

BYLAW NUMBER 102D2015

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE LAND USE BYLAW 1P2007
(LAND USE AMENDMENT LOC2014-0047)**

WHEREAS it is desirable to amend the Land Use Bylaw Number 1P2007 to change the land use designation of certain lands within the City of Calgary;

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. The Land Use Bylaw, being Bylaw 1P2007 of the City of Calgary, is hereby amended by deleting that portion of the Land Use District Map shown as shaded on Schedule "A" to this Bylaw and substituting therefor that portion of the Land Use District Map shown as shaded on Schedule "B" to this Bylaw, including any land use designation, or specific land uses and development guidelines contained in the said Schedule "B".
2. This Bylaw comes into force on the date it is passed.

READ A FIRST TIME THIS ____ DAY OF _____, 2015.

READ A SECOND TIME THIS ____ DAY OF _____, 2015.

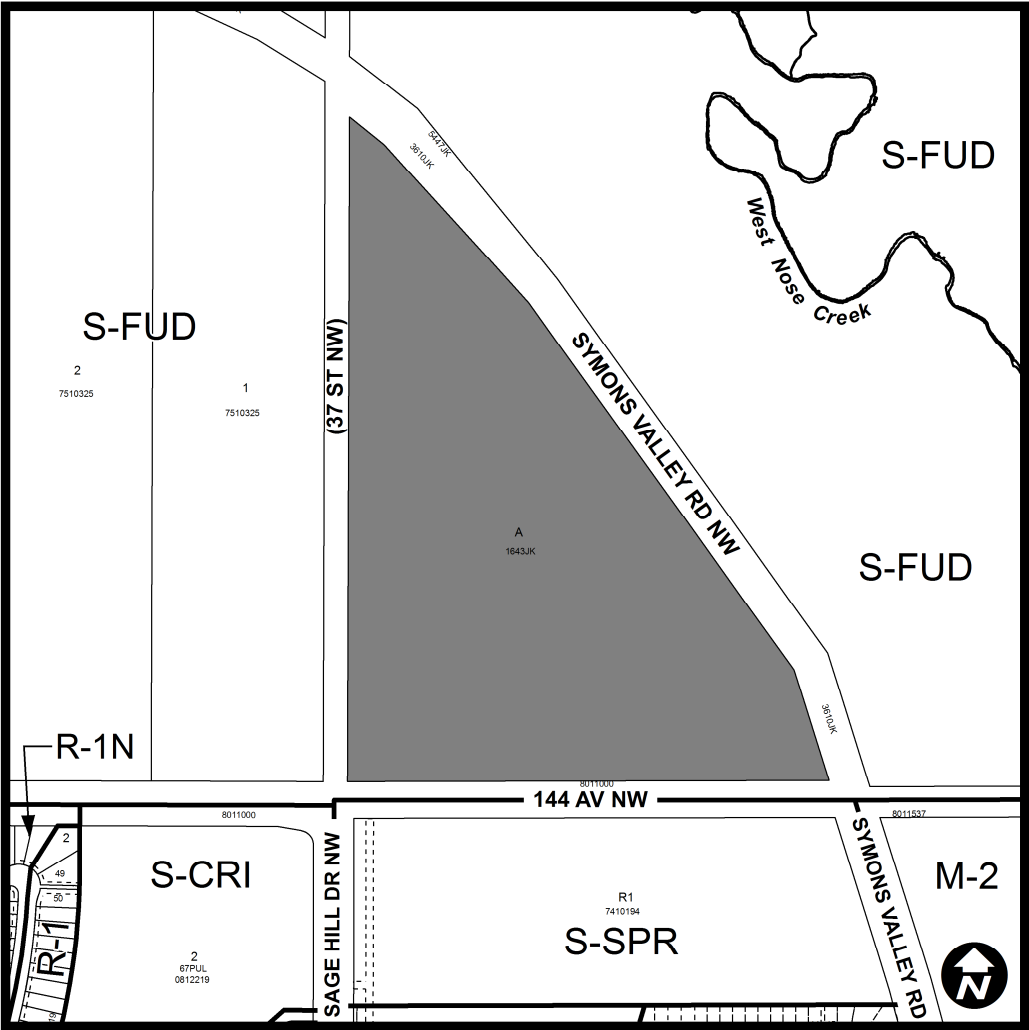
READ A THIRD TIME THIS ____ DAY OF _____, 2015.

MAYOR
SIGNED THIS ____ DAY OF _____, 2015.

