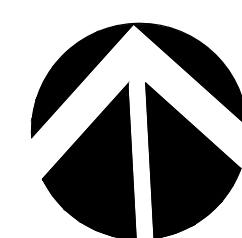


LOT 4 - SITE PLAN
SCALE: 1/8" = 1'-0"



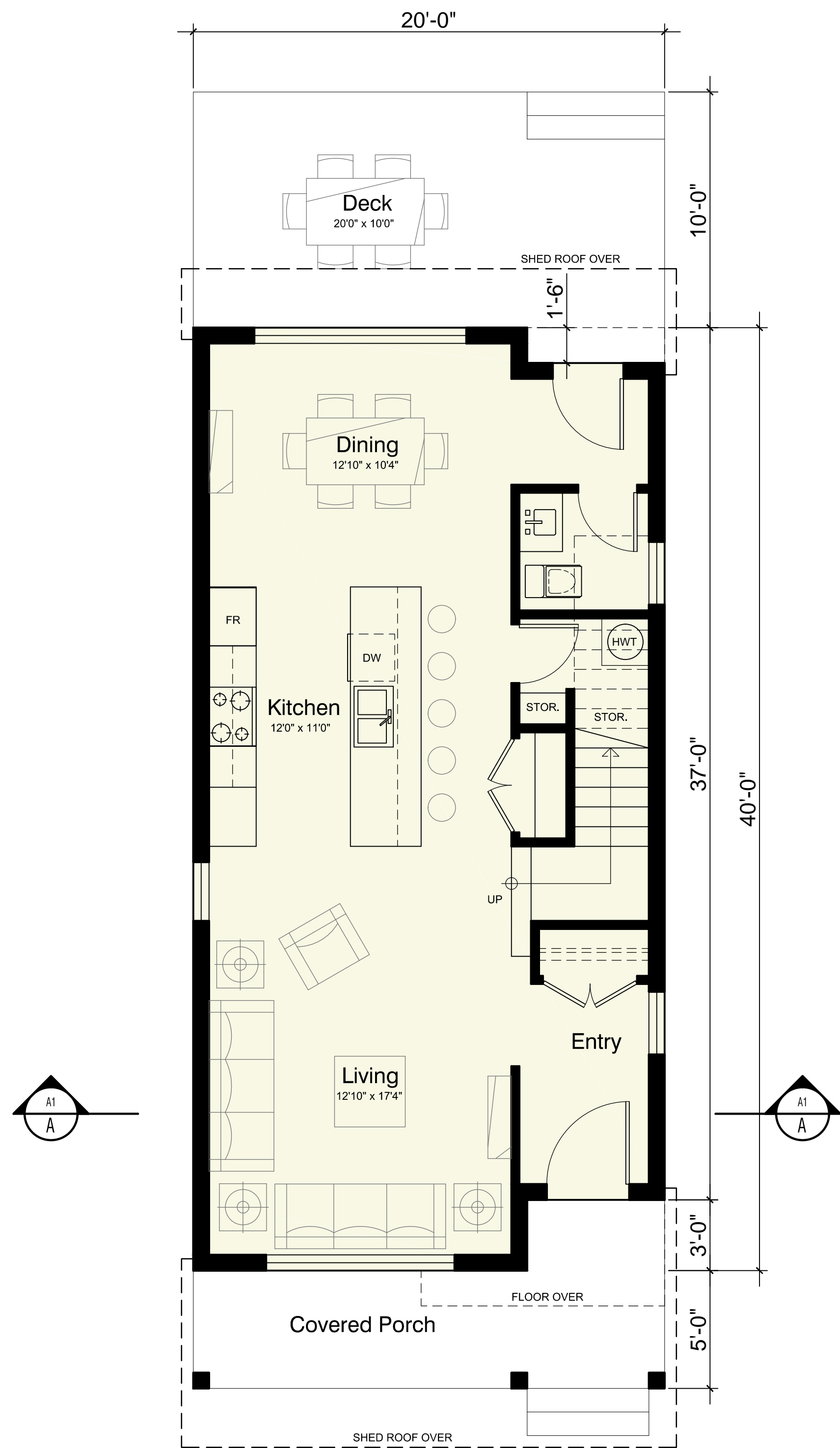
LEGEND	
	INDICATES SETBACK VARIANCE
	LINE OF ROOF OVERHANG
	PROPERTY LINE

LOT 4 ZONING & DEVELOPMENT SUMMARY

LEGAL DESCRIPTION	LOT 4, BLOCK 12, DL 210, SDYD PLAN 519	
ADDRESS	LOT 4, GWENDOLINE AVENUE, NARAMATA, B.C.	
ZONING CRITERIA	PERMITTED	PROPOSED
ZONING	RS1 - Low Density Residential	RS1 - Low Density Residential
PERMITTED USES	Single Detached Dwelling	Single Detached Dwelling
DWELLINGS PER PARCEL	One	One
SETBACKS (Principal Bldg.)	PERMITTED	PROPOSED
FRONT	6.0 metres (19'-8")	3.66 metres (12'-0")
REAR	6.0 metres (19'-8")	over 6.0 metres (19'-8")
SIDE (INTERIOR)	1.5 metres (4'-11")	1.37 metres (4'-6")
