



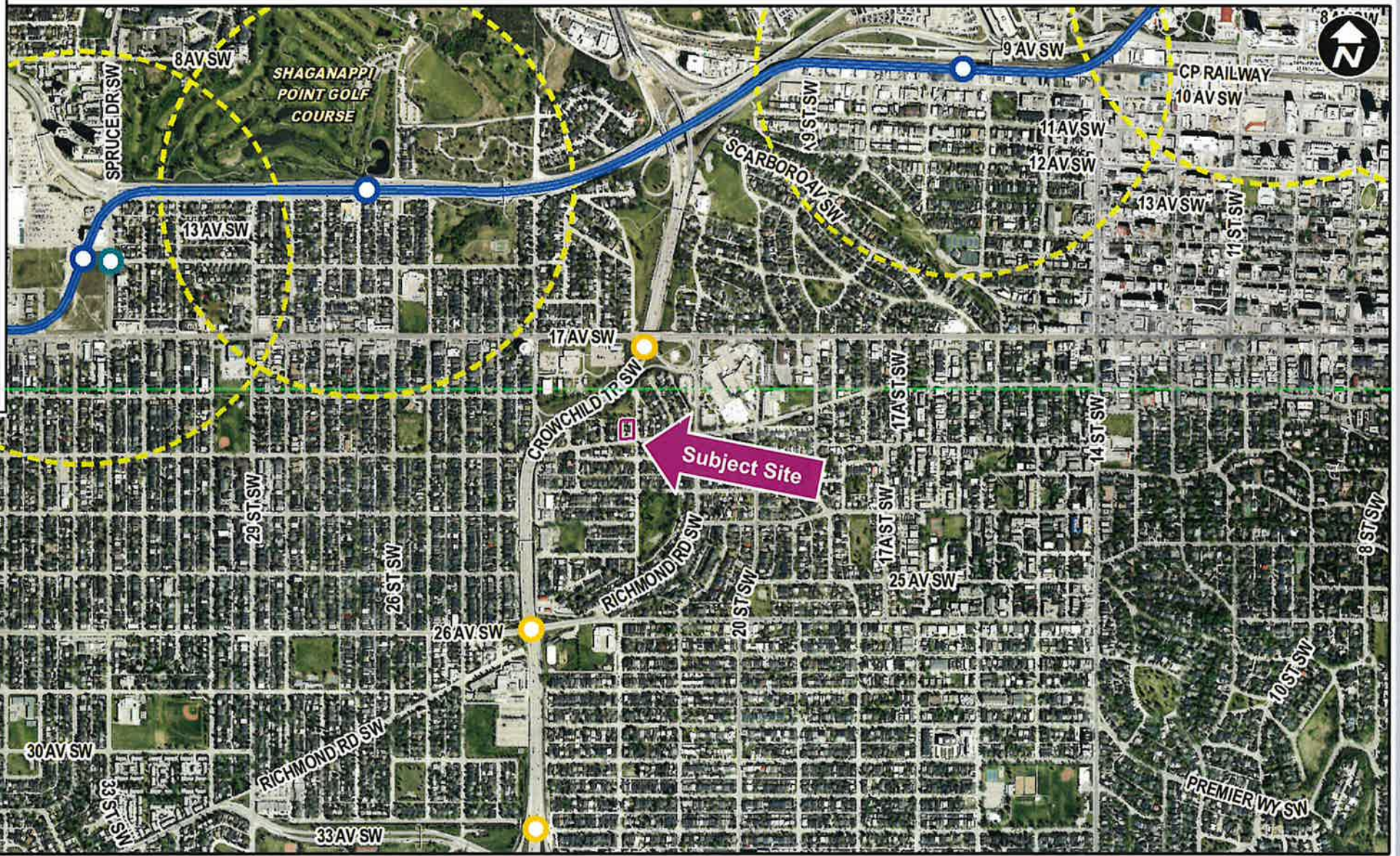
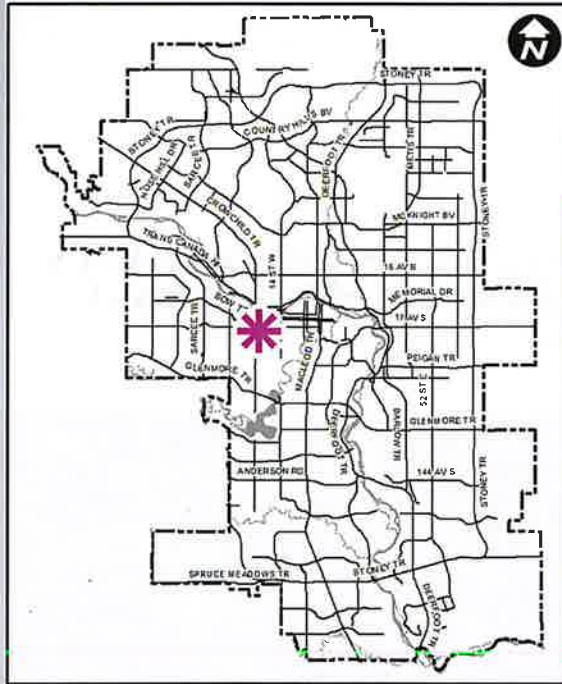
Public Hearing of Council

