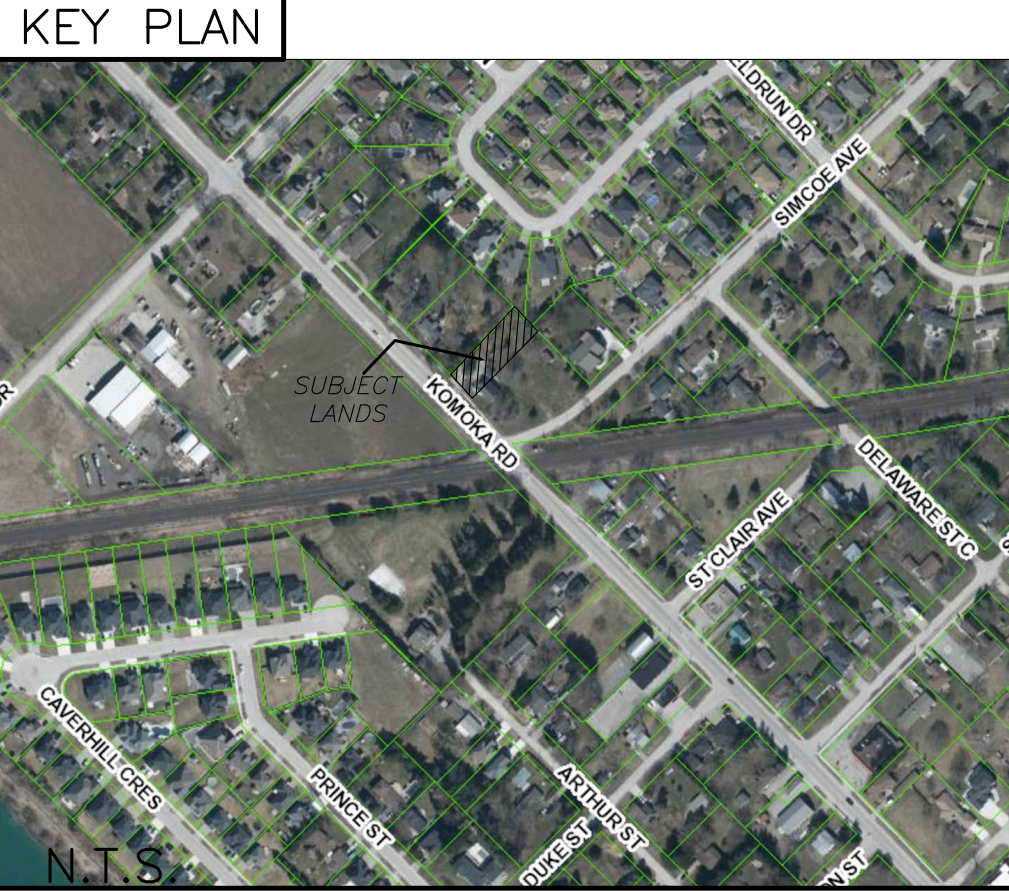
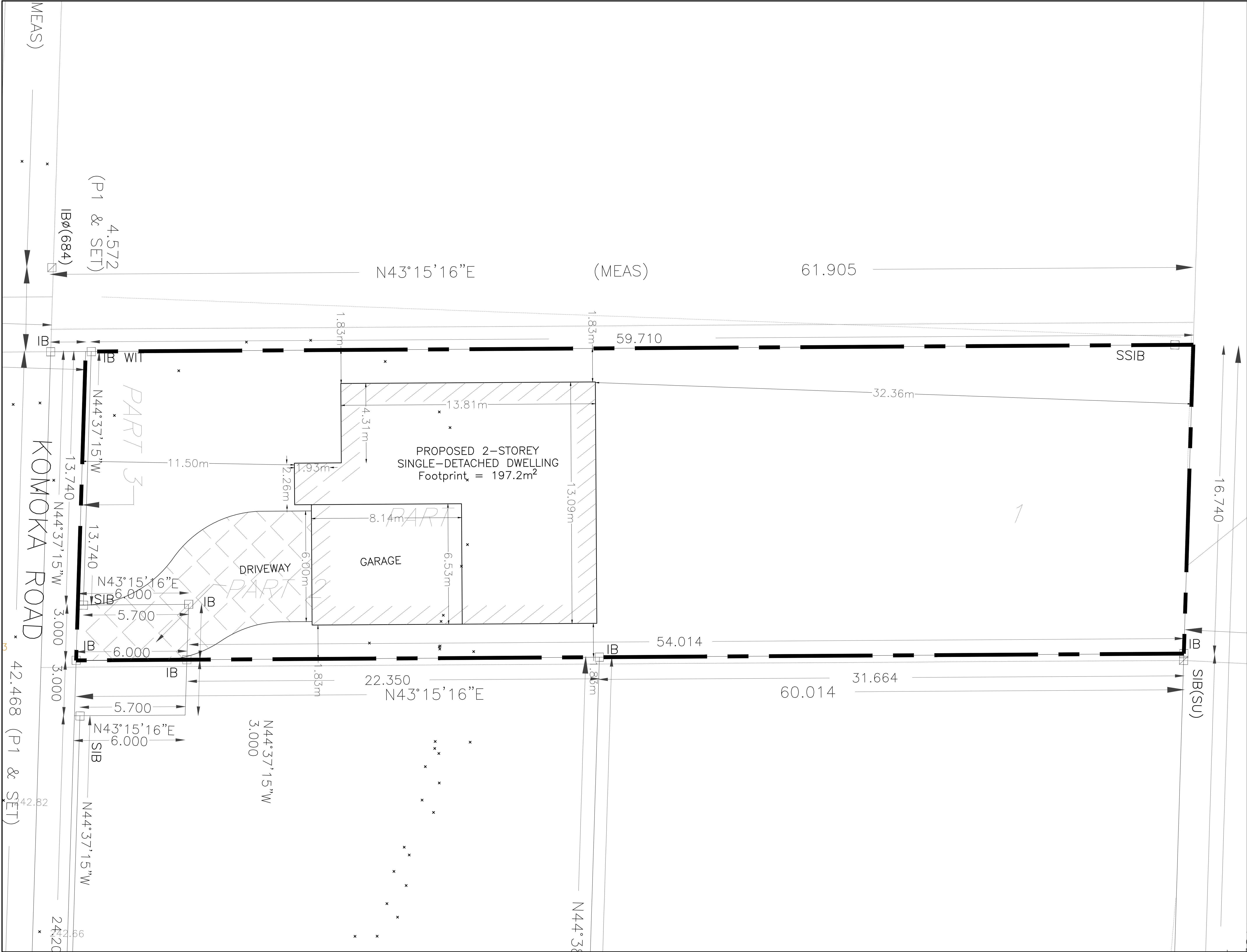




