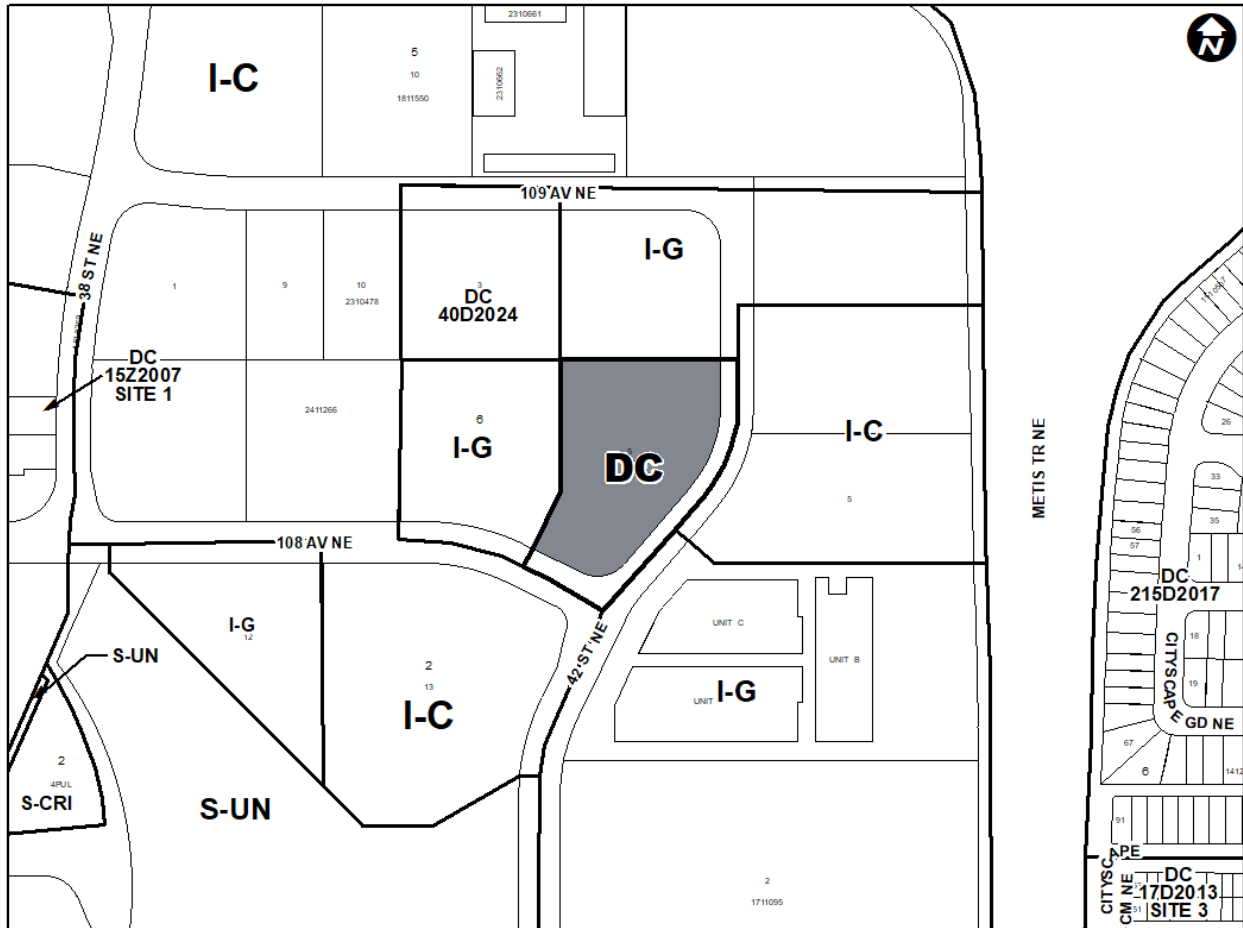


SCHEDULE B



DIRECT CONTROL DISTRICT

Purpose

- 1 This Direct Control District Bylaw is intended to provide a range of commercial uses that are compatible with and complement light industrial uses.

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 Industrial – General (I-G) District of Bylaw 1P2007 are the **permitted uses** in this Direct Control District with the addition of:

- (a) **Artist's Studio;**
- (b) **Financial Institution;**

- (c) **Fitness Centre;**
- (d) **Health Care Service;**
- (e) **Indoor Recreation Facility;**
- (f) **Information and Service Provider;**
- (g) **Pawn Shop;**
- (h) **Radio and Television Studio; and**
- (i) **Retail and Consumer Service.**

Discretionary Uses

5 The **discretionary uses** of the Industrial – General (I-G) District of Bylaw 1P2007 are the **discretionary uses** in this Direct Control District with the addition of:

- (a) **Cannabis Store;**
- (b) **Drinking Establishment – Small;**
- (c) **Liquor Store; and**
- (d) **Payday Loan.**

Bylaw 1P2007 District Rules

6 Unless otherwise specified, the rules of the Industrial – General (I-G) District of Bylaw 1P2007 apply in this Direct Control District.

Use Area

- 7 (1) Unless otherwise provided in subsections (2) and (3), there is no **use area** requirement in this Direct Control District.
- (2) The maximum **use area** for a **Retail and Consumer Service** is 930.0 square metres.
- (3) The maximum **public area** for a **Restaurant: Food Service Only** or **Restaurant: Licensed** is 300.0 square metres.

Relaxations

8 The **Development Authority** may relax the rules contained in Sections 6 and 7 of this Direct Control District Bylaw in accordance with Sections 31 and 36 of Bylaw 1P2007.