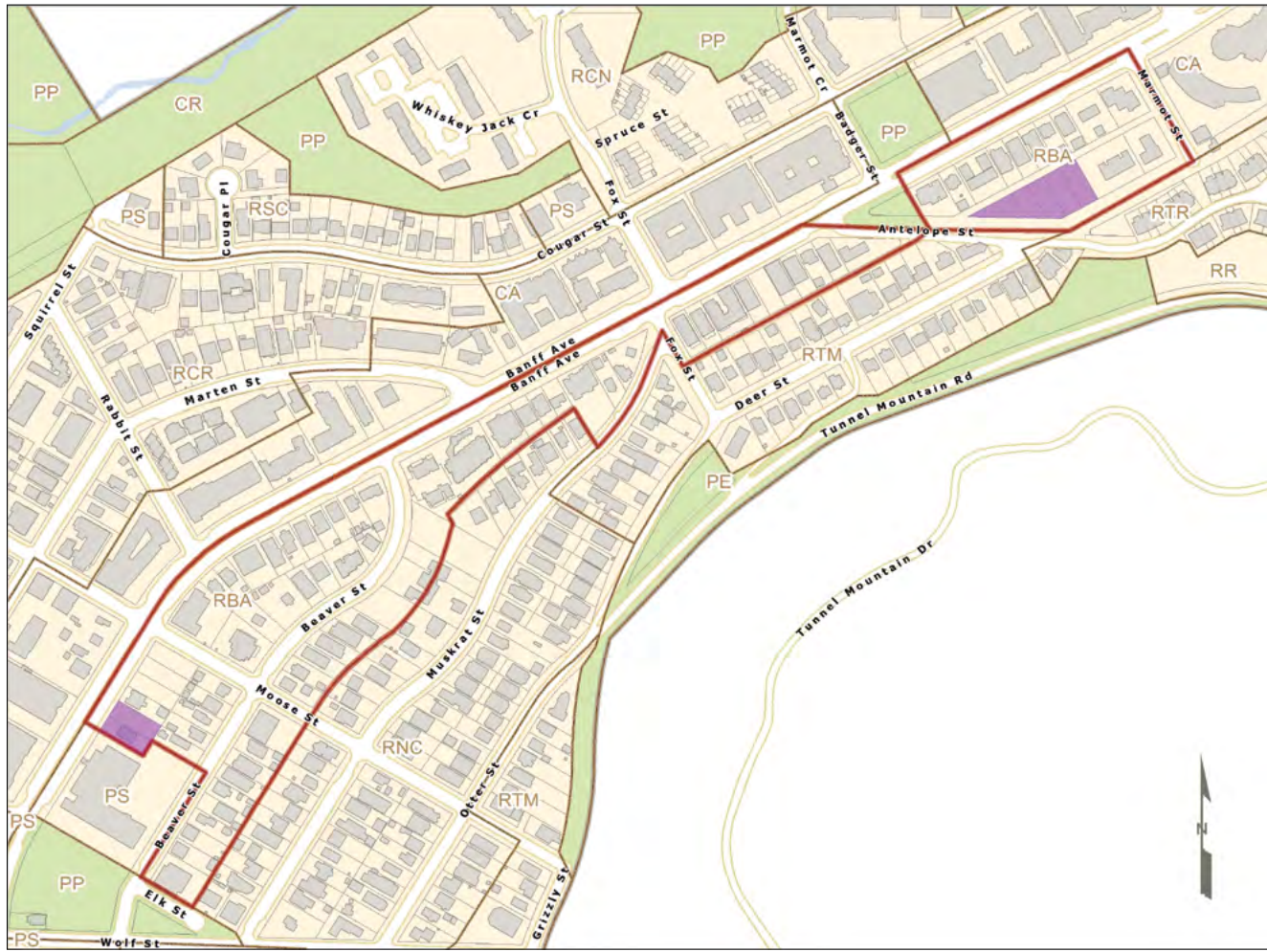


A place to call home



Banff Avenue District

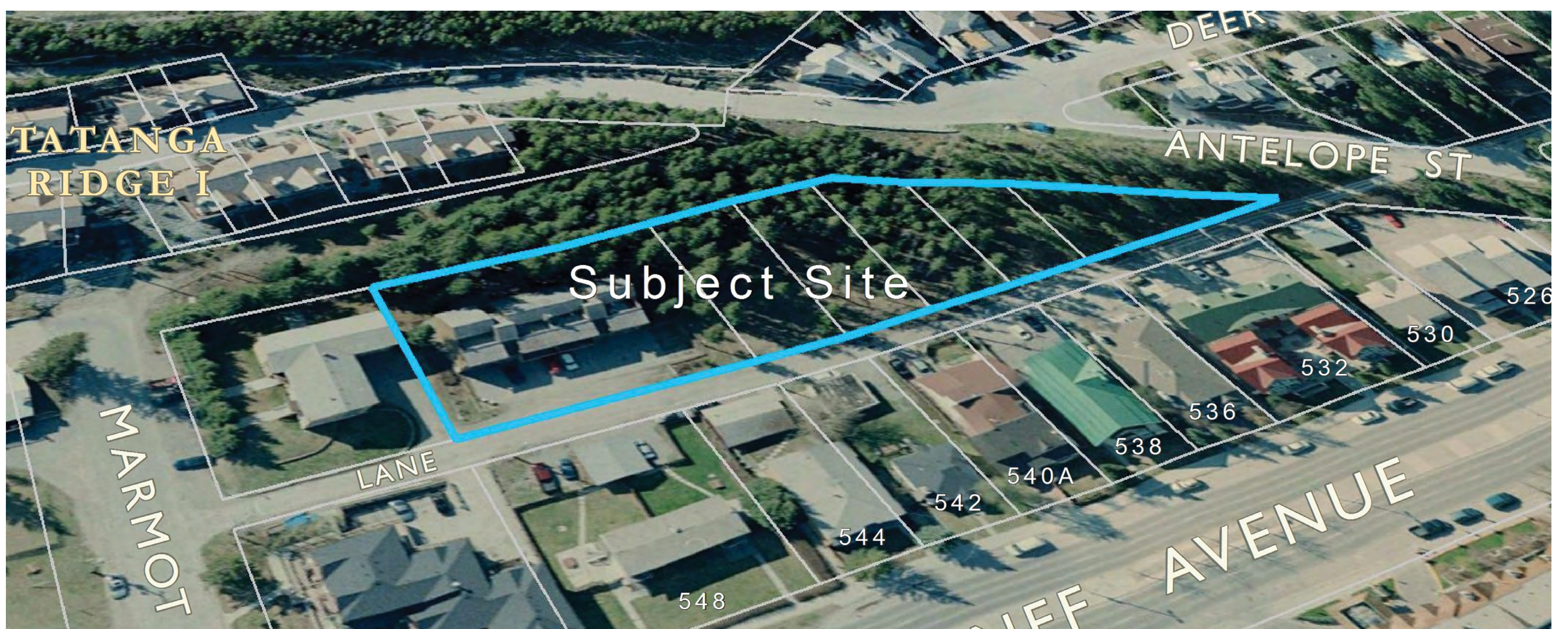


This district flanks the major entry to Banff across from the visitor accommodation strip. The purpose is to provide for apartment housing compatible with the commercial accommodation developments and the lower density residential area to the east. Permitted uses

are apartments and fourplex housing. Discretionary uses include stacked row housing, row housing, duplexes, bed and breakfast homes, group homes, single family and accessory dwellings. Type I home occupations are also permitted.

Development Regulations:

- Max FAR 1.10 for row, stacked row and apartments. This may be increased to 1.30 proportional to the amount of parking provided below grade. Floor Area Ratio is the ratio of a building's total floor area to the size of the piece of land upon which it is built.
- Max site coverage is up to 55% for stacked or row housing or up to 60% for apartments based on certain conditions (proportional to parking provided below grade).
Max height – 3 storeys (11.5m).
- Onsite parking is required in accordance with the Land Use Bylaw and Policy C122. The amount of parking is dependent upon the number and type of dwelling units.



The Land Use Bylaw also regulates building setbacks, architectural design, number of bedrooms per dwelling and landscaping. Environmental design standards may also apply.

For more information on the development and design regulations for these land use districts, visit Section 12.11.0 on banff.ca/landusebylaw.

visit banff.ca/housing