

Lot addition Schedule for 1402, 1412 and 1420 Wrigley Road

| Parcel Data | 1402 Wrigley Road | 1412 Wrigley Road | 1420 Wrigley Road |
|---|--|--|--|
| Lot Width | 90m (295 feet) | 29m (95 feet) | 29m (95 feet) |
| Min Lot width required by Zone bylaw | 30m (98 feet) | 30m (98 feet) | 30m (98 feet) |
| Lot Depth-Current | 91.44m (300 feet) | 69.1m (227 feet) | 69.1m (227 feet) |
| Lot Depth-with addition | 139.1m (440 feet) | 139.1m (440 feet) | 139.1m(440 feet) |
| Lot Area-Current | 0.823 ha / 2.03 acres | 0.2004 ha/ 0.49 acre | 0.2004 ha/ 0.49 acre |
| Lot area-with addition | 1.252ha / 3.09 acres | 0.4034 ha/ 1 acre | 0.4034 ha/ 1 acre |
| Minimum Lot Area (Zone Bylaw) | 0.2 ha or 2000 square meters | 0.2 ha or 2000 square meters | 0.2 ha or 2000 square meters |
| Side Yard east of house | 60m/196 feet | 6.7m/22 feet | 3.26m/10 feet |
| Side yard west of house | 5.8m/20 feet | 4.6m/15 feet | 10.2m/33 feet |
| Minimum Side Yard (Zone Bylaw) | 1.8 m (1 story house) | 2.4 m (2 story house currently) | 1.8 m (1 story house) |
| Rear Yard | 41.2m/135 feet | 22.7 m/74.5 feet | 31m/102 feet |
| Minimum Rear Yard (Zone Bylaw) | 7.5m/24.6 feet | 7.5m/24.6 feet | 7.5 m/24.6 feet |
| Building front line Set-back | 35.5m/117 feet | 21.6m/71 feet | 19.3m/63 feet |
| Minimum Building front line Setback Zone Bylaw | Unsure | Unsure | Unsure |
| Describe existing uses of subject properties and how long the existing uses have continued | Residential use, built in 2017 approx. | Residential use, built in 1986 approx. | Residential use, built in 2018 approx. |
| Existing <u>Primary</u> building date of Construction | 2017 | 1986 | 2018 |
| Setback front lot line | 35.5m/117 feet | 21.6m/71 feet | 19.3m/63 feet |
| Setback rear lot line | 41.2m/135 feet | 22.7 m/74.5 feet | 31m/102 feet |
| Setback side lot line | 5.8m and 60m | 4.6m and 6.7m | 10.2m and 3.26m |
| Height from established grade | 1 story | 2 story | 1 story |

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|---|--|--|--|
| Existing Secondary building date of construction | Detached Garage built 2018/2019? | Small garden shed under 108 square feet | Small garden shed under 108 Square feet |
| Setback front lot line | 71m | | |
| Setback rear lot line | 13.6m | | |
| Setback side lot line | 5.8m/77m | | |
| Height from established grade | 1 story | | |
| Proposed structures | Undetermined | Undetermined | Undetermined |
| Proposed uses of additional lands | Please see attached Letter from 1402 Wrigley Road Owners | Additional lands to be used in conformity to Z-3 zoning within the residential boundary lot addition area, conformity to Z-1 zoning in Z-1 additional lands. Complying with minimum separation distances | Additional lands to be used in conformity to Z-3 zoning within the residential boundary lot addition area, conformity to Z-1 zoning in Z-1 additional lands. Complying with minimum separation distances |