

Amendment No. 99/114
Bylaw No. 10Z2000
Council Approval: 14 February 2000

SCHEDULE B



1. Land Use

The land use shall be for a comprehensively designed residential apartment complex and Home Occupation - Class 1 only as Permitted Uses.

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-4 Residential Medium Density Multi-dwelling District shall apply unless otherwise noted below:

a. Dwelling Units

The maximum number of dwelling units shall be 162.

b. Building Height

No building shall be higher than 10.0 metres to peak of roof.

c. Access/Egress

No vehicular access/egress shall be permitted from Barlow Trail S.E. A noise analysis for buildings adjacent to Barlow Trail S.E. shall be submitted prior to any Development Permit approval.

d. Parking

A minimum of one underground parking stall shall be provided for each unit. A minimum of 25 visitor parking stalls shall also be provided on site.

e. Fencing and Landscaping

Fencing and landscaping shall be to the satisfaction of the Approving Authority. All peripheral tree planting and the construction of any required attenuation fence shall be completed as part of phase one of any development. A minimum of 40 percent of the site area shall be landscaped.

f. Garbage Storage

All garbage enclosures shall be integrated within the buildings they serve and visually screened from adjacent open space and public thoroughfares.

g. Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans shall be submitted to the Development Authority as part of a development permit application. In considering such an application, the Development Authority shall ensure that the development permit plans substantially conform to the plans and renderings submitted to City Council during its consideration of the bylaw.