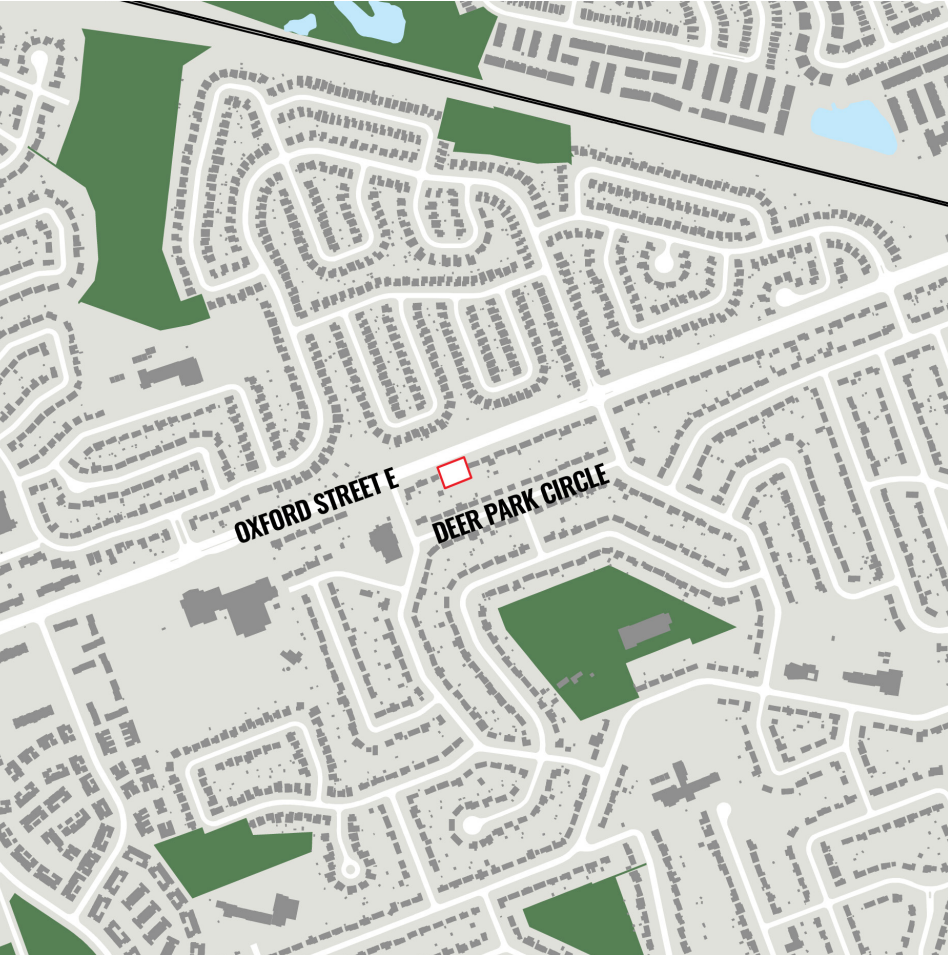


CONCEPT PLAN

PROJECT SITE
928 and 934 Oxford Street West



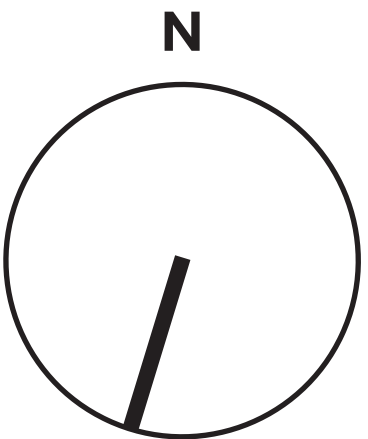
SITE DATA

R1-10/R8-4()
ZONE

Regulations	Required (R8-4)	Proposed
Permitted Uses:	Subsection 12.2	Apartment Building
Lot Area:	1000m² (min)	2,090.3m²
Lot Frontage:	30.0m (min)	45.7m
Front Yard Depth:	6.0 metres plus 1.0 metre per 10.0 metres of main building height or fraction thereof above the first 3.0 metres	7.0m (min)
Interior Side Yard Depth:	1.2 metres per 3.0 metres of main building height or fraction thereof above 3.0 metres, but in no case less than 4.5 metres	4.8m (min)
Rear Yard Depth:	1.2 metres per 3.0 metres of main building height or fraction thereof above 3.0 metres, but in no case less than 4.5 metres	4.8m (min)
Landscape OS:	30% (min)	36.4%
Lot Coverage:	40% (max)	24.4%
Height:	13.0m (max)	12.5m
Density:	75uph (max)	*115uph
Parking:	0.5 spaces/unit 12 spaces (min)	0.8 spaces/unit 20 spaces

* - Requires Special Provision

Client:	2419361 Ontario Inc.
Date:	27.03.2025
Drawn By:	C. Taylor
Plan Scale:	nts
File No:	928OW
Version	2.0



[siv-ik]

PLANNING
/ DESIGN

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Lot Boundary Disclaimer: Site dimensions have been assumed based on data provided by the City of London. Siv-ik planning and design inc. makes no warranties or guarantees regarding the accuracy of the lot boundaries.

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