

OMEGA FINISHING SOLUTIONS INC.

TONY MAHEY



PROPOSED REZONING 9311-9313-9321 /156 ST NW

Proposal to convert RF1 to RA7

Plan to build a 3 story, multi purpose commercial/residential building to include on-site parking and dedicated garbage disposal area

REZONING OPPORTUNITY

Affordable Housing

- Potential list price of $200-350k unit

Community Growth

- Building density closer to central Edmonton

High Density Growth

- Encourages the population to engage with amenities within the community



3 STORY BUILDING

Proposed Apartment Building will include, 2BR and 3BR options:

- Main floor to be retail commercial with some green space for outdoor seating
- On-site parking included
- Potential space for community garden
- Potential Recreational Common Room i.e. Gym
- Possibility of green charging energy station
- Curb appeal
- Aligning with city's future planning/development

Lot size 150 x 150





SINGLE FAMILY HOMES

Single family homes in Edmonton. Experience with infills in mature neighborhoods. Custom home builds



MULTIFAMILY/ ROW HOUSING

4 plex row housing with legal basement suites in Grovenor, Glenwood, Sherwood



COMMERCIAL

Medical clinics, franchises, retro fitting apartment and commercial buildings.



MULTI STOREY APARTMENTS

We’ve acquired this parcel of land. Opportunity to build to adjacent apartments & commercial strip malls, in front of the future LRT line



THANKYOU

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