Fill out this table with the data for your project and include it on the front page of your development plans.

**Ensure that:** All values in metric and rounded to two decimal places

**Address:** \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

|  |  |  |  |
| --- | --- | --- | --- |
|  | **Bylaw Requirement** | **Proposed** | **Variance** |
| **Lot Size** | | | |
| Lot size (m²) | 400 min |  |  |
| Rear Lot Area (m²) | - |  |  |
| Small Lot (400-559 m²) | - |  |  |
| Medium Lot (560-999 m²) | - |  |  |
| Large Lot (< 1000 m²) | - |  |  |
| **Lot Coverage** | | | |
| Single Family Dwelling (m²) (%) | - |  |  |
| Accessory Building(s) (m²) (%) | See Table 5.3 in Zoning Bylaw |  |  |
| Garden Suite (m²) (%) | See Table 5.3 in Zoning Bylaw |  |  |
| Rear Yard Lot Coverage (%) | 25.0 max |  |  |
| Total Lot Coverage (all bldgs) (%) | Maximum 40% or as specified in individual zones (whichever is lesser) |  |  |
| Total Impervious Surface Area (m²) | - |  |  |
| Open Site Space (%) (Includes landscape areas not covered by any portion of building, structure, or impervious surface, including driveways)  = Lot size – (total lot coverage + total impervious surface area) | 45.0 min |  |  |
| **Siting and Height** | | | |
| Garden Suite Location | Rear Yard |  |  |
| Rear Lot Line Setback (m) | 1.5 /  3.0 (two storey) |  |  |
| Interior Side Lot Line Setback (m) | 1.5 min |  |  |
| Interior Side Lot Line Setback (m) | 1.5 min |  |  |
| Combined Sideyard Setback (m) | 4.5 min |  |  |
| Exterior Side Lot Line Setback (m) | 3.5 min |  |  |
| Separation Space (m) | 4.0 min |  |  |
| Average Natural Grade | - |  |  |
| Average Finished Grade | - |  |  |
| Height Sloped Roof (m) | 4.2 (small and medium) 6.5 (large) |  |  |
| Height Flat Roof (m) | 3.75 (small and medium) 5.5 (large) |  |  |

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **Size** | | | | |
| Upper Floor (m²) | - |  | |  |
| Main Floor (m²) | - |  | |  |
| Crawlspace (m²) | - |  | |  |
| **Gross Floor Area (m²)** |  |  | |  |
| Two storey - Flat or Shallow Roof  Upper Floor Reduced | 60% of main floor area |  | |  |
| **Minimum Outdoor Amenity Space for Residents** | | | | |
| Dedicated outdoor space for garden suite (m²) | 20.0 min | |  |  |
| **General** | | | |  |
| Clear Pathway from street to the door of a Garden Suite (m) | 1.0 wide min | |  |  |
| **Parking** | | | | |
| Single Family Dwelling | 2 | |  |  |
| Garden Suite with Level 2 EV Charger | 1 | |  |  |