

## Requested Variances for Heritage Alteration Permit No. 12-060 4733 Piccadilly South

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The existing house currently has a number of non-conformities with the Zoning Bylaw. The proposed additions and alterations increase, do not change, and reduces the non-conforming situations as summarized below:

Provision	Bylaw	Existing	Proposed	Variance	Analysis
Highest Building Face	6.7 m	7.43 m*	9.6 m	2.9 m	Increases non-conformity
Number of Storeys	2 + basement	3+ basement*	3 + basement	3 + basement	No change
Building Height	7.62 m	9.57 m*	9.57 m	1.95 m	No change but adds roof volume
Rear Yard	9.1 m	5.9 m**	8.2m	0.9 m	Reduces non-conformity

\*currently non-conforming

\*\*Varied by Development Variance Permit 86-29