

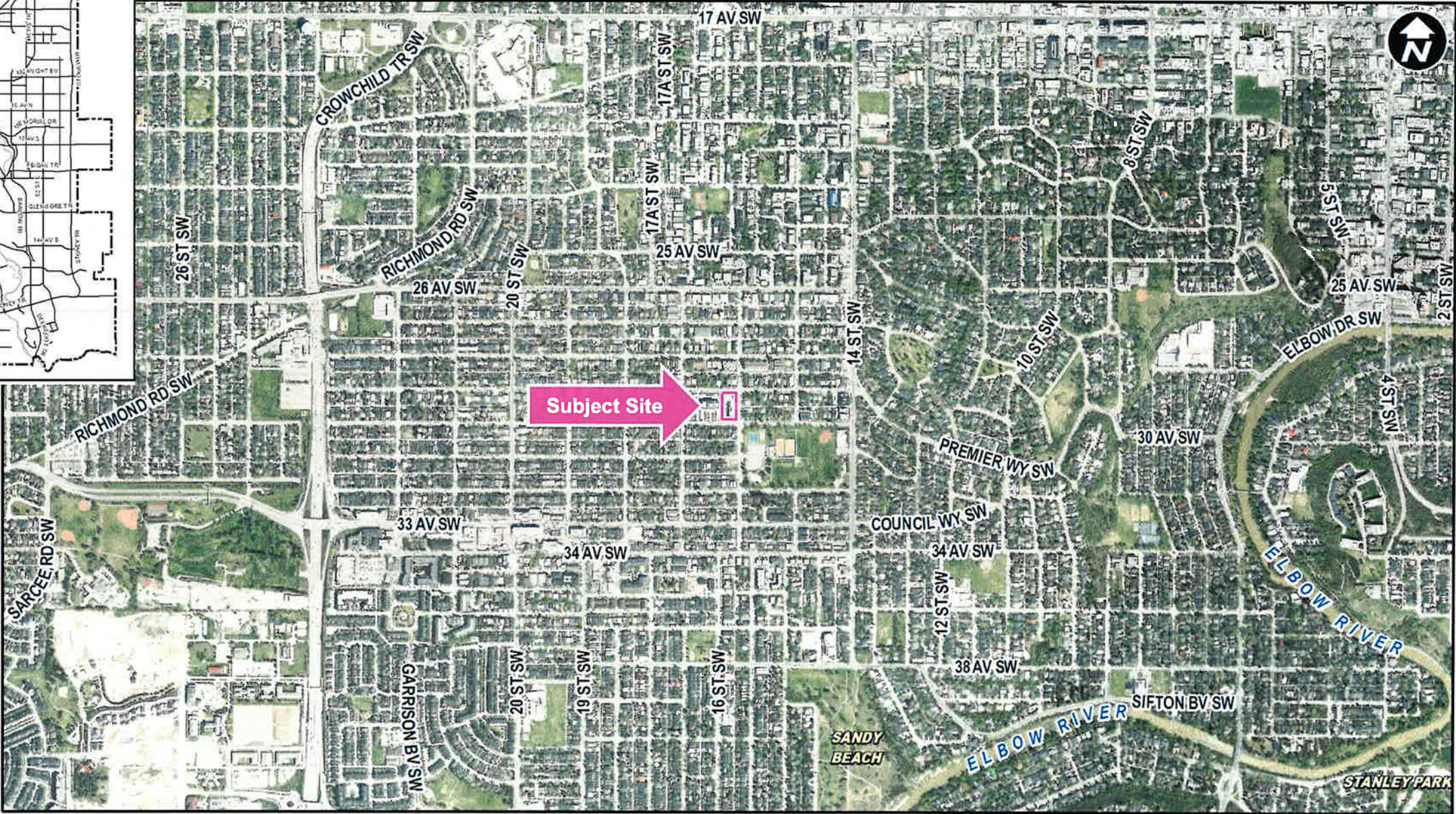
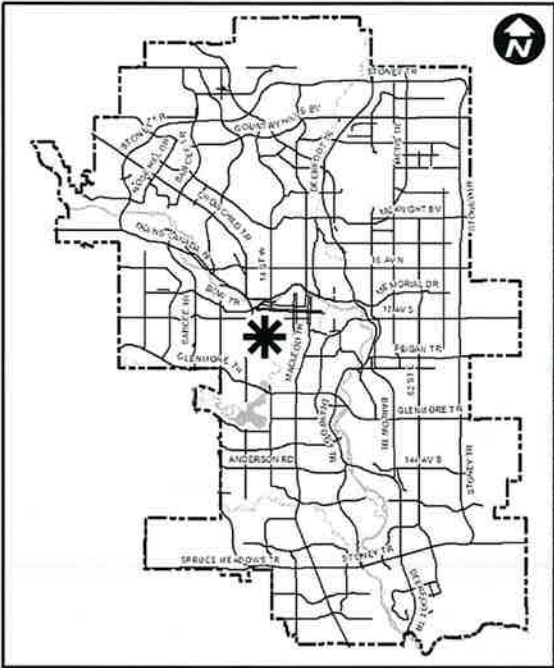


