

PART 10.12

SMD-5 ZONE, SONGHEES MULTIPLE DWELLING DISTRICT

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| Permitted Uses | 1 The following uses are permitted: <ul style="list-style-type: none">(a) <u>multiple dwellings</u>;(b) <u>multiple dwelling accessory uses</u>;(c) public parking as an <u>accessory use</u>;(d) <u>public buildings</u>;(d) playgrounds, greenhouses and plant nurseries as <u>accessory uses</u> and not for commercial purposes;(e) churches;(f) <u>home occupations</u>;(g) <u>kindergartens</u>;(h) any school, except trade schools. |
| Buildings per Lot | 2 More than one <u>building</u> may be located on any <u>lot</u> . |
| Floor Space Ratio | 3 The <u>floor space ratio</u> of all <u>buildings</u> shall not exceed 1.5 to 1. |
| Height | 4 No <u>building</u> shall exceed 28 m in height or 8 storeys, measured from <u>grade</u> to the ceiling of the highest habitable space. |
| Site Coverage | 5 The <u>site coverage</u> shall not exceed 50%. |
| Setbacks | 6 Subject to Sections 7 and 8, the minimum <u>setback</u> from any <u>lot line</u> shall be 6 m.
7 The minimum <u>setback</u> from Esquimalt Road shall be 8 m.
8 The minimum <u>setback</u> from any <u>lot line</u> adjacent to any park shall be 4 m. |

Parking

- 9 (1) 1.5 parking spaces shall be provided for each dwelling unit.
- (2) 15% of the total number of parking spaces required pursuant to subsection (1) shall be designated for visitor parking.
- 10 No parking space may be located closer
 - (a) to any street than 8 m;
 - (b) to any park than 4 m.