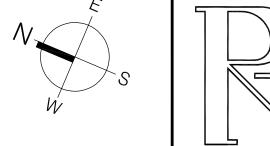


Compliance



Rosaline J. Hill Architect Inc

2022-02-17 ISSUED FOR SITE PLAN CONTROL

No. Y/M/D REVISION

ZONING COMPLIANCE Provision Required Provided No minimum 614.39m² Minimum Lot Minimum Lot Front Yard 0 metres - 0.69 metres at-grade Maximum: 2 metres 3.7m for apartment building Interior Side Yard Minimum 1.2 metres for a residential 1.28 metres + Where the rear lot line abuts a 7.55 metres residential zone, 7.5 metres Minimum: 6.7 metres for a distance 14.5 metres of 20 metres from the front lot line Maximum 14.5 metres Active Entrances The façade facing the main street Active entrances are maintained must include at least one active along Dalhousie Street entrance serving each residential use occupying any part of the ground 3 metres; may be reduced to one 1.28 metres to south, with a metre where a minimum 1.4 metre fence provided high opaque fence is provided All other cases: no minimum Covered or uncovered balcony, The existing covered porch and Projections into porch, deck, platform and stairs for the two-storey heritage verandah building project over the front lot front yard and corner side yard: the greater of 2m or 50% of the required front yard or corner side yard, but no closer than 1m interior side yard and rear yard: no The canopies on the front of the cottage building projects 0.9 metres over the front lot line Canopies and Awnings not closer than 0.6 m to a lot line 0.6 metre projection, 6.95 metres from rear lot line 1 m, but not closer than 1.2 m from a 6m² / dwelling unit, 50% required as 9m² / dwelling unit = 225m²

0 residential spaces required

Vehicle Parking (Area Y, Schedule 0.1 spaces / dwelling unit, less the 0 spaces No first 12 units: 11 x 0.1 = 1 space 0.5 / dwelling unit 23 x 0.5 = 12 spaces required Bicycle Parking 12 spaces Yes Bicycle Parking Horizontal: 0.6m by 1.8m Bicycle Parking Minimum width: 1.5 metres. 1.5 metres + Yes Aisle Dimension

It is the responsibly of the appropriate contractor to check & verify all dimensions on site and report all errors &/or omissions to the architect. All contractors must comply with all pertinent codes & by-laws, & use proprietary products as directed by the manufacturer. Do not scale drawings. Copyright reserved.

LOWERTOWN APT. BLDG. 109-115 Dalhousie St., Ottawa, Ontario, K1N 7C1

SITE PLAN

ΑW NOV. 2021 oject No: 2113 1:100

