



PROJECT DATA			
LOT ADDRESS: 6200 DUNBAR ROAD, NANAIMO, BC			
PROPOSED ZONE: R7			
LOT AREA: 164,915.3 SF			
	ALLOWED	PROPOSED	NOTES
FAR	0.7	0.6	(+Tier 1/2 Bonus density options available)
GFA	115,440.7 SF	98,797 SF	
LOT COVERAGE	50%	31%	
FOOTPRINT AREA	82,475.65 SF	50,914 SF	
MAX HEIGHT	10.5 M (slope roof)	11.49 M	($\leq$ 1 M variance)
UNITS		51 TOWNHOMES	
SETBACKS (required)		SETBACKS (provided)	
FRONT: 3 M		FRONT: 3 M	
SIDES: 1.5 M		SIDES: 2 M	
SIDES: 1.5 M		SIDES: 2 M	
REAR: 3M		REAR: 4.5 M	
BIKE PARKING (required)		BIKE PARKING (required)	
SHORT TERM : 5 BIKES		SHORT TERM : 5 BIKES	
LONG TERM : 26 BIKES		LONG TERM : 51 BIKES (*25 EXTRA)	
PARKING (required)		PARKING (provided)	
TOWNHOUSE = 2 CARS / UNIT		Residential = 102 CARS	
		(+ 4 Accessible Space)	
		(+ 8 Visitor Space)	
TOWNHOUSE = 51 X 2 = 102 CARS		TOTAL = 114 CARS	
TOTAL Requirement = 102 CARS		PARKING RATIO:	
		STD CAR: 114 SPACES	
		SM CAR: 0 SPACES	
		RATIO	STD: SM
			100 : 0

