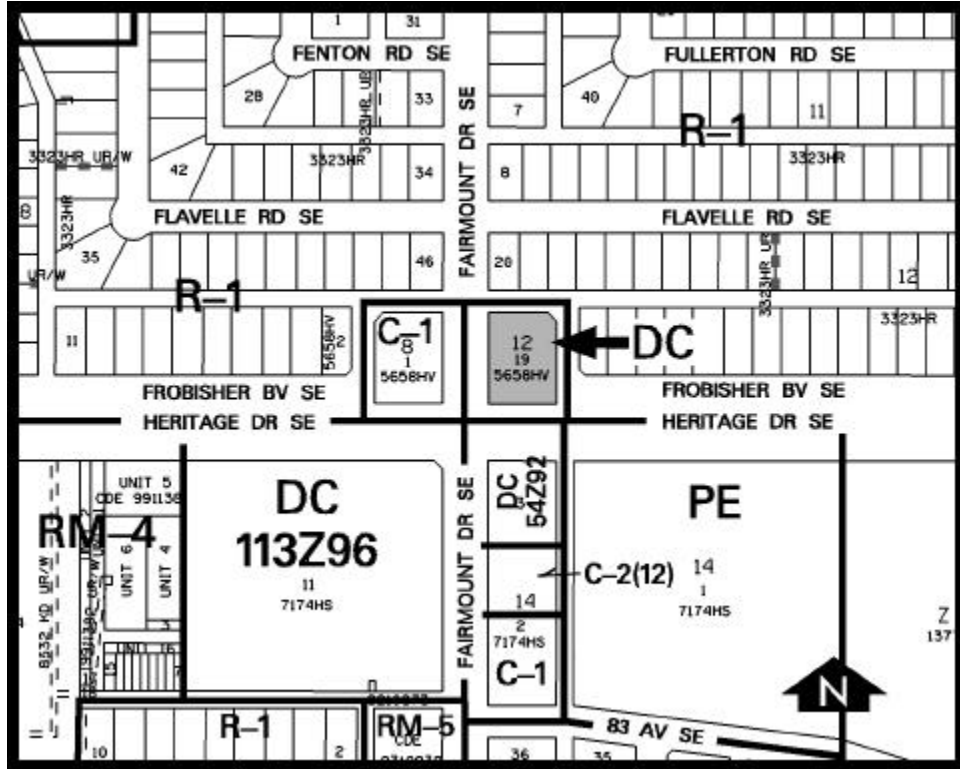


Amendment # LOC2002-0095
Bylaw # 20Z2003
Council Approval: March 10 2003

SCHEDULE B



DC DIRECT CONTROL DISTRICT

1. Land Use

The Permitted and Discretionary Uses of the C-1 Local Commercial District of Bylaw 2P80 shall be the Permitted and Discretionary Uses respectively, with the additional Discretionary Use of a multi-bay car wash.

2. Development Guidelines

- (a) The General Rules for Commercial Districts contained in Section 33 of Bylaw 2P80 and the Permitted and Discretionary Use Rules of the C-1 Local Commercial District shall apply unless otherwise noted below.

(b) Multi-Bay Car Wash

- (i) The multi-bay car wash shall have a maximum of four tandem bays;
- (ii) The maximum building height shall be one storey not exceeding 7.0 metres;
- (iii) There shall be no exterior vacuums; and
- (iv) Each car wash bay shall be provided with a heated concrete apron and a storm sewer drainage system that will retain all water on site.

(c) 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. The Development Authority shall ensure that where any proposed development incorporates a multi-bay car wash, the building design and site layout shall conform with the plans and renderings submitted to City Council during its consideration of this Bylaw.