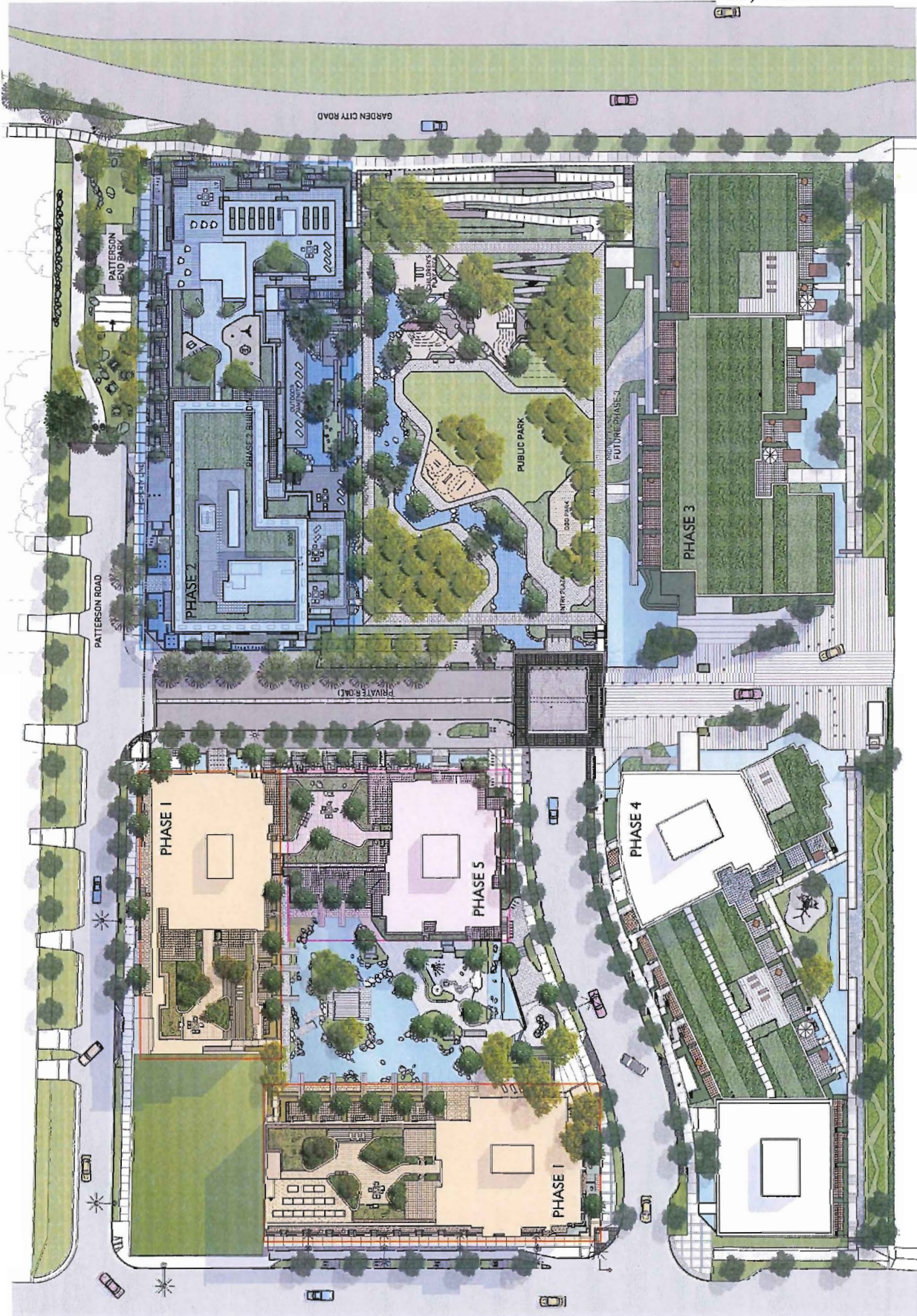
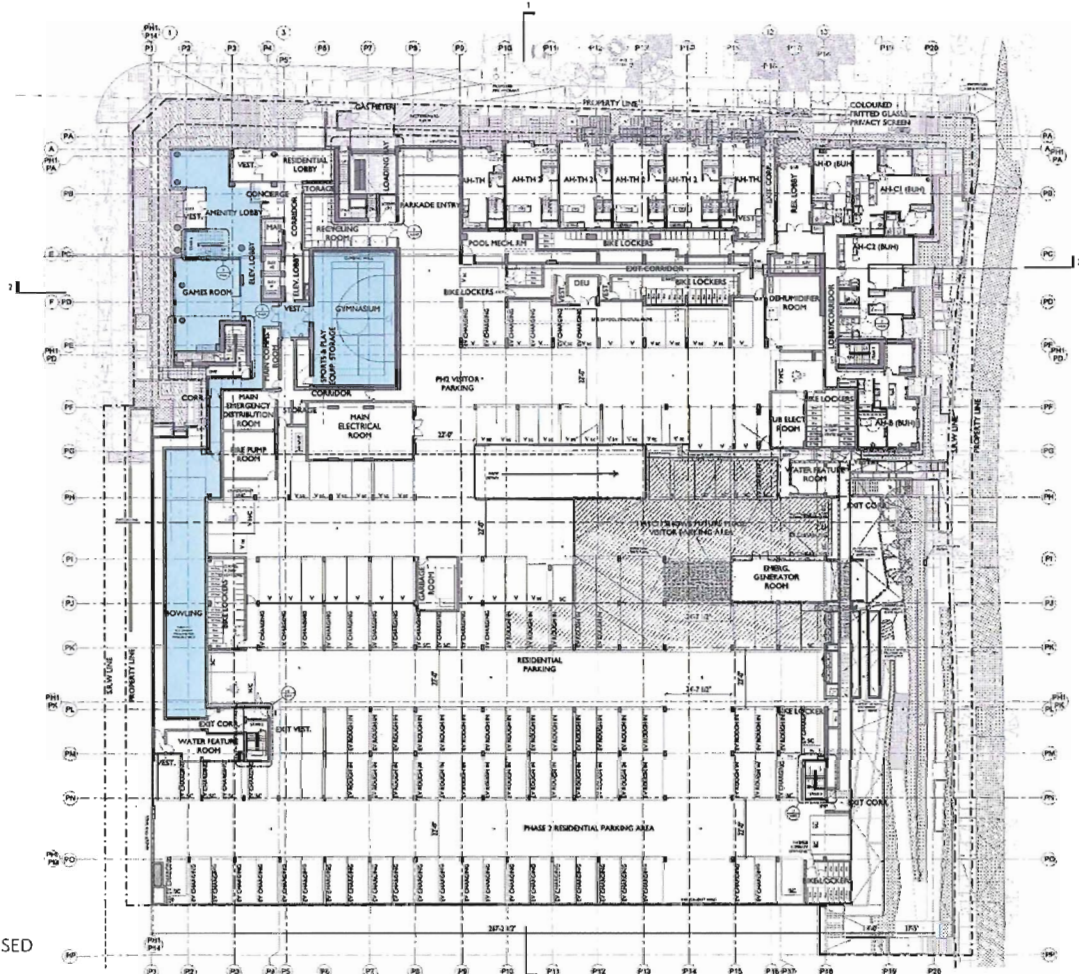
