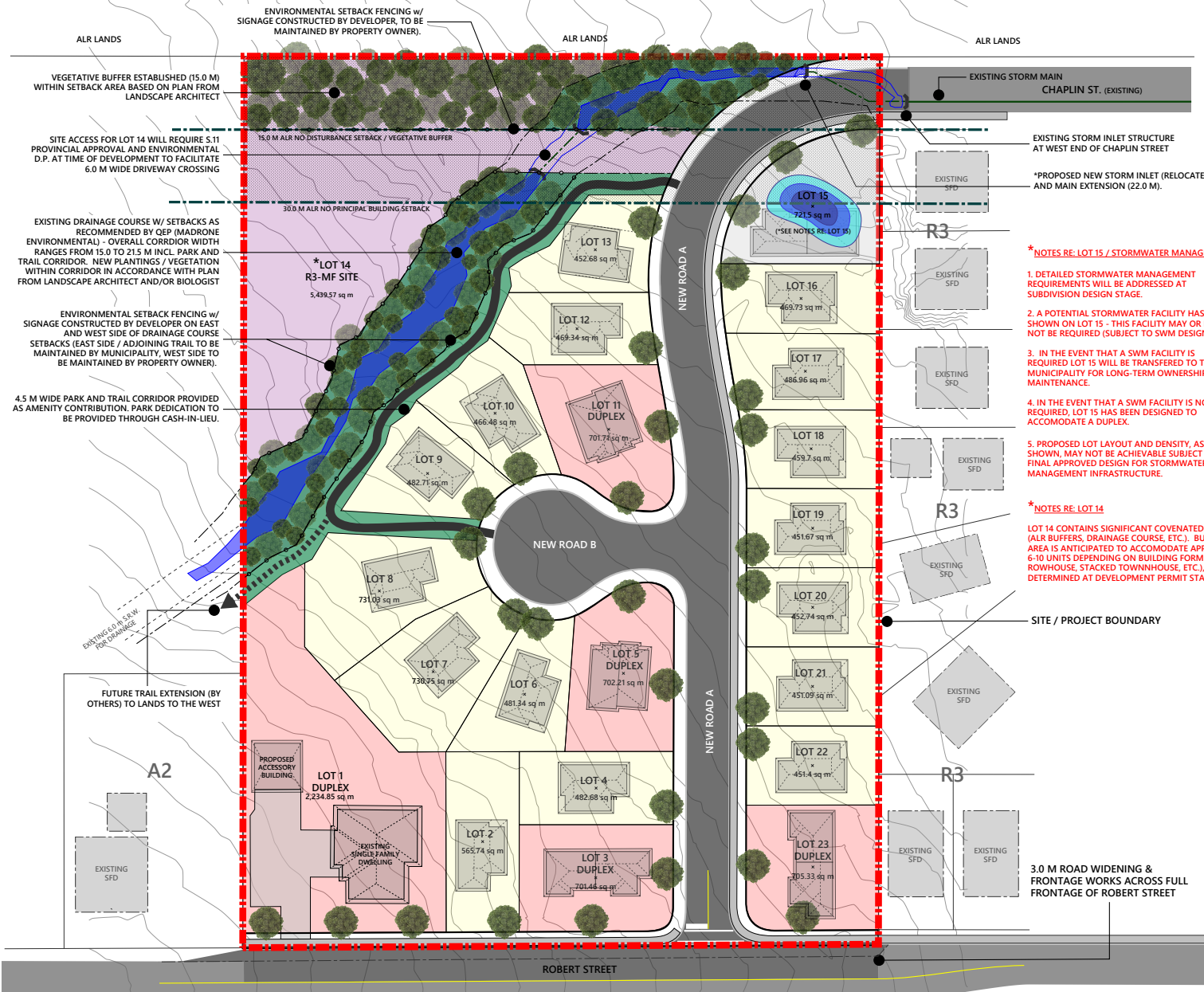


1771 ROBERT STREET CONCEPTUAL DEVELOPMENT PLAN



SITE & PROJECT DATA

CIVIC ADDRESS:
1771 ROBERT STREET

LEGAL ADDRESS:
LOT 1, SECTION 10, RANGE 10, CHEMAINUS DIST., PLAN 31598

PID: 001-147-544

AREA: 2.37 HA (5.87 ACRES)

JURISDICTION: MUNICIPALITY OF NORTH COWICHAN

EXISTING ZONING: A2 - RURAL

PROPOSED ZONING:
R3 - ONE AND TWO-FAMILY RESIDENTIAL
R3-MF - RESIDENTIAL MEDIUM DENSITY MULTI-FAMILY ZONE

TOTAL PROPOSED LOTS: 23

TOTAL MULTI-FAMILY UNITS: 6-10 (SUBJECT TO DETAILED DESIGN / BUILDING FORM / UNIT SIZE)

TOTAL ANTICIPATED UNITS: +/- 32-38 UNITS

*NOTE - THIS PLAN IS CONCEPTUAL AND HAS BEEN PREPARED FOR ILLUSTRATIVE PURPOSE IN ORDER TO DEMONSTRATE A POTENTIAL SUBDIVISION / DEVELOPMENT SCENARIO IF REZONING IS SUCCESSFUL. CONCEPTS IDENTIFIED ON THIS PLAN SHOULD NOT BE CONSIDERED TO HAVE ANY SPECIFIC ENDORSEMENT AT THIS STAGE BY THE MUNICIPALITY OF NORTH COWICHAN. ALL FUTURE SUBDIVISION AND/OR DEVELOPMENT APPLICATIONS SHALL BE SUBJECT TO REVIEW AND APPROVAL BY THE DISTRICT OF NORTH COWICHAN.

File: 20-05 (ROBERT STREET / SYMBORKSI)

Drawn By: SWM

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SCALE (M): 0 5 10 15 20 25 30 35

TOWNSITE PLANNING

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CONTOUR DATA DERIVED FROM MUNICIPALITY OF NORTH COWICHAN WEB MAP DATA

DRAINAGE COURSE ALIGNMENT DERIVED FROM FLAGGING AND SURVEY WORK COMPLETED BY MADRONE ENVIRONMENTAL AND HEROLD ENGINEERING.