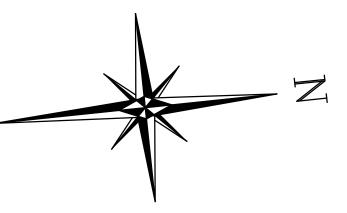


١____

										P.ENG.
				3	11/22/24	CJP	ISSUED FOR APPROVAL	KCL		
				2	11/20/24	CJP	ISSUED FOR COORDINATION	KCL	Kelowna	
				1	09/25/24	CJP	ISSUED FOR REVIEW	KCL		
Y	BY	REVISION	Chk'd	No.	MM/DD/YY DATE	BY	REVISION	Chk'd		



3

10.4 SINGLE DETACHED AND DUPLEX RESIDENTIAL ZONE (R1)

	.5 Regulations Tabl		ND DOI LEX INESI	DENTIAL ZONE (RI
		SUBDIVIS	ION REGULATIONS 550 m ² (5,920.2 ft ²)	
		able parcel area	330 m ² (3,552.1 ft ²)	
	(c) Minimum par		16.0 m (52.5 ft) IENT REGULATIONS	
	(d) Maximum de		Only 1 duplex or only 1 single	detected dwelling per
	_		parcel	
	ii. Secondary su	ite	Only 2 secondary suites per p of 1 secondary suite is permit - single detached dwelling - carriage house; or	
	iii. Carriage hous	e (accessory to a single	- each half of a duplex Only 1 carriage house per pa	rool
	detached dwe	elling only)		
		80m² or smaller Irger than 280m²	3 dwelling units per parcel 4 dwelling units per parcel	
	vi. Despite iv and is any of the fo - not wholly or Boundary esta Community Pl - not connecte system or con	d v above, where a parcel ollowing: r partly within the Growth ablished by the Official lan ed to a community water nmunity sewer system service by the City of a	2 dwelling units per parcel co - 1 single detached dwelling; - 1 secondary suite or 1 carria	and
57.35m	(e) Maximum par	rcel coverage	50%	
57.	(f) Maximum bui	ilding height:	11.0 m (20.4) to a maximum a	
	i. Single detache ii. Accessory bui	ildings and structures	11.0 m (36 ft) to a maximum of 5.0 m (16.4 ft)	J 3 Storeys
	iii. Carriage hous	e	8.0 m (26.2 ft) REGULATIONS	
		d structures shall be site	d at least the distance from th	
	the middle co	olumn below, that is indic oundary or private access	ated in the right-hand column 4.5 m (14.8 ft)	i opposite that feature:
EX BLDG	easement, wh	ichever is closer	 6.0 m (19.7 ft) for a garage or entry from the front 4.5 m (14.8 ft) for a garage or entry from the front provided t (20.3 ft) is maintained from basidewalk 	carport having vehicular that a minimum of 6.2 m
		oundary or private access ichever is closer	3.0 m (9.8 ft)	
ш 90. 90.	iii. Interior side pa	arcel boundary or private	1.5 m (4.9 ft) except it is 3.0 n	n (9.8 ft) from a
~		nent, whichever is closer barcel boundary or private	private access easement 4.5 m (14.8 ft) except it is 6.0	m (19.7 ft) for a garage or
.03m	access easem	nent, whichever is closer	carport having vehicular entry	
	v. A1 Zone or AL	_R	Subject to Section 3.25	
	BLE AREA WITH A 9m ALR	LEVEL 1 BUFFER = 410m ²		
	BLE AREA WITH A 9m ALR	LEVEL 1 BUFFER = 396m ²		
	BLE AREA WITH A 9m ALR	LEVEL 1 BUFFER = 401m ²		
59m — —				
	n ALR LEVEL 1 LANDSCAPE	BOFFER		
LOT 6 I EPP125295				
			P	RELIMINARY
				SSUED FOR APPROVAL
SHOWN IN AN INDEPENDENTL REPRESENTATI EXACT LOCATI COMMENCING FOR ANY AND THE CONTRAC	OF EXISTING UNDERGROUND APPROXIMATE WAY ONLY A Y VERIFIED BY THE OWNER VE. THE CONTRACTOR SHALL ON OF ALL EXISTING UTILITIE VORK AND AGREES TO BE F ALL DAMAGES WHICH MIGH TOR'S FAILURE TO EXACTLY (AND ALL UNDERGROUND U	ND HAVE NOT BEEN OR IT'S L DETERMINE THE ES BEFORE TULLY RESPONSIBLE T BE OCCASIONED BY LOCATE AND	CC	NOT FOR NSTRUCTION
DRAWN				DRAWING NO.
COF		PRO7 consu:		
DESIGN NGH	Phone 860-1771	300 - 3275 Lakeshor		CTICE NO.: 1001403 22064-
APPROVED KCL		ZANDON	IG SUN	
DATE JAN 2023	3011		URTOLAND REZOI	NING REV. NO.
SCALE		CONCEPTIAL		

CONCEPTUAL LOT LAYOUT

1:500 NA