

BYLAW NUMBER 6P2016

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE HILLHURST/SUNNYSIDE AREA
REDEVELOPMENT PLAN BYLAW 19P87**

WHEREAS it is desirable to amend the Hillhurst/Sunnyside Area Redevelopment Plan Bylaw 19P87, as amended;

AND WHEREAS Council has held a public hearing as required by Section 692 of the Municipal Government Act, R.S.A. 2000, c.M-26, as amended:

NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

1. This Bylaw may be cited as the "Hillhurst/Sunnyside Area Redevelopment Plan Amendment Number 16 Bylaw."
2. The Hillhurst/Sunnyside Area Redevelopment Plan attached to and forming part of Bylaw 19P87, as amended, is hereby further amended as follows:
 - (a) In Part I, delete existing Map 3 entitled "Residential Character Areas" and replace with the revised Map 3 entitled "Residential Character Areas", attached hereto as Schedule A.
 - (b) In Part I, delete existing Map 4 entitled "Sites Requiring Implementation Action" and replace with the revised Map 4 entitled "Sites Requiring Implementation Action", attached hereto as Schedule B.
 - (c) In Part I, Section 4.2 Context, in the third paragraph, in the first sentence, delete the number "6" and replace with the number "5".
 - (d) In Part I, delete existing Map 5 entitled "Area Schools" and replace with the revised Map 5 entitled "Area Schools", attached hereto as Schedule C.
 - (e) In Part I, delete existing Map 6 entitled "Transportation System" and replace with the revised Map 6 entitled "Transportation System", attached hereto as Schedule D.
 - (f) In Part II, Section 3.1.5 Density, at the end of the second paragraph add the following:

"Where the base density on a parcel is lower than the minimum density shown in Table 3.1, the minimum density shall be considered to be the base density."
 - (g) In Part II, delete existing Map 1.1 entitled "TOD Study Area" and replace with the revised Map 1.1 entitled "TOD Study Area", attached hereto as Schedule E.

- (h) In Part II, delete existing Map 3.1 entitled "Land Use Policy Areas" and replace with the revised Map 3.1 entitled "Land Use Policy Areas", attached hereto as Schedule F.
- (i) In Part II, delete existing Map 3.2 entitled "Maximum Densities" and replace with the revised Map 3.2 entitled "Maximum Densities", attached hereto as Schedule G.
- (j) In Part II, delete existing Map 3.3 entitled "Building Heights" and replace with the revised Map 3.3 entitled "Building Heights", attached hereto as Schedule H.
- (k) In Part II, Section 3.2.3 Residential Areas, delete Figure E – 5 Avenue Concepts.
- (l) In Part II, delete existing Map 3.4 entitled "Urban Design Initiatives" and replace with the revised Map 3.4 entitled "Urban Design Initiatives", attached hereto as Schedule I.

3. This Bylaw comes into force on the date it is passed.

READ A FIRST TIME THIS ____ DAY OF _____, 2016.

READ A SECOND TIME THIS ____ DAY OF _____, 2016.

