

**Section III – Zoning Branch Submission**

**DEVELOPMENT DESIGN SUMMARY**

**PROJECT:** \_\_\_\_\_

*(This form MUST be fully completed and attached to the submission.)*

- 1. Legal Description \_\_\_\_\_
- 2.  Zoning By-law No. 200/2006                       Zoning By-law No. 100/2004
- 3. Existing or previous use(s): \_\_\_\_\_
- 4. Proposed use(s): *(Note: The existing and proposed uses are needed to determine if more or less parking spaces are required.)*

5. Existing floor area (all floors): \_\_\_\_\_                      New floor area (all floors): \_\_\_\_\_

**Parking and Loading**

- 6. Parking stalls:              Required \_\_\_\_\_      Provided \_\_\_\_\_      Parking surface (specify) \_\_\_\_\_
- 7. Loading spaces:              Required \_\_\_\_\_      Provided \_\_\_\_\_      Loading space dimensions: \_\_\_\_\_

**Approvals**

- 8. Variance: \_\_\_\_\_                      Conditional Use: \_\_\_\_\_
- 9. Zoning Agreements: \_\_\_\_\_                      Other Approvals \_\_\_\_\_

**Site Coverage**

- 10. Total Main Floor: \_\_\_\_\_ sq. m.      Lot area: \_\_\_\_\_ sq. m.      Maximum lot coverage per bylaw: \_\_\_\_\_ %
- 11. Lot Coverage (provided):  $\frac{\text{Main floor area}}{\text{Lot area}} = \text{Lot Coverage} \%$

**Floor Area Ratio**

- 12. Total area (all floors): \_\_\_\_\_ sq. m.      Lot Area: \_\_\_\_\_ sq. m.      Maximum floor area ratio per bylaw: \_\_\_\_\_
- 13. Floor area ratio (provided):  $\frac{\text{Total building area}}{\text{Lot area}} = \text{Floor area ratio}$

- 14. **Building Height** (metres)              Required \_\_\_\_\_ m              Provided \_\_\_\_\_ m

**Yard Setbacks**

- 15. Front:              Required \_\_\_\_\_ m      Provided \_\_\_\_\_ m      Sides:              Required \_\_\_\_\_ m      Provided \_\_\_\_\_ m
- 16. Corner:              Required \_\_\_\_\_ m      Provided \_\_\_\_\_ m      Rear:              Required \_\_\_\_\_ m      Provided \_\_\_\_\_ m
- 17. Encroachments:               Yes       No      If Yes specify type: \_\_\_\_\_

**Landscaping and Buffering**

- 18. Street edge landscaping – refer to Sections 190(2) to 190(4)              Required       Provided       N/A
- 19. Foundation landscaping – refer to Section 190(5)              Required       Provided       N/A
- 20. Parking lot interior landscaping – refer to Section 190(6)              Required       Provided       N/A
- 21. Site and Rear side edge buffering – refer to Section 190(7)              Required       Provided       N/A
- 22. Buffering of Parking & Loading areas – refer to Sections 190(8) & (9)              Required       Provided       N/A
- 23. Design Standards – refer to Sections 205 to 210              Required       Provided       N/A

**Signed:** \_\_\_\_\_                      **Date:** \_\_\_\_\_  
*(Applicant, Architect, Landscape Architect, Surveyor, Other Qualified Professional)*

**Office Use Only:**

Modifications made to this Section must be initialed by the Applicant, and signed and dated below:

**Modified by:** \_\_\_\_\_                      **Date:** \_\_\_\_\_