

PLANNING REVIEW FORM – DECKS AND PORCHES	
Address of Proposed Project:	
Zone:	

Contact Information	
Owner Name:	
Phone:	E-mail:
Mailing Address:	

DECK PROPOSAL

Section 1A (for decks less than 0.6m in height from grade)				
Proposed deck is located in an interior side or rear yard	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Proposed deck meets the same interior and exterior side lot line and side yard requirements as the main building	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Proposed deck is at least 1 metre from the rear lot line	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>

Section 1B (for decks greater than 0.6m in height from grade)				
Proposed deck is at least 3 metres from the rear lot line	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Proposed deck meets the same <i>interior</i> side lot line and side yard requirements as the <i>main building</i>	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Proposed deck meets the same <i>exterior</i> side lot line and side yard requirements as the <i>main building</i>	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Stairs used to access deck are located more than 0.8 metres from any lot line	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>

PORCH PROPOSAL				
Porch extends at least 1.5m from the main wall toward a street	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Porch is less than 3 metres from the ground to the underside of the rafters in height	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Porch encroaches less than 2.5 metres into the rear or side yards	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
No part of the porch is located closer than 1.2 metres from the front or interior/exterior lot lines	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>

SETBACKS: See Zoning By-Law Requirements for Main Structure e.g. Table 6.2, RES1 in the Municipality of Port Hope Zoning By-law 20/2010

Minimum Setbacks	Required	Proposed
Front Yard		
Rear Yard		
Interior Side Yard(s)		
Exterior Side Yard(s)		

I hereby declare that the statements made herein are, to the best of my belief and knowledge, a true and complete representation of the intent of this proposal.

Owner's Signature:	Date:
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OFFICE USE ONLY	
Reviewed by:	Date:

SITE PLAN DRAWING REQUIREMENTS		
Property dimensions	Location of <u>existing</u> buildings/structures	Location and dimensions of <u>proposed</u> structures and stairs
Setbacks from property lines to proposed structure	Location of well/septic if applicable	Location of driveway

TERMS AND DEFINITIONS

A **deck** means: An *uncovered* and *unenclosed* structure that is accessory to a residential use and used as an outdoor living area, with a foundation holding it erect and a floor that is above finished grade and does not include a landing or a stair.

A **porch** means: A structure with a roof and at least one side that is open and unenclosed, that is accessed by stairs from grade and which provides access to the first storey of a dwelling unit.

A **front yard** means the yard which separates the main building from a public street. If it is a corner lot, then the **front yard** is the one with the shortest property line.

A **rear yard** means the yard opposite and most distant to the front yard.

An **interior side yard** means a side yard which is not next to a public street.

An **exterior side yard** means a yard **other than the front yard** that is next to a public street.

