

PART 3.70 - R-51 ZONE, PENDRAY APARTMENT DISTRICT

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| Uses | 1 | The only use permitted in this Zone is housing that is <ul style="list-style-type: none"> (a) in a <u>multiple dwelling</u>, and (b) not being operated for profit or gain. |
| Lot Area | 2 | The <u>area</u> of a <u>lot</u> must be at least 2000 m ² . |
| Floor Space Ratio | 3 | The <u>floor space ratio</u> must not exceed 1.35 to 1. |
| Lot Coverage | 4 | The <u>site coverage</u> must not exceed 54%. |
| Open Space | 5 | <u>Open site space</u> must be at least 45%. |
| Setbacks | 6 | The <u>setback</u> must be at least <ul style="list-style-type: none"> (a) 1.5 m from Kingston Street; (b) 2 m from Pendray Street; (c) 0.0 from a northeast <u>lot line</u>; and (d) 3.5 m from a southeast <u>lot line</u>. |
| Parking | 7 | Parking to be provided in accordance with Schedule "C" |