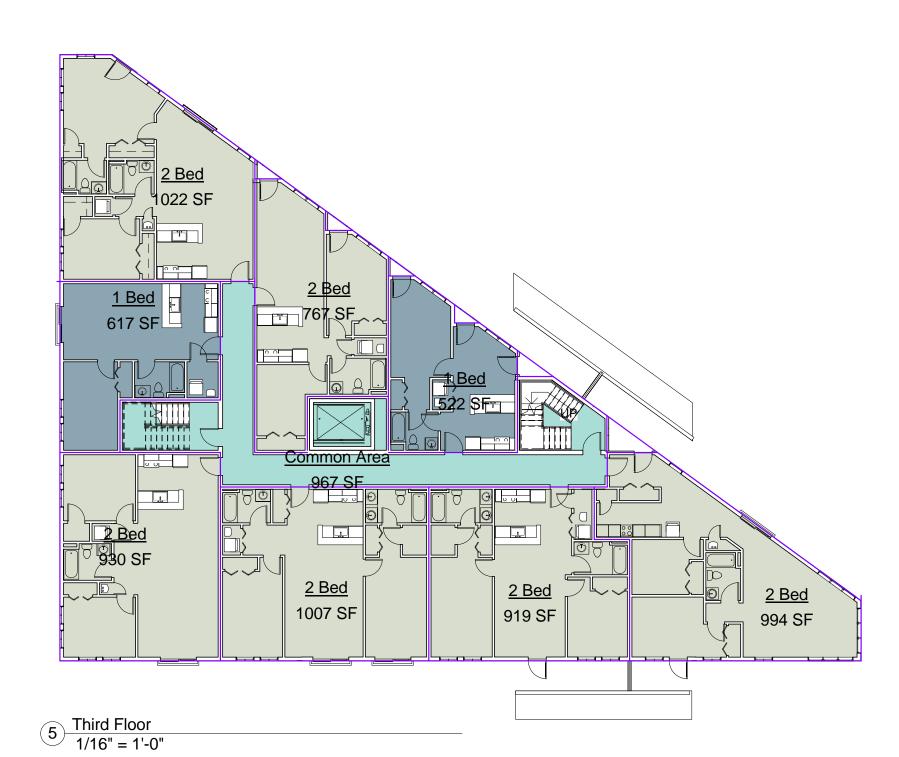
PROJECT ADDRESS

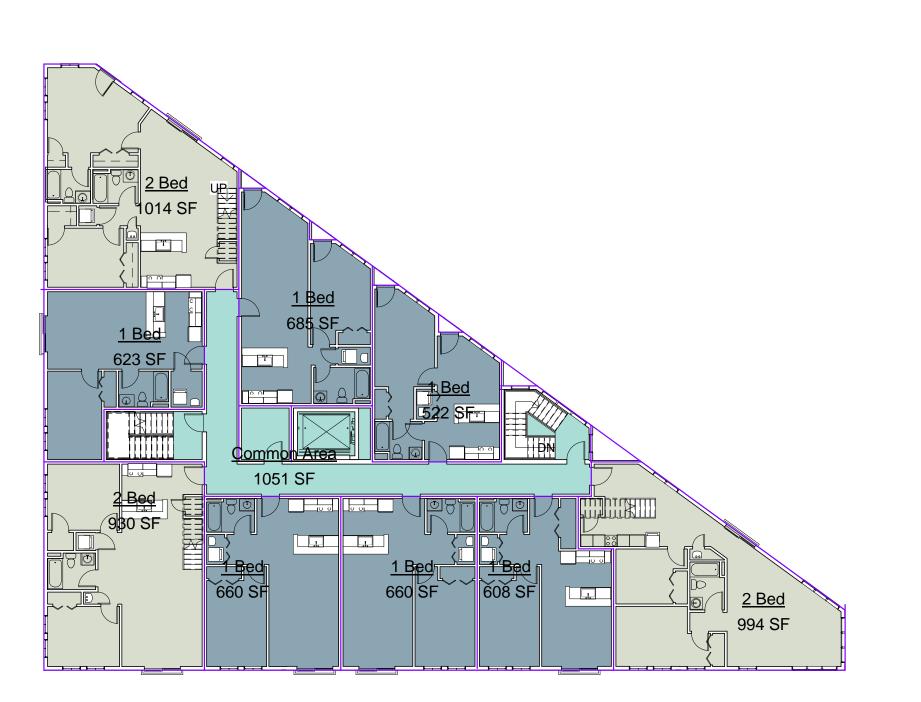
Webster Ave

Residences

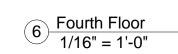
305 Webster Ave

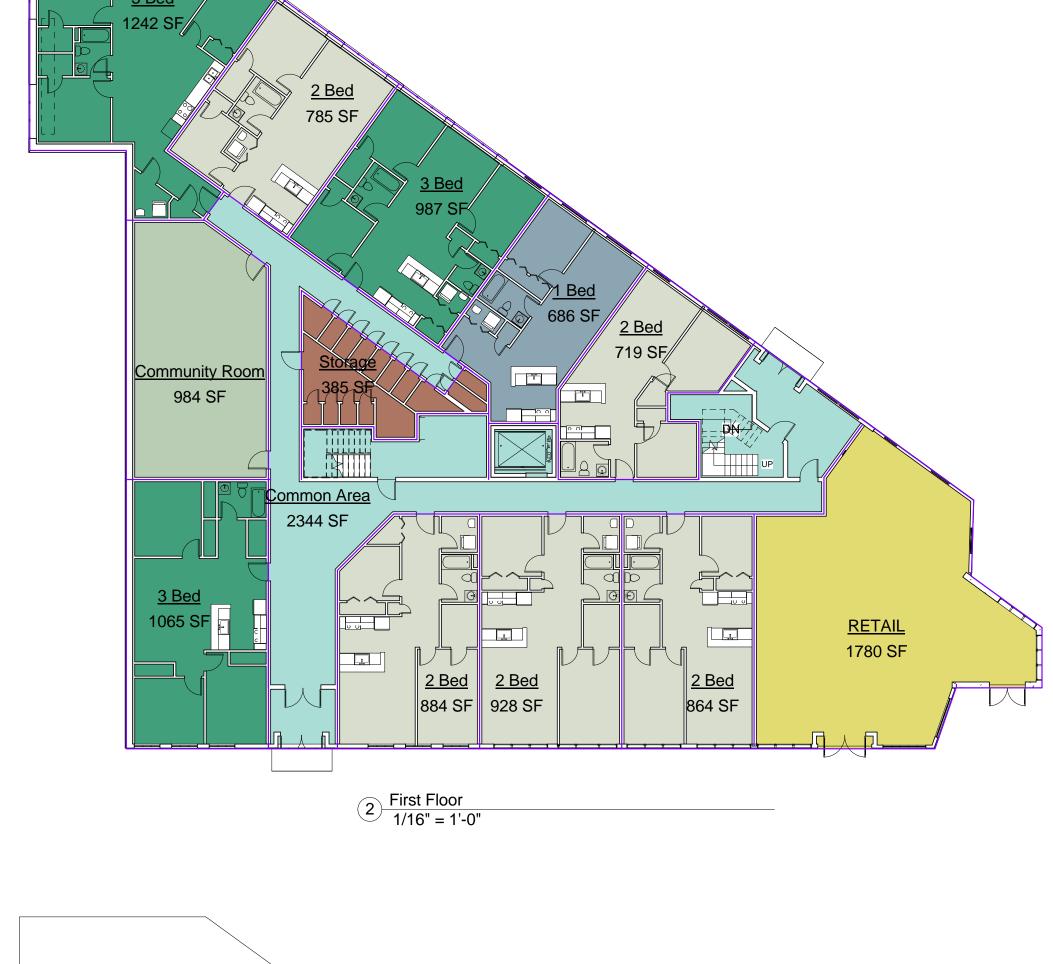
1 Bed First Floor 2 Bed First Floor 3 Bed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Floor 2 Bed Floor 3 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 7 Bed Third Floor 7 Bed Third Floor 8 Bed Third Floor 9 Bed Third Floor 1 Bed Fourth Floor	Area 686 SF 884 SF 928 SF 785 SF 719 SF
2 Bed First Floor 3 Bed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Floor 2 Bed Floor 3 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 7 Bed Third Floor 7 Bed Third Floor 8 Bed Third Floor 9 Bed Third Floor 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	884 SF 928 SF 785 SF 719 SF
2 Bed First Floor 3 Bed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Floor 2 Bed Floor 3 Bed Floor 5 Bed Floor 5 Bed Floor 5 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 7 Bed Third Floor 7 Bed Third Floor 8 Bed Third Floor 9 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	884 SF 928 SF 785 SF 719 SF
2 Bed First Floor 2 Bed First Floor 2 Bed First Floor 3 Bed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Floor 2 Bed Floor 3 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 7 Bed Third Floor 7 Bed Third Floor 8 Bed Third Floor 9 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	928 SF 785 SF 719 SF
2 Bed First Floor 2 Bed First Floor 3 Bed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Floor 2 Bed Floor 3 Bed Floor 5 Bed Floor 5 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 7 Bed Third Floor 7 Bed Third Floor 8 Bed Third Floor 9 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	785 SF 719 SF
First Floor Bed First Floor Bed First Floor First Floor Bed First Floor First Floor First Floor First Floor First Floor Common Area First Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Second Floor Bed Floor Bed Floor Bed Floor Bed Floor Bed Third Floor Bed Fourth Floor Bed Fourth Floor	719 SF
First Floor Bed First Floor Bed First Floor Bed First Floor Bed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: Bed Second Floor Bed Floor Bed Floor Bed Floor Bed Floor Bed Floor Bed Third Floor	
Sed First Floor Sed First Floor Sed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 Second Floor First Floor Third Floor Third Floor Second Floor Second Floor Second Floor Floor Second Floor Third Floor Second Floor Second Floor Third Floor Sed Third Floor Sed Third Floor Third Floor Sed Third Floor Sed Third Floor Third Floor Sed Floor Sed Third Floor Sed Third Floor Sed Floor Sed Third Floor Sed Third Floor Sed Floor Sed Fourth Floor Sed Fourth Floor	1064 CE
