



DP-2019-00395 (CD-1) – 2542 Garden Dr

Approval of FoD – July 21, 2020

Rezoning vs. DP

REZONING



DEVELOPMENT PERMIT



View from SW (Garden Dr. and E 10th)



Removed Volumes at DP

Form of Development Changes:

- Height & FSR: Comply with CD-1 By-Law
- Approximate 1,600 sq.ft floor area are reduced from upper two levels;
- The massing of upper two levels has been substantially reduced and shifted toward the north;
- Steppbacks are provided on the fourth floor on the west side (Garden Dr);
- The massing and height of column-supported-balconies are reduced to further limit impacts on adjacent sites.