



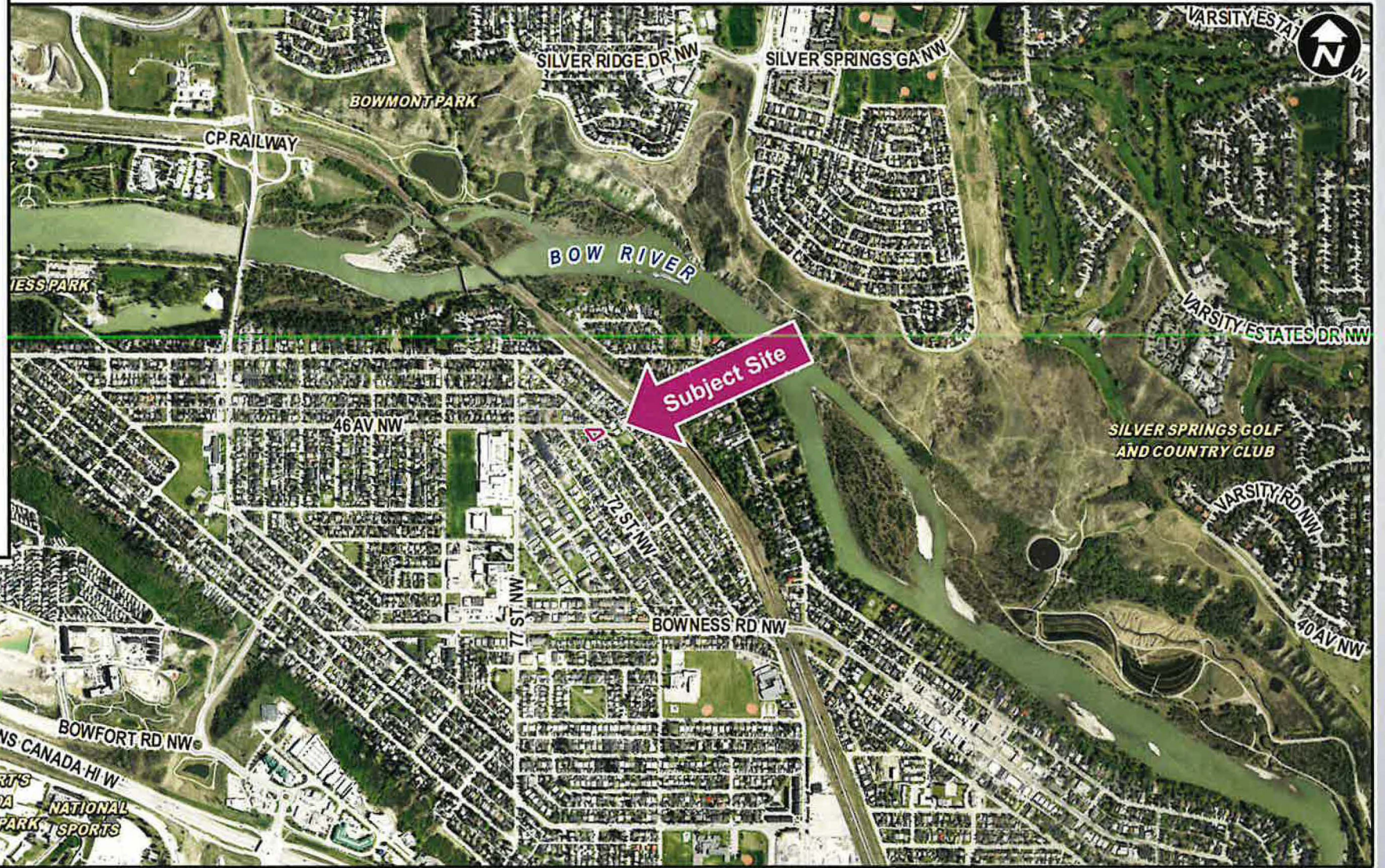
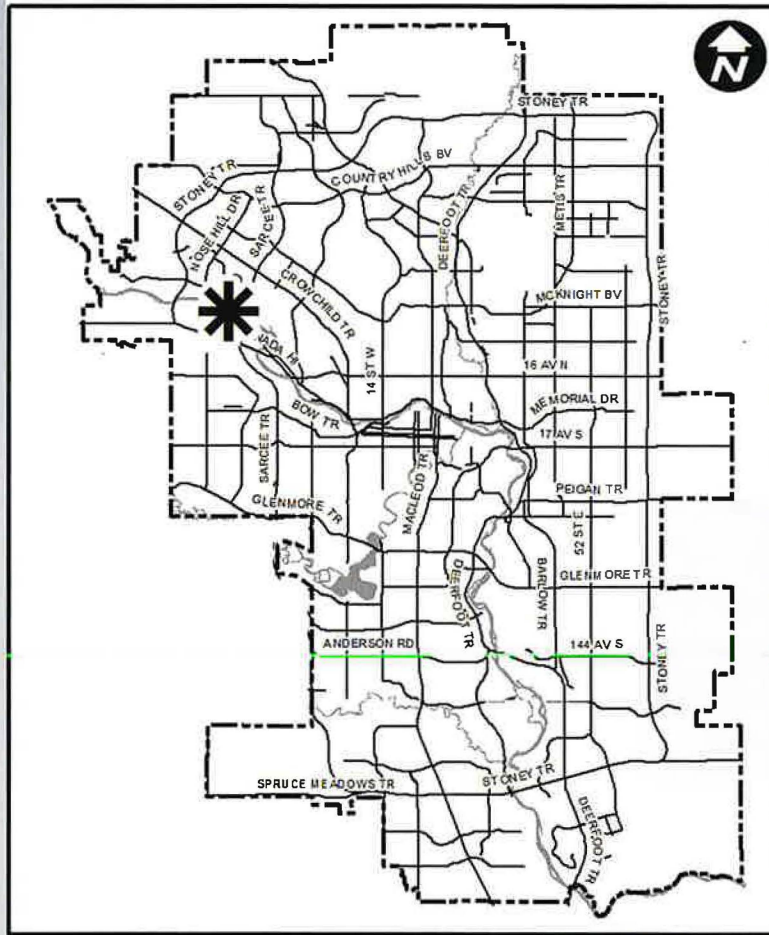
Public Hearing of Council  
Agenda Item: 8.1.7

