



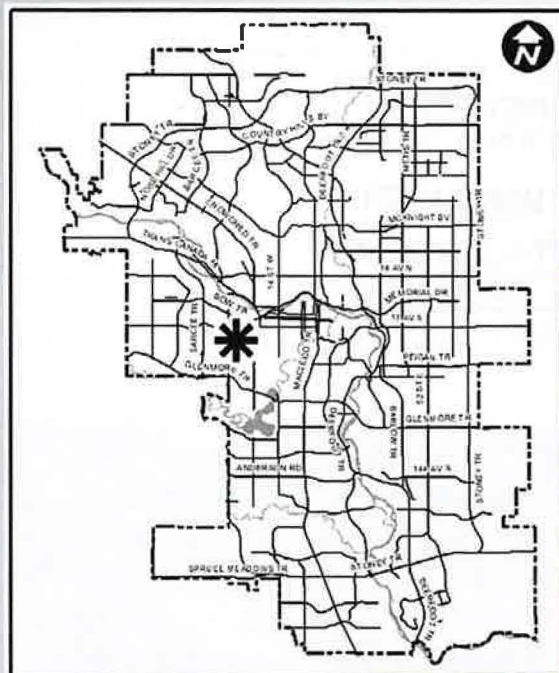
Public Hearing of Council

Agenda Item: 8.1.3

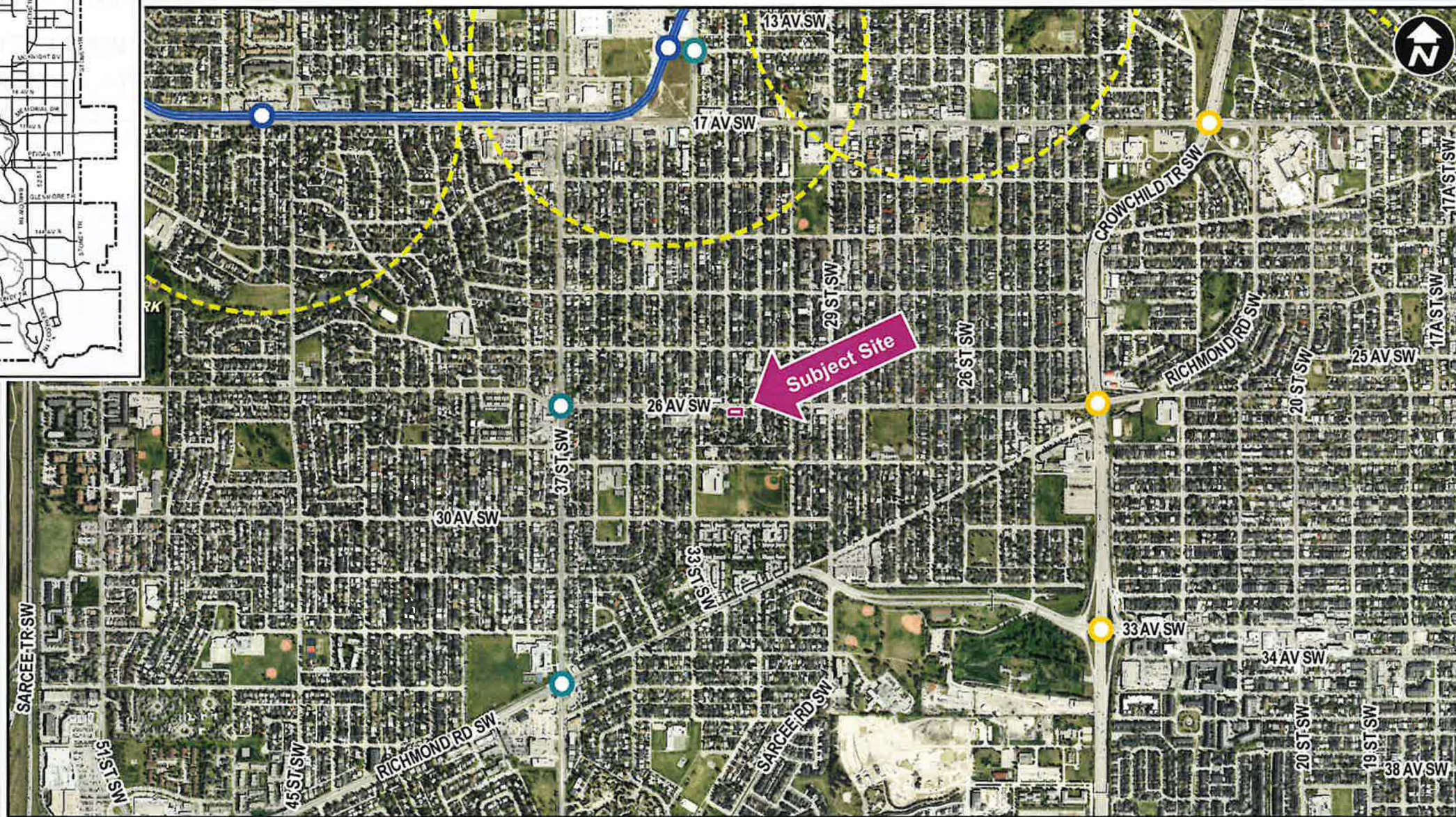
