

By-right scheme

ALTERNATE 3

- Attached building southern property line with 15' side yard northern side.
- Rear setback is limited to 10' from neighbors rear wall
- 60% lot occupancy (8070 sf new and 700 sf existing)
- 3 storey 60' height
- 18' high penthouse

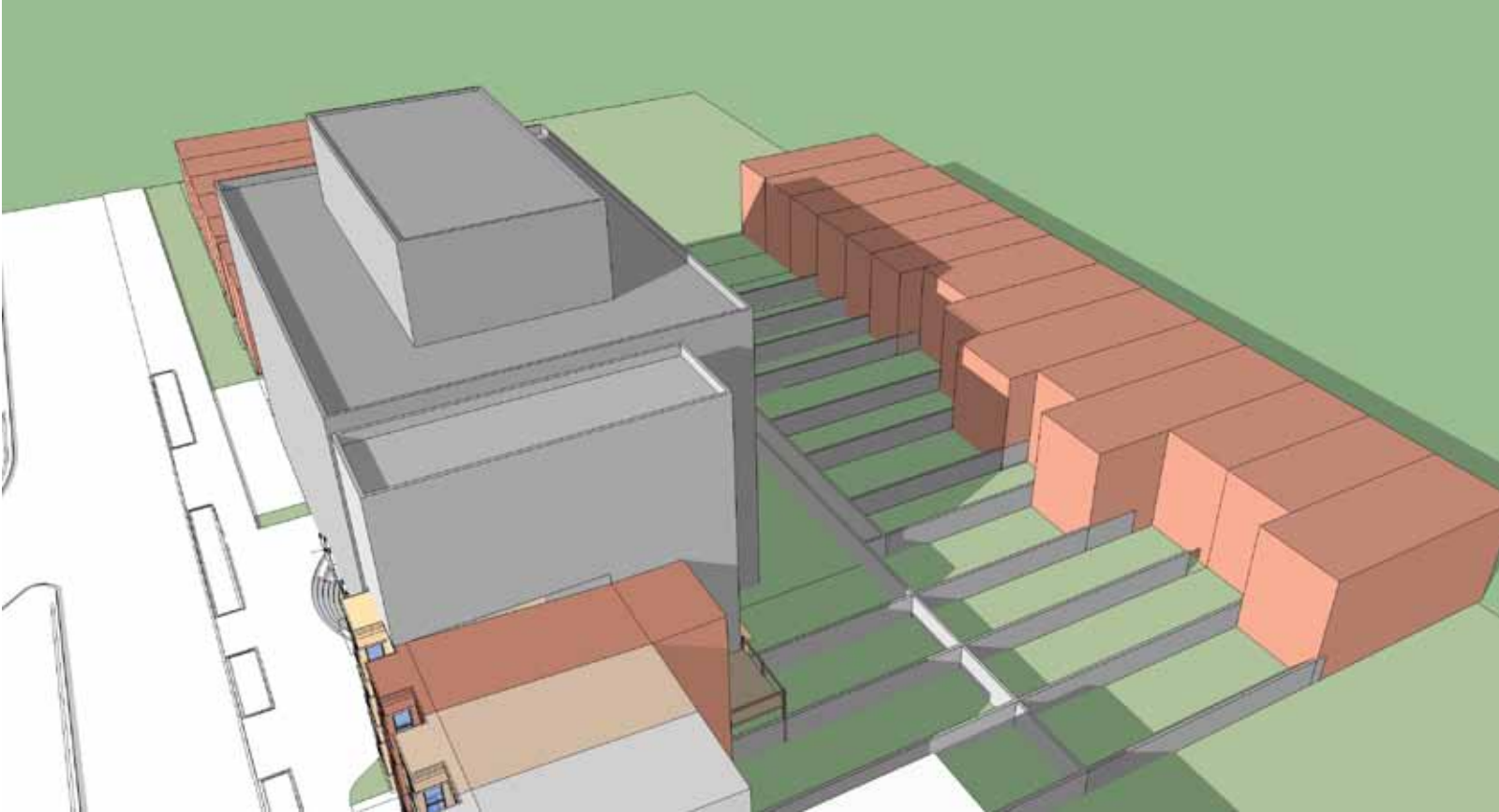




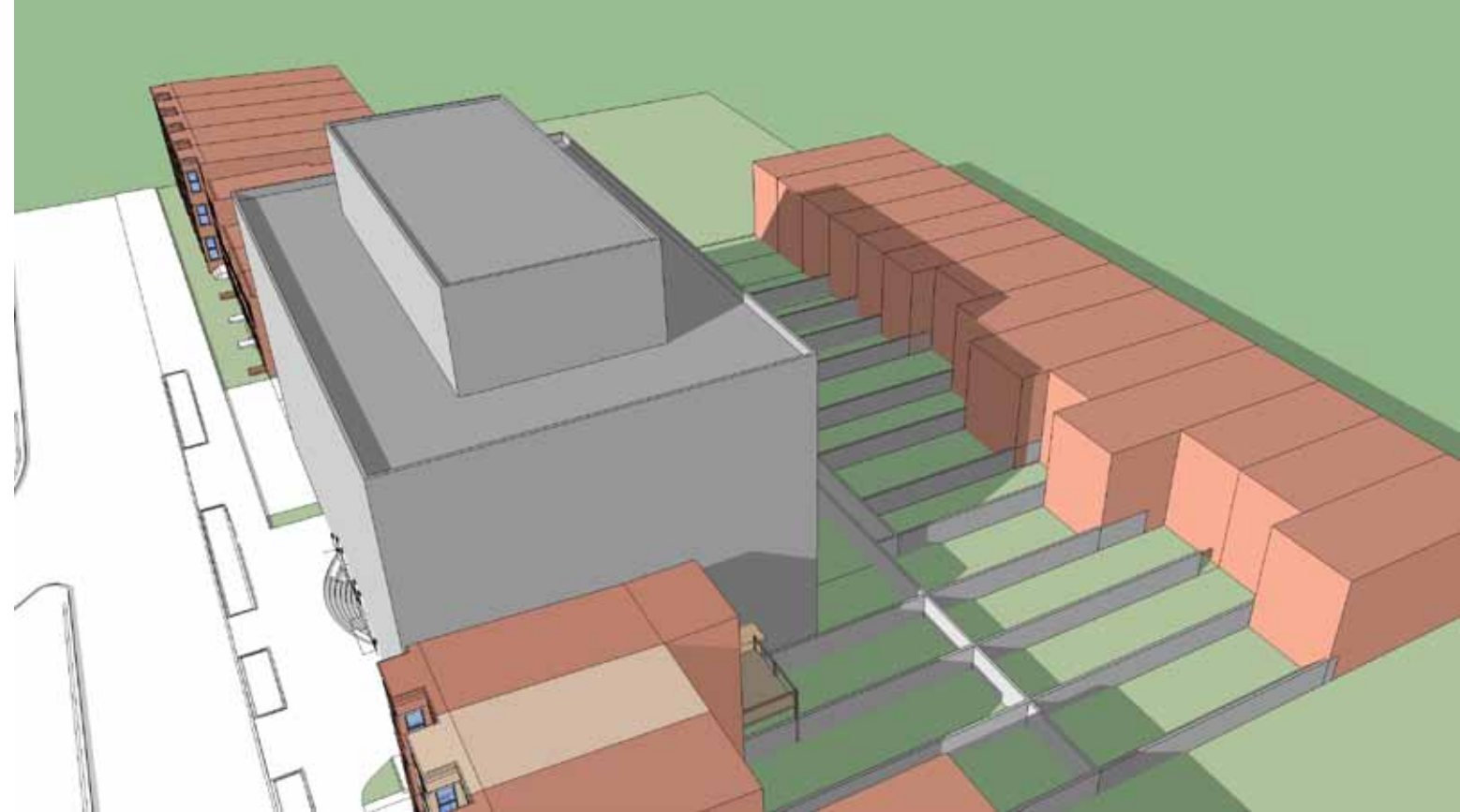
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by-right option 1- march 21st 4 pm shadow study



by-right option 2 - march 21st 4 pm shadow study



proposed design - march 21st 4 pm shadow study



by-right option 3 - march 21st 4 pm shadow study

**PROPOSED AND BY RIGHT SCHEMES SHADOW STUDY COMPARISON**