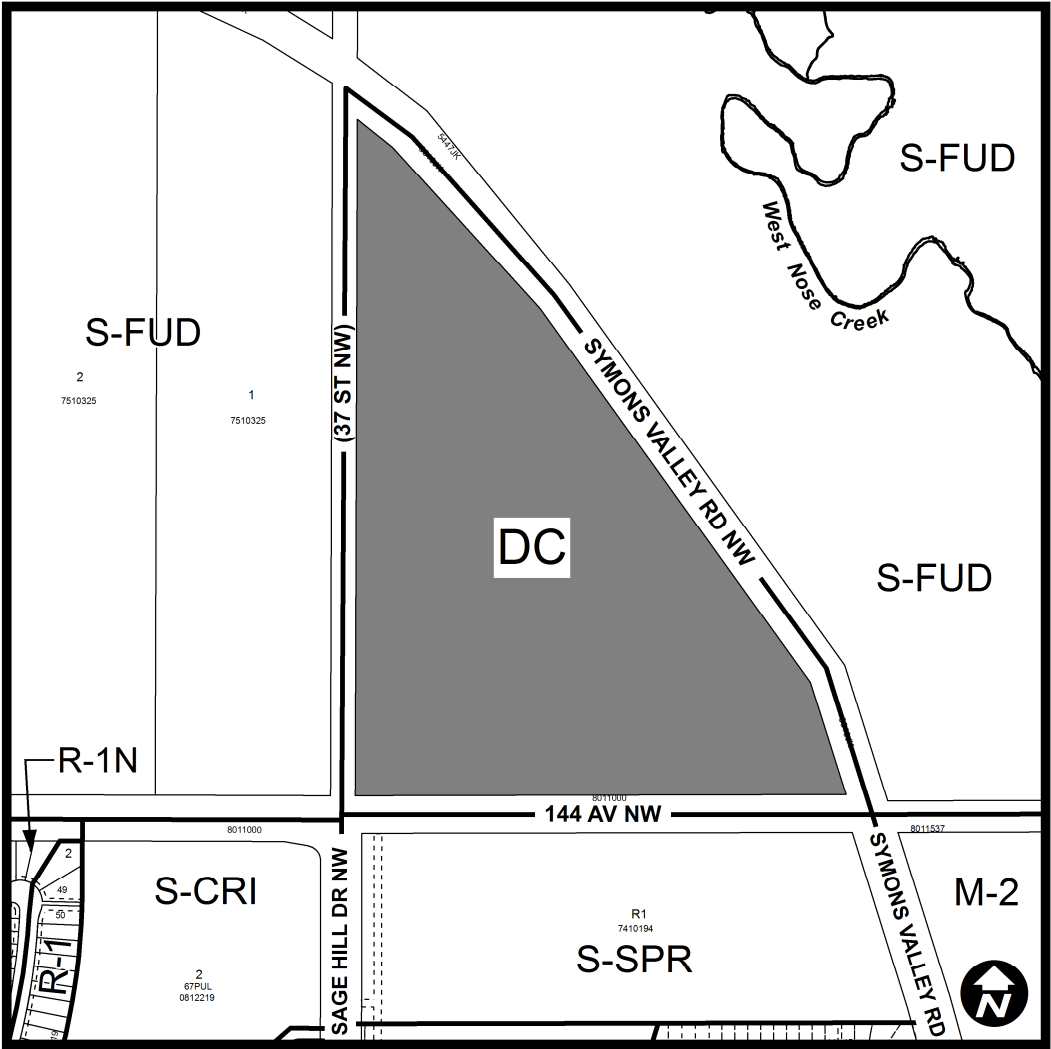
CITY CLERK
SIGNED THIS ____ DAY OF _____, 2015.

PROPOSED

SCHEDULE A



SCHEDULE B



PROPOSED

DC DIRECT CONTROL DISTRICT

Purpose

1 This Direct Control District is intended to:

- (a) allow for the continued operation and expansion of existing retail, entertainment, food service and storage **uses** and a limited number of other support **uses**;
- (b) allow for the **development** of compatible and contextually appropriate **uses**;
- (d) limit **development** approvals to a maximum time period of five (5) years; and
- (e) restrict premature subdivision and **development** of the site until comprehensive planning for the area is completed to guide future urban forms of **development** and until utility servicing is available on the site.

Compliance with Bylaw 1P2007

2 Unless otherwise specified, the rules and provisions of Parts 1, 2, 3 and 4 of Bylaw 1P2007 apply to this Direct Control District.

Reference to Bylaw 1P2007

3 Within this Direct Control District, a reference to a section of Bylaw 1P2007 is deemed to be a reference to the section as amended from time to time.

Permitted Uses

4 The **permitted uses** of the Special Purpose – Future Urban Development (S-FUD) District of Bylaw 1P2007 are the **permitted uses** in this Direct Control District.

Discretionary Uses

5 (1) The **discretionary uses** of the Special Purpose – Future Urban Development (S-FUD) District of Bylaw 1P2007 are the **discretionary uses** in this Direct Control District with the addition of:

- (a) **Beverage Container Quick Drop Facility;**
- (b) **Beverage Container Drop-Off Depot;**
- (c) **Outdoor Café;**
- (d) **Storage Yard; and**
- (e) **Vehicle Storage – Large.**

(2) The following **uses** are **discretionary uses** in this Direct Control District if they are located within existing approved **buildings**:

- (a) **Amusement Arcade;**
- (b) **Conference and Event Facility;**
- (c) **Liquor Store;**
- (d) **Market;**
- (e) **Market – Minor;**
- (f) **Restaurant: Food Service Only – Large;**
- (g) **Restaurant: Food Service Only – Medium;**

- (h) **Restaurant: Food Service Only – Small;**
- (i) **Restaurant: Licensed – Large;**
- (j) **Restaurant: Licensed – Medium;**
- (k) **Restaurant: Licensed – Small; and**
- (l) **Take Out Food Service.**

- (3) A **Market use** may also be a **discretionary use** when it is located entirely outside of a **building**.

Bylaw 1P2007 District Rules

- 6 Unless otherwise specified, the rules of the Special Purpose – Future Urban Development (S-FUD) District of Bylaw 1P2007 apply in this Direct Control District.

Maximum Development Approval Periods

- 7 A **development permit** for **discretionary uses** must only be issued for a maximum five (5) year period.

PROPOSED