

Amendment No. 3152
LUCG/756
Council Approval: 10 October 1978

Land Use Guidelines

The land use shall be for a single detached residential development only.

Development Guidelines

1. R-1 (Single-Detached Residential District) development guidelines shall apply unless otherwise noted below.
2. Minimum site area per dwelling unit shall be 3,000 sq. ft.
3. Minimum site width shall be 30 ft.
4. A block plan covering the entire site shall be submitted to and approved by the Development Officer prior to the release of a Development Permit.

ACREASE ASSESSMENT

RECOMMEND THAT CITY COUNCIL INSTRUCT THE ADMINISTRATION TO NEGOTIATE AN ACREAGE ASSESSMENT WITH THE DEVELOPERS OF CELL "C" OF STRATHCONA HEIGHTS FOR THE PURPOSE OF ESTABLISHING A FUND FOR THE CONSTRUCTION OF A COMMUNITY ASSOCIATION HALL AND ASSOCIATED SPORTS FACILITIES AND FURTHER:

- (a) The acreage assessment be sufficient to afford a reasonable size facility with sports amenities.
- (b) The fund be turned over to the future Community Association upon election of a representative executive and proper registration of said Association.
- (c) The fund may be used for capital purposes only.
- (d) The Community Association consult with the developers re the design of the facility.