



Data Source: Chambers & Associates

ZONING CONFIRMATION

9127 Montrose Rd

Niagara Falls, Ontario

ZONING REQUIREMENTS		
PROVISION	REQUIREMENT	PROPOSAL
Min. Front Yard Depth	10 m + 13.1 m from Montrose Rd ϵ	195.9 m
Min. Interior Side Yard	3.5 m	16.6 m
Min. Exterior Side Yard	7.5 m	138.3 m
Min. Rear Yard	7.5 m	41.1 m
Max. Lot Coverage	60%	15.6%
Min. Landscaped Open Space for Corner Lot	67% of req. front yard + 67% of ext. side yard	80.9% 93.1%

Subject Lands

Date: March 10, 2026

Scale: 1:3,000



2/2016 - 9127 MONTROSE ROAD, NIAGARA FALLS - CONSENT 1 - MHBC DOCUMENT 20160404 ZONING CONFIRMATION.DWG



**PLANNING
URBAN DESIGN
& LANDSCAPE
ARCHITECTURE**

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