

BYLAW NUMBER 51P2017

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE HILLHURST/SUNNYSIDE AREA
REDEVELOPMENT PLAN BYLAW 19P87**

WHEREAS it is desirable to amend the Hillhurst/Sunnyside Area Redevelopment Plan Bylaw 19P87, as amended;

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. This Bylaw may be cited as the "Hillhurst/Sunnyside Area Redevelopment Plan Amendment Number 18 Bylaw."
2. The Hillhurst/Sunnyside Area Redevelopment Plan attached to and forming part of Bylaw 19P87, as amended, is hereby further amended as follows:

- (a) Under Part I, Section 2.0 Residential Land Use, subsection 2.3.3 Medium Density, after the first paragraph, add the following:

"Parcel located at 924 Memorial Drive NW is considered appropriate for medium density development with a maximum height of 22 metres and a maximum density of 3.35 FAR. In order to achieve the maximum density as set out in the land use district the developer may provide one or more bonus items described in, and in accordance with, part II, Section 3.1.5 of this Plan."

3. This Bylaw comes into force on the date it is passed.

READ A FIRST TIME THIS ____ DAY OF _____, 2017.

READ A SECOND TIME THIS ____ DAY OF _____, 2017.

READ A THIRD TIME THIS ____ DAY OF _____, 2017.

MAYOR
SIGNED THIS ____ DAY OF _____, 2017.

CITY CLERK
SIGNED THIS ____ DAY OF _____, 2017.