



ZONING MATRIX

PROVISION	ZONING (RM-1)	PROVIDED
STREET TOWNS		
MIN. LOT FRONTAGE	6m PER DWELLING UNIT, EXCEPT THAT IN THE CASE OF AN INTERIOR LOT CONTAINING A DWELLING ATTACHED ON ONE SIDE ONLY, THE MINIMUM LOT FRONTAGE REQUIRED SHALL BE 9m	6.5m and 8m FOR DWELLINGS ATTACHED ONLY ON ONE SIDE
MIN. LOT AREA	230m ² PER DWELLING UNIT	261.51m ²
MIN. FRONT YARD	7.5m	11.15m
MIN. INTERIOR SIDE YARD	3.0m	1.51m
MIN. REAR YARD	7.5m	9.71m
MAX BUILDING HEIGHT	10.5m	8.36m
MIN. GROUND FLOOR AREA FOR A DWELLING	TWO STOREY 50m ²	97.72m ²
PLANTING STRIPS	A PLANTING STRIP 1.5 MIN IN WIDTH SHALL BE PROVIDED WHERE THE BOUNDARY OF A (RM1) ZONE ABUTS AN (R1) OR (R2) ZONE	DELETE

LAND USE SCHEDULE

STREET TOWNHOUSE DWELLINGS	m ²	%
BUILDING	385.44	42.54
DRIVEWAY	109.69	12.11
LANDSCAPING	410.76	45.35
TOTAL	905.89	100.0
DENSITY = (UNITS / DEVELOPABLE AREA) = 33.12u/Ha		
MIN PARKING SPACE PER DWELLING UNIT = 1.00 SPACE REQUIRED = 3 SPACES PROPOSED = 3 SPACES		



690 QUAKER ROAD
PELHAM
CONCEPT PLAN

DATE	2021-11-15
SCALE	1:200 m
REF No.	.
DWG No.	1960 - CP