

FACT SUMMARY SHEET	
109 Secord Way	
A. <u>Location Facts</u>	
1. Municipal Address	109 Secord Way
2. Legal Description	Block 108, Plan 102208373
3. Neighbourhood	Brighton
4. Ward	8
B. <u>Site Characteristics</u>	
1. Existing Use of Property	Undeveloped
2. Proposed Use of Property	Dwelling Group consisting of Multiple-unit Dwellings
3. Adjacent Land Uses and Zoning	
North	Neighbourhood Shopping Centre (B4)
South	Street Townhouses (RMTN), One-unit Dwellings (R1A & R1B), and Park (R1A)
East	Undeveloped (FUD)
West	Street Townhouses (RMTN), Two-unit Dwelling and One-unit Dwellings (R2)
4. No. of Existing Off-Street Parking Spaces	N/A
5. No. of Off-Street Parking Spaces Required	To be Determined during Development Permitting
6. No. of Off-Street Parking Spaces Provided	To be Determined during Development Permitting
7. Site Frontage	Approx. 154.4m
8. Site Area	Approx. 1.49 ha (3.68 ac) Total
9. Street Classification	<ul style="list-style-type: none"> • Brighton Boulevard – Arterial; • McOrmond Drive – Arterial; and • Secord Way – Collector
C. <u>Official Community Plan Policy</u>	
1. Existing Official Community Plan Designation	Residential
2. Proposed Official Community Plan Designation	No change
3. Existing Zoning District	RMTN1
4. Proposed Zoning District	RM4 By Agreement