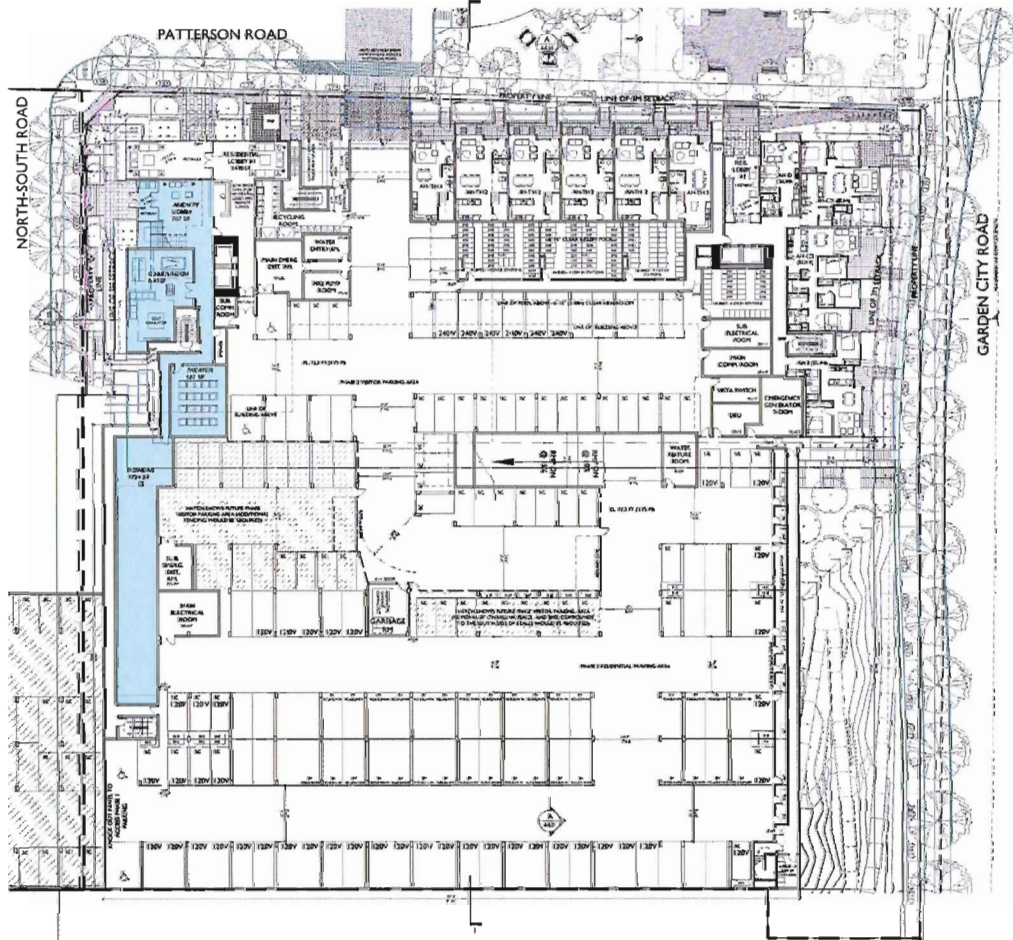


