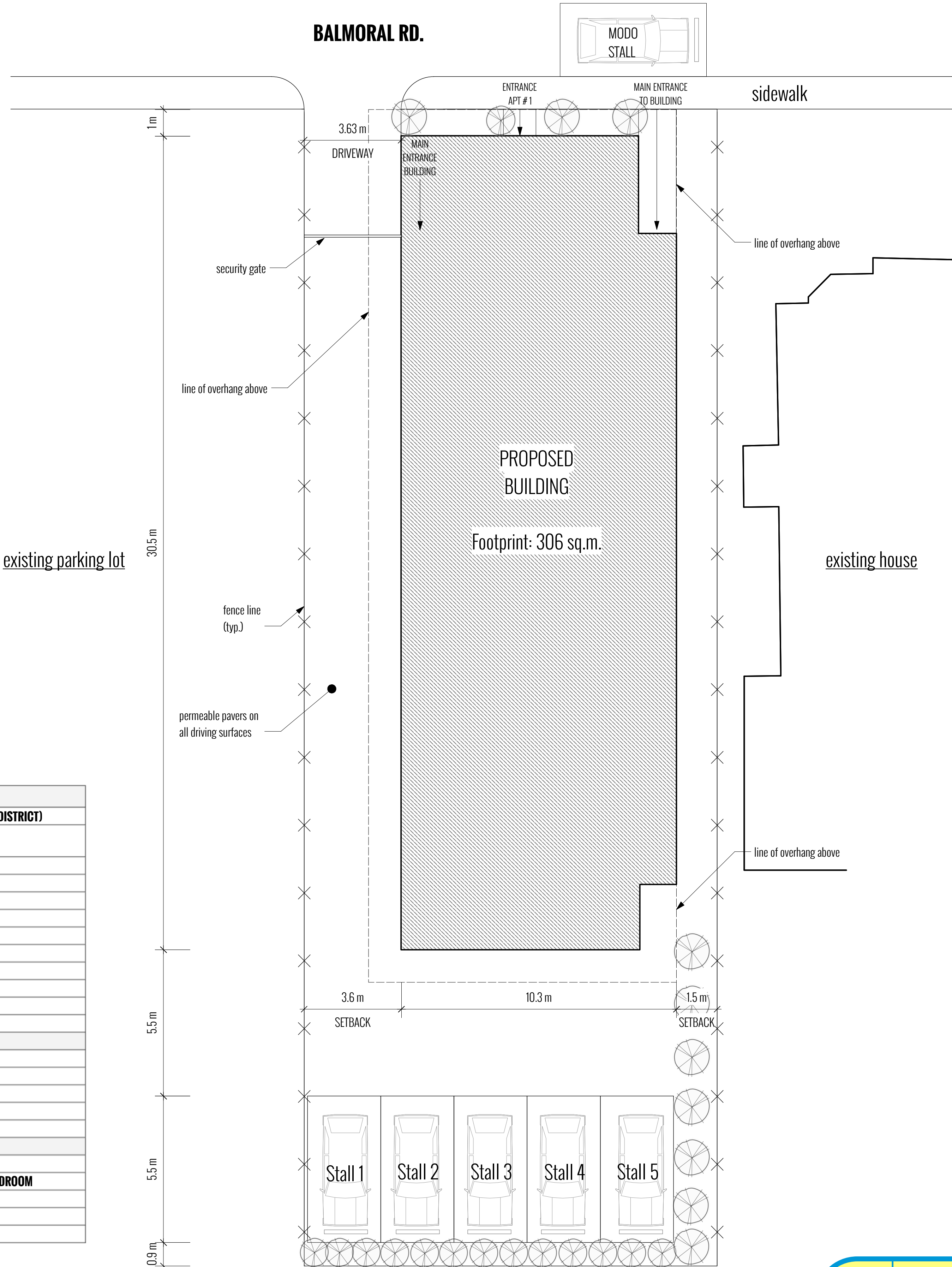


PROJECT INFORMATION TABLE	
Zone (existing)	R-2 (TWO FAMILY DWELLING DISTRICT)
Proposed zone or site specific zone If unsure, state "new zone"	NEW ZONE
Site area (m²)	672 sq.m.
Total floor area (m²)	1112 sq.m.
Commercial floor area (m²)	ZERO
Floor space ratio	1.65 : 1
Site coverage (%)	306 sq.m. 45.5%
Open site space (%)	54.5%
Height of building (m)	12.19m
Number of storeys	4
Parking stalls (number) on site	5
Bicycle parking number (Class 1 and Class 2)	Class 1 - 16
Building Setbacks (m)	
Front yard	1.0m
Rear yard	11.9m
Side yard (indicate which side)	EAST 1.5m
Side yard (indicate which side)	WEST 3.6m
Combined side yards	5.1m
Residential Use Details	
Total number of units	11
Unit type, e.g., 1 bedroom	6 - ONE BEDROOM, 5 - TWO BEDROOM
Ground-orientated units	2
Minimum unit floor area (m²)	50 sq.m.
Total residential floor area (m²)	659 sq.m.

