



PROJECT DATA TABLE - LOW DENSITY RESIDENTIAL TOWNHOMES			
Lot Size	1,979.50 m ²		
Address	5378 Rutherford Road, Nanaimo		
Zoning	EXISTING	PROPOSED	
	R1	R6	
	Proposed	Allowed	Allowed
Lot coverage (total)	31.75% 628.49m ²	40.00% 791.80m ²	40.00% 791.80m ²
Front Setback	6.00m	4.50m	6.00m
Rear Setback	7.50m	7.50m	7.50m
Interior Side Setback (North)	3.00m	1.50m	3.00m
Interior Side Setback (South)	3.00m	1.50m	3.00m
Average natural grade	-		
Height of principle building height flat roof (< than 4:12 pitch)	-	7.00m	7.00m
Height of principle building height sloped roof (> than 4:12 pitch)	-	9.00m	9.00m
Perimeter wall height	-	7.32m	N/A
Upper floor area	410.76 m ² (4,421.26 ft ²)		
Main floor area	369.18 m ² (3,973.80 ft ²)		
Covered patio area	33.17 m ² (357.00 ft ²)		
Total gross floor area	813.11 m ² (8,752.15 ft ²)		
Garage area (exempt)	133.78 m ² (1,440.00 ft ²)		
Floor Area Ratio	0.4108 813.11 m ² (8,752.15 ft ²)	-	0.45 890.78 m ² (9,588.22 ft ²)



SITE PLAN
1 : 400 SCALE

5378 RUTHERFORD RD. - AUG 03 2022