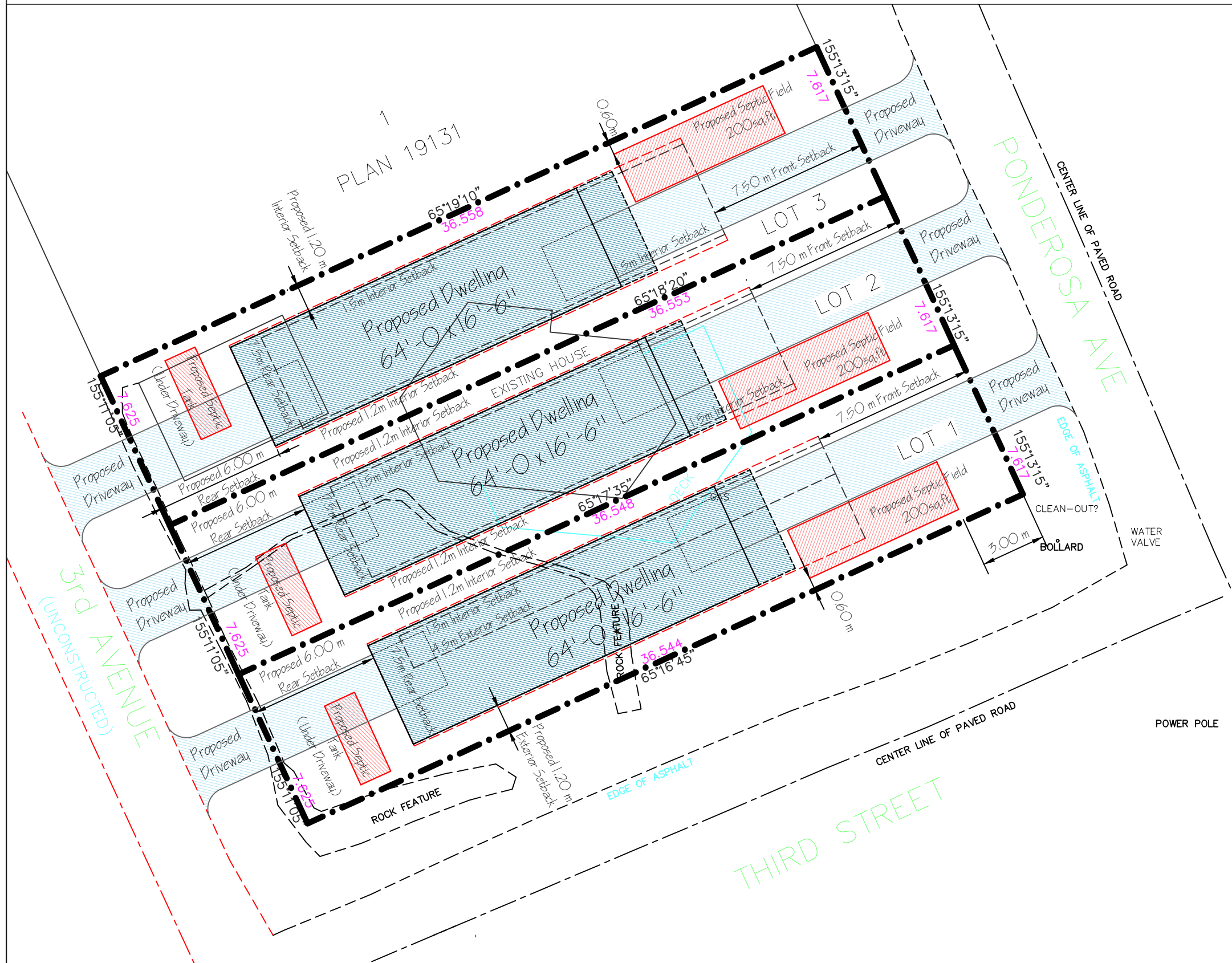


# OKANAGAN DEVELOPMENT CONSULTANTS INC.

LAND & BUILDING DEVELOPMENT CONSULTANTS:  
13222 KELLY AVE, SUMMERLAND, B.C. PO BOX 774, VOH IZO  
PH: (250) 494-0747  
EMAIL: odcinc@telus.net

PROJECT: PROPOSED FOR ED ISAAK  
PROJECT ADDRESS: 130 PONDEROSA AVE, KALEDEN B.C.  
LEGAL DESCRIPTION: LOT 1,2 AND 3 BLOCK 15 DL 1055, SDYD PLAN 763  
CURRENT ZONING: RS1  
DRAWING DATE: June 24, 2022  
PLOT DATE: June 27, 2022



### Project Compliance Data

#### -Part 9. Construction- Zoning Requirements

Current Zoning- RS2

Lot Within

-ALR-	No
-ESA-	No
-Riparian Area-	No
-High Hazard-	No
-Fire Response Within 10 Minuets-	Yes

#### Building Setbacks - Principal

Front-	7.5m
Rear-	7.5m
Side Interior-	1.5m
Side Exterior-	4.5m

MAX Principal Building & Structure Height- 10.0m  
MAX Accessory Building & Structure Height- 4.5m

#### Lot 1 Coverage Calculations

Existing Lot Size- 278.6m<sup>2</sup>  
MAX Lot Coverage 40%- 278.6 x 40% = 111.44m<sup>2</sup>  
Proposed Dwelling- 101.63m<sup>2</sup> (1094sq.ft)  
Proposed Lot Coverage- 101.63m<sup>2</sup> - 36%

#### Lot 2 Coverage Calculations

Existing Lot Size- 278.5m<sup>2</sup>  
MAX Lot Coverage 40%- 278.5 x 40% = 111.4m<sup>2</sup>  
Proposed Dwelling- 101.63m<sup>2</sup> (1094sq.ft)  
Proposed Lot Coverage- 101.63m<sup>2</sup> - 36%

#### Lot 3 Coverage Calculations

Existing Lot Size- 278.6m<sup>2</sup>  
MAX Lot Coverage 40%- 278.5 x 40% = 111.4m<sup>2</sup>  
Proposed Dwelling- 101.63m<sup>2</sup> (1094sq.ft)  
Proposed Lot Coverage- 101.63m<sup>2</sup> - 36%

A Site Plan  
I 1:200