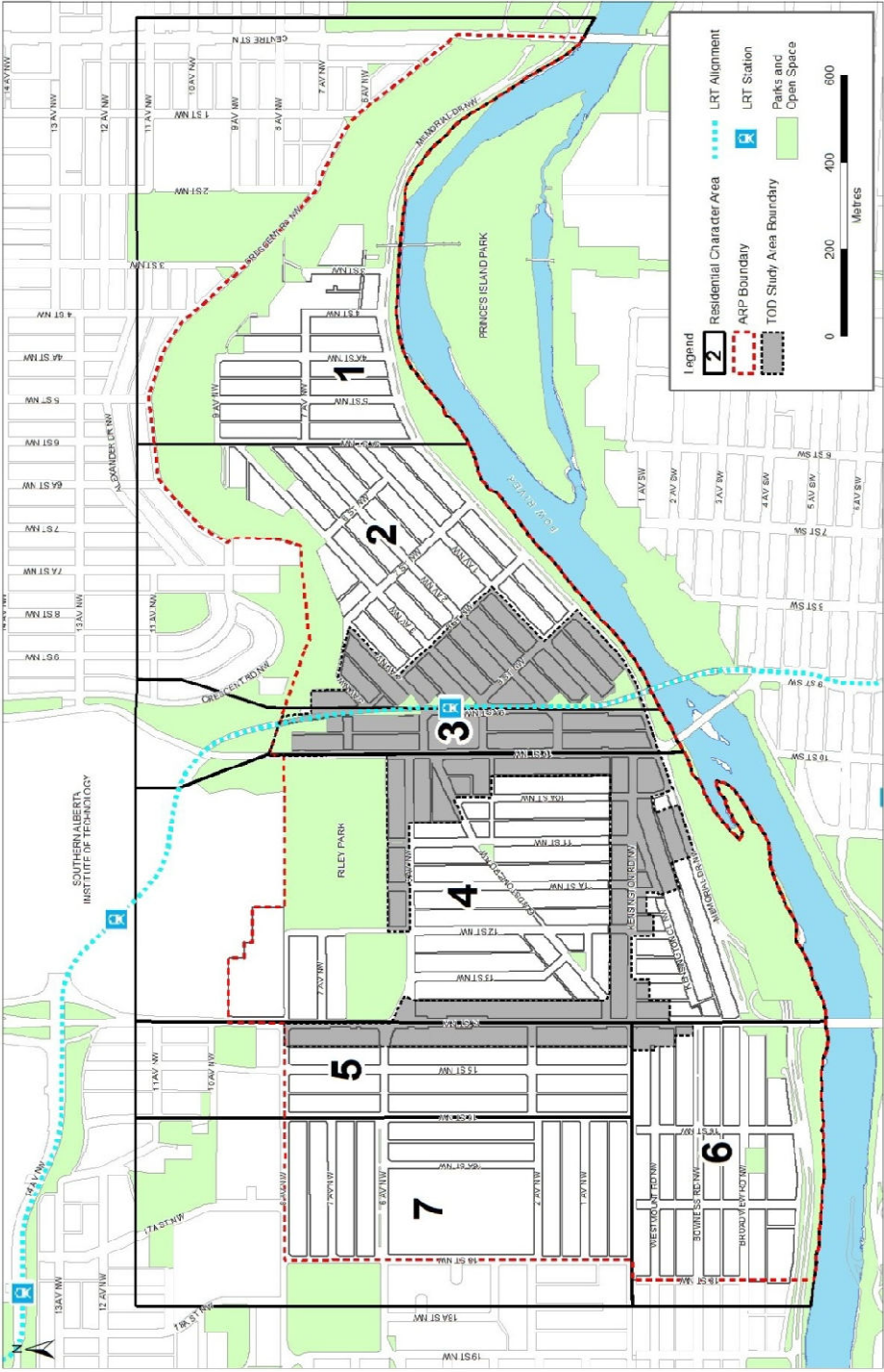
READ A THIRD TIME THIS ____ DAY OF _____, 2016.

MAYOR
SIGNED THIS ____ DAY OF _____, 2016.

CITY CLERK
SIGNED THIS ____ DAY OF _____, 2016.