SIDE (EXTERIOR)	4.5 metres (14'-9")	n/a
SETBACKS (Accessory Bldg.)		
FRONT	7.5 metres (23'-0")	over 7.5 metres (23'-0")
REAR	1.0 metres (3'-3")	1.0 metres (3'-3")
SIDE (INTERIOR)	1.0 metres (3'-3")	min. 1.0 metres (3'-3")
SIDE (EXTERIOR)	4.5 metres (14'-9")	n/a
MAXIMUM HEIGHT	10.0 metres (32'-9 1/2")	10.0 metres (32'-9 1/2")
MAXIMUM PARCEL COVERAGE	50%	45.5%
MINIMUM BLDG. WIDTH	5.0 metres (16'-5")	6.1 metres (20'-0")

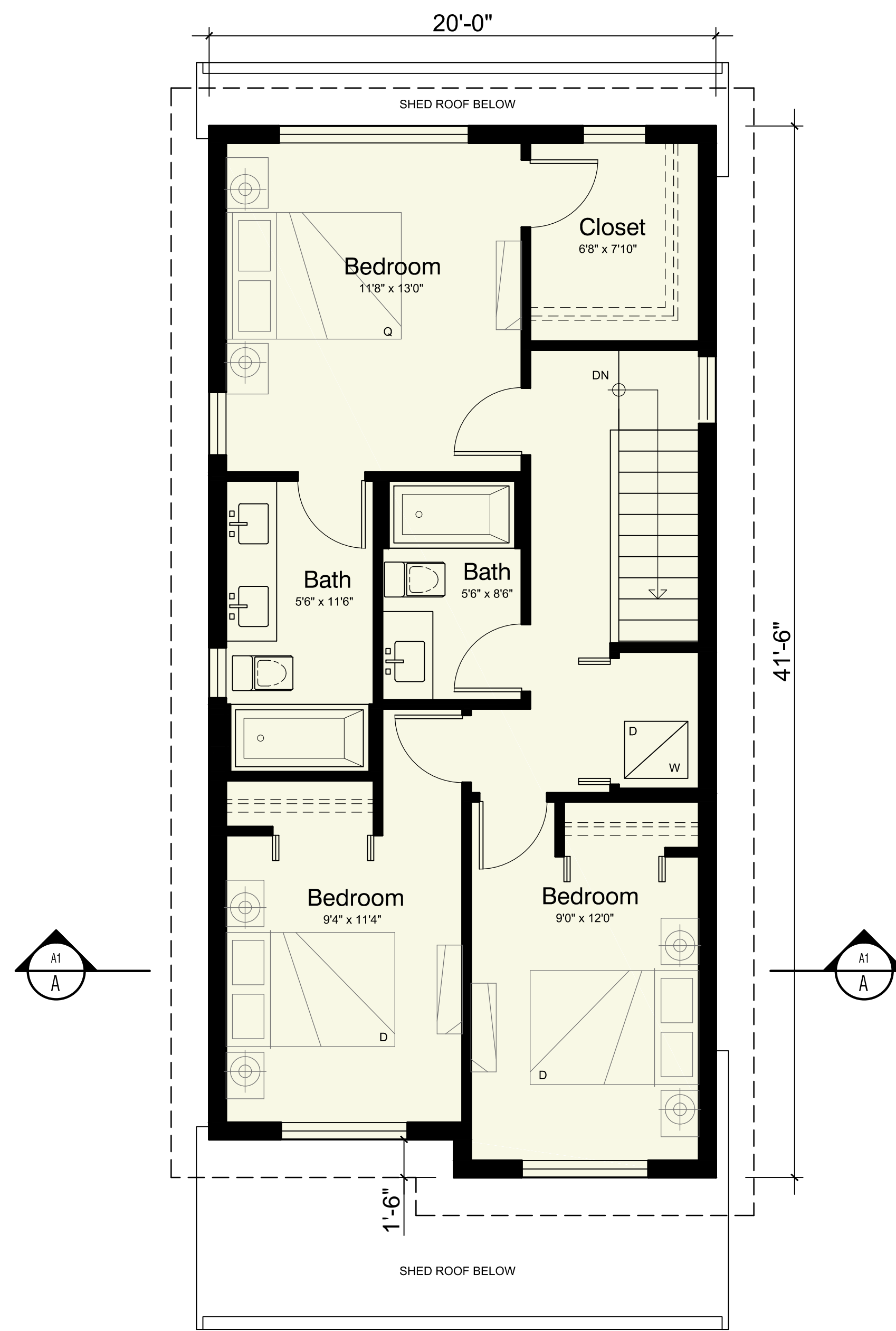
DEVELOPMENT SUMMARY		AREA m2	AREA sf
SITE AREA (m2 / sf)		276.1	2,972.4
BUILDING AREA			
1ST (MAIN) FLOOR		71.9	774.0
2ND (UPPER) FLOOR		75.8	816.0
TOTAL		147.7	1,590.0
SITE / PARCEL COVERAGE			
PRINCIPLE BLDG.		103.2	1,111.0
ACCESSORY BLDG.		22.3	240.0
TOTAL		125.5	1,351.0
%		45.5%	45.5%