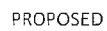


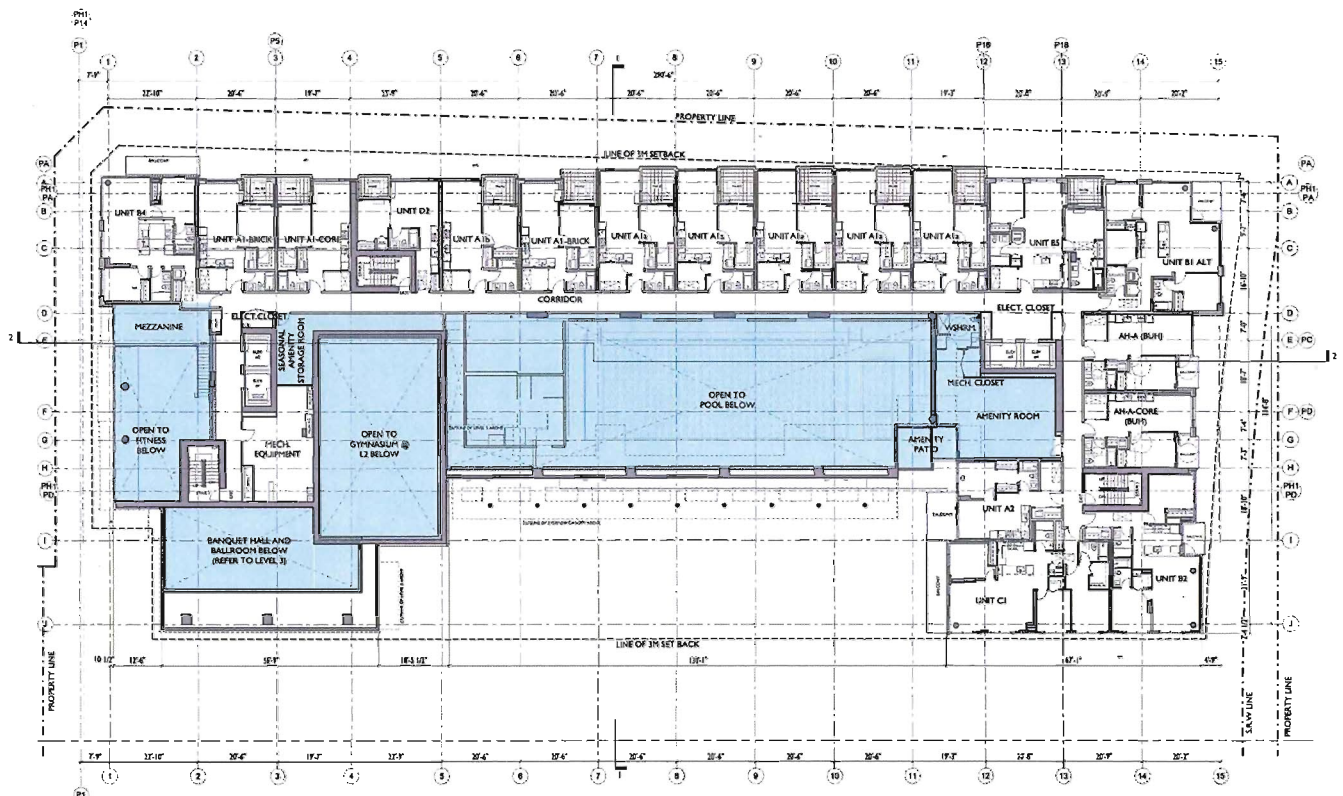
PROPOSED



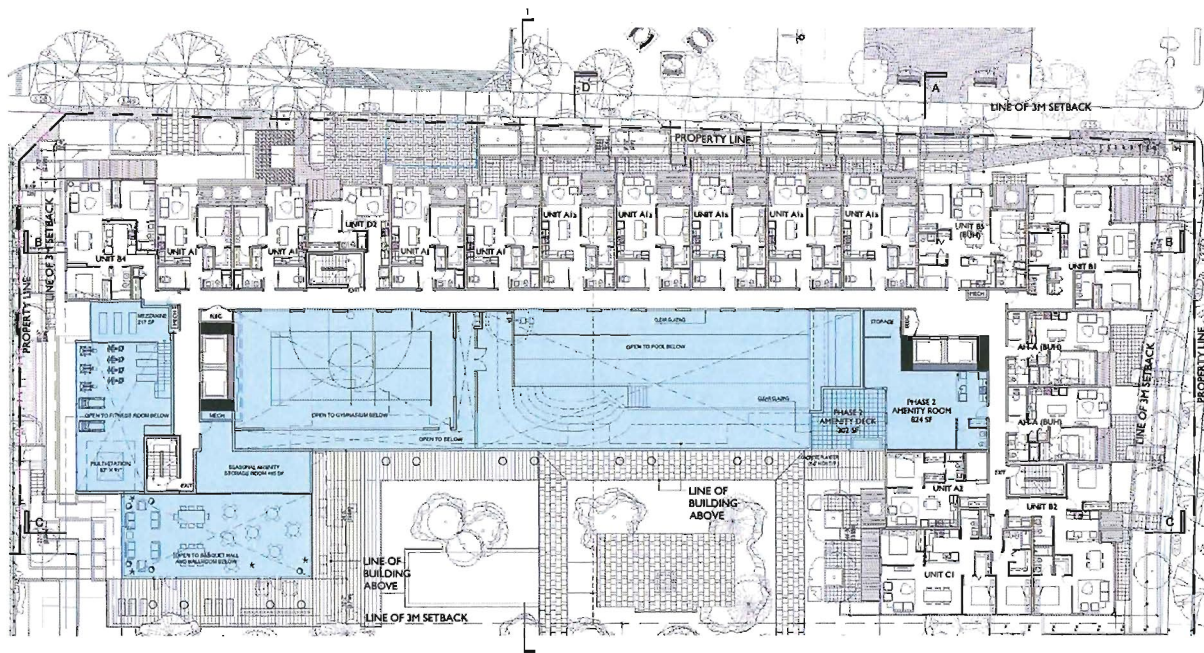
ORIGINAL





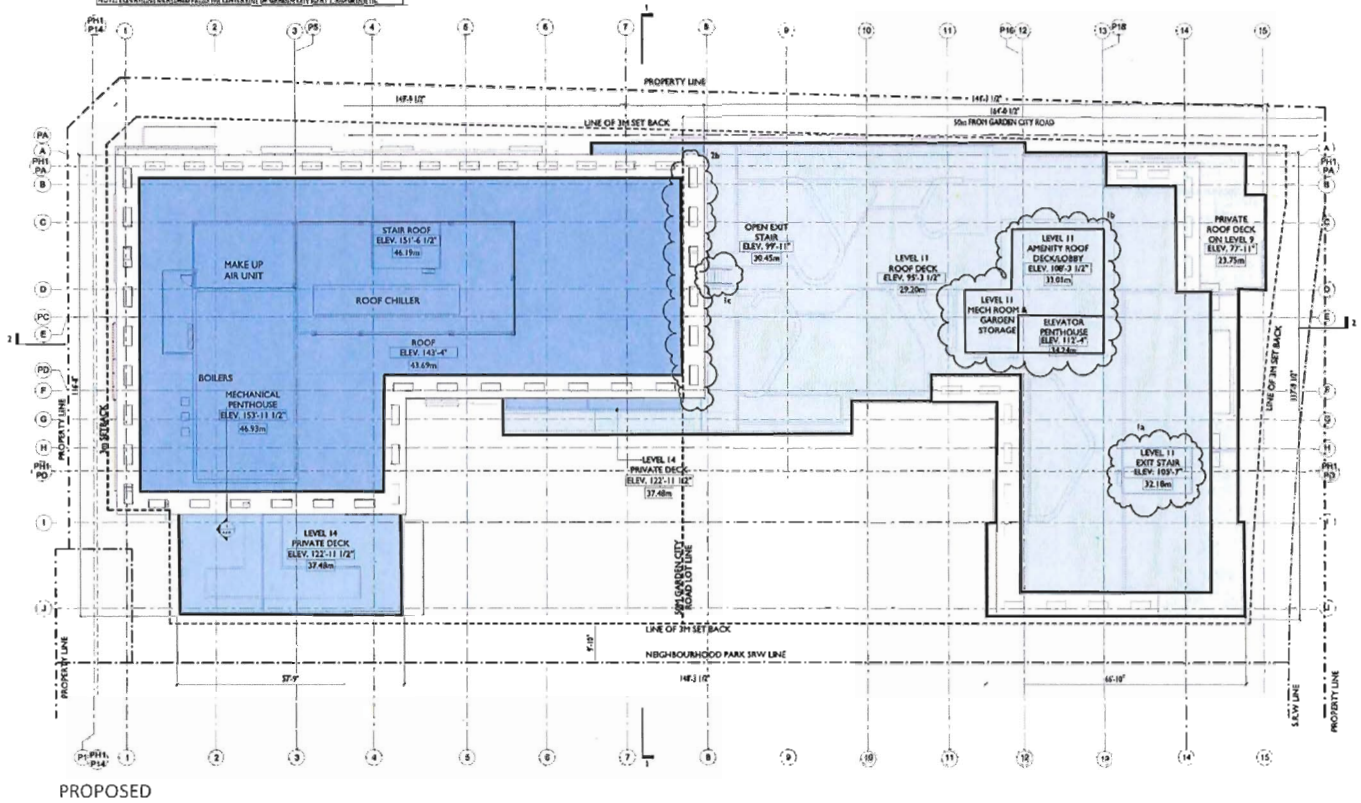


PROPOSED



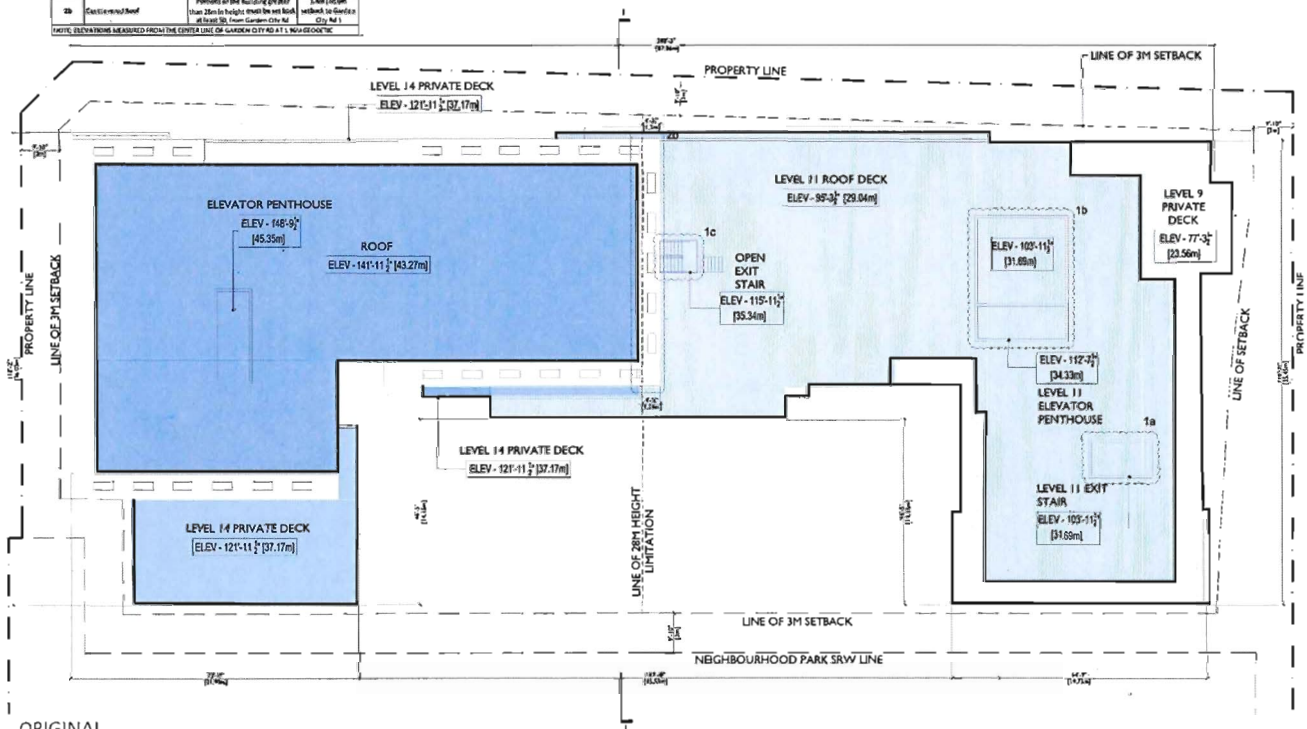
ORIGINAL

NOTE: ELEVATIONS MEASURED FROM THE CENTER LINE OF WARDEN CITY ROAD 1/4 MILE NORTH



PROPOSED

NOTE: ELEVATIONS MEASURED FROM THE CENTER LINE OF GARDEN CITY RD AT 1 NVA GEODETIC



ORIGINAL



PERSPECTIVE VIEW - SOUTH ELEVATION FROM SE CORNER OF PUBLIC PARK



PERSPECTIVE VIEW - POOL PATIO EYEBROW & COLUMNS



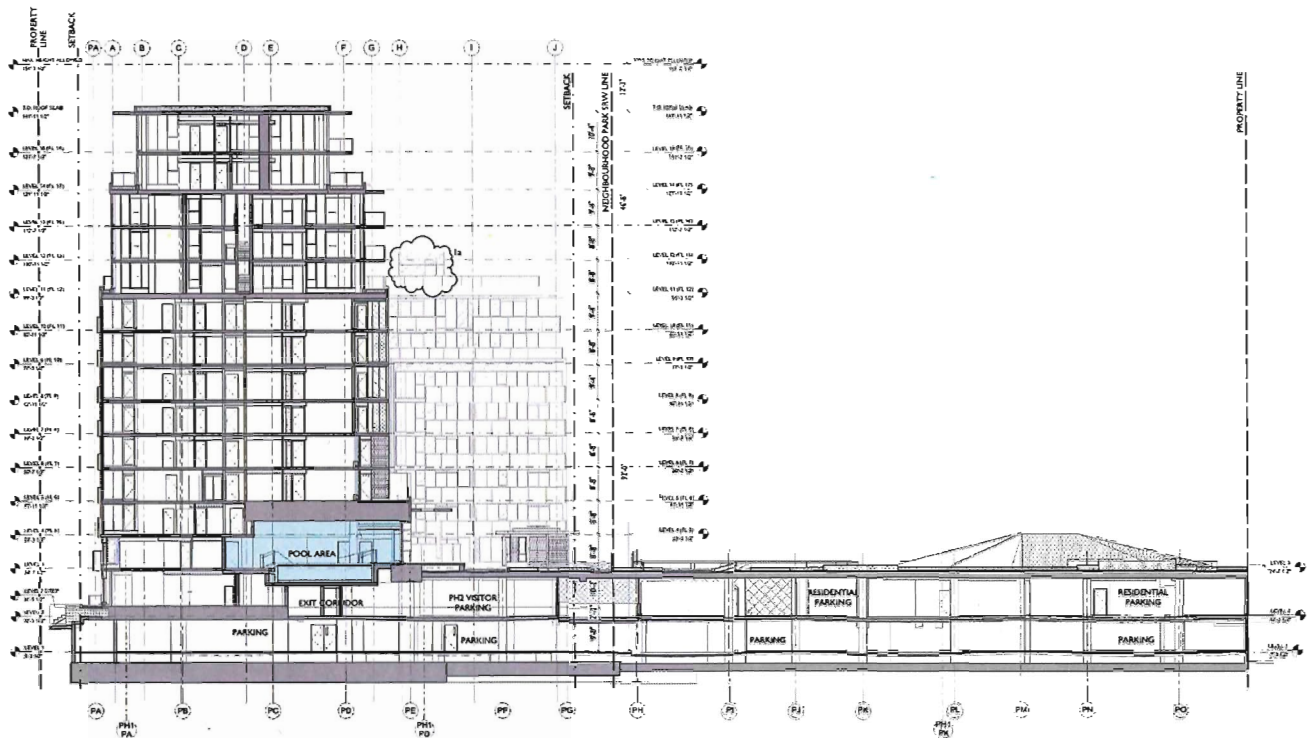
PERSPECTIVE VIEW - LANDSCAPE PAVILION FROM BALLROOM PATIO



PROPOSED

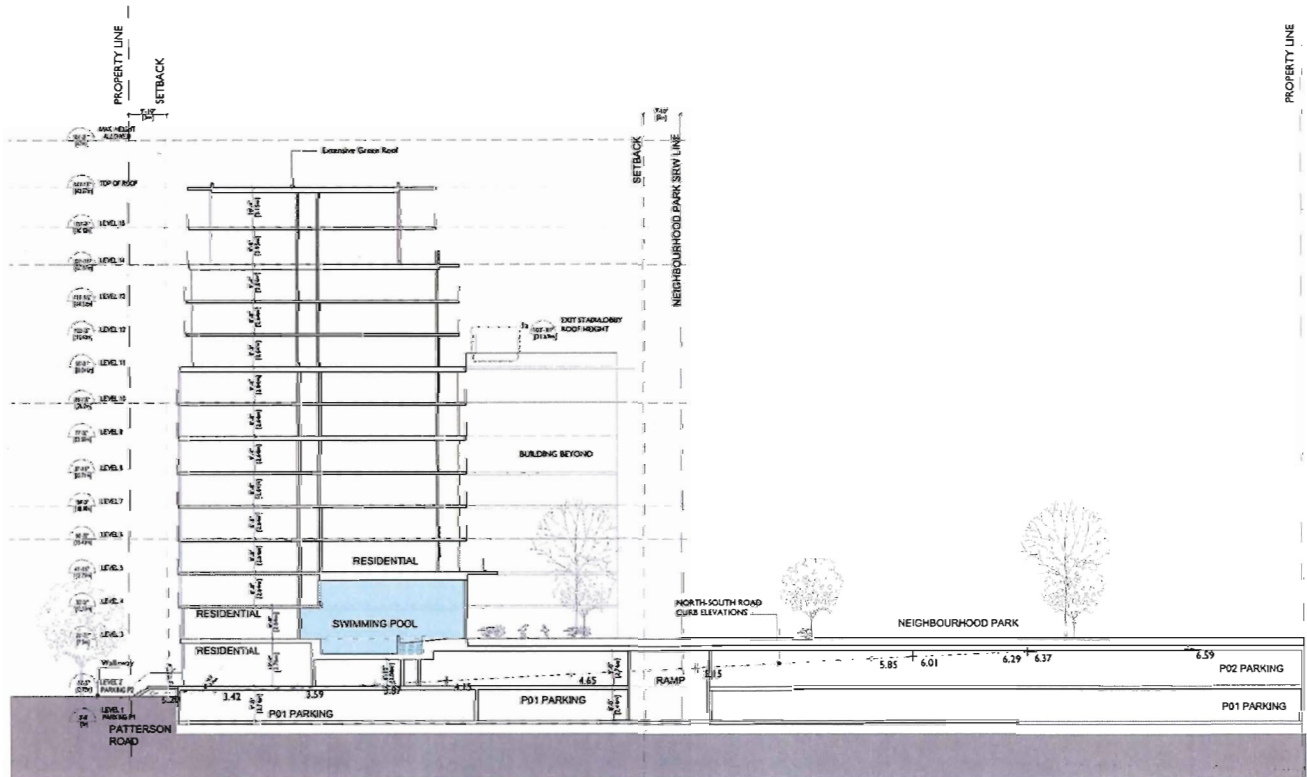


ORIGINAL



PROPOSED

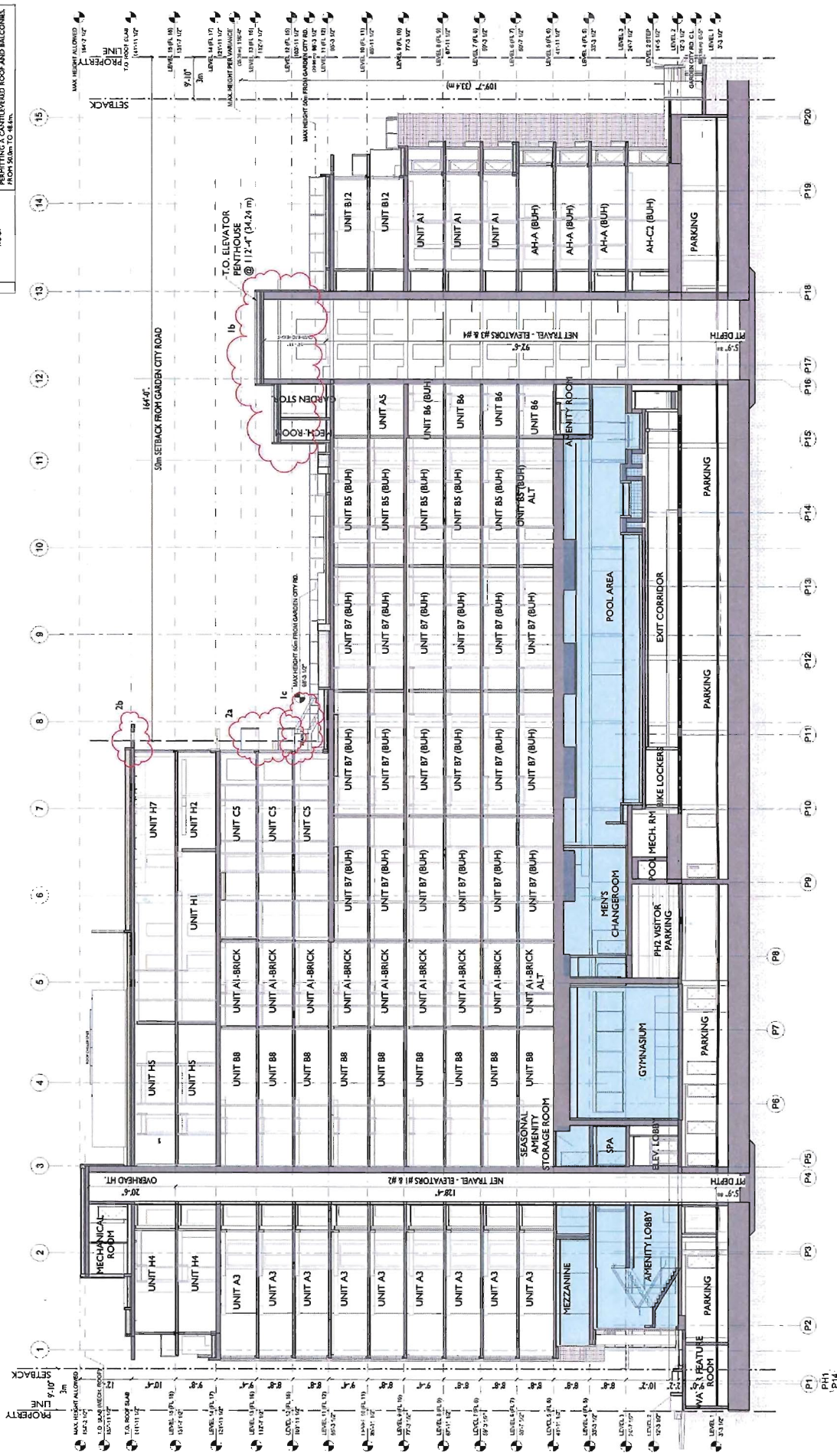
Item	Description	By-Law	Variance
1a	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1b	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1c	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1d	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1e	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1f	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1g	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1h	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1i	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1j	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1k	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1l	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1m	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1n	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1o	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1p	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1q	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1r	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1s	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1t	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1u	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1v	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1w	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1x	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1y	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height
1z	Maximum height of 15	max. 20 storeys height	15 storeys, 22 storeys height