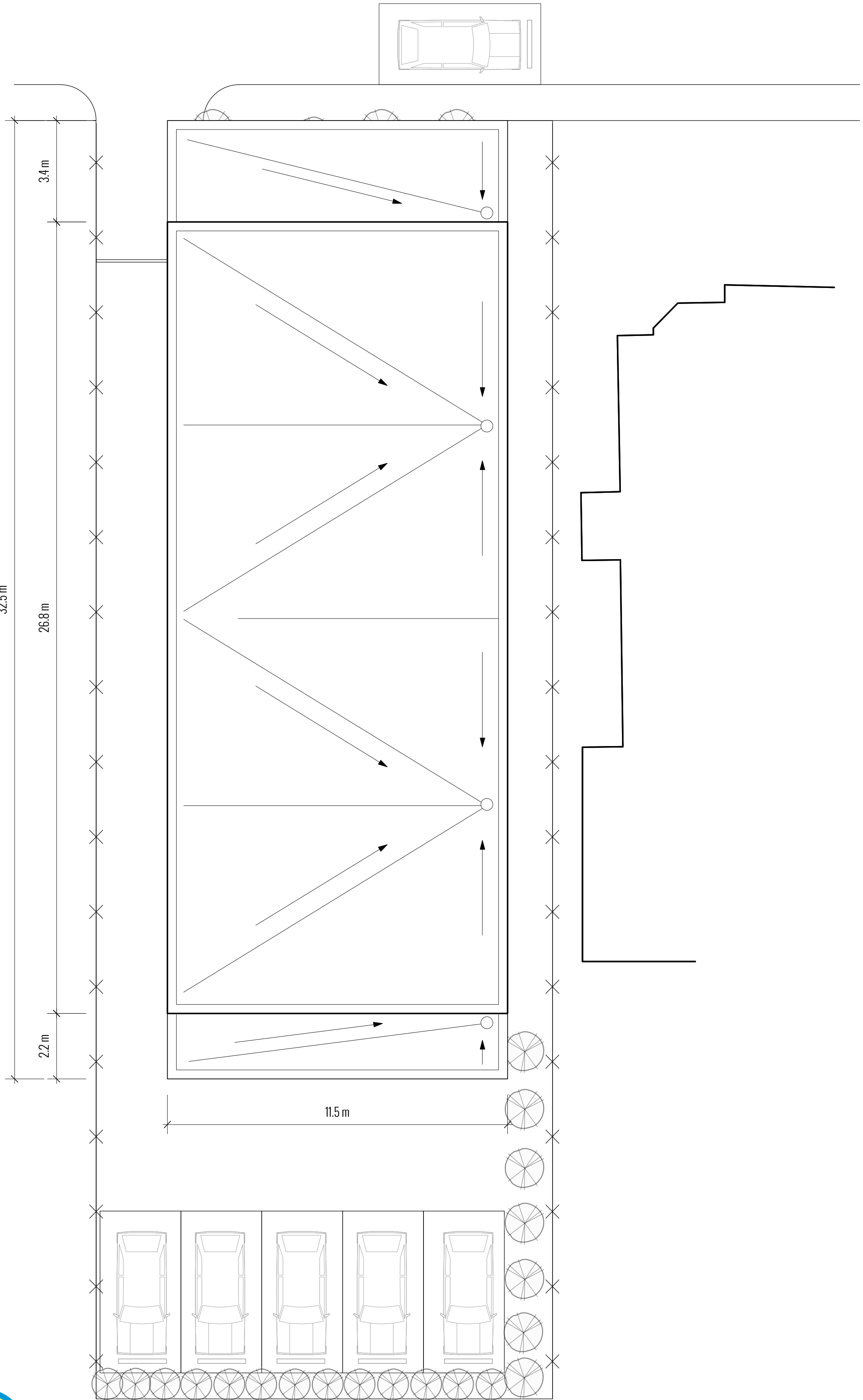


SITE PLAN

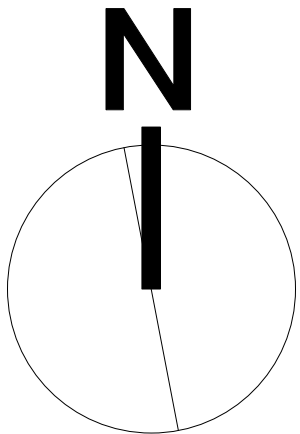
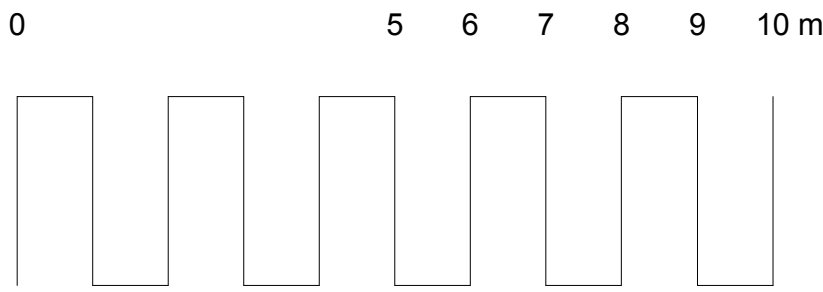


