

BYLAW NUMBER 9P2015

**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 14 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, delete existing Map 5 entitled "Area Schools" and replace with the revised Map 5 entitled "Area Schools", attached hereto as Schedule C.
 - (d) 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.
 - (e) 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.
 - (f) 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.
 - (g) 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.

- (h) In Part II, Section 3.1.5 Density, Policy 4, add the following at the end:

“iii. Designation of Historic Resources

For a density bonus on the parcels situated at 1134 to 1160 Memorial Drive NW, the following two buildings may be designated as Municipal Historic Resources under the Historical Resources Act:

(a) The “Smith (Cozzubbo) Residence” located at 207 10th A Street NW; and,

(b) The “Arnell Block” located at 1122 Kensington Road NW.”

- (i) 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.
- (j) In Part II, Section 3.2.3 Residential Areas, delete Policy 17 and renumber accordingly.
- (k) 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 _____, 2015.

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

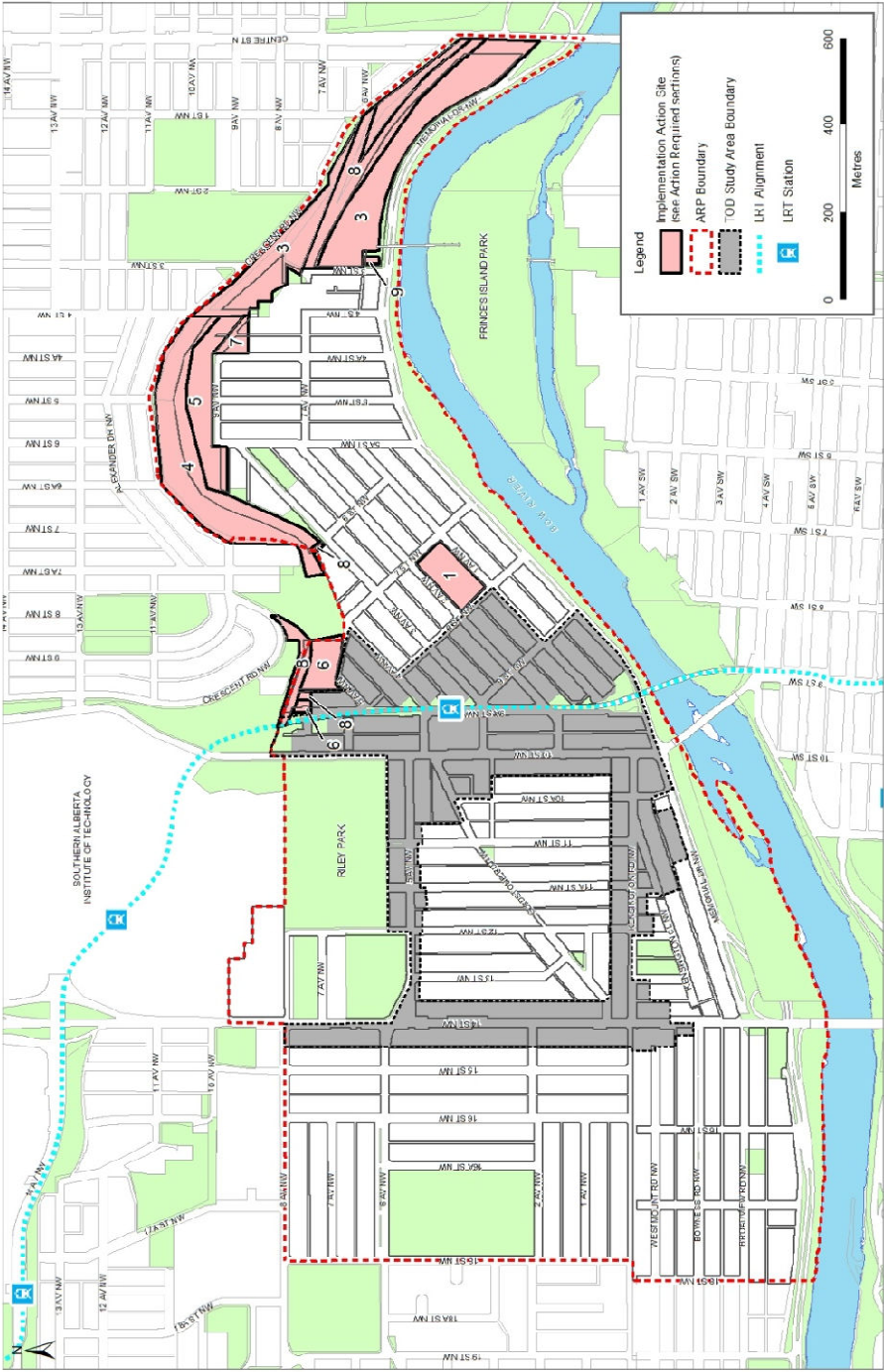
READ A THIRD TIME THIS ____ DAY OF _____, 2015.