NARAMATA CENTRE



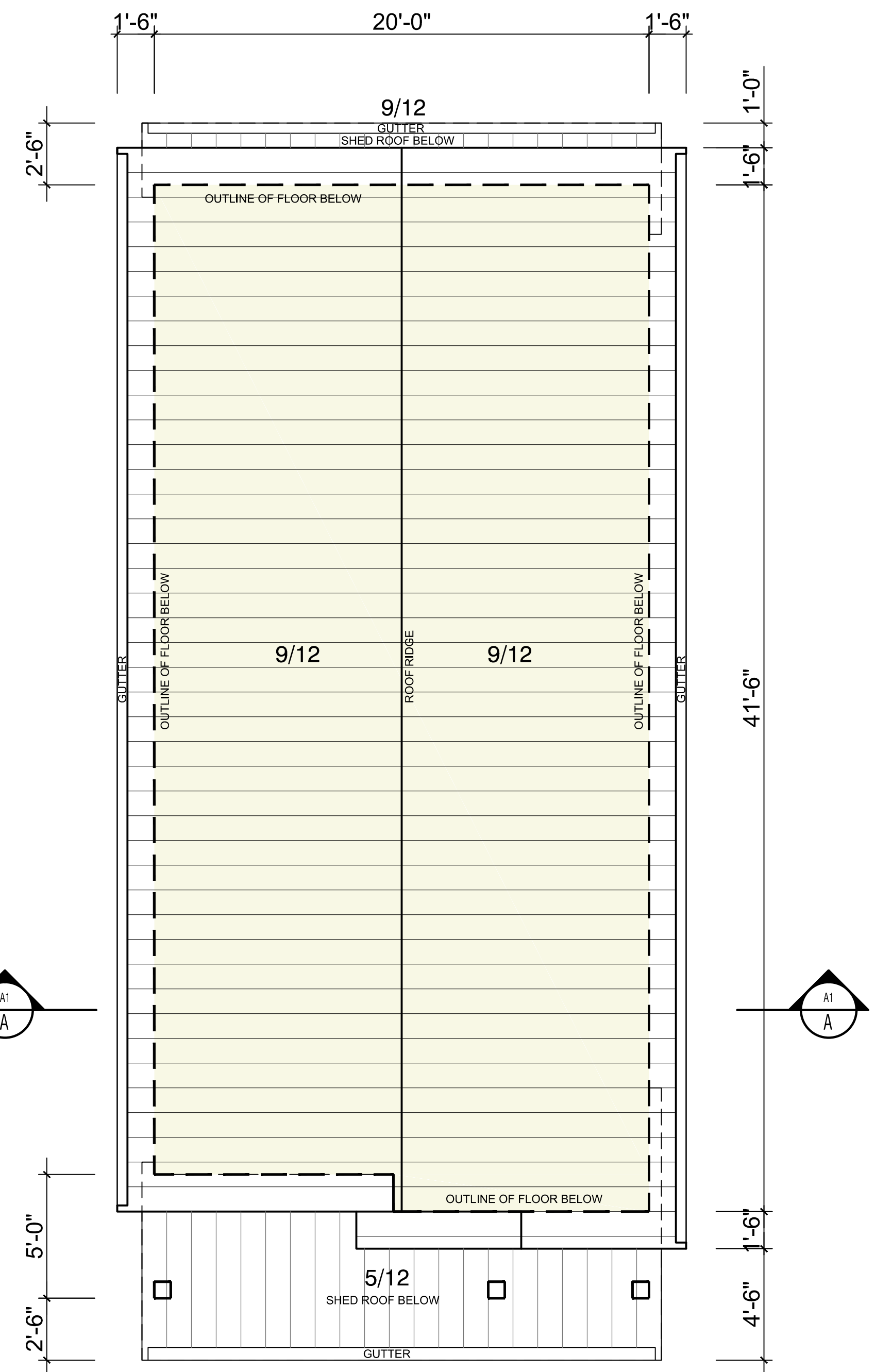
GROUND / 1ST FLOOR PLAN
LOT 4 - SINGLE FAMILY HOME