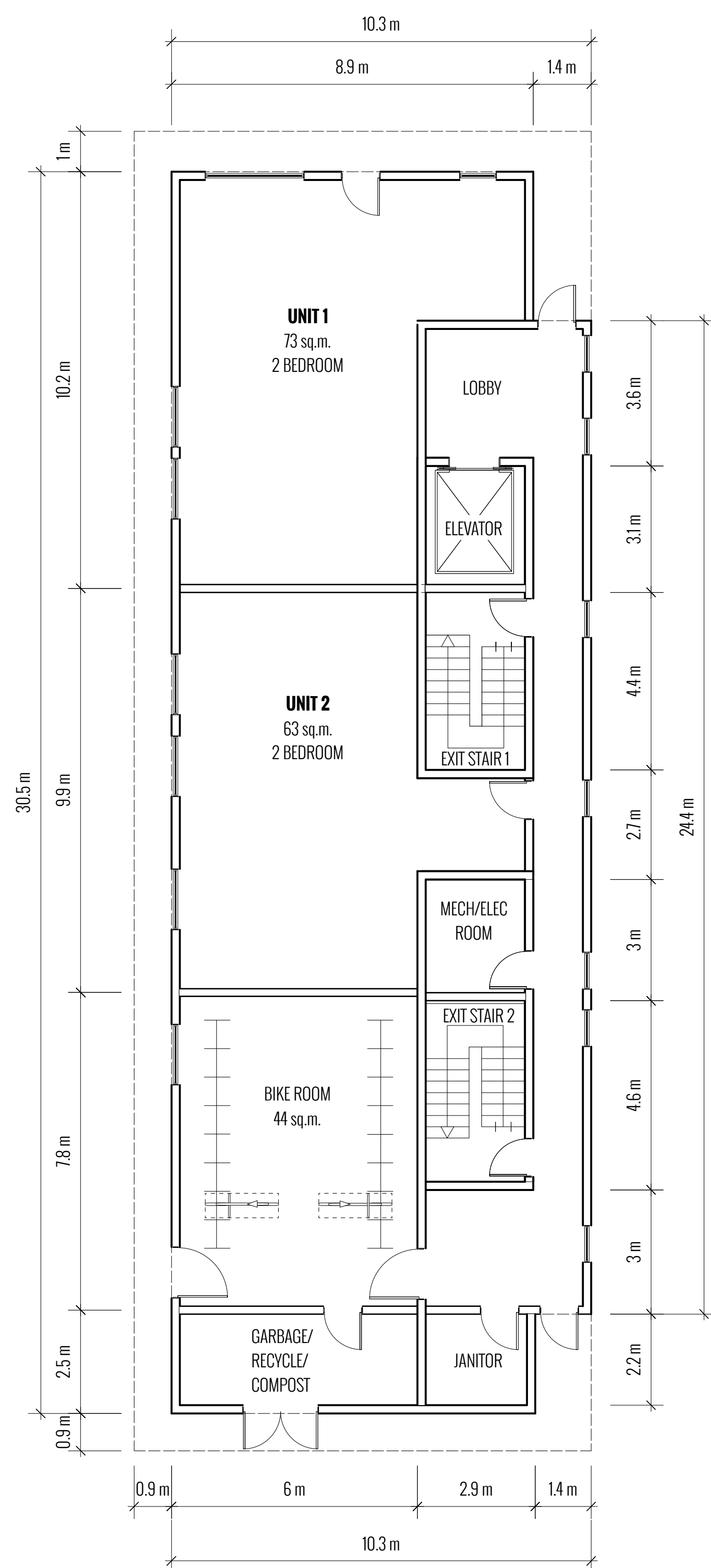
**Original
Submission**

**Received Date:
June 15, 2017**

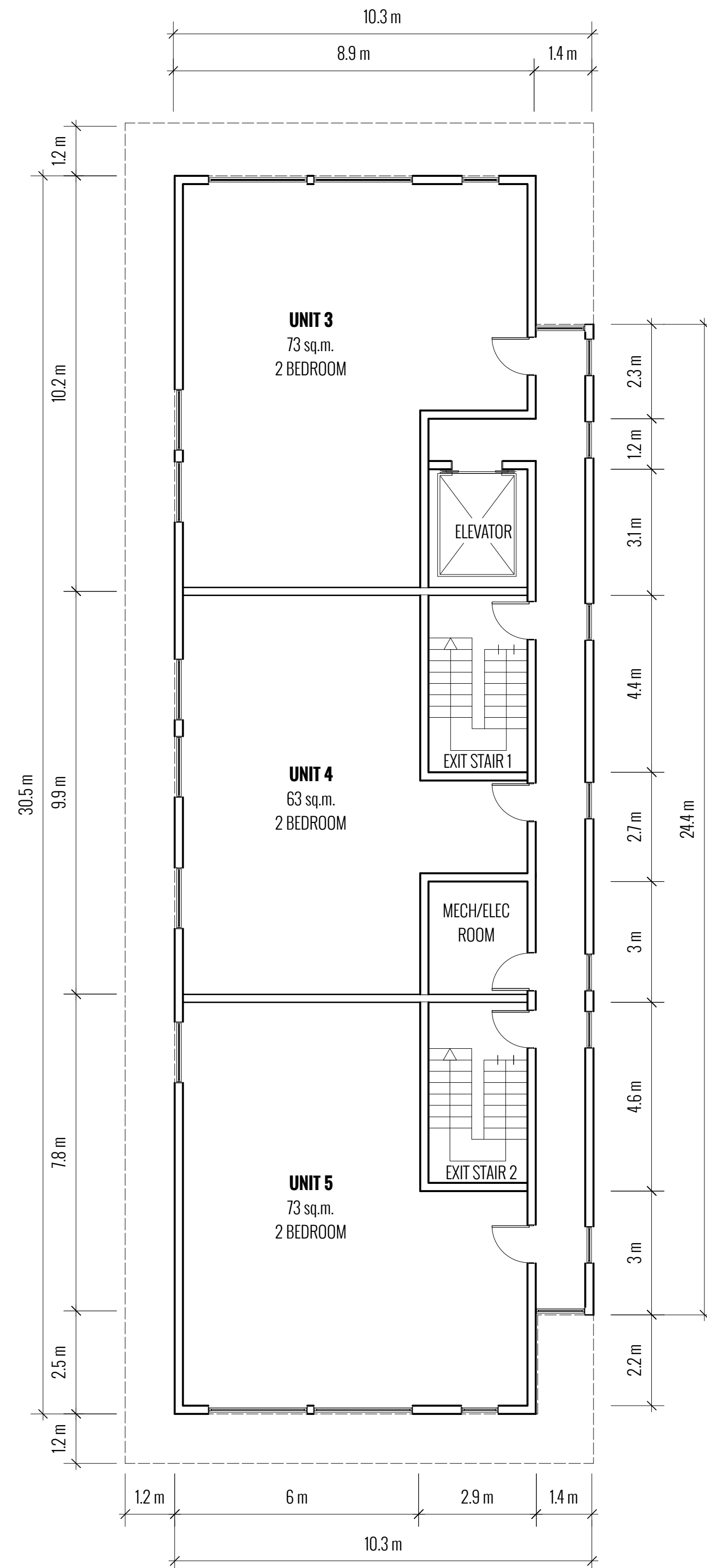


ROOF PLAN

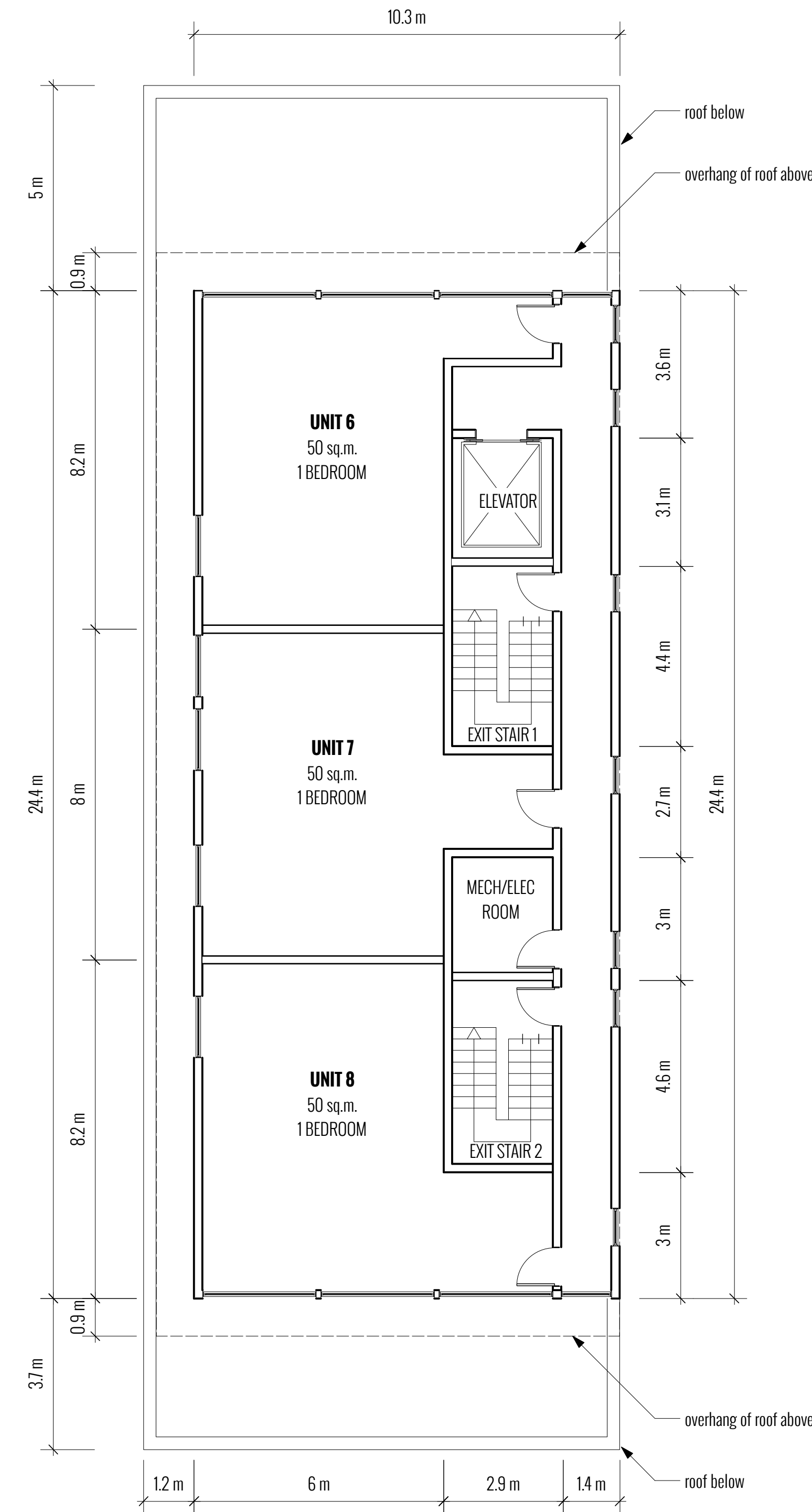




