



Public Hearing of Council

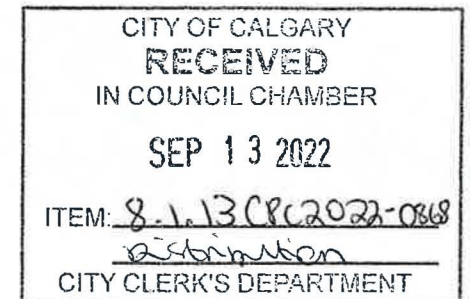
Agenda Item: 8.1.13

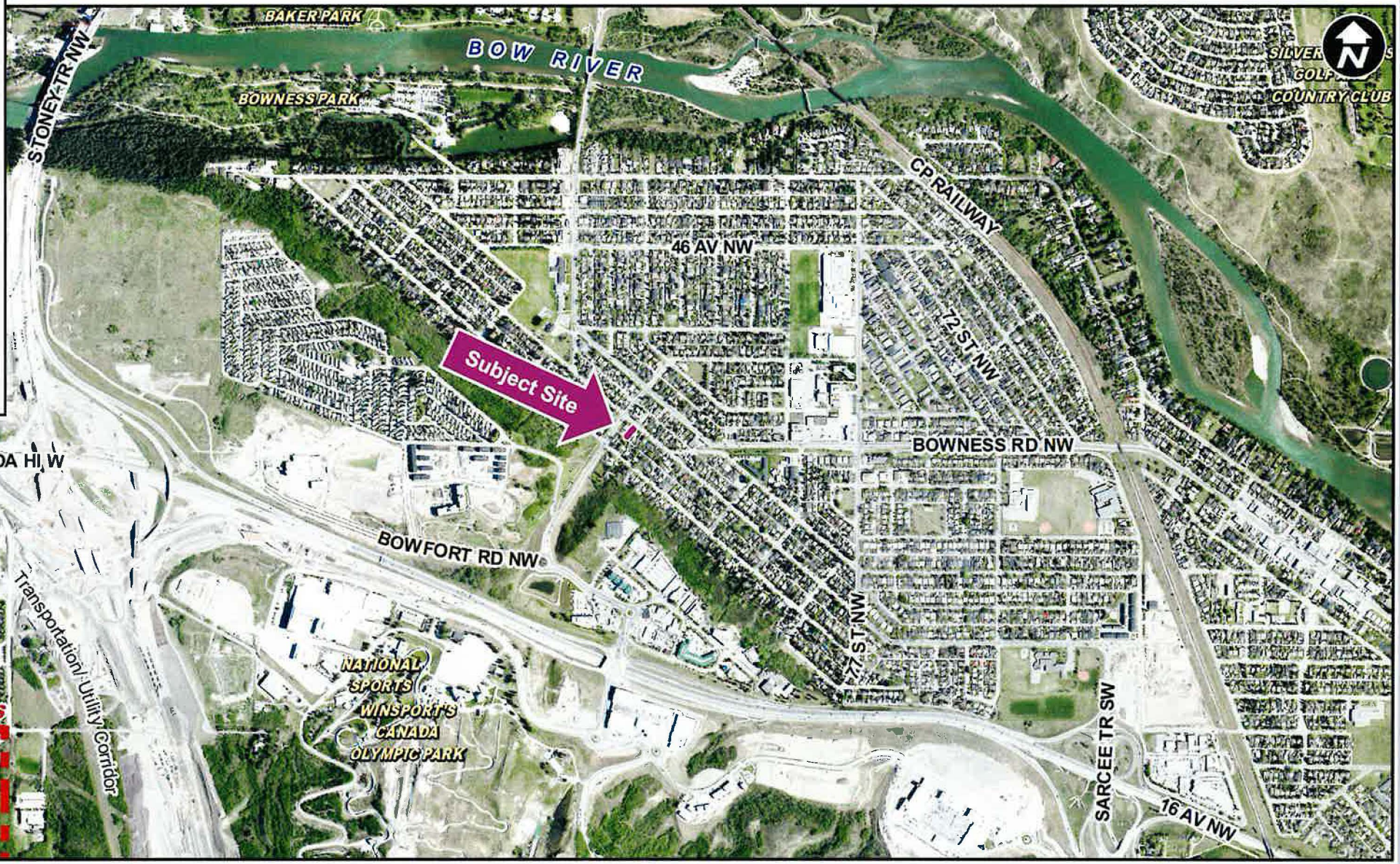
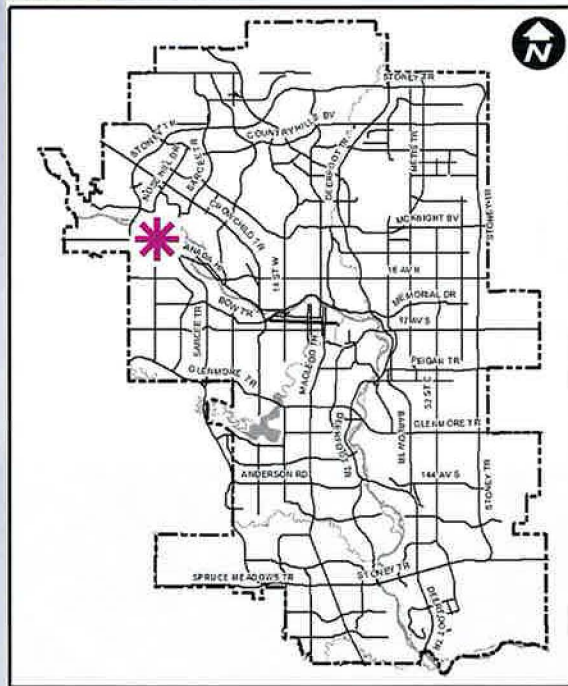