AREA: 774 SF (1590 SF)



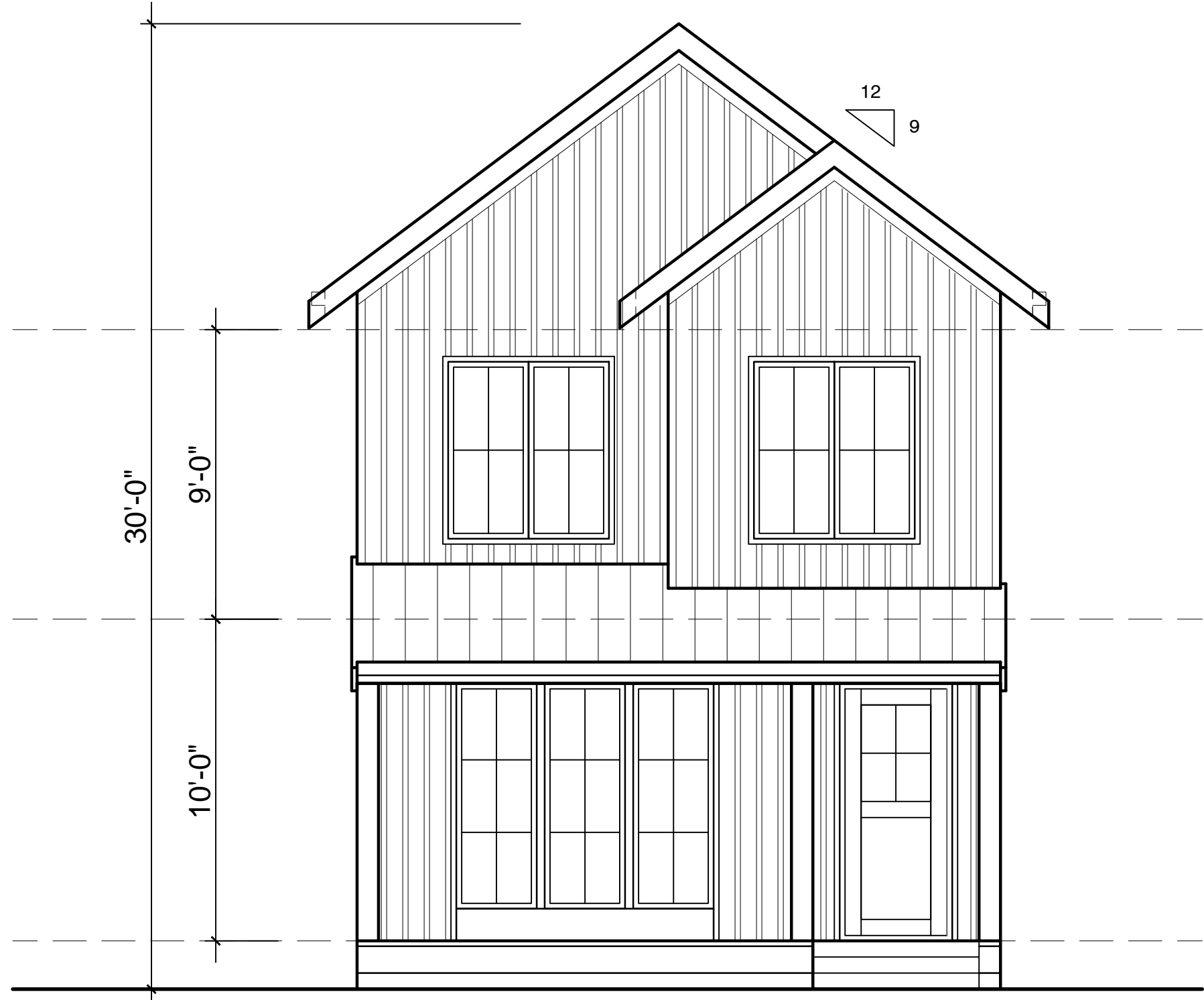
UPPER / 2ND FLOOR PLAN
LOT 4 - SINGLE FAMILY HOME

