

Calgary



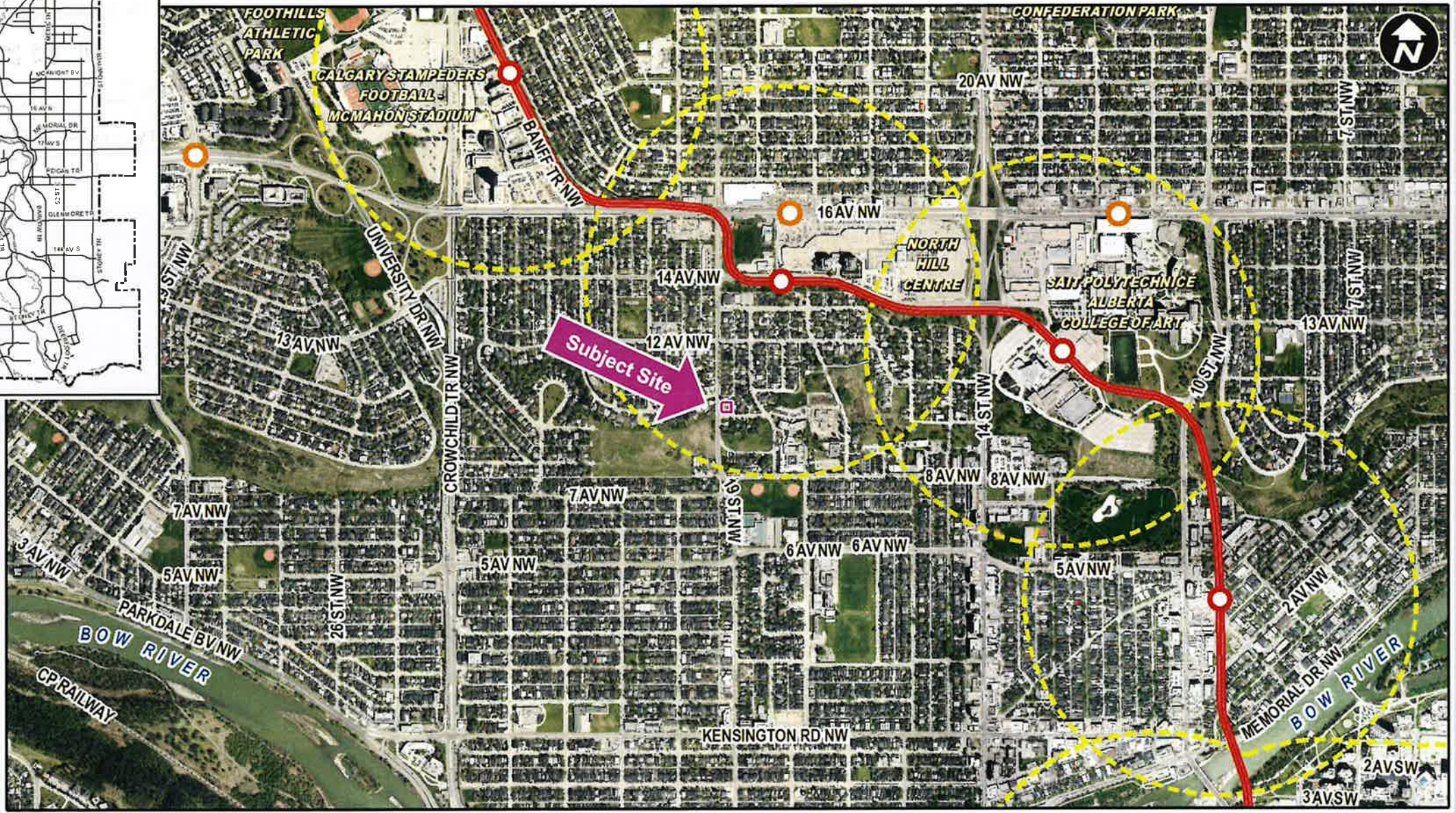
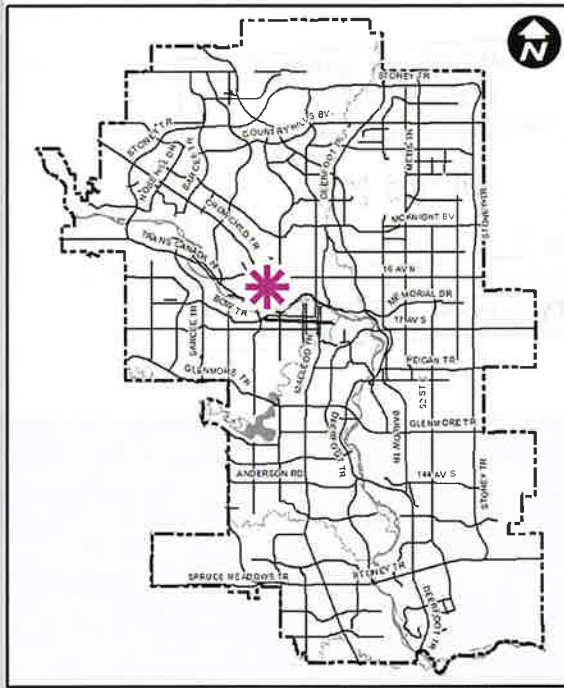
Public Hearing of Council

