



Significant Development Applications presented to CPC in 2019

- **LOC2017-0373 (Bowness Main Streets, January 10)**
 - Located in the community of Bowness, a portion of Bowness Road NW is identified as a Neighbourhood Main Street by the *Municipal Development Plan* (MDP). The purpose of this application is to bring forward city-initiated land use amendments to various properties and proposed amendments to the Bowness Area Redevelopment Plan in accordance with Council's direction and local stakeholder desire to expand the length of the Neighbourhood Main Street.
- **LOC2018-0254 (Habitat for Humanity, March 7)**
 - This is a land use application to re-designate R-C2 to M-CG to allow 2 – 4 unit rowhouse in the community of Albert Park / Radisson Heights. The applicant was Habitat for Humanity which also has an approved DP2018-5406. The site is mid-block with an interesting court yard concept in the center of the two buildings.
- **DP2018-3498 (Riverwalk Senior Living, March 21)**
 - Assisted Living mid-rise tower (12 storeys) with 141 independent supported living, assisted living, and dementia/memory care units.
- **LOC2017-0232 (Redesignation/Outline Plan of Symons Valley Farmers' Market site, March 21)**
 - This Land use and outline plan application approved the design for a Community Activity Centre in Glacier Ridge. This mixed-use village is intended to foster a farm-to-table hub centered around a rebuilt Symons Valley Farmers' Market and attracting complementary industries that focus on innovation in food and agriculture.
- **DP2017-4075 (Hat @ Elbow River, April 18)**
 - This development is notable for having one of the largest dwelling unit counts for a multi-residential development under a single development permit in Calgary, a unique podium design of nine levels and significant improvements to the riverbank.
- **LOC2017-0370 (Marda Loop Main Streets, April 18)**
 - The 33 Avenue SW Main Street area includes the broader Marda Loop retail district and a variety of commercial and residential properties along both 33 and 34 Avenues SW. The main street is characterized by standalone commercial buildings and integrated mixed-use development, generally between two and four storeys, with some developments at six storeys.
- **LOC2018-0276 (Redesignation to facilitate affordable housing, May 16)**

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- 62 affordable housing townhouse units in ten buildings, For Calgary Housing non-market affordable housing in the community of Bridlewood.
- **LOC2018-0175 (Redesignation to facilitate civic facilities and affordable housing, June 20)**
 - LOC2018-0175 is the DC land use amendment for DP Energy's solar farm (first phase) on a contaminated phosphogypsum stack near Deerfoot Trail and Barlow Trail S. Adding the Power Generation Facility – Large use to the existing Industrial – Heavy land use enabled the approval of the concurrent development permit for a solar park with 1,576 solar photovoltaic panels for a projected output of 25 Megawatts (MW) of renewable energy on a brownfield site within the city.
- **LOC2018-0024 (Redesignation/Outline Plan for TwinHills, July 4)**
 - LOC2018-0024 is an outline plan, land use amendment, road closure, and policy amendment for the first stage of the new TwinHills community along 17 Avenue SE. This 80-hectare site will accommodate a high-tech, mixed-use TOD community with a 10-hectare DC data centre site and nearly 16 hectares of public and private open space. It will create nearly 26,000 jobs (20,000+ permanent) and is seeking LEED-ND status, expected to avoid the creation of 44.45 tons of Greenhouse Gas Emission (ISO 50001 International Energy Management Standards) due to BRT usage, Smart Buildings and walkability.
- **SN2019-0006 (Boundary change in Ward 13, July 18)**
 - The City submitted the proposed quadrant boundary adjustment application affecting parts of the communities of Silverado, Belmont, and Pine Creek. The SE/SW quadrant boundary was located along Sheriff King Street. This application changed the quadrant boundary to be along MacLeod Trail. It involved changing both effected street names and addresses. The application required coordination with Corporate Analytics & Innovation as well as several other City of Calgary business units.
- **LOC2019-0109 (Redesignation to facilitate a reading place, November 7)**
 - Land use application located in the community of Inglewood at 922 8 Avenue SE. The application was to redesignate the parcel to a Direct Control (DC) district, based on Residential Contextual one/two Dwelling District (R-C2), to facilitate the continued operation of the Calgary reads Children's Reading Place as a specific discretionary community service use.
- **LOC2016-0088 (Maggie Street Redesignation, November 21)**

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- Land use application located in the community of Ramsay at multiple addresses. The application was to redesignate 24 parcels on a block bounded by Maggie Street to the west, 17 Avenue SE to the south, 8 Street SE to the east, and 11 Av SE to the north. The proposed redesignation to a Direct Control district would allow for low density multi residential development while providing the opportunity to utilize density bonusing in order to incentivize the protection of heritage resources in the community.
- **LOC2019-0098 (Redesignation to facilitate Community Recreation Facility, Jane Wachowich, Youth Centres of Calgary, December 5)**
 - land use application located in the community of Ogden at 7400 – 23 Street S.E. The application was to redesignate the parcel to a Direct Control (DC) district, based on Residential Contextual one/two Dwelling District (R-C2), to facilitate 'Community Recreation Facility'. The goal was to create an after-school youth center of Calgary "home away from home" where youth of Ogden can be kids, play games, do homework, and have a meal.
- **LOC2019-0079, LOC2019-0081 and LOC2019-0080 (Redesignations in Banff Trail to redevelop 24th Avenue NW, December 19)**
 - Recent development activity in Banff Trail focused on 24 Avenue NW with six land use amendment applications between Crowchild Trail NW and 19 Street NW. Five developments permits are being reviewed in conjunction with these land use amendments adding approximately 205 new dwelling units in a Transit Oriented Development (Banff Trail LRT Station) area that has been predominantly low-density residential in the past. All six the land use amendment applications participated in a combined public outreach approach with two open houses resulting in successful community feedback. The City's CPAG Team was equally successful in substantial inter-departmental collaboration with Transportation Planning and Parks Planning on the Banff Trail Area Improvements project. With extensive collaboration among all stakeholders, Applicants were able to contribute to the public realm and enhance the 24 Avenue NW street improvements.

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