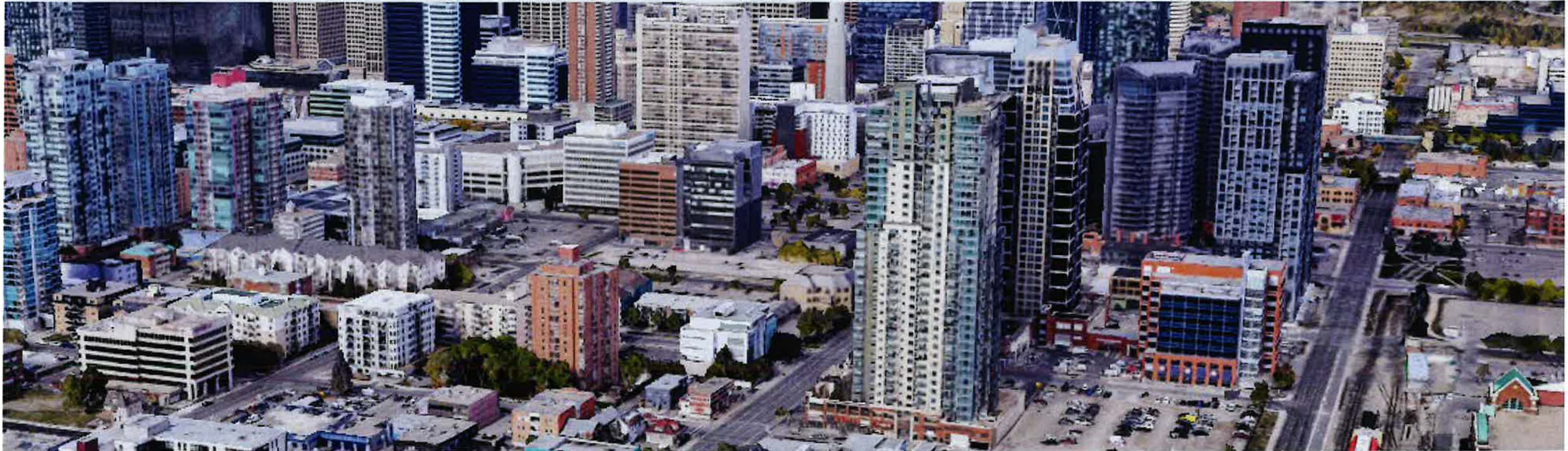




Public Hearing of Council

