

## Proposed Amendments to Land Use Bylaw 1P2007

1. The City of Calgary Land Use Bylaw, being Bylaw 1P2007 of the City of Calgary, as amended, is hereby further amended as follows:
  - (a) Renumber Section 25.3 to 25.4
  - (b) Insert new subsection 25.3:

**“25.3 (1)** A **development** listed in subsections (2) and (3) will only be exempt from the requirement to obtain a **development permit** if it:

    - (a) is not subject to the Calgary International Airport Vicinity Protection Area Regulation;
    - (b) is not located in the **floodway**;
    - (c) is not subject to any restrictions imposed by the Subdivision and Development Regulation; and
    - (d) has adequate sewage collection, treatment and disposal, water supply, treatment and distribution, storm water collection and storage and road infrastructure capacity necessary to serve the **development**.
  - (2) Unless otherwise stated in subsections (4), (5), (6) and (7), a change of **use** for a **building** or portion of a **building** does not require a **development permit** if:
    - (a) it is located within the “International Avenue Change of Use/Exterior Renovation Exemption Area”, “Montgomery Change of Use/Exterior Renovation Exemption Area”, or “Sunalta Change of Use Exemption Area” as illustrated on Maps 2.2, 2.3 and 2.4, respectively; and
    - (b) it is a listed **use** in the district.
  - (3) Unless otherwise stated in subsections (4), (5), (6) and (7), exterior alterations for **buildings** not listed on the City inventory of evaluated historic resources, do not require a **development permit** if:
    - (a) it is located within the “International Avenue Change of Use/Exterior Renovation Exemption Area”, or “Montgomery Change of Use/Exterior Renovation Exemption Area” as illustrated on Maps 2.2 and 2.3, respectively; and
    - (b) it is a listed **use** in the district.

- (4) The following **uses** are not exempt under subsections (2) and (3):
- (a) **Addiction Treatment;**
  - (b) **Cannabis Counselling;**
  - (b) **Cannabis Store;**
  - (c) **Custodial Care;**
  - (d) **Liquor Store;**
  - (e) **Nightclub;**
  - (f) **Pawn Shop;** and
  - (g) **Payday Loan.**
- (5) The following additional **uses** are not exempt under subsections (2) and (3) for the “International Avenue Change of Use/Exterior Renovation Exemption Area”:
- (a) **Auto Service – Major;**
  - (b) **Auto Service – Minor;**
  - (c) **Place of Worship – Large;**
  - (d) **Place of Worship – Medium;**
  - (e) **Place of Worship – Small;**
  - (f) **Residential Care;**
  - (g) **Service Organization;**
  - (h) **Social Organization;**
  - (i) **Temporary Shelter;**
  - (j) **Vehicle Rental – Major;**
  - (k) **Vehicle Rental – Minor;**
  - (l) **Vehicle Sales – Major;** and
  - (m) **Vehicle Sales – Minor.**

(6) The following **uses** are not exempt under subsections (2), and (3) where they are located within 30 metres of a freight rail corridor **property line**:

- (c) **Addiction Treatment;**
- (d) **Assisted Living;**
- (e) **Child Care Service;**
- (f) **Dwelling Unit;**
- (g) **Emergency Shelter;**
- (h) **Home Based Child Care – Class 2;**
- (i) **Hospital;**
- (j) **Jail;**
- (k) **Residential Care;**
- (l) **School – Private;**
- (m) **School Authority – School;** and
- (n) **Temporary Shelter.**

(7) **Parcels** designated with a Direct Control District, whether so designated before or after the effective date of this Bylaw, are subject to the **development permit** exemption clauses contained in this section unless specifically indicated otherwise in the Direct Control Bylaw.

(8) Subsections (1) through (7) remain in effect until 2022 January 31.”

(c) Following subsection 25.3, add Map 2.2 entitled “International Avenue Change of Use/Exterior Renovation Exemption Area”; Map 2.3 entitled “Montgomery Change of Use/Exterior Renovation Exemption Area”; and Map 2.4 entitled “Sunalta Change of Use Exemption Area”; all, attached hereto as Schedule A.

(d) Delete subsection 211(e) and replace with the following:

“211 (e) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”

- (e) Delete subsection 224(e) and replace with the following:  
“**224** (e) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”
- (f) Delete subsection 232(e) and replace with the following:  
“**232** (e) requires a minimum of 0.25 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”
- (g) Delete subsection 242(e) and replace with the following:  
“**242** (e) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”
- (h) Delete subsection 260(f) and replace with the following:  
“**260** (f) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”
- (i) Delete subsection 261(f) and replace with the following:  
“**261** (f) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”
- (j) Delete subsection 262(f) and replace with the following:  
“**262** (f) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”
- (k) Delete subsection 311(e) and replace with the following:  
“**311** (e) requires a minimum of 0.5 **bicycle parking stalls – class 2** per 100.0 square metres of **gross usable floor area.**”

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