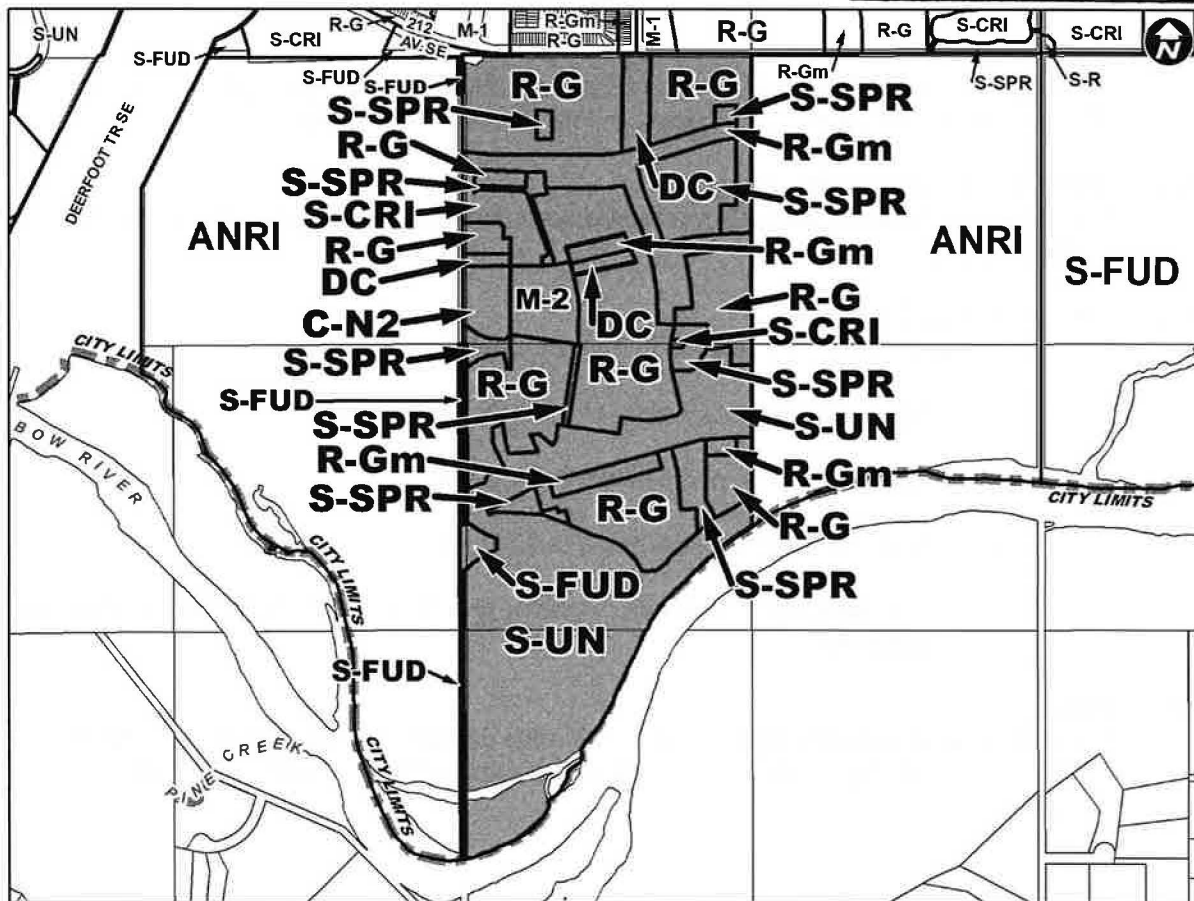


MAY 16 2023

ITEM: 7.2.13 CPC023-0295
Distrib - Revised Schedule B
CITY CLERK'S DEPARTMENT

"REVISED SCHEDULE B"



DIRECT CONTROL DISTRICT

Purpose

- 1 This Direct Control District Bylaw is intended to accommodate street-oriented residential development in the form of semi-detached dwellings and rowhouse buildings on small lots with rear lane access and minimal rear yard setbacks.

Compliance with Bylaw 1P2007

- 2 Unless otherwise specified, the rules and provisions of Parts 1, 2, 3 and 4 of Bylaw 1P2007 apply to this Direct Control District Bylaw.

Reference to Bylaw 1P2007

- 3 Within this Direct Control District Bylaw, a reference to a section of Bylaw 1P2007 is deemed to be a reference to the section as amended from time to time.

Permitted Uses

- 4 The **permitted uses** of the Residential – Low Density Mixed Housing (R-Gm) District of Bylaw 1P2007 are the **permitted uses** in this Direct Control District.



Discretionary Uses

- 5** The ***discretionary uses*** of the Residential – Low Density Mixed Housing (R-Gm) District of Bylaw 1P2007 are the ***discretionary uses*** in this Direct Control District.

Bylaw 1P2007 District Rules

- 6** Unless otherwise specified, the rules of the Residential – Low Density Mixed Housing (R-Gm) District of Bylaw 1P2007 apply in this Direct Control District.

Parcel Area for a Rowhouse Building

- 7** The minimum area of a ***parcel*** for a **Rowhouse Building** is 90.0 square metres per **Dwelling Unit**.

Outdoor Private Amenity Space

- 8** (1) Each ***unit*** must have access to ***private amenity space*** that:
- (a) has a minimum total area of 15.0 square metres;
 - (b) has no dimension less than 2.0 metres;
 - (c) must be located outside of a building; and
 - (d) may be located at ***grade*** or above ***grade*** as part of the ***main residential building***.

Relaxations

- 9** The ***Development Authority*** may relax the rules contained in Sections 6 through 8 of this Direct Control District Bylaw in accordance with Sections 31 and 36 of Bylaw 1P2007.