

ATTACHMENT D CONCEPTUAL RENDERING

5484/5495 GODFREY ROAD, NANAIMO



SITE & PROJECT DATA	
CIVIC:	5484 GODFREY ROAD
LEGAL:	LOT 41, SEC 4, R. 4, WELLINGTON DISTRICT, PLAN 21691
PID:	003-450-813
AREA:	0.12 HA (0.29 ACRES)/ 1214 M2
CIVIC:	5495 GODFREY ROAD
LEGAL:	LOT 42, SEC 4, R. 4, WELLINGTON DISTRICT, PLAN 21691
PID:	003-450-821
AREA:	0.12 HA (0.29 ACRES)/ 1214 M2
JURISDICTION:	CITY OF NANAIMO
EXISTING ZONING:	R1 - SINGLE DWELLING RESIDENTIAL
PROPOSED ZONING:	R6 - TOWNHOUSE RESIDENTIAL
MIN PARCEL SIZE:	1500 M2 (PROVIDED: 2386 M2)
MIN. PARCEL FRONTAGE:	15.0 M (PROVIDED: 70.8 M)
FLOOR AREA RATIO:	0.45 (PROPOSED: 0.45)
TEN (10) 3-BDRM. ,	EXCL. GARAGE AREA.
MAX. LOT COVERAGE:	40% (PROPOSED 29.75%)
MAX. PRINCIPAL BUILDING HEIGHT:	7.0M/9.0M
PARKING REQUIREMENT:	
REQUIRED:	21 STALLS 3 BEDRM. UNITS REQUIRE 2.0 STALLS PER UNIT, 1 VISITOR STALL
PROPOSED:	22 STALLS (2 VISITOR, INCL. 1 ACCESSIBLE STALL)





JOYCE TROOST ARCHITECTURE
2615 CLEMENS DRIVE, SC. V9J 3K9
250.744.1544 - www.joycearchitect.com

PROJECT NAME:
GODFREY TOWNHOMES

ADDRESS:
5484/5495 GODFREY ROAD
WELLINGTON DISTRICT
CITY OF NANAIMO

CLIENT:
LAW HOLDINGS LTD

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ISSUE DATE:
NOV19-19-02 REDLINE PACKAGE

DATE:
DECEMBER 2, 2019

DRAWN BY:
JOYCE TROOST

SCALE:
SEE DRAWING

DRAWING TITLE:
GENERAL INFORMATION DATA

SHEET:
A1

RECEIVED
RA454
2020-MAR-09
CITY OF NANAIMO