Agenda Item: 8.1.27

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LOC2021-0082
Land Use Amendment
September 13, 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:

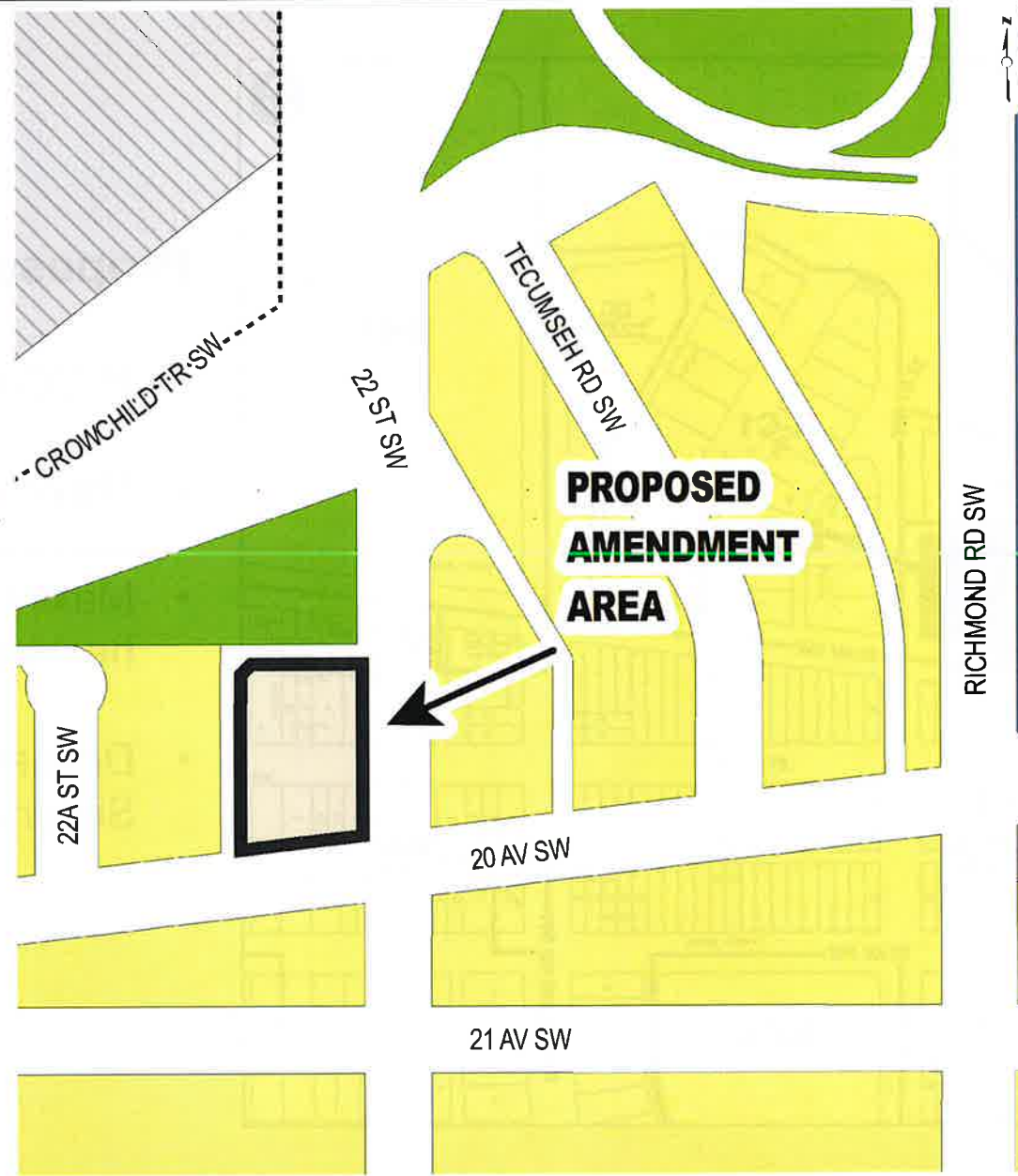
0.19 ha
44m x 36m

Map 2

Land Use Policy

Legend

-  Main Street Area Developed Areas Guidebook
-  Future Comprehensive Plan
-  Conservation/ Infill
-  Low Density Residential
-  Open Space
-  Institutional



Proposed Amendment to the Richmond ARP:

- Currently designated as ***'Conservation Infill'***
- Proposed policy amendment would change designation to ***'Low Density Residential'***

Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 51P2021** for the amendments to the Richmond Area Redevelopment Plan (Attachment 5); and
2. Give three readings to **Proposed Bylaw 152D2021** for the redesignation of 0.19 hectares $\pm$ (0.48 acres $\pm$) located at 2003, 2009 and 2015 – 22 Street SW (Plan 7197FT, Block 3, Lots 5 to 8) from Residential – Contextual One Dwelling (R-C1) District **to** Direct Control District to accommodate a low density development, with guidelines (Attachment 5).

Supplementary Slides



View of Site looking WEST on 22 Street SW



View from the Site looking EAST on 22 Street SW



View of Site looking NORTH on 20 Avenue SW



View from Site looking SOUTH on 20 Avenue SW



View from Site looking NORTH on 22 Street SW



View from Site looking SOUTH on 22 Street SW

DP2021-2908 – Development Rendering



