

Amendment No. 2489
LUCG/355
Council Approval: 10 November 1975

Land Use Guidelines

Land use shall be for multiple-family dwellings.

Development Guidelines

1. R-3 General Residential District guidelines unless otherwise noted below.
2. Maximum density and minimum amenity area per person to be calculated using 'Appendix B - Low Multi-Residential : Raw Land' table in the Draft Multi-Residential standards.
3. That a buffer strip not less than 10 feet in width (excluding access points) be provided adjacent to the north, east and south property lines.
4. That access to the land to the north of the subject site be restricted to a parking compound for recreational vehicles only.
5. That the Developer understands that the reclassification of the site in no way adopts the plans as submitted, and that detailed plans including parking and landscaping shall be submitted to the satisfaction of the Calgary Planning Commission prior to the issuance of a Development Permit.
6. That unless the sour gas potential hazard is removed within two years of the date of approval, the applicant, at his expense, will initiate a reclassification application for a more appropriate non-residential land use.