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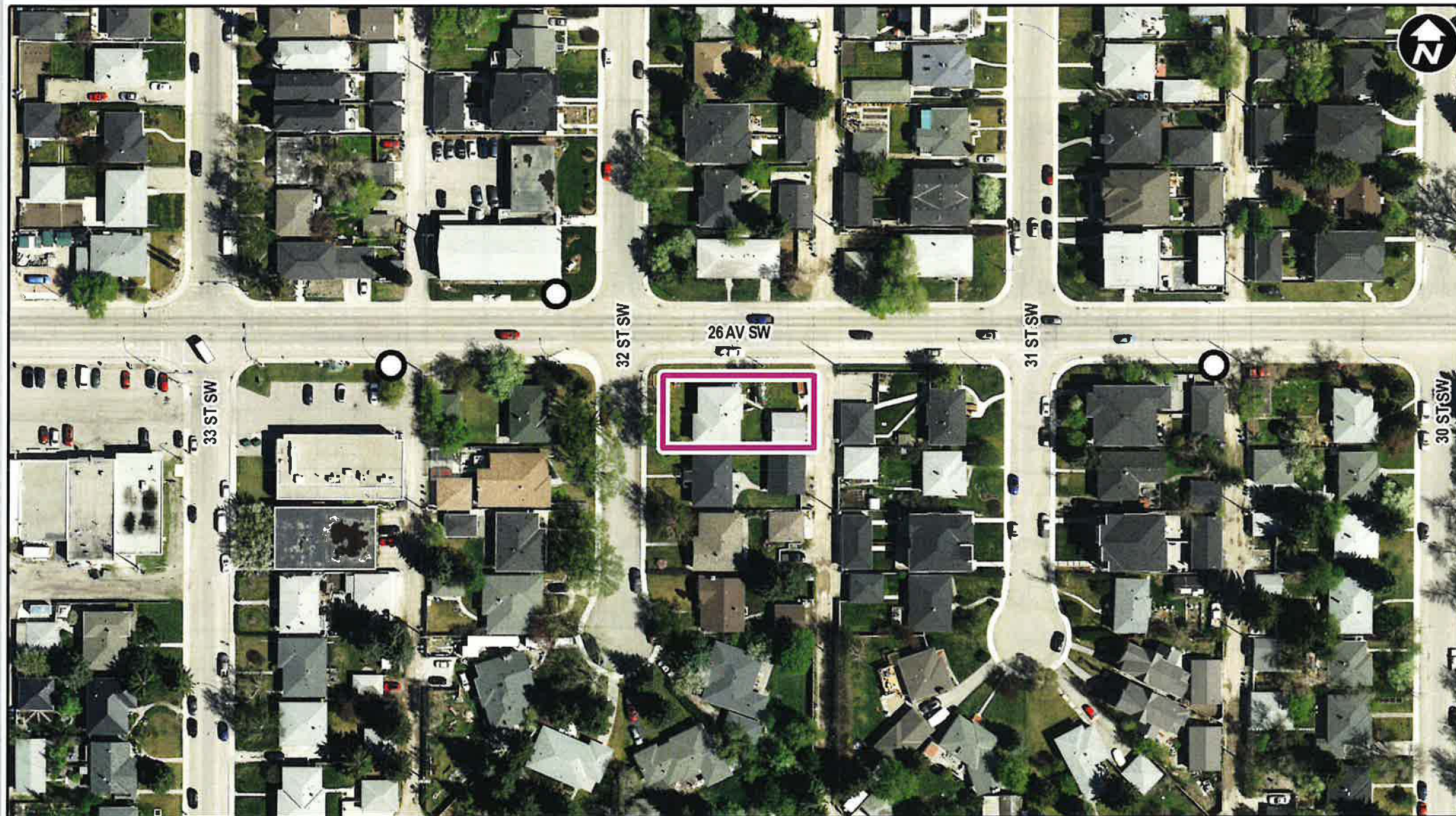