LOC2022-0095 / CPC2022-0868

Land Use Amendment

September 13, 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



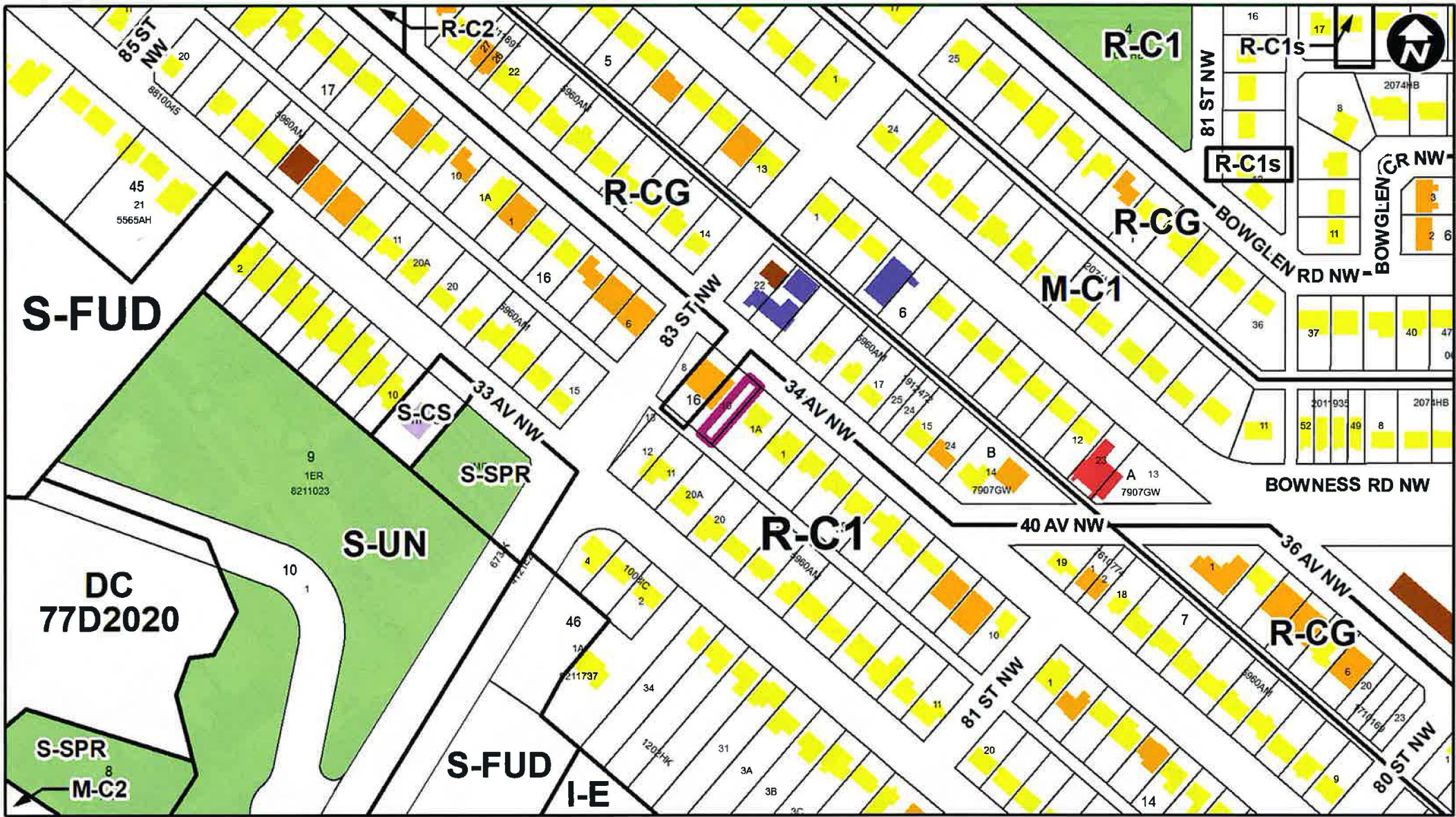
LEGEND

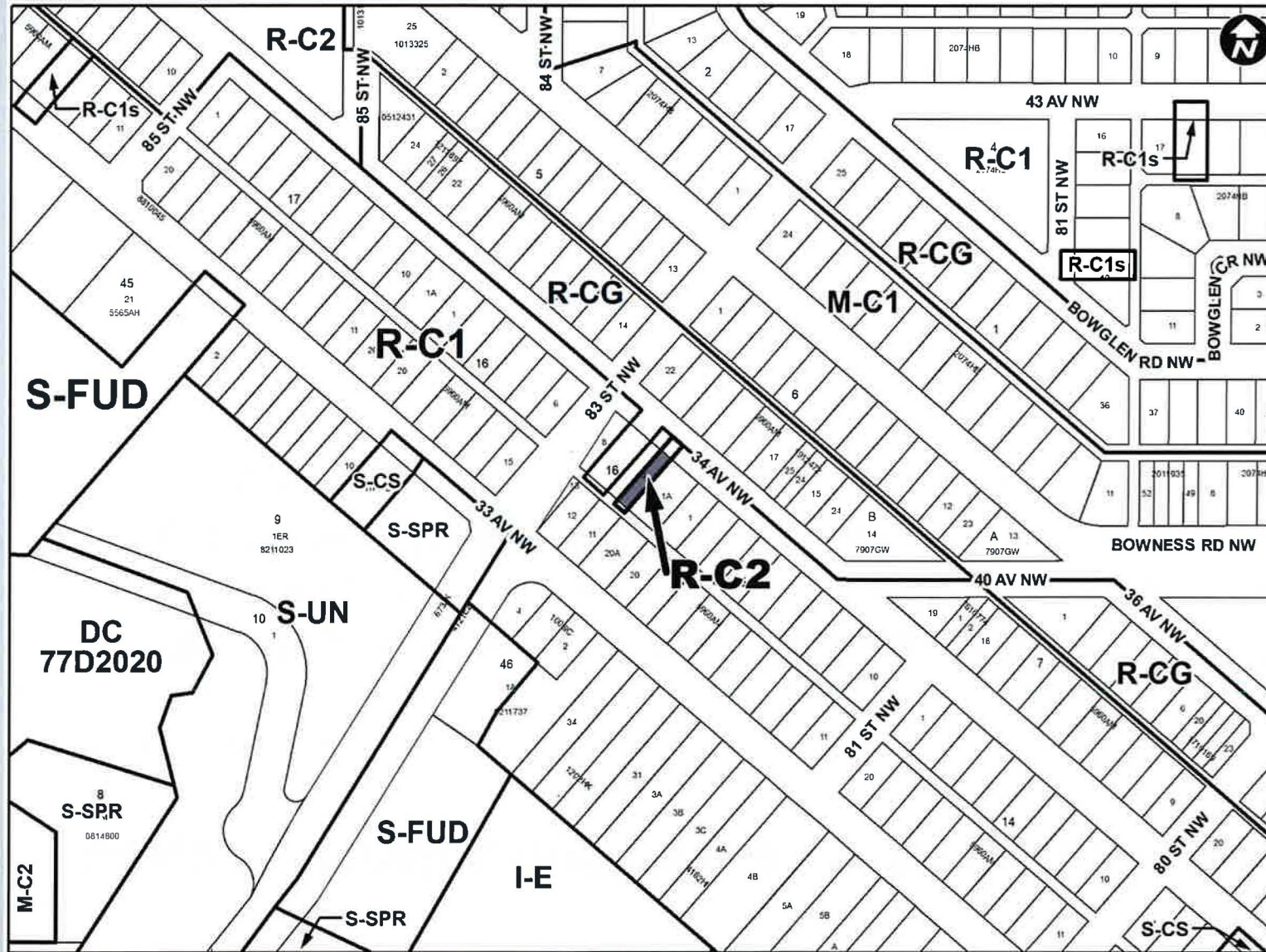
○ Bus Stop

Parcel Size:

**0.028 ha
36.5 m x 7.5 m**

- 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-C2 District:

- Up to 1 dwelling unit
- Maximum building height of 10 metres (2 storeys)

Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 134D2022** for the redesignation of 0.028 hectares \pm (0.07 acres \pm) located at 8345 – 34 Avenue NW (Plan 5960AM, Block 16, Lot 10) from Residential – Contextual One Dwelling (R-C1) District to Residential – Contextual One / Two Dwelling (R-C2) District.