**LOC2020-0185**  
**Land Use Amendment**

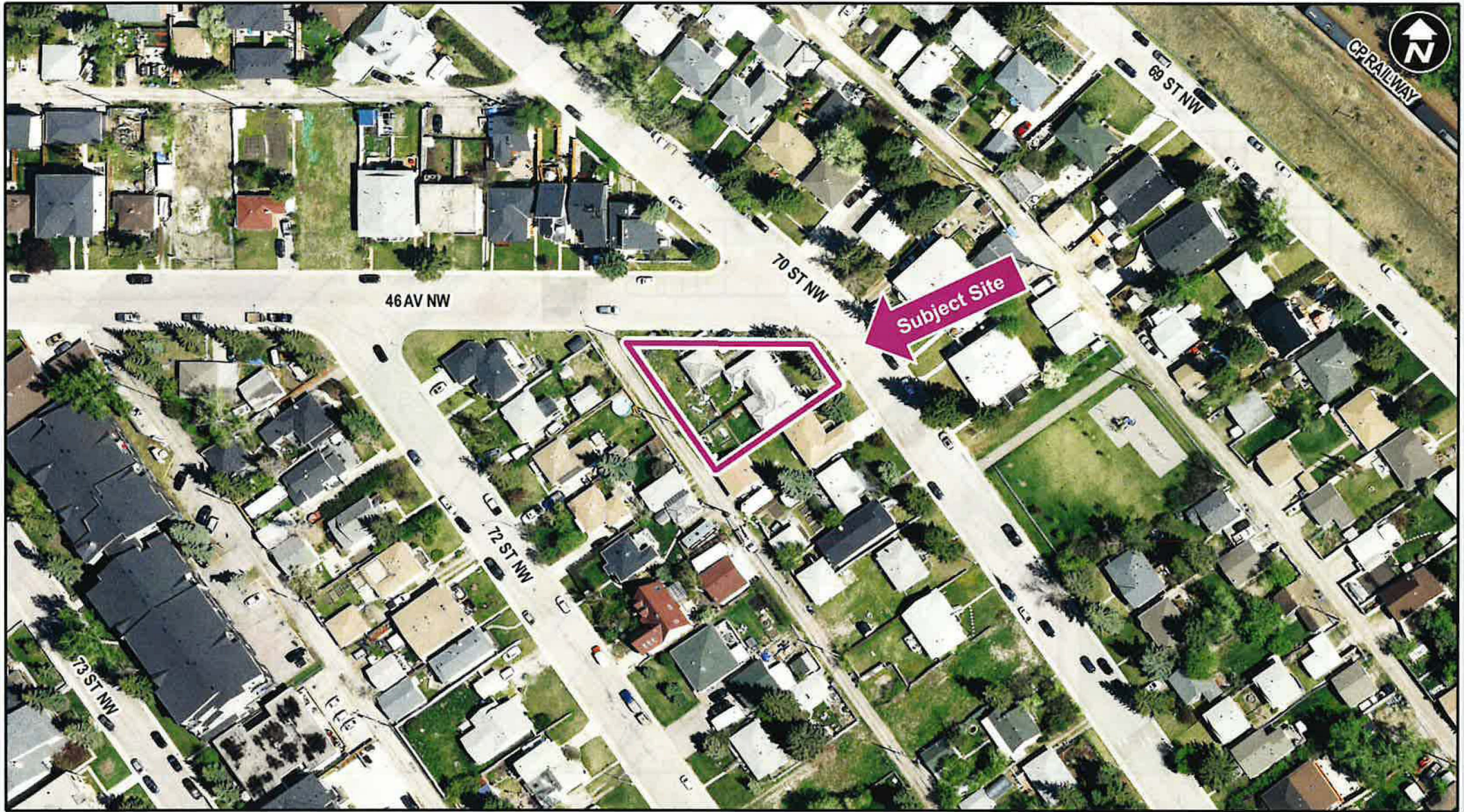


CITY OF CALGARY  
**RECEIVED**  
IN COUNCIL CHAMBER  
APR 12 2021  
ITEM: 8.1.7 CPC2021-0128  
Distribution  
CITY CLERK'S DEPARTMENT

