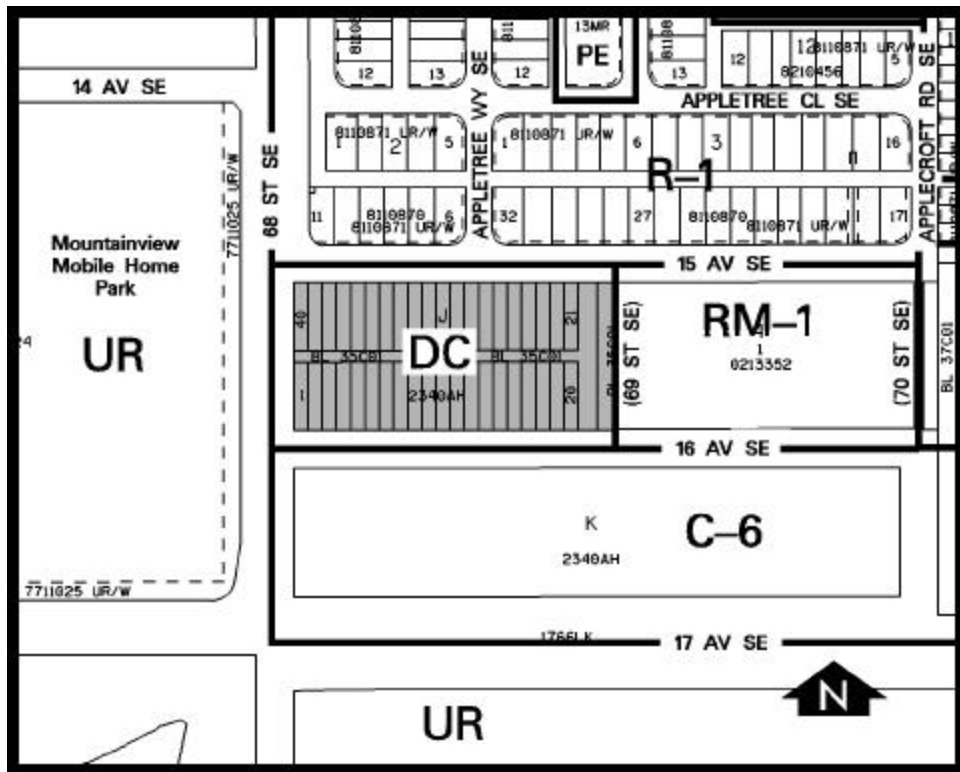


Amendment # LOC2002-0123
Bylaw # 37Z2003
Council Approval: 2003 May 20

SCHEDULE B



DC DIRECT CONTROL DISTRICT

1. Land Use
 - (a) Permitted Uses:
 - Accessory buildings
 - Home occupations – Class 1
 - Utilities
 - (b) Discretionary Uses:
 - Apartments
 - Townhouses

CONTINUED

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of Bylaw 2P80 and the Permitted and Discretionary Use Rules of the RM-4 Residential Medium Density Multi-Dwelling District shall apply unless otherwise noted below:

(a) Built form

- (i) Townhouses shall front onto 15 Avenue SE and apartment buildings shall front onto 16 Avenue SE and 68 Street SE; and
- (ii) The placement of the townhouse buildings shall be staggered along 15 Avenue SE.

(b) Street Frontage

All street frontages shall be considered as front yards.

(c) Density

A maximum of 98 dwelling units.

(d) Building Height

- (i) Townhouses shall be a maximum of two storeys not exceeding 6.8 metres at any eaveline; and
- (ii) Apartment buildings shall be a maximum of three storeys not exceeding 9 metres at any eaveline.

(e) Parking

- (i) Each townhouse unit shall have an attached single garage accessible from within the site; and
- (ii) Underground parking shall be provided for all apartment units.