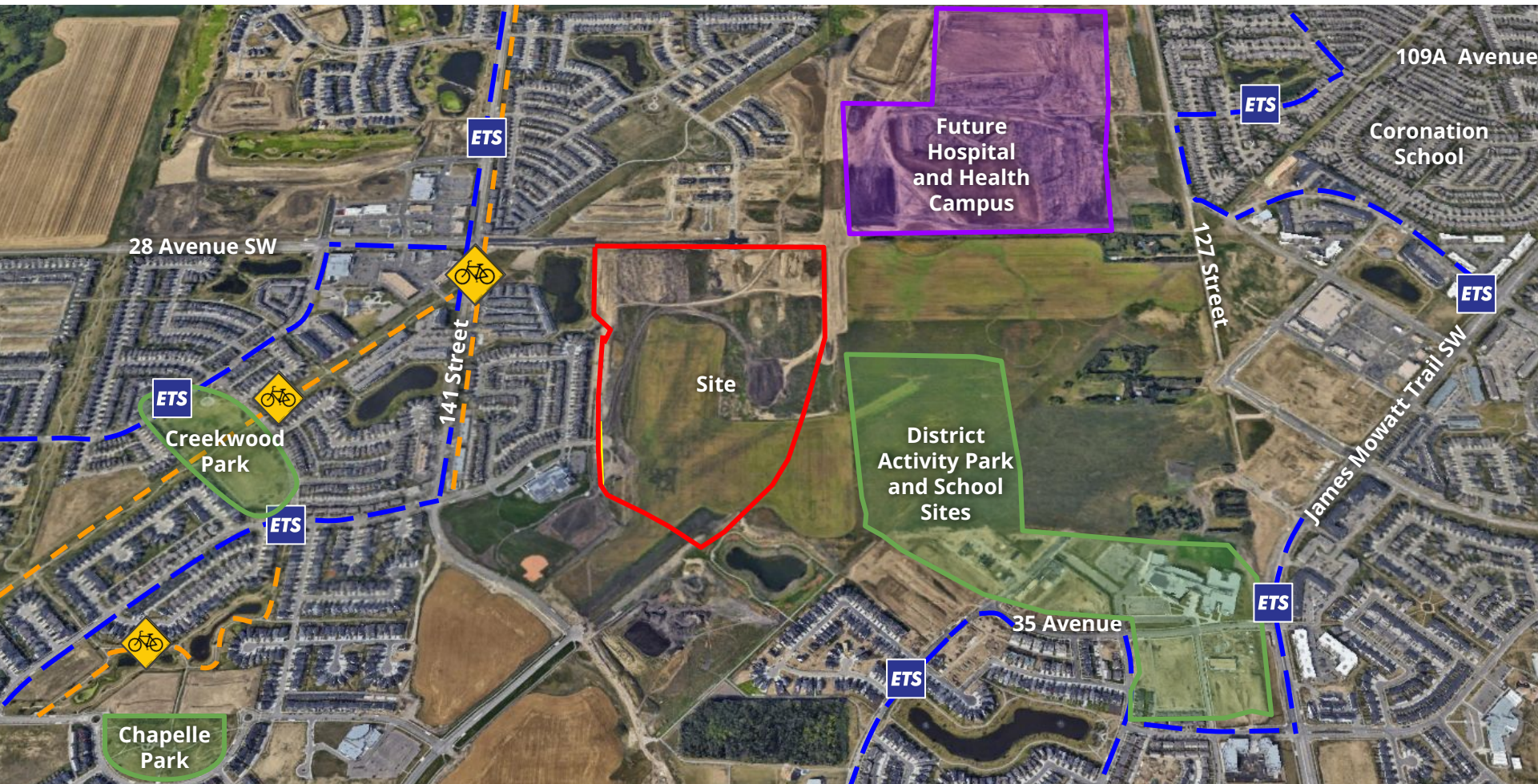




ITEMS 3.15 & 3.16
 BYLAW 20342 & CHARTER BYLAW 20343
 CHAPPELLE AREA

DEVELOPMENT
 SERVICES
 December 6, 2022





Comments (2)

- Plenty of businesses in this area already
- Commercial development will compete with Main Street retail planned in the Heritage Valley Town Centre



