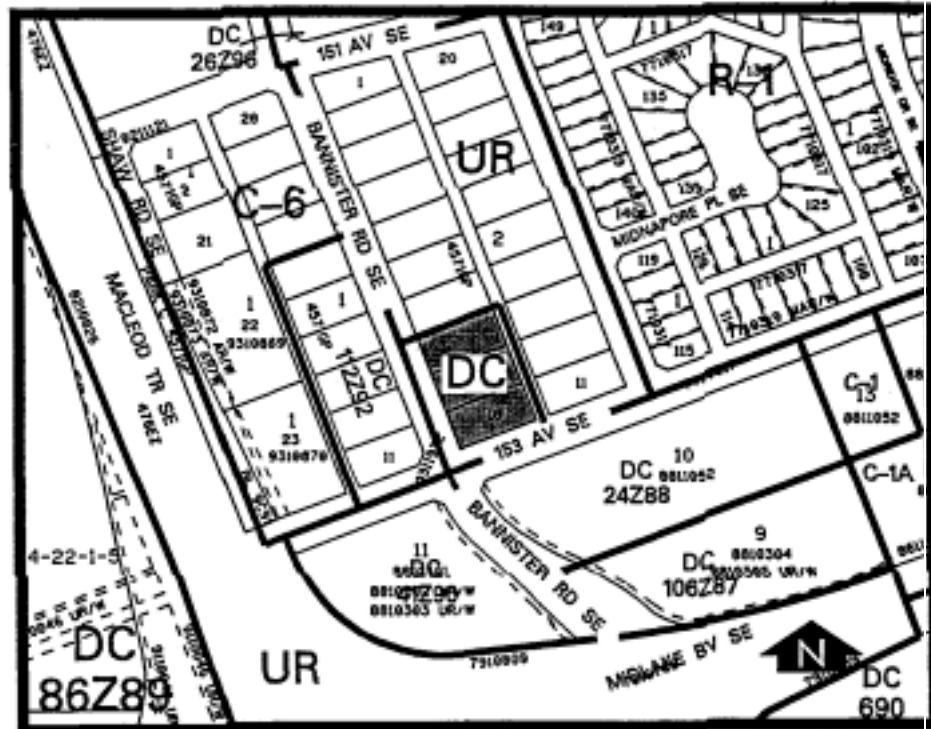


Amendment No. 98/133
Bylaw No. 20Z99
Council Approval: 22 February 1999

SCHEDULE B



1. LAND USE

The permitted land use shall be for a comprehensively designed multi-dwelling development and home occupations class one only.

2. DEVELOPMENT GUIDELINES

The general rules for residential districts contains in Section 20 of Bylaw 2P80 and the Permitted and Discretionary Use Rules of the RM-5 Residential Medium Density Multi-Dwelling District shall apply unless otherwise noted below:

a. Density

The maximum number of dwelling units shall be 46.

b. Building Height

The maximum building height shall be 4 storeys.

c. Parking

A minimum of 48 parking stalls in an underground parkade shall be provided in the project. The maximum ramp grade to the underground parkade shall not exceed 15%. A minimum of 8 surface visitor parking stalls shall be provided in the project.

d. Road and Lane Widening

A 0.94 m road widening (Barrister Road) and a 1.20 m lane widening setback shall be provided and dedicated to the City at the Development Permit stage.

e. Site Grading and Landscaping

A detailed landscape plan showing all site surface finishes, berms, retaining walls, curbs, and detailed grading of the site, details of plant material, their species, numbers and sizes shall be submitted as an integral part of a development permit application.

f. Development plans

Approval of this application does not constitute an approval of a development permit. Comprehensive plans shall be submitted to the Approving Authority as part of a development permit application. In considering such application, the Approving Authority shall ensure that the building plans and site layout, landscaping and grading conform substantially with plans and rendering submitted to City Council during their consideration of this bylaw.

g. Access

No direct vehicular access be allowed on to Bannister Road.