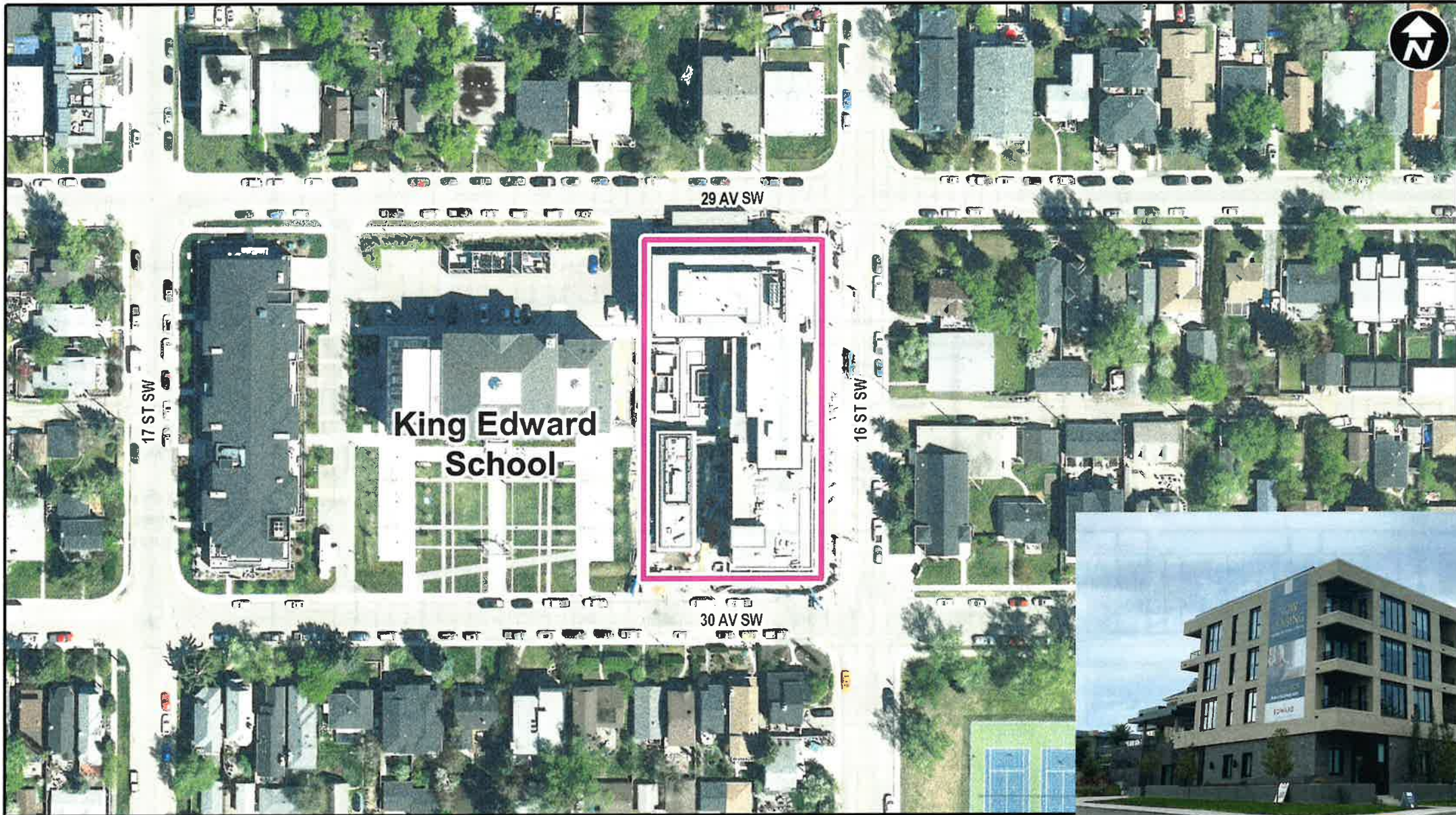
Public Hearing of Council

Agenda Item: 8.1.13

CITY OF CALGARY
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NOV 15 2021
ITEM: 8.1.13 CPC2021-1184
DISTRIBUTION
CITY CLERK'S DEPARTMENT