AREA: 816 SF (1590 SF)

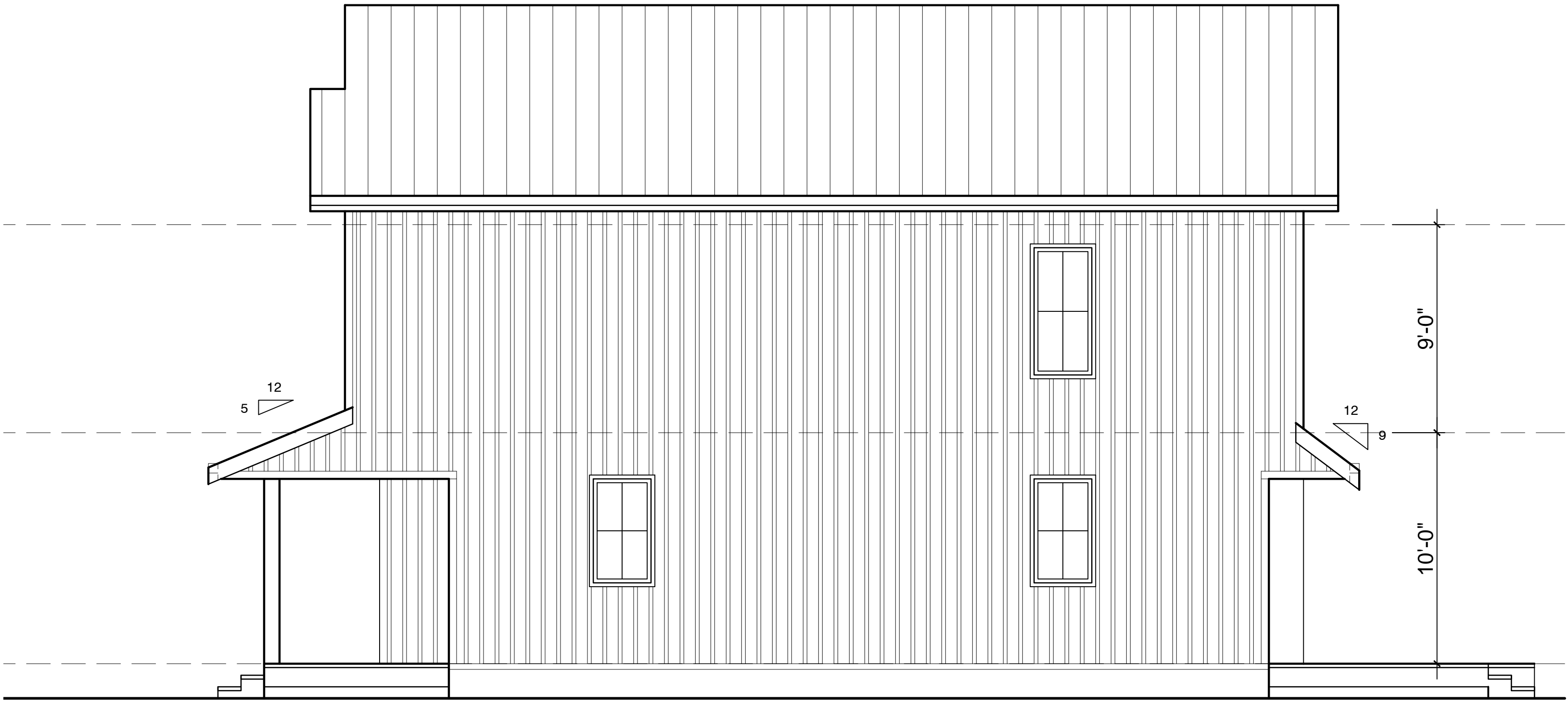


ROOF PLAN
LOT 4 - SINGLE FAMILY HOME