Sed First Floor Common Area First Floor Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Second Floor 2 Bed Second Floor 2 Bed Second Floor 2 Bed Second Floor 3 Bed Second Floor 4 Bed Second Floor 5 Bed Second Floor 5 Bed Second Floor 6 Bed Second Floor 6 Bed Second Floor 7 Bed Second Floor 7 Bed Second Floor 8 Bed Second Floor 9 Bed Third Floor 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	864 SF
Common Area Community Room First Floor RETAIL First Floor Second Floor Second Floor Second Floor Second Floor Second Floor Second Floor First Floor First Floor First Floor First Floor Second Floor Second Floor	1065 SF
Common Area Community Room RETAIL First Floor Storage First Floor Second Floor Second Floor Second Floor Second Floor Second Floor Second Floor Second Floor Floo	1242 SF
Community Room First Floor RETAIL First Floor Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Third Floor 1 Bed Third Floor 2 Bed Third Floor 3 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 6 Third Floor 6 Third Floor 6 Third Floor 6 Third Floor 7 Third Floor 7 Bed Fourth Floor 8 Fourth Floor 9 Fourth Floor 9 Fourth Floor	987 SF
RETAIL Storage First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Third Floor 3 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 6 Bed Third Floor 7 Third Floor 7 Bed Third Floor 7 Third Floor 8 Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	2344 SF
First Floor First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Second Floor 3 Second Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Fourth Floor	984 SF
First Floor: 13 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Second Floor 3 Second Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 7 Bed Fourth Floor 6 Bed Fourth Floor	1780 SF
1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 1 Bed Second Floor 2 Bed Second Floor 3 Second Floor 4 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 6 Bed Third Floor 7 Bed Fourth Floor 6 Bed Fourth Floor 6 Bed Fourth Floor 6 Bed Fourth Floor 6 Bed Fourth Floor	385 SF
1 Bed Second Floor 1 Bed Second Floor 2 Bed Second Floor 3 Second Floor 4 Bed Third Floor 5 Bed Third Floor 5 Bed Third Floor 6 Third Floor 6 Bed Fourth Floor	13653 S
Second Floor Bed Second Floor Floor Bed Second Floor Floor Floor Floor Floor Bed Third Floor Floor Floor Floor Bed Third Floor	617 SF
Second Floor Bed Bed Second Floor Bed Second Floor Second Floor Bed Second Floor Second Floor Second Floor Second Floor Third Floor Bed Third Floor Third Floor Bed Third Floor Third Floor Floor Bed Third Floor Fl	660 SF
Second Floor Second Floor Bed Second Floor Second Floor Second Floor Second Floor Second Floor Third Floor Second Floor Bed Third Floor Floor Bed Third Floor Floor Bed Third Floor	523 SF
