

PROPOSED

ITEM #5.1.24
CPC2018-053
ATTACHMENT 1

BYLAW NUMBER 51D2018

BEING A BYLAW OF THE CITY OF CALGARY TO AMEND THE LAND USE BYLAW 1P2007 (LAND USE AMENDMENT LOC2017-0259) *****

WHEREAS it is desirable to amend the Land Use Bylaw Number 1P2007 to change the land use designation of certain lands within the City of Calgary;

AND WHEREAS Council has held a public hearing as required by Section 692 of the Municipal Government Act, R.S.A. 2000, c.M-26 as amended;

NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

1. The Land Use Bylaw, being Bylaw 1P2007 of the City of Calgary, is hereby amended by deleting that portion of the Land Use District Map shown as shaded on Schedule "A" to this Bylaw and substituting therefor that portion of the Land Use District Map shown as shaded on Schedule "B" to this Bylaw, including any land use designation, or specific land uses and development guidelines contained in the said Schedule "B".
2. This Bylaw comes into force on the date it is passed.

READ A FIRST TIME ON _____

READ A SECOND TIME ON _____

READ A THIRD TIME ON _____

MAYOR

SIGNED ON _____

CITY CLERK

SIGNED ON _____

**ITEM #5.1.24
AMENDMENT LOC2017-0259
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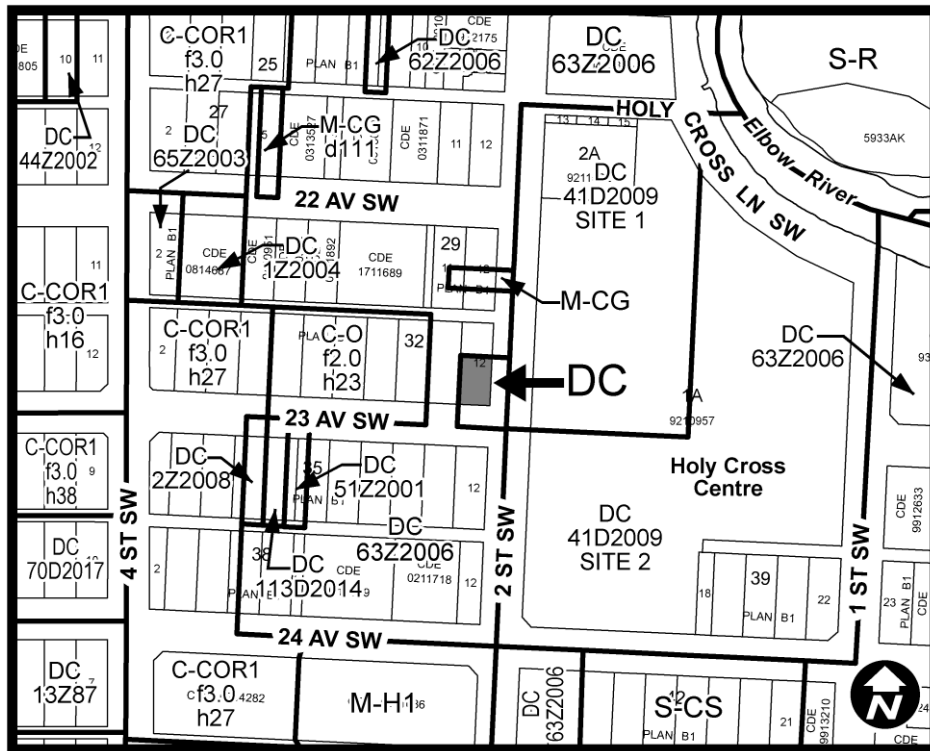
The map displays the Holy Cross Centre area, bounded by 4th Street West to the west, 1st Street West to the east, 22nd Avenue South to the north, and 24th Avenue South to the south. Key features include:

- Streets:** 4 ST SW, 22 AV SW, 23 AV SW, 24 AV SW, 2 ST SW, 1 ST SW, and Elbow River.
- Landmarks:** Holy Cross Centre, Elbow River, and various residential and commercial parcels.
- Parcels and Zoning:**
 - DC 63Z2006 (multiple locations)
 - C-COR1 f3.0 h27
 - M-CG d111
 - DC 41D2009 SITE 1 and SITE 2
 - DC 66Z86
 - DC 2Z2008
 - DC 51Z2001
 - DC 13D2014
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SCHEDULE B



DC DIRECT CONTROL DISTRICT

Purpose

1 This Direct Control District is intended to:

- (a) accommodate **Retail and Consumer Service** and **Office**, on the ground floor and maintain residential **uses** in the rest of the **building** existing at the time of passage of this Bylaw.

Compliance with Bylaw 1P2007

2 Unless otherwise specified, the rules and provisions of Parts 1, 2, 3 and 4 of Bylaw 1P2007 apply to this Direct Control District.

Reference to Bylaw 1P2007

3 Within this Direct Control District, a reference to a section of Bylaw 1P2007 is deemed to be a reference to the section as amended from time to time.

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Permitted Uses

- 4 The ***permitted uses*** of the Multi-Residential – Contextual Low Profile (M-C1) District of Bylaw 1P2007 are the ***permitted uses*** in this Direct Control District.

Discretionary Uses

- 5 The ***discretionary uses*** of the Multi-Residential – Contextual Low Profile (M-C1) District of Bylaw 1P2007 are the ***discretionary uses*** in this Direct Control District with the addition of:

- (a) **Retail and Consumer Service;** and
- (b) **Office.**

Bylaw 1P2007 District Rules

- 6 Unless otherwise specified, the rules of the Multi-Residential – Contextual Low Profile (M-C1) District of Bylaw 1P2007 apply in this Direct Control District.

Location of Uses

- 7 The following ***uses*** must only be located on the ground floor of a residential ***building*** existing as of the date of passage of this Direct Control District:

- (a) **Retail and Consumer Service;** and
- (b) **Office.**