

# 4393 Ballson Road - Fourplex

Zoned: R - Primary Residential

## Parameters:

Total lot area = 481.3 sq. m (5180.7 sq ft)

361 sq.m (3885 sq ft) maximum can be covered by impermeable surfacing - 250.2 sq.m assigned

51.2 sq.m (minimum) of front yard must be soft surface - 70.87 sq.m assigned

288.8 sq.m (3108 sq ft) maximum can be covered by the building - 193 sq.m assigned

Maximum building height = 11m (36.1 ft)

57.2 sq.m (615 sq ft) required for four separated parking stalls

- each square is 0.5m x 0.5m

18.296m

5m back yard setback

1.5m  
side yard  
setback

13.8m

3m side yard  
setback

48.3 sq.m (519 sqft)  
per unit per level

193 sq.m (2077 sqft) maximum total building footprint

14m

25.904m

PARKING

PARKING

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3m front yard setback