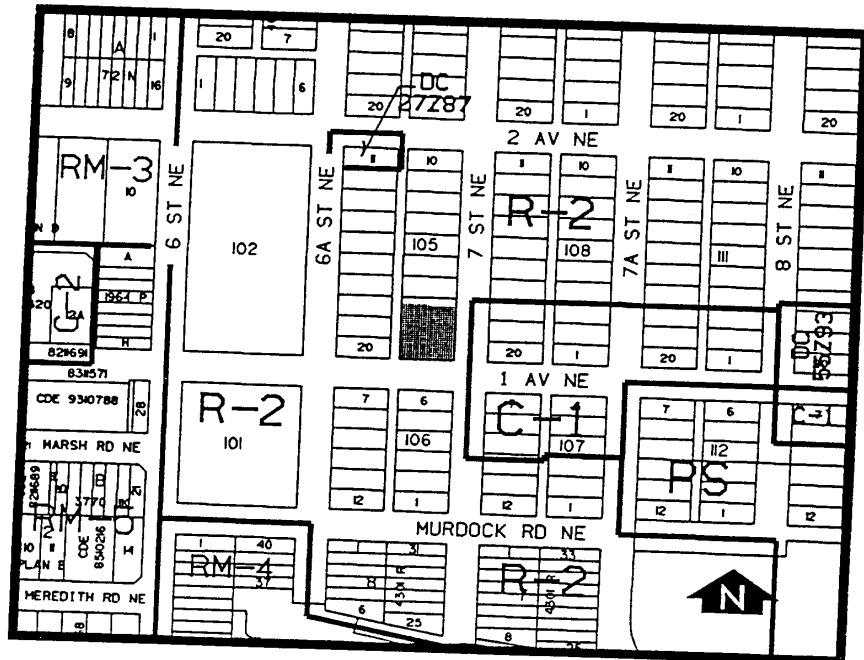


Amendment No. 94/063
Bylaw No. 35Z95
Council Approval: 15 May 1995

SCHEDULE B



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.

2. Development Guidelines

- a) 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 District shall apply unless otherwise noted below.
- b) 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 development permit application.
- c) Building Height

A maximum of 2 storeys not exceeding an overall height of 10 metres. The provisions of the Bridgeland-Riverside Area Redevelopment Plan which allow for 3 storey building height do not apply to this site.

d) Rear Yard

A minimum depth of 5 metres adjacent to residential uses. The provisions of the Bridgeland-Riverside Area Redevelopment Plan which allow for 3.7 metre rear yard depth do not apply to this site.

e) Access

There shall be no access to/from 7 Street which serves primarily residential uses.”