

Property Area

City of Ottawa zoning By-law No. 2008-250

131 429 sq. ft.

PROJECT STATISTICS

BUILDINGS	A	B
REALMS HEIGHT (m)	2.2	2.2
TOTAL LSA AND RESIDENTIAL USE	16 451 m ²	3 232 m ²
LOT COVERAGE		

UNIT STATISTICS

BUILDINGS	GF	2nd to 6th
1 Bedroom	24	4
2 Bedroom + Den	13	1
2 Bedroom	35	3
3 Bedroom	17	2
4 Bedroom	6	1
TOTAL	95	11

RECYCLE PARKING

RECYCLE PARKING	A	B
APARTMENT BUILDING - 156 UNITS	1 200	230
TOTAL	1 200	230

PROVISIONS FOR PUD - SECTION 131

ZONE PROVISION	REQUIRED	PROVIDED
MINIMUM WIDTH OF PRIVATE WAY	1.8m	1.8m
MINIMUM SETBACK FOR ANY WALL OF RESIDENTIAL USE BUILDING TO A PRIVATE WAY	5.2m	33.00m
MINIMUM SETBACK FOR ANY GARAGE ENTRANCE FROM A PRIVATE WAY	3m	11.75m

PROPERTY AREA ZONING BY-LAW SECTION 137

PROPERTY AREA	REQUIRED	PROVIDED
MINIMUM SETBACK FOR APARTMENT DWELLINGS - 6m UNIT	5.85m	6.5m
MINIMUM COMMON AMENITY AREA	5	65m ²
MINIMUM COMMON AMENITY AREA	5	65m ²
AT LEAST ONE 54 m ²	54 m ²	218 m ²

WASTE MANAGEMENT

WASTE MANAGEMENT	REQUIRED	PROVIDED
GARBAGE - LOADS	0.11 UNIT	10.45m ²
RECYCLING - GLASS METAL PLASTIC	0.038 UNIT	1.75m ²
RECYCLING - F&F FIBER	0.038 UNIT	3.81m ²
ORGANICS	2.88 UNIT	1.56
B-101 UNITS	REQUIRED	PROVIDED
GARBAGE - LOADS	0.11 UNIT	11.11m ²
RECYCLING - GLASS METAL PLASTIC	0.038 UNIT	1.75m ²
RECYCLING - F&F FIBER	0.038 UNIT	3.81m ²
ORGANICS	2.88 UNIT	2.25

PROVISIONS FOR PUD - SECTION 131

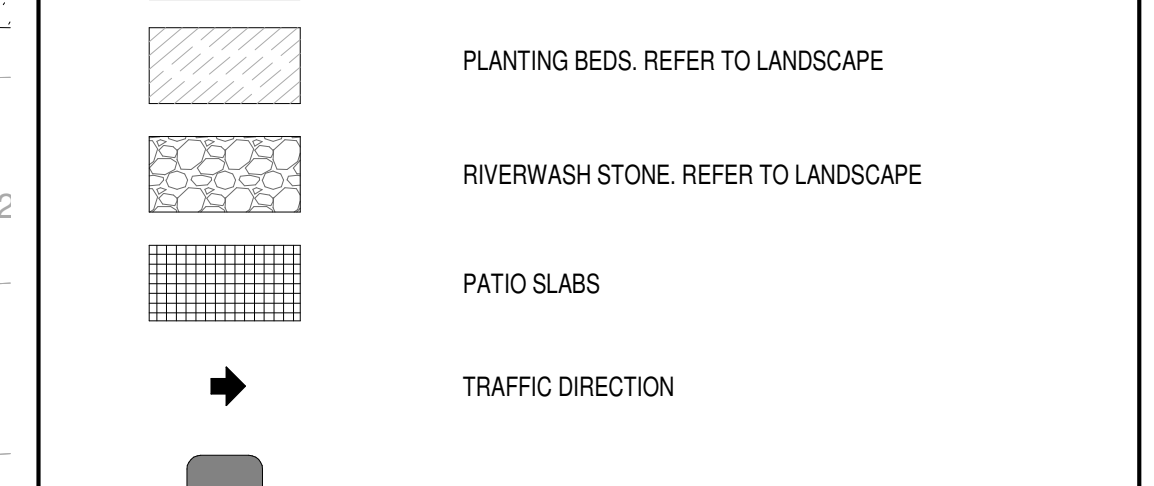
ZONE PROVISION	REQUIRED	PROVIDED
MINIMUM SETBACK FOR ANY WALL OF RESIDENTIAL USE BUILDING TO A PRIVATE WAY	1.8m	1.8m
MINIMUM SETBACK FOR ANY GARAGE ENTRANCE FROM A PRIVATE WAY	5.2m	33.00m
MINIMUM SETBACK BETWEEN BUILDINGS	3m	11.75m

GENERAL MARKED USE ZONE - GM

GENERAL MARKED USE ZONE - GM	REQUIRED	PROVIDED
MINIMUM LOT AREA	NO MINIMUM	12 210.01 m ²
MINIMUM LOT WIDTH	NO MINIMUM	44.52m
MIN FRONT YARD SETBACK	3m	3.75m
MIN SIDE YARD SETBACK	3m	3.75m
MIN REAR YARD SETBACK	7.5m	38.91m
MINIMUM INTERIOR SIDE YARD SETBACK	3m	3.30m
MINIMUM REAR YARD SETBACK	7.5m	21.5m
MAXIMUM BUILDING HEIGHT	NO MINIMUM	6.00m
MINIMUM WIDTH OF DRIVEWAY	NO MINIMUM	4.50m
MINIMUM WIDTH OF DRIVEWAY	NO MINIMUM	4.50m
MINIMUM LANDSCAPED AREA IN A PARKING LOT (15%)	220 m ²	432 m ²
MINIMUM LANDSCAPED AREA IN A PARKING LOT (25%)	6.0m	6.0m
MIN. WIDTH OF DRIVEWAY FOR PARKING GARAGE	6.0m	6.0m
MAXIMUM PERMITTED PROJECTIONS (BALCONIES)	2.0m	2.0m

LEGEND

- PROPERTY LINE
- REQUIRED SETBACKS
- UNDERGROUND PARKING EXTEND
- ROAD IN ASPHALT
- PEDESTRIAN PATH
- SIDEWALK
- ADJACENT BUILDINGS
- BUILDING AREA
- SOFT LANDSCAPING TURF. REFER TO LANDSCAPE
- PLANTING BEDS. REFER TO LANDSCAPE
- RIVERWASH STONE. REFER TO LANDSCAPE
- PATIO SLABS
- TRAFFIC DIRECTION
- MECHANICAL EQUIPMENTS
- CAR PARKING REGULAR
- VISITOR
- CAR PARKING SMALL
- BARRIER FREE PARKING (TYPE A)
- BARRIER FREE PARKING (TYPE B)
- BIKE PARKING REGULAR
- BIKE PARKING ELEVATION



LEGAL DESCRIPTION:
This property is legally described as Part of Lot 10, Concession 4, Geographic Township of March, City of Ottawa

TOPOGRAPHICAL INFORMATION:
Property boundary has been derived from plan prepared by J.D. Barnes Limited. Topographical information has been prepared by McIntosh Perry

NOTES GÉNÉRALES / General Notes

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OUVRAGE / Project
788 MARCH ROAD RESIDENTIAL

EMPLACEMENT / Location
OTTAWA, ON

NO PROJET / No. PROJECT
13109

NO / REVISION

NO	REVISION	DATE (aa-mm-jj)
A	FOR FOUNDATION PERMIT	2024-04-26
B	ISSUE FOR BUILDING PERMIT	2024-07-12
C	PERMIT COMMENT RESPONSES #1	2024-09-03

DESIGNÉ PAR / Drawn by
N.S.H.

VÉRIFIÉ PAR / Checked by
C.I.

DATE / Date
2024-06-28

ÉCHELLE / Scale
As indicated

TITRE DU DESSIN / Drawing Title
SITE PLAN

REVISION / Revision

NO. DESSIN / Drawing Number
C A100