

Applicant Submission

January 20, 2021

- 1) What are the benefits of the redesignation, for you, the surrounding community and the City of Calgary?
The Land Use Redesignation request is to bring in line, the Land Use with the original build purpose of a side by side duplex with lower suites. The building was built in 1976 as a 4 plex, a party wall separating the north and south section of the building and each side having a lower suite. Both sides are separately titled. The current DC land use designation puts the property out of compliance.

The benefit to the city and public is to continue the use of the property as a 4 plex to provide affordable housing.

- 2) Provide information on how you engaged with the neighboring land owners and/or the Community Association?
What was the response?
Neighboring Land owners have not been engaged. The property has operated as a 4plex without any issues or complaints from the community.

- 3) Identify how you will provide the required parking for both the primary dwelling and the secondary suite on your parcel?
The property has existing off street parking for all dwellings. There is a single detached garage and a 3 parking stalls at the rear of the property.

- 4) Are there any potential negative impacts of this development that you are aware of?
There are no negative impacts of this land use redesignation.