

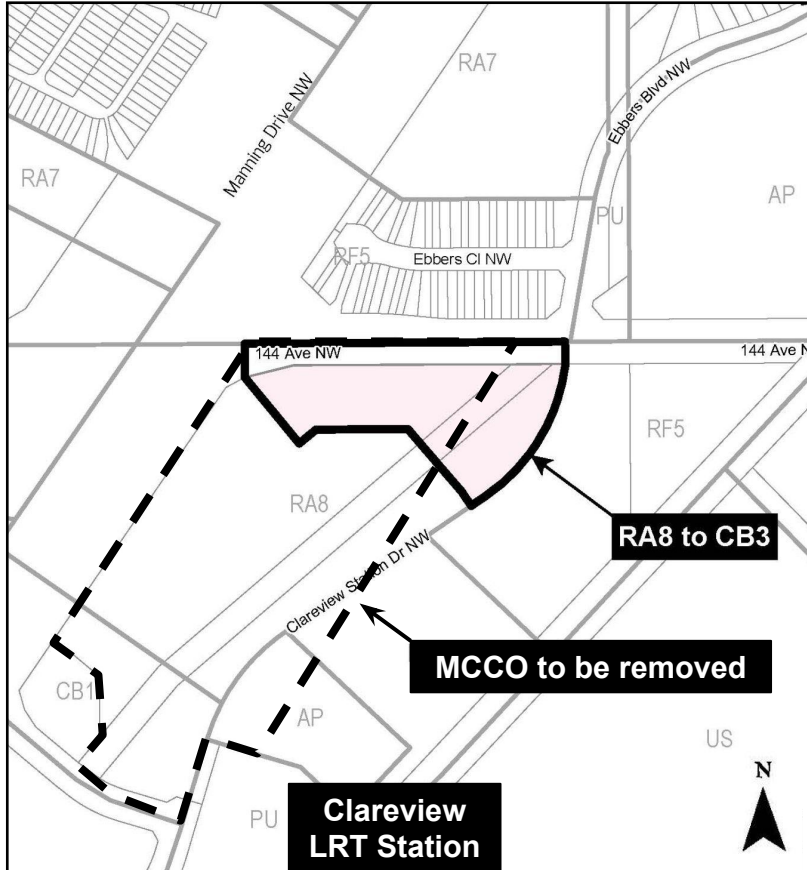
ITEM 3.4  
CHARTER BYLAW 20469  
CLAREVIEW

DEVELOPMENT  
SERVICES  
April 24, 2023





# 3 PROPOSED ZONING



REGULATION	RA8 Current Zoning	CB3 Proposed Zoning
Max. Height	23.0 m	45.0 m
Max. Floor Area Ratio (FAR)	3.3	7.0
Mixed Use	Yes	Yes
Gas Stations Allowed	No	No
Drive Throughs Allowed	No	Yes

## Comments

- Parking, Ebbers Close cul-de-sac



ADVANCED NOTICE  
January 25, 2023



SITE SIGNAGE  
February 22, 2023



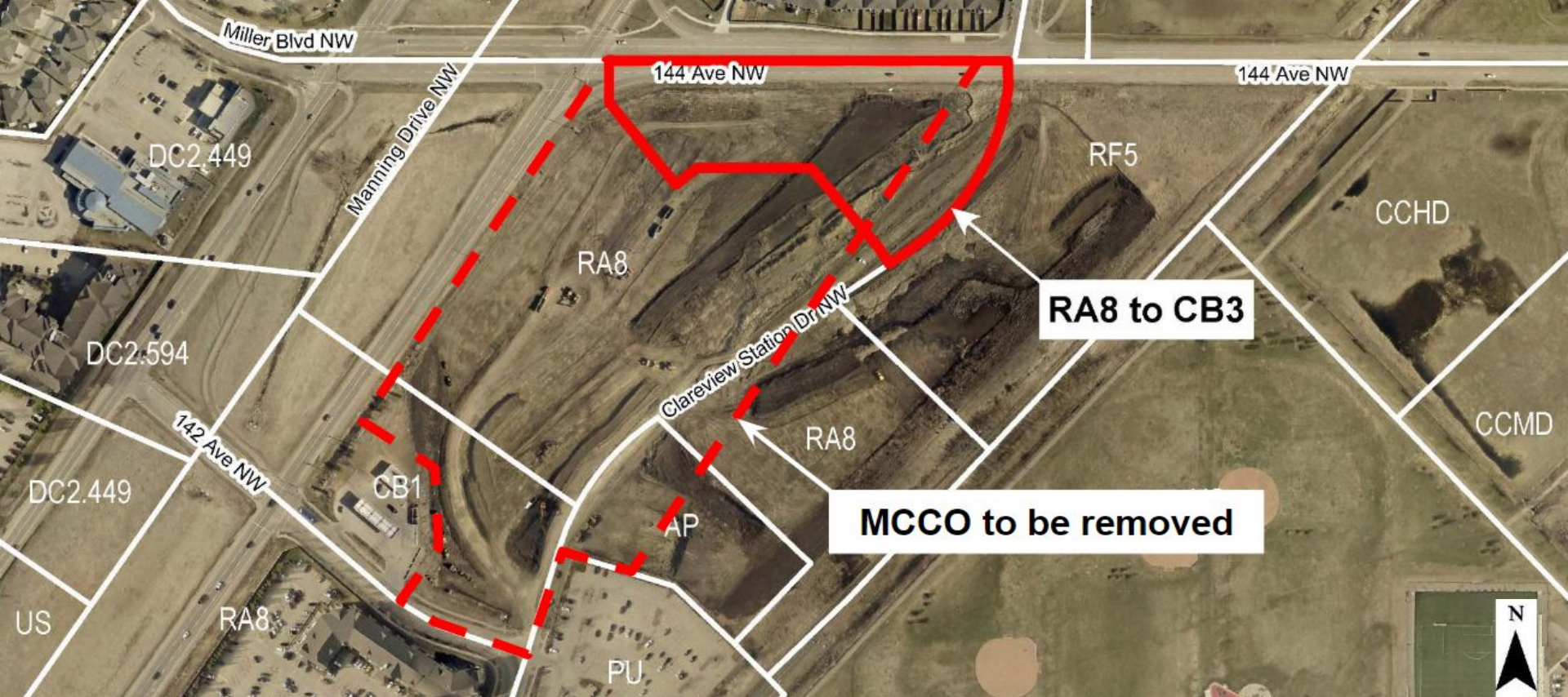
CITY WEBPAGE  
January 26, 2023



PUBLIC NOTICE  
March 30, 2023



JOURNAL AD  
April 6 & 15, 2023



ADMINISTRATION'S RECOMMENDATION: **APPROVAL**