ORIGINAL

ZONING BYLAW VARIANCES

1a	EXIT STAIR @ LEVEL 11	INCREASE THE MAXIMUM ALLOWABLE BUILDING HEIGHT FOR PORTIONS OF THE BUILDING LOCATED LESS THAN 50m FROM A LOT LINE ADJUTING ADJACENT PROPERTY TO 11.1m TO ACCOMMODATE PRIMITING ENCLOSED STAIR SHAFT, AN ELEVATOR SHAFT AND AN INDOOR RESIDENTIAL APARTMENT SPACE FROM 20m TO 24m.
1b	ELEVATOR & INDOOR APARTMENT SPACE @ LEVEL 11	INCREASE THE MAXIMUM ALLOWABLE BUILDING HEIGHT FOR PORTIONS OF THE BUILDING LOCATED LESS THAN 50m FROM A LOT LINE ADJUTING ADJACENT PROPERTY TO 11.1m TO ACCOMMODATE PRIMITING ENCLOSED STAIR SHAFT, AN ELEVATOR SHAFT AND AN INDOOR RESIDENTIAL APARTMENT SPACE FROM 20m TO 24m.
1c	UNENCLOSED EXIT STAIR @ LEVEL 11	INCREASE THE MAXIMUM ALLOWABLE BUILDING HEIGHT FOR PORTIONS OF THE BUILDING LOCATED LESS THAN 50m FROM A LOT LINE ADJUTING ADJACENT PROPERTY TO 11.1m TO ACCOMMODATE PRIMITING ENCLOSED STAIR SHAFT, AN ELEVATOR SHAFT AND AN INDOOR RESIDENTIAL APARTMENT SPACE FROM 20m TO 24m.
2a	BALCONIES @ LEVEL 11 & 12	REDUCE THE PRIMITING ALLOWABLE SETBACK FROM A LOT LINE TO 10m TO ACCOMMODATE PRIMITING ENCLOSED STAIR SHAFT, AN ELEVATOR SHAFT AND AN INDOOR RESIDENTIAL APARTMENT SPACE FROM 20m TO 24m.
2b	CANTILEVERED ROOF	REDUCE THE PRIMITING ALLOWABLE SETBACK FROM A LOT LINE TO 10m TO ACCOMMODATE PRIMITING ENCLOSED STAIR SHAFT, AN ELEVATOR SHAFT AND AN INDOOR RESIDENTIAL APARTMENT SPACE FROM 20m TO 24m.





PROPOSED

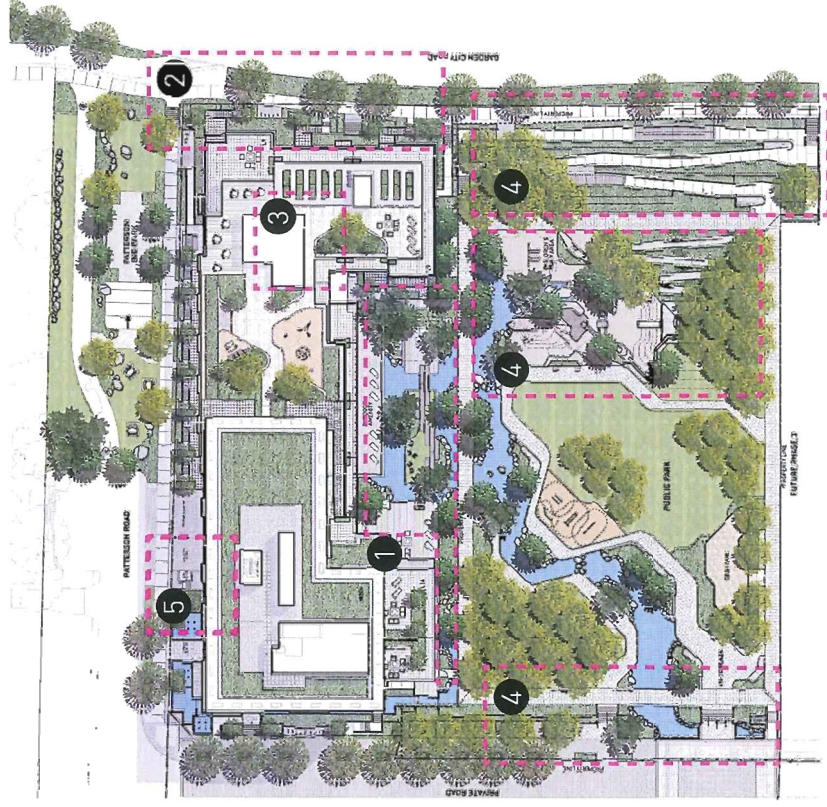


ORIGINAL

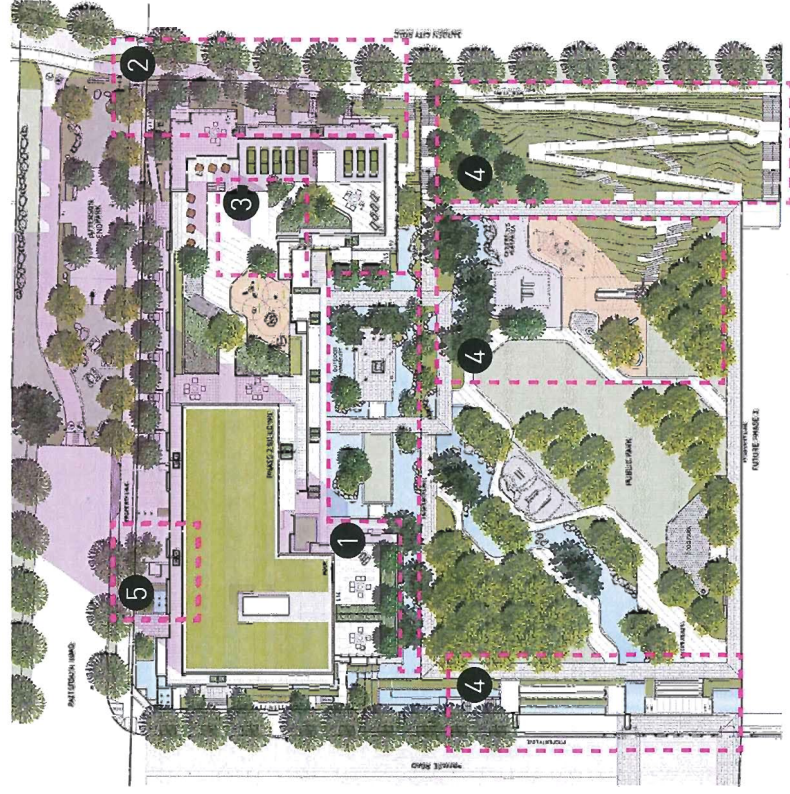


GENERAL SCOPE OF PROPOSED LANDSCAPE CHANGES TO THE APPROVED DEVELOPMENT PERMIT

1. LEVEL 3 PRIVATE OUTDOOR AMENITY AREA
2. GARDEN CITY ROAD STREETSCAPE
3. LEVEL 11 PRIVATE OUTDOOR AMENITY AREA
4. NEIGHBOURHOOD PARK
5. ABOVE GROUND UTILITY AREA



