

Public Hearing of Council

Agenda Item: 8.1.7

Calgary



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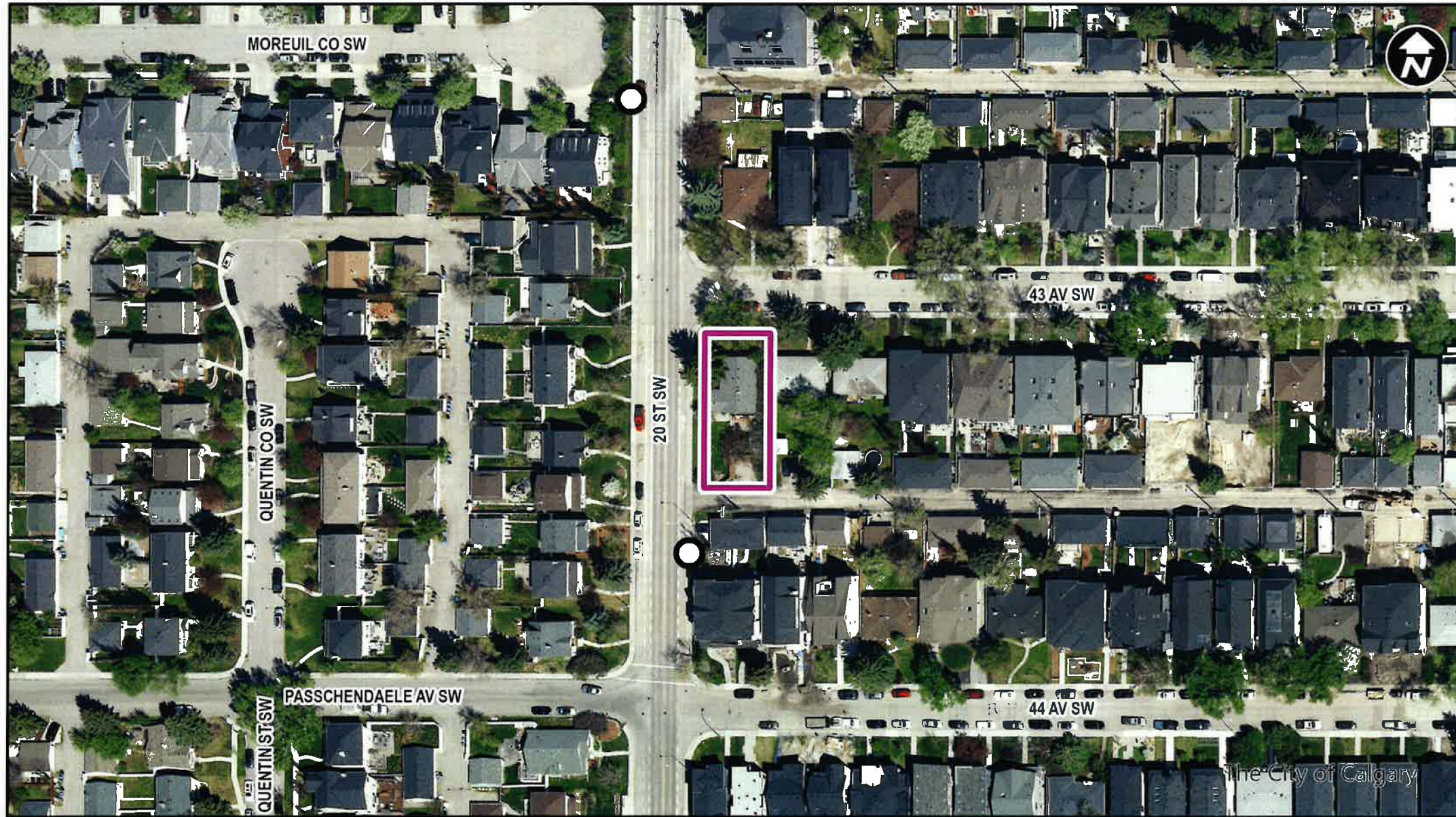
LOC2021-0200 / CPC2022-0173


