

Calgary



Midtown Station and Strategic Growth Update

2022 November 10



Location



Application Progress

	Original (2019/2020)	Detailed Team Review 1, 2 (2021)	Committee Deferral (2022)	Post Charrette (2022)*
Concept				
FAR	7.5 blanket	7.5 blanket	7.8 average	7.05 average Maximum 2.0 before station
Height	150 m	150 m	90 m to 150 m	26 m to 160 m
Land Use	C-COR2, MU-1	C-COR2, MU-1, S-SPR	To be determined	DC (MU-2, MU-1, S-SPR)
Vision	<ul style="list-style-type: none"> Light Rail Transit station 	<ul style="list-style-type: none"> Light Rail Transit station Central park space Connection over rail line 	<ul style="list-style-type: none"> Light Rail Transit station Central park space Connection over rail line Realigned 73 Av SE 	<ul style="list-style-type: none"> Light Rail Transit station Central park space Connection over rail line Realigned 73 Av SE Central pedestrian spine

*Pending application resubmission

Existing Direction

IP2022-0053:

1. Return to a strategic session of the Infrastructure and Planning Committee by no later than 2022 Q2 to enable Council to identify whether the existing goals of the Municipal Development Plan, growth investment areas, and RouteAhead priorities should remain as planned or whether there is an opportunity to amend the policies and strategies to allow for revised priorities, such as an extension of the existing Chinook Station Major Activity Centre in the Municipal Development Plan in the Fisher Park Business Park; and
2. Continue to work with the applicant to refine the proposal and develop a proposed Special Development Agreement prior to this strategic session of the Infrastructure and Planning Committee.

IP2022-0626:

1. That Council defer the Midtown Station and Strategic Growth report due Q2 2022, to return by end of Q4 2022.



Strategic Growth:

- Addressed at Public Hearing
- Early 2023 Public Hearing

Application:

- Review updated application
- Transportation Impact Assessment
- Special Development Agreement
- Operating cost model
- Local Area Plan content
- Coordinate with RouteAhead



*High-level central pedestrian spine concept

Recommendation:

That Infrastructure and Planning Committee receive this report for the Corporate Record.