Schedule A

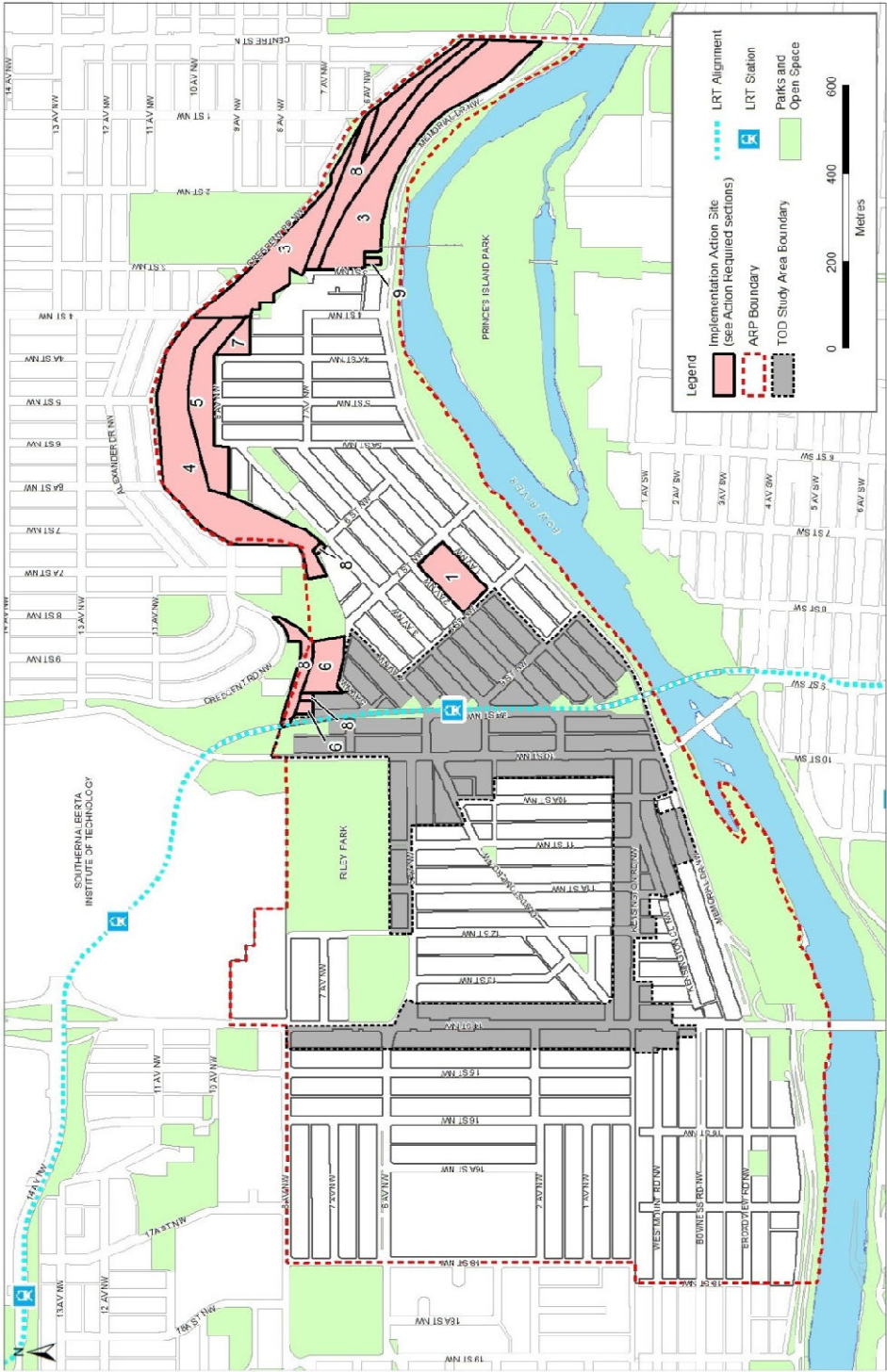
Map 3 Residential Character Areas



PROPOSED

