

Eagle's Nest Development Data | 20-02-04

		Pt A	Pt B	Pt C	Pt D	Pt E	Pt F	Pt G	Pt H		GRADE	MFE	AB. HT.	REL. HT.
South Bldg (4-5 Storeys)	Elev.	28.4	27.1	27.2	27.2	27.1	25.2	27.9	28	28.4	27.1	25.4	41.9	14.8 m
	Dist.	34.2	33.5	15.2	7.6	36.8	36.2	15.2	7.6					

East Bldg (5 Storeys)	Elev.	29.5	28.6	28	27.5	27.4	27.3	29.5			28.1	28.5	45	16.9 m
	Dist.	15.2	7.6	65	7.6	15.2	63.7							

West Bldg (6 Storeys)	Elev.	29.5	29	29.3	29.2	29	28.3	28.4	28.2	29.5	28.9	28.5	48.1	19.2 m
	Dist.	15.2	7.6	15.2	36.5	35.3	7.6	15.2	48.7					

	South Bldg	East Bldg	West Bldg	Total	Site
Gross Area, sm	6,604	6,582	8,781	21,252.0	13,760.9
Lot Coverage, sm	1,628.9	1,356.3	1,726.3	4,711.5	-
Lot Coverage, %	12%	10%	13%	34%	-
Imp. Surface Cov., sm	-	-	-	-	7068.2
Imp. Surface Cov., %	-	-	-	-	51%
FAR	-	-	-	-	1.5

	1-Bed	2-Bed	3-Bed	Total	
Unit Size, sm	55-60	82-86	98-110	-	
Count	101	134	12	247	
Parking Ratio	1.0	1.5	2.0	-	
Parking Provided	101	201	24	326	
Bike Ratio (Class 1)	1.0	1.0	1.0	-	
Bike Pkg Provided	101	134	12	247	plus 3 x 6 short term spaces

Setbacks (m)	Required Minimum	Proposed Minimum	Proposed Average
Front (Helmcken)	7.5	10.5	16.2
Flanking (Burnside)	4.0	8.2	8.2
Side (West)	4.0	11.2	16.4
Side (North)	4.0	8.1	8.1