Second Floor Bed Second Floor Bed Second Floor Second Floor Second Floor Second Floor Second Floor Third Floor Bed Third Floor Floor Bed Third Floor Floor Bed Third Floor Floor Bed Third Floor Floo	573 SF
Second Floor Bed Second Floor Second Floor Second Floor Second Floor Second Floor Second Floor Third Floor Bed Third Floor Floor Bed Third Floor Floor Fourth Floor Bed Third Floor Third Floor Third Floor Fourth Floor Bed Fourth Floor Fourth Floor Fourth Floor Fourth Floor	930 SF
Second Floor Second Floor Second Floor Second Floor Second Floor Second Floor Third Floor Bed Third Floor Bed Third Floor Floor Bed Third Floor Floor Bed Third Floor Floor Bed Third Floor	1059 SF
Second Floor Common Area Second Floor Second Floor: 10 1 Bed Third Floor 1 Bed Third Floor 2 Bed Third Floor 3 Bed Third Floor 4 Bed Third Floor 5 Bed Third Floor 6 Third Floor 7 Third Floor 7 Third Floor 8 Third Floor 8 Third Floor 8 Third Floor 9 Third Floor 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	1381 SF
Common Area Second Floor Second Floor: 10 1 Bed Third Floor 1 Bed Third Floor 2 Bed Third Floor 1 Bed Third Floor There Floor	767 SF
Second Floor: 10 1 Bed Third Floor 1 Bed Third Floor 2 Bed Third Floor 1 Bed Fourth Floor	1022 SF
Third Floor Third Floor Bed Third Floor Third Floor Bed Third Floor Bed Third Floor Third Floor Bed Third Floor Floor Third Floor Third Floor Third Floor Third Floor Third Floor Fourth Floor Bed Fourth Floor Fourth Floor Fourth Floor Fourth Floor	836 SF
Third Floor Bed Third Floor Thed Floor Fourth Floor Bed Fourth Floor Bed Fourth Floor Fourth Floor Bed Fourth Floor	8365 SF
Third Floor Bed Third Floor	617 SF
Third Floor Bed Third Floor Bed Third Floor Bed Third Floor Bed Third Floor Fourth Floor Bed Fourth Floor Bed Fourth Floor Fourth Floor Bed Fourth Floor Fourth Floor Fourth Floor	522 SF
2 Bed Third Floor Common Area Third Floor Third Floor: 9 1 Bed Fourth Floor	930 SF
Third Floor Bed Third Floor Bed Third Floor Thed Fourth Floor Bed Fourth Floor Bed Fourth Floor Bed Fourth Floor Bed Fourth Floor Fourth Floor Bed Fourth Floor	1007 SF
2 Bed Third Floor 2 Bed Third Floor Common Area Third Floor Third Floor: 9 1 Bed Fourth Floor	919 SF
2 Bed Third Floor Common Area Third Floor Third Floor: 9 1 Bed Fourth Floor	994 SF
Common Area Third Floor Third Floor: 9 1 Bed Fourth Floor	767 SF
Third Floor: 9 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	1022 SF
1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	967 SF
1 Bed Fourth Floor 1 Bed Fourth Floor 1 Bed Fourth Floor	7746 SF
1 Bed Fourth Floor 1 Bed Fourth Floor	623 SF
1 Bed Fourth Floor	660 SF
1 Bed Fourth Floor	660 SF
	608 SF
1 00111111001	685 SF
1 Bed Fourth Floor	522 SF
2 Bed Fourth Floor	930 SF
2 Bed Fourth Floor	994 SF
2 Bed Fourth Floor	1014 SF
Common Area Fourth Floor	1014 SI
Fourth Floor: 10	7746 SF
Grand total: 42	37510 S





