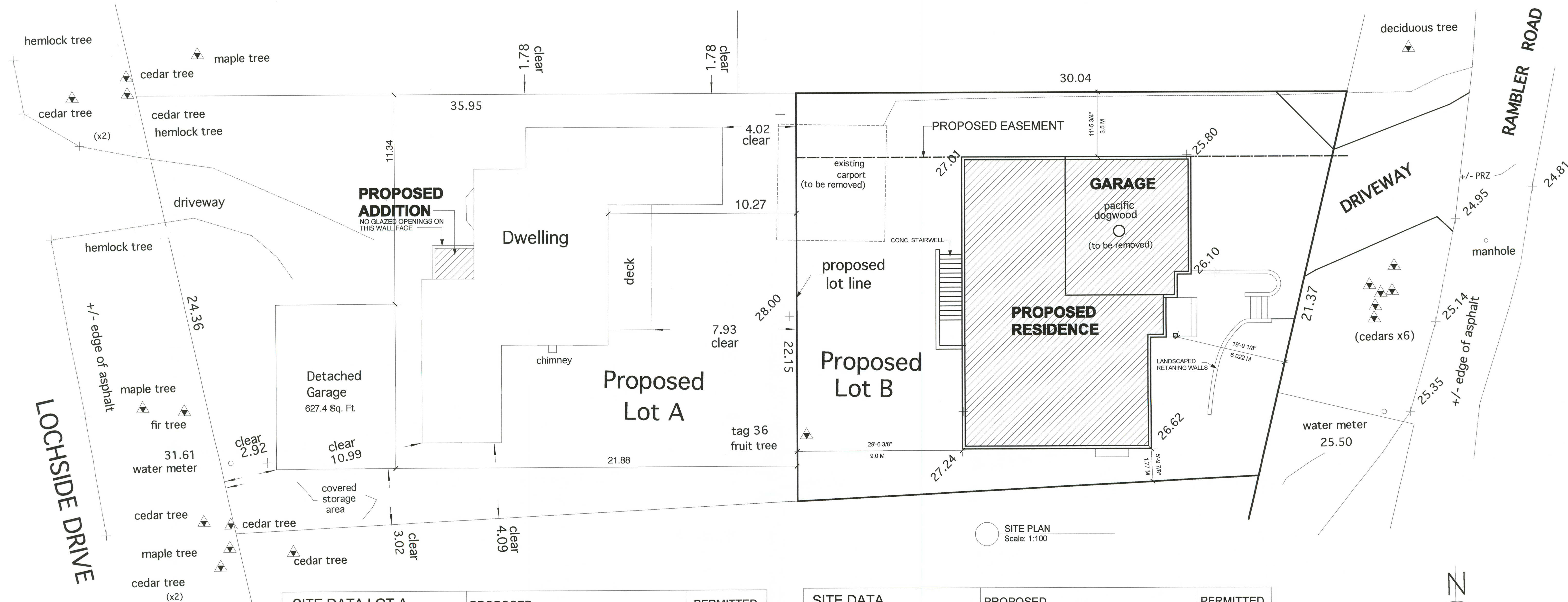




SITE DATA LOT A	PROPOSED	PERMITTED
OWNER		
ADDRESS	5176 RAMBLER ROAD	
ZONE	RS -6 ZONING	
LEGAL DESCRIPTION		
LOT	A	
PLAN	13614	
SECTION	31	
DISTRICT	LAKE	
SITE AREA	8255.919 SQ.FT. 767 SQ.M.	
SITE COVERAGE		
MAIN RESIDENCE	1398.128 SQ.FT. 129.89 SQ.M.	
ACCESSORY	627.103 SQ.FT. 58.25 SQ.M. 7.5%	10% MAX
TOTAL SITE COVERAGE	2069.731 SQ.FT. 192.28 SQ.M. 25%	40% MAX
FLOOR AREA RATIO	.25	.50 MAX
NON BASEMENT FLOOR AREA	2129.469 SQ.FT. 197.83 SQ.M.	2669.6 SQ.FT.
SETBACKS RESIDENCE		
FRONT	10.99 M	6.0 M MIN
REAR	4.02 M	7.5 M MIN
SIDE	1.78 M	1.5 M MIN
SIDE	4.09 M	4.5 M COMB.
PROPOSED BUILDING HEIGHT	14'-4 1/8" (4.37 M)	6.5 M MAX.
SETBACKS ACCESSORY		
FRONT	2.92 M EXISTING VARIANCE	
REAR	21.88 M	
SIDE	3.02 M	
SIDE	11.34 M	

SITE DATA	PROPOSED	PERMITTED
OWNER	GERRY PENDER	
ADDRESS	5176 RAMBLER ROAD	
ZONE	ZONING	
LEGAL DESCRIPTION		
LOT	1	
PLAN	13614	
SECTION	31	
DISTRICT	LAKE	
SITE AREA	6361.471 SQ.FT. (591 SQ.M.)	
SITE COVERAGE	1960.292 SQ.FT. (182.11 SQ.M.) 30.8%	40% MAX
FLOOR AREA RATIO	.49	.50 MAX
TOTAL FLOOR AREA	3178.551 SQ.FT. (295.29 SQ.M.)	3180.7 SQ.FT.
NON BASEMENT FLOOR AREA	2188.134 SQ.FT. (203.28 SQ.M.)	2544.5 SQ.FT.
SETBACKS		
FRONT	6.022 M	6.0 M MIN
REAR	9.0 M	7.5 M MIN
SIDE	3.5 M	3.5 M MIN
SIDE	1.77 M	1.5 M MIN
BUILDING HEIGHT		
PROCEDURE #1	21'-1 1/8" (6.42 M)	7.5 M MAX
PROCEDURE #2	23'-0 7/8" (7.03 M)	7.5 M MAX



HARTMANN'S
DRAFTING & DESIGN

3404 MAPLEWOOD R.D. VICTORIA, B.C.
V8P 3N3 PHONE: 383-1295

SCALE 1/4" = 1'-0"
DATE JUNE 2019
DRAWN BY TMAR
CHK BY KMAR
PLAN # 1416

PROPOSED DEVELOPMENT FOR
MR. & MRS. GERRY PENNER

SHEET

OF 4
4

