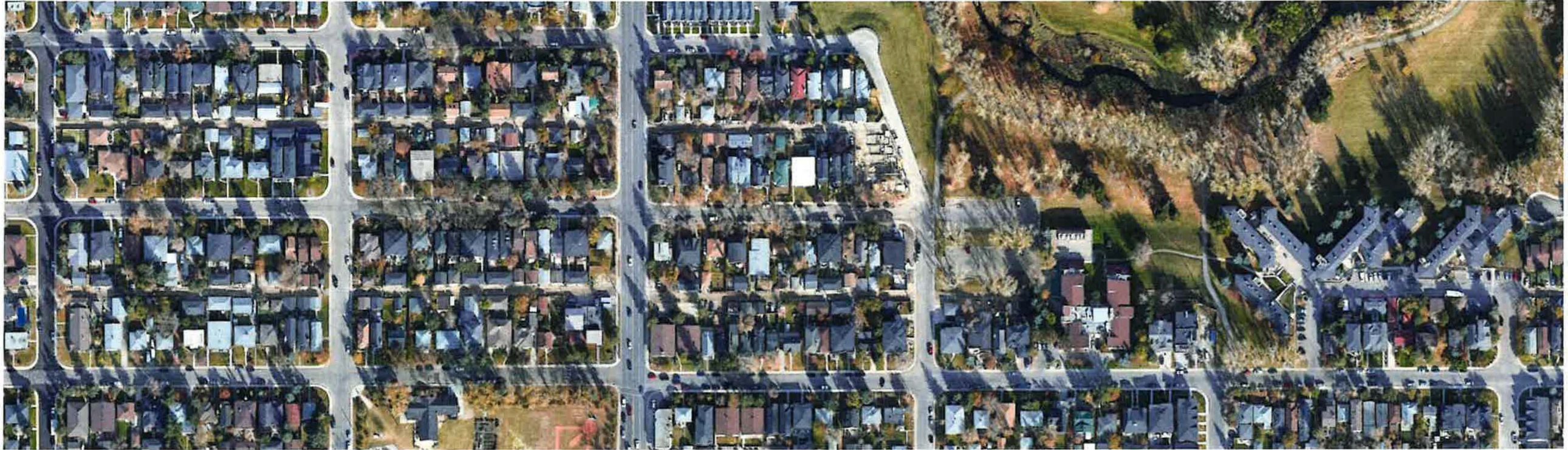




Public Hearing of Council

Agenda Item: 7.2.14



LOC2023-0039 / CPC2023-0696

Land Use Amendment

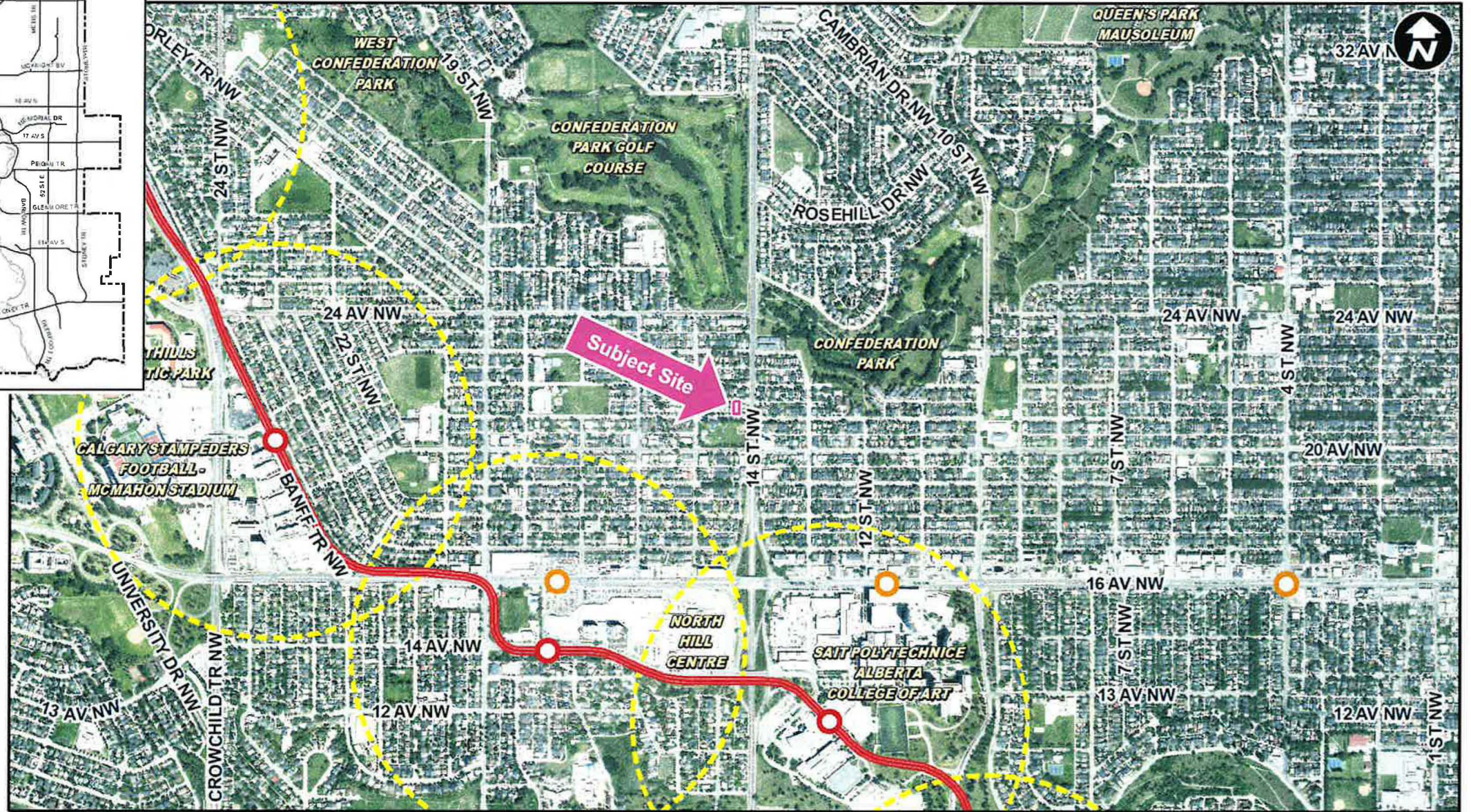
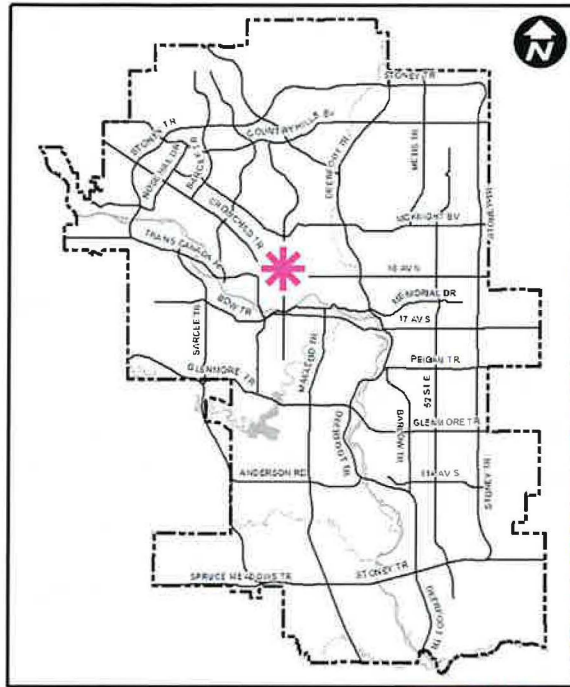
September 19, 2023

CITY OF CALGARY
RECEIVED
IN COUNCIL CHAMBER
SEP 19 2023
ITEM: 7.2.14 CPC2023-0696
Distrib - Presentation
CITY CLERK'S DEPARTMENT

Calgary Planning Commission's Recommendation:

That Council:

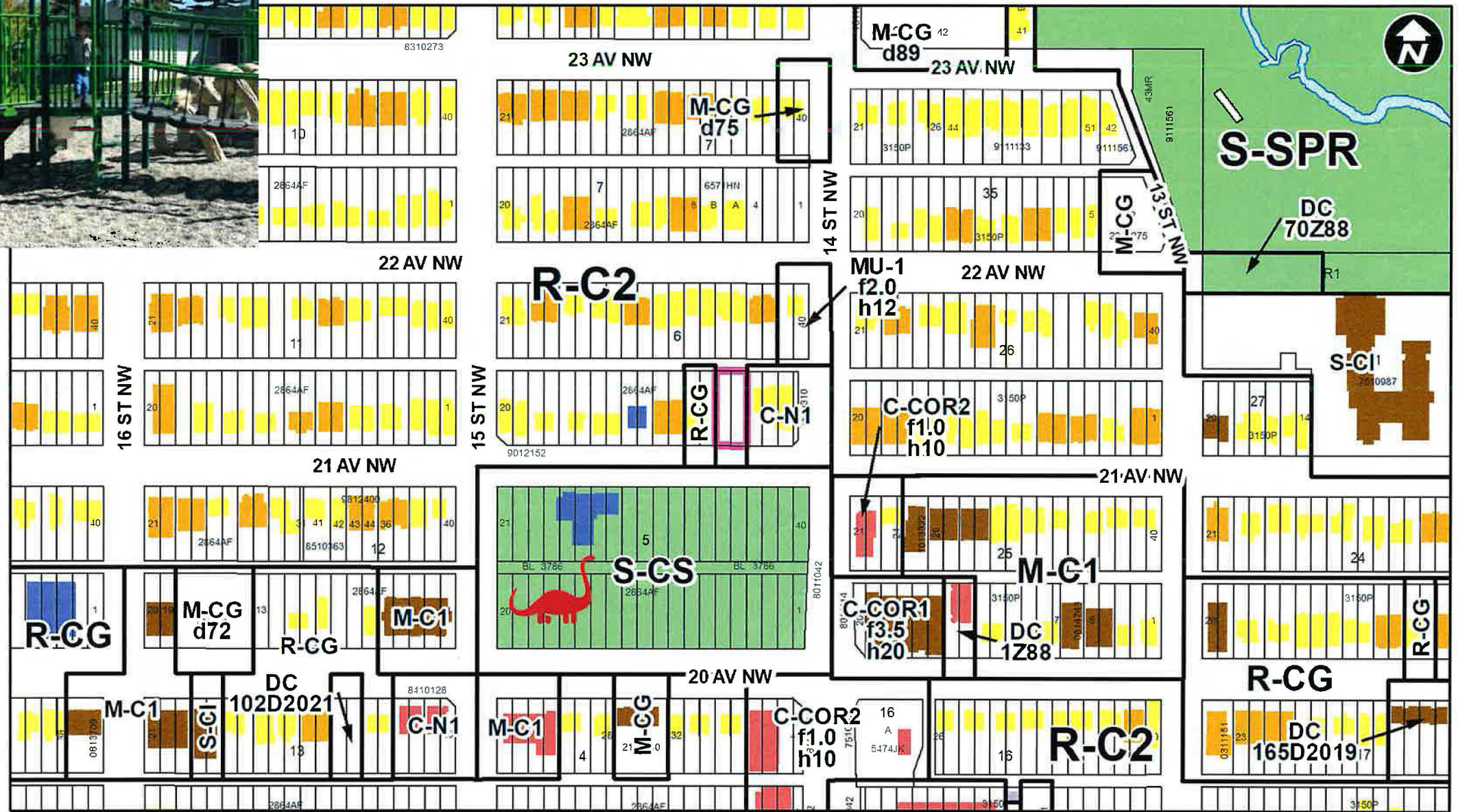
Give three readings to **Proposed Bylaw 128D2023** for the redesignation of 0.06 hectares \pm (0.14 acres \pm) at 1512 – 21 Avenue NW (Plan 2864AF, Block 6, Lots 5 and 6) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