Schedule B

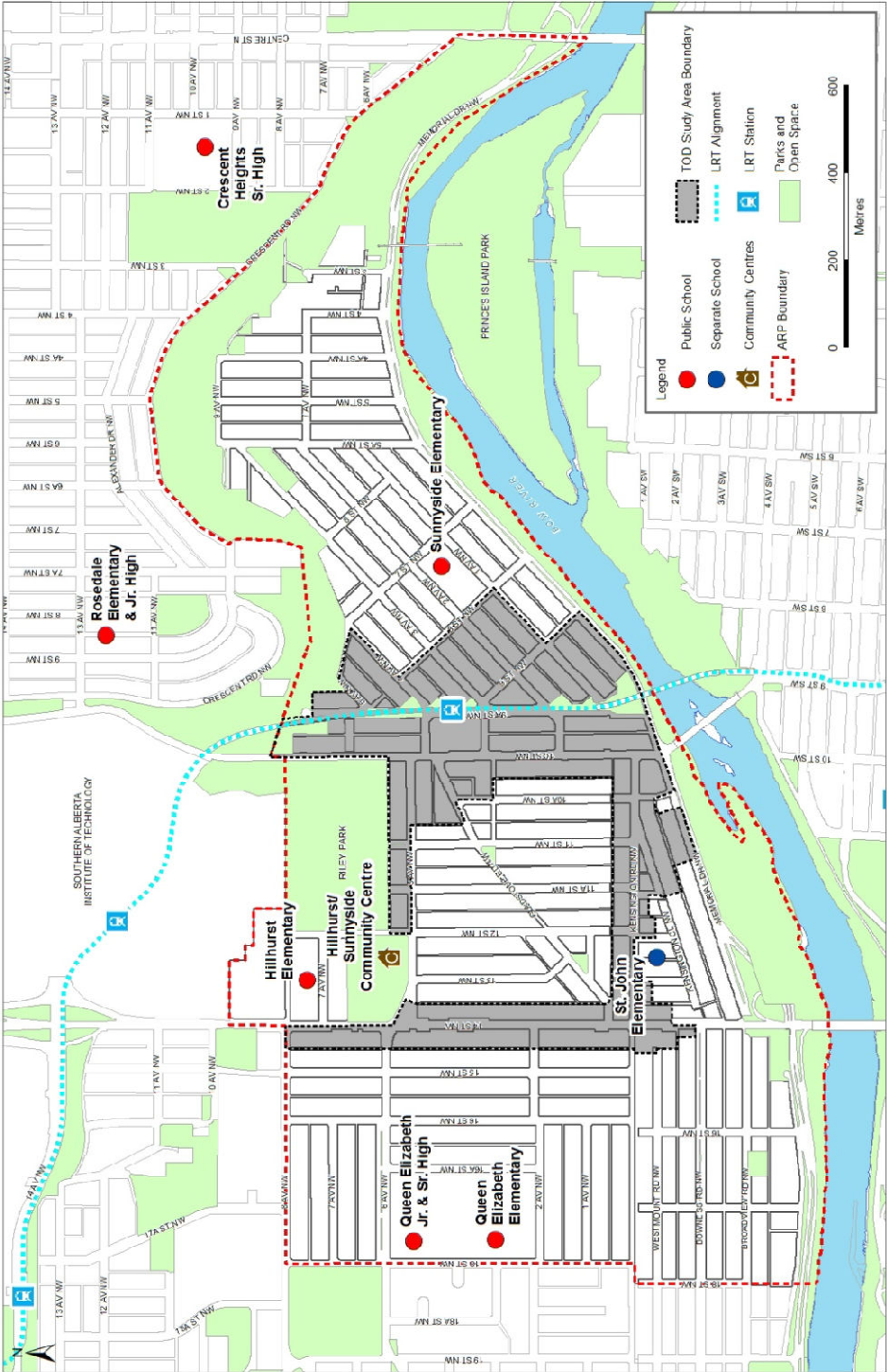
Map 4 Sites Requiring Implementation Action