Agenda Item: 8.1.4



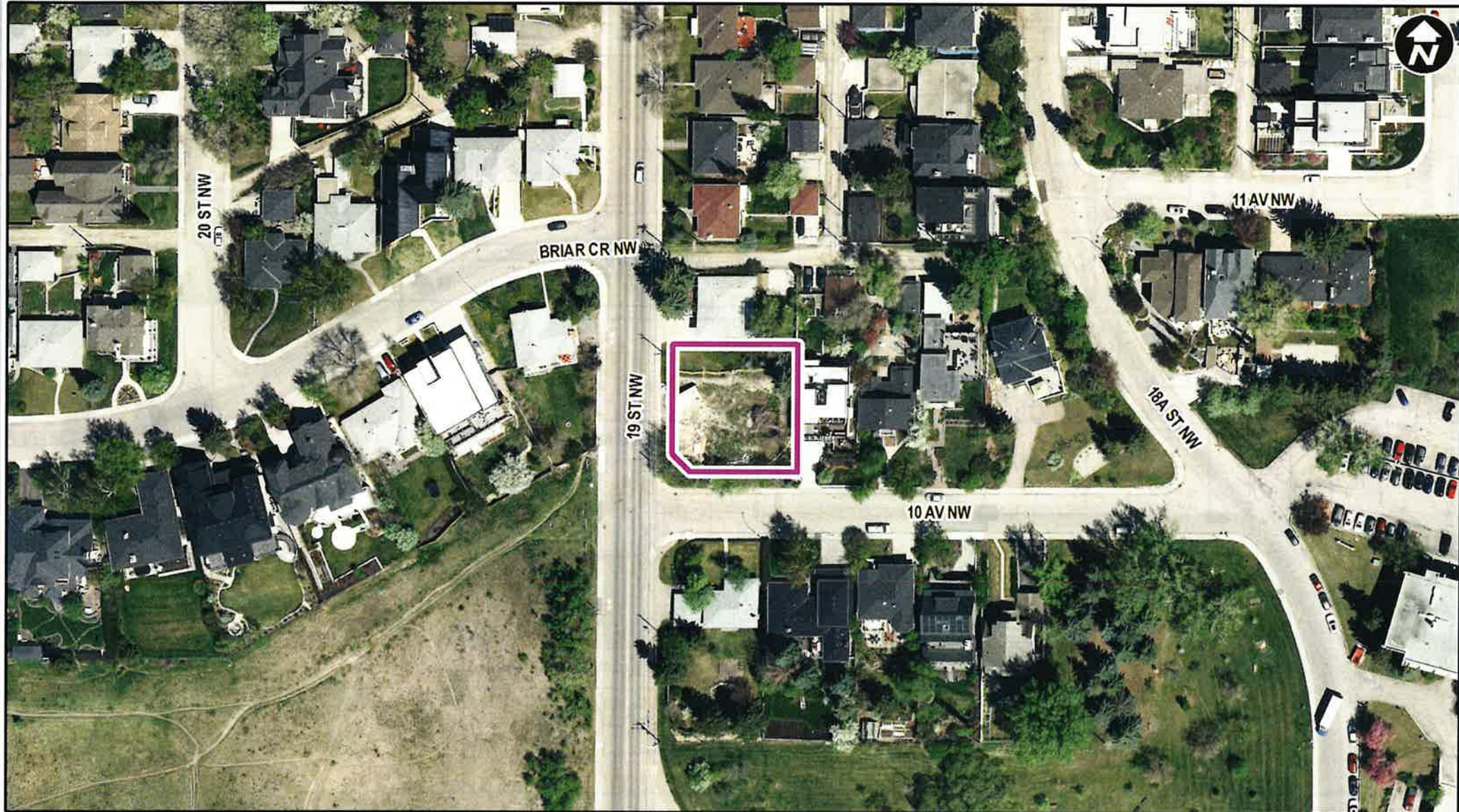
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LOC2021-0032
Policy and Land Use Amendment
July 5, 2021



