

Calgary

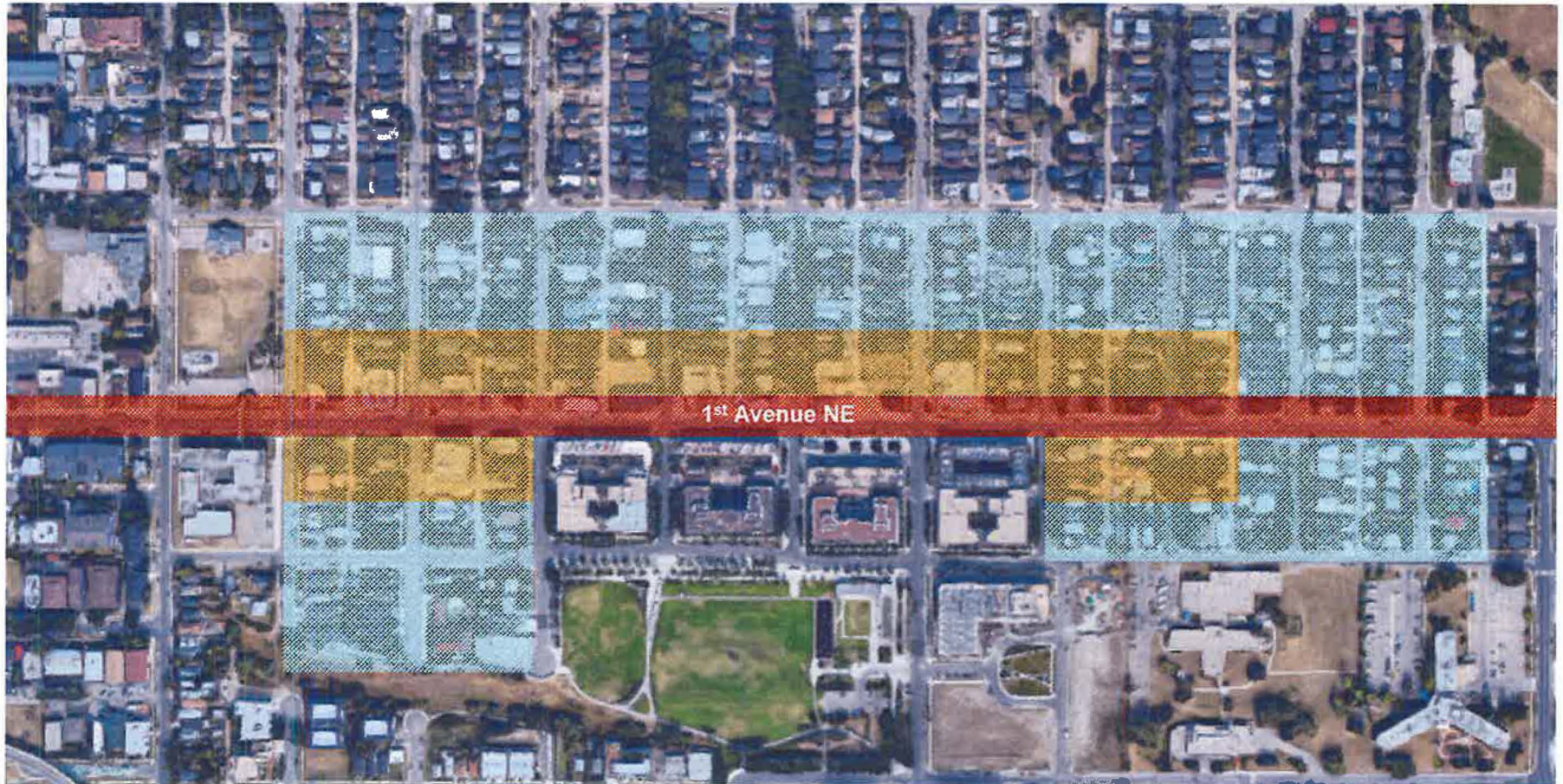


# Bridgeland Character Home Retention Incentive District: Two-Year Update

2019 December 4 - SPC on Planning and Urban Development  
PUD2019-1437



# LOC2016-0200 – Main Streets



1<sup>st</sup> Avenue NE Main Street



Mixed-Use Zoning



Transition Area to Low-Density Residential



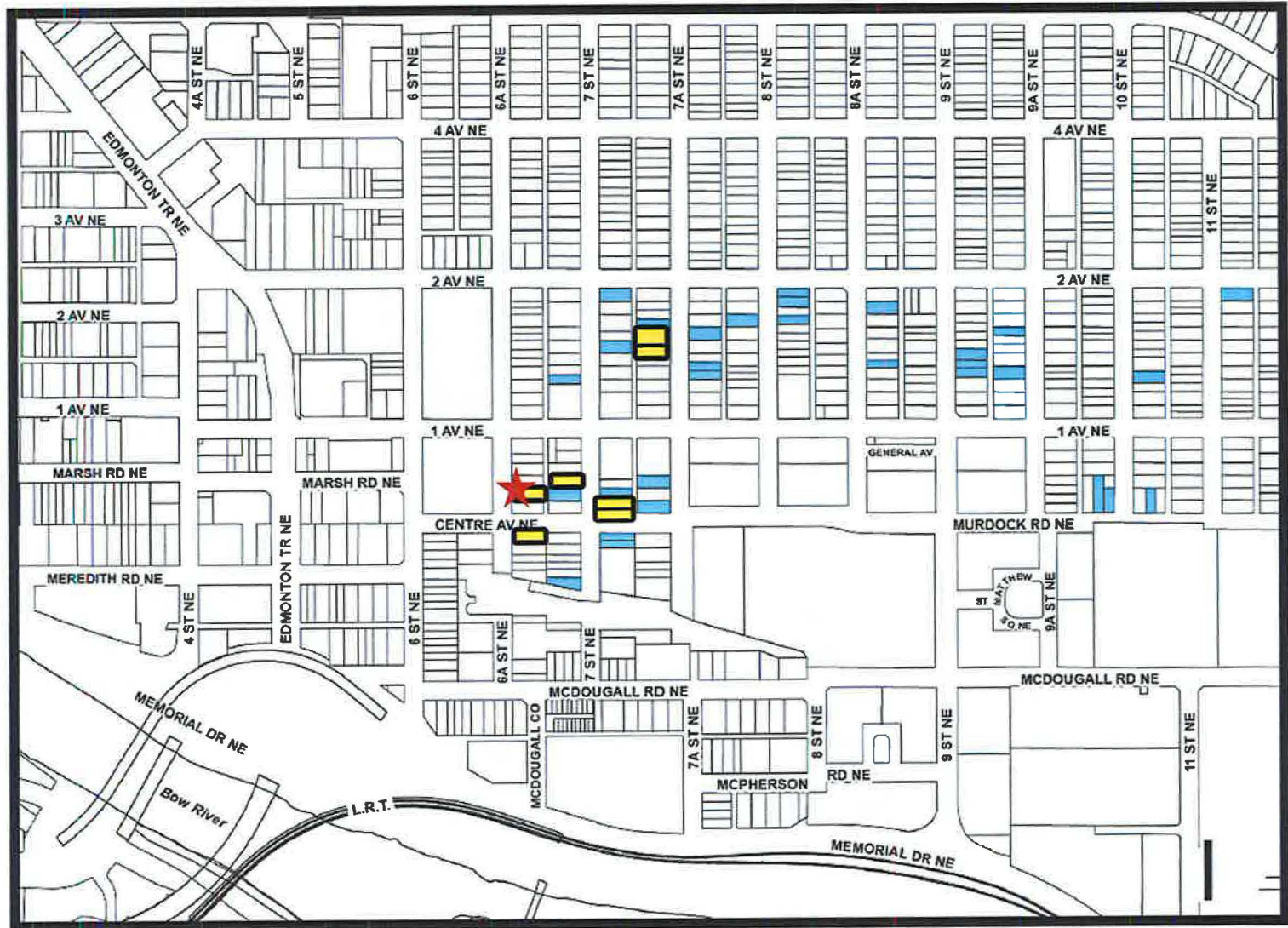
# Existing Heritage Context





# 'Character Home' Bylaw 273D2017

-  Character Homes
-  Inventory Properties
-  Designated Municipal Historic Resource



# Character Home Incentives



(XXX Street West – Vancouver, BC)

# Construction Realized

## Properties with a 'Character Home' (37 sites)

Single Detached	Semi-Detached (2 units)	Ground-Oriented Low Density Developments (3+ units)	Additions	Legal Basement Suites	Backyard Suites	Character Home Retention Developments	Applications Approved but Unrealized
-	-	-	1	-	2	-	-

## All Other Properties (172 sites as of this report)

Single Detached	Semi-Detached (2 units)	Ground-Oriented Low Density Developments (3+ units)	Additions	Legal Basement Suites	Backyard Suites	Applications Approved but Unrealized
4	3	-	1	2	3	Semi-Det. – 1 Ground-Oriented Low Density – 1

# Factors Impacting Development



1<sup>st</sup> Avenue NE Main Street



Bylaw 273D2017 district area  
*\*Approximate*

## Recommendation



### **ADMINISTRATION RECOMMENDATION:**

That the Standing Policy Committee on Planning and Urban Development and Council receive this report and presentation for the corporate record.