NARAMATA CENTRE



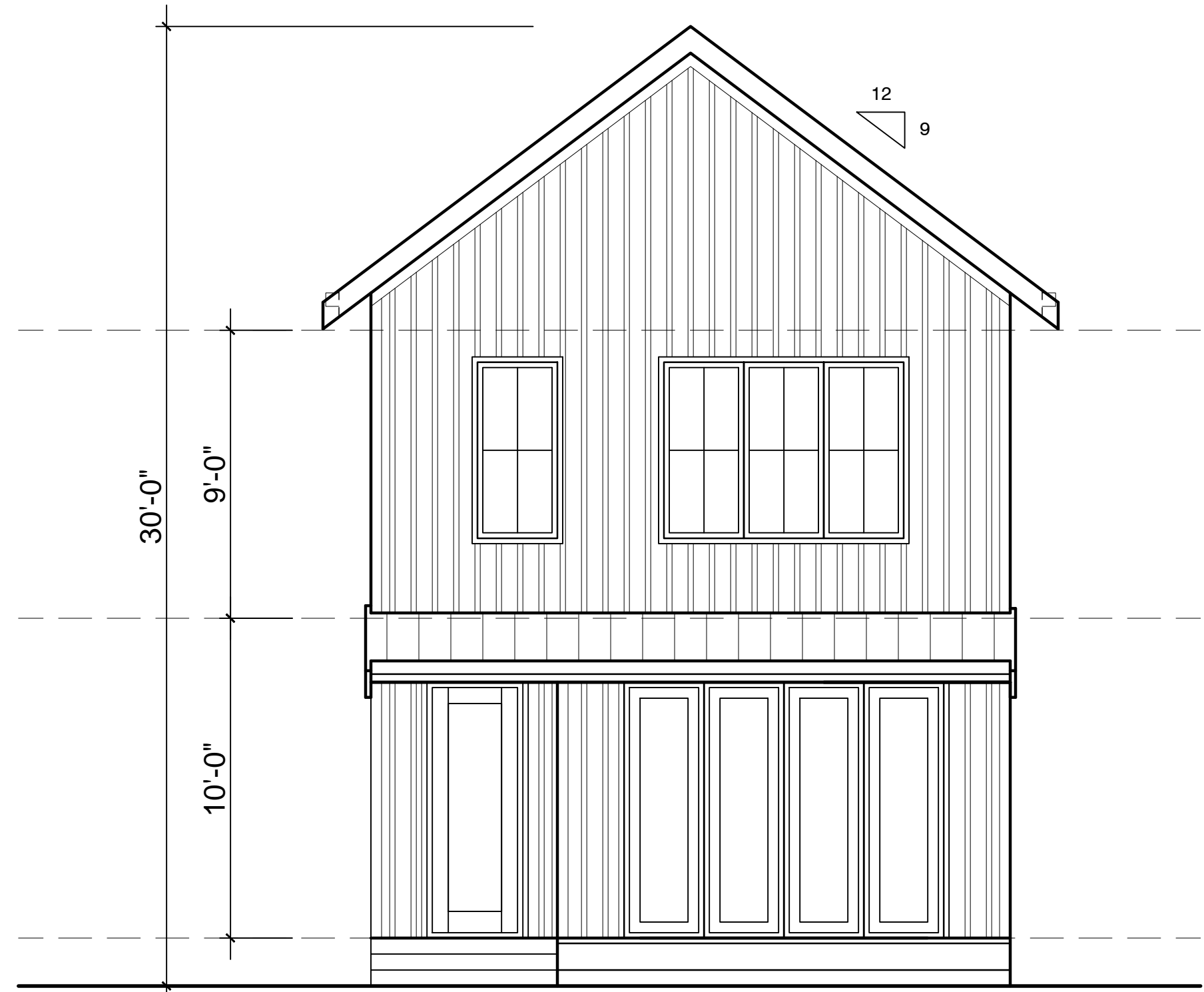
FRONT ELEVATION (SOUTH)