MAYOR
SIGNED THIS ____ DAY OF _____, 2015.

CITY CLERK
SIGNED THIS ____ DAY OF _____, 2015.

Schedule B

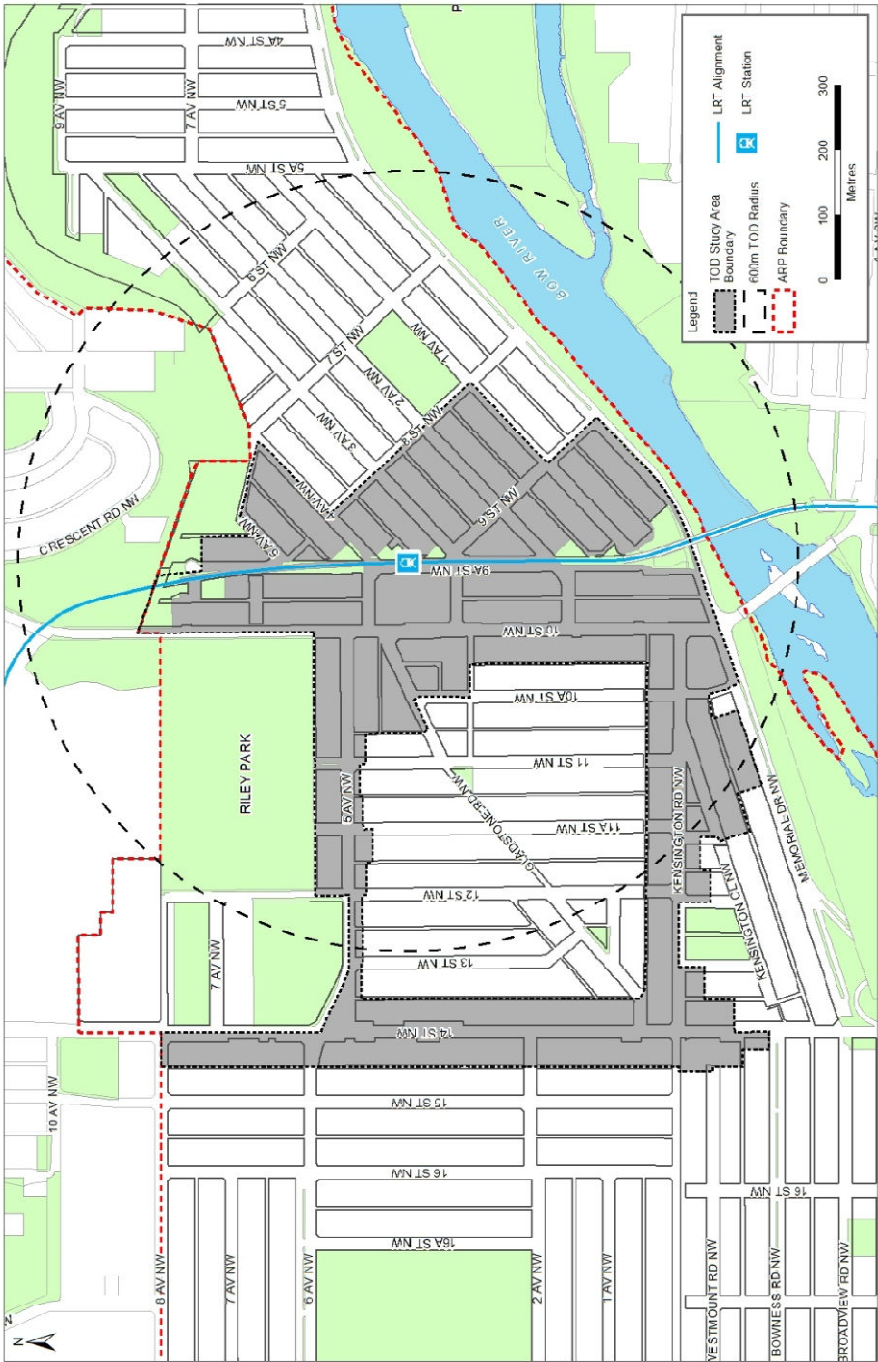
Sites Requiring Implementation Action Map 4