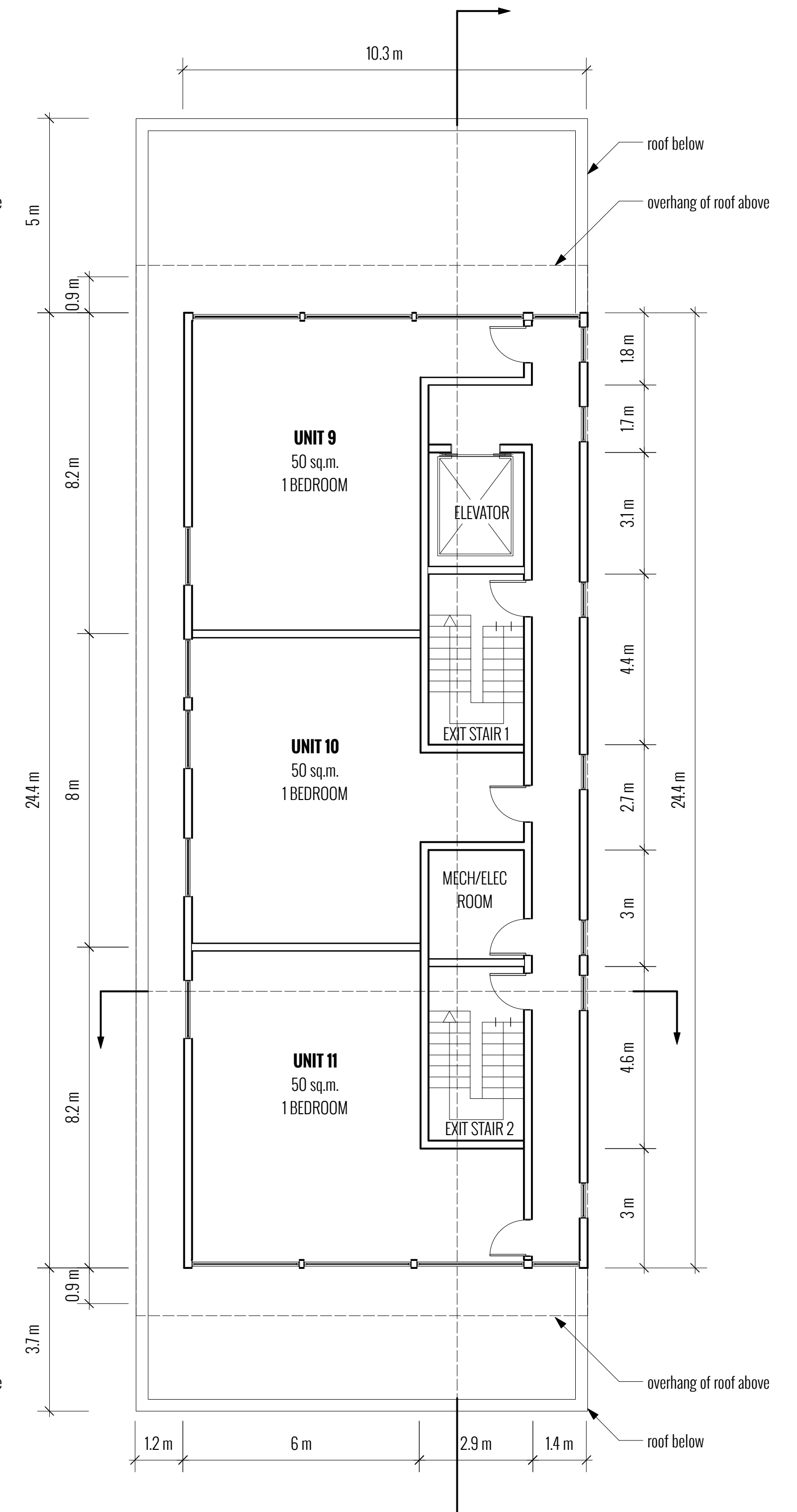
GROUND FLOOR PLAN



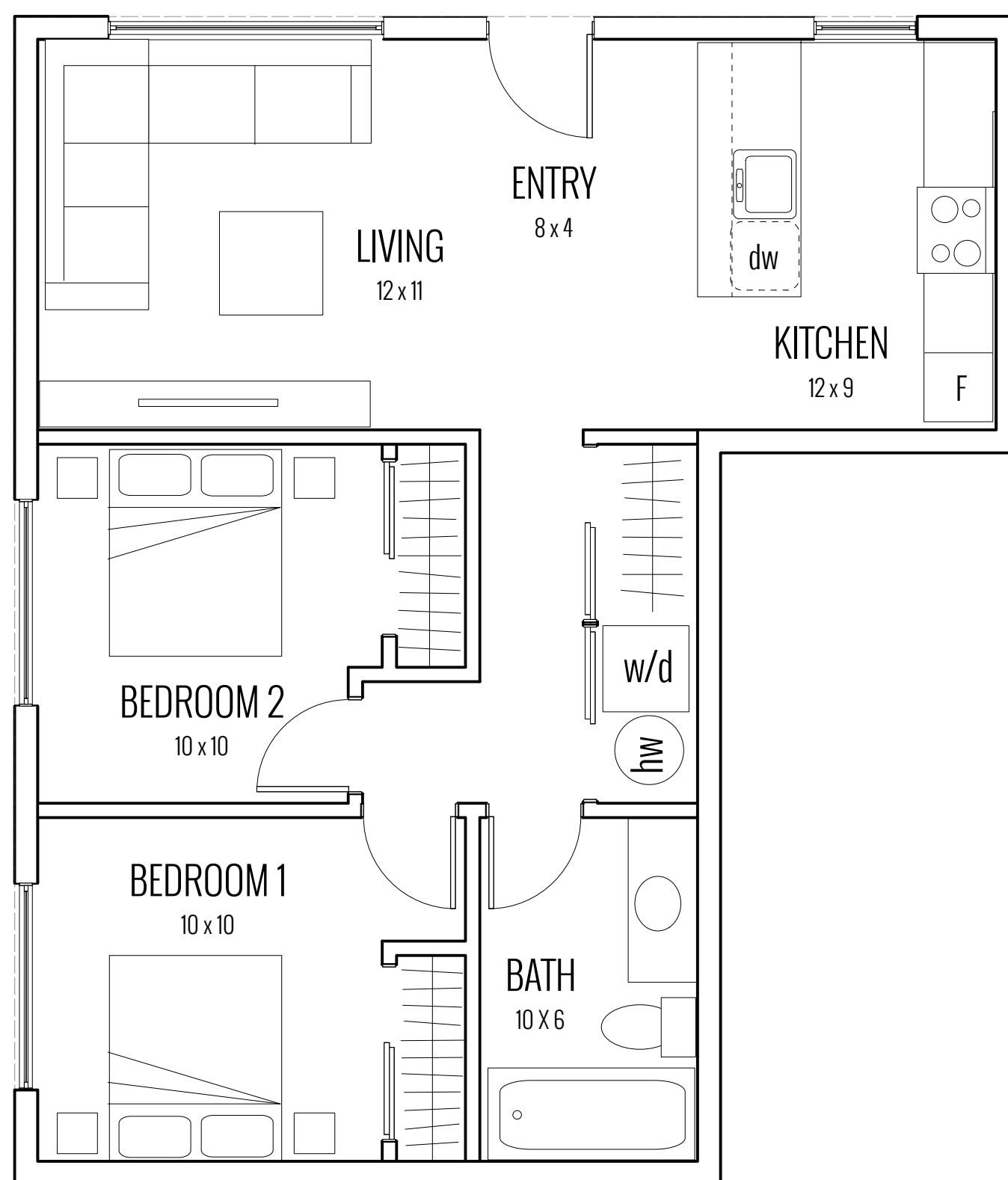
SECOND FLOOR PLAN



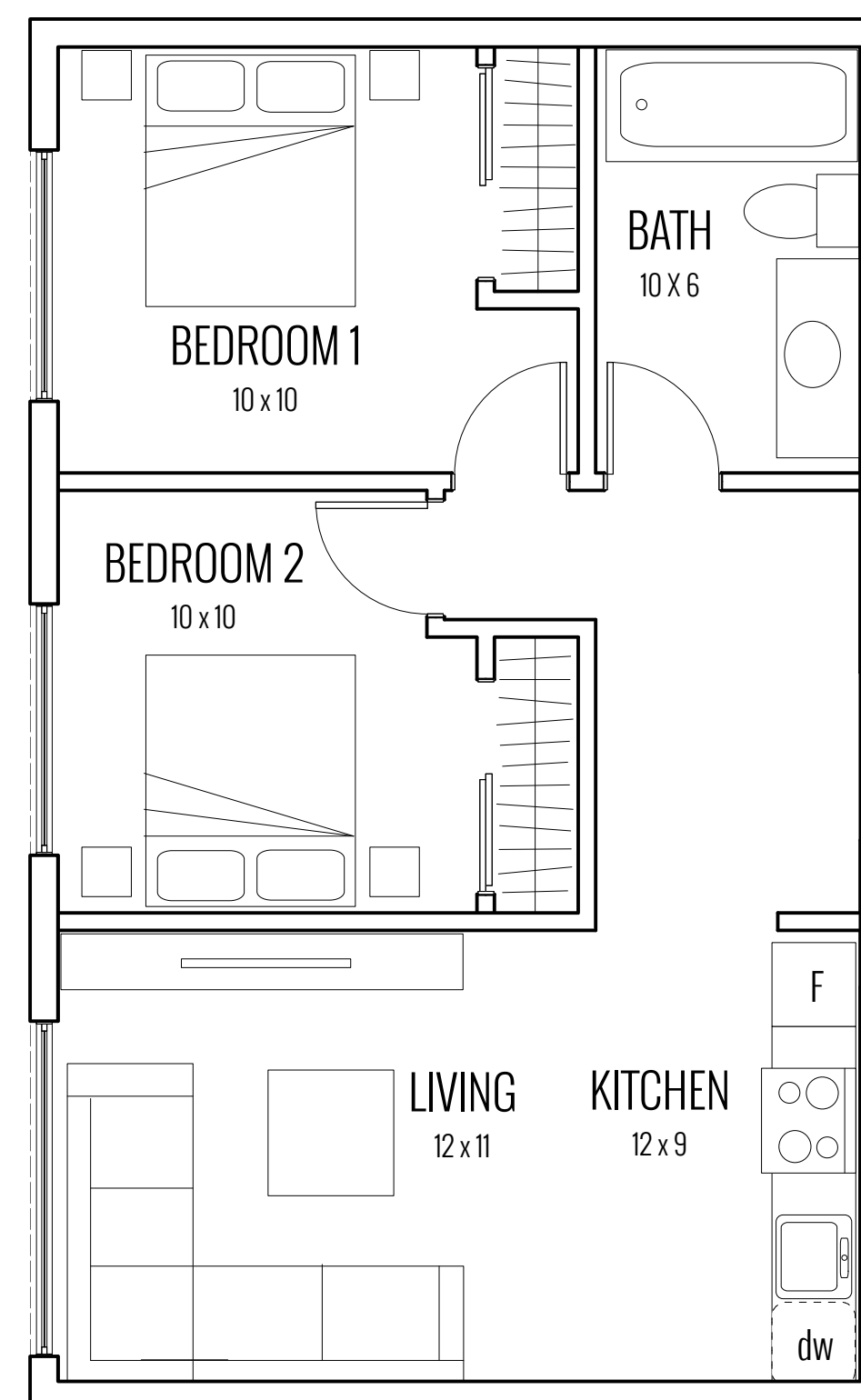