LOC2019-0169
Policy and Land Use Amendment
March 1, 2021



- LEGEND**
- 600m buffer from LRT station
 - LRT Stations**
 - Blue
 - Downtown
 - Red
 - Green (Future)
 - LRT Line**
 - Blue
 - Blue/Red
 - Red
 - Max BRT Stops**
 - Orange
 - Purple
 - Teal
 - Yellow





LEGEND

600m buffer from LRT station

LRT Stations

- Blue
- Downtown
- Red
- Green (Future)

LRT Line

- Blue
- Blue/Red
- Red

Max BRT Stops

- Orange
- Purple
- Teal
- Yellow
- Bus Stop

Parcel Size:

0.06 ha
36m x 17m

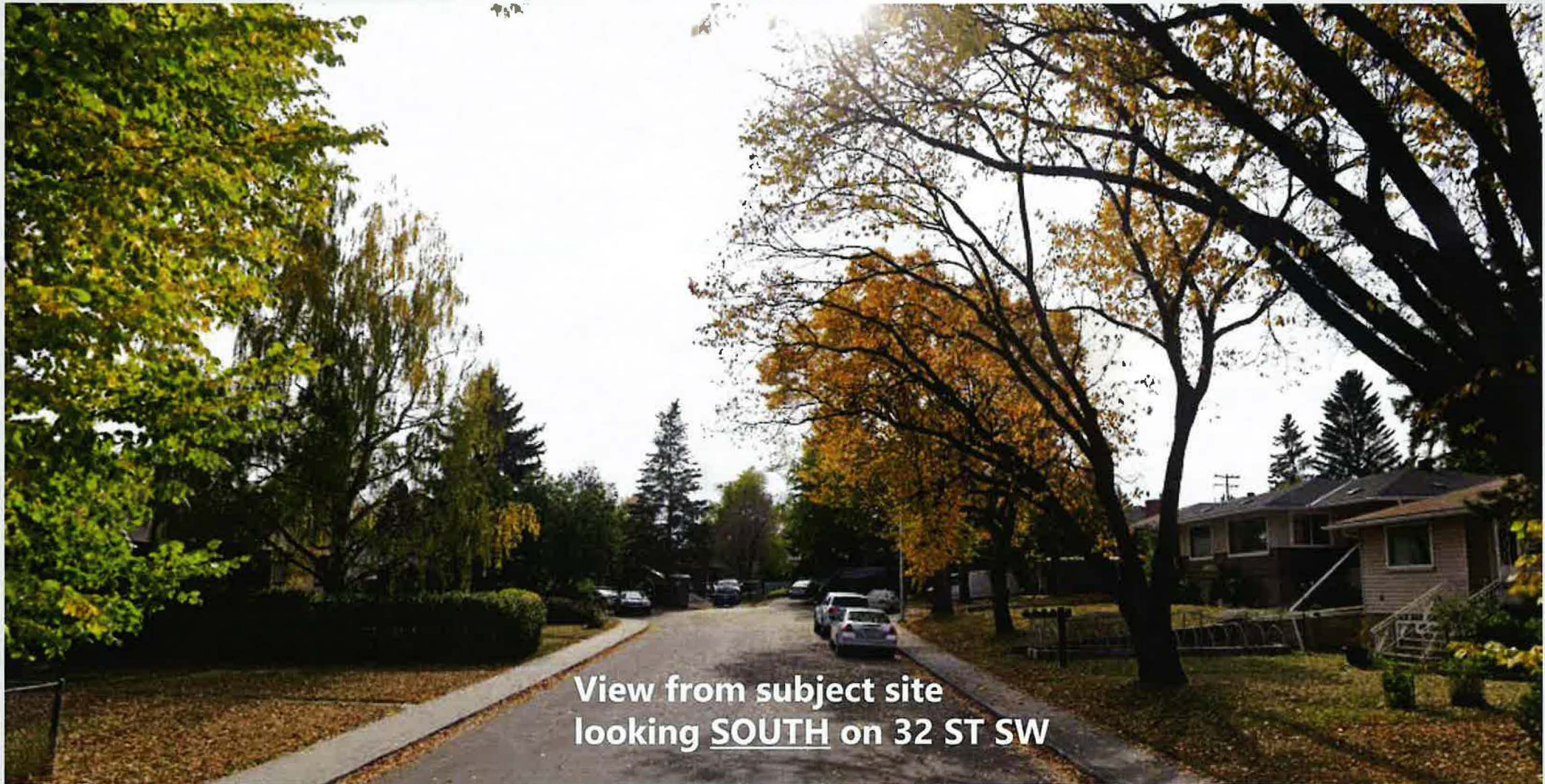
LEGEND

- Residential Low Density
- Residential Medium Density
- Residential High Density
- Commercial
- Heavy Industrial
- Light Industrial
- Parks and Openspace
- Public Service
- Service Station
- Vacant
- Transportation, Communication, and Utility
- Rivers, Lakes
- Land Use Site Boundary

