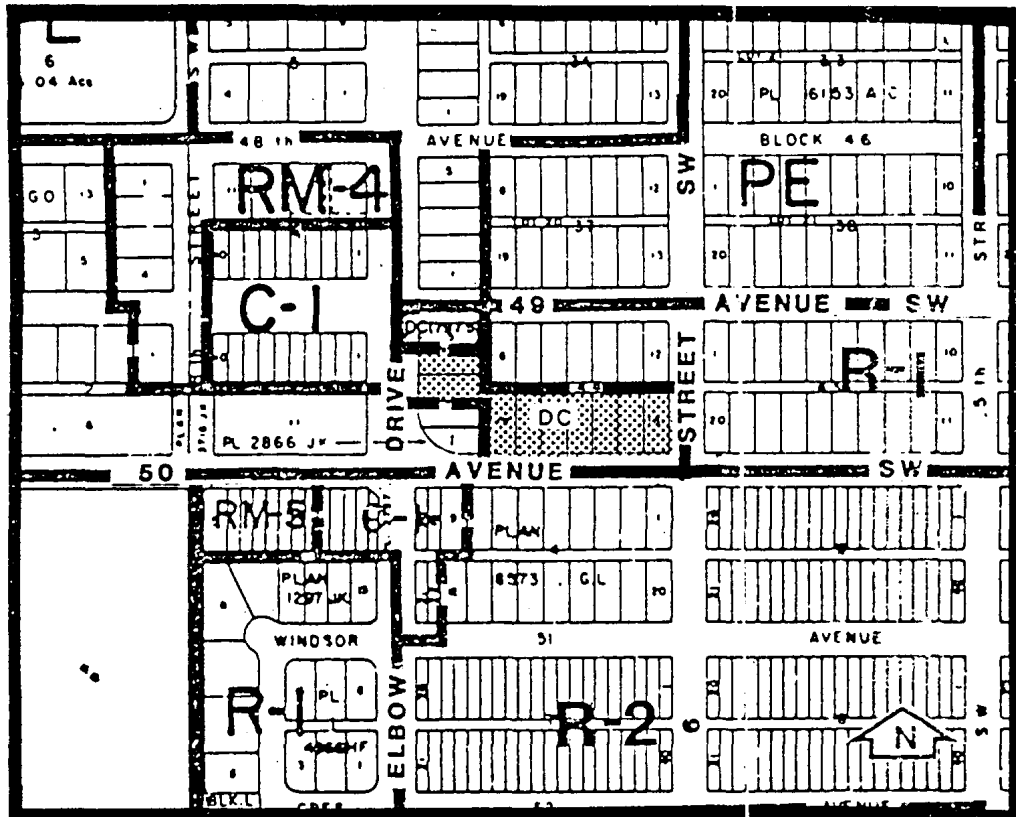


Amendment No. 83/066
Bylaw No. 113Z83
Council Approval: 03 October 1983

SCHEDULE B



1. Land Use

The land use shall be for a funeral home only.

2. Development Guidelines

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

a) Height

Maximum building height shall be 2 storeys not exceeding 8.5 metres (28 feet) at any eaveline (not including mechanical penthouse).

b) Parking

Parking shall be provided at the minimum ratio of 1 space per 5 seating spaces. Parking shall be provided in the location shown for the life of the project.

c) Access and Fencing

No direct vehicular access shall be permitted to or from the east/west lane and fencing shall be carried along the entire length of the lane.

d) Site Lighting

Site lighting shall be provided so as to provide adequate security on site without adversely affecting adjacent properties to the satisfaction of the Approving Authority.

e) Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans, including building design, site layout, exterior finishes and colour, landscaping, parking and access shall subsequently be submitted to the Approving Authorities as part of a development permit application. In considering such an application, the Approving Authorities shall ensure the building and site layout conform substantially to the plans and renderings submitted to City Council during their consideration of By-law 113Z83.