

Calgary Planning Commission Member Comments



For CPC2020-0695/LOC2020-0149
heard at Calgary Planning Commission
Meeting 2020 August 06



Member	Reasons for Decision or Comments
<p>Commissioner Scott</p>	<p>Reasons for Approval</p> <p>I support the proposed policy amendment and land use redesignation for the following reasons:</p> <ul style="list-style-type: none"> • I am in support of the proposed land use redesignation, overall height and density (base and bonus) contained in the proposal as they align with the draft, forthcoming Historic East Calgary ARP. • The subject site is located within the TOD area of the future 12 Street Inglewood Green Line LRT station, and the proposal represents a significant supporting development opportunity that aligns with City investment in mass rapid transit. • The proposed DC bylaw responds to context effectively, in particular the interface with existing uses to the south (former National Hotel) and to the street by limiting the location and mass of the mid-rise tower element. • The bonusing items and methodology would yield much-needed improvements to the streetscape on 9th Avenue, improving the overall quality of the ground-level experience for a wide range of users. • The Applicant team has responded well to stakeholder input through successive revisions to massing and height.