THIRD FLOOR PLAN



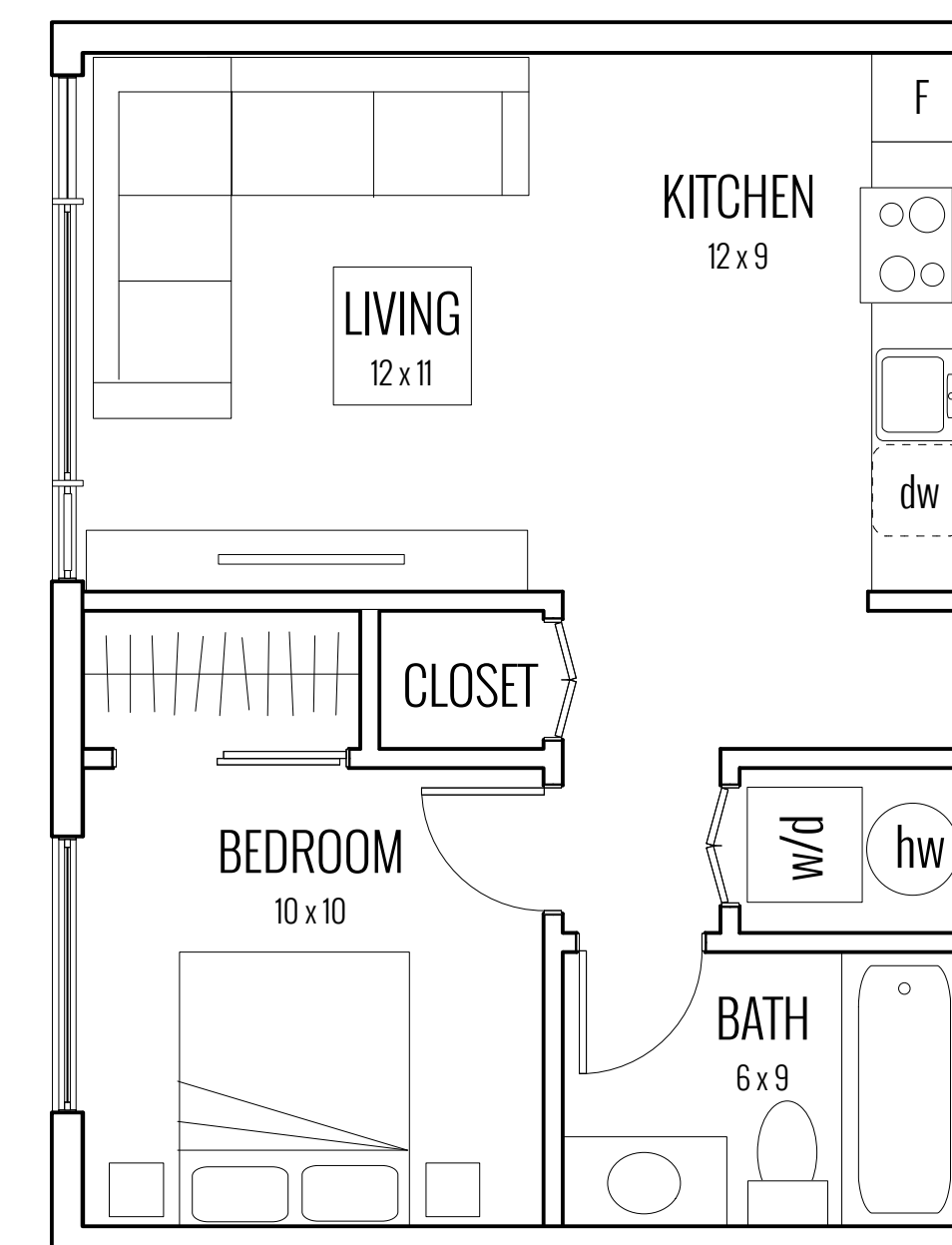
FOURTH FLOOR PLAN



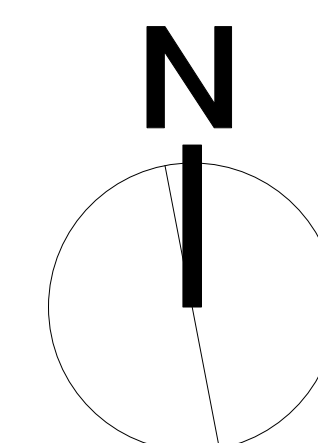
UNIT TYPE A



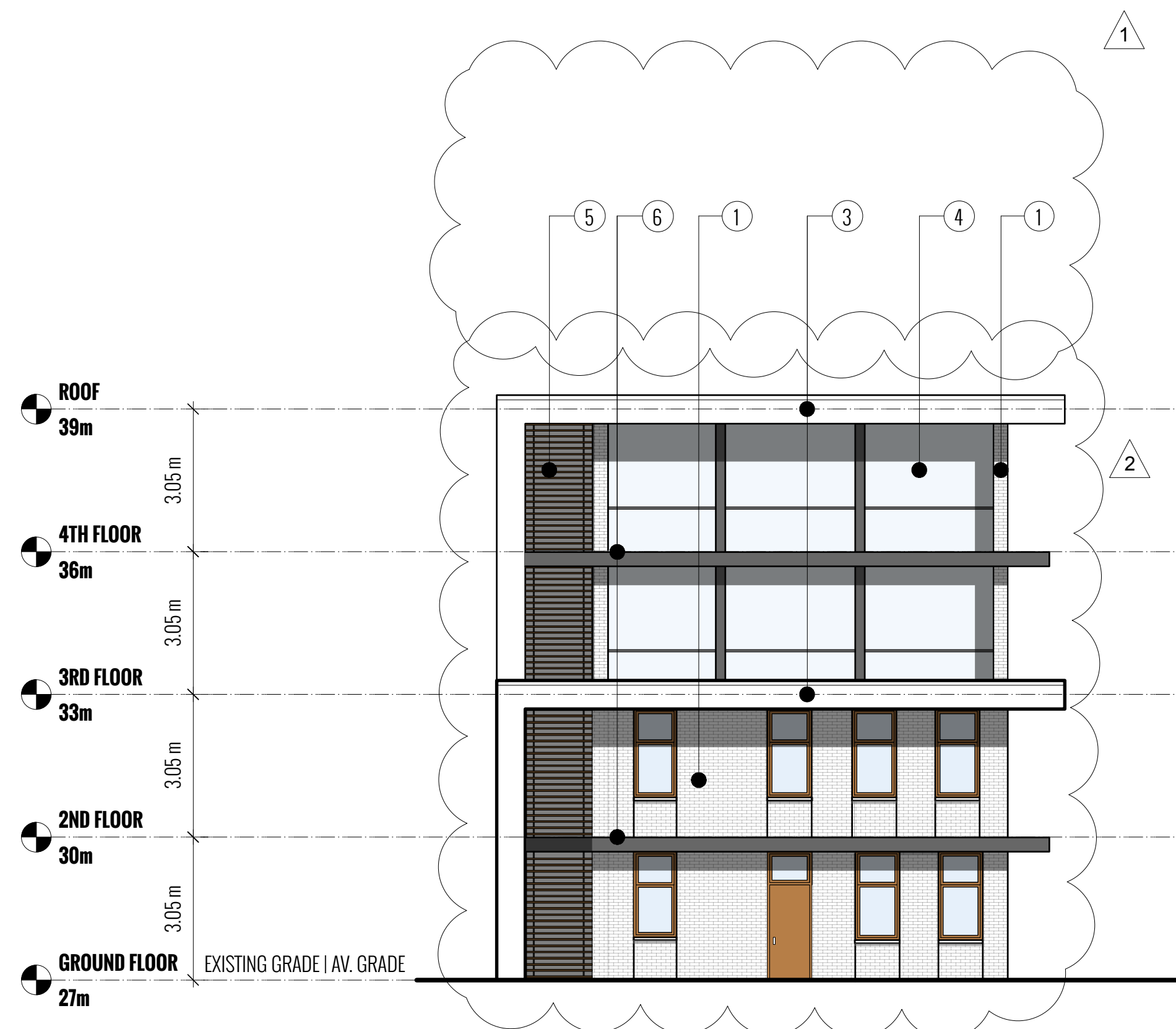
