

**Amendment No. 2792**  
**LUCG/449**  
**Council Approval: 07 September 1976**

Land Use Guidelines

The land use shall be for a comprehensively developed multi-family project only.

Development Guidelines

1. The R-3 (General Residential Guidelines) provisions of the Development Control By-law 8600 are to apply except where noted below.
2. The population density shall not exceed 90 p.p.a. Occupancy rates are to be based on figures used at the time of development approval.
3. Minimum amenity area per person shall be calculated using the "Low Multi-Residential - Redevelopment Table" in the Draft Multi-Residential Standards publication.
4. That prior to the release of a Development Permit, the applicant, at no cost to the City of Calgary, register a road plan dedicating a 15' x 15' corner cut at the intersection of 41 Street S.E. and 19 Avenue S.E.
5. The approval of this application in no way approves the site plans as submitted and that comprehensive development plans which shall include the building design, site layout, exterior finishes and colour, landscaping, parking and access be subsequently approved to the satisfaction of the Calgary Planning Commission prior to the release of a Development Permit.