



DATA TABLE - 3 STOREY PLANS

PROJECT DATABLE - ATTACHED DWELLING UNITS			Setbacks		
			BLOCK A AND B		
Address	2367 Arbol Rd, Nanaimo BC		Front yard setback (minimum)	6.00m (19.69ft)	3.00m
Lot Size w/ Road Dedication	11,588.60m² (124,738.70 ft²)		Rear yard setback (minimum)	9.16m (30.05ft)	3.00m
Lot Size w/o Road Dedication	10,400.47m² (111,949.70 ft²)		Interior side yard setback (minimum) (East)	1.50m (4.92ft)	1.50m
Zoning	Site Specific based on R7		Exterior side yard setback (minimum) (West)	0.93m (3.05ft)	2.50m
Floor Area of All Buildings			Building separation (minimum)	2.40m (7.87ft)	2.40m (BCBC)
			BLOCK C AND D		
Block A	Floor Area 627.01m² (6,749.08ft²)	Garage 82.57m² (888.80ft²)	Front yard setback (minimum)	6.00m (19.69ft)	3.00m
Block B	627.01m² (6,749.08ft²)	82.57m² (888.80ft²)	Rear yard setback (minimum)	8.72m (28.61ft)	3.00m
Block C	627.01m² (6,749.08ft²)	82.57m² (888.80ft²)	Interior side yard setback (minimum) (East)	1.50m (4.92ft)	1.50m
Block D	827.01m² (6,749.08ft²)	82.57m² (888.80ft²)	Exterior side yard setback (minimum) (West)	0.93m (3.05ft)	2.50m
Block E	543.25m² (5,847.51ft²)	108.70m² (1,170.00ft²)	Building separation (minimum)	2.40m (7.87ft)	2.40m (BCBC)
Block F	724.34m² (7,796.69ft²)	144.93m² (1,560ft²)	BLOCK E AND F		
Block G	470.26m² (5,061.81ft²)	63.93m² (666.60ft²)	Front yard setback (minimum)	4.00m (13.12ft)	3.00m
Block H	627.01m² (6,749.08ft²)	82.57m² (888.80ft²)	Rear yard setback (minimum)	3.00m (9.84ft)	3.00m
Block I	470.26m² (5,061.81ft²)	63.93m² (666.60ft²)	Interior side yard setback (minimum) (East)	1.50m (4.92ft)	1.50m
Block J	627.01m² (6,749.08ft²)	82.57m² (888.80ft²)	Exterior side yard setback (minimum) (West)	1.50m (4.92ft)	2.50m
Block K	470.26m² (5,061.81ft²)	63.93m² (666.60ft²)	Building separation (minimum)	4.76m (15.58ft)	2.4m (BCBC)
Block L	470.26m² (5,061.81ft²)	63.93m² (666.60ft²)	BLOCK G, I AND K		
FAR	0.596 (6,910.69m²)		Front yard setback (minimum)	6.00m (19.69ft)	3.00m
FAR w/ Road Dedication	0.596 (6,910.69m²)		Rear yard setback (minimum)	6.12m (20.08ft)	3.00m
FAR w/o Road Dedication	0.665 (6,910.69m²)		Exterior side yard setback (minimum) (South)	15.00m (49.21ft)	15.00m
Height, Storeys			Exterior side yard setback (minimum) (North)	0.85m (2.79ft)	2.50m
Average grade	TBC m Geo.		Building separation (minimum)	3.00m / 3.35m (9.84ft / 10.99ft)	2.4m (BCBC)
	Proposed	Allowed	BLOCK H, J AND L		
Building Height (maximum)	TBC m	9.00m (less than 4-1/2 10.50m (equal to or greater than 4-1/2)	Front yard setback (minimum)	6.00m (19.69ft)	3.00m
Storeys	3	-	Rear yard setback (minimum)	6.12m (20.08ft)	3.00m
Site Coverage, Parking			Exterior side yard setback (minimum) (South)	21.44m (70.34ft)	15.00m
Site coverage w/ road dedication (maximum)	26.03% 3,016.51m²	70% 8,112.02m²	Exterior side yard setback (minimum) (North)	0.85m (2.79ft)	2.50m
Site coverage w/o road dedication (maximum)	28.00% 3,016.51m²	70% 7,280.33m²	Building separation (minimum)	3.00m / 3.35m (9.84ft / 10.99ft)	2.4m (BCBC)
Parking - Dwelling Units	2/UNIT 7	2/UNIT 78			
Parking - Visitor / Accessible	7 VISITOR 3 ACCESSIBLE	1/22 REQ (4) 1/33 REQ (2)			
Density			Building separation (minimum)	3.00m / 3.35m (9.84ft / 10.99ft)	2.4m (BCBC)
1 Dwelling / 150 sq m	43	67			

ADDRESS:
2367 ARBOT RD, NANAIMO BC

CUSTOMER:
LIMONA HOLDINGS LTD

DRAWING NAME:
PROPOSED TOWNHOUSE
DEVELOPMENT

DRAWING SCALE:
SEE DRAWINGS

ISSUE DATE:
SEPT 09, 2024
DRAWN BY:
NS
CHECKED BY:
KL

102 - 2871 JACKLIN ROAD
VICTORIA BC V9B 0P3
JVADESIGNS.CA
250.590.2468



Java Designs

SHEET
NUMBER

A1

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RA512
2024-SEP-16
Current Planning