

Development Permit (DP2021-5293) Summary

A development permit application (DP2021-5293) was submitted by Formed Alliance Architecture Studio on 2021 July 22. The development permit application is for a four unit, three storey, grade-oriented rowhouse, including four secondary suites located on the basement level and a four car detached garage with access from the rear lane. The four secondary suites are all less than 45 square metres in size and qualify for zero parking as per the Land Use Bylaw.

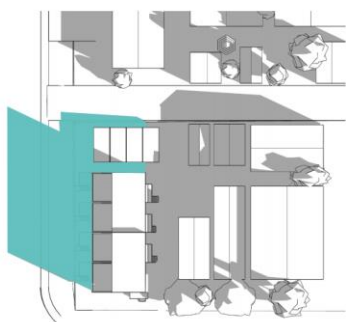
The following excerpts (Figures 1-4) from the development permit application provide an overview of the proposal and are included for information purpose only. Administration's review of the development permit application will determine the building design and site layout details such as parking, landscaping, and site access.

Figure 1: Rendering of the proposed development (view looking northeast from 24 Street SE).

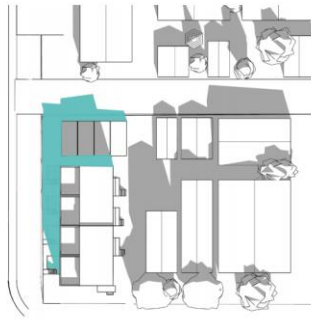


Figure 2: Sun shadow studies.

MARCH 21



10AM



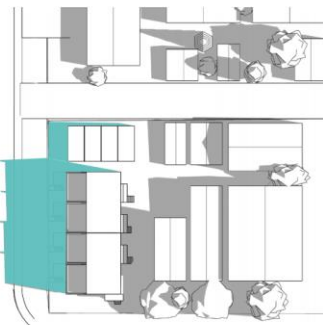
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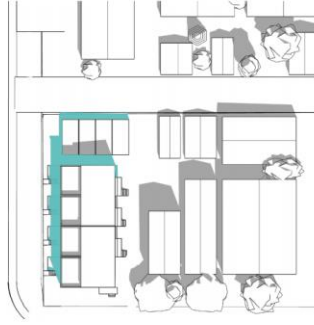
4PM

SHADOWS - PROPOSED BUILDING
SHADOWS - EXISTING CONTEXT

JUNE 21



10AM



1PM



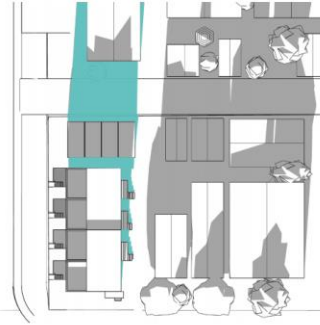
4PM

SHADOWS - PROPOSED BUILDING
SHADOWS - EXISTING CONTEXT

DECEMBER 21



10AM



1PM



4PM

SHADOWS - PROPOSED BUILDING
SHADOWS - EXISTING CONTEXT