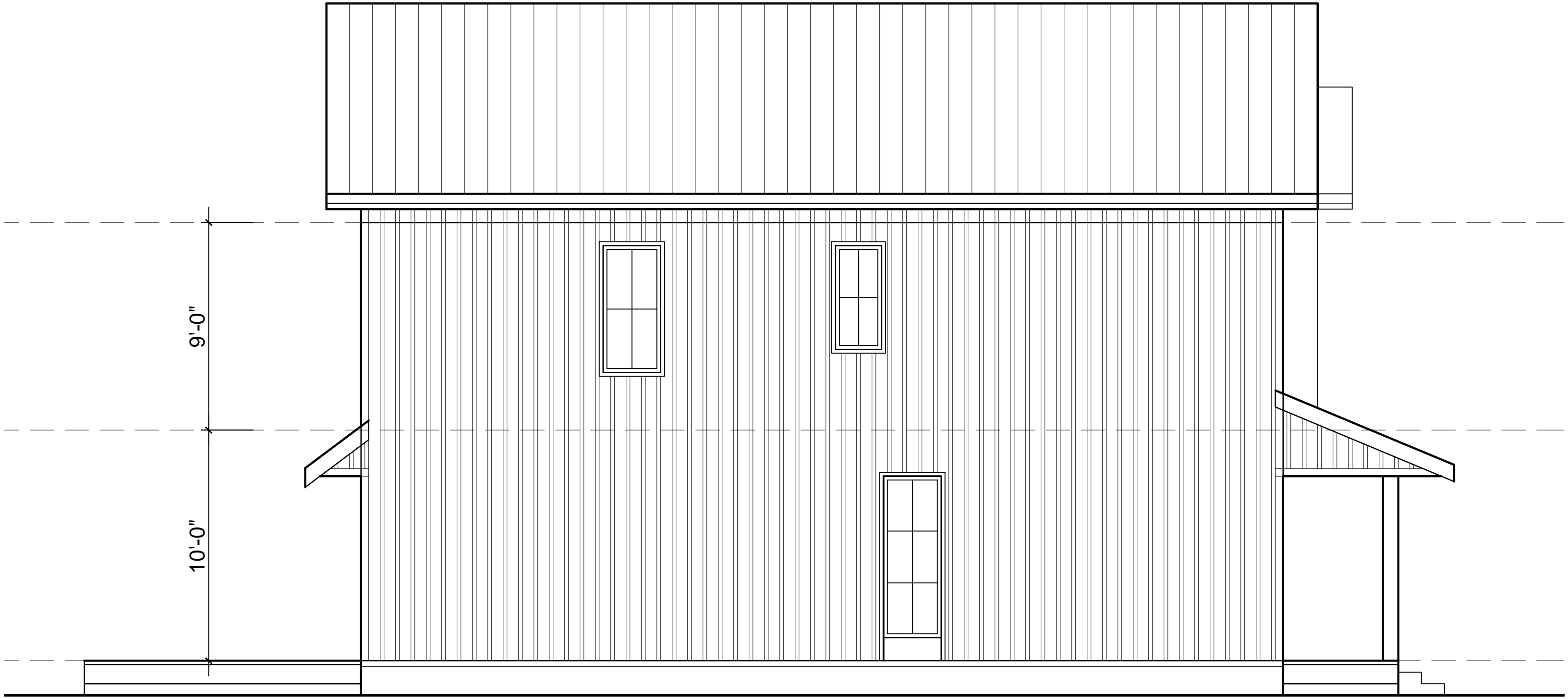
SIDE ELEVATION (EAST)

