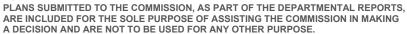


## INDEX FOR THE 2021 APRIL 22 REGULAR MEETING OF CALGARY PLANNING COMMISSION







## **CONSENT AGENDA**

**ITEM NO.: 5.1** DEFERRALS AND PROCEDURAL REQUESTS

ITEM NO.: 5.2 BRIEFINGS

**ITEM NO.: 5.3** Peter Schryvers

COMMUNITY: Tuxedo Park (Ward 7)

**FILE NUMBER:** LOC2020-0213 (CPC2021-0281)

PROPOSED POLICY AMENDMENTS: Amendment to the North Hill Area Redevelopment Plan

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

(R-C2) District

To: Residential – Grade-Oriented Infill (R-CG)

District

MUNICIPAL ADDRESS: 231 and 235 - 25 Avenue NE

APPLICANT: Civicworks

OWNER: Ardian Ujkani

## **PLANNING ITEMS**

**ITEM NO.: 7.2.1** Johnson Kwan

**COMMUNITY:** South Calgary (Ward 8)

FILE NUMBER: LOC2021-0026 (CPC2021-0481)

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

(R-C2) District

To: DC Direct Control District to accommodate the

additional use of Office

MUNICIPAL ADDRESS: 1627 – 33 Avenue SW

APPLICANT: Dobbin Consulting

**OWNER:** Greg Peterson

Christine Lundahl

ADMINISTRATION RECOMMENDATION: APPROVAL

ITEM NO.: 7.2.2 Brian Smith

**COMMUNITY:** Currie Barracks (Ward 8)

**FILE NUMBER:** LOC2021-0013 (CPC2021-0497)

PROPOSED REDESIGNATION: From: Direct Control District

To: Direct Control District to accommodate the

additional use of Brewery, Winery and Distillery

MUNICIPAL ADDRESS: 2566 Flanders Avenue SW

**APPLICANT:** O2 Planning and Design

OWNER: Canada Lands Company (CLC) Limited

**ITEM NO.: 7.2.3** Kait Bahl

**COMMUNITY:** Beltline (Ward 8)

FILE NUMBER: LOC2019-0100 (CPC2021-0421)

PROPOSED POLICY AMENDMENTS: Amendments to the Beltline Area Redevelopment Plan

PROPOSED REDESIGNATION: From: Centre City Commercial Corridor District

(CC-COR)

To: DC Direct Control District to accommodate the

additional use of Drive Through

**MUNICIPAL ADDRESS:** 1422 - 17 Avenue SW

**APPLICANT:** IBI Group

OWNER: McDonalds Restaurants of Canada Limited

ADMINISTRATION RECOMMENDATION: **REFUSAL** 

**ITEM NO.: 7.2.4** Colleen Renne-Grivell

**COMMUNITY:** Pine Creek (Ward 13)

LOC2017-0068 (CPC2021-0509) FILE NUMBER:

Subdivision of 69 hectares ± (170 acres ±) PROPOSED OUTLINE PLAN:

PROPOSED REDESIGNATION: From: Special Purpose – Future Urban Development

(S-FUD) District

To: Residential – Low Density Mixed Housing (R-G)

District. Residential - Low Density Mixed Housing (R-Gm) District Multi-Residential – Low Profile (M-1) District, Multi-Residential – Low Profile Support Commercial (M-X1) District. Special Purpose – City and Regional

Infrastructure (S-CRI) District, Special Purpose -School, Park and Community Reserve (S-SPR) District and Special Purpose – Urban Nature

(S-UN) District

**MUNICIPAL ADDRESS:** 22000 Sheriff King Street SW

APPLICANT: Stantec Consulting

OWNER: Pine Valley Developments (2008) Ltd

**ITEM NO: 7.2.5** Jennifer Maximattis-White

COMMUNITY: Sage Hill (Ward 2)

**FILE NUMBER:** LOC2020-0138 (CPC2021-0526)

**PROPOSED REDESIGNATION:** From: Multi-Residential – Low Profile (M-1d75) District

To: Residential – Low Density Mixed Housing (R-G)

District

MUNICIPAL ADDRESS: 365 Sage Meadows Green NW

**APPLICANT:** B&A Planning Group

OWNER: Genesis Land Development Corporation

ADMINISTRATION RECOMMENDATION: APPROVAL

**ITEM NO.: 7.2.6** Peter Schryvers

COMMUNITY: Tuxedo Park (Ward 7)

**FILE NUMBER:** LOC2020-0015 (CPC2021-0372)

PROPOSED POLICY AMENDMENTS: Amendments to the 16 Avenue North Urban Corridor

Area Redevelopment Plan

**PROPOSED REDESIGNATION:** From: Commercial – Corridor 1 (C-COR1f6.0h28)

District, Commercial – Corridor 1

(C-COR1f6.0h38) District and Commercial -

Corridor 1 (C-COR1f6.0h46) District

To: Direct Control District to accommodate a mixed

use development

**MUNICIPAL ADDRESS:** 112, 116, 120, 124, 130 and 140 - 16 Avenue NW

**APPLICANT:** O2 Planning and Design

**OWNER:** 2233552 Alberta LTD (Soloman Candel)

400381 Alberta LTD (Wai Hing Ko) Jemm Centre St. General Partner LTD

2038049 Alberta LTD (Eden Lindenbach, JEMM

Properties)

**ITEM NO.: 7.2.7** Giyan Brenkman

**COMMUNITY:** Hillhurst (Ward 7)

**FILE NUMBER:** LOC2017-0154 (CPC2021-0130)

PROPOSED POLICY AMENDMENTS: Amendment to the Hillhurst/Sunnyside Area

Redevelopment Plan

PROPOSED REDESIGNATION: From: Multi-Residential – Contextual Grade-Oriented

(M-CGd72) District, Special Purpose -

Community Institution (S-CI) District and Direct

Control District

To: Direct Control District to accommodate a

combination of medical, commercial and multiresidential uses in a mixed-use development

with mobility improvements

MUNICIPAL ADDRESS: 1302, 1340 and 1402 – 8 Avenue NW

APPLICANT: IBI Group

OWNER: Healthcare Properties Holdings LTD

The Governing Council of the Salvation Army in Canada