PROPOSED

Schedule E

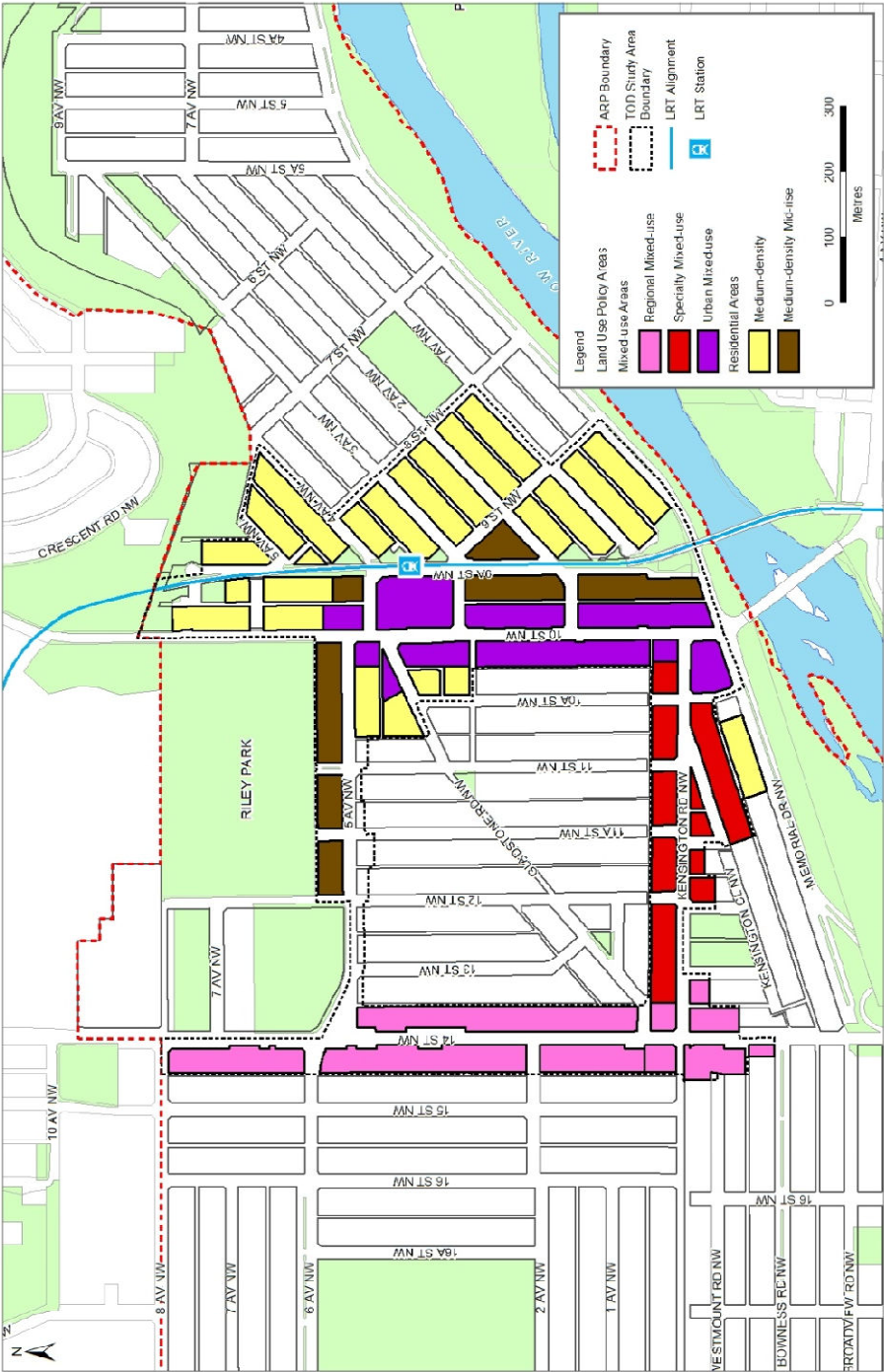
Map 1.1 TOD Study Area



PROPOSED

Schedule F

