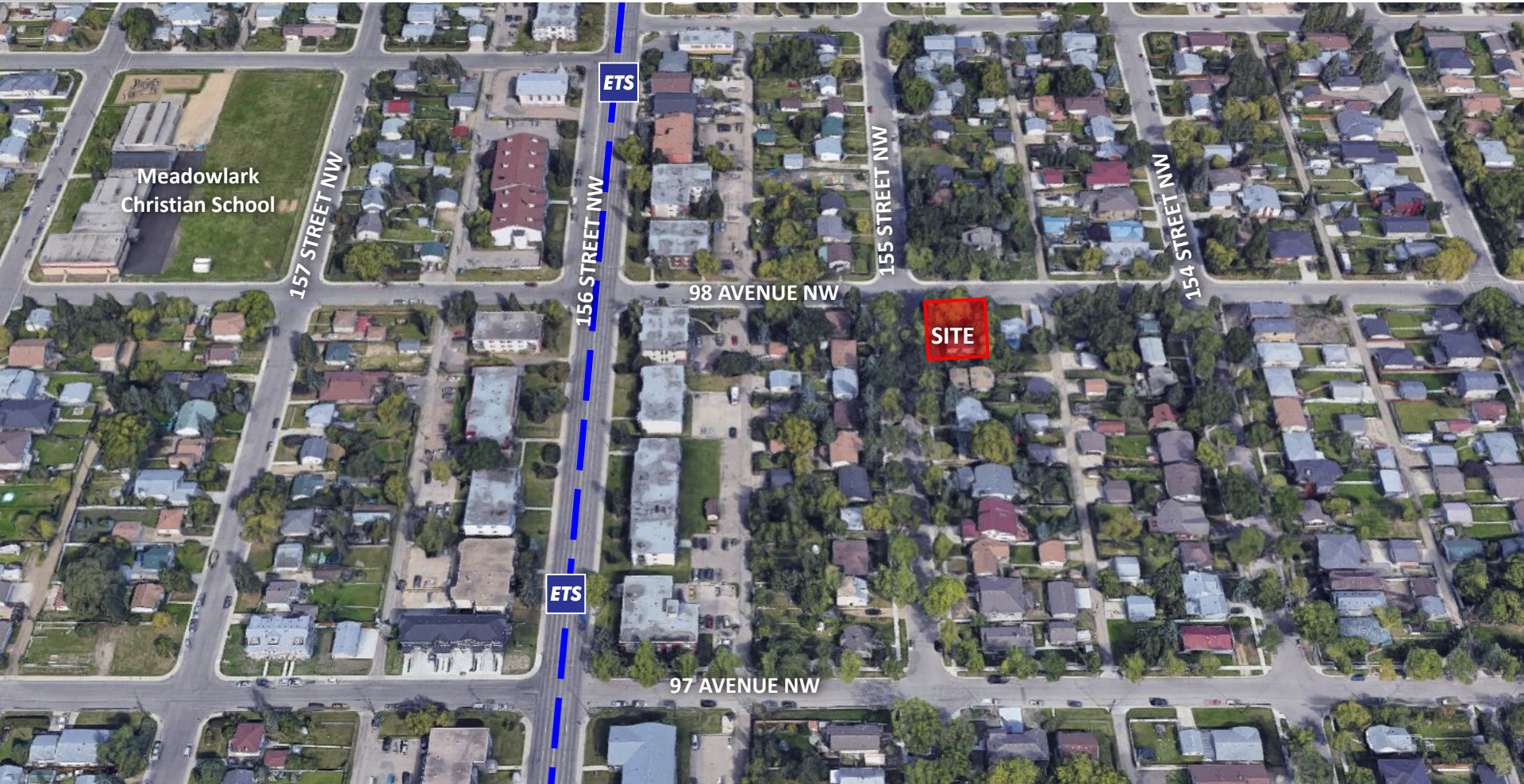




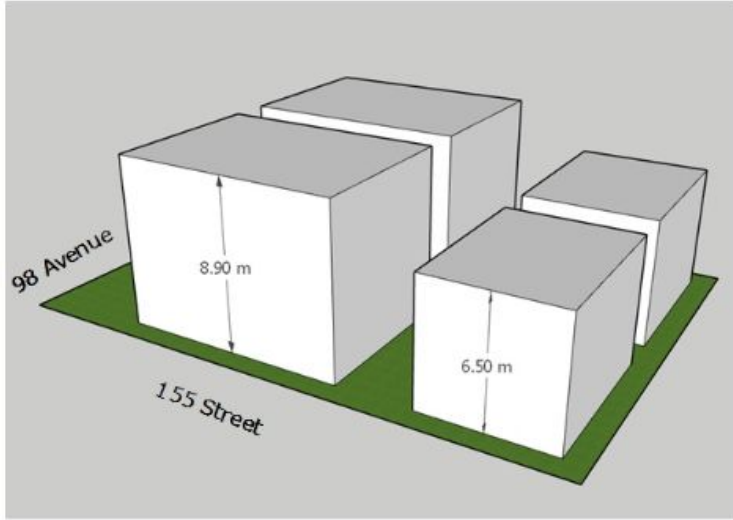
ITEM 3.15 - WEST JASPER PLACE  
CHARTER BYLAW 19779

