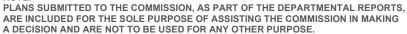


## INDEX FOR THE 2021 MARCH 18 REGULAR MEETING OF CALGARY PLANNING COMMISSION







## **CONSENT AGENDA**

**ITEM NO.: 5.1** 

**DEFERRALS AND PROCEDURAL REQUESTS** 

ITEM 5.1.1

<u>Deferral Request for CPC2020-0927 (DP2019-6254) to</u>
<u>Calgary Planning Commission no later than 2021</u>
<u>August 05 - CPC2021-0337</u>

CPC2020-0927 (DP2019-6254) was referred back to Administration to return no later than Q1 2021 in order to explore the following:

- 1. Resolve access/egress condition details;
- 2. Explore entry sequence into the residential project, seeking increased separation between commercial/fire and residential uses;
- 3. Integrate the site with surrounding streets, pathways, and fire truck operations;
- Evaluate access conditions on 37 Street NW and/or the adjacent south site, and provide a comprehensive site access plan;
- Evaluate mechanisms for fire truck exit safety; and
- 6. Explore opportunities for improved signal control at the 37 Street and 32 Avenue intersection, for implementation in conjunction with the proposed development.

In order to thoroughly explore all options associated with the referral and amend the proposal, Administration, on behalf of the applicant, is requesting a deferral of CPC2020-0927 to return no later than the 2021 August 05 Calgary Planning Commission Meeting.

ITEM NO.: 5.2 BRIEFINGS

**ITEM NO.: 5.3** Jyde Heaven

**COMMUNITY:** Glendale (Ward 6)

**FILE NUMBER:** LOC2020-0170 (CPC2021-0321)

**PROPOSED CLOSURE:** 0.02 hectares ± (0.05 acres ±) of road adjacent to 2620

Granville Street SW and 2624 Granville Street SW

PROPOSED REDESIGNATION: From: Undesignated Road Right-of-Way

To: Residential – Contextual One Dwelling (R-C1)

District

MUNICIPAL ADDRESS: Adjacent to 2620 Granville Street SW and 2624

Granville Street SW

APPLICANT: Tronnes Geomatics

**OWNER:** The City of Calgary

ADMINISTRATION RECOMMENDATION: APPROVAL

**ITEM NO.: 5.4** Courtney Stengel

**COMMUNITY:** Crescent Heights (Ward 7)

FILE NUMBER: LOC2020-0128 (CPC2021-0328)

**PROPOSED CLOSURE:** 0.02 hectares  $\pm$  (0.05 acres  $\pm$ ) of road adjacent to 1608 -

2 Street NW, 236 and 238 - 15 Avenue NW

**PROPOSED REDESIGNATION:** From: Undesignated Road Right-of-Way

To: Multi-Residential – Contextual Medium Profile

(M-C2) District

MUNICIPAL ADDRESS: Adjacent to 1608 - 2 Street NW, 236 and 238 - 15

Avenue NW

**APPLICANT:** The City of Calgary

**OWNER:** The City of Calgary

## **DEVELOPMENT ITEMS**

ITEM NO.: 7.1.1 Colleen Renne-Grivell

**COMMUNITY:** Beltline (Ward 8)

**FILE NUMBER:** DP2020-4338 (CPC2021-0389)

PROPOSED DEVELOPMENT: New: Multi-Residential Development, Retail and

Consumer Service

MUNICIPAL ADDRESS: 507 – 11 Avenue SW

**APPLICANT:** Gibbs Gage Architects

OWNER: HNC 500 Block I Inc

## **PLANNING ITEMS**

**ITEM NO.: 7.2.1** Joseph Yun

**COMMUNITY:** Springbank Hill (Ward 6)

**FILE NUMBER:** LOC2019-0162 (CPC2021-0316)

**PROPOSED POLICY AMENDMENTS:** Amendments to the Springbank Hill Area Structure Plan

PROPOSED REDESIGNATION: From: DC Direct Control District

To: DC Direct Control District to accommodate a

comprehensively planned multi-residential

development

**MUNICIPAL ADDRESS:** 7440 – 26 Avenue SW

APPLICANT: B&A Planning Group

OWNER: Ambrose University College Ltd

ADMINISTRATION RECOMMENDATION: APPROVAL

ITEM NO.: 7.2.2 Derek Pomreinke

COMMUNITY: Shaganappi (Ward 8)

**FILE NUMBER:** LOC2020-0106 (CPC2021-0191)

**PROPOSED OUTLINE PLAN:** Subdivision of 5.36 hectares ± (13.23 acres ±)

PROPOSED POLICY AMENDMENTS: Amendments to the Shaganappi Point Area

Redevelopment Plan

PROPOSED REDESIGNATION: From: DC Direct Control District, Multi-Residential –

Contextual Medium Profile (M-C2f1.5d140)
District, Multi-Residential – Contextual Medium
Profile (M-C2f1.5d165) District, and Special
Purpose – School, Park and Community

Reserve (S-SPR) District

To: Special Purpose – City and Regional

Infrastructure (S-CRI) District, Special Purpose – School, Park and Community Reserve (S-SPR) District, Direct Control District to accommodate a variety of grade oriented and mid-rise housing

forms

**MUNICIPAL ADDRESS:** 1199 - 24 Street SW, 1200 - 26 Street SW, and 2500

**Bow Trail SW** 

APPLICANT: Ground Cubed

OWNER: Carma Ltd

ITEM NO.: 7.2.3 Kelsey Cohen

**COMMUNITY:** Highland Park (Ward 4)

**FILE NUMBER:** LOC2020-0189 (CPC2021-0345)

**PROPOSED REDESIGNATION:** From: Residential – Contextual One / Two Dwelling

(R-C2) District

To: Multi-Residential – Contextual Low Profile

(M-C1) District

MUNICIPAL ADDRESS: 352 - 34 Avenue NE

APPLICANT: NORR Architects Engineers Planners

**OWNER:** The City of Calgary

ADMINISTRATION RECOMMENDATION: APPROVAL

**ITEM NO.: 7.2.4** Evan Goldstrom

**COMMUNITY:** Stonegate Landing (Ward 5)

FILE NUMBER: LOC2020-0152 (CPC2020-1404)

**PROPOSED REDESIGNATION:** From: Industrial – General (I-G) District

To: DC Direct Control District to accommodate the

additional use of Vehicle Sales - Major

MUNICIPAL ADDRESS: 11576 Stonehill Drive NE

**APPLICANT:** Varsity Chrysler Dodge Jeep Ram

OWNER: Albari Holdings Ltd

Calgary Industrial Portfolio Nominee Inc

ITEM NO.: 7.2.5 Manish Singh

**COMMUNITY:** Cornerstone (Ward 5)

**FILE NUMBER:** LOC2020-0136 (CPC2021-0350)

**PROPOSED OUTLINE PLAN:** Subdivision of 9.71 hectares ± (23.98 acres ±)

**PROPOSED REDESIGNATION:** From: Special Purpose – School, Park and Community

Reserve (S-SPR) District and Multi-Residential -

At Grade Housing (M-G) District

To: Multi-Residential – At Grade Housing (M-G)

District and Residential - Low Density Mixed

Housing (R-G) District

MUNICIPAL ADDRESS: 6221 Country Hills Boulevard NE

APPLICANT: Stantec Consulting

OWNER: Northpoint East Development Corporation (Anthem

Cornerstone Management LP)