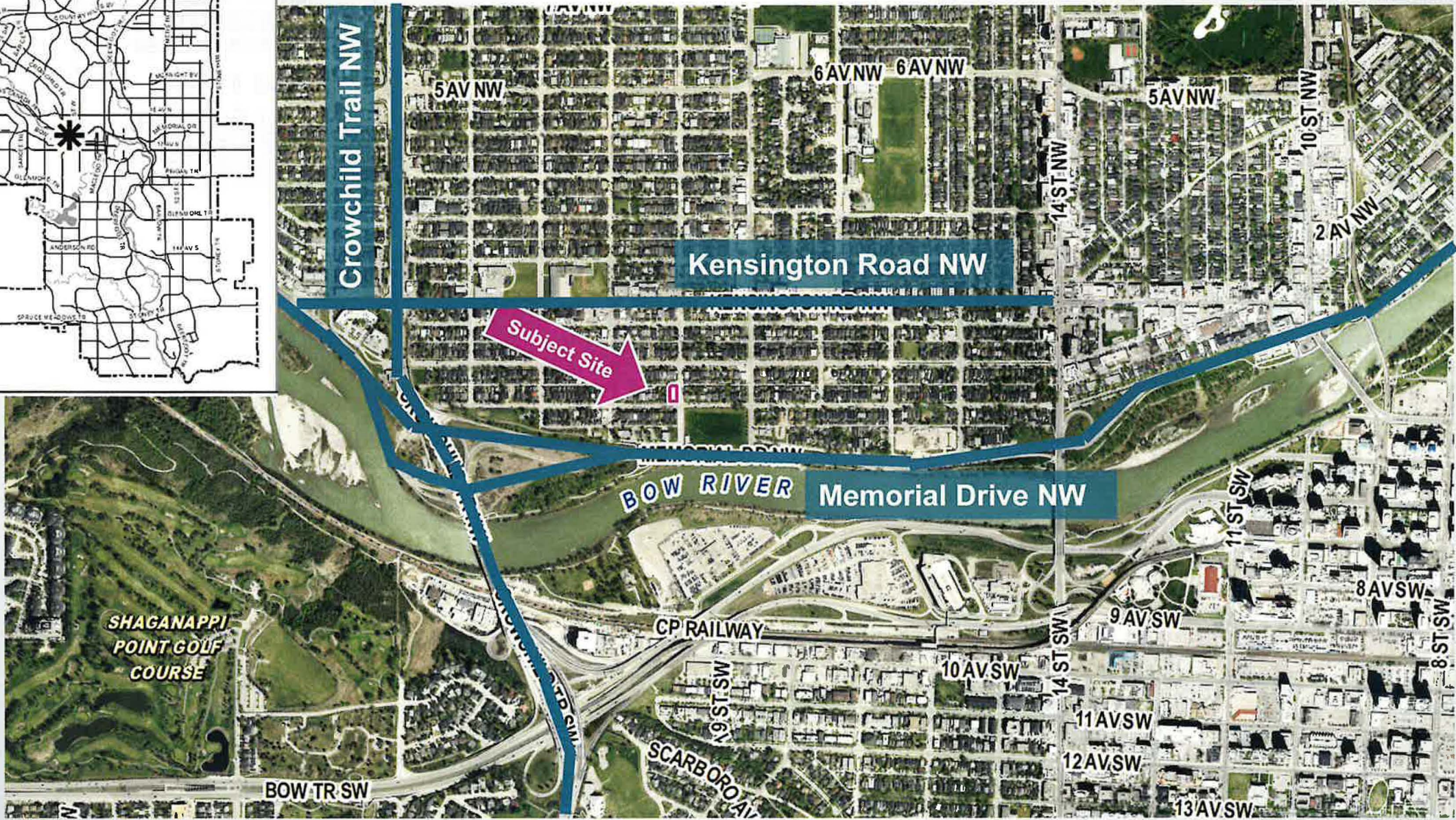




Public Hearing of Council Agenda Item: 8.1.5

CITY OF CALGARY
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IN COUNCIL CHAMBER
MAR 01 2021
ITEM: #8.1.5 Public
CPC2021-0028
CITY CLERK'S DEPARTMENT