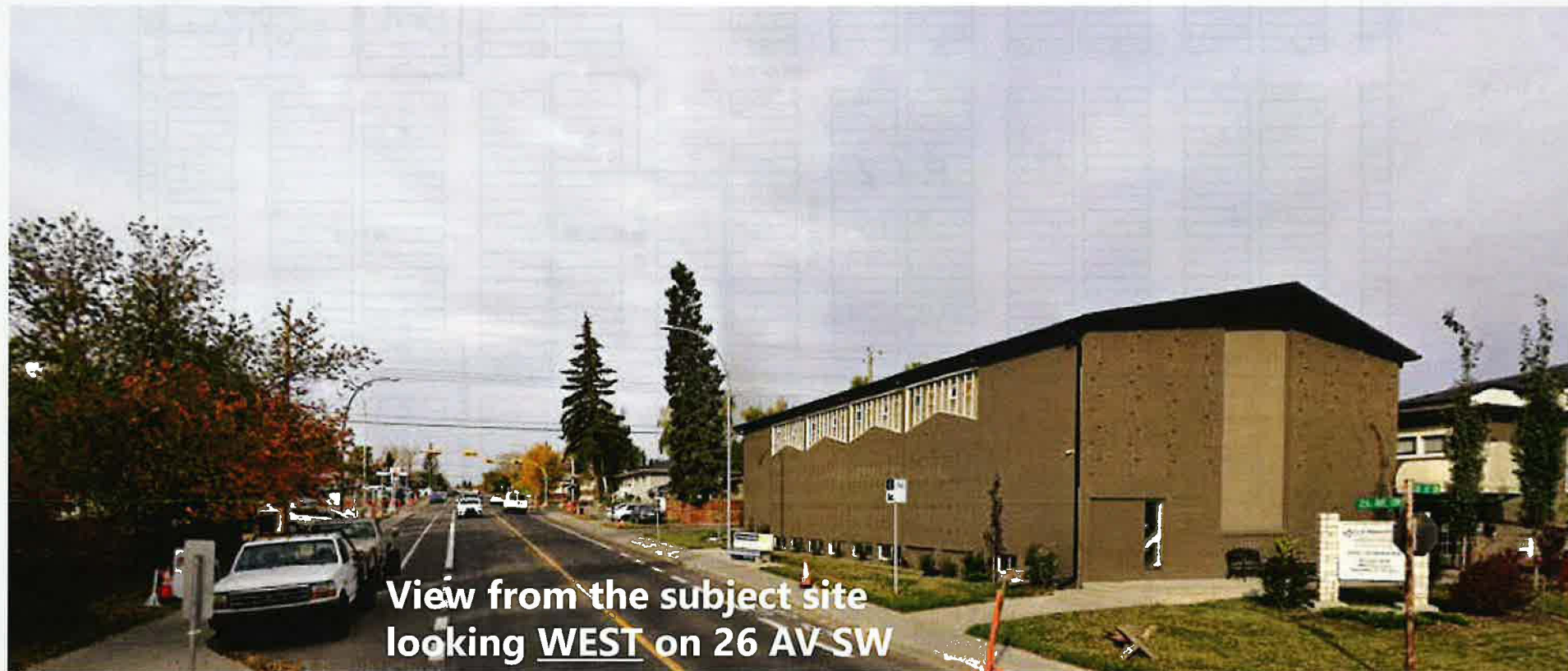




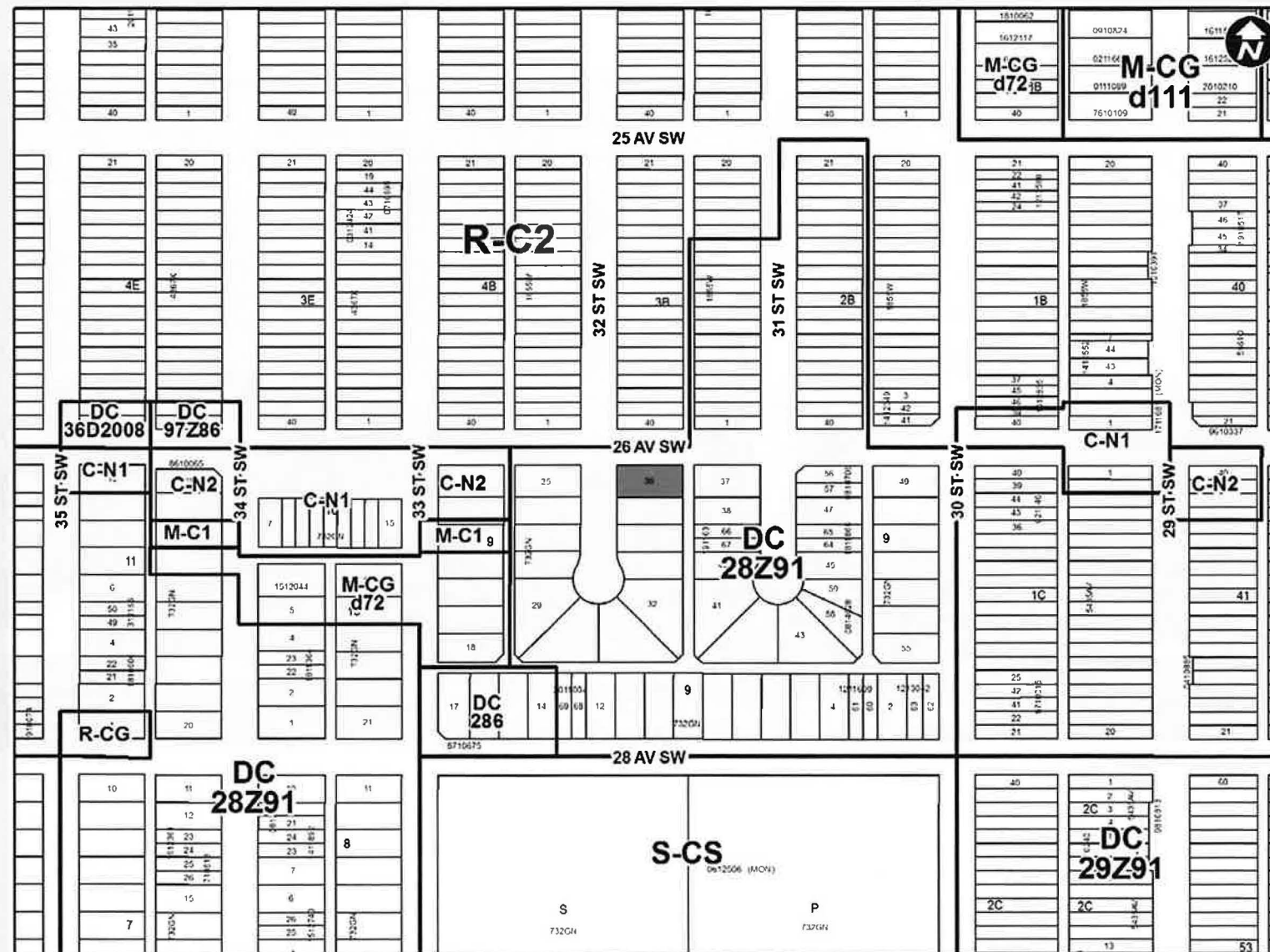
View of subject site looking EAST
at 32 ST SW & 26 AV SW

