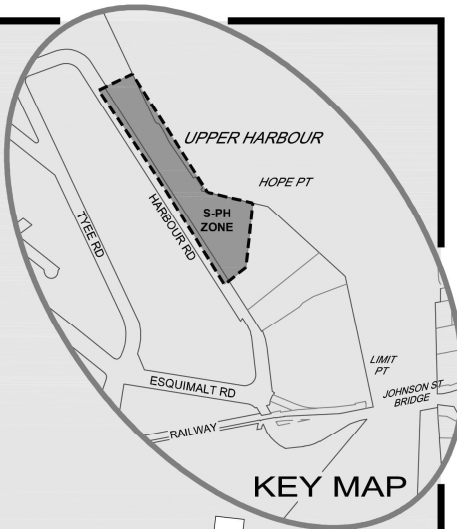
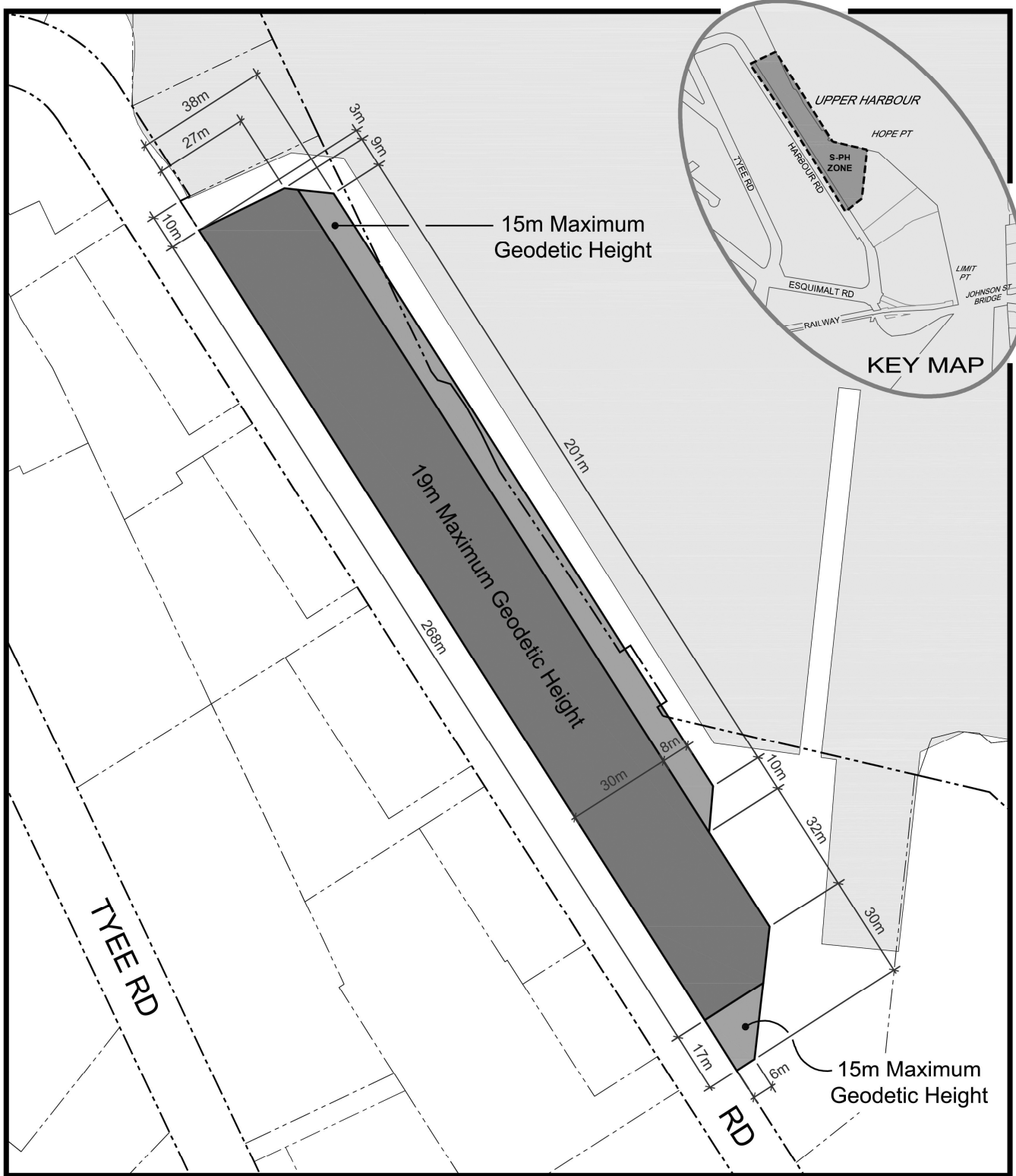


Density	2	The <u>floor space ratio</u> may not exceed 1.0 to 1.
Height	3	<p>(1) In this section “height” as defined in the Zoning Regulation Bylaw means height measured using Canadian Geodetic Datum.</p> <p>(2) A <u>building</u> must not exceed 3m in height.</p> <p>(3) Despite subsection (2), a <u>building</u> may have a height of up to</p> <p style="padding-left: 40px;">(a) 15m in the area marked “15m Maximum Geodetic Height” on the map in Schedule 10.33.3.1, and</p> <p style="padding-left: 40px;">(b) 19m in the area marked “19m Maximum Geodetic Height” on the map in Schedule 10.33.3.1.</p>
Siting of Buildings	4	More than one <u>building</u> may be located on a <u>lot</u> and a <u>building</u> may straddle a <u>lot</u> .
Setbacks	5	For any <u>lot boundary</u> , no <u>setback</u> is required.
Loading	6	A loading space shall be provided having dimensions of not less than 4m in width, 9m in length, and 4.3m in height, set back at least 3m from any <u>street</u> and located within a <u>building</u> or a <u>yard</u> .
	7	Subject to Section 9, access to and from the <u>street</u> for the loading space shall be provided by a passage of not less than 5m in <u>width</u> .
	8	Access to two adjoining <u>lots</u> may be provided by a single passageway not less than 5m in <u>width</u> where the access is secured by an easement registered in the Land Title Office.
	9	Any access provided shall be designed in accordance with sound engineering principles.
Yard Regulations	10	<p><u>Yards</u> used for parking, loading or storage</p> <p>(a) shall have a concrete or asphalt surface; and</p> <p>(b) shall be graded and drained in accordance with sound engineering principles.</p>
Driveways	11	Driveway view lines shall be provided at 45° angles at all points within 3m of an exit to a <u>street</u> .



Schedule 10.33.3.1
S-PH Zone