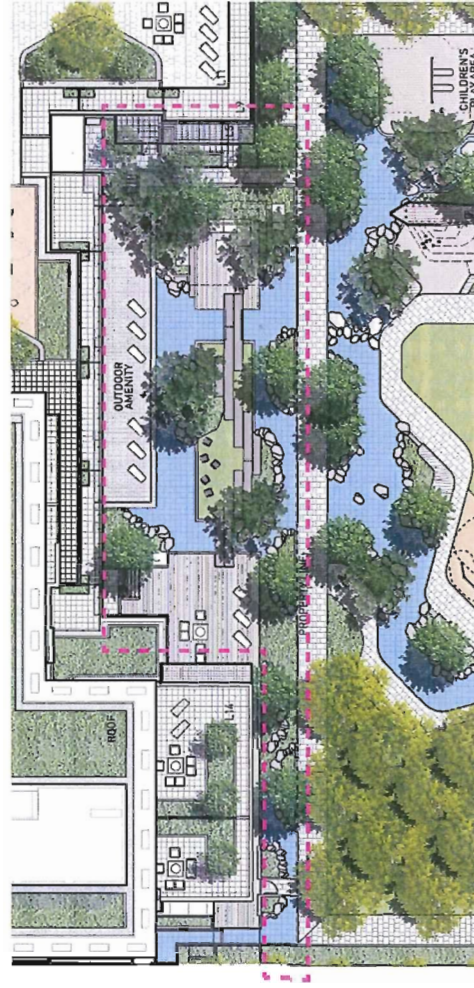
PROPOSED AMENDMENT



APPROVED DP



LEVEL 3 PRIVATE OUTDOOR AMENITY AREA APPROVED DP



LEVEL 3 PRIVATE OUTDOOR AMENITY AREA PROPOSED AMENDMENT



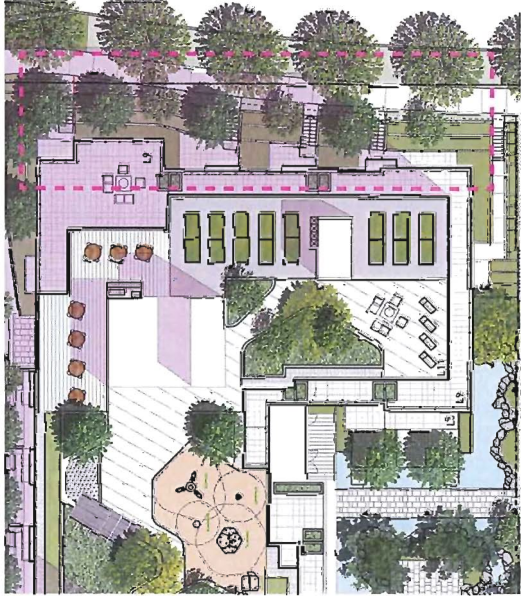
PROPOSED AMENDMENT - VIEW FROM PARK



PROPOSED AMENDMENT - VIEW FROM AMENITY LAWN



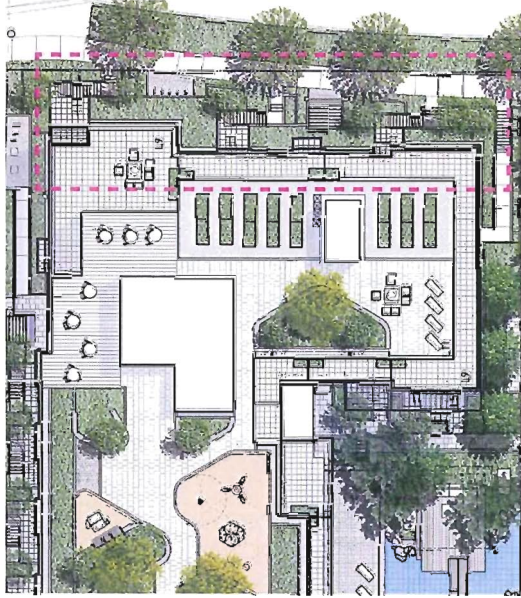
PROPOSED AMENDMENT - VIEW FROM POOL DECK



GARDEN CITY ROAD STREETSCAPE APPROVED DP



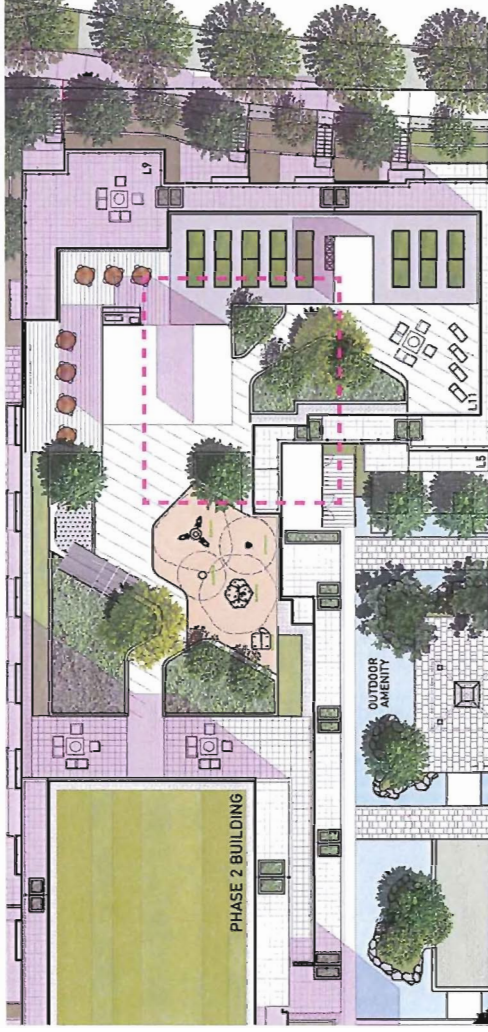
APPROVED DP - VIEW FROM SIDEWALK



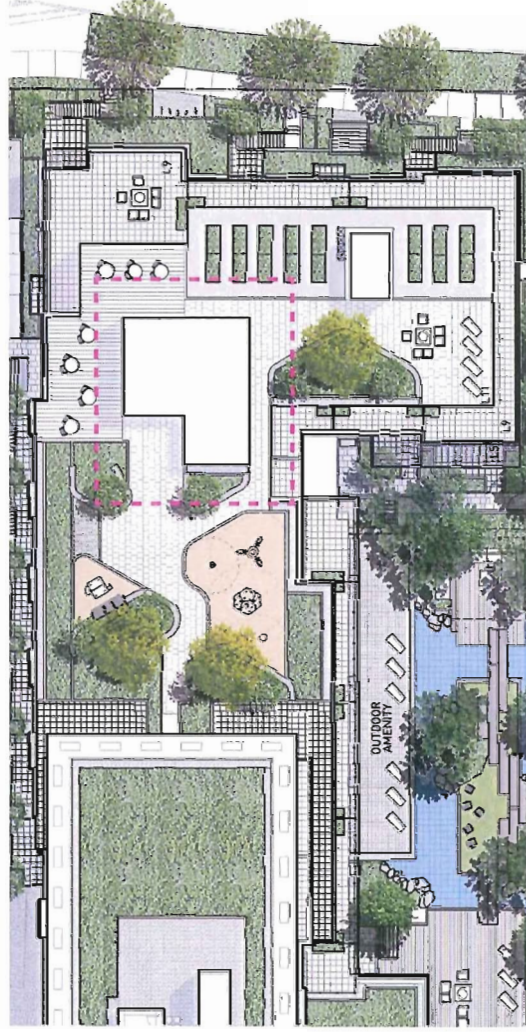
GARDEN CITY ROAD STREETSCAPE PROPOSED AMENDMENT



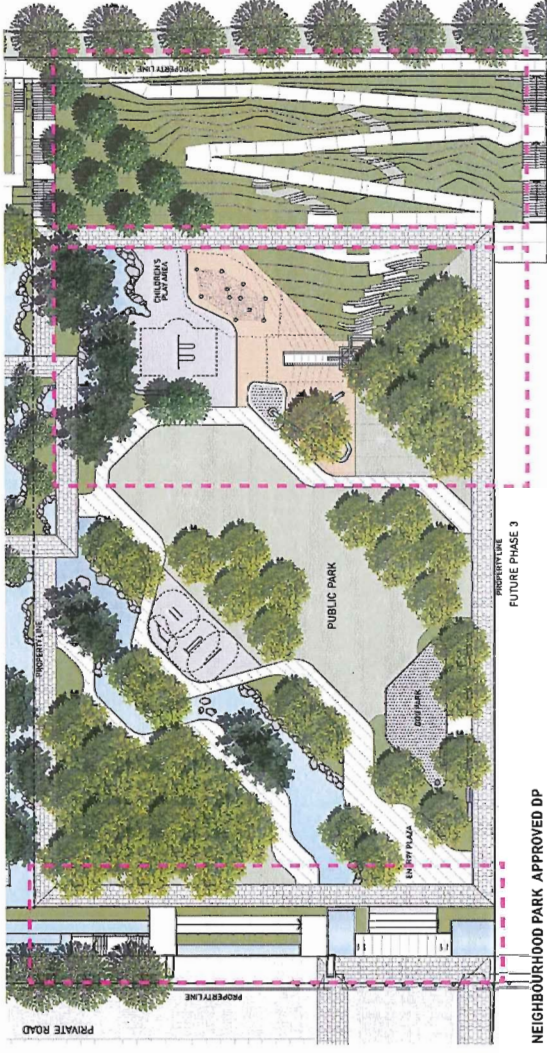
PROPOSED AMENDMENT - VIEW FROM SIDEWALK