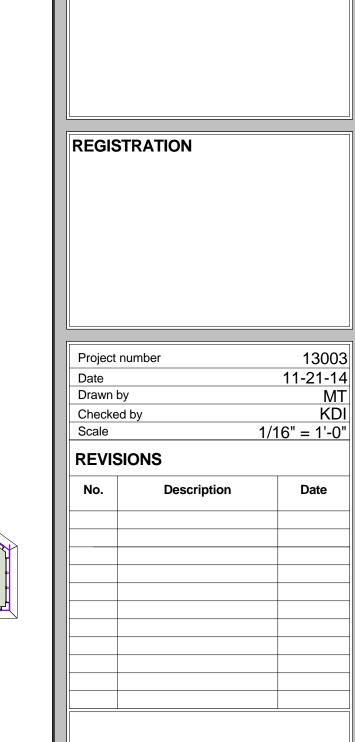
13 1 BEDROOM UNITS 19 2 BEDROOM UNITS 3 3 BEDROOM UNITS 35 UNITS TOTAL



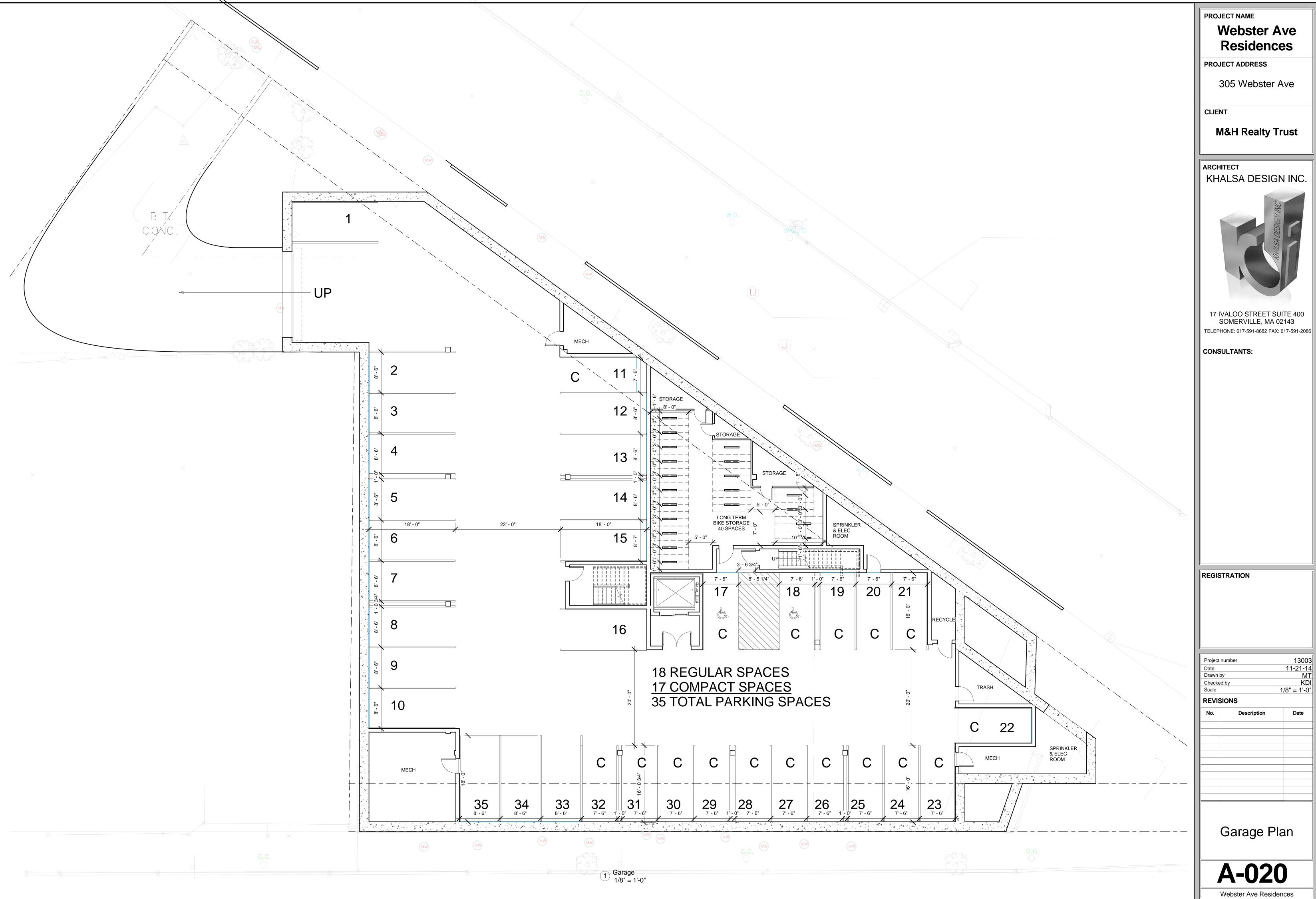




_ _ _ _ _



Area Plans



11-21-14 MT KDI 1/8" = 1'-0"

Webster Ave Residences

PROJECT ADDRESS

305 Webster Ave

CLIENT

M&H Realty Trust

ARCHITECT

KHALSA DESIGN INC.



17 IVALOO STREET SUITE 400 SOMERVILLE, MA 02143 TELEPHONE: 617-591-8682 FAX: 617-591-2086

CONSULTANTS:

REGISTRATION

First Floor Plans

A-100

13003 11-21-14 Author Checker 1/8" = 1'-0"

