	Lo	ot 20 Pla	an 365 Statistics	
Description	M ²	%	Description	M
Lot area	580.5		Lot Frontage	15.4
Original House area	97		Lot Depth	38.1
Addition area	16		Front Yard Setback	5.5
Proposed house area	113.0		Interior Side Yard Setback	1.5
Garage area	46.0		Exterior Side Yard Setback	7.1
Other hardscape	15.0		Rear Yard Setback	9.6
Total Hardscape	174.0		Proposed Building Height	8.9
Soft scape area	406.5		Proposed Number of Storeys	2
Proposed Lot Coverage (Hard/area ratio)		29.97	Zoning Regulation RLD2*299 This proposal complies will all the requirements laid out in the zoning by-law as indicated in Table 6B-1 with the exception of the 1.8M interior side setback. This house is build circa 1960's and as such look to sentence 5.0 of by-law 077-2021 which allows for a repeal to the by-law for a two year period. Given that the amendments were passed on Aug 23/21 we are within that 2 year window of appeal.	
Max Allowable Lot Coverage		30.0		
Max Coverage Allowed	174.2			
Covered Porch Area	2.60			
Max Coverage / Covered Porch		1.49		



The undersigned has reviewed and takes responsibility for this design, and has the qualifications and meets the requirements set out in the Ontario Building Code to be a designer

QUALIFICATION INFORMATION Required unless design is exempt under C.3.2.5.1. of the Ontario Building Code



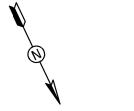
SIGNATURE



and is the property of NiCan Group and Beautifully Done Interiors.

The contractor must verify and accept responsibility for all dimensions and conditions on site and must notify NiCan Group of any variations from the supplied information. NiCan Group is not responsible for the accuracy of survey, structural, mechanical, electrical or engineering information shown on this drawing. Refer to the appropriate engineering drawings before proceeding with the work.

Construction must conform to all applicable codes and requirements of authorities having jurisdiction. This drawing is not to be scaled.



Paul Duncan Gosse Stacia Caroline Bon 420 Kingsleigh Crt Milton, CN L9T 1X7

Revision #	1	Revision Note	Date		
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Date:		Sheet Nui	mber:		
Scale:		S 1.0			
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