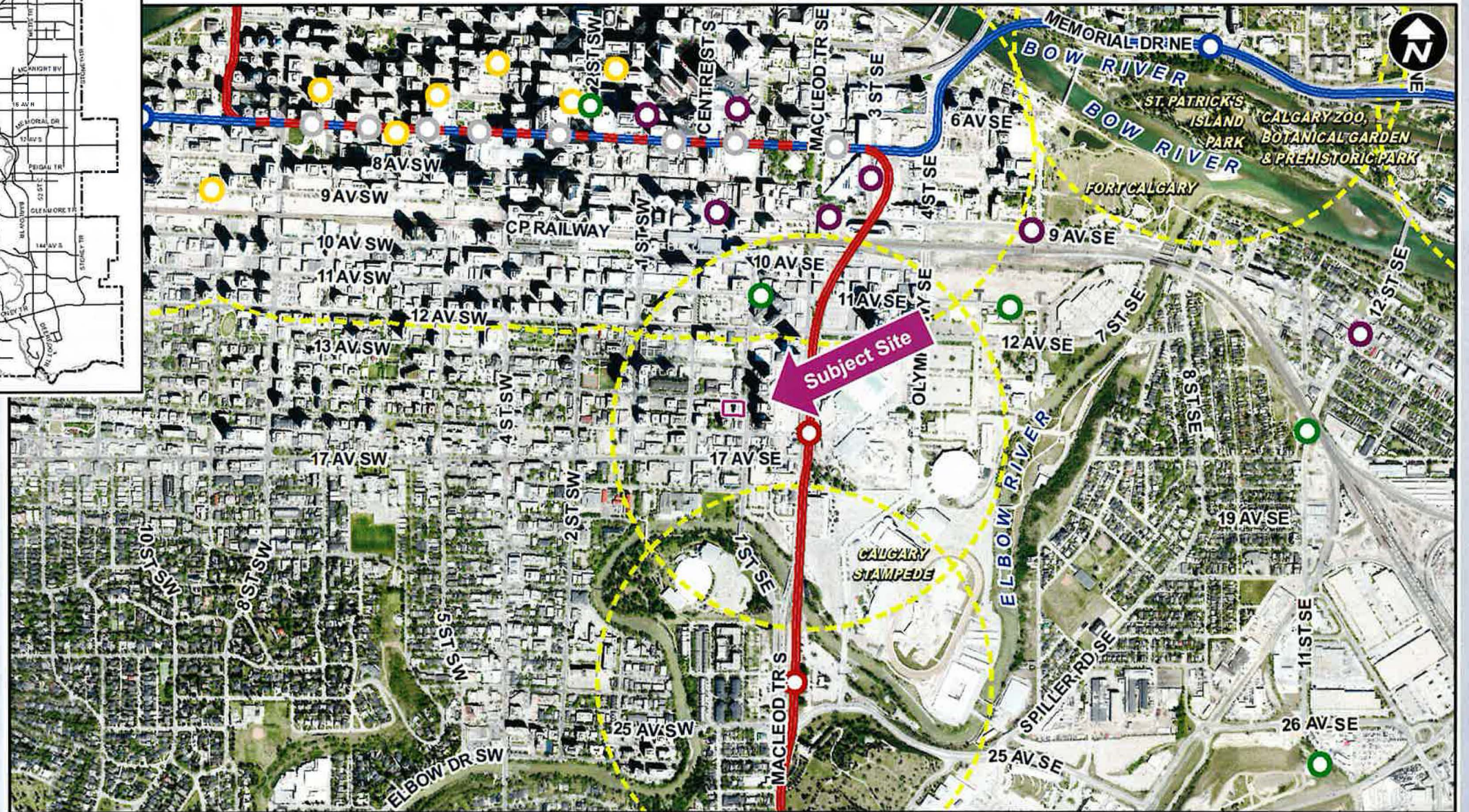
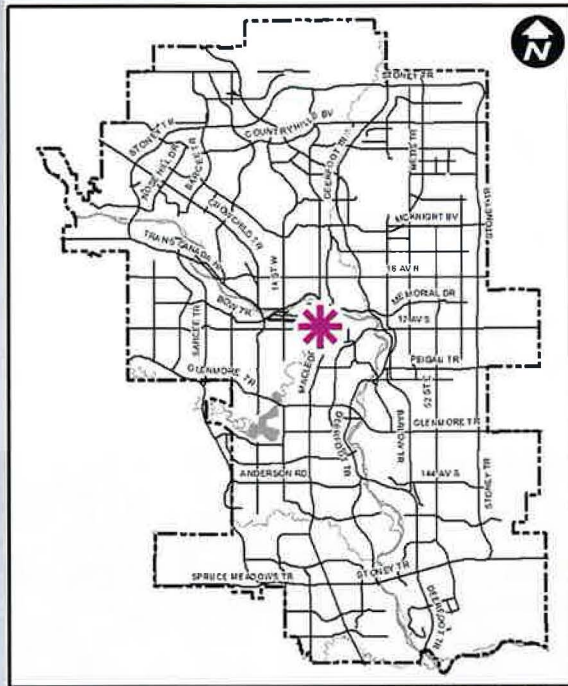
Agenda Item: 8.1.18