MINOR VARIANCE SKETCH

OF PART OF
**CON 9 N PT LOT 14 & RP 34R65
PART 2**
MUNICIPALITY OF MIDDLESEX CENTRE
COUNTY OF MIDDLESEX

SITE STATISTICS		
CURRENT ZONE: UR1-3		
	REQUIRED	PROPOSED
LOT AREA	930.0 m ²	1,006.2m ²
LOT FRONTAGE**	24.0 m	16.74 m
LOT DEPTH	N/A	60.0 m
FRONT YARD SETBACK (MIN)	8.0 m	11.50 m
SIDE YARD SETBACK (E)*	3.0 m	1.83 m
SIDE YARD SETBACK (W)*	3.0 m	1.83 m
REAR YARD SETBACK (MIN)	8.0 m	32.36 m
LOT COVERAGE (MAX)	35 %	19.6 %
FLOOR AREA (MIN)	90.0 m ²	394.4 m ²
HEIGHT (MAX)	12.0 m	±9 m
DWELLING UNITS/LOT	1	1

* SUBJECT TO MINOR VARIANCE
** Lot frontage reduction has been dealt with through previous severance application on these lands

BASED ON A SURVEY COMPLETED BY MTE

NO.	REVISION	DATE	INITIAL
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22700 KOMOKA ROAD,
KOMOKA-KILWORTH

Fievoli, Angie

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DRAWN BY KC	PROJECT NO. FVL/KOM/22-01
DATE JUNE 2022	SCALE 1: -