

PROJECT INFORMATION

SITE SUMMARY

ADDRESS: CATHERINE ST. DEVELOPMENT
 R3-56 + R3-56-1p
 SITE AREA: 17946.00 m²
 PROPOSED USE: RESIDENTIAL (STACKED TOWNS)
 BUILDING AREA (PER BLOCK): 474.00 m²
 SITE OCCUPANCY: 3318.00 m²

ZONING SUMMARY

	REQUIRED	PROPOSED
LOT AREA (per DU)	140.00 m ²	183.10 m ²
MIN LOT WIDTH	24.00 m	28.05 m
MAX. BUILDING HEIGHT	14.50 m	8.50 m
MAX. PARAPET HEIGHT	N/A	0.30 m
Above max. building		
SET BACKS:		
- FRONT YARD	6.00 m (min.)	6.00 m (min.)
- EXTERIOR SIDE YARD	3.50 m (min.)	N/A (min.)
- INTERIOR SIDE YARD	3.00 m (min.)	6.00 m (min.)
- REAR YARD	6.00 m (min.)	6.00 m (min.)
- MINIMUM BUILDING SEP.	4.00 m	5.00 m
MIN LANDSCAPED AREA	5383.80 m ² (30%)	8662.00 m ² (48.25%)

VEHICULAR PARKING

	REQUIRED	PROPOSED
MIN RES. PARKING SPACES (1.5/unit)	147	147 (1.5/unit)
MIN VIS. PARKING SPACES (25%)	37	37 (25%)
MIN ACCESSIBLE PRKG SPACES (1+3%) (included in parking count)	5	6

BICYCLE PARKING

	REQUIRED	PROPOSED
MIN PARKING SPACES (0.5/unit)	49	50

AMENITY AREA

	REQUIRED	PROPOSED
PRIVATE (balconies)		791.00 m ²
COMMUNAL (50%)	252.00 m ²	433.00 m ²
TOTAL (6m ² per Unit)	504.00 m ²	1224.00 m ²

BUILDING SUMMARY

(per building)	UNITS	GFA - OBC
14U 2-1/2ST (A-G)		
LEVEL 0	6	474.00 m ²
LEVEL 1	4	474.00 m ²
LEVEL 2	4	468.00 m ²

UNIT TYPE DISTRIBUTION

(per building)	1-BED	2-BED	3-BED	TOTAL
LEVEL 0	4	2	0	6
LEVEL 1	0	2	2	4
LEVEL 2	0	2	2	4
TOTAL	4	6	4	14

SITE COVERAGE

ASPHALT:	4884 m ² (27.2%)
HARD LANDSCAPING:	1038 m ² (5.8%)
SOFT LANDSCAPING:	8662 m ² (48.25%)
BUILDINGS:	3362 m ² (18.75%)
TOTAL:	17 946 m ² (100%)

