



ZONING MATRIX			
ZONING:	RG4		
		REQUIRED	PROPOSED
MINIMUM LOT WIDTH		30m	30.25m
MINIMUM LOT AREA		1800m ²	1818.04m ²
MAXIMUM BUILDING HEIGHT		15m	9.4m
MINIMUM SETBACKS	FRONT (EAST)	12m	16.00m
	SIDE 1 (SOUTH)	4.5m	10.31m
	REAR (WEST)	7.5m	13.62m
	SIDE 2 (NORTH)	4.5m	4.50m
LOT AREA:		1818.04m ²	-
BUILDING AREA		466.85m ²	-
MAXIMUM LOT COVERAGE		50%	25.6%
PARKING SPACES		4	8
BARRIER FREE PARKING SPACES		1	2
LANDSCAPED BUFFERS	ABUTTING STREET	3m	10.01m
	NOT ABUTTING STREET	NONE	2.9m, 0.36m, 4.5m
	GREEN SPACE RATIO WITH PARKING LOT	15%	114.3%

SITE PLAN

PROPOSED LIGHT INDUSTRIAL BUILDING

1:200

140 REIS ROAD

SEPT 1 2022
FOR PERMIT

SP1.0

GRANT+HENLEY
DESIGN GROUP