



Committee of Adjustment
 Received | Reçu le
Revised | Modifié le : 2022-09-20
 City of Ottawa | Ville d'Ottawa
 Comité de dérogation

General Notes

Engineer's Stamp

No.	Revision/Issue	Date
1	Client's Review	16/08/2022

Project Address

2492 Clover Street
 Ottawa, ON
 K1V 8G7

Project	Date	Scale	Drawing No.
	16/08/2022	As Shown	SP1 of SP1

ZONING INFO (PIN 04069-0890, 2492 CLOVER STREET, PLAN 301 LOT 27)				
ZONING	R3A			
PRINCIPAL DWELLING TYPE	LONG SEMI-DETACHED DWELLING	PROPOSED (PART 1)	PROPOSED (PART 2-3)	PROPOSED (PART 4-5)
MINIMUM LOT WIDTH	10m	10.13	10.16m	10.16m
FLAG LOT FRONTAGE WIDTH	1.7m			
MINIMUM LOT AREA	300 sq.m	309.2 sq.m	310.1 sq.m	310.1 sq.m
MAXIMUM BUILDING HEIGHT	8m	8m	8m	8m
MINIMUM FRONT YARD SETBACK	6m	6m	6m	6m
MINIMUM CORNER SIDE YARD SETBACK	N/A	N/A	N/A	N/A
MINIMUM INTERIOR SIDE YARD SETBACK	1.2m / 3m total	1.5m / 3m total	1.5m / 3m total	1.5m / 3m total
DRIVEWAY WIDTH	3m	3m	3m	3m
REAR SETBACK	28% x 30.51m = 8.54m	8.68m	8.68m	8.68m
REAR AREA	25% x 30.51m x 10m = 76.2sq.m	8.68m x 10m = 86.8sq.m	8.68m x 10m = 86.8sq.m	8.68m x 10m = 86.8sq.m