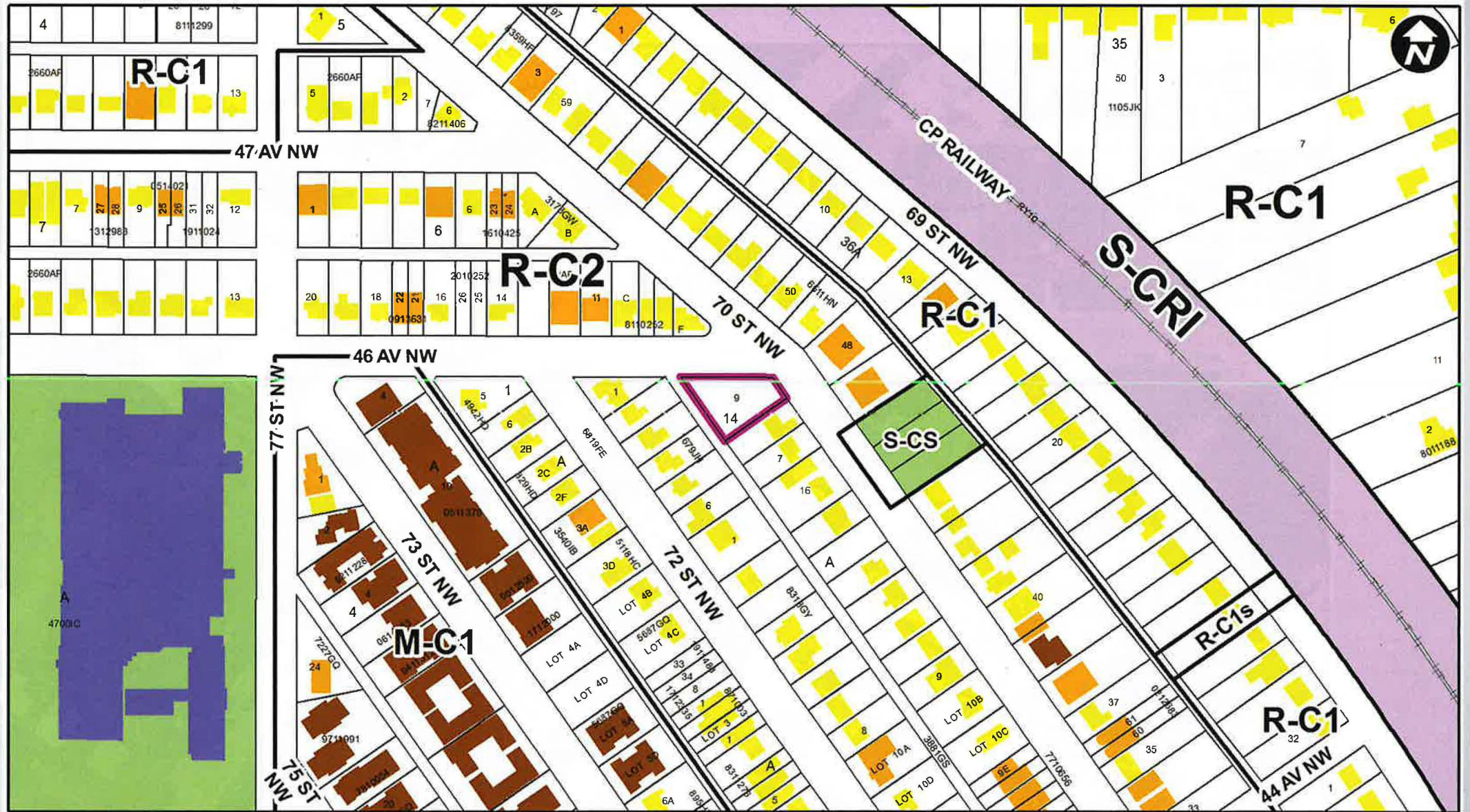








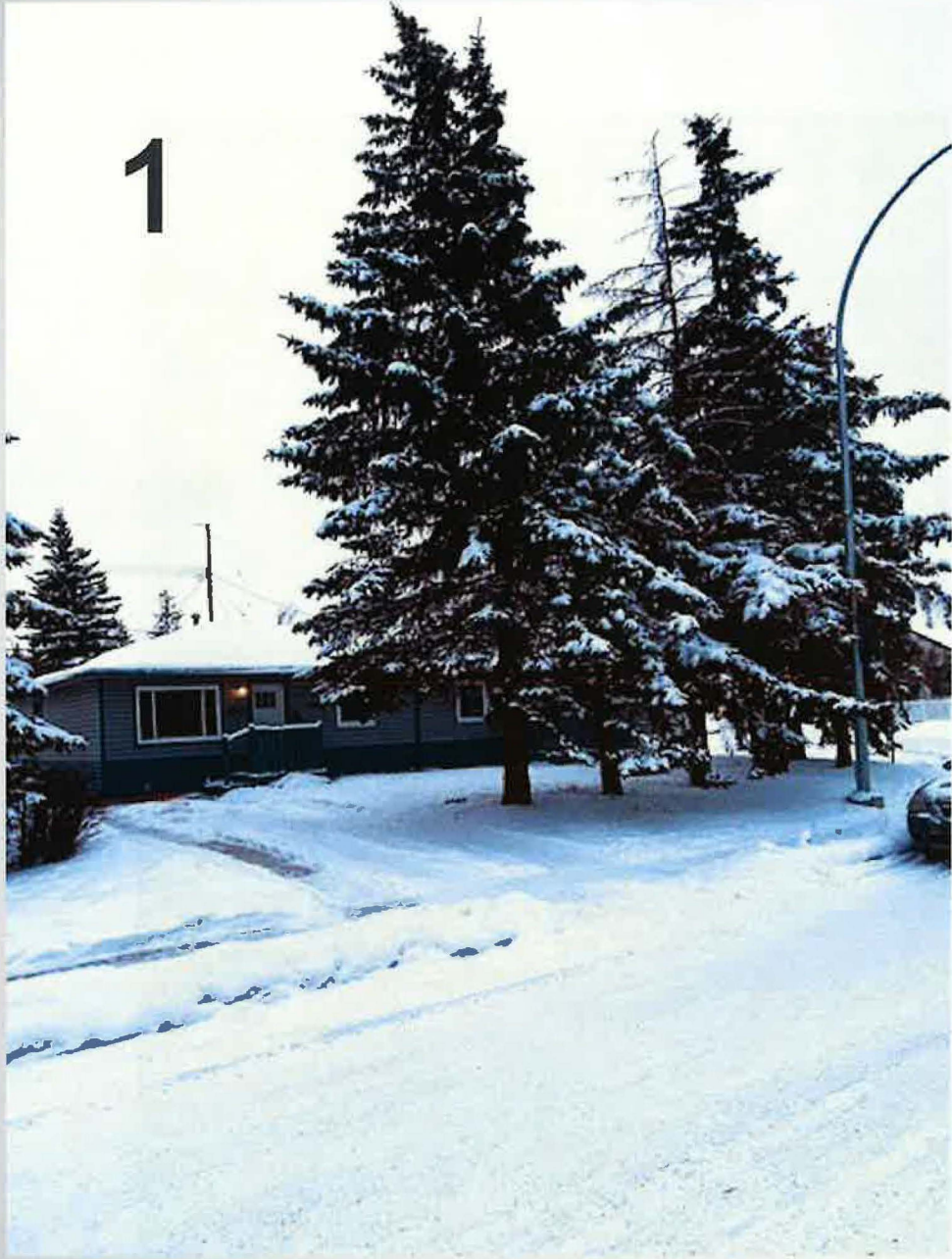




LEGEND

- 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

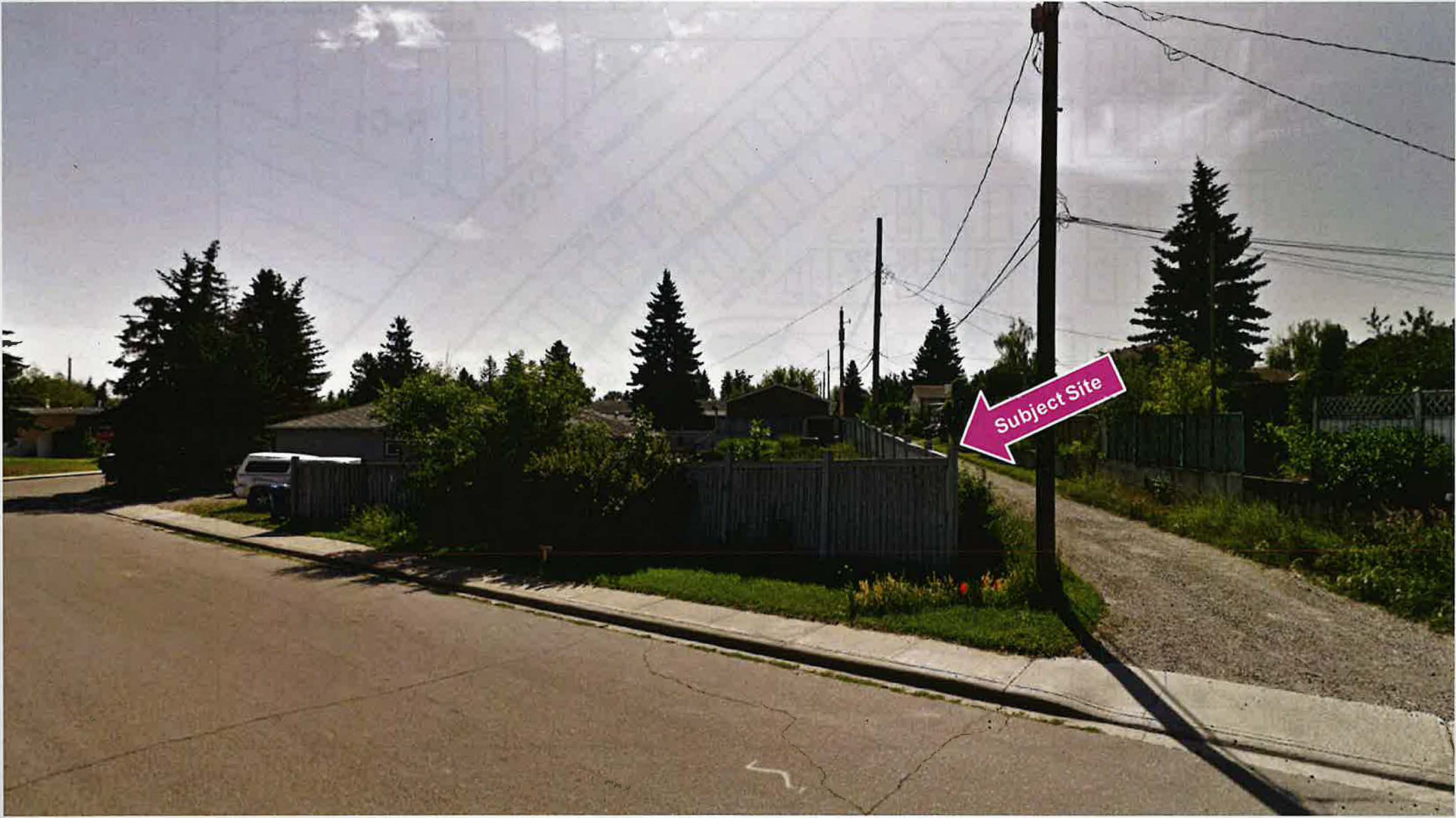




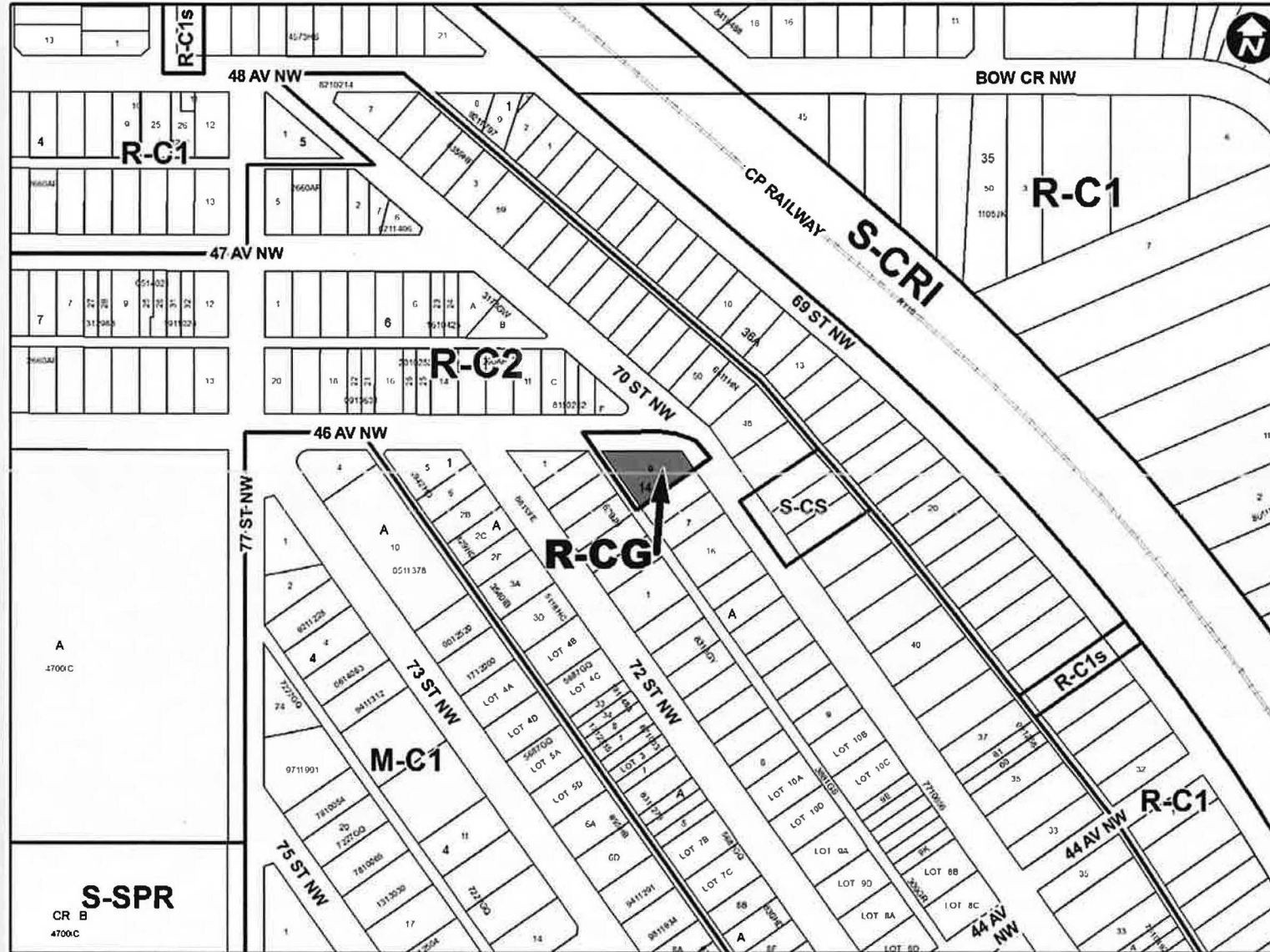














## Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 35D2021** for the redesignation of 0.09 hectares  $\pm$  (0.23 acres  $\pm$ ) located at 4649 - 70 Street NW from Residential - Contextual One/Two Dwelling (R-C2) to Residential Grade – Oriented Infill (R-CG) District.



## Stakeholder Engagement

- Standard City led Outreach procedure followed.
- A letter in support was received from the Community Association
- 9 individual letters of opposition were received from the community, and a summary of petition included 17 signatures
- Reasons for concern:
  - Increased traffic and parking issue
  - Privacy of adjacent properties
  - Inappropriate increase of density and building height



