



MINUTES

CALGARY PLANNING COMMISSION

**March 7, 2019, 1:00 PM
IN THE COUNCIL CHAMBER**

PRESENT: Director M. Tita, Chair
Director R. Vanderputten, Vice-Chair
Councillor G. Chahal
Councillor E. Woolley
Commissioner M. Foht
Commissioner A. Palmiere
Commissioner K. Schmalz
Commissioner J. Scott

ALSO PRESENT: Acting Principal Planner J. Silot
Acting CPC Secretary G. Chaudhary
Legislative Assistant J. Dubetz

1. CALL TO ORDER

Director Tita called the meeting to order at 1:03 p.m.

2. OPENING REMARKS

Director Tita provided opening remarks at today's Meeting and introduced a group of grade three and four students from Elbow Park School in Ward 11, along with their teacher.

3. CONFIRMATION OF AGENDA

Moved by Director Vanderputten

That the Agenda for today's Meeting be amended by:

- Withdrawing Item 7.2.4 Policy Amendment and Land Use Amendment in Crescent Heights (Ward 7) at 1109 Edmonton Trail NE, LOC2018-0223, CPC2019-0203 from today's Agenda; and
- Adding Item 8.1 Land use Amendment in Haysboro (Ward 11) at multiple addresses, LOC2018-0229, CPC20190-329 as Urgent Business.

MOTION CARRIED

Moved by Commissioner Palmiere

That the Agenda for the 2019 March 07 Regular Meeting of the Calgary Planning Commission be confirmed, **as amended**.

MOTION CARRIED

4. CONFIRMATION OF MINUTES

- 4.1 Minutes of the Regular Meeting of the Calgary Planning Commission, 2019 February 21

Moved by Commissioner Schmalz

That the Minutes of the Regular Meeting of the Calgary Planning Commission, held 2019 February 21, be confirmed.

MOTION CARRIED

5. CONSENT AGENDA

- 5.1 Land Use Amendment in Ogden (Ward 9) at 6404 - 18A Street SE, LOC2018-0224, CPC2019-0296

Moved by Commissioner Foht

That with respect to Report CPC2019-0296, the following be approved:

That the Calgary Planning Commission recommend that Council hold a Public Hearing; and

1. ADOPT, by bylaw, the proposed redesignation of 0.07 hectares ± (0.16 acres ±) located at 6404 – 18A Street SE (Plan 2515AM, Block 3, Lots 27 and 28) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District; and
2. Give three readings to the proposed bylaw.

MOTION CARRIED

6. POSTPONED REPORTS

None

7. ITEMS FROM OFFICER, ADMINISTRATION AND COMMITTEES

7.1 DEVELOPMENT ITEMS

None

7.2 PLANNING ITEMS

- 7.2.1 Policy Amendment and Land Use Amendment in Bankview (Ward 8) at 2140 - 16 Street SW, LOC2018-0110, CPC2019-0125

A Revised Attachment 2, was distributed with respect to Report CPC2019-0125.

A clerical correction was noted in Attachment 3 , paragraph 1(a) of Report CPC2019-0125 by replacing the term "Medium Low Density Redevelopment" with "Medium Low Density".

Moved by Commissioner Palmiere

That with respect to Report CPC2019-0125, the following be approved:

That the Calgary Planning Commission recommend that Council hold a Public Hearing; and

1. ADOPT, by bylaw, the proposed amendment to Bankview Area Redevelopment Plan (**Corrected Attachment 3**);
2. Give three readings to the proposed bylaw;
3. ADOPT, by bylaw the proposed redesignation of 0.05 hectares \pm (0.12 acres \pm) located at 2140 – 16 Street SW (Plan 261L, Block 11, Lots 22 and 23) from Residential - Contextual One / Two Dwelling (R-C2) District to Multi-Residential – Contextual Grade Orientated (M-CG) District; and
4. Give three readings to the proposed bylaw.

MOTION CARRIED

7.2.2 Land Use Amendment in Sunnyside (Ward 7) at 932, 934 and 936 – 3 Avenue NW, LOC2018-0251, CPC2019-0292

Commissioner Palmiere declared a conflict of interest and abstained from discussion and voting with respect to Report CPC2019-0292.

Commissioner Palmiere left the Council Chamber at 1:12 p.m. and returned at 1:29 p.m. after the vote was declared.

Page 2 of the Hillhurst Sunnyside Community Association letter, Attachment 3, was distributed with respect to Report CPC2019-0292.

Speaker Brian Horton addressed Commission with respect to Report CPC2019-0292.

Moved by Councillor Chahal

That the Proposed D.C. Guidelines contained in Attachment 2 of Report CPC2019-0292 be amended on Page 2, Purpose Section 1(a) by replacing the words "In compliance with" to "taking into account".

MOTION CARRIED

Moved by Commissioner Schmalz

That with respect to Report CPC2019-0292, the following be approved **as amended**:

That the Calgary Planning Commission recommend that Council hold a Public Hearing; and

1. ADOPT, by bylaw, the proposed redesignation of 0.08 hectares \pm (0.18 acres \pm) located at 932, 934 and 936 – 3 Avenue NW (Plan 2448O, Block 8, Lots 28 to 30) from Multi-Residential – Contextual Grade-Oriented (M-CGd72) District to DC Direct Control District to

- accommodate multi-residential development with density bonus, with guidelines (Attachment 2 **as amended**); and
2. Give three readings to the proposed bylaw.

