

## **145 High Street: Current Condition and Proposed Development**

Please find the following proposal regarding the property at 145 High Street that is currently in extreme disrepair. Please refer to the attached site plan for the highlighted areas described below.

### **10-Car Garage (Highlighted in Orange):**

The garage roof has completely collapsed. We plan to remove the debris and evaluate the structural integrity of the remaining exterior brick and mortar walls. If viable, we will repair the walls and install a new roof to provide off-street parking for the proposed units.

### **Existing Single-Family Home (Highlighted in Blue):**

The current structure has a collapsed rear roof and an interior filled with debris. We intend to clear the site to assess the building's safety and condition. Our plan is to retain the majority of the structure, adding a third story and dormers to accommodate three units within the renovated footprint.

### **Proposed Addition (Highlighted in Red):**

We propose adding two units and an Accessory Dwelling Unit (ADU) to the property. This addition will be attached to the existing structure via a breezeway.

### **Project Summary-**

In total, we are proposing six residential units (five units plus one ADU) serviced by the onsite 10-car garage.

We aim to maintain the current design of the existing building by matching the roofline and using James Hardie plank siding and 6-light vinyl windows. We also plan to add porches to each unit, located either at the rear or facing the driveway.

We have engaged an architect to formalize drawings and have provided pictures for reference for your review. We would appreciate your input and comments on the proposed addition and overall design before we finalize the architectural plans.

Best regards,

Danial and Vanessa Ferreira