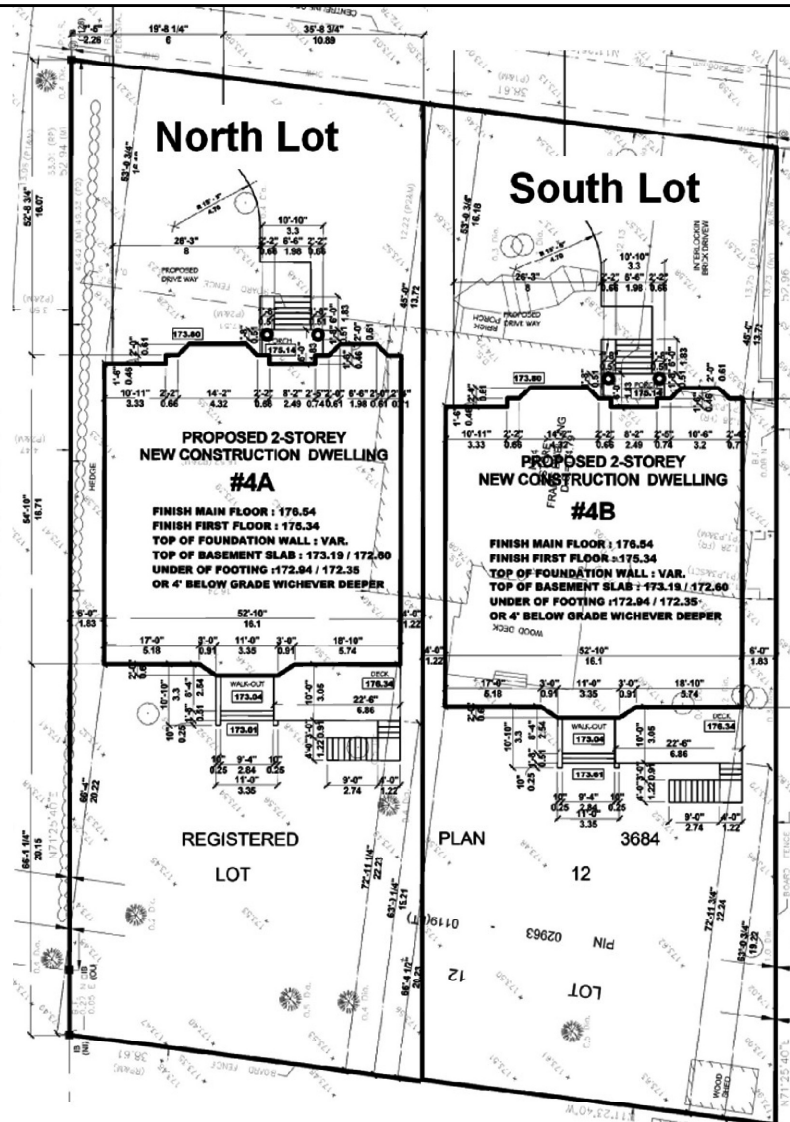


Proposed Development Standards: 4 Sabiston – North Lot		
R3 Zone Regulations	Requirements	Proposal
Min. Lot Area	696.77 m ² (7,500 ft ²)	1,014 m ² (10,914.61 ft ²)
Min. Lot Frontage	18.28 m (60 ft)	19.3 m (63.32 ft)
Min. Front Yard Setback	7.62 m (25 ft)	13.72 m (45.01 ft)
Min. Side Yard Setback	7.62 m (25 ft)	20.22m (66.34 ft)
Min. Rear Yard Setback	1.82 m (6 ft)	1.22 m (4 ft)
Max. Building Height	10.66 m (35 ft)	10.42 m (34.18 ft)
Max. Lot Coverage	33.3 %	27.47%



Proposed Development Standards: 4 Sabiston – South Lot		
R3 Zone Regulations	Requirements	Proposal
Min. Lot Area	696.77 m ² (7,500 ft ²)	1,014.2 m ² (10,917 ft ²)
Min. Lot Frontage	18.28 m (60 ft)	19.3 m (63.32 ft)
Min. Front Yard Setback	7.62 m (25 ft)	13.72 m (45.01 ft)
Min. Side Yard Setback	7.62 m (25 ft)	20.23 m (66.34 ft)
Min. Rear Yard Setback	1.82 m (6 ft)	1.22 m (4 ft)
Max. Building Height	10.66 m (35 ft)	10.42 m (34.18 ft)
Max. Lot Coverage	33.3 %	27.47%

SITE PLAN (4 Sabiston) North and South Lots

APPLICANT: Regency Property Inc. (Reego Xue)
4 Sabiston Drive
FILE Nos. PLAN 21 130958/130969/130977

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