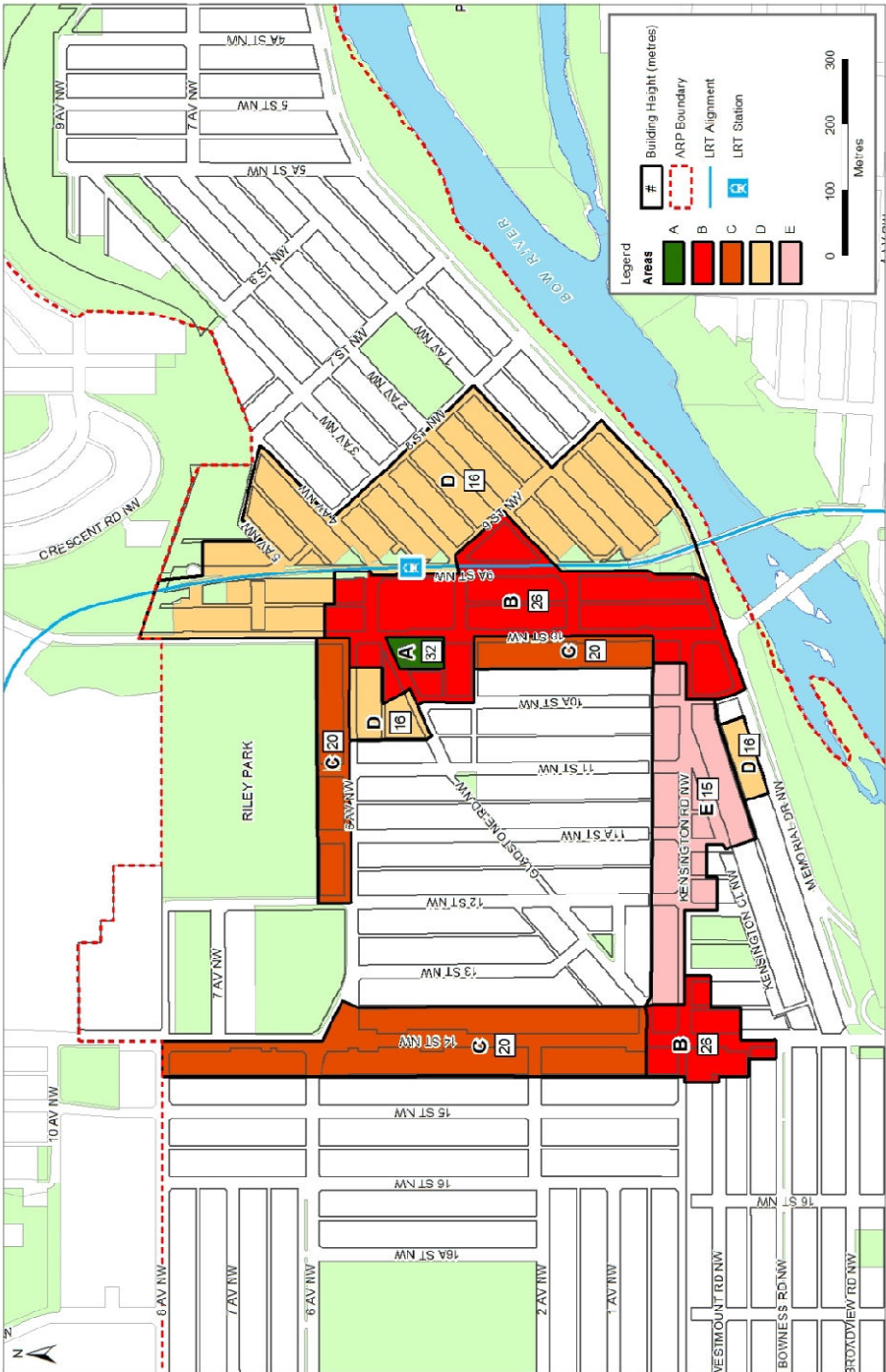
Map 3.1 Land Use Policy Areas



PROPOSED

Schedule H

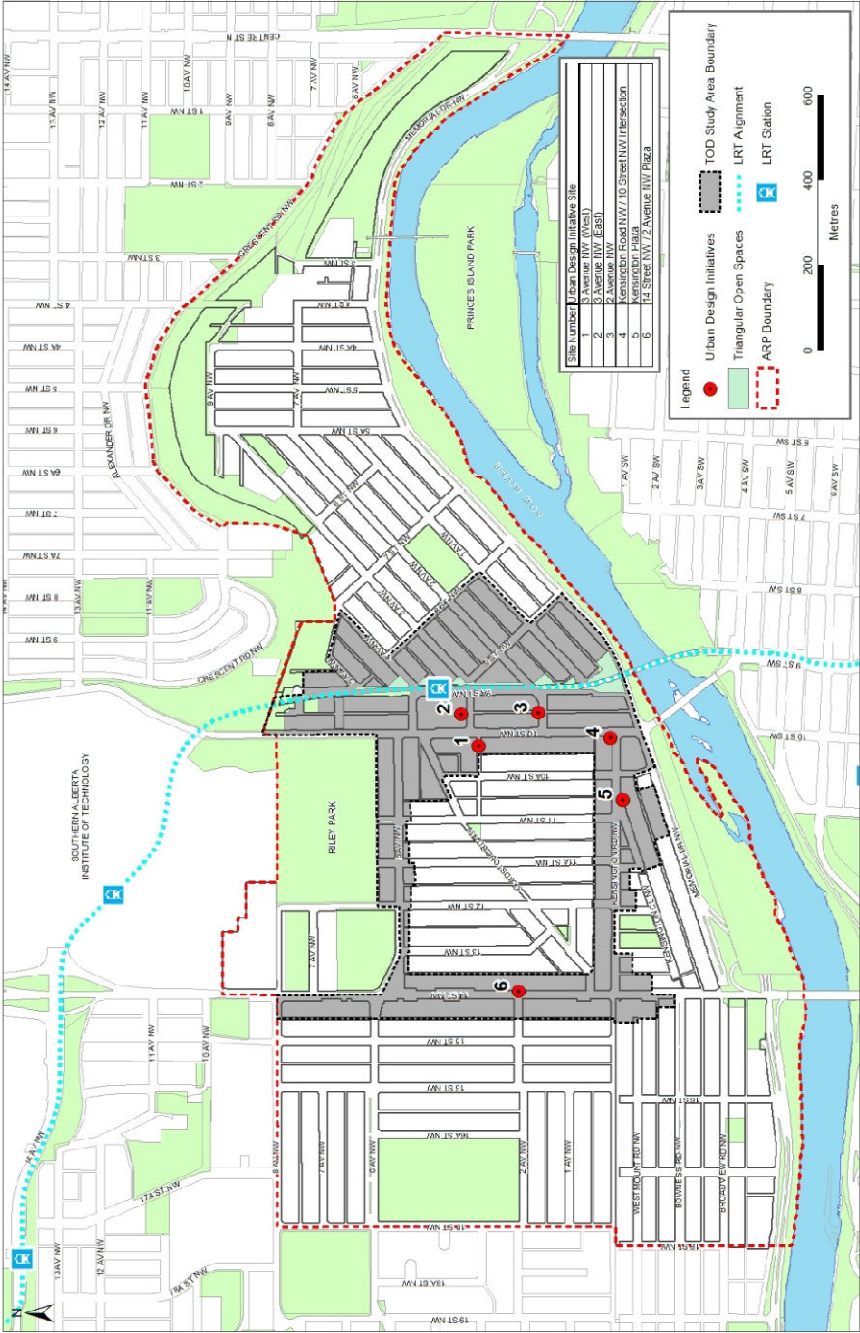
Map 3.3 Building Heights



PROPOSED

Schedule I

Map 3.4 Urban Design Initiatives



PROPOSED