

**THE CITY OF CALGARY**  
**TABULATION OF BYLAW(s)**  
**TO BE PRESENTED TO COUNCIL ON**  
**MONDAY, 2021 SEPTEMBER 13**

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BYLAW 130D2020

Being a Bylaw of The City of Calgary to amend the Land Use Bylaw 1P2007 (Land Use Amendment LOC2019-0189)

Second Reading  
Third Reading

**NOTE:**

Second and third reading were withheld on 2020 October 05 and Administration was directed to return to Council pending: a) the applicant address the matters identified by Calgary Planning Commission (CPC) as well as the comprehensive land use matters including the Concept Plan and arrangement of uses on site, b) review the egress of the proposed development to 32 Avenue NW instead of 37 Street NW and, c) have the development permit (DP2019-6254) receive conditional approval from CPC. This tabulation report confirms that the development permit (DP2019-6254) has received conditional approval by CPC on 2021 August 05 and Administration is recommending second and third reading for Bylaw 130D2020. The development permit and conditional approval considered the items identified by CPC, including the comprehensive land use matters, the arrangement of uses on the site, and reoriented the emergency service egress onto 32 Avenue NW.

Administration recommends that prior to second and third reading Bylaw 130D2020 should be amended by deleting and replacing Schedule B with an updated Land Use District Map. This schedule has been amended to remove the proposed Mixed Use – General (MU-1f2.0h23) District and expand the proposed DC Direct Control District and Special Purpose – School, Park and Community Reserve (S-SPR) District to align with the Development Permit given conditional approval by CPC through DP2019-6254. Information on the Development Permit is located in Attachment 1.

Attachment 3 (Motion Required To Amend Bylaw 130D2020) shows the motion that would be required to amend Bylaw 130D2020 as per the above. Administration recommends that Council adopt this motion, prior to giving second and third reading to Bylaw 130D2020 (Attachment 2), as amended.

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**Background:** The Public Hearing and first reading of Bylaw 130D2020 were held on 2020 October 05.

Ineligible to Vote: The following Members of Council were absent from the Public Hearing of first reading on Bylaw 130D2020 and are therefore not eligible to vote on the matter:

Councillor Jones

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Excerpt from the Minutes of the Combined Meeting of Council, held:

The following documents were distributed with respect to Report CPC2020-0926:

- A presentation entitled "LOC2019-0189 Land Use Amendment (S-URP to S-SPR, MU-1 & DC)"
- A presentation entitled "CALGARY CITY COUNCIL PUBLIC HEARING: Varsity Multi-Service Redevelopment LOC2019-0189, CPC2020-0926 3740 32 Ave NW, Varsity [Ward 1]"

The Public Hearing was called and the following speakers addressed Council with respect to Bylaw 130D2020:

1. Ryan Meier
2. Marc Boutin
3. Mark Woodward
4. Bruce Irvine
5. Michelle Smith Cowman
6. Susan Specht

Council recessed at 3:15 p.m. and reconvened at 3:51 p.m. with Mayor Nenshi in the Chair.

**ROLL CALL**

Mayor Nenshi, Councillor Gondek, Councillor Demong, Councillor Davison, Councillor Farkas, Councillor Farrell, Councillor Keating, Councillor Magliocca, Councillor Sutherland, Councillor Woolley, Councillor Carra, Councillor Chahal, Councillor Chu, Councillor and Colley-Urquhart.

Absent at Roll Call: Councillor Jones

Council dealt with the remainder of the Recognitions prior to resuming the Public Hearing.

7. JoAnne Atkins
8. Roy Wright
9. Mac Logan
10. Colin MacDonald
11. Bob Benson, President Varsity community Association

Pursuant to Section 90(2) of Procedure Bylaw 35M2017, Council recalled the Applicant, in order to ask additional questions of clarification.

- **Moved by** Councillor Sutherland

**Seconded by Councillor Woolley**

That with respect to Report CPC2020-0926, the following be adopted:

That Council:

1. Adopt, by bylaw, the proposed redesignation of 1.49 hectares  $\pm$  (3.69 acres  $\pm$ ) located at 3740 - 32 Avenue NW (Plan 1799GC, Block 2, Lot 9) from Special Purpose – University Research Park (S-URP) District to Mixed Use – General (MU-1f2.0h23) District, Special Purpose – School, Park and Community Reserve (S-SPR) District, and DC Direct Control District;
2. Give first reading to Proposed Bylaw 130D2020; and
3. WITHHOLD second and third readings until:
  - a. the applicant addresses the matters identified by Calgary Planning Commission (CPC) as well as the comprehensive land use matters including the Concept Plan and arrangement of uses on the site;
  - b. the applicant work with Transportation Planning to consider amending the egress away from 37th Street and on to 32nd Avenue; and
  - c. Development Permit has been reviewed by and received conditional approval from CPC.

**ROLL CALL VOTE:**

For: (11) Mayor Nenshi, Councillor Carra, Councillor Chahal, Councillor Davison, Councillor Demong, Councillor Farrell, Councillor Gondek, Councillor Keating, Councillor Magliocca, Councillor Sutherland, and Councillor Woolley

Against: (3) Councillor Chu, Councillor Colley-Urquhart, and Councillor Farkas

**MOTION CARRIED**

- That Bylaw 130D2020 be introduced and read a first time.

**ROLL CALL VOTE:**

For: (11) Mayor Nenshi, Councillor Carra, Councillor Chahal, Councillor Davison, Councillor Demong, Councillor Farrell, Councillor Gondek, Councillor Keating, Councillor Magliocca, Councillor Sutherland, and Councillor Woolley

Against: (3) Councillor Chu, Councillor Colley-Urquhart, and Councillor Farkas

**MOTION CARRIED**

**ATTACHMENT:**

1. Development Permit (DP2019-6254) Summary – CPC2021-1130
2. Proposed Bylaw 130D2020
3. Motion Required To Amend Bylaw 130D2020