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



Parcel Size:

0.09 ha

31m x 31m

LOOKING SOUTHEAST FROM 19 STREET NW



LOOKING NORTHEAST FROM 19 STREET NW / 10 AVENUE NW INTERSECTION

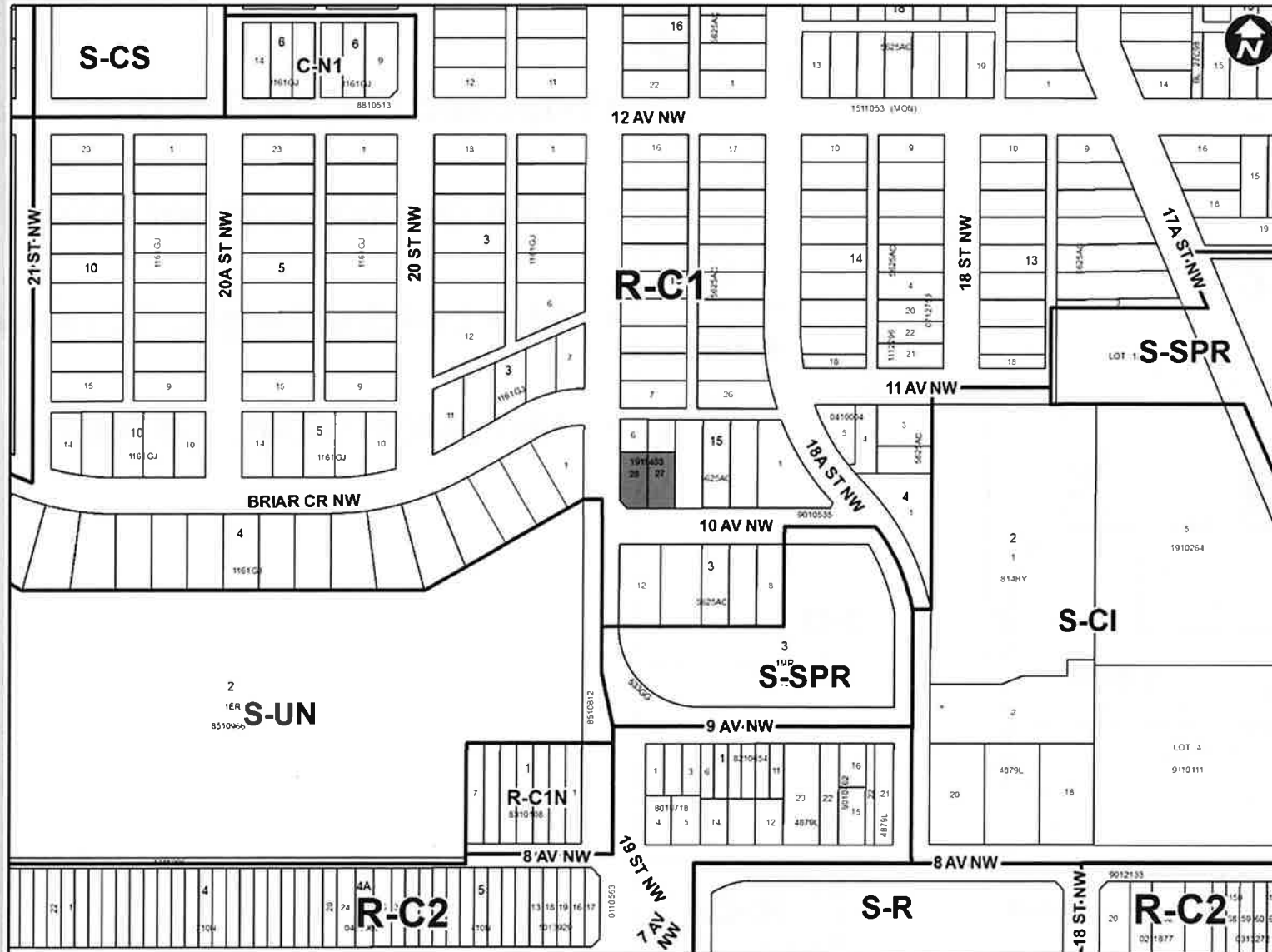


LOOKING SOUTH DOWN 19 STREET NW



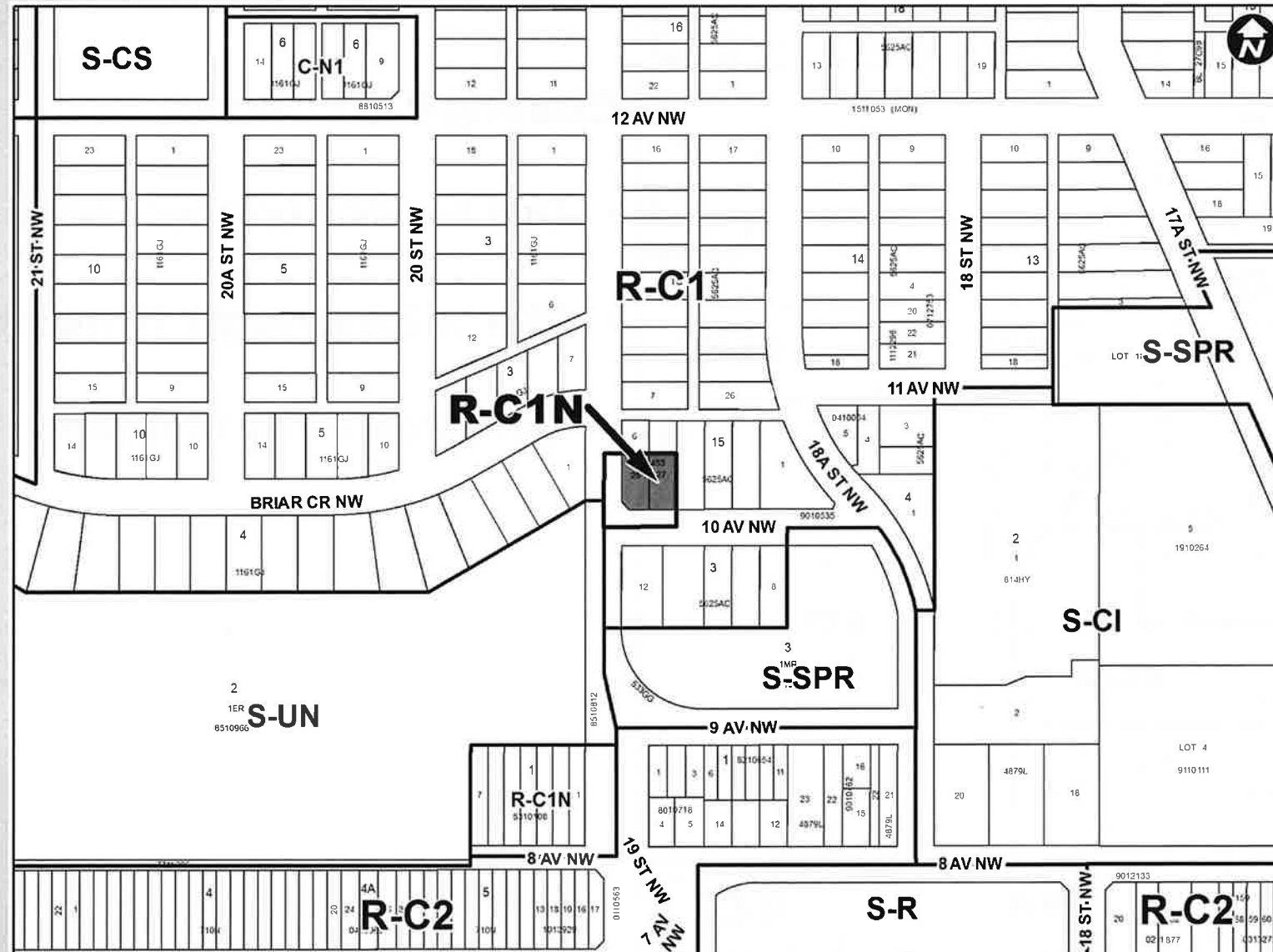
LOOKING NORTHWEST FROM 10 AVENUE NW





