

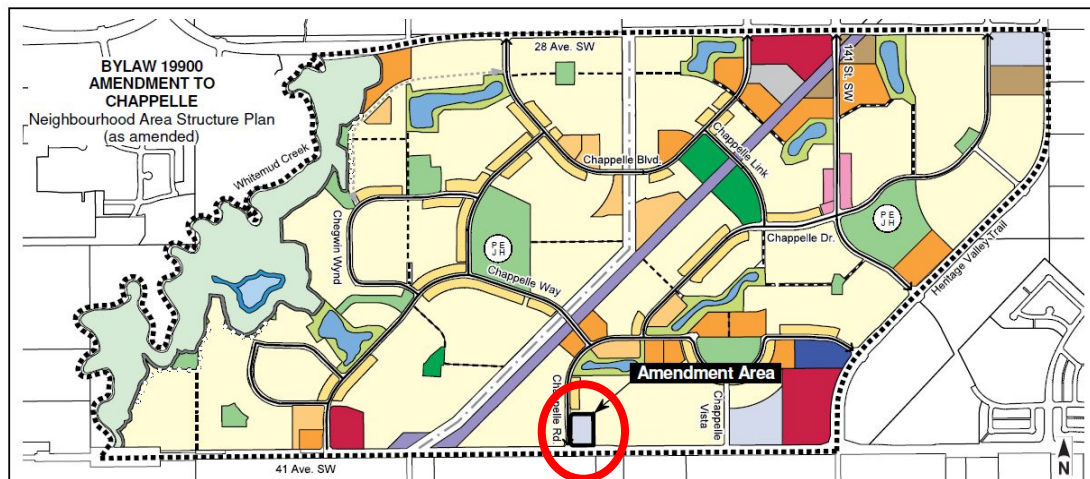
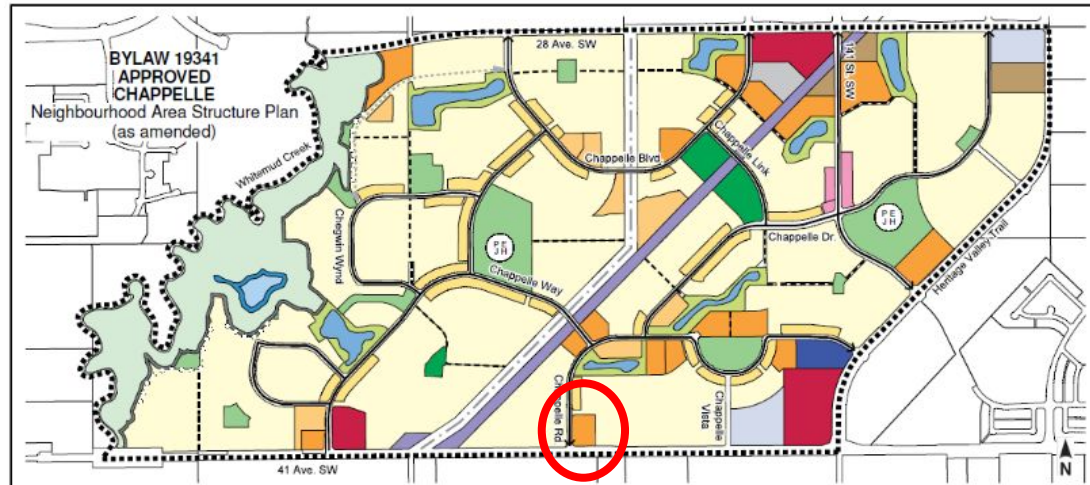


RA7
to
CB1

ITEMS 3.3 & 3.4
BYLAW 19900 & CHARTER BYLAW 19901
Chappelle

DEVELOPMENT SERVICES
December 7, 2021







ADMINISTRATION'S RECOMMENDATION: **APPROVAL**



	RA7 <i>Current</i>	CB1 <i>Proposed</i>
Principal Use	Multi-unit Housing	Commercial
Height	14.5 m / 16.0 m	12.0 m
Floor Area Ratio	2.3 - 2.5 ^x	2.0
Density	Minimum: 75 du/ha Maximum: None	None
Minimum Setbacks and Stepbacks		
Front Setback	4.5 m	3.0 m
Interior Side Setback	1.2 m ^y	3.0 m
Flanking Side Setback	3.0 m	3.0 m
Rear Setback	7.5 m	3.0 m
Other Uses	Limited Commercial Uses at Grade	Multi-unit Housing above Grade