UNIT TYPE B



UNIT TYPE C



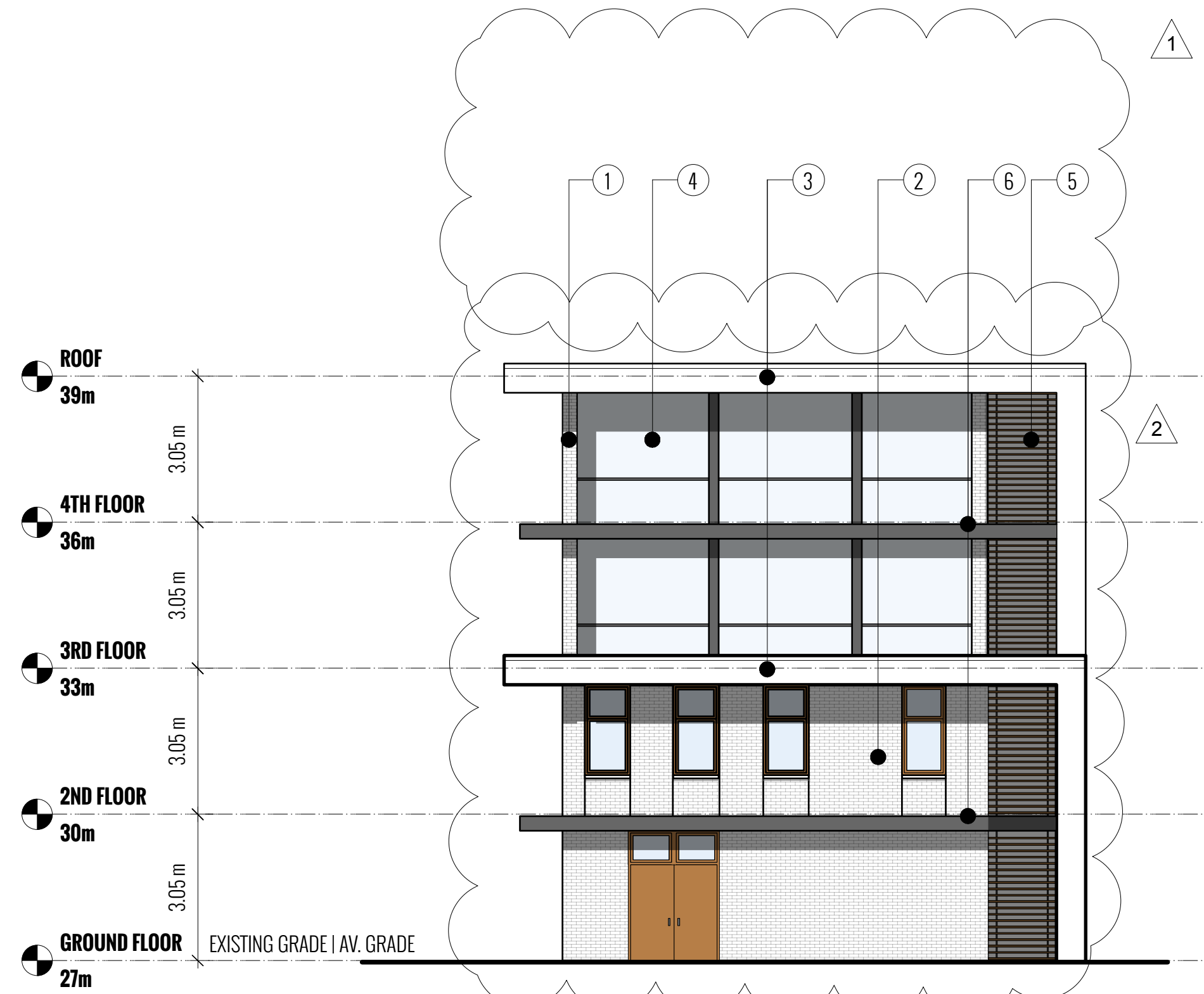
Notes



NORTH ELEVATION



WEST ELEVATION



SOUTH ELEVATION



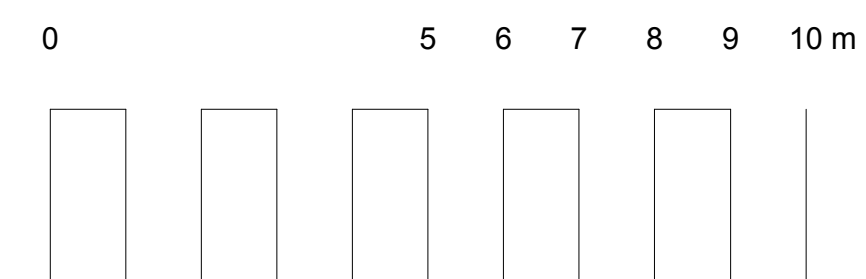