PROPOSED

Schedule C

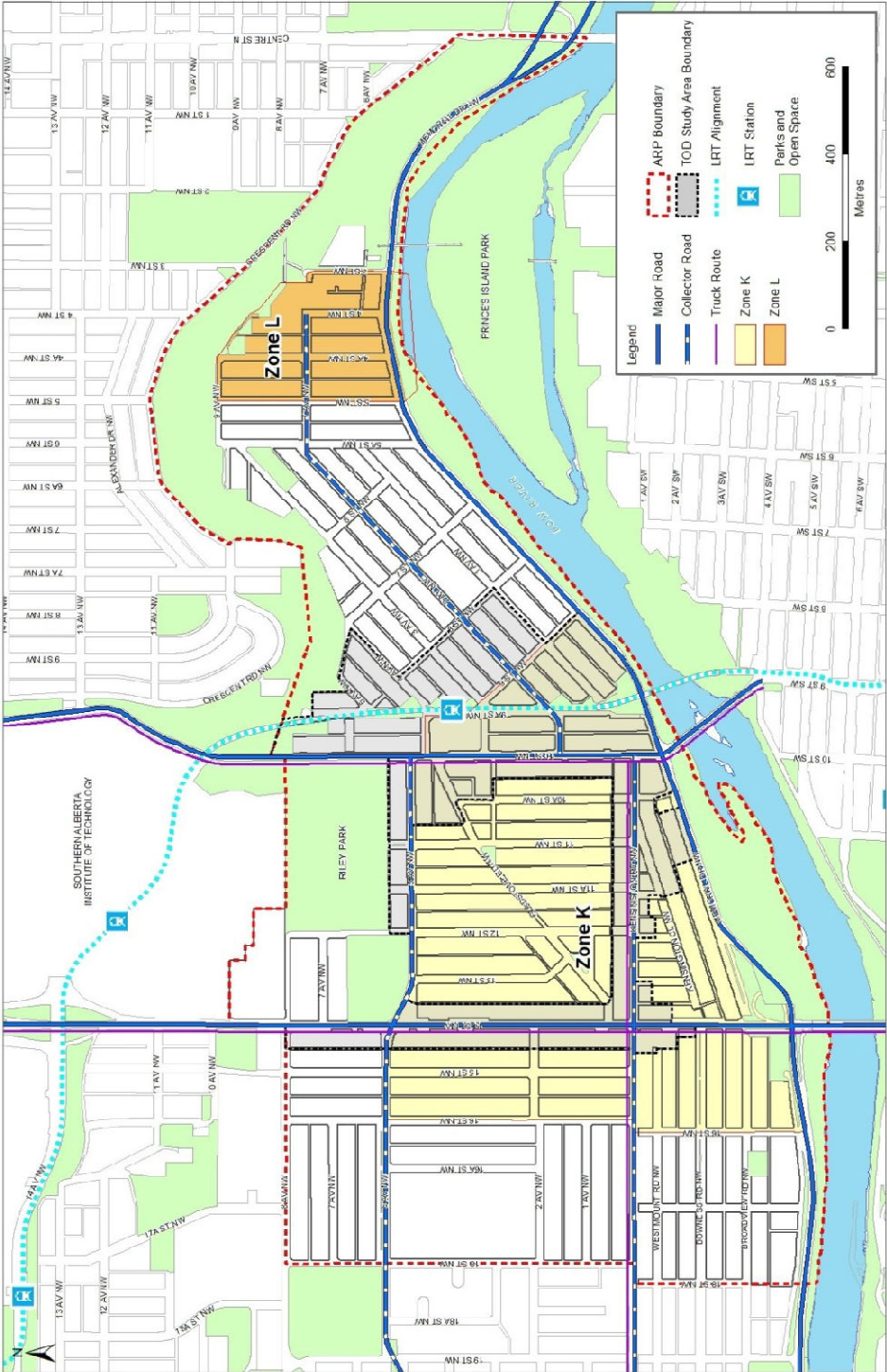
Map 5 Area Schools



PROPOSED

Schedule D

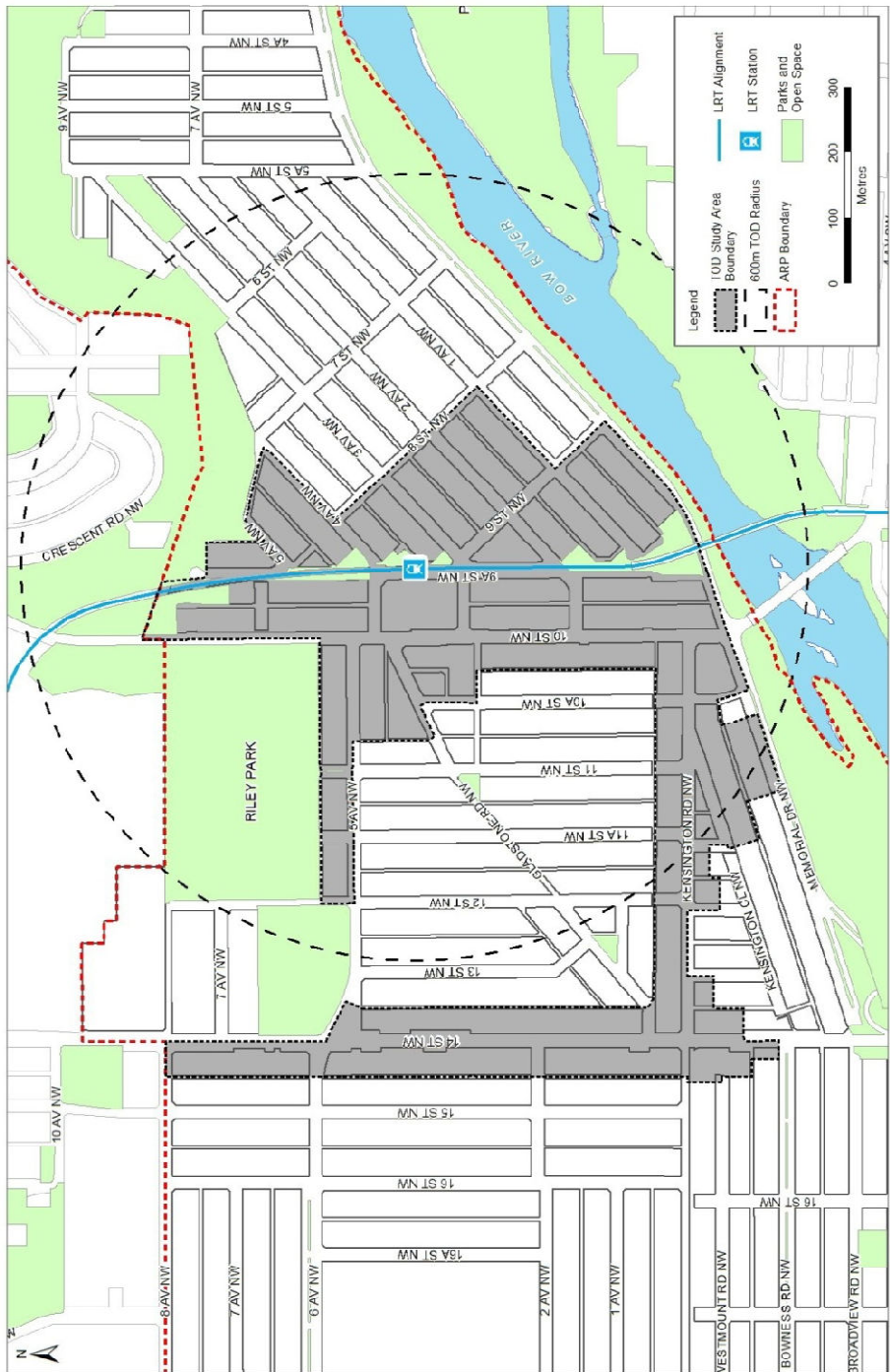