ADVANCED NOTICE
October 12, 2021



CITY WEBPAGE
November 4, 2021

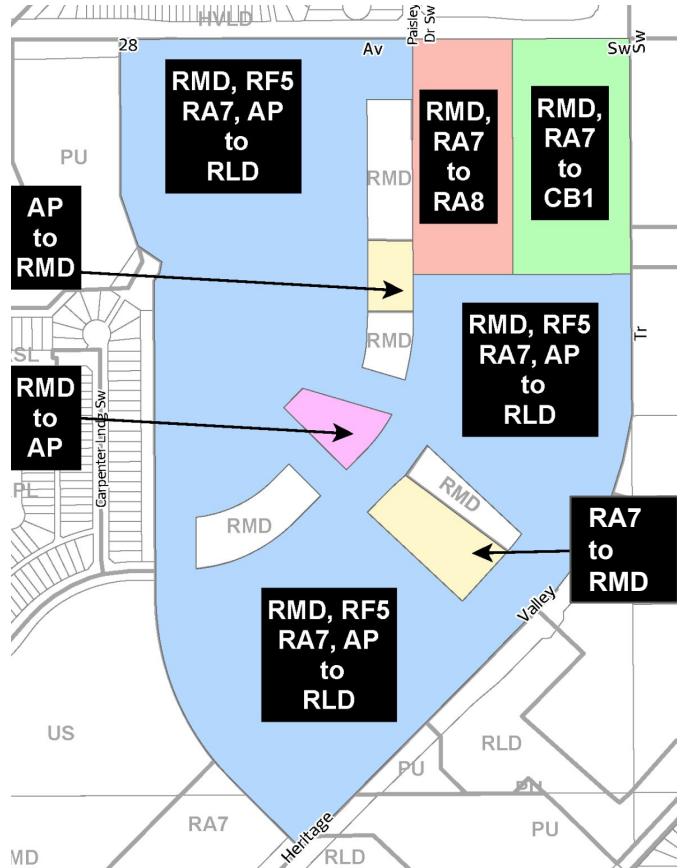


PUBLIC HEARING
NOTICE
November 10, 2022

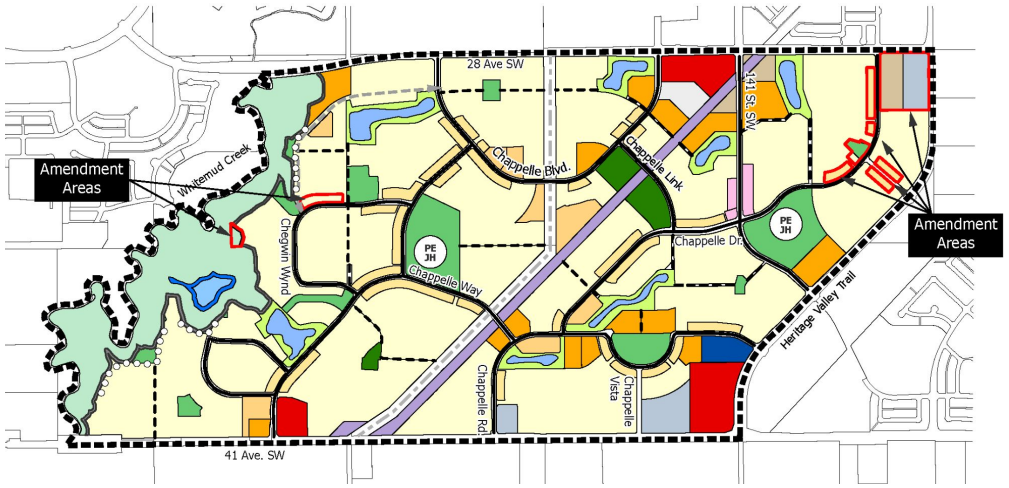


JOURNAL AD
November 18 & 26, 2022

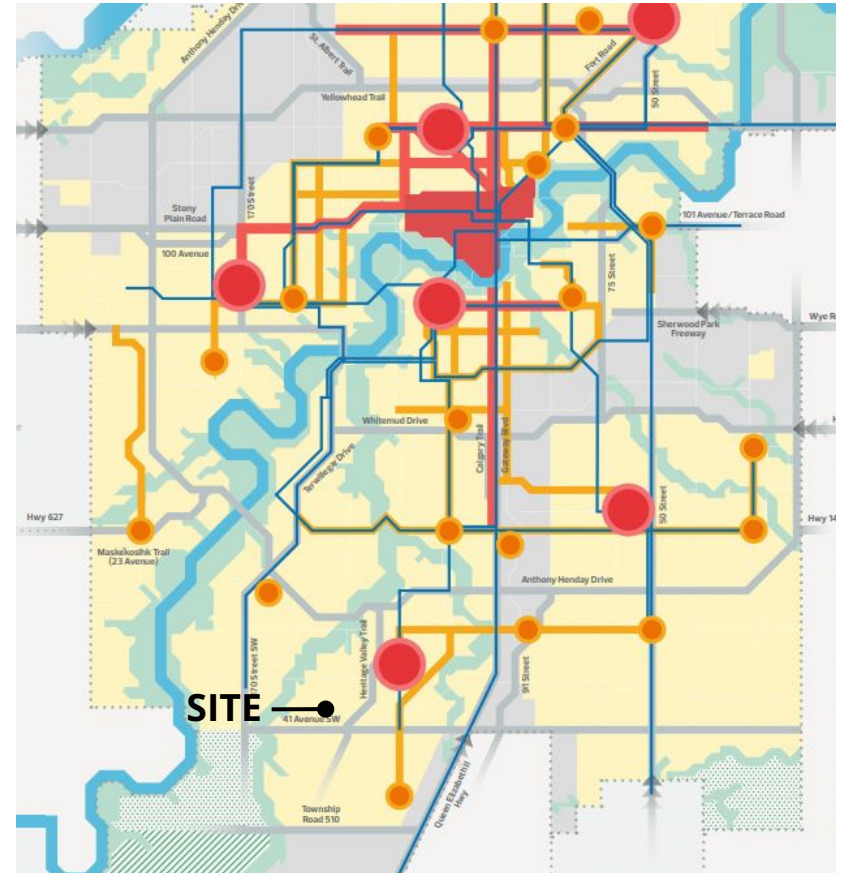
PROPOSED ZONING



REGULATION	RLD Proposed Zone	RMD Proposed Zone	RA8 Proposed Zone	CB1 Proposed Zone
Height	10.0 m	10.0 -12.0 m	23.0 m	12.0 m
Site Depth	27.0 m	30.0 m	None	None
Site Coverage	50% - 55%	45% - 55%	None	None
Setbacks				
Front	3.0 - 5.5 m	4.5 m	4.5 m	3.0 m
Interior	0 - 1.2 m	0 - 1.2 m	6.0 m	3.0 m
Flanking	1.2 - 4.5 m	2.4 - 4.5 m	3.0 m	3.0 m
Rear	4.5 - 7.5 m	4.5 - 7.5 m	7.5 m	3.0 m



CHAPPELLE NASP



THE CITY PLAN



Future Hospital and
Health Campus