DATE	SCALE	DRAWING TITLE	DWG. NO.
2024.06.03	1/4" = 1'-0"	LOT 4 SINGLE FAMILY HOME ELEVATIONS	A3.0

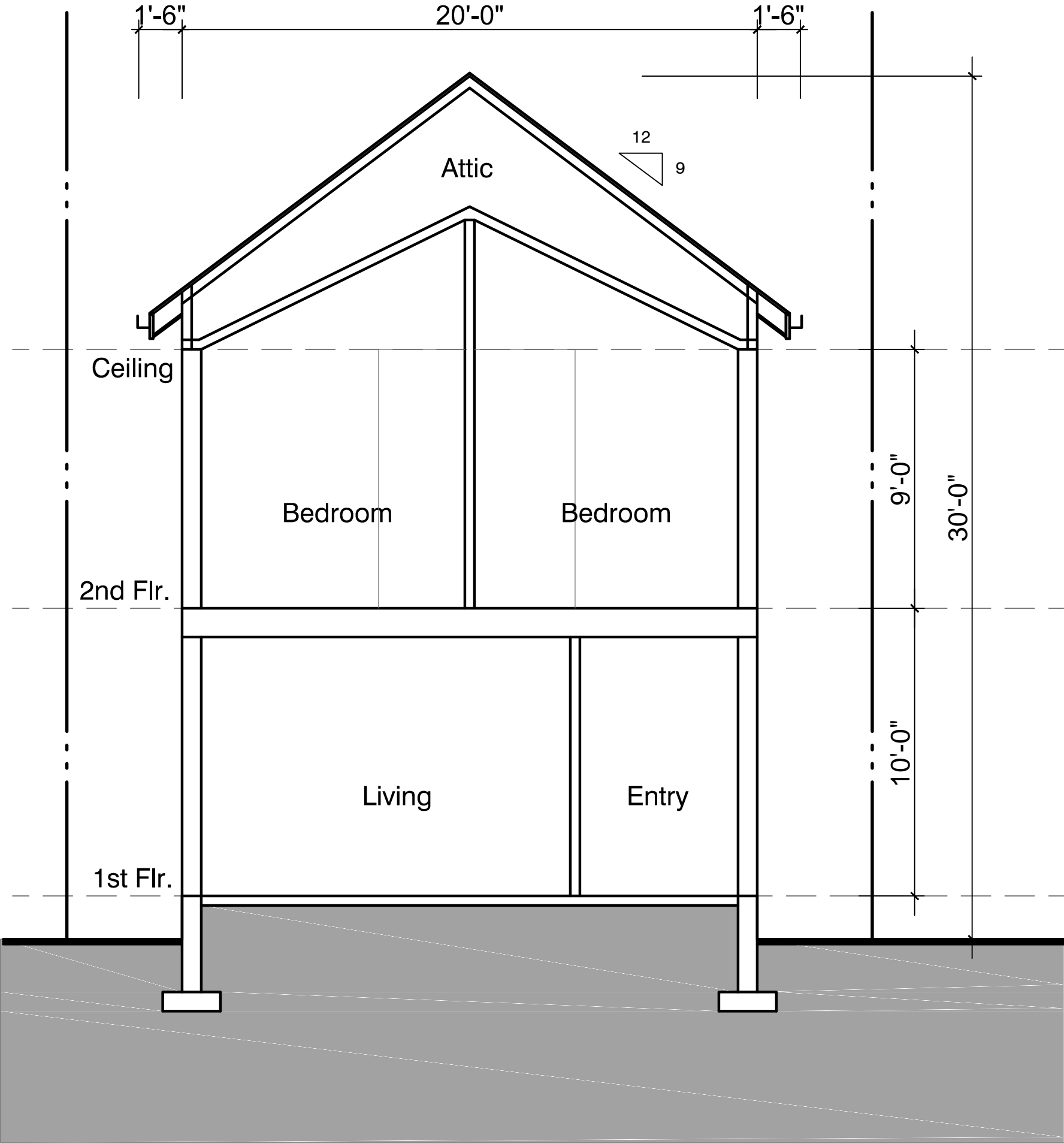
NARAMATA CENTRE



REAR ELEVATION (NORTH)



SIDE ELEVATION (WEST)



LOT 4
BUILDING SECTION - AA
SCALE: 1/4" = 1'-0"