Map 6 Transportation System



PROPOSED

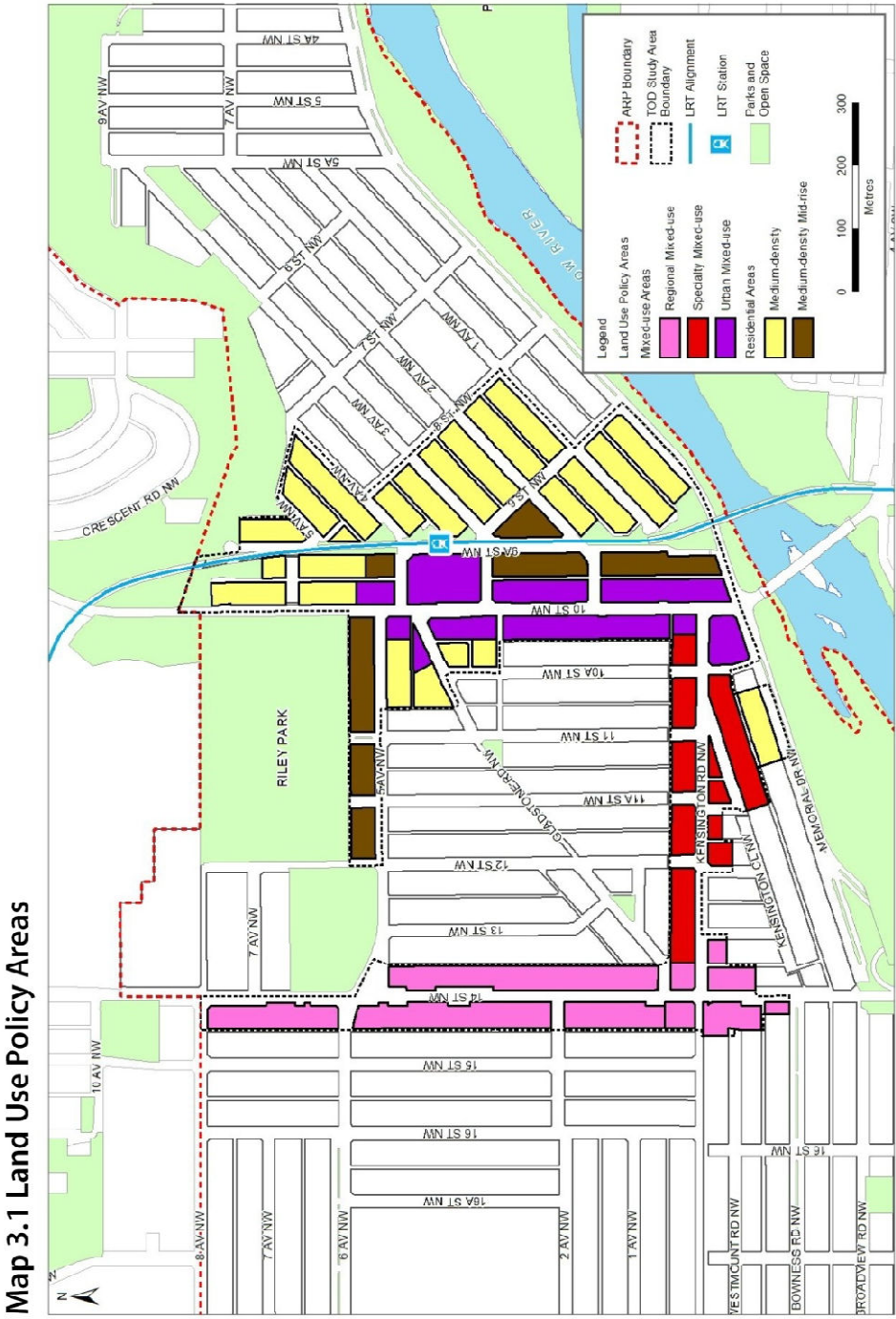
Schedule E

Map 1.1 TOD Study Area



PROPOSED