Checked by Scale

Project number

REVISIONS

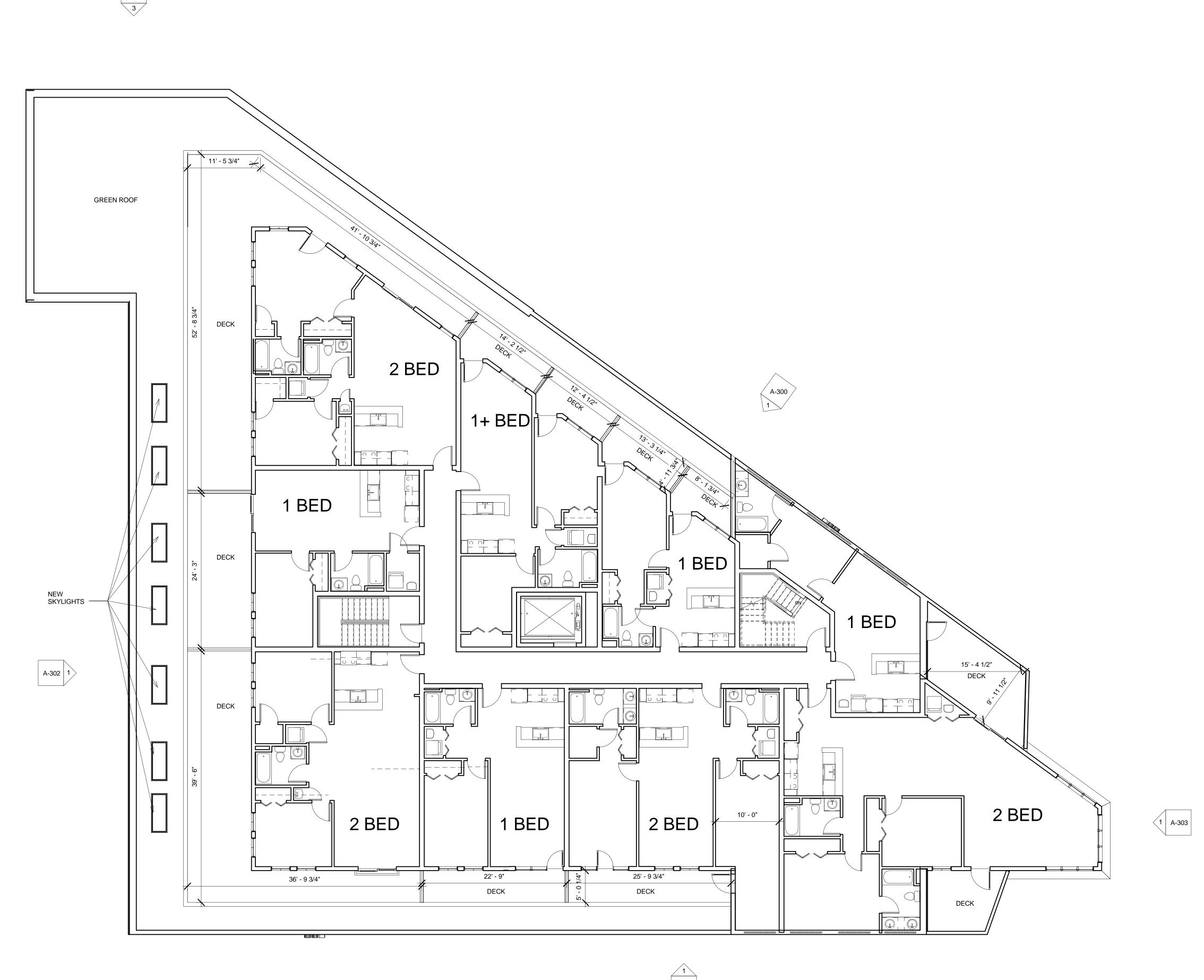
Date Drawn by

Date

Second Floor Plan

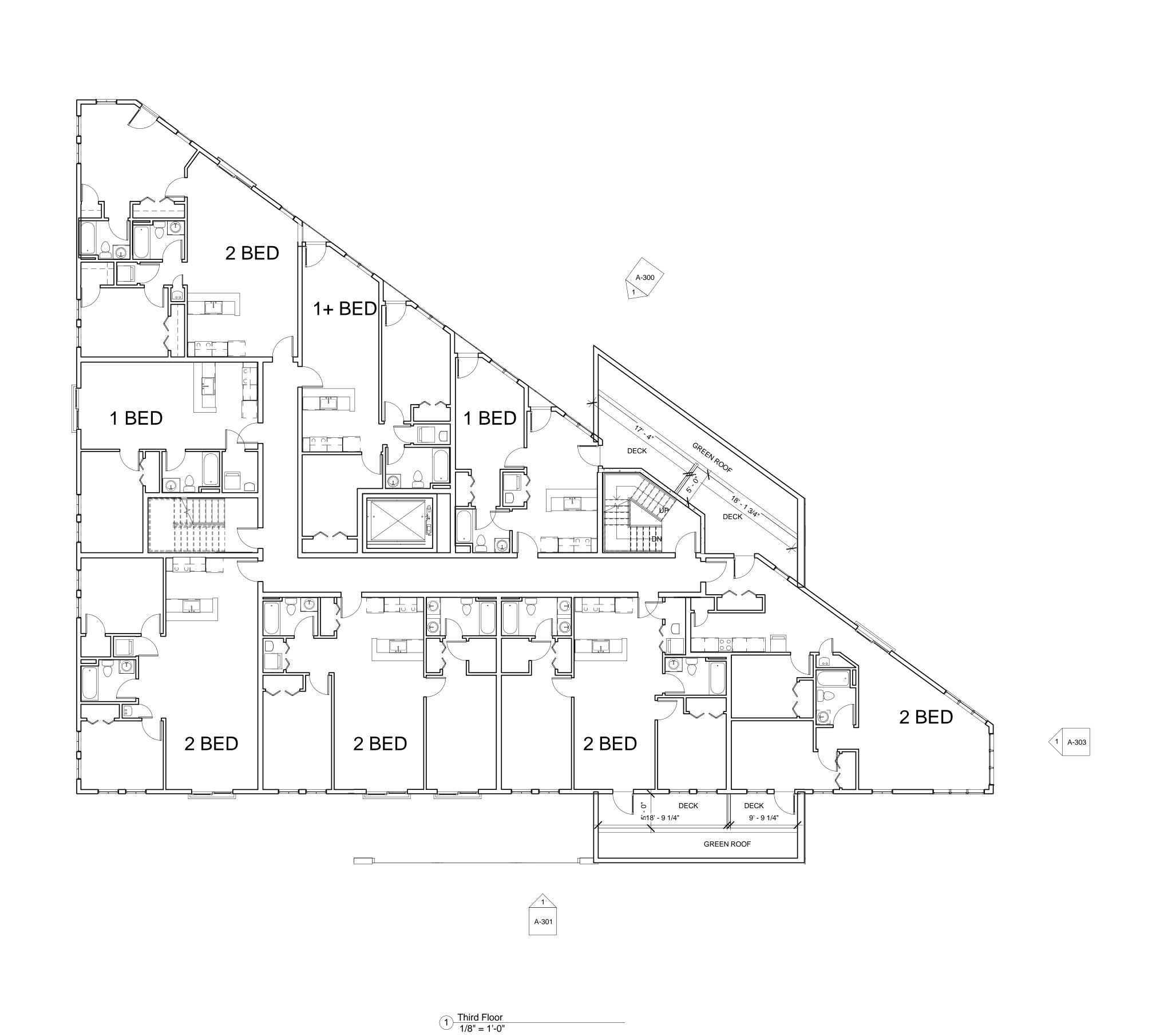
A-101

Webster Ave Residences



1 Second Floor 1/8" = 1'-0"

Webster Ave Residences



A-302 1

PROJECT NAME

Webster Ave Residences

PROJECT ADDRESS

305 Webster Ave

CLIENT

M&H Realty Trust

ARCHITECT KHALSA DESIGN INC.



