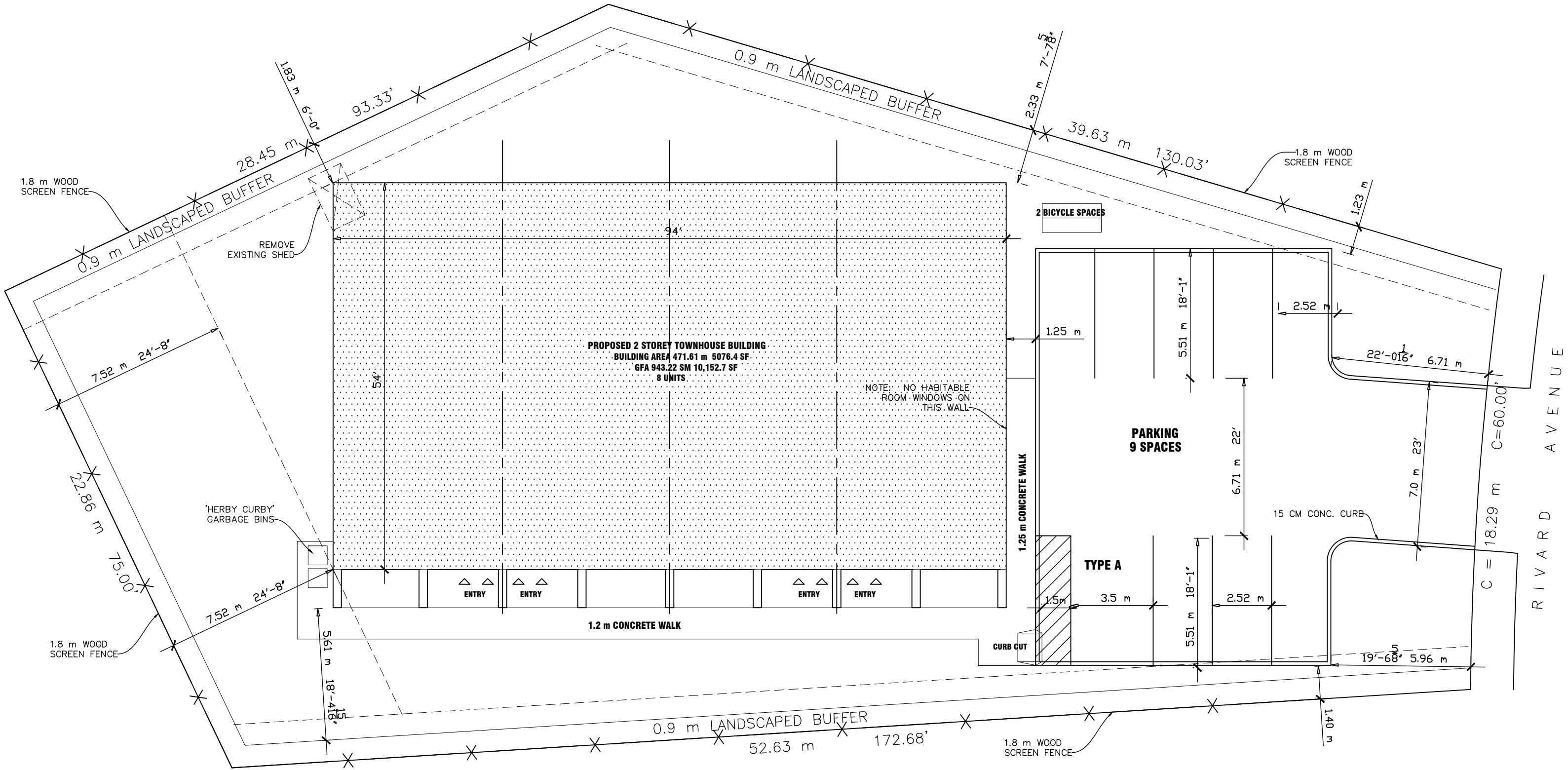




NOTE: ALL LIGHTING SHALL BE
FULL CUT-OFF TYPE

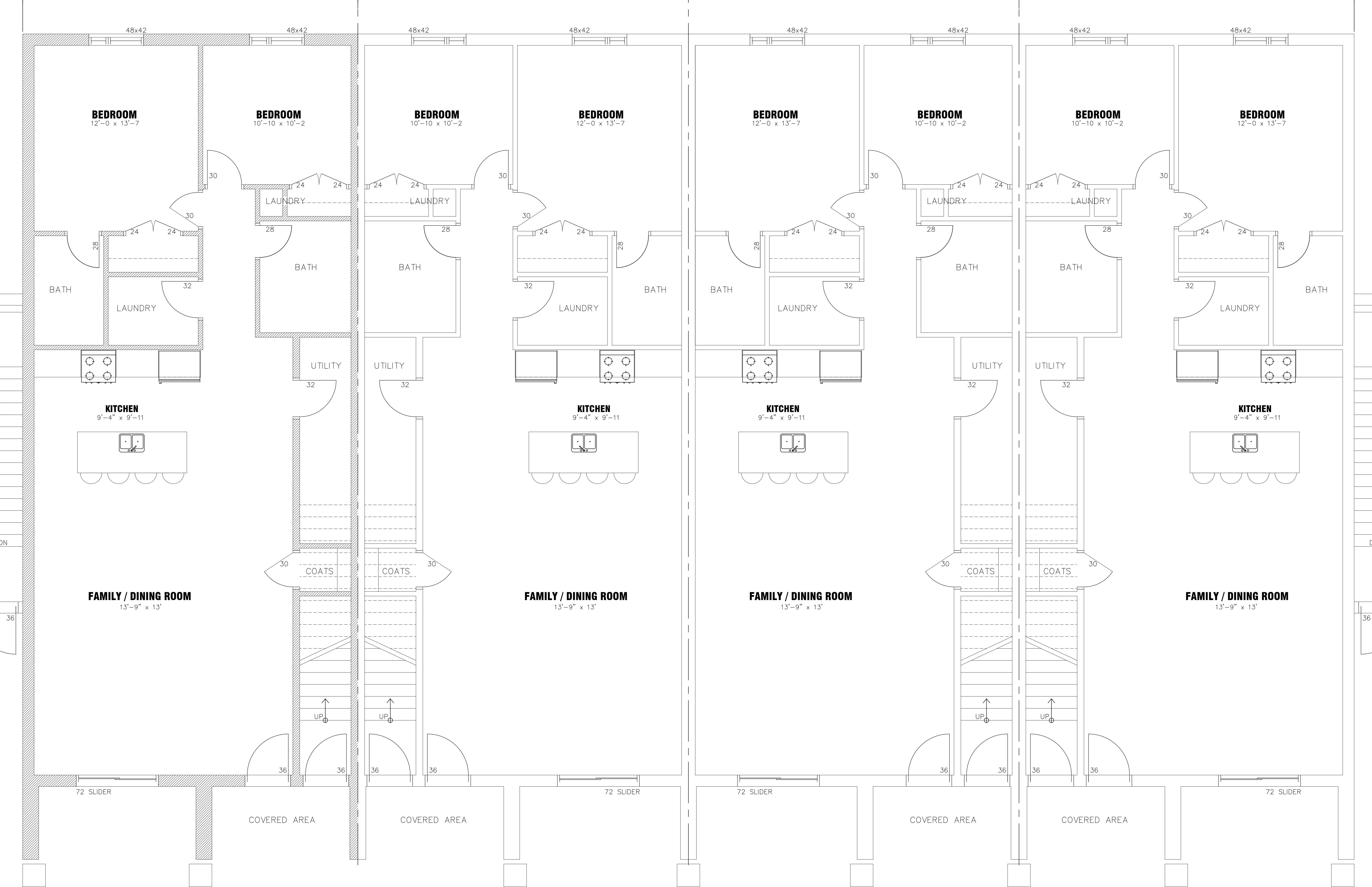
ZONING DATA	
MULTI-RESIDENTIAL	
ZONING ---	
EXISTING USES ON SITE	VACANT

ITEM	REQUIRED/ALLOWED	PROPOSED/PROVIDED
LOT FRONTAGE	--	18.29 m
BUILDING AREA		471.61 sm
LOT AREA	--	1493.34 sm
REAR YARD		7.52m (24'-8 1/2")
BUILDING HEIGHT		7.53 m (2 STOREYS)
BUILDING COVERAGE	--	518.15 sm
LOT COVERAGE	--	34.70 %
SIDE YARD		1.83 m
LOADING SPACES	NOT REQUIRED	N/A
PARKING SPACES	10 SPACES	9 SPACES
ACCESSIBLE SPACES	1 SPACE	1 SPACE
BICYCLE SPACES	0	2

CONCEPT SITE PLAN - E

RIVARD 8 UNIT TOWNHOUSE DEVELOPMENT
3025 RIVARD AVENUE

JULY 7, 2025



TYPICAL UNIT AREA 1183 SF

TYPICAL MAIN FLOOR PLAN