Schedule F



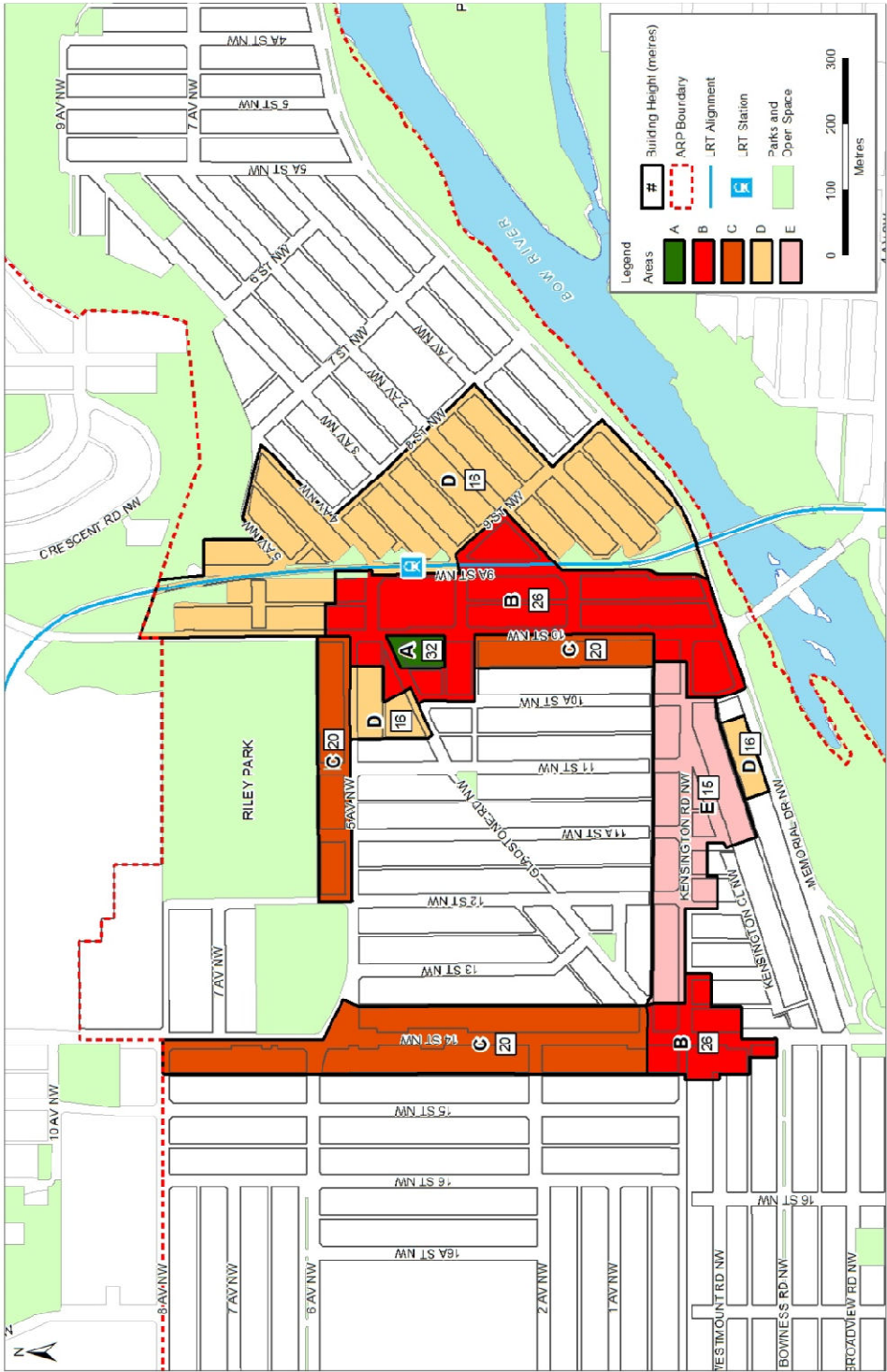
PROPOSED

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PROPOSED

Schedule H