17 IVALOO STREET SUITE 400 SOMERVILLE, MA 02143 TELEPHONE: 617-591-8682 FAX: 617-591-2086

Project	number	13003
Date		11-21-14
Drawn	by	MT
Checke	ed by	KDI
Scale	1	/8" = 1'-0"
REVIS	SIONS	
No.	Description	Date

No.	Description	Date

Third Floor

A-102

PROJECT NAME **Webster Ave** Residences PROJECT ADDRESS 305 Webster Ave CLIENT M&H Realty Trust

ARCHITECT KHALSA DESIGN INC.



17 IVALOO STREET SUITE 400 SOMERVILLE, MA 02143 TELEPHONE: 617-591-8682 FAX: 617-591-2086

CONSULTANTS:

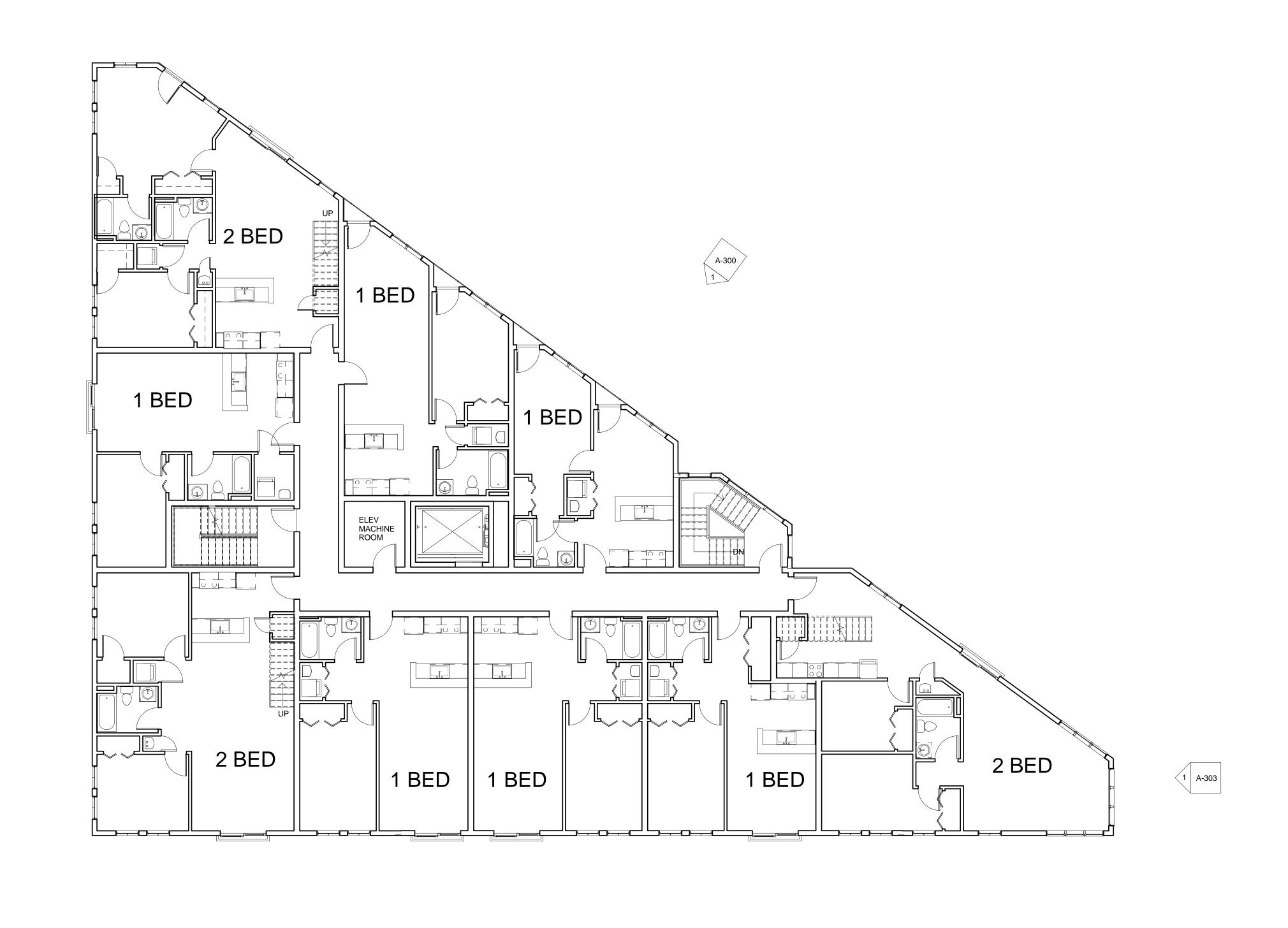
REGISTRATION

- 1		
	Project number	13003
١	Date	11-21-14
١	Drawn by	Author
١	Checked by	Checker
١	Scale	1/8" = 1'-0"
	REVISIONS	

REVISIONS			
No.	Description	Date	

Fourth Floor Plan

A-103 Webster Ave Residences



A-302 1

PROJECT NAME **Webster Ave** Residences PROJECT ADDRESS 305 Webster Ave **M&H Realty Trust**

ARCHITECT KHALSA DESIGN INC.

