

Project Data for 3475 41B Street (LU009948)

Owner	Cole Philpot	
Applicant	Michael Philpot	
Application Date	November 5, 2025	
	<b>Existing</b>	<b>Proposed</b>
Regional Growth Strategy Designation	Agriculture	No change
OCP Designation	Agricultural (A)	No change
Zoning	Agriculture (A1)	No change
No. of Lots	1	No change
Lot Area	0.78 ha (1.93 ac)	No change
Lot Width	51.2 m (168 ft)	No change
Average Lot Depth	152.4 m (500 ft)	No change
	<b>Permitted under A1 Zone</b>	<b>Proposed</b>
Maximum Area of Accessory Farm Residential Facility	No Maximum	428 m <sup>2</sup> (4,607 ft <sup>2</sup> )
<b>Variance</b>	<b>Required</b>	<b>Proposed</b>
Zoning Bylaw:		
Section 10.10.6(a) Maximum Depth of Farm Home Plate	60 m (197 ft)	152.4 m (500 ft)
Maximum Size of Farm Home Plate	3,600 m <sup>2</sup> (38,750 ft <sup>2</sup> )	7,800 m <sup>2</sup> (83,959 ft <sup>2</sup> )