LOC2022-0017 / CPC2022-0819 Land Use Amendment

September 13, 2022

CITY OF CALGARY
RECEIVED
IN COUNCIL CHAMBER
SEP 13 2022
ITEM: 8.1.18 CPC2022-0819
Distribution
CITY CLERK'S DEPARTMENT



- 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

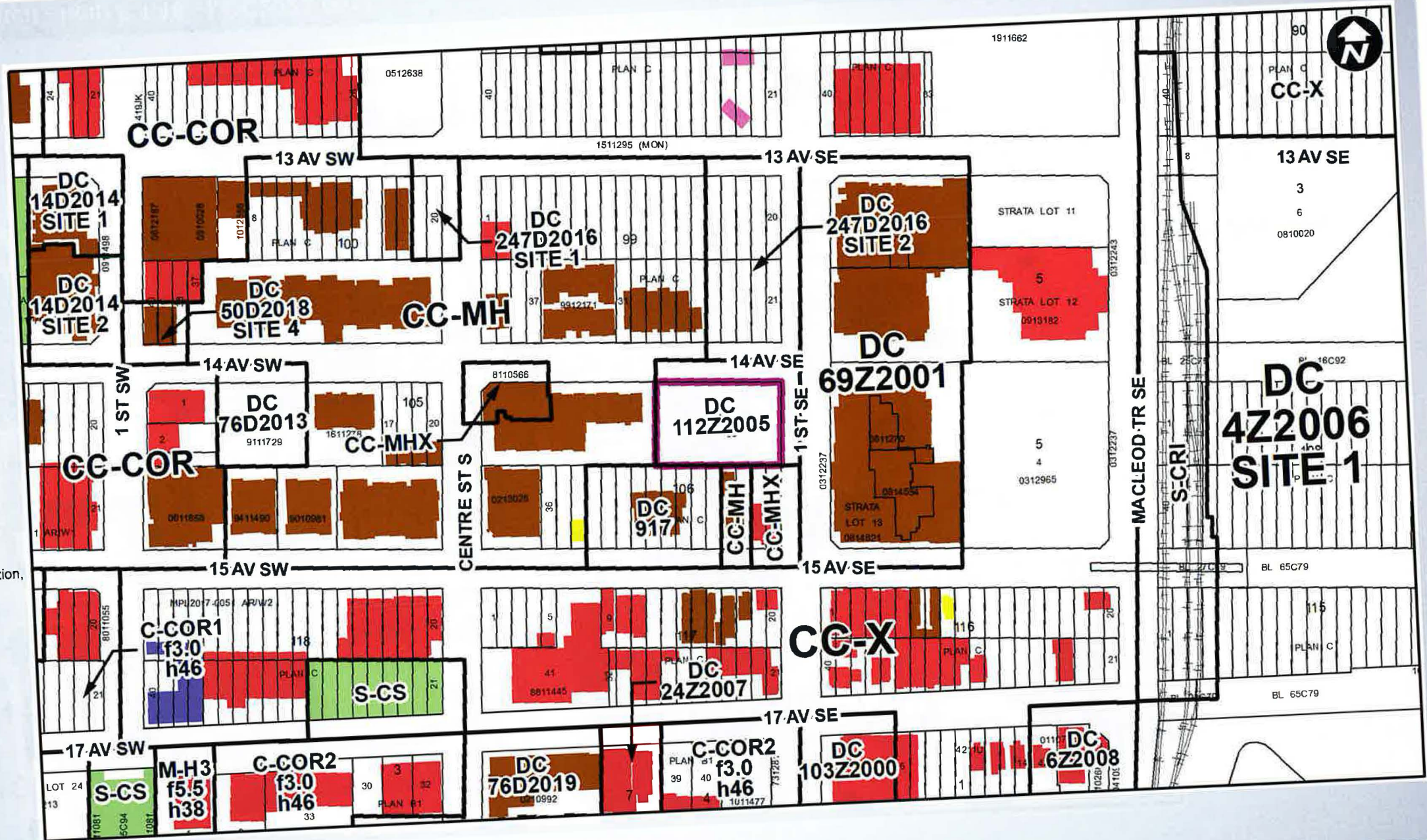


○ Bus Stop

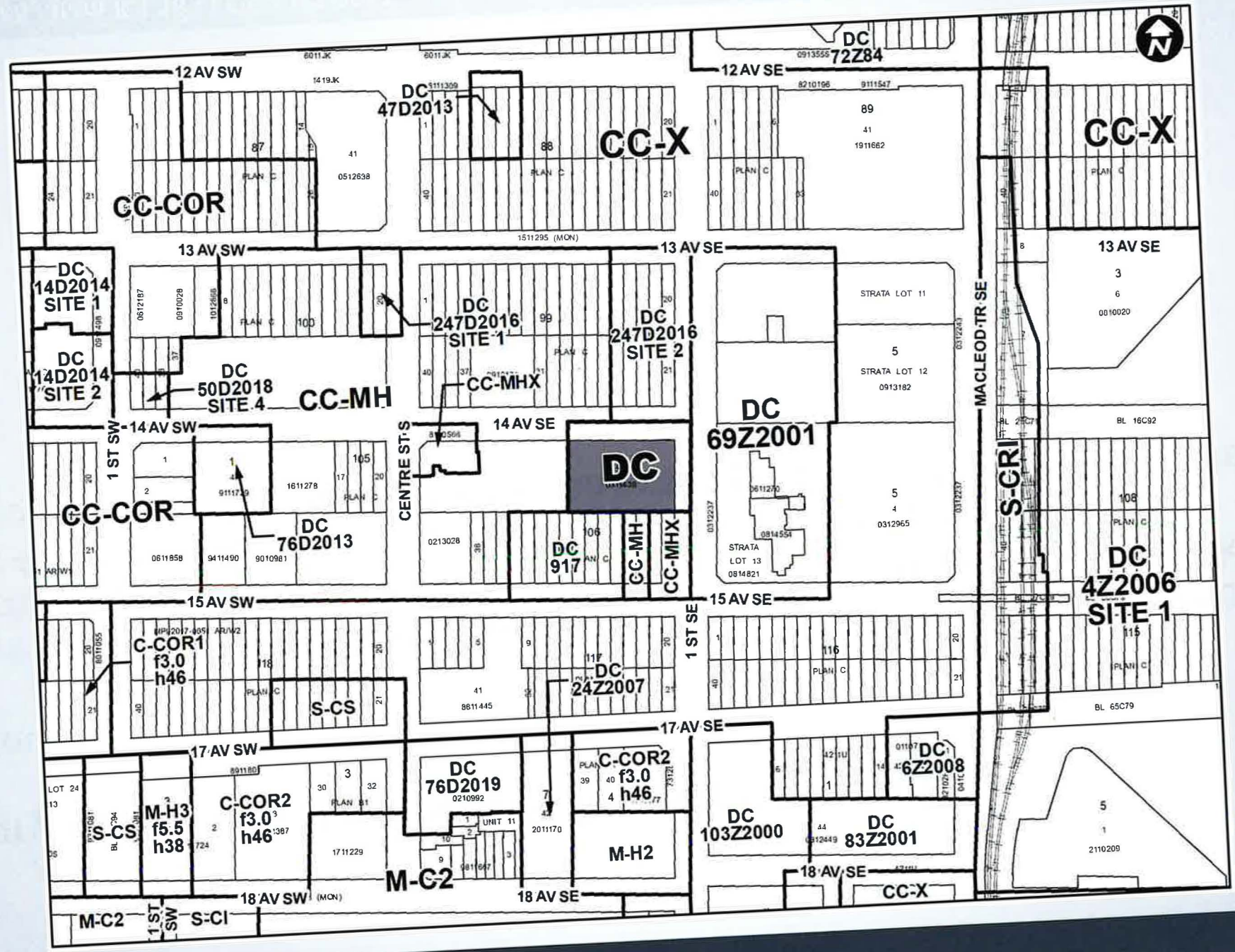
Parcel Size:

0.27 ha
63m x 42m

- 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



September 13, 2022



Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 140D2022** for the redesignation of 0.27 hectares \pm (0.67 acres \pm) located at 1401 – 1 Street SE (Plan 0311438, Block 106, Lot 41) from Direct Control (DC) District to Direct Control (DC) District to accommodate additional uses within an existing building, with guidelines (Attachment 2).