CLIENT



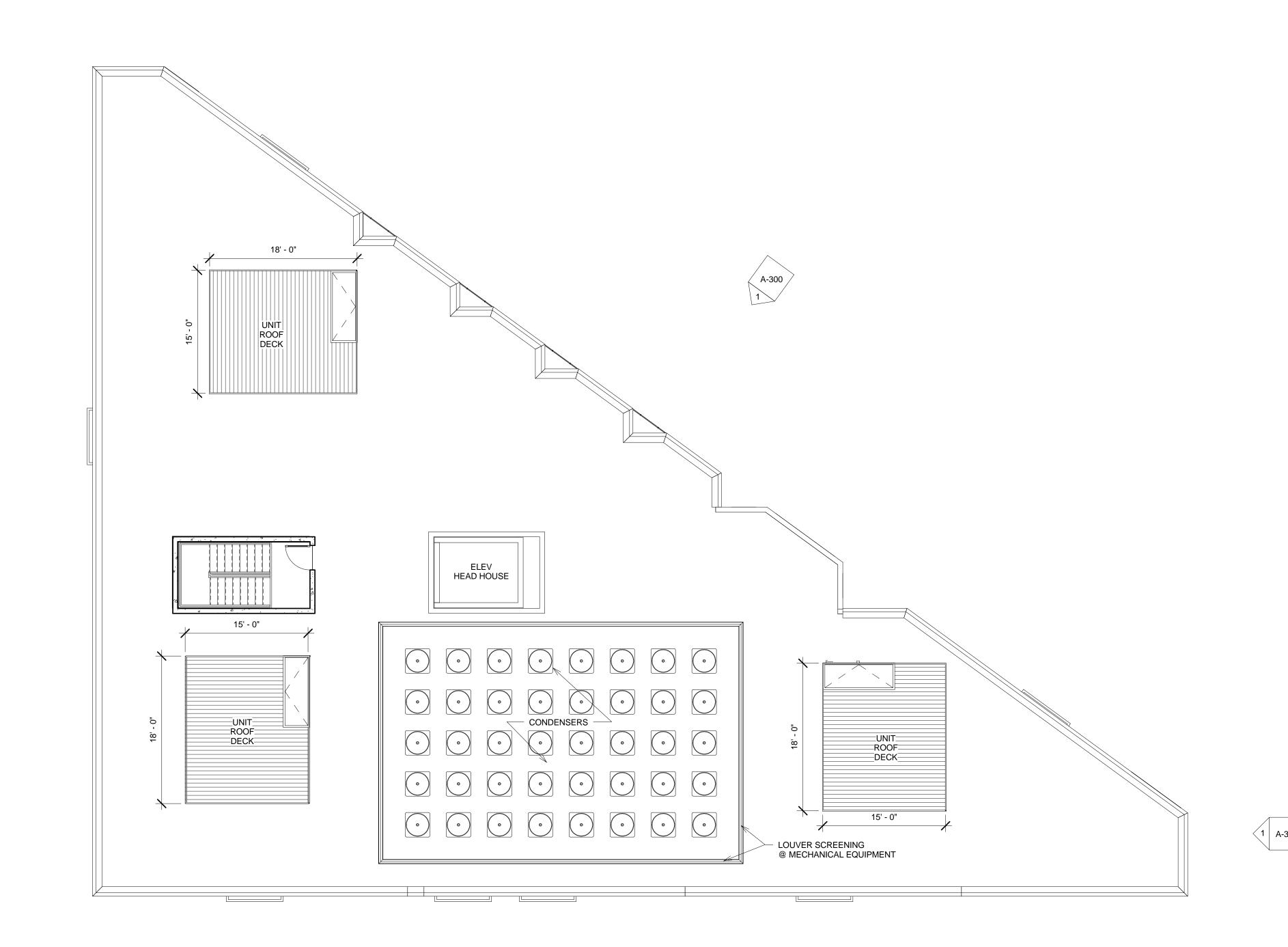
17 IVALOO STREET SUITE 400 SOMERVILLE, MA 02143 TELEPHONE: 617-591-8682 FAX: 617-591-2086

Project number	13003
Date	11-21-14
Drawn by	Author
Checked by	Checker
Scale	1/8" = 1'-0"
REVISIONS	

No.	Description	Date

Roof Plan

A-104 Webster Ave Residences



1 Roof 1/8" = 1'-0"