CONCEPT PLAN

OF

PART OF LOT 17 REGISTERED PLAN 242

CITY OF BURLINGTON
REGIONAL MUNICIPALITY
OF HALTON

SITE STATISTICS
EXISTING ZONE: R2.3
PROPOSED ZONE: RM2(_)

	REQUIRED	PROPOSED
Lot Area	0.4 ha	0.4 ha
Lot Width	45 m	40 m*
Lot Depth	N/A	100.6 m
Front Yard	7.5 m	34.3 m
Rear Yard	9 m	10.2 m
Side Yard (N)	4.5 m	6.0 m
Side Yard (S)	4.5 m	21.3 m
Height	2–storey	3–storey
Landscape Buffer (abutting R3)	6 m	0.85 m*
Floor Area Ratio	N/A	0.5
Amenity Area	25 m²/bedroom	– m²/bedroom
Privacy Area	20 m²/unit	– m²/unit
Parking	2 spaces/unit + 0.25(v)/unit	21
Density	25uph–40uph	23 uph*

* SUBJECT TO SPECIAL PROVISION

DRAWING BASED ON SURVEY COMPLETED BY MMP IN 2020

NO.	REVISION	DATE	INITIAL
3.	REVISION	MAR 30	RA
2.	REVISION	MAR 03	RA
1.	REVISION	JAN 25	MC

JEC PROPERTIES

2105 HEADON ROAD,
BURLINGTON

DRAWN BY	PROJECT NO.
MC	–

DATE	SCALE
MARCH 2026	1: –