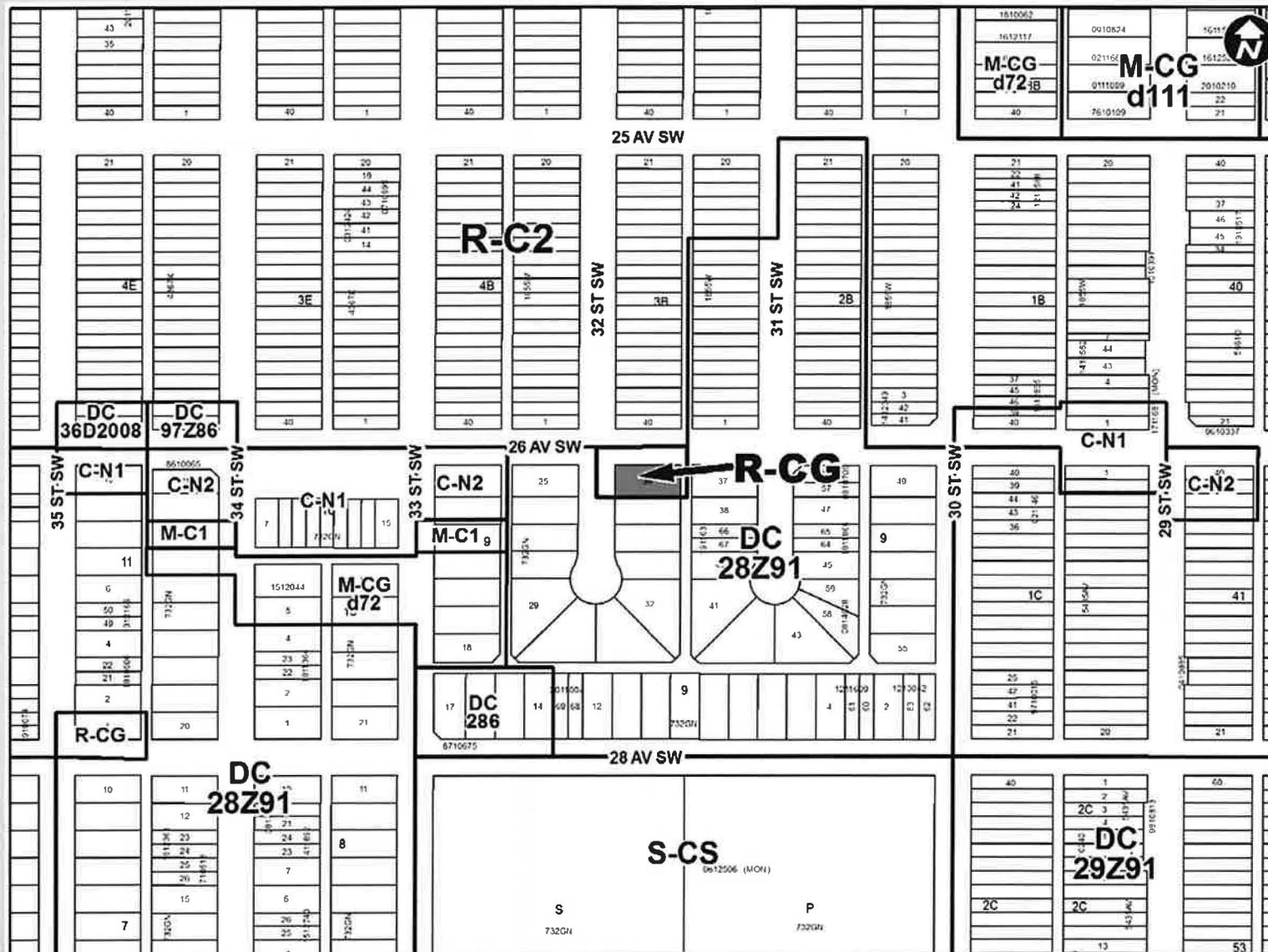


View from subject site
looking SOUTH on 32 ST SW



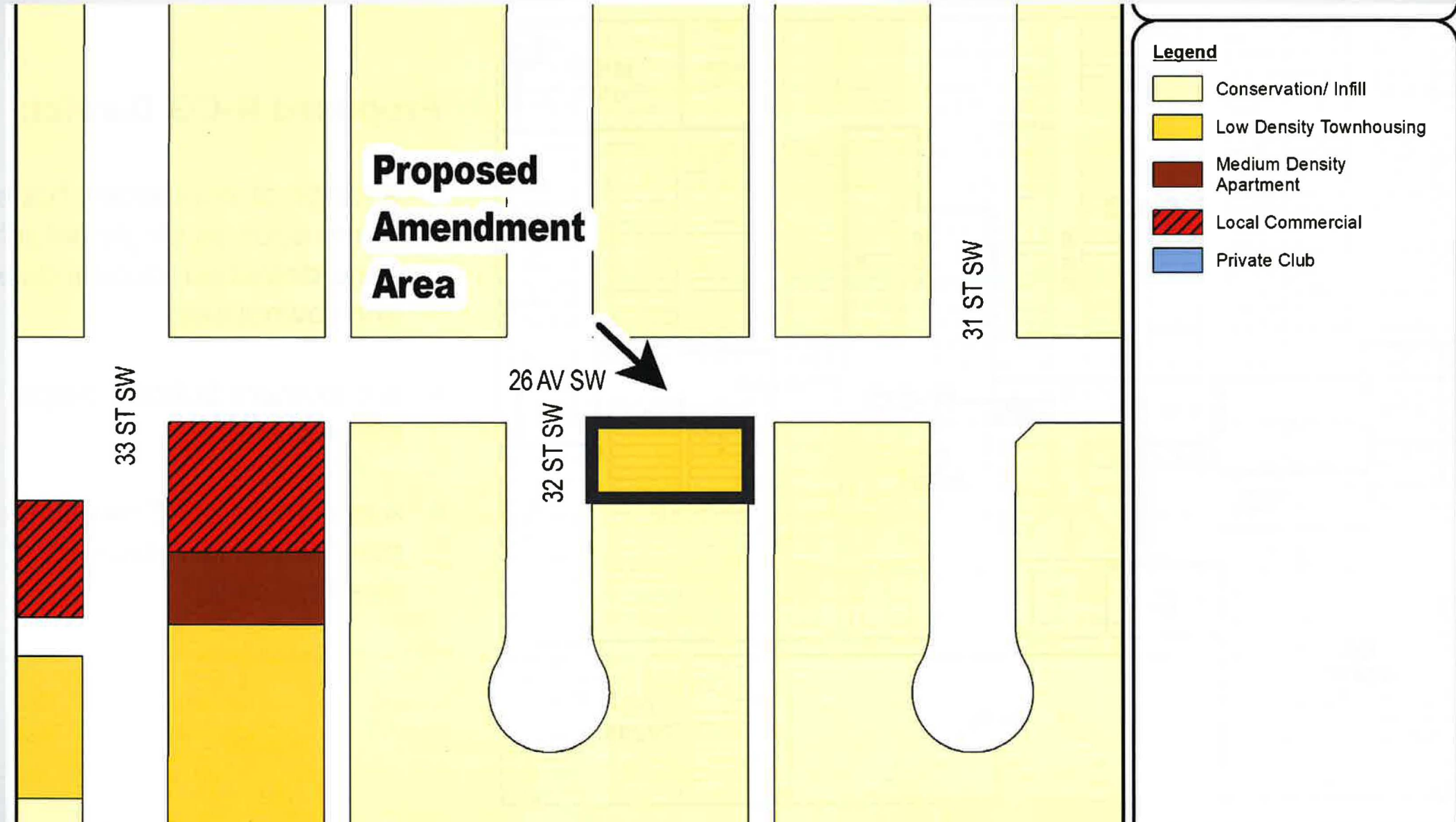
View from the subject site
looking WEST on 26 AV SW





Proposed R-CG District:

- a range of low-density housing forms such as single detached, semi-detached, duplex dwellings, and rowhouses;
- a maximum building height of 11 metres; and
- a maximum of 75 dwelling units per hectare (a maximum of four dwelling units).



Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 11P2021** for the amendments to the Killarney/Glengarry Area Redevelopment Plan (Attachment 2); and
2. Give three readings to **Proposed Bylaw 23D2021** for the redesignation of 0.06 ± (0.14 acres ±) located at 2804 – 32 Street SW (Plan 732GN, Block 9 Lot 36) from DC Direct Control District **to** Residential – Grade-Oriented Infill (R-CG) District.

Supplementary Slides