MOTION CARRIED

- 7.2.3 Land Use Amendment in Greenview Industrial Park (Ward 4) at 715 – 41 Avenue NE, LOC2018-0278, CPC2019-0242

Moved by Commissioner Scott

That with respect to Report CPC2019-0242, the following be approved:

That the Calgary Planning Commission recommend that Council hold a Public Hearing; and

1. ADOPT, by bylaw, the proposed redesignation of 2.02 hectares ± (4.99 acres ±) located at 715 – 41 Avenue NE (Plan 8740HR, Block Q, Lot 2) from Industrial – General (I-G) District to DC Direct Control District to accommodate the additional use of Vehicle Sales – Major, with guidelines (Attachment 3); and
2. Give three readings to the proposed bylaw.

MOTION CARRIED

- 7.2.4 Policy Amendment and Land Use Amendment in Crescent Heights (Ward 7) at 1109 Edmonton Trail NE, LOC2018-0223, CPC2019-0203

This Item was withdrawn at Confirmation of the Agenda.

- 7.2.5 Land Use Amendment in Albert Park/Radisson Heights (Ward 9) at 1305 and 1313 - 36 Street SE, LOC2018-0254, CPC2019-0259

A Revised Page 1 of Cover Report CPC2019-0259 was distributed.

Moved by Councillor Chahal

That with respect to Report CPC2019-0259, the following be approved:

That the Calgary Planning Commission recommend that Council hold a Public Hearing; and

1. ADOPT, by bylaw, the proposed redesignation of 0.14 hectares ± (0.34 acres ±) located at 1305 and 1313 - 36 Street SE (Plan 5498T; Block 5, Lots 23 to 27) from Residential – Contextual One / Two Dwelling (R-C2) District to Multi-Residential – Contextual Grade-Oriented (M-CGd58) District; and
2. Give three readings to the proposed Bylaw.

MOTION CARRIED

7.3 MISCELLANEOUS ITEMS

- 7.3.1 Enabling Urban Agriculture and Local Food Sales, CPC2019-0291

The following distributions were made:

- A Revised Page 4 of Report CPC2019-0291
- Comments authored by Commissioner Juan were distributed and read aloud by Commissioner Scott, in Commissioner Juan's absence.

Moved by Commissioner Scott

That with respect to Report CPC2019-0291, the following be approved:

That the Calgary Planning Commission:

Postpone Item 7.3.1, Corrected Report CPC2019-0291 to the 2019 March 21 Regular Meeting of the Calgary Planning Commission; and

Direct Administration to prepare and distribute Commission member comments as supplementary information for the 2019 March 21 agenda.

MOTION CARRIED

8. URGENT BUSINESS

- 8.1 Land Use Amendment in Haysboro (Ward 11) at multiple addresses, LOC2018-0229, CPC2019-0329

Report CPC2019-0329 titled "Land Use Amendment in Haysboro (Ward 11) at multiple addresses, LOC2018-0229" and attachment was distributed.

Moved by Councillor Woolley

That with respect to Report CPC2019-0329, the following be approved:

That Calgary Planning Commission:

1. Direct this report to the 2019 April 08 Combined Meeting of Council to the public hearing portion of the agenda; and
2. Recommends that Council hold a Public Hearing, and
 - a. **RESCIND** Bylaw 62D2019;
 - b. **ADOPT**, by bylaw, the proposed redesignation of 3.91 hectares \pm (9.66 acres \pm) located at 190 – 8835 Macleod Trail SW, 250 – 8835 Macleod Trail SW, 450 – 8835 Macleod Trail SW, 8710 Horton Road SW, 8740 Horton Road SW, 8850 Horton Road SW, 8855 Macleod Trail SW and 8880 Horton Road SW (Plan 0713615, Block 6; Plan 1010380, Block 753; Condominium Plan 0914953; Condominium Plan 0812824; Plan 0713615 Blocks 2, 3 and 5; Condominium Plan 1010380) from Commercial – Community 2 (C-C2) **to** Commercial – Community 2 f4.0h80 (C-C2f4.0h80) District; and
 - c. Give three readings to the proposed bylaw.

MOTION CARRIED

9. ADJOURNMENT

Moved by Councillor Chahal

That this Meeting adjourn at 2:26 p.m.

MOTION CARRIED

THE FOLLOWING ITEMS HAVE BEEN FORWARDED TO
THE 2019 April 08 COMBINED MEETING OF COUNCIL:

PLANNING MATTERS FOR PUBLIC HEARING:

- Land Use Amendment in Haysboro (Ward 11) at multiple addresses, LOC2018-0229, CPC2019-0329

THE FOLLOWING ITEMS HAVE BEEN FORWARDED TO
THE 2019 April 29 COMBINED MEETING OF COUNCIL:

PLANNING MATTERS FOR PUBLIC HEARING:

- Land Use Amendment in Ogden (Ward 9) at 6404 - 18A Street SE, LOC2018-0224, CPC2019-0296
- Policy Amendment and Land Use Amendment in Bankview (Ward 8) at 2140 - 16 Street SW, LOC2018-0110, CPC2019-0125
- Land Use Amendment in Sunnyside (Ward 7) at 932, 934 and 936 – 3 Avenue NW, LOC2018-0251, CPC2019-0292
- Land Use Amendment in Greenview Industrial Park (Ward 4) at 715 – 41 Avenue NE, LOC2018-0278, CPC2019-0242
- Land Use Amendment in Albert Park/Radisson Heights (Ward 9) at 1305 and 1313 - 36 Street SE, LOC2018-0254, CPC2019-0259

The next Regular Meeting of the Calgary Planning Commission is scheduled to be held on 2019 March 21.

CONFIRMED BY COMMISSION ON 2019 APRIL 04



CHAIR



ACTING CPC SECRETARY