Existing R-C1 District:

- One dwelling unit per parcel
- Max building height 10 metres
- Min parcel width 12 metres



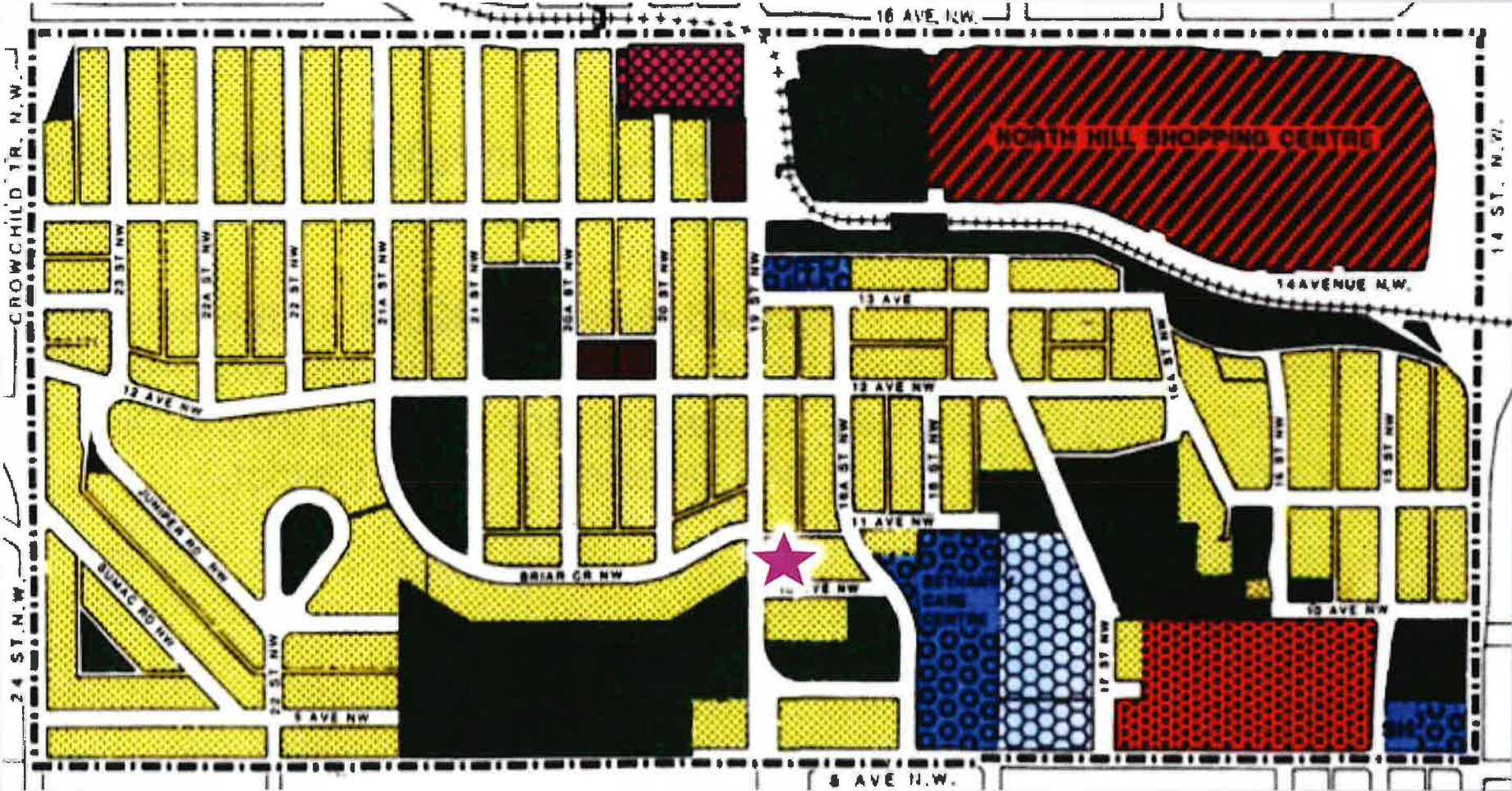
Proposed R-C1N District:

- One dwelling unit per parcel
- Max building height: 10 metres
- Min parcel width: 7.5 metres

Hounsfield Heights / Briar Hill Area Redevelopment Plan

Section 2.1.3.4:

“Lands located at 1616 11 Avenue NW, and 1922 and 1924 10 Avenue NW, may be appropriate for subdivision”.



Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 30P2021** for the amendment to the Hounsfeld Heights/Briar Hill Area Redevelopment Plan (Attachment 2); and
2. Give three readings to **Proposed Bylaw 96D2021** for the redesignation 0.09 hectares \pm (0.23 acres \pm) located at 1922 and 1924 – 10 Avenue NW (Plan 1911453, Block 15, Lots 27 and 28) from Residential – Contextual One Dwelling (R-C1) District **to** Residential – Contextual Narrow Parcel One Dwelling (R-C1N) District.

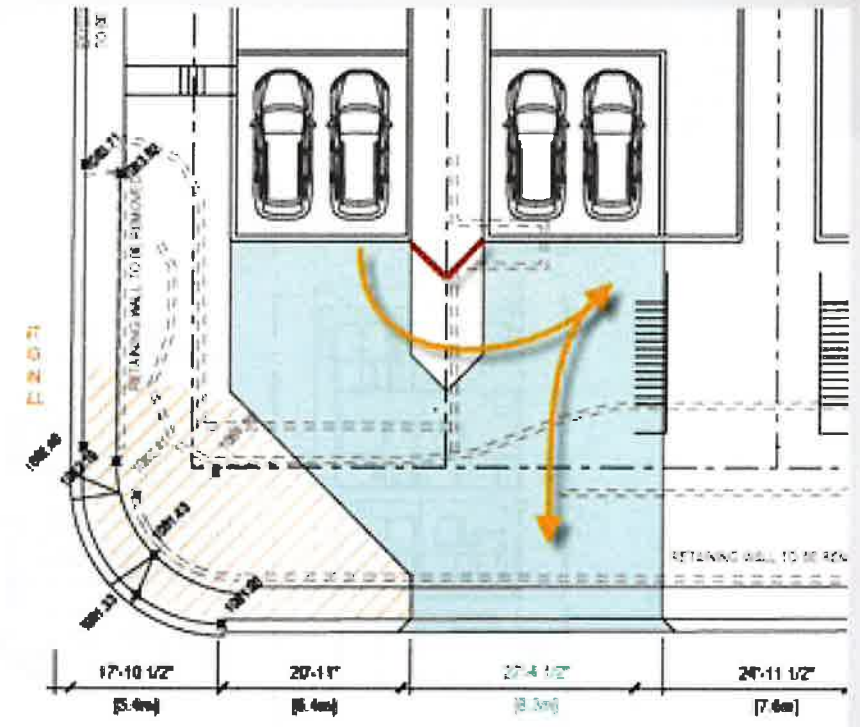
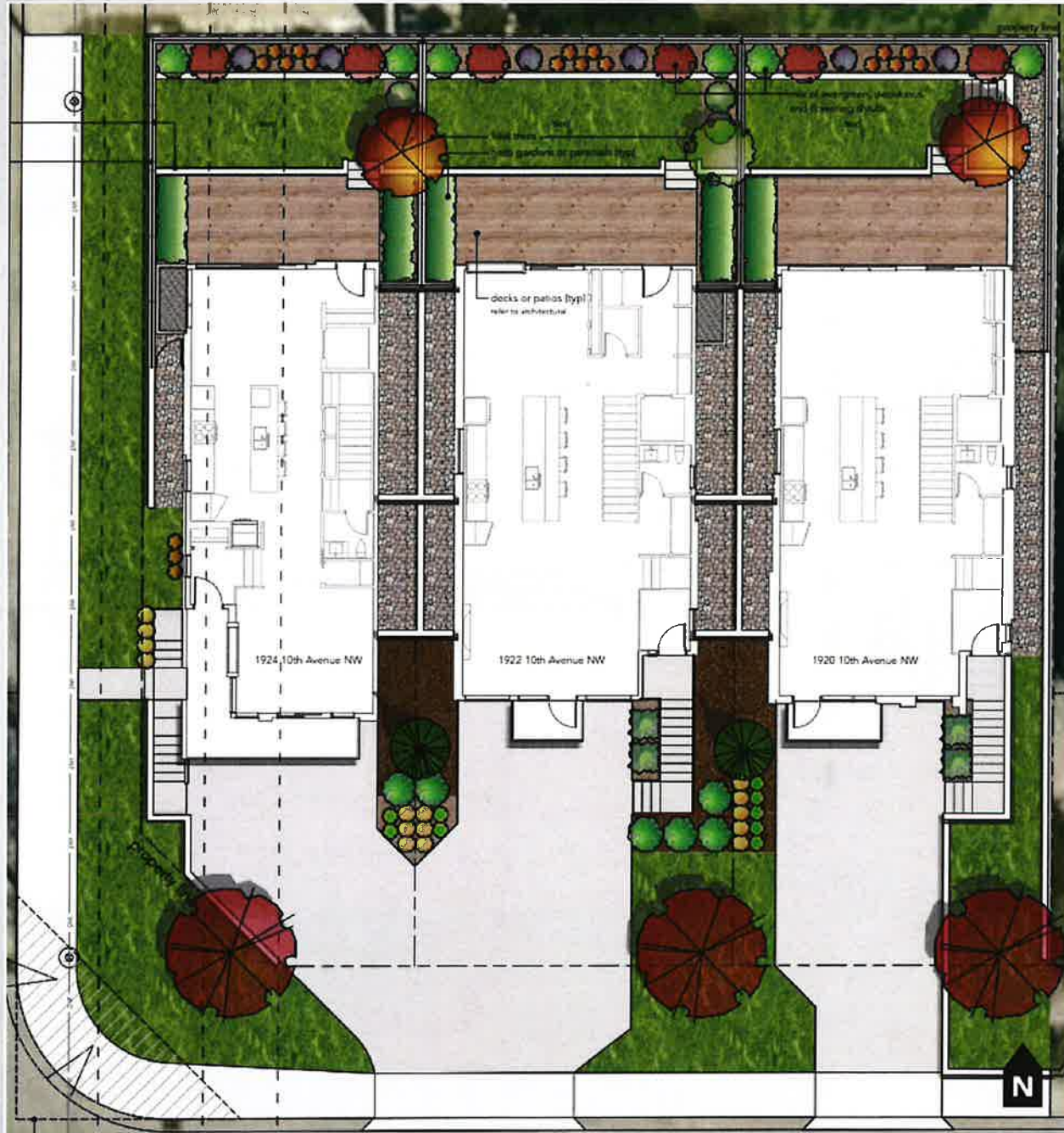
Supplementary Slides



Conceptual Visualization

1922 + 1924 10 AV NW

**Project visualizations are conceptual in nature and subject to revision*





2 SOUTH STREET ELEVATION
DP.002 SCALE 1/16" = 1'-0"