LOC2020-0158
Land Use & Policy Amendment
November 15, 2021

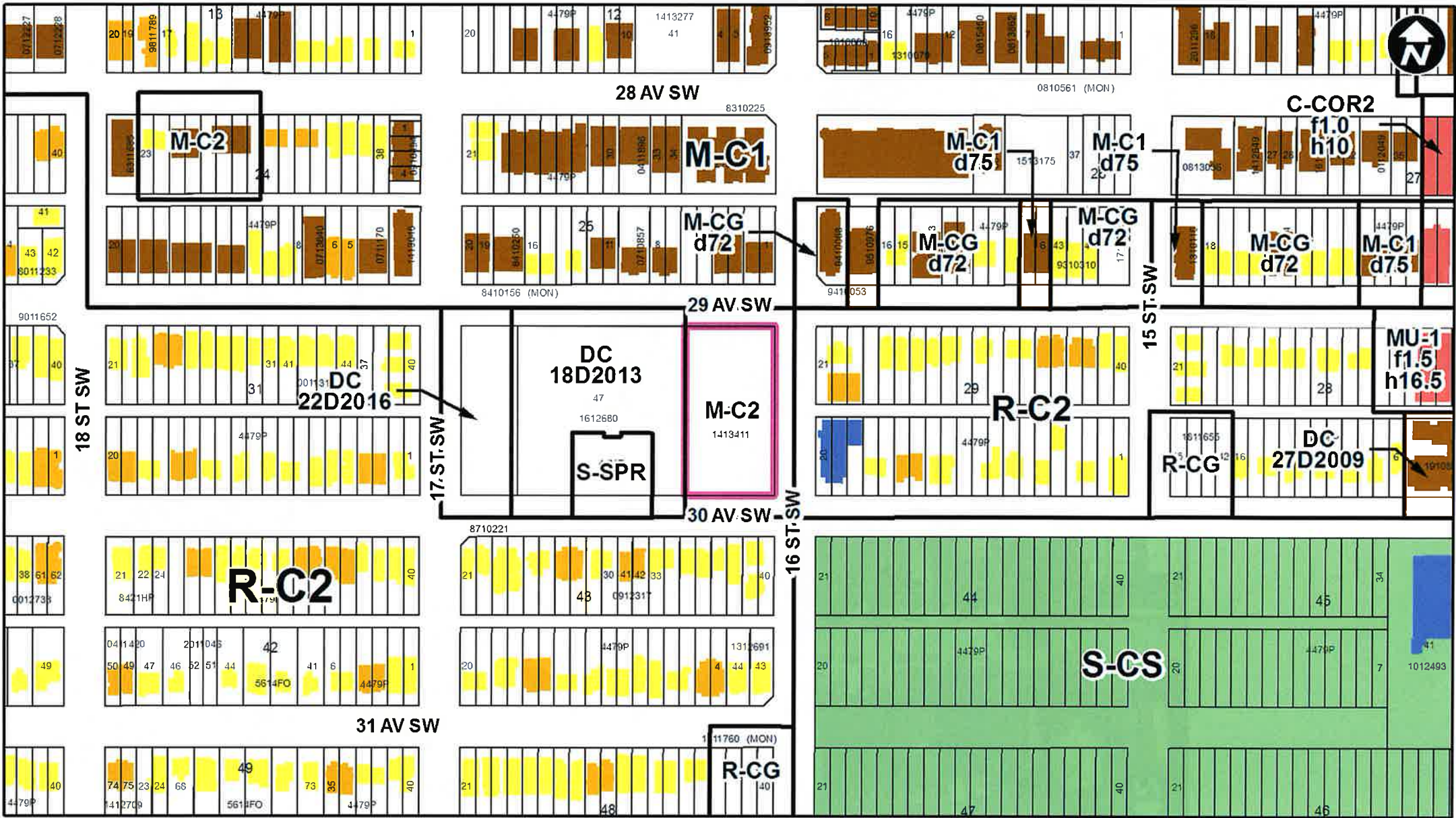


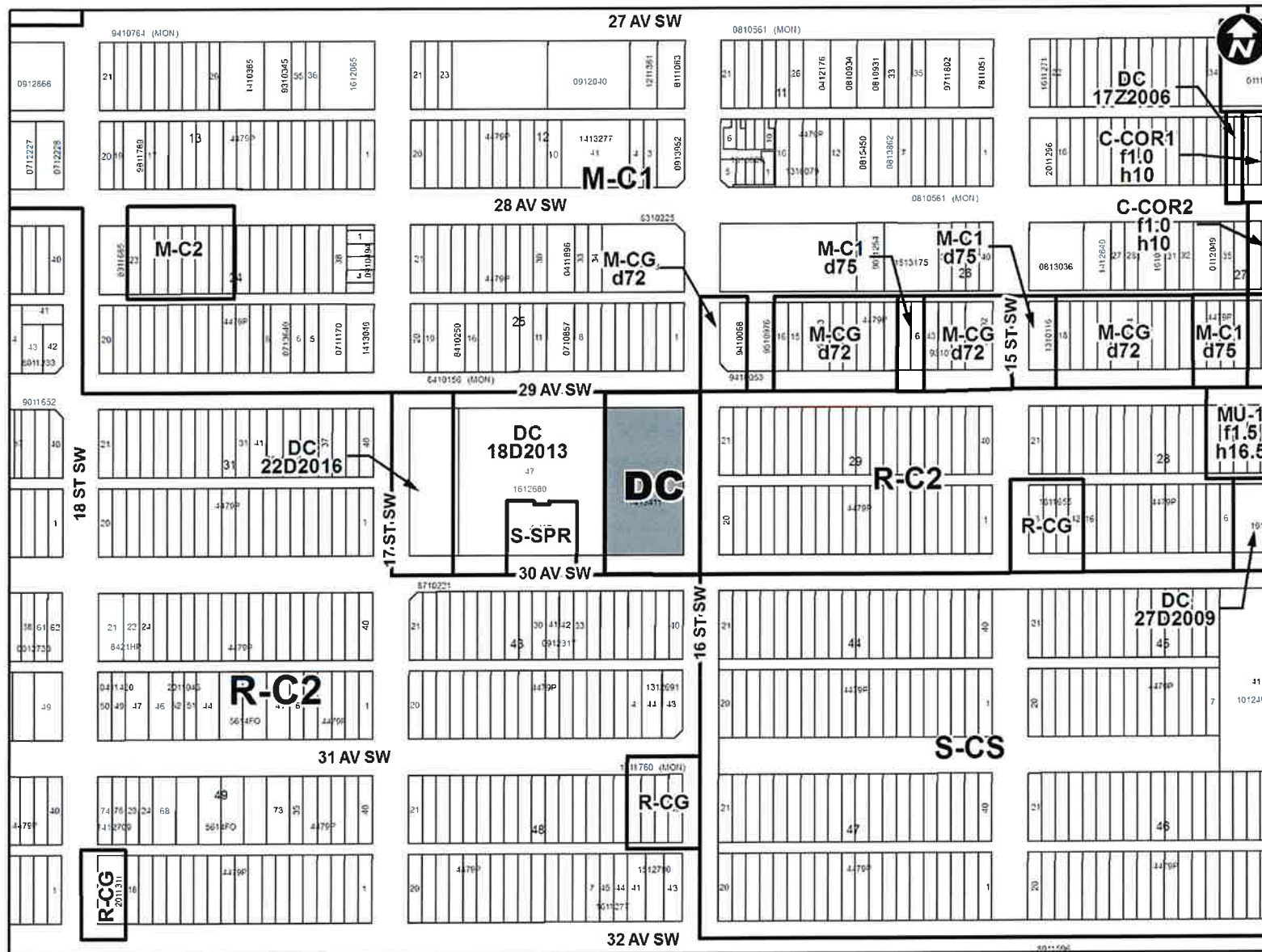


View from
29 AV & 16 ST

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





Proposed Direct Control (DC) District:

- Retains all rules of the existing Multi-Residential – Contextual Medium Profile (M-C2) District
- Accommodates additional use within the existing building:
 - Restaurant: Licensed
 - Outdoor Cafes










South Calgary/Altadore Area Redevelopment Plan

In Section 4.0 King Edward School Site, subsection 4.3.3 Medium Density, add the following policy:

- j) Restaurant and outdoor café uses may be considered appropriate within a residential development. Permanent exterior signage or advertisement is discouraged, particularly on exterior facades facing adjacent residential development.

