

Attachment 4

Project Statistics Table

PROJECT STATISTICS:

Table 1: Project statistics

	Permitted / Required Under DTQ Interim Policy	Proposed
Lot Area	N/A	424 sq. m. (4,564.4 sq. ft.) ¹
Floor Area	N/A	333 sq. m. (3,585 sq. ft.)
Floor Space Ratio	0.75 FSR	0.785 FSR
Building Height	10.67 m. (35 ft.)	7.16 m. (23.5 ft.)
Site Coverage (principal building)	40% (in RT-1 Zone)	39.6%
Residential Units	3 principal dwelling units	3 principal dwelling units
Unit Size	N/A	Unit 1: 112.3 sq. m. (1,209 sq. ft.) Unit 2: 111.4 sq. m. (1,199 sq. ft.) Unit 3: 109.3 sq. m. (1,177 sq. ft.)
Off-Street Parking		
Vehicle spaces	3 spaces (1 per unit)	3 spaces
Long-term bicycle parking	3 spaces	3 spaces
Rear lane width	6.0 m. (19.7 ft.)	4.88 m. (16.0 ft.)

¹Note: Lot area reflects required dedication as per the project's Engineering requirements.

Table 2: FSR calculations for Passive House additional density

Base FSR Under DTQ Interim Policy	Additional FSR for Passive Design Exclusion	Total Passive House FSR	Total Proposed FSR
0.75	0.05	0.80	0.785