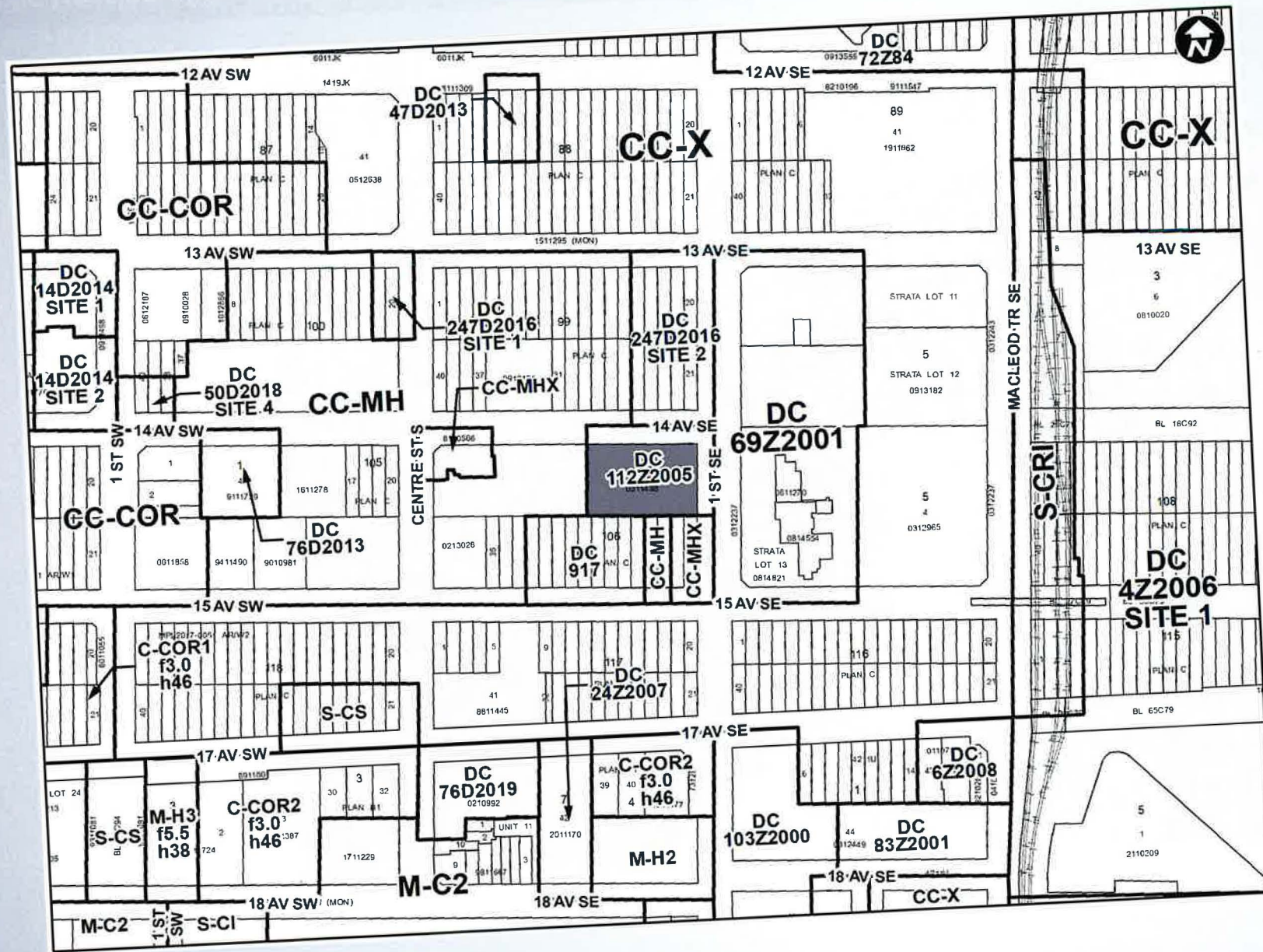
Supplementary Slides

Views: Along 1 Street SE



Views: Along 14 Avenue SE





Existing DC District:

- Based on the RM-7 district in LUB 2P80
- Maximum Height = 46 metres
- No Max FAR