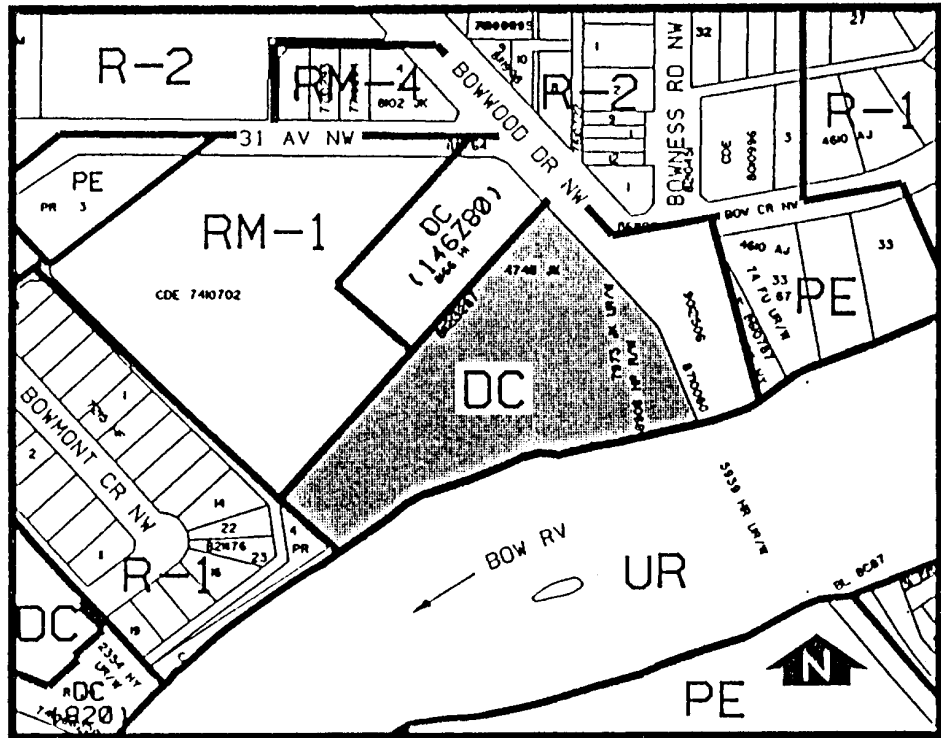


Amendment No. 92/070
Bylaw No. 25Z93
Council Approval: 15 March 1993

SCHEDULE B



1. LAND USE

The land use shall be for a private club and associated uses with the additional discretionary use of a private school within the buildings existing on the site on the date of approval of this By-law only.

2. DEVELOPMENT GUIDELINES

The General Rules for Commercial Districts contained in Section 33 of By-law 2P80 and Permitted and Discretionary Use Rules of the C-2(12) General Commercial District shall apply unless noted below:

a. Outdoor Play Area

The outdoor play area for any private school shall be to the satisfaction of the Approving Authority.

b. Signage

The size, design and location of signage shall have regard for the surrounding residential uses and shall be to the satisfaction of the Approving Authority.

c. Parking

A minimum of 132 parking stalls shall be provided on site, which includes 19 stalls for use by the senior citizens' apartment to the west. In addition, the development permit plans shall indicate how special events overflow parking will be provided.

d. Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans, including site layout, building design, exterior colour and finishes, landscaping, fencing, garbage storage, parking and accesses shall subsequently be submitted to the Approving Authority as part of a Development Permit Application.

e. Development Agreement

Prior to the release of a development permit for a private school an agreement, to the satisfaction of the City Solicitor, shall be entered into between the owner of the subject lands and The City of Calgary indemnifying The City of Calgary from all actions, claims, losses and damages arising by reason of the development or existence of the private school.

f. Building Evacuation Plan

The Approving Authority, at the Development Permit stage, require both the landlord and the tenant to consult with the Fire Department in the preparation and filing with the Department of a building evacuation plan in the event of a flood.