Map 2
Land Use Policy

Legend

-  Study Area Boundary
-  King Edward School Site
-  Residential Conservation
-  Residential Low Density
-  Residential Medium Density
-  Community Mid-Rise
-  Local Commercial
-  General Commercial
-  Open Space



Approved: 13P86
Amended: 4P2020, 45P2020, 7P2021
This map is conceptual only. No measurements of distances or areas should be taken from this map.

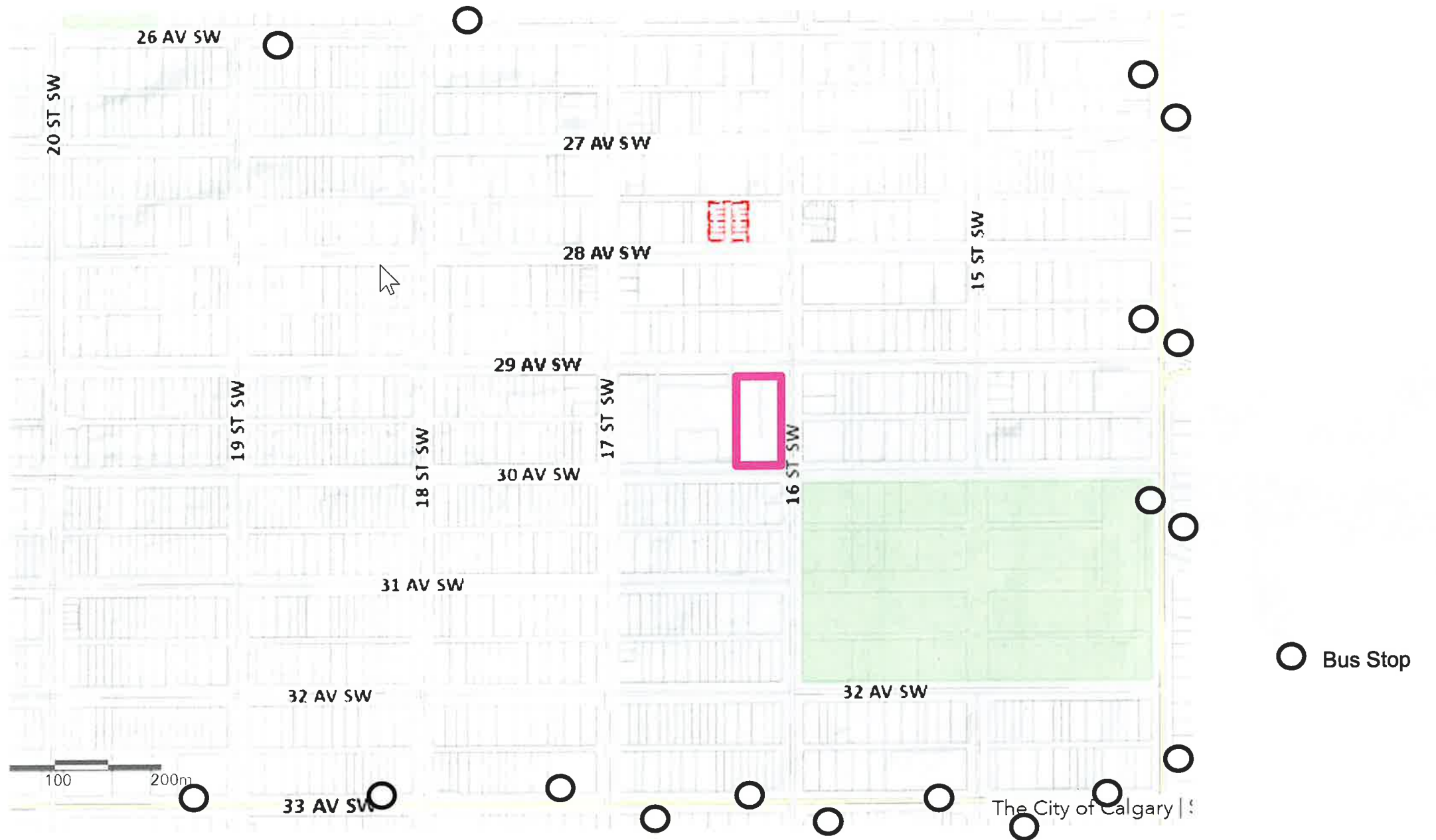


Calgary Planning Commission's Recommendation:

That Council:

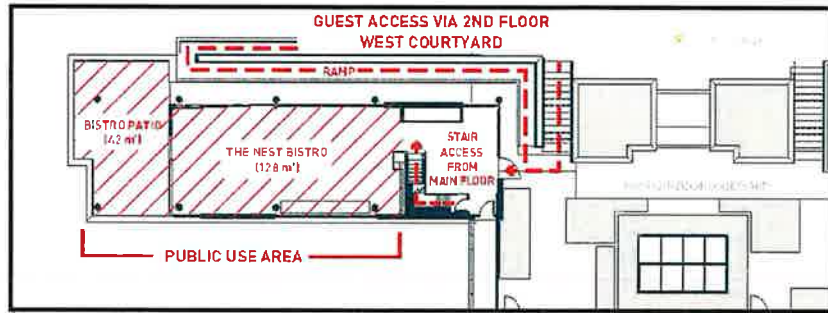
1. Give three readings to **Proposed Bylaw 60P2021** for the amendment to the South Calgary/Altadore Area Redevelopment Plan (Attachment 2); and
2. Give three readings to **Proposed Bylaw 167D2021** for the redesignation of 0.36 hectares \pm (0.89 acres \pm) located at 3023 – 16 Street SW (Plan 1413411, Block 30, Lot 44) from Multi-Residential – Contextual Medium Profile (M-C2) District to Direct Control District to accommodate Restaurant: Licensed and Outdoor Café uses within an existing building, with guidelines (Attachment 3)

