

**Amendment No. 3310**  
**LUCG/884**  
**Council Approval: 15 October 1979**

Land Use Guidelines

The land use shall be for a comprehensively designed multi-family project permitting duplex, single-detached, semi-detached and townhouse units.

Development Guidelines

1. R-2A development guidelines shall apply unless otherwise noted below.

Density

2. The density shall be to the maximum of 31 units.

Amenity Area

3. The minimum amenity area per person shall be in accordance with the appropriate table of the Draft Multi-Residential Standards publication or any other amenity area standards in use by the City of Calgary at the time of application for a development permit.

Height

4. Height shall not exceed 28 feet from the ground on the 64 Avenue interface.

Access

5. No direct vehicular access or egress shall be permitted from 64th Avenue N.W.

Finishing and Scale

6. The finishing and scale of development shall be consistent and compatible with the surrounding uses.

Development Plans

7. Approval of this application in no way approves the plans as submitted. Comprehensive plans including building design, site layout, exterior finishes and colour, landscaping, parking and accesses shall subsequently be submitted and approved prior to the release of a development permit.