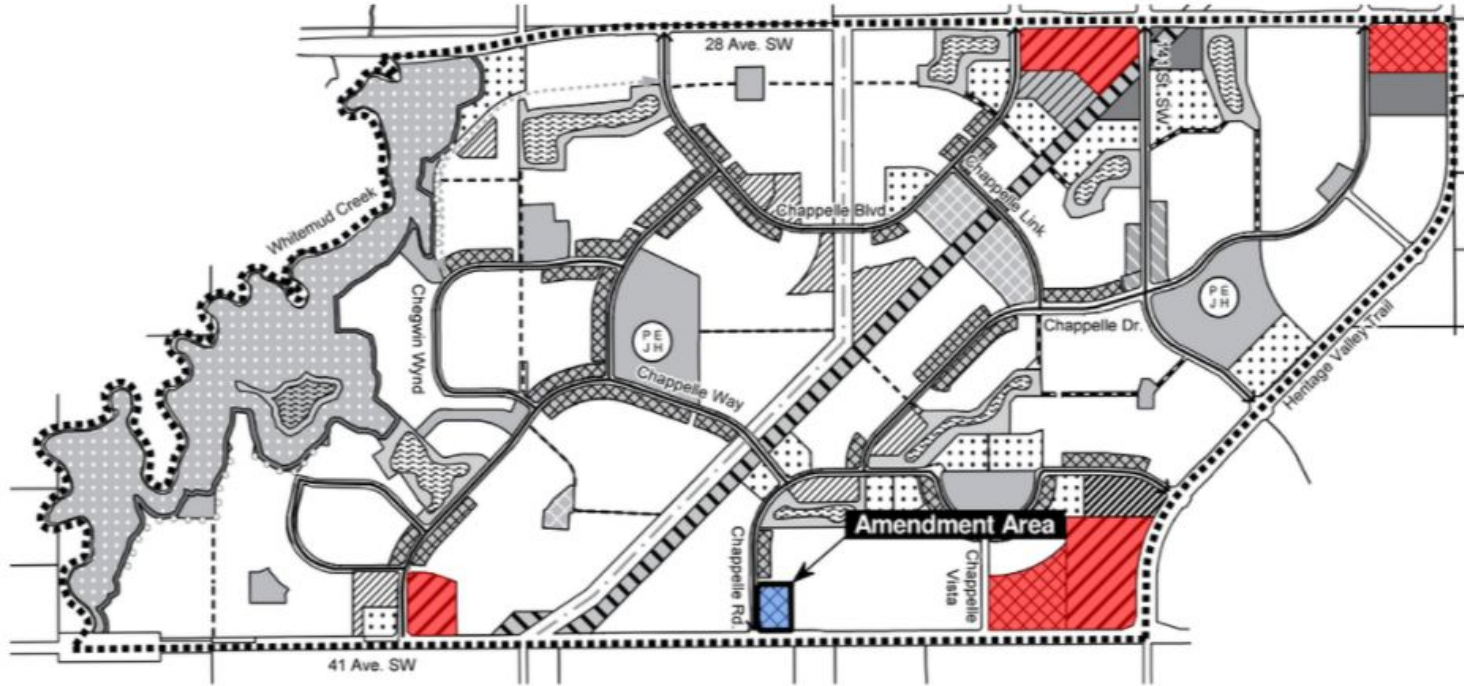


IMAGE SHOWING THE SUBJECT SITE (BLUE) COMPARED TO OTHER BUSINESS EMPLOYMENT & COMMERCIAL AREAS (RED) WITHIN THE CHAPPELLE NEIGHBOURHOOD