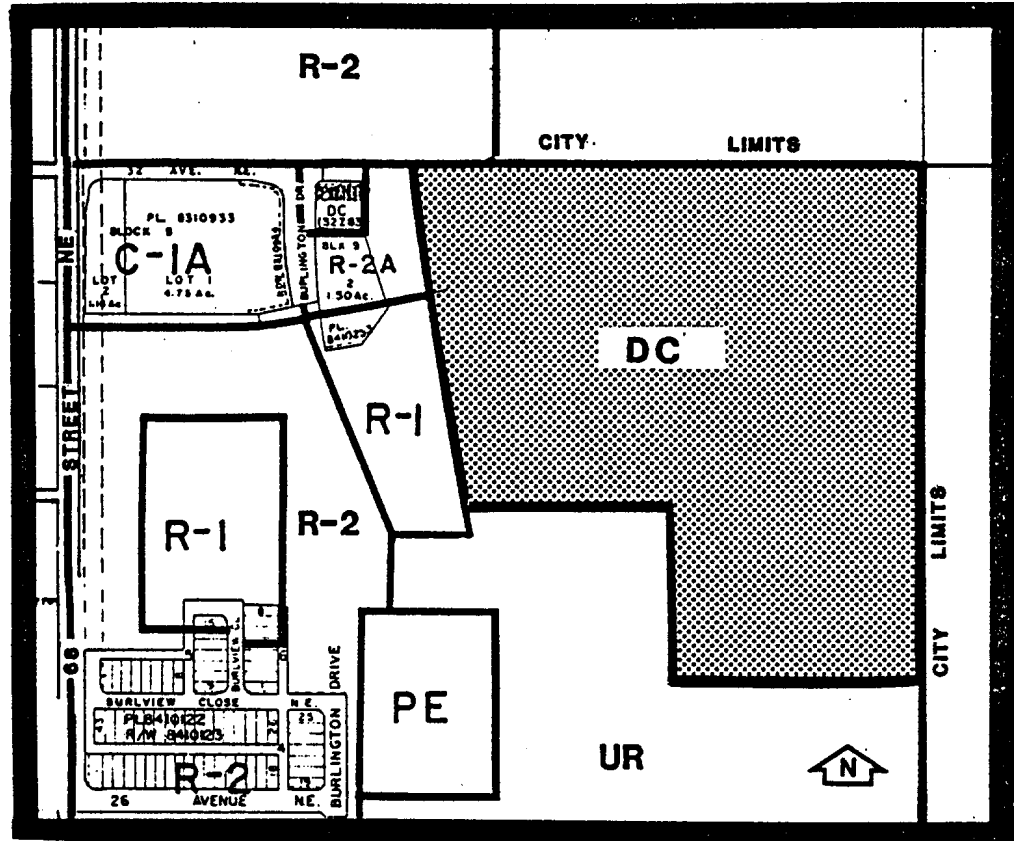


**Amendment No. 84/027**  
**Bylaw No. 40Z84**  
**Council Approval: 25 June 1984**

**SCHEDULE B**



1. Land Use

The land use shall be for a mobile home park with ancillary facilities thereto only.

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of By-law 2P80 and the Permitted and Discretionary Use Rules of the R-MH (Residential Mobile Home District) shall apply unless otherwise noted below.

a. Parcel Size

The maximum parcel size shall be 16 ha ± (40 acres ±).

b. Density

A maximum of 280 mobile home units shall be allowed.

c. Landscaping

Landscaping and recreation areas shall cover a minimum of 20% of the net site area plus any adjoining boulevards. A detailed landscaping plan including fencing and existing vegetation shall be submitted to the Approving Authority for approval as part of a development permit application.

d. Communal Open Space

One-half of the landscaping requirements in “c” above should be provided as communal recreation open space.

e. Sour Gas Facilities

All prospective tenants/buyers of property within the proposed development shall be informed by the developer, prior to committing themselves to the use of the properties, of the existing sour gas facilities in the area.

f. Communal Facility

The on-site communal facility shall be completed within one year of the first occupancy.

g. Development Permit Application

The entire site shall be the subject of a single development application.

h. Development Permit

At the development permit application stage sufficient supporting information must be provided to assess the provision of individual outdoor storage areas, of private “patio” areas and the size and function of the communal building, to the satisfaction of the Approving Authorities.

i. Development Agreement

Prior to the release of a development permit, the landowner shall enter into a development agreement with the City of Calgary covering all aspects of the proposed development, including the standard and amount of maintenance of the mobile home park to be provided by the park management, including but not limited to the following:

- maintenance of roads,
- maintenance of landscaping,
- maintenance of fencing,
- standards for mobile home units, and
- maintenance standards for mobile home units within the park.

j. Development Plans

Approval of this application does not constitute approval of a development permit. Comprehensive plans, including building design, site layout, exterior finishes and colour, landscaping, parking and accesses shall subsequently be submitted to the Approving Authorities as part of a development permit application. In considering such an application, the Approving Authorities shall ensure the building appearance, site layout and density conform substantially to the plans and renderings submitted to City Council during their consideration of By-law 40Z84.

k. Notice Posting

Qualico Developments Ltd. shall post notice immediately in Burlington Phase 1 and Phase 2 as to what the use of this land will be.