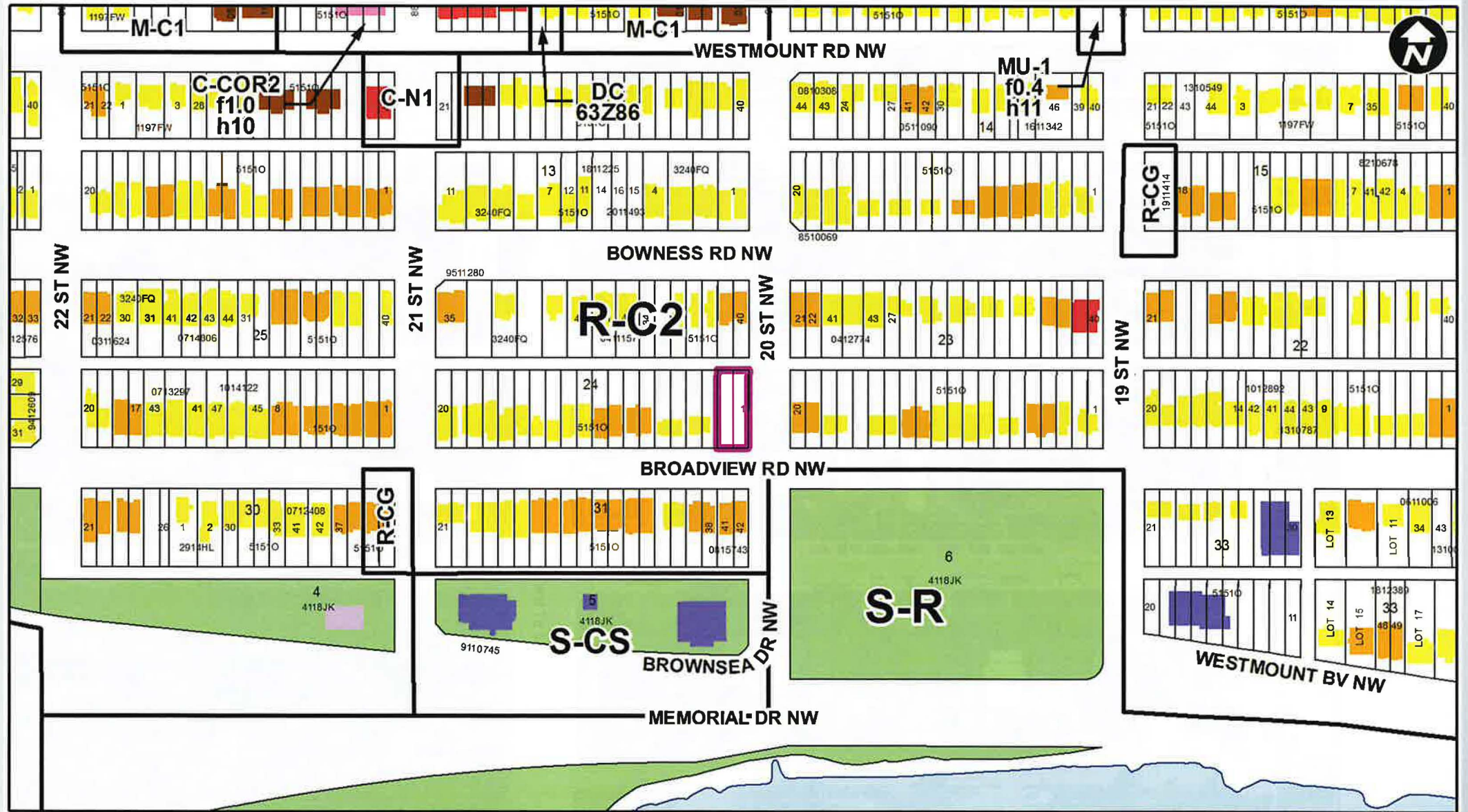
**LOC2020-0162
Land Use Amendment**



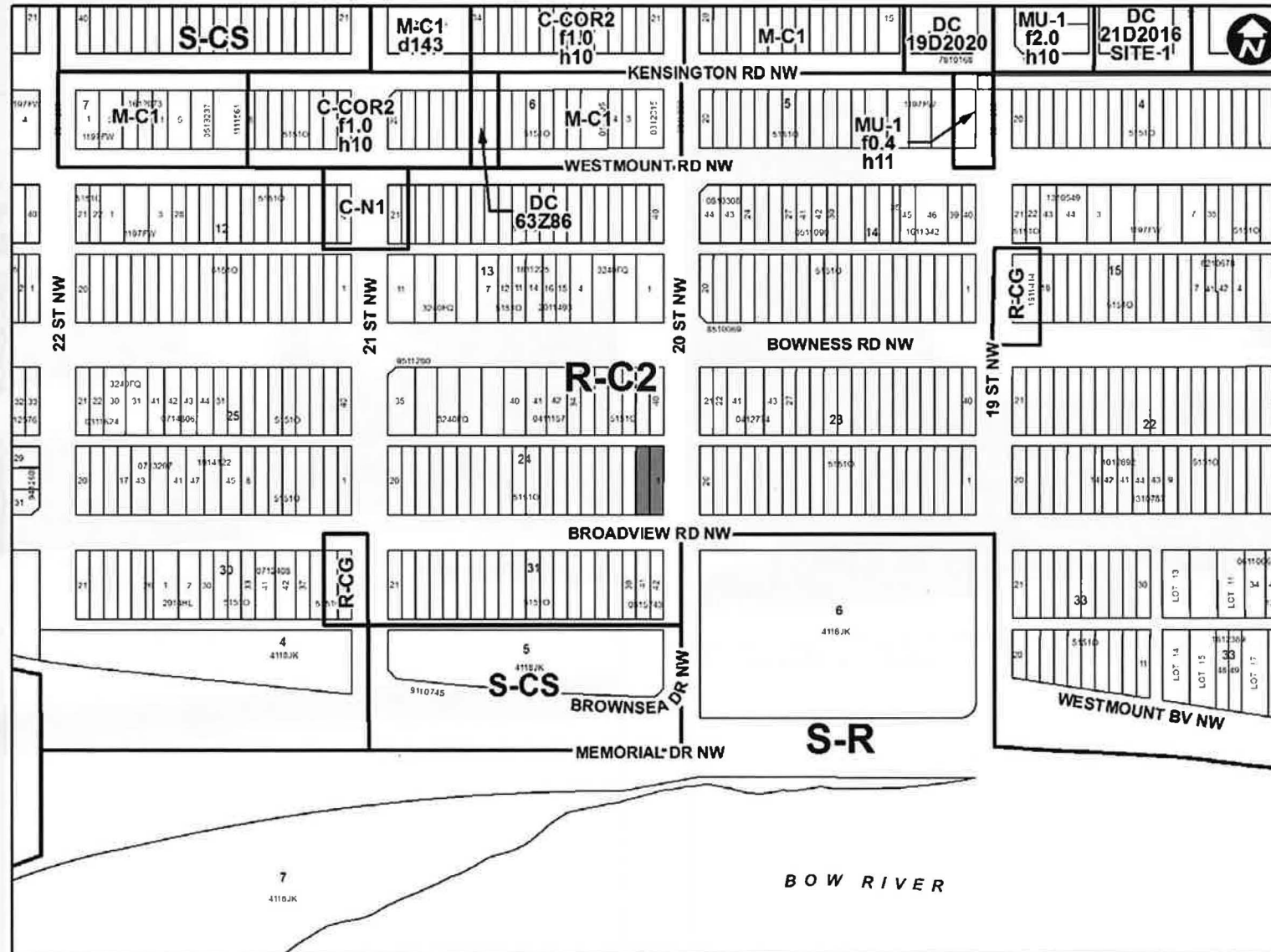


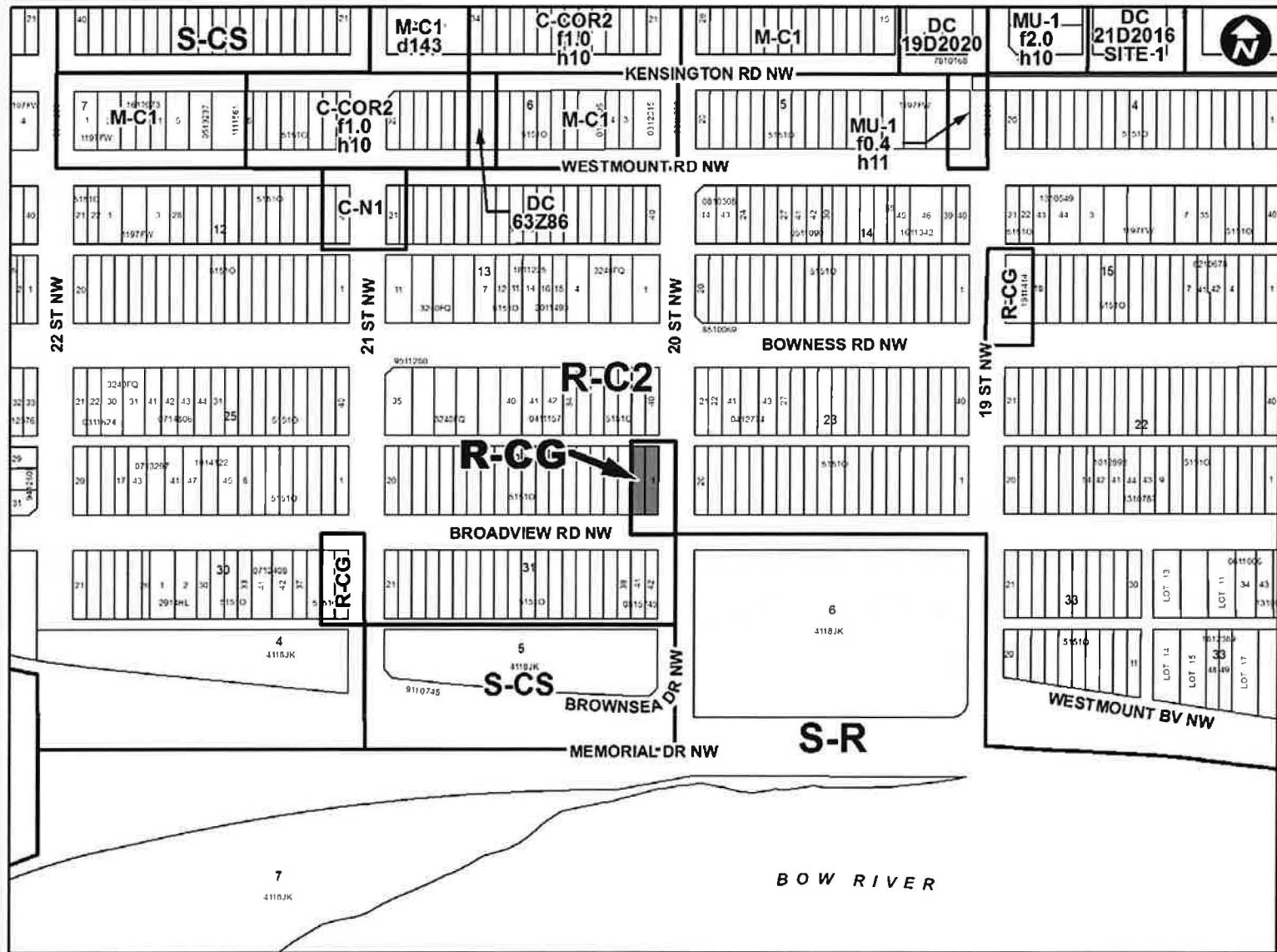
LEGEND

- 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









Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 25D2021** for the redesignation of 0.06 hectares \pm (0.14 acres \pm) located at 2104 Broadview Road NW (Plan 5151O, Block 24, Lots 1 and 2) from Residential – Contextual One / Two Dwelling (R-C2) District **to** Residential – Grade-Oriented Infill (R-CG) District.