Supplementary Slides



○ Bus Stop

Second Floor



Main Floor

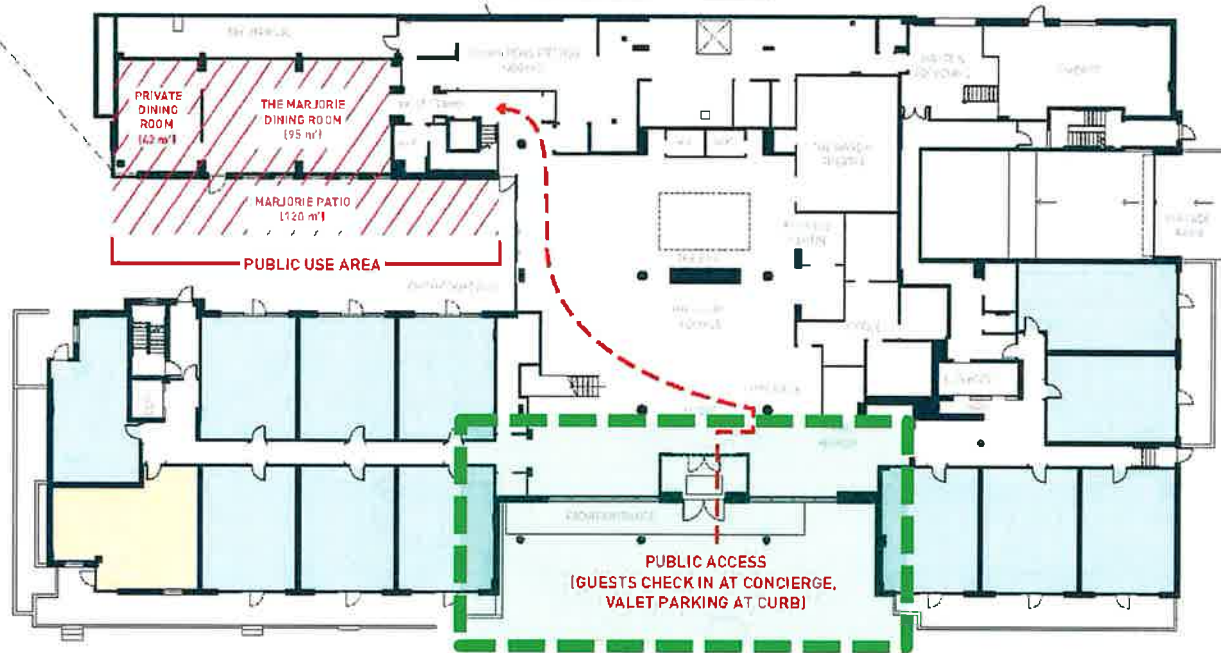


Photo of the public building access

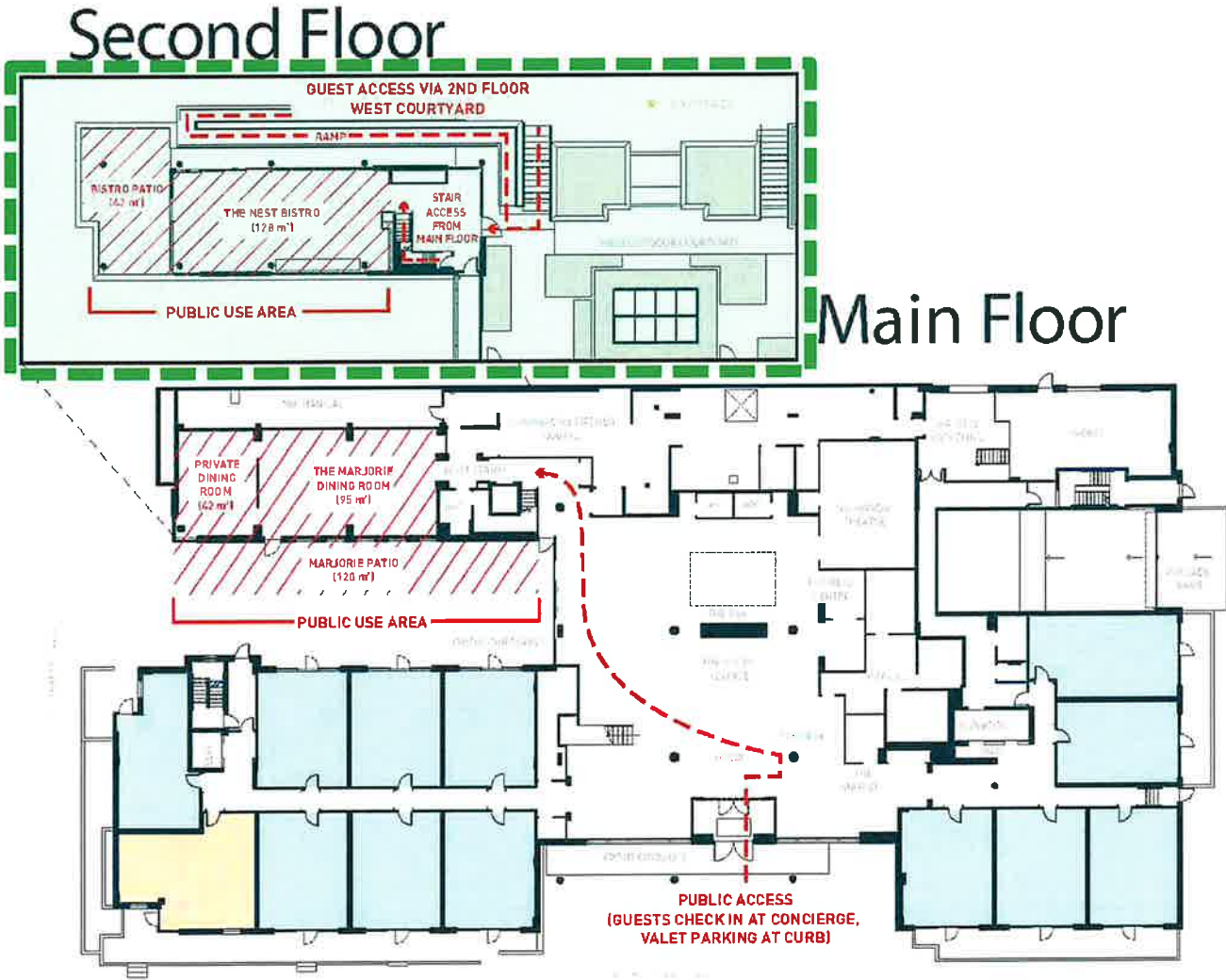


Photo of the second floor