Policy Amendment and Land Use Amendment

May 10, 2022



- 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



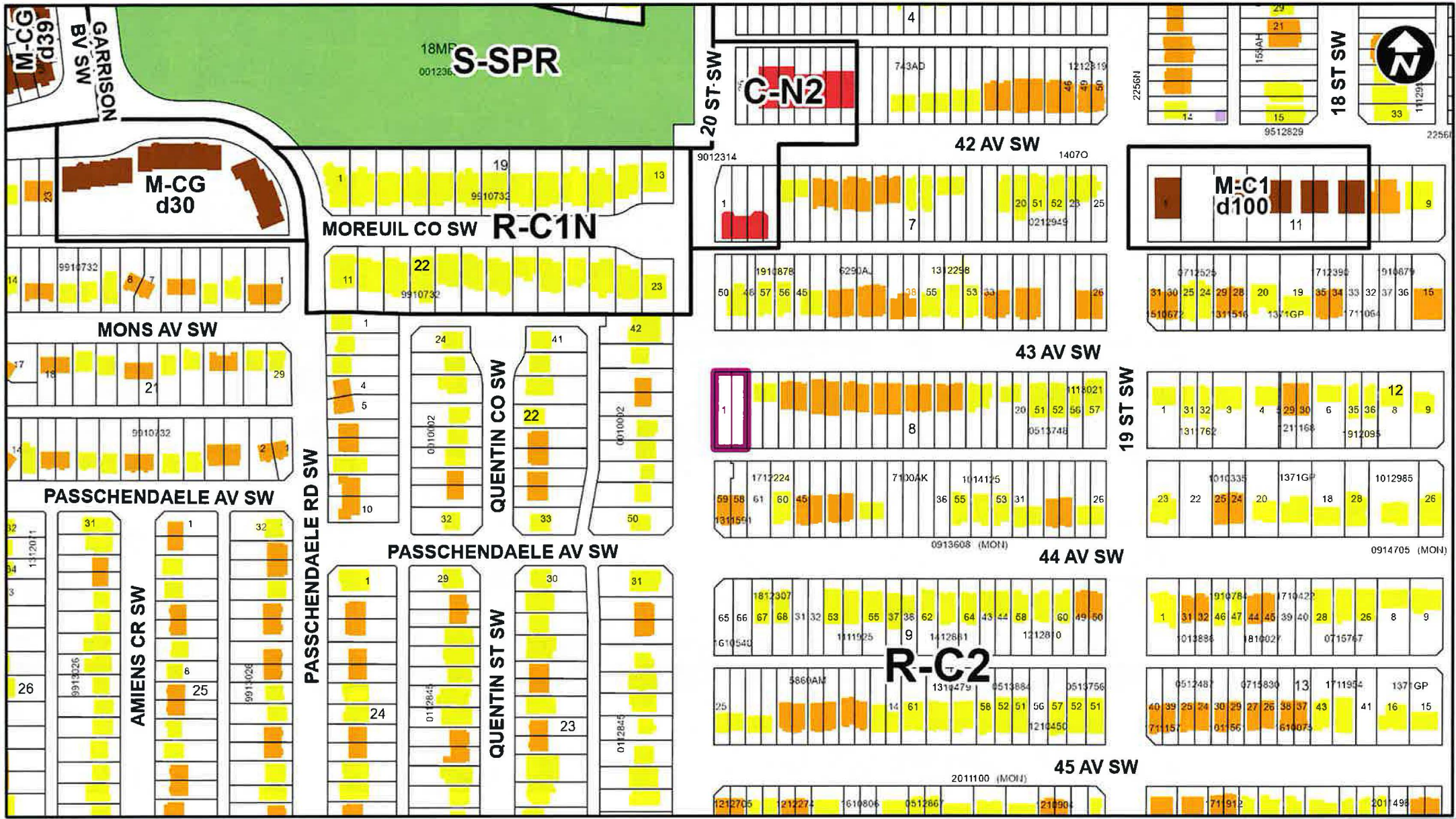
 Bus Stop

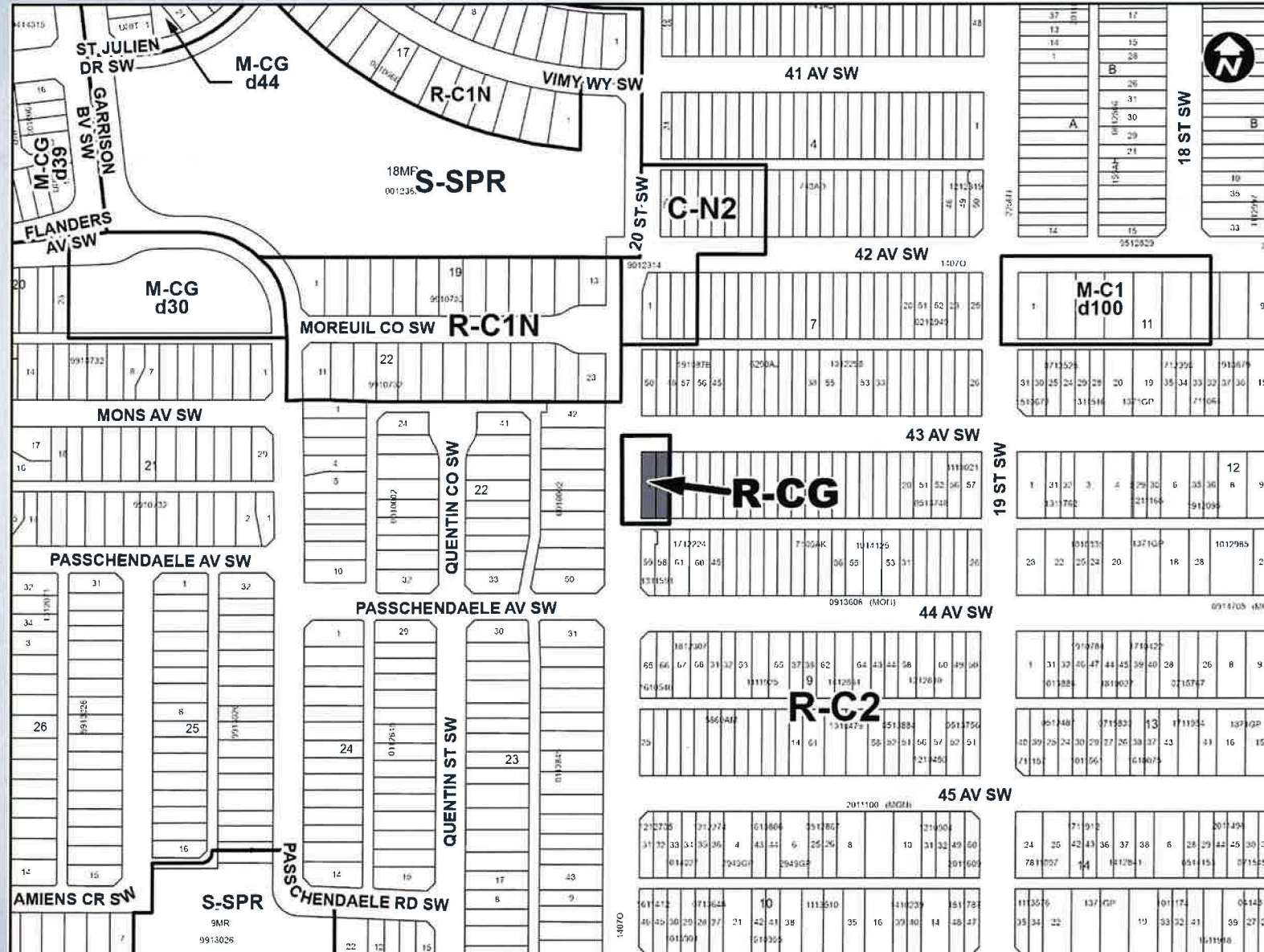
Parcel Size:

0.06 ha
15m x 38m

The City of Calgary

- LEGEND**
- Single detached dwelling
 - Semi-detached / duplex detached dwelling
 - Rowhouse / multi-residential
 - Commercial
 - Heavy Industrial
 - Light Industrial
 - Parks and Openspace
 - Public Service
 - Service Station
 - Vacant
 - Transportation, Communication, and Utility
 - Rivers, Lakes
 - Land Use Site Boundary



