



R1 ZONE REQUIREMENTS			
CRITERIA	REQUIREMENT	PART 1	PART 2
Permitted Use	Single Detached dwelling	Single Detached dwelling	Single Detached dwelling
Minimum lot frontage	18.0 m (59 ft)	16.76 m	As existing
Minimum lot area	668 m ² (7190.53 ft ²)	428 m ²	367 m ²
Maximum lot coverage	33%	30.40%	19.9 %
Minimum landscaped open space (as amended by 4316J-11)	30%	~61.9%	~71%
Minimum front yard setback	7.5 m (24.6 ft)	3 m	0 m
Minimum interior side yard setback of	1.5 m (5 ft)	1.5 m	0 m
Minimum exterior side yard setback of	4.5 m	Not applicable	0 m
Minimum rear yard setback	7.5 m (24.6 ft)	10.3 m	21.2 m
Minimum dwelling floor area	93 m ²	130 m ²	51 m ²
Maximum building height	10.0 m (32.8 ft)	~6.1 m	As existing
Minimum accessory building yards setback	1.5 m (5 ft)	Not applicable	4.64 m
Minimum accessory building exterior side yard setback	4.5 m (14.76 ft)	Not applicable	1.67 m

REVISIONS			
NO.	DATE	REVISION	BY
1	2022-03-16	For Internal discussion	AM
2	2022-06-01	Revision to building footprint	AM
3	2022-06-20	Typo correction	AM
4	2022-07-08	Revision to Concept	AM

PRELIMINARY CONCEPT

507 Butler Street, NOTL

For: Bruce Harvey
Drawing No.: 21799.01

Scale: As Shown
Date: Mar 16, 2022

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