

# Applicant Submission

Company Name (if applicable):

Savoy Designs

LOC Number (office use only):

Applicant's

Name: Hasan

Syed

Date:

MARCH 31, 2022

The proposed Land use change application is for the lot 4316 10 Ave SW, Calgary. This is currently designated RC-2, which allows for development of up to two dwelling units on the site. We are aiming at building 4 townhouses on the lot, and would like to apply for a Land use redesignation of RC-G, which will allow such use, while still maintaining the current intent of allowing grade oriented development.

About 3 of the lots in the immediate vicinity have been re designated RC-G, and the Lots along west of 39th street are designated RC-G and the east of the 39th Street is Multi-residential district. Our proposal aligns with the direction of development in the community.

We are also attaching a preliminary proposal of the townhouse development with the application to show the potential impact on the neighbourhood. The proposal is for 4 side by side townhouse units, three off the accessible from 10 Ave SW, and one from 43rd Street SW.

The proposed structure is a simple two storey structure, with the foundation level used for Living space. A four car garage also will be provided, accessible from the lane, for the vehicle parking for the units.

The design of the proposed townhouses is semi modern, and aligns with the new developments happening in the neighbourhood.

payments received for said services. It may also be used to conduct ongoing evaluations of services received from Planning & Development. Please send inquiries by mail to the FOIP Program Administrator, Planning & Development, PO Box 2100, Station M, Calgary, AB T2P 2M5 or contact us by phone at 311.