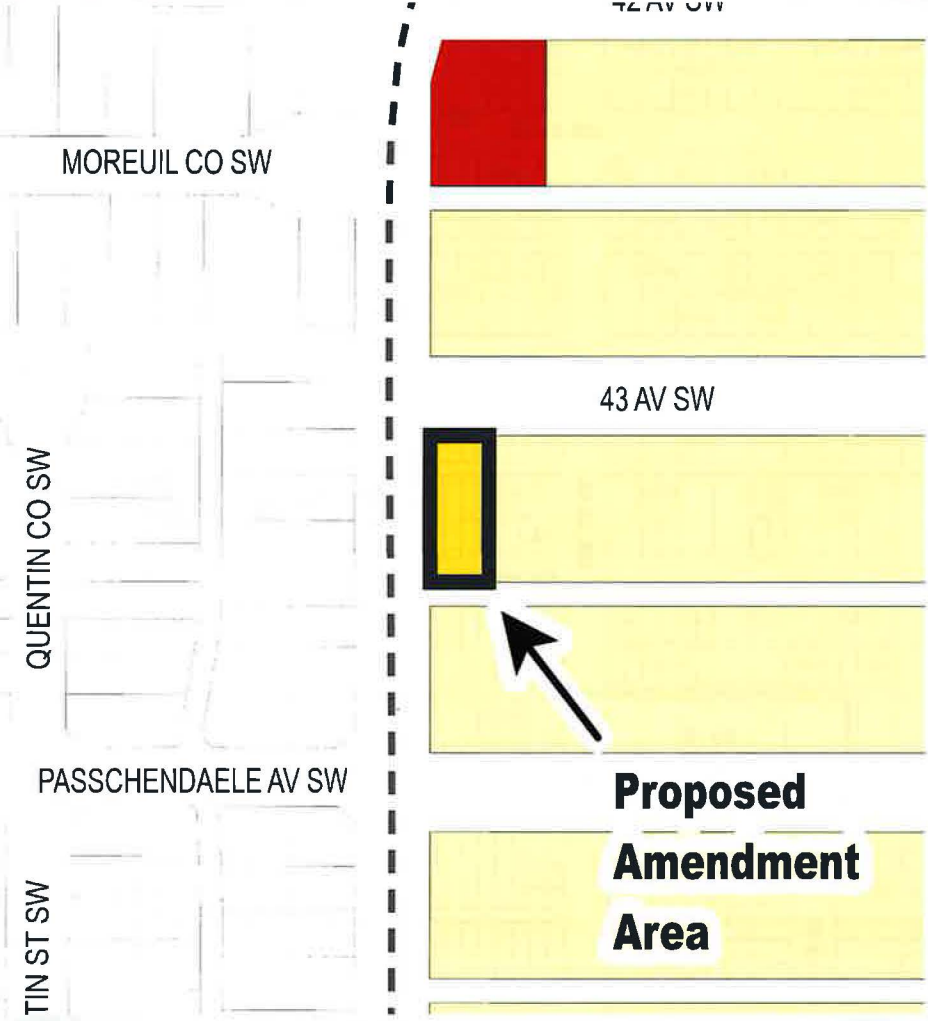


Proposed R-CG District:

- Maximum 11 metres height
- Maximum 4 dwelling units
- Secondary suites permitted

Legend

-  Study Area Boundary
-  Residential Conservation
-  Local Commercial
-  Residential Low Density



Proposed Amendment:

- “Conservation” to “Low Density”
- Located on edge of ARP area boundary

Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 23P2022** for the amendments to the South Calgary / Altadore Area Redevelopment Plan (Attachment 2); and
2. Give three readings to **Proposed Bylaw 62D2022** for the redesignation of 2049 – 43 Avenue SW (Plan 7100AK, Block 8, Lots 1 and 2) from Residential – One / Two Dwelling (R-C2) District **to** Residential – Grade-Oriented Infill (R-CG) District.

Supplementary Slides



