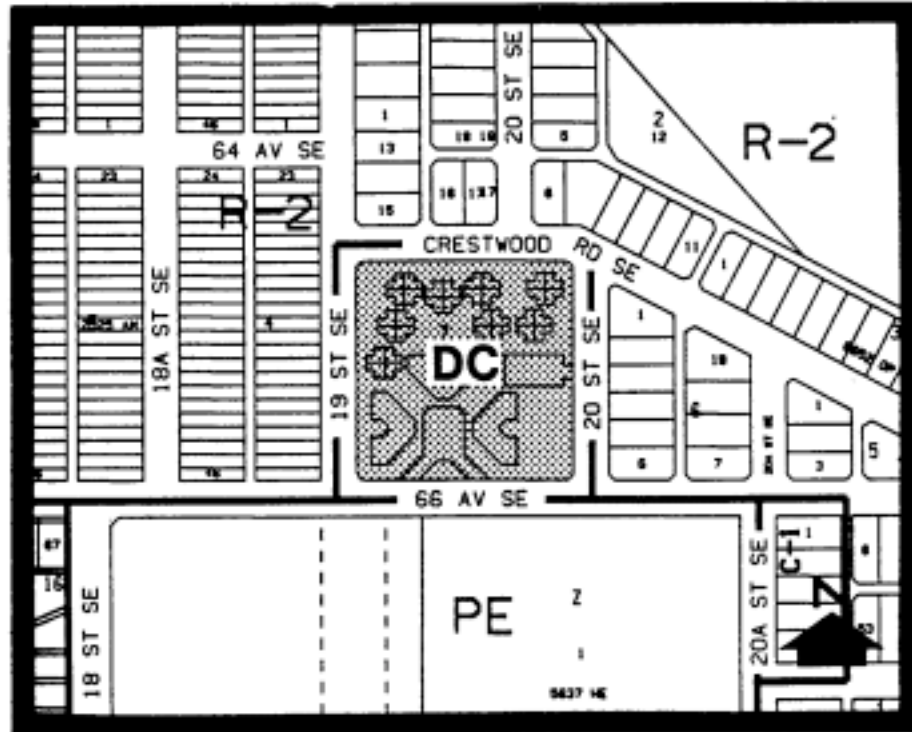


Amendment No. 90/108
Bylaw No. 14Z91
Council Approval: 11 March 1991

SCHEDULE B



1. Land Use

The land use shall be senior citizens' housing only.

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-4/75 (Residential Medium Density Multi-Dwelling District) shall apply unless otherwise noted below.

a. Density

Maximum site density shall be 100 units.

b. Height

Maximum building height shall be 1 storey.

c. Yards

The following minimum yard depths shall apply:

- 1) 6 metres on 66 Avenue SE
- 2) 7.6 metres on 20 Street SE, 19 Street SE and Crestwood Road SE.

d. Landscaping

Landscaping shall be a minimum of 50% of site area, plus any adjoining boulevards. A detailed landscaping plan, including existing vegetation, shall be submitted to the Approving Authority for approval as part of a development permit application.

e. Parking

- 1) A minimum of 40 parking stalls shall be provided on site.
- 2) Parking areas shall be screened to the satisfaction of the Approving Authority.
- 3) The new 5 and 6 car stall parking areas shall be signed for resident use only.

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 accesses 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 site layout conforms substantially to the plans and renderings submitted to City Council during their consideration of this By-law.