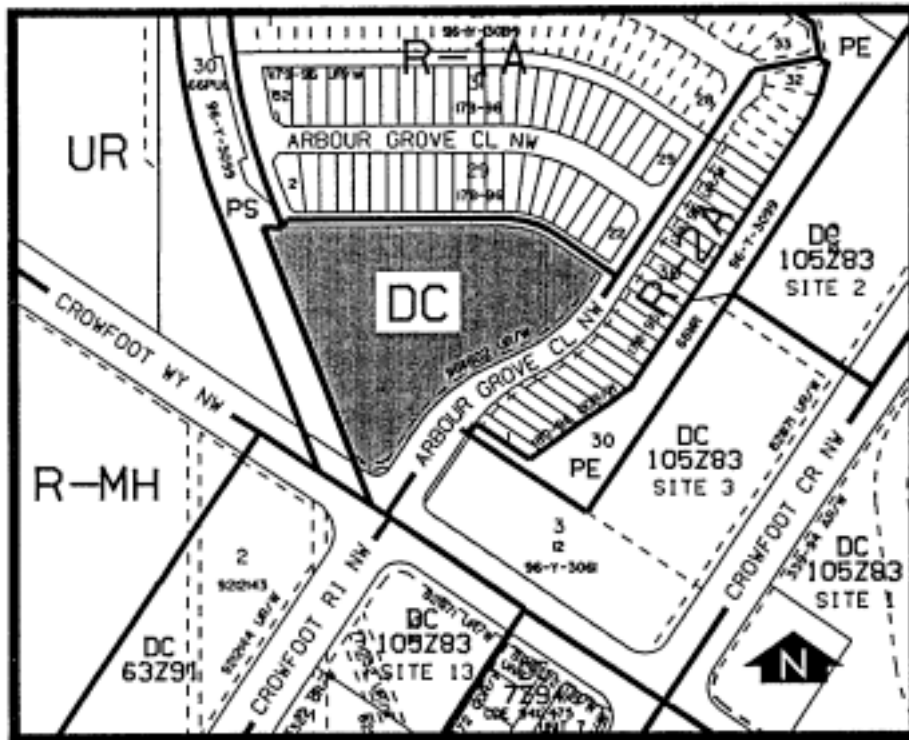


Amendment No. 96/083
Bylaw No. 99Z96
Council Approval: 21 November 1996

SCHEDULE B



1. Land Use

The permitted land use shall be for a comprehensively designed multi-dwelling residential development.

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of Bylaw 2P80 and the Permitted and Discretionary Use Rules of the RM-5 District shall apply unless otherwise noted below:

a) Density

A maximum density of 150 units.

b) Building Height

The maximum building height shall be four storeys with a height of 12 metres to the eave. The calculation of height shall not include the under drive garage entrance to the parking.

c) Exterior Finishing Materials

The predominant exterior finishing materials shall be stucco, rundle stone veneer, and cedar shakes for roofing material.

d) Lighting

The lighting on the building and on-site parking areas shall be located, oriented and shielded so as not to adversely impact adjacent residential properties, and shall be to the satisfaction of the Approving Authority.

e) Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans shall be submitted to the Approving Authority as part of a permitted use development permit application. In considering such an application, the Approving Authority shall ensure the building design and site layout are consistent with the plans, renderings and visual materials presented to City Council during their consideration of this Bylaw.