LEVEL 11 PRIVATE OUTDOOR AMENITY AREA APPROVED DP



LEVEL 11 PRIVATE OUTDOOR AMENITY AREA PROPOSED AMENDMENT





APPROVED DP- VIEW FROM PARK ENTRY



APPROVED DP- VIEW FROM PARK ENTRY



PROPOSED AMENDMENT - VIEW FROM PARK ENTRY



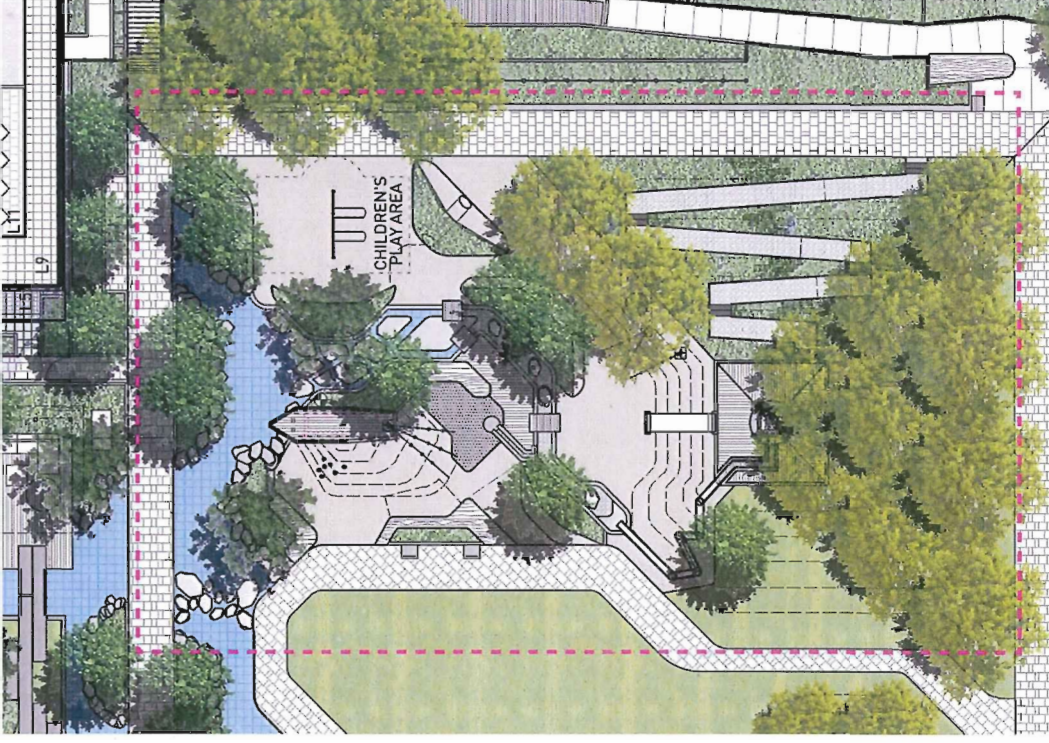
PROPOSED AMENDMENT - VIEW FROM GARDEN CITY TERRACE



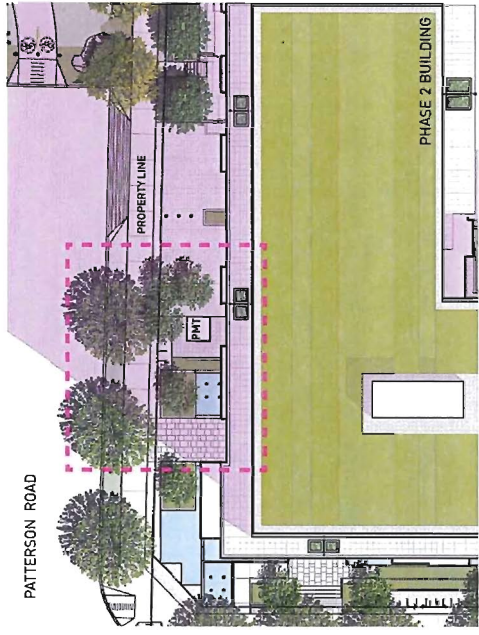
PROPOSED AMENDMENT - CHILDREN'S PLAY AREA



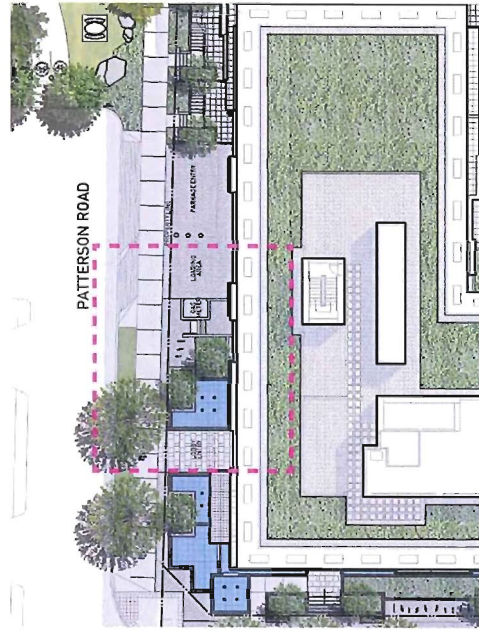
PROPOSED AMENDMENT - CHILDREN'S PLAY AREA



NEIGHBOURHOOD PARK PROPOSED AMENDMENT



ABOVE GRADE UTILITIES AREA APPROVED DP



ABOVE GRADE UTILITIES AREA PROPOSED AMENDMENT



PROPOSED AMENDMENT - VIEW FROM PATTERSON ROAD

