

APPENDIX E

PDO-1 Waters Urban Village Amendment Summary

#	Amendment Type	Proposed PDO-1 Policy (by the Applicant)	Recommended Proposed Amendment (by the Public Service)
1	Text Amendment CCDS 2.0 Policy Alignment	<u>AREA 1 (LOWER DENSITY RESIDENTIAL) PDO-1 WATERS URBAN VILLAGE AREA 1</u> 4b. Additional Setbacks i. Any principal residential building must be setback as follows: 1. A minimum of 328 feet from the south boundary of the PDO-1 Area, as shown on Map 1. 2. A minimum of 328 feet from the west boundary of the PDO-1 Area, as shown on Map 1, measured from the southwest corner of the site to a point approximately 1,312 feet to the north.	<u>AREA 1 (LOWER DENSITY RESIDENTIAL) PDO-1 WATERS URBAN VILLAGE AREA 1</u> 4b. Additional Setbacks i. Any principal residential building must be setback as follows: 1. A minimum of 492 feet (150 metres) from the south boundary of the PDO-1 Area, as shown on Map 1. 2. A minimum of 492 feet (150 metres) from the west boundary of the PDO-1 Area, as shown on Map 1, measured from the southwest corner of the site to a point approximately 1,312 feet to the north.
2	Text Amendment CCDS 2.0 Policy Alignment	<u>AREA 2 (MEDIUM DENSITY RESIDENTIAL), PDO-1 WATERS URBAN VILLAGE AREA 2</u> 4b. Additional Setbacks i. Any principal residential building must be setback as follows: 1. A minimum of 328 feet from the south boundary of the PDO-1 Area, as shown on Map 1.	<u>AREA 2 (MEDIUM DENSITY RESIDENTIAL), PDO-1 WATERS URBAN VILLAGE AREA 2</u> 4b. Additional Setbacks i. Any principal residential building must be setback as follows: 1. A minimum of 492 feet (150 metres) from the south boundary of the PDO-1 Area, as shown on Map 1.

		2. A minimum of 328 feet from the west boundary of the PDO-1 Area, as shown on Map 1, measured from the southwest corner of the site to a point approximately 1,312 feet to the north.	2. A minimum of 492 feet (150 metres) from the west boundary of the PDO-1 Area, as shown on Map 1, measured from the southwest corner of the site to a point approximately 1,312 feet to the north.
3	Text Amendment Clarity on location of permitted use	<u>AREA 3 (TOWN CENTRE) PDO-1 WATERS URBAN VILLAGE AREA 3</u> 4b. The following uses are only permitted on properties with frontage onto Dugald Road and/or west of the future Suffield Street road extension: i. Drive-in or drive-through (both accessory and principal use).	<u>AREA 3 (TOWN CENTRE) PDO-1 WATERS URBAN VILLAGE AREA 3</u> 4b. The following uses are only permitted on properties with frontage onto Dugald Road and/or the property immediately west of the Suffield Street/De Baets Street intersection: i. Drive-in or drive-through (both accessory and principal use).
4	New Section Added CCDS 2.0 Policy Alignment	<u>AREA 3 (TOWN CENTRE) PDO-1 WATERS URBAN VILLAGE AREA 3</u>	<u>AREA 3 (TOWN CENTRE) PDO-1 WATERS URBAN VILLAGE AREA 3</u> 4c. Regardless of whether a use is allowed as permitted, conditional, accessory, or temporary use, the following additional standards must be met in respect of the use identified: i. Retail Sales 1. Each retail sales use is limited to a maximum of 90,000 square feet of gross floor area. ii. Supermarket 1. Each supermarket use is limited to a maximum of 90,000 square feet of gross floor area.

5	Section Deleted in its Entirety CCDS 2.0 Policy Alignment	<u>AREA 4 (PRODUCTIVE LANDS) PDO-1 WATERS URBAN VILLAGE AREA 4</u> 4. Regardless of whether a use is allowed as a permitted or conditional use, the following additional standards must be met in respect of the use identified: a. Retail Sales i. Each retail sales use is limited to a maximum of 60,000 square feet of gross floor area. b. Supermarket i. A supermarket is limited to a maximum of 60,000 square feet of gross floor area.	<u>AREA 4 (PRODUCTIVE LANDS) PDO-1 WATERS URBAN VILLAGE AREA 4</u> ~~4. Regardless of whether a use is allowed as a permitted or conditional use, the following additional standards must be met in respect of the use identified:~~ ~~a. Retail Sales~~ ~~ii. Each retail sales use is limited to a maximum of 60,000 square feet of gross floor area.~~ ~~b. Supermarket~~ ~~iii. A supermarket is limited to a maximum of 60,000 square feet of gross floor area.~~
6	Section Deleted in its Entirety and Replaced	<u>AREA 4 (PRODUCTIVE LANDS) PDO-1 WATERS URBAN VILLAGE AREA 4</u> 6. There is no site plan approval requirement for development in PDO-1 Waters Urban Village Area 4.	<u>AREA 4 (PRODUCTIVE LANDS) PDO-1 WATERS URBAN VILLAGE AREA 4</u> 6. All development, redevelopment, expansion and exterior alteration in the PDO-1 Waters Urban Village Area 4 that is visible from public rights-of-way, the Owner must submit plans showing the location and design of any and all proposed: a. location of buildings b. accessory parking areas; c. private approaches; d. garbage enclosures; e. fencing; f. landscaping; and g. free-standing signage on the Owner's Land ("Works") to the City for approval by the Director of Planning, Property and Development (the "Director") and the East Kildonan-Transcona Community Committee prior to the issuance of any development or building permit, and thereafter must construct the Works in substantial conformance with the approved plans and maintain the Works to the satisfaction of the Director.

7	New Section Added CCDS 2.0 Policy Alignment	<u>AREA 4 (PRODUCTIVE LANDS) PDO-1 WATERS URBAN VILLAGE AREA 4</u>	<u>AREA 4 (PRODUCTIVE LANDS) PDO-1 WATERS URBAN VILLAGE AREA 4</u> 7. Accessory Use Regulations a. Notwithstanding other provisions of this By-law, in PDO-1 Waters Urban Village Area 4, the following shall only be accessory uses: i. Supermarket. ii. Retail sales. iii. Personal services.
---	--	---	--