

Development Permit Area 9: Intensive Residential Development Guideline Assessment

Application Information	
Owner(s)/Applicant(s):	
Subject Property Address:	

Directions:

1. The following DPA guidelines come from **Schedule C of the Official Community Plan** and are identified in teal below. Please read carefully.
2. The questions that follow are meant to prompt an answer to the guideline. Respond to all that apply to your development, and where they don't, tell us why not. Please be specific and detailed.
3. Once submitted, staff will use this form to confirm compliance with the goals of the DPA guidelines.

IR1 - Due to the close proximity of individual dwellings to one another, pay careful attention to the siting of buildings and arrangement of windows to protect inhabitants' privacy while maintaining individual access to sunlight, air and open space. Landscape buffers may be integrated but should not act as a spatial barrier between the two dwellings.

1. Using the space provided below, please describe the ways in which privacy, access to sunlight, air, and open space will be maintained in the siting of proposed buildings.

Staff Comments Only

IR2 - Arrange dwelling units on the site to facilitate social interaction, build a sense of community and create defensible space by

- a. ensuring building entrances face each other and/or open space common to all units within a cluster;
- b. providing for visual surveillance of open space common to all units within a cluster; and
- c. providing patios, porches or verandas adjacent to common areas.

1. In what ways does your proposed development facilitate social interaction? Please describe in the space provided below.

Staff Comments

IR3 - Ensure all dwelling units have direct access to a larger pedestrian network including parks, trails and roadside pathways.

1. Do all dwelling units have access to pedestrian networks? Yes No

Staff Comments Only

IR4 - Design garages and/or accessory units to be secondary to the primary form of the home and recessed behind the front façade of the principal dwelling.

1. Where possible, have garages and accessory units been recessed behind the front façade of the principal dwelling(s)? Yes No

Staff Comments Only

IR5 - Cluster driveways, parking and service areas together and screen them from view rather than segregating them among individual dwelling units.

1. Where possible, have driveways, parking, and service areas been clustered together?
Yes No

2. If not, why? Please explain in the space provided below.

Staff Comments Only