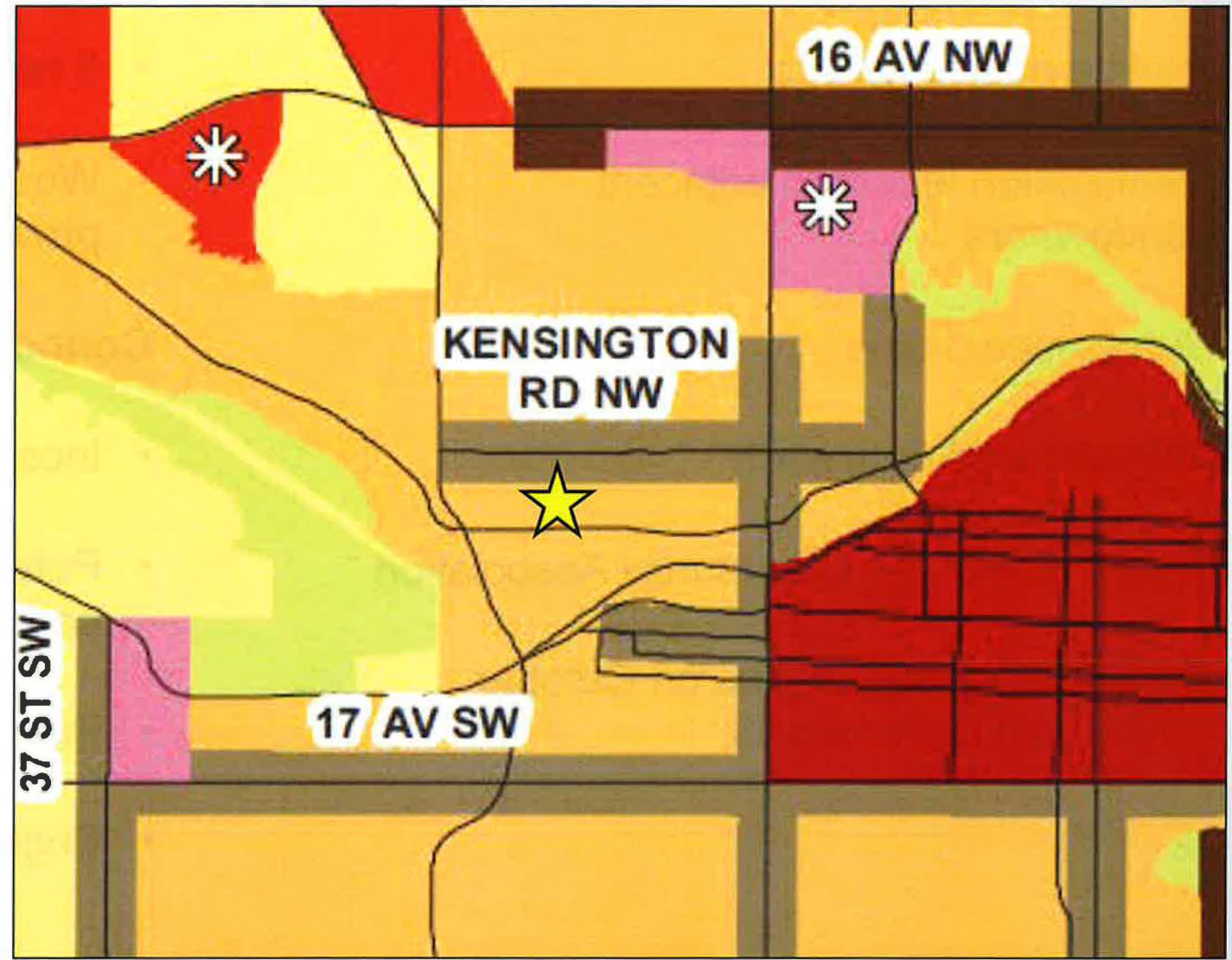
Municipal Development Plan

City of Regina, Saskatchewan

Urban Structure
(By Land Use Typology)

Activity Centres	Industrial
Centre City	Standard Industrial
Major Activity Centre	Industrial - Employee Intensive
Community Activity Centre	Industrial Greenfield
Main Streets	Major Public Open Space
Urban Main Street	Public Utility
Neighbourhood Main Street	Major Institutions
Residential	Transportation/Utility Corridor
Developed	City Limits
Inner City	
Established	
Developing	
Planned Greenfield with Area Structure Plan (ASP)	
Future Greenfield	

Subject Site



Administration Outreach

- Notice posted on site
- Notification letters to adjacent landowners
- Advertised online

Applicant Led Outreach

- Meeting with the Community Association
- Flyer drop – 90m radius on October 29/30 and December 3

Public Response

- 5 responses in opposition
- West Hillhurst Community Association provided comments as well

Concerns raised

- Incompatible with community character
- Potential negative effect on traffic and parking
- Privacy concerns
- Engagement and outreach