DEVELOPMENT  
SERVICES  
JULY 6, 2021

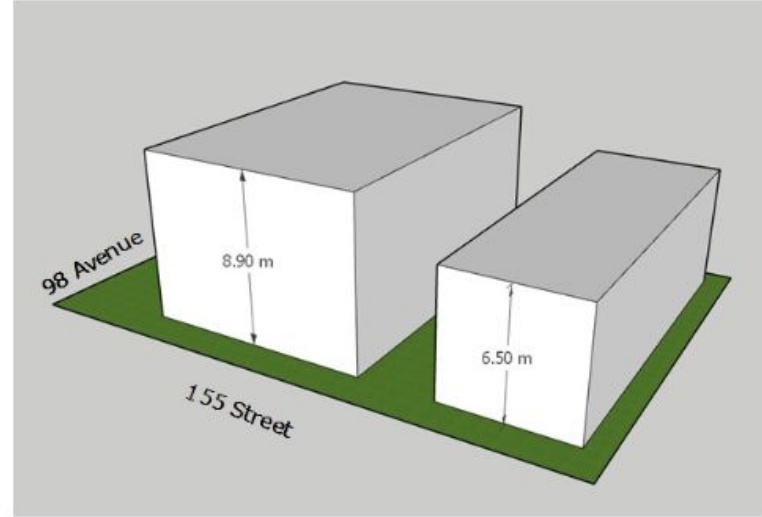
# Site and Surrounding Context



# 3 Built Form Comparison



**RF1**  
Single Detached



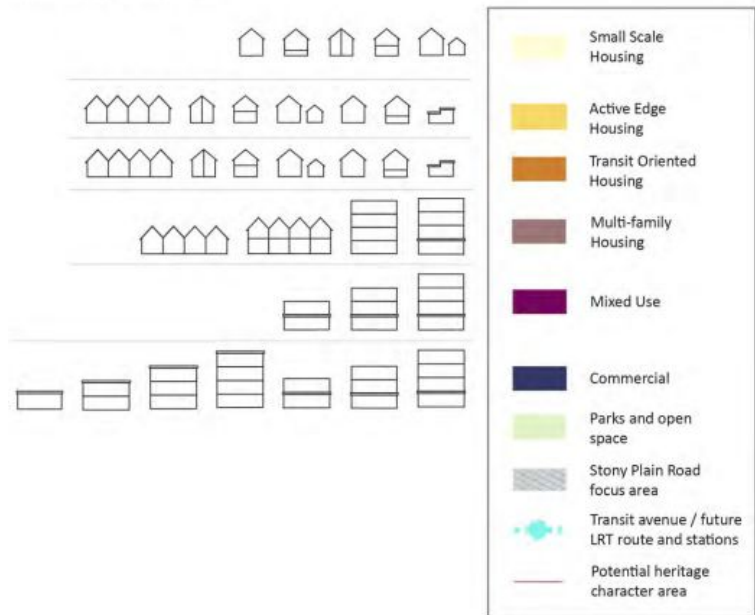
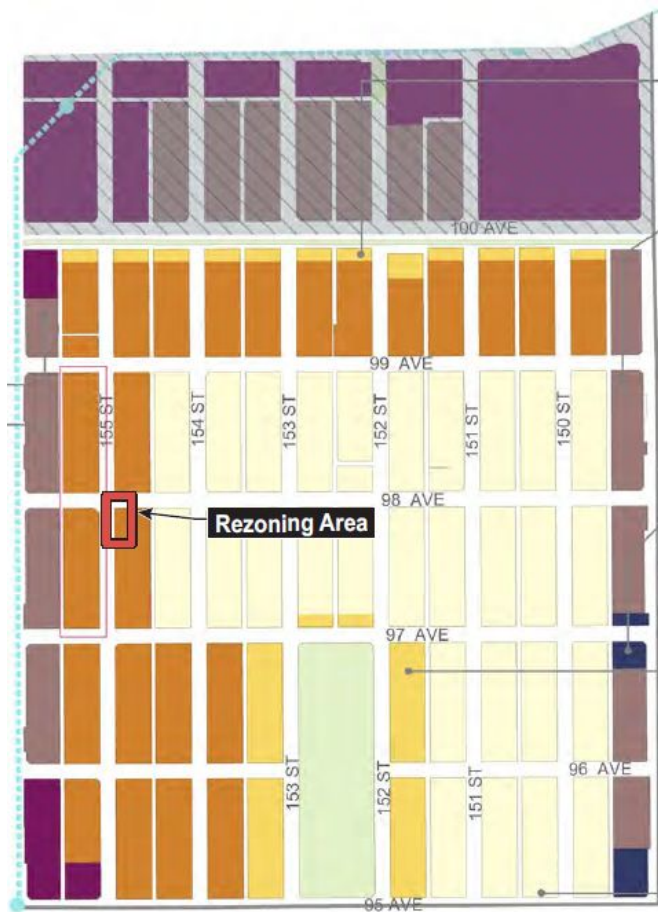
**RF3**  
Multi-unit

# 4 Zone Comparison

	<b>RF1 + MNO</b> <i>Current</i>	<b>RF3 + MNO</b> <i>Proposed</i>
<b><u>Principal Building</u></b>	Single Detached Housing	Multi-Unit Housing
<b>Height</b>	8.9 m	8.9 m
<b>Front Setback</b> 1.5 m less than adjacent front setback	Approximately 5.0 m	Approximately 5.0 m
<b>Interior Side Setback</b>	1.2 m	3.0 m
<b>Flanking Side Setback</b>	1.2 m	2.0 m
<b>Rear Setback</b> (40% of Site Depth)	12 m	12 m
<b>Maximum No. Dwelling Units</b>	2 Principal Dwellings 2 Secondary Suites 2 Garden Suites	4 Principal Dwellings 4 Secondary Suites 4 Garden Suites
<b><u>Accessory Building</u></b>	Detached Garage or Garden Suites	



# JASPER PLACE AREA REDEVELOPMENT PLAN





ADMINISTRATION'S RECOMMENDATION: **APPROVAL**