EAST ELEVATION

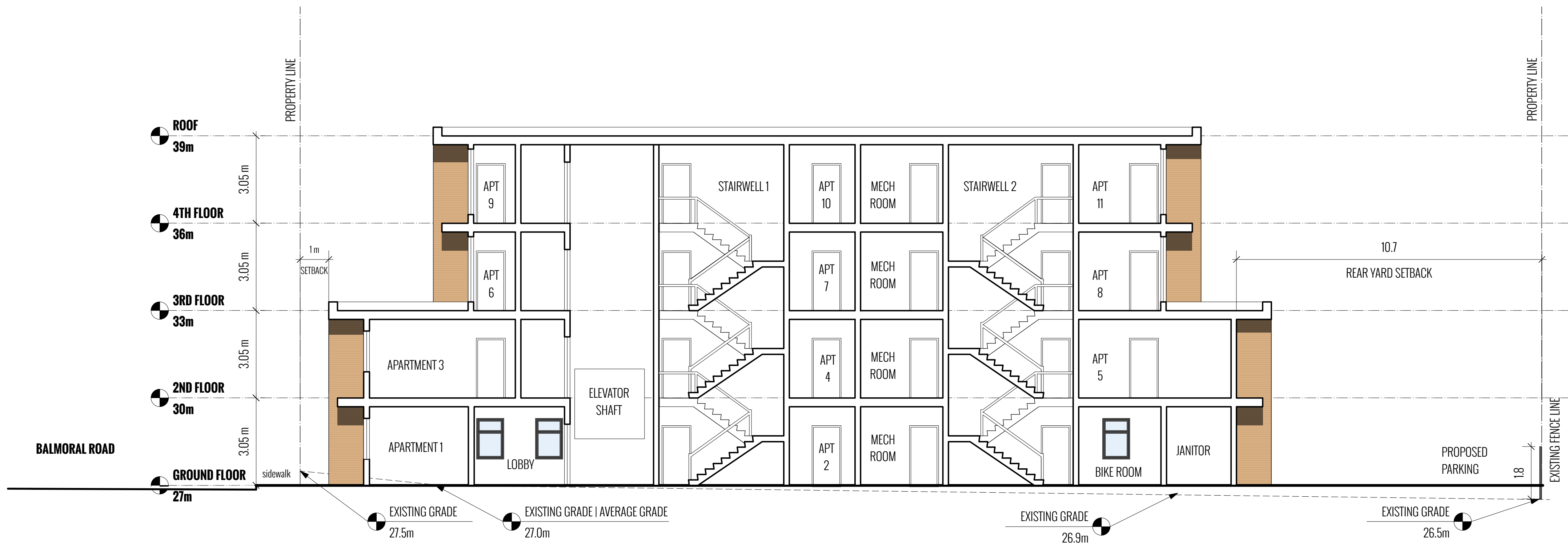
MATERIALS

- ① Brick
- ② Stained Wood Siding
- ③ Stucco
- ④ Glazing
- ⑤ Screen
- ⑥ Brise Soleil

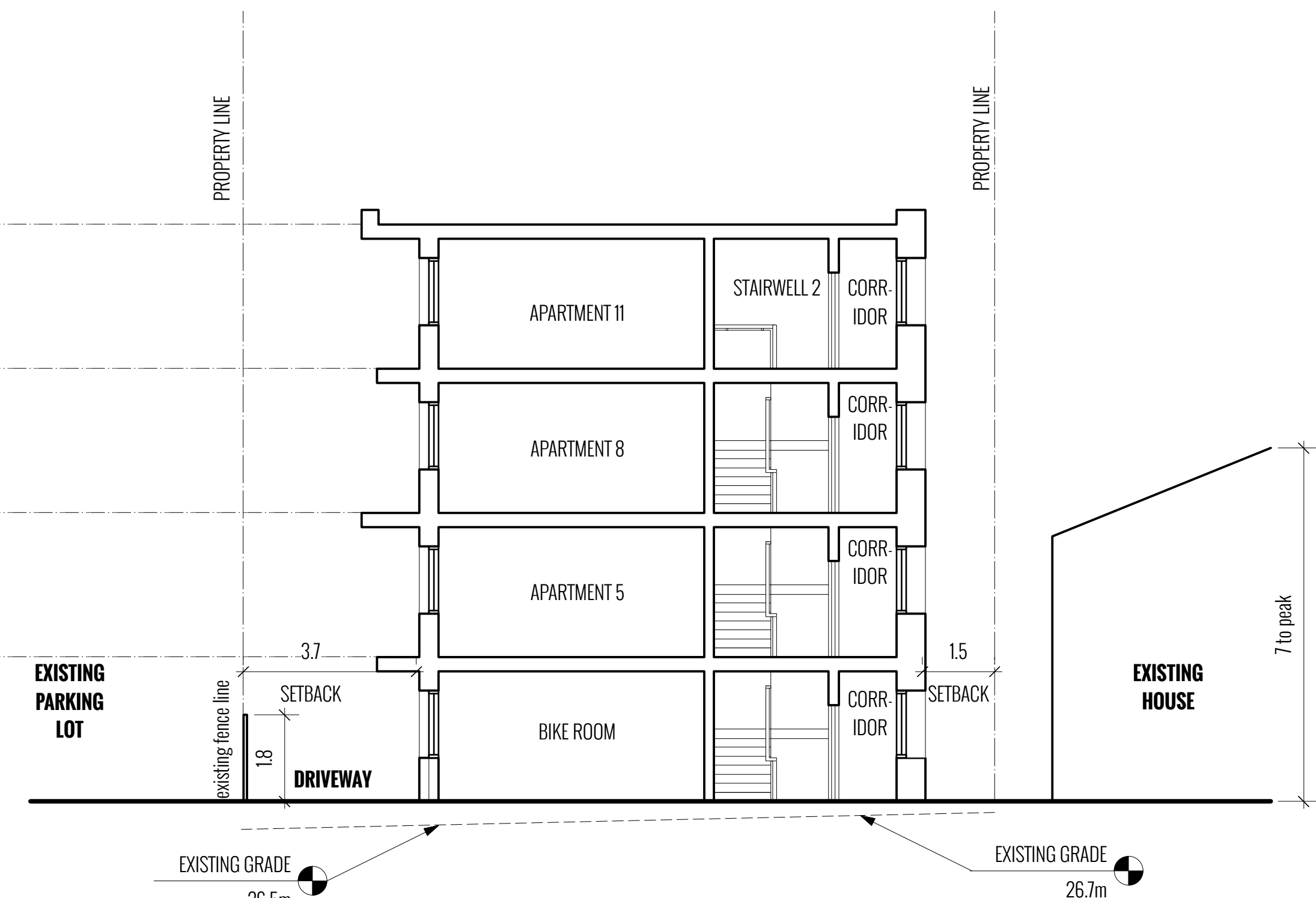
REVISIONS

- △ 1 Removal of 5th and 6th stories
- △ 2 Redesign of Envelope

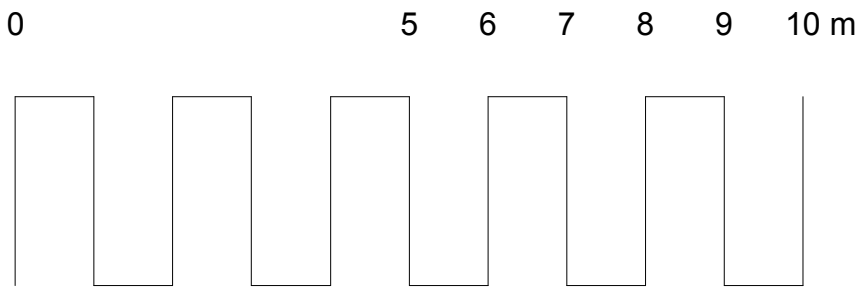




LONG SECTION



SHORT SECTION





File: 150053\SIT\BM