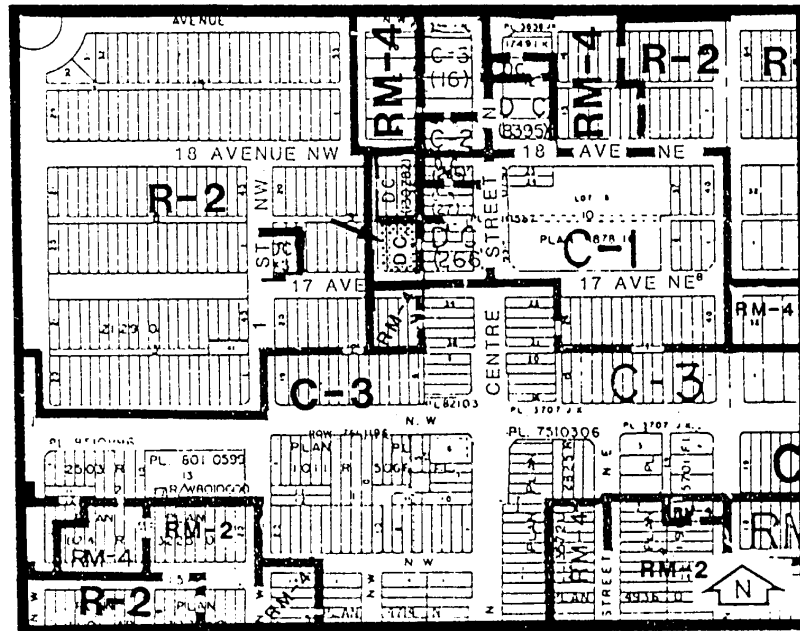


Amendment No. 88/060
Bylaw No. 77Z88
Council Approval: 12 September 1988

SCHEDULE B



1. Land Use

The land use shall be for a 12-unit apartment building including the discretionary use of a real estate office on the main floor up to 211 m² (277 sq.ft.) gross floor area.

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of By-law 2P80 and the Permitted and Discretionary Use Rules of the RM-4 District shall apply unless otherwise noted below.

a) West Side Yard

The west side yard shall be a minimum of 1.2 metres in width.

b) Parking

A minimum of 125% on-site parking shall be provided.

c) Access

Access to the parking lot shall be from the east property line only adjacent to the north south laneway.

d) Exterior Materials and Finishes

The building shall be finished with high quality brick materials to the satisfaction of the Approving Authorities.

e) Signage

Signage shall be limited in size, design and location and must be compatible with the residential project and neighbourhood to the satisfaction of the Approving Authorities.

f) Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans, including building design, site layout, exterior finishes and colour, landscaping, parking and access shall subsequently be submitted to the Approving Authorities as part of a development permit application. In considering such an application, the Approving Authorities shall ensure the building and site layout conform substantially to the plans and renderings submitted to City Council during their consideration of By-law No. 77Z88.