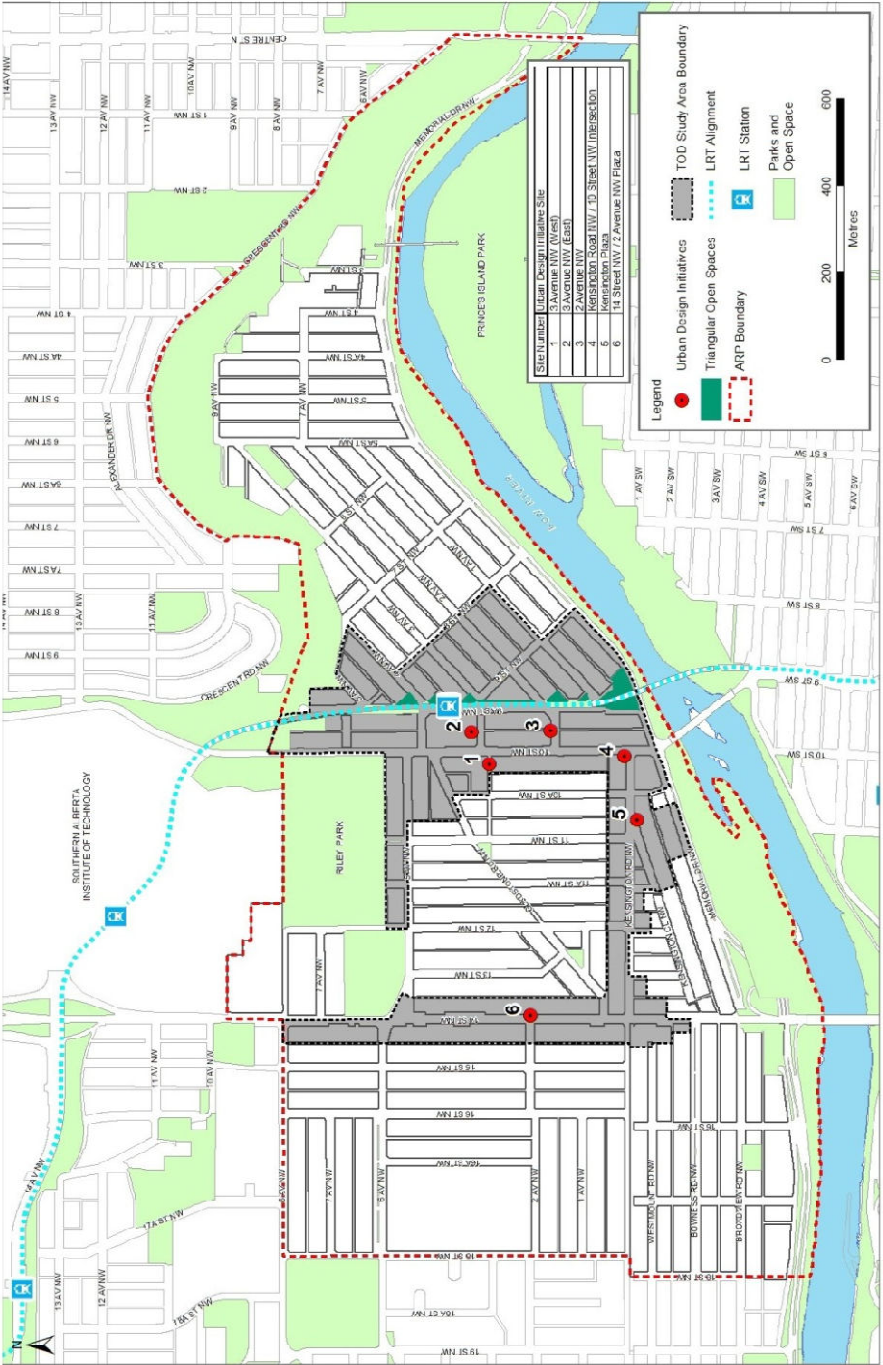
Map 3.3 Building Heights



PROPOSED

Schedule I

Map 3.4 Urban Design Initiatives



PROPOSED