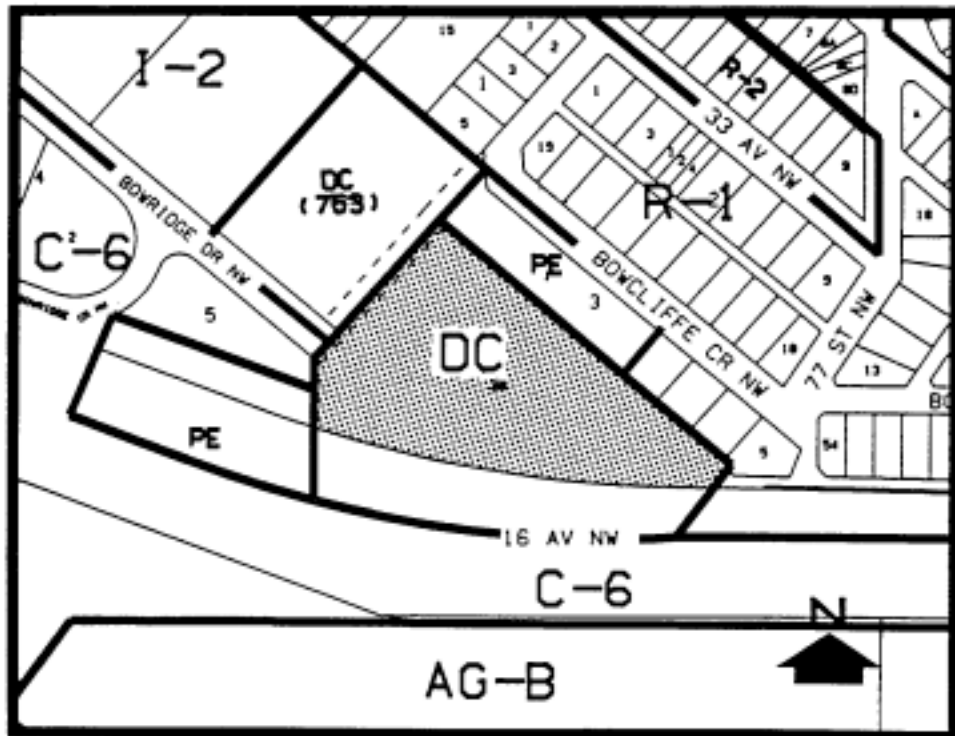


Amendment No. 91/099
Bylaw No. 21Z92
Council Approval: 17 March 1992

SCHEDULE B



1. LAND USE

The land use shall be for a self-storage facility and associated custodial quarters.

2. DEVELOPMENT GUIDELINES

The General Rules for Industrial Districts contained in Section 43 of By-law 2P80 and the Permitted and Discretionary Use Rules of the I-2 General Light Industrial District shall apply unless otherwise noted below:

a. Site Access

No direct vehicular access or egress shall be permitted to or from the TransCanada Highway.

b. Custodial Quarters

The maximum gross floor area for the office and custodial quarters shall be 167 square metres.

c. Parking

A minimum of 20 on-site parking stalls shall be provided to the satisfaction of the Approving Authority.

d. Building Design

The design and the architectural treatment of new buildings shall be such that they are visually complementary to the existing structures.

e. Landscaping

A detailed landscaping plan shall be provided to the satisfaction of the Approving Authority. The plans shall specifically address the extent, treatment and planting of vegetation along the escarpment edge and its interface with vehicular movement areas.

f. Signage

A comprehensive signage proposal for the site and buildings shall be provided to the satisfaction of the Approving authority.

g. Lighting

All on-site lighting, in particular any along the north face, shall be of an intensity, design and orientation such that adjacent residential properties are not unduly impacted.

h. Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans shall be submitted to the Approving Authority as part of a development permit application. In considering such an application, the Approving Authority shall ensure the building design and site layout are consistent with the plans and renderings submitted to City Council during their consideration of this By-law.