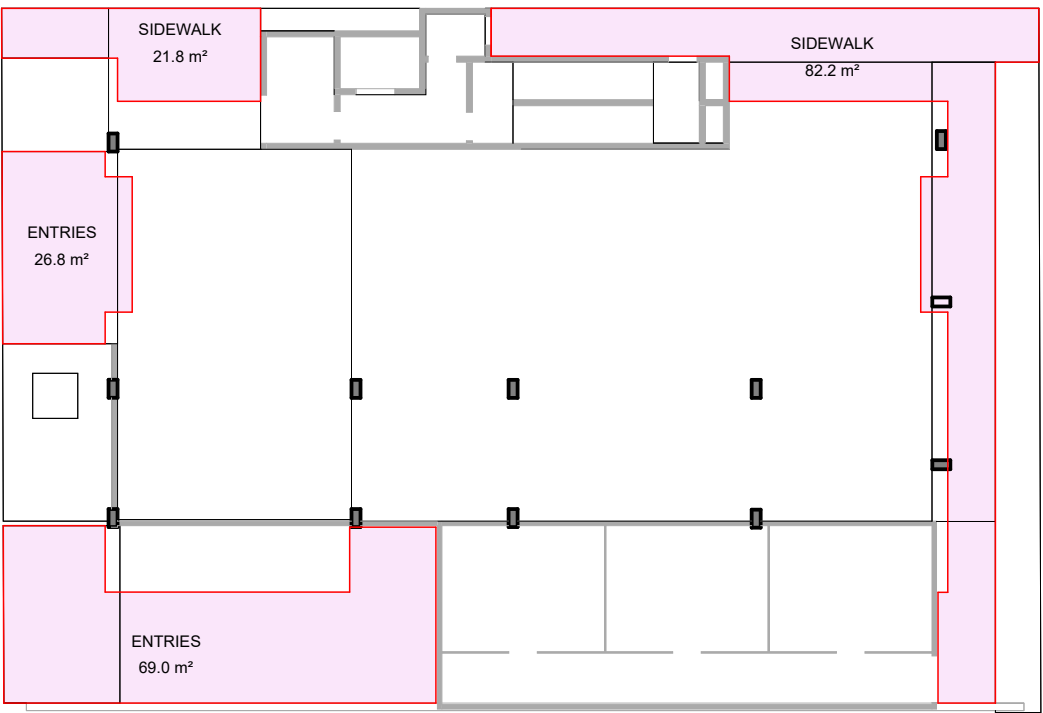
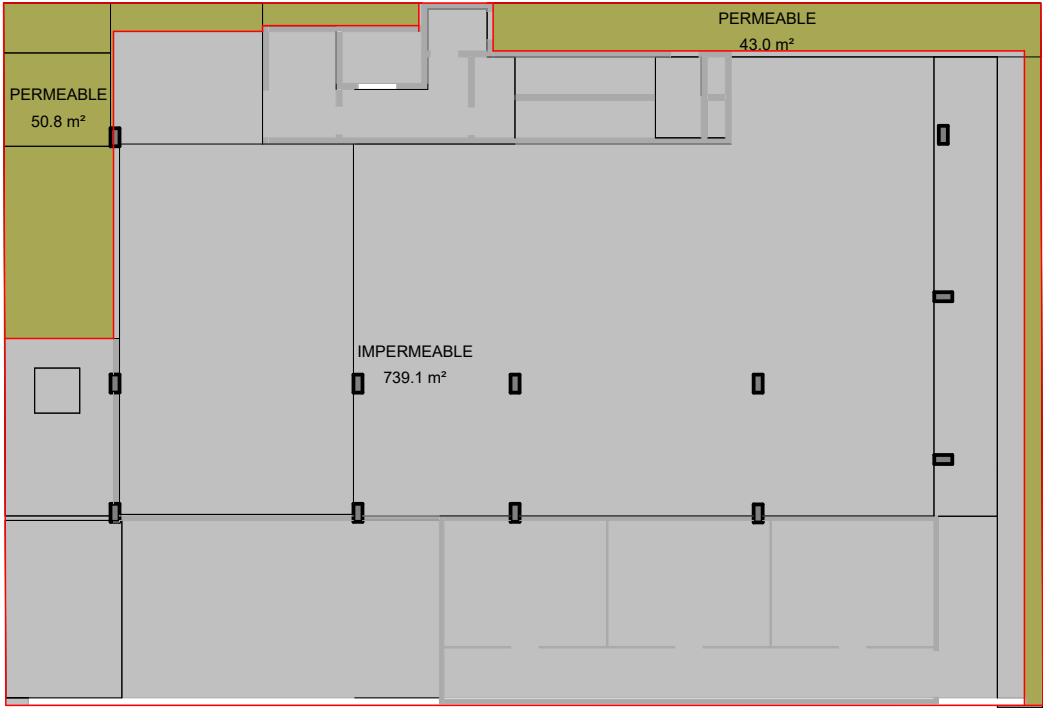


1. PROJECT DATA

LEGAL DESCRIPTION	PROPOSED MULTIFAMILY AT 455 VISTA ROAD, KELOWNA, BC LOT 18,PLAN KAP20663		
MUNICIPAL ADDRESS	455 VISTA ROAD		
SITE AREA	834 m²	8977 sqf²	
AVERAGE SITE GRADE	406.2		
APPLICABLE ZONING BYLAW	UC4		
PROPOSED ZONING	UC4r		
PROPOSED PRINCIPAL USE	APARTMENT HOUSING (RENTAL)		
OCP 2040 FUTURE LAND USE	UC		
NUMBER OF BUILDINGS	1		
ZONING BYLAW	2026 KELOWNA ZONING BYLAW - #12375		

2. SITE SUMARY

	ZONING REQUIREMENTS	PROPOSED	NOTES
SITE DIMENSIONS			
SITE AREA		834 m²	C)
SIDE WIDTH		23.77 m	C)
SITE DEPTH		35.07 m	C)
HEIGHT			
BUILDING HEIGHT	18 m + 8 m bonus=	21.79 m	A)
	26m	6 storeys	
NUMBER STOREYS	4 + 2 bonus= 6		A)
SETBACKS			
SETBACK-FRONT YARD i.e. VISTA ROAD(Min)	3 m	3 m	
SETBACK-REAR YARD i.e. HOLLYWOOD ROAD (			



	AREA PLANS LEGEND
AREAS INCLUDED IN FSR CALCULATION	
	IMPERMEABLE SURFACE
	PERMEABLE SURFACE
	SIDEWALKS & ENTRIES
	BUILDING FOOTPRINT (GFA)
	PARKADE

Disclaimer
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Consultant

Notes

1

PERMEABLE & IMPERMEABLE SURFACES

DP-A1.09 SCALE: 3/64" = 1'-0"

2

SIDEWALKS AND ENTRIES (OUTSIDE OF FOOTPRINT)

DP-A1.09 SCALE: 3/64" = 1'-0"

