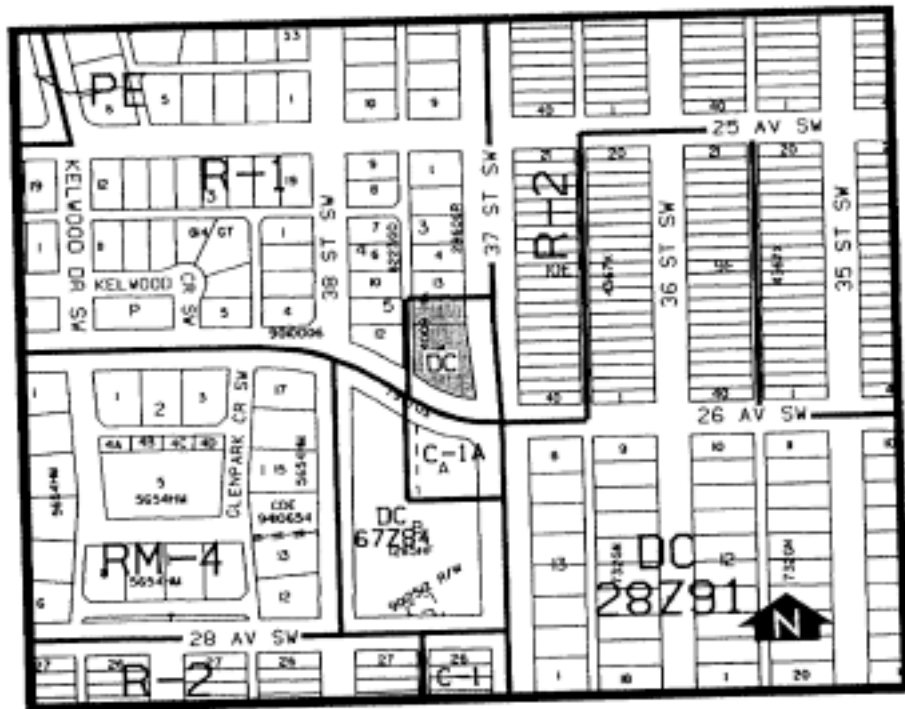


Amendment No. 96/017
Bylaw No. 33Z96
Council Approval: 27 May 1996

SCHEDULE B



1. Land Use

The land use shall be for automotive service excluding the sale of gasoline, within the building that existed on the site at the date of approval of this Bylaw.

2. Development Guidelines

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:

- a. There shall be no outside storage of automobile parts, tires, or derelict vehicles on the site.

- b. Landscaping on the site shall be upgraded with a landscaped buffer that is a minimum of 3 metres wide, provided in all front yards to the satisfaction of the Development Authority.
- c. Screening shall be provided to a height of 1 metre in all front yards.
- d. Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans, including the building design, site layout, exterior finishes and colour, landscaping, parking and access shall be subsequently submitted to the Development Authority as part of a development permit application.