

GREAT SLAVE
BACK BAY

Planner's Note: The development must have proper lot surface drainage, be accessible by emergency services and be designed in a way to prevent discharge of any containment into a Water-Body.

LOT 10
BLOCK E

35°55'50"
22.05m

55°41'25"
7.14m

LOT 13
BLOCK E

37°43'50"
14.5725m

LOT 12
BLOCK E

LOT 8
BLOCK E

WATER
LINE

NOVEMBER 21, 2025

MEASURE
LINE

Development Permit #

PLDEV-2025-0123

Verified January 5, 2025

Development Officer Eli Smith

LOT 13 TABLE
ZONE OT - OLD TOWN MIXED USE (BY-LAW 5045)

BY-LAW	ITEM	PERMITTED	PROVIDED	RESULT
11.3.1	1. PURPOSE	COMMERCIAL/RESIDENTIAL	RESIDENTIAL	IN COMPLIANCE
11.3.1	2. SITE COVERAGE	MAX 50.0%	9.0%	IN COMPLIANCE
11.3.1	3. HEIGHT OF PRINCIPAL DWELLING	MAX 12.0m	6.3m	IN COMPLIANCE
11.3.1	4. FRONT YARD	MIN 6.00m	0.79m	VARIANCE REQUIRED (SEE NOTE 3)
11.3.1	5. SIDE YARD	MIN 2.00m	1.41m	VARIANCE REQUIRED (SEE NOTE 3)
11.3.1	6. LOT WIDTH	MIN 15.00m	21.58m	IN COMPLIANCE
7.11.1	7. SET-BACK FROM WATER BODY	MIN 15.00m	15.00	IN COMPLIANCE

Planner's Note:
Side Property Line

