

PERFORMANCE STANDARD	BYLAW REQ.	PROVIDED
ZONED (S.342, S.344)	RIGG	
LOT DEPTH	NR	44.47 m
MIN. LOT WIDTH	18.0 m	15.07 m
MIN. LOT AREA	665.0 sq.m	559.5 sq.m
MAX. BUILDING HEIGHT	8.0 m	UNKNOWN
MIN. FRONT YARD SETBACK	6.0 m	6.0 m
MIN. CORNER YARD SETBACK	4.5 m	4.5 m
MIN. SIDE YARD SETBACK	1.2 m	1.2 m

PERFORMANCE STANDARD	BYLAW REQ.	PROVIDED
MIN. REAR YARD SETBACK	MIN. 6.0m MAX. 7.50 m	16.15 m
MIN. REAR YARD SETBACK AREA	25% OF LOT AREA 139.88 sq.m	145.5 sq.m
FRONT YARD AREA	NR	90.5 sq.m
MIN. FRONT YARD S. LANDSCAPE AREA	40% OF FY AREA 36.2 sq.m	54.35 sq.m
CORNER YARD AREA	NR	100.24 sq.m
MIN. CORNER YARD S. LANDSCAPE AREA	40% OF CY AREA 40.1 sq.m	67.84 sq.m
MAX. DRIVEWAY WIDTH	3.0m SINGLE 5.5m DOUBLE	UNKNOWN
GARAGE SETBACK FROM FRONT DOOR	0.6m	UNKNOWN

CLIENT:



LEGEND:

- PROPOSED NEW BUILDING
- NEW UNIT PAVERS
- PROPERTY LINE
- ADJACENT LOT PROPERTY LINES
- EXISTING OVERHEAD HYDRO LINE
- NEW WOOD FENCE
- EXISTING HYDRO POLE TO REMAIN
- ENTRANCE ARROWS
- NEW BIKE RACKS
- NEW PARKING
- EXISTING CONCRETE CURB
- LIGHT STANDARD
- WALL MOUNTED LIGHTING FIXTURE
- EXTERIOR SOFFIT LIGHTING FIXTURE
- EXTERIOR WALL MOUNTED LIGHT FIXTURE

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03			
02	FOR REVIEW	PE	AUG. 02, 2022
01	FOR REVIEW	PE	FEB. 04, 2022
No.	REVISIONS	BY	DATE

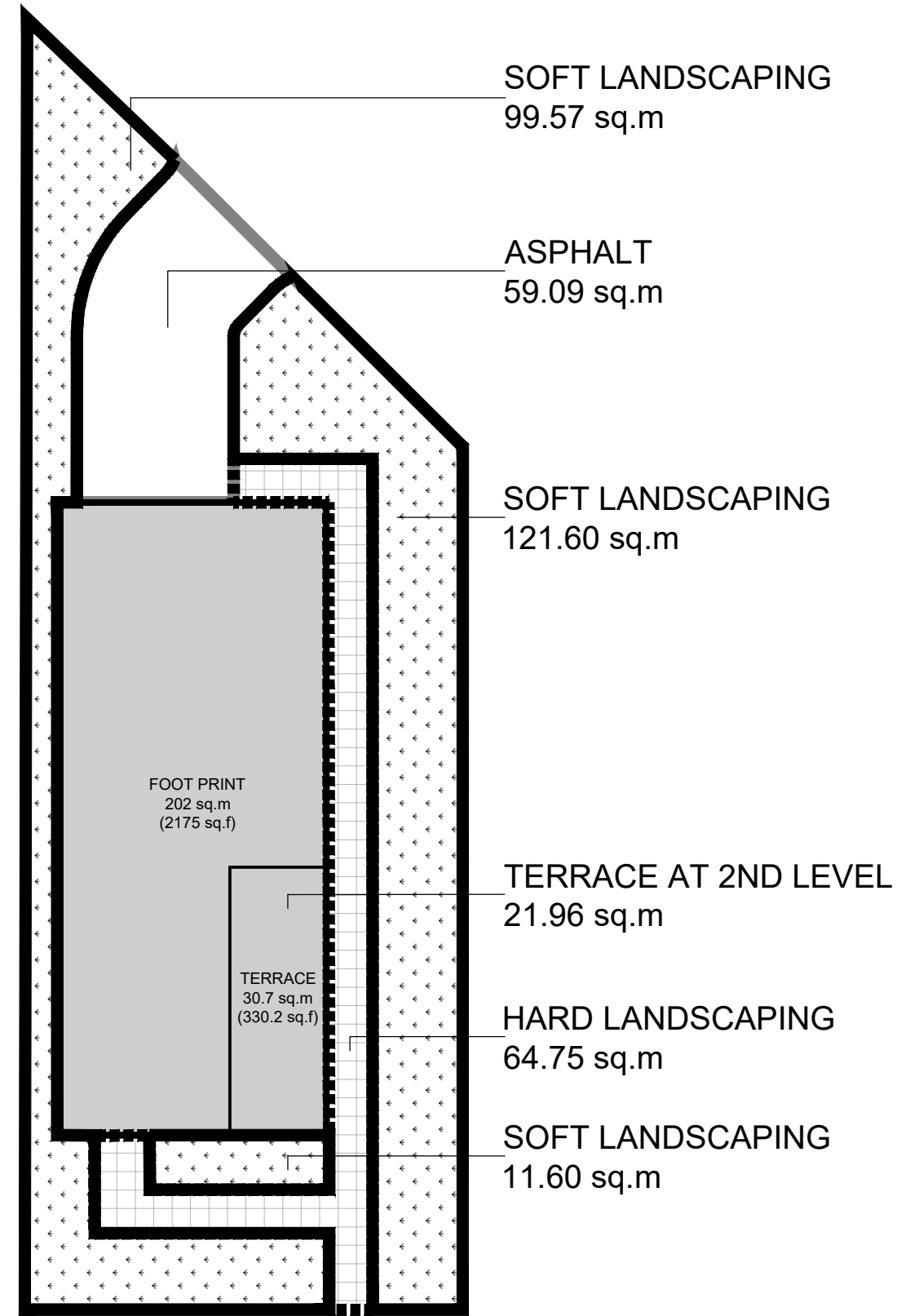
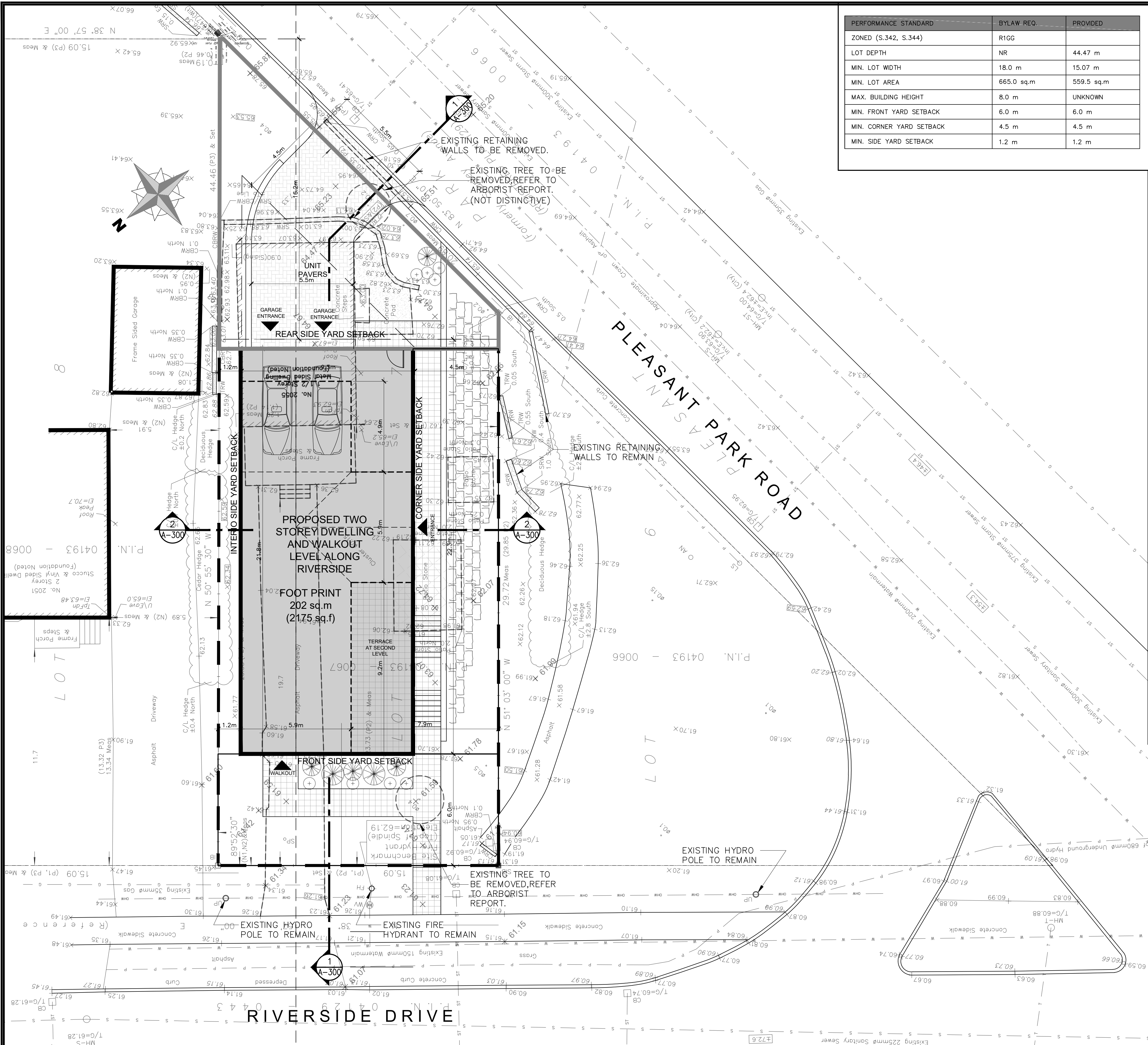
STAMP	NORTH ARROW
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DESIGNED BY:	DRAWN BY:	APPROVED BY:
P.E.	P.E.	P.E.

2055 RIVERSIDE DRIVE

DRAWING TITLE
SITE PLAN

PROJECT NO.
0469
DATE
FEB. 04, 2022
SP-01



2 SITE AREAS
N.T.S

Committee of Adjustment
Received | Reçu le
2022-10-04
City of Ottawa | Ville d'Ottawa
Comité de dérogation

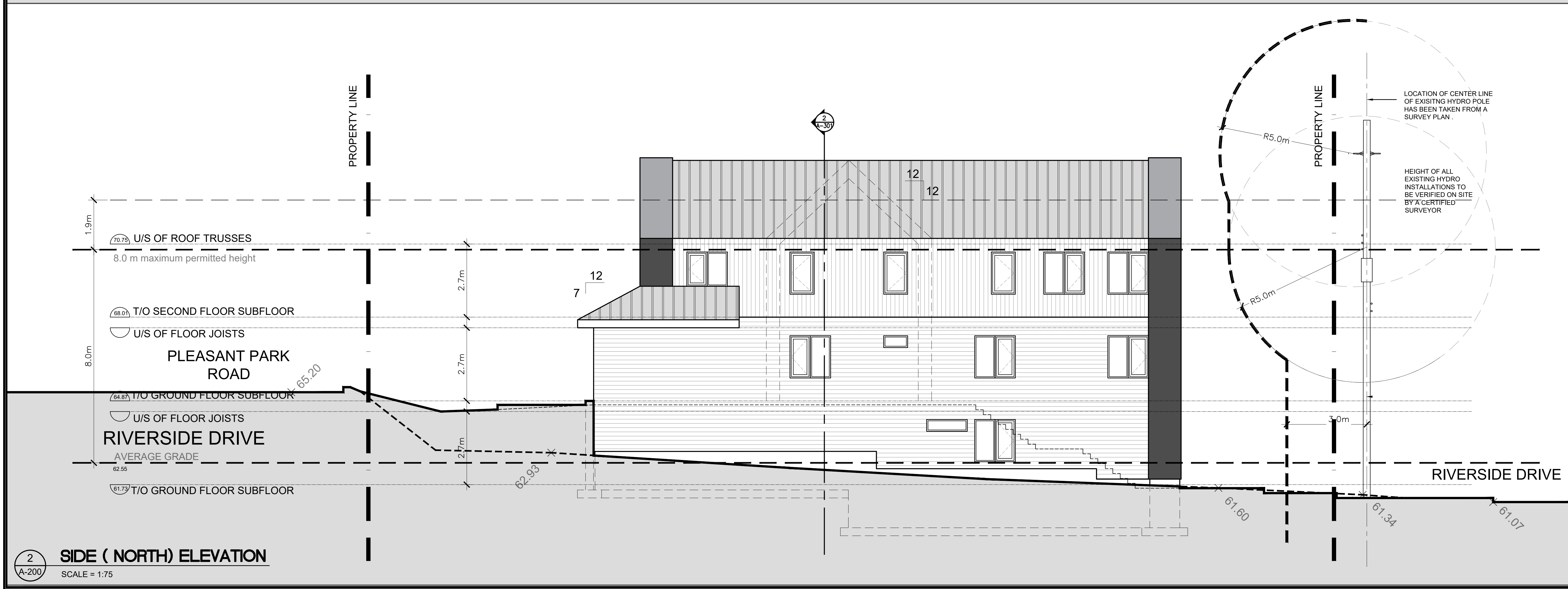
1 SITE PLAN
SCALE = 1:100
SP-01

Committee of Adjustment
Received | Reçu le

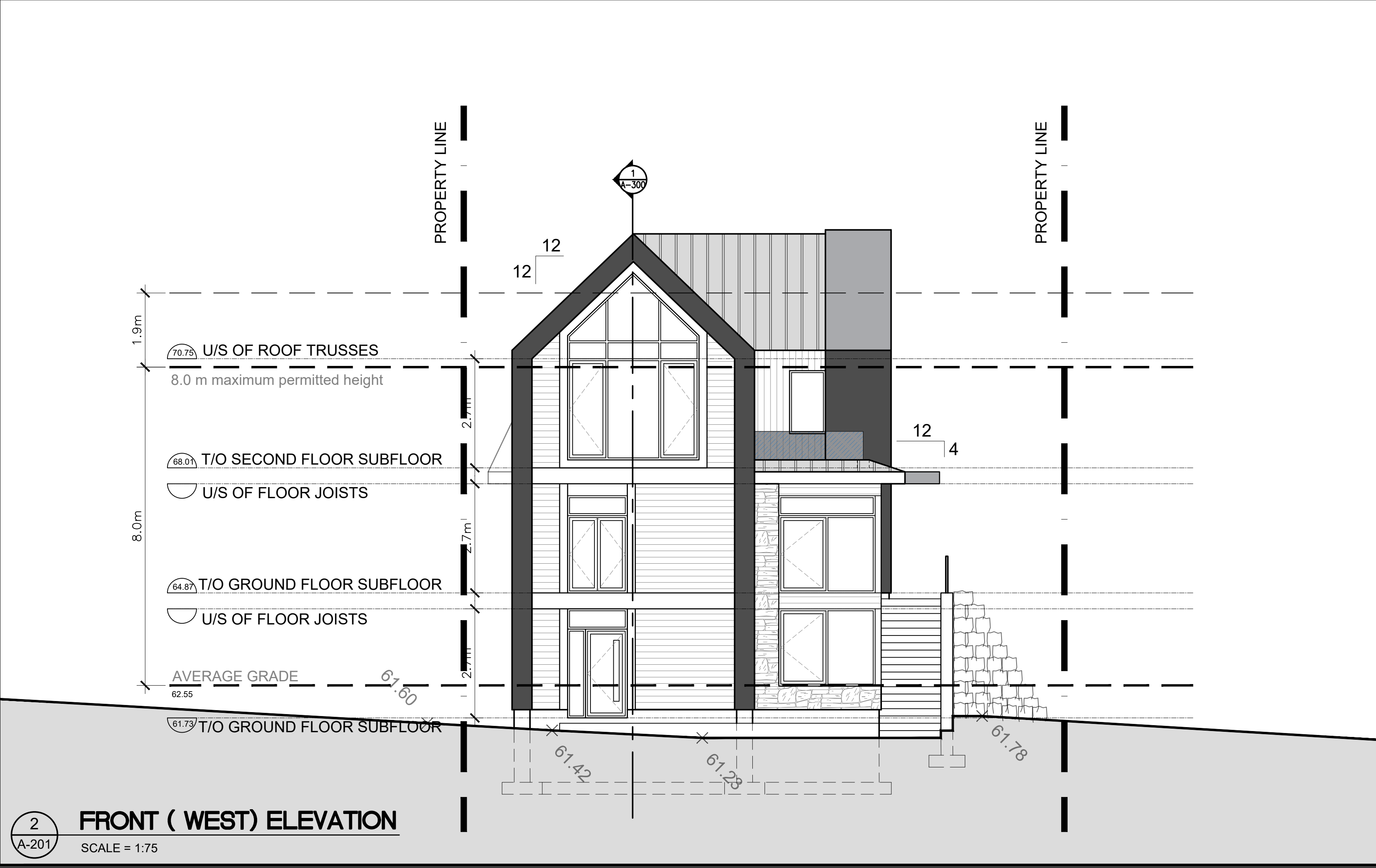
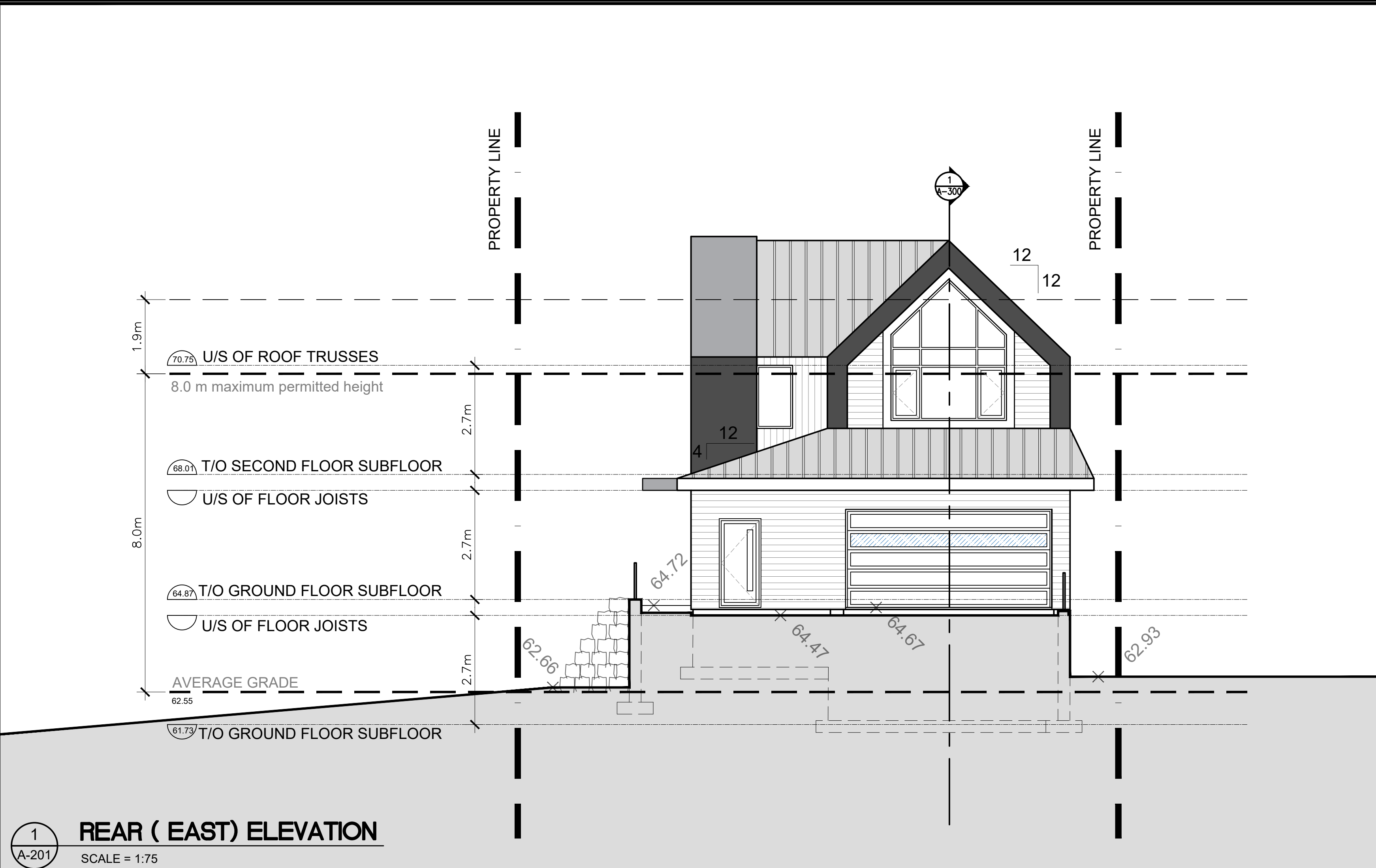
2022-10-04

City of Ottawa | Ville d'Ottawa
Comité de dérogation

P²
concepts
739 REDWOOD AVE., UNIT 201
OTTAWA, ONTARIO, K1V 6H8



CUENT:



CLIENT:

P²
concepts

739 RIDGEWOOD AVE., UNIT 201
OTTAWA, ONTARIO, K1V 6H8

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03	FOR REVIEW	PE	AUG. 02, 2022
02	FOR REVIEW	PE	JULY 12, 2022
01	FOR REVIEW	PE	FEB. 04, 2022
No.	REVISIONS	BY	DATE

STAMP

NORTH ARROW

DESIGNED BY:
P.E.

DRAWN BY:
H.N.

APPROVED BY:
P.E.

PROJECT

2055 RIVERSIDE DRIVE

DRAWING TITLE

ELEVATIONS CONT.

PROJECT NO.
0469

DATE
FEB. 04, 2022

A-201