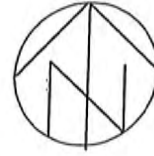


ATTACHMENT C CONCEPTUAL SITE PLAN

18 500



PROJECT DATA

CIVIC ADDRESS 608 SANDY COURT NANAIMO B.C.
 LEGAL DESCRIPTION
 LOT 16, SECTION 1, NANAIMO DISTRICT, PLAN 12950
 CURRENT ZONING R-1 PROPOSED REZONING TO R-5
 LOT AREA 8110 SQ.FT. (753.46 SQ. M.)
 ALLOWABLE 4265 sq. ft. f.o.r .55
 ALLOWABLE 4054 sq. ft lot coverage 50%

NEW TRIPLEX

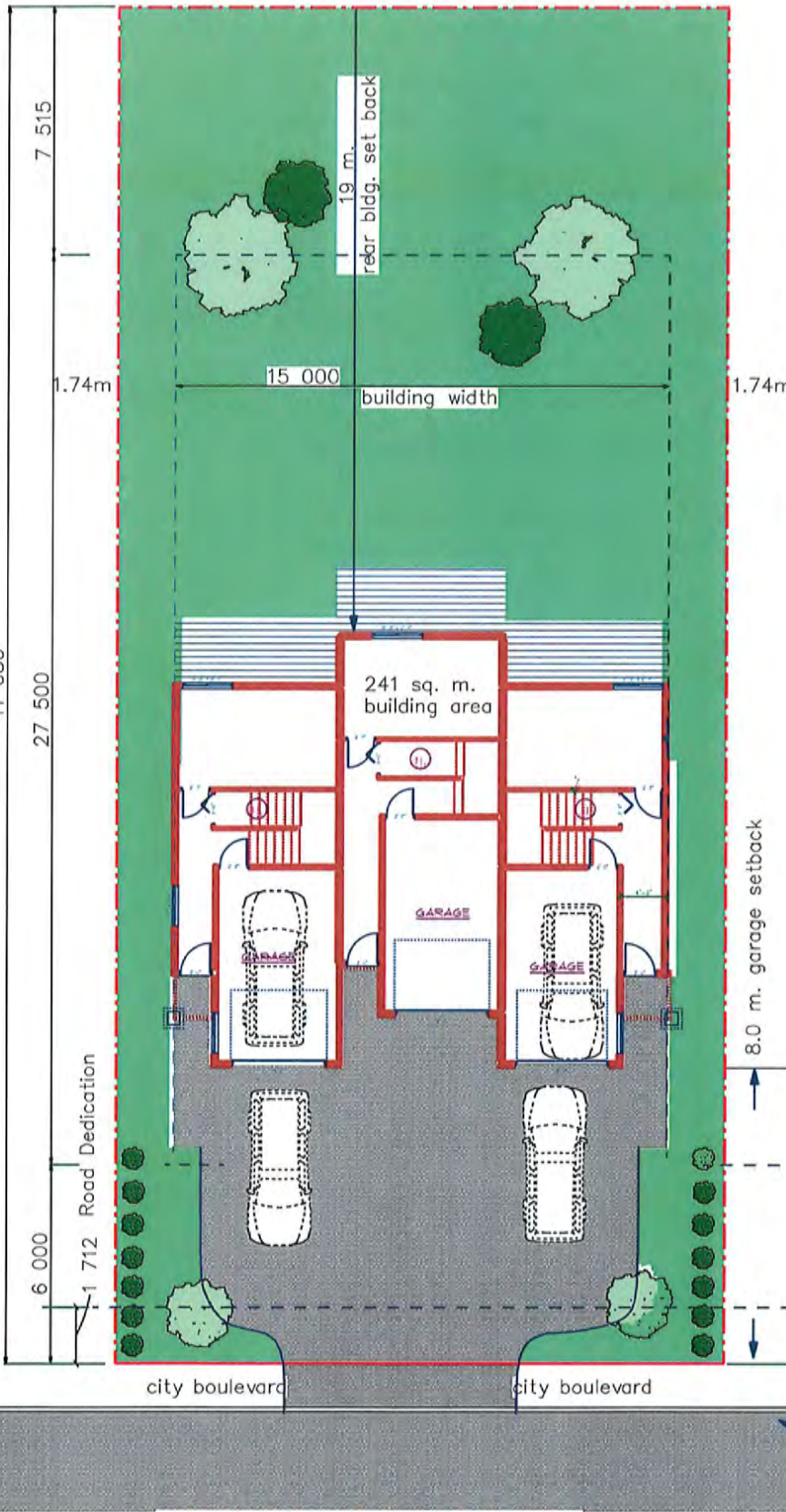
LOWER FLOOR AREA 340 sq. ft. PER UNIT
 (NOT INCLUDING 260 SQ.FT. GARAGE PER UNIT)
 MIDDLE FLOOR AREA 540 SQ.FT.
 UPPER FLOOR AREA 540 sq. ft EACH UNIT
 (EXCLUDING STAIR WELL)

TOTAL FLOOR AREA = 4260 SQ.FT
 PROPOSED F.A.R = .55

TOTAL BUILDING AREA 1380 SQ. FT. PER UNIT
 (INCLUDING GARAGE & SUNDECKS)
 PROPOSED LOT COVERAGE
 TOTAL BUILDINGS 3000 SQ.FT 34% (INCLUDING SUNDECKS)

#610 SANDY COURT

#606 SANDY COURT



city boulevard city boulevard

EDGE OF PAVEMENT

SANDY COURT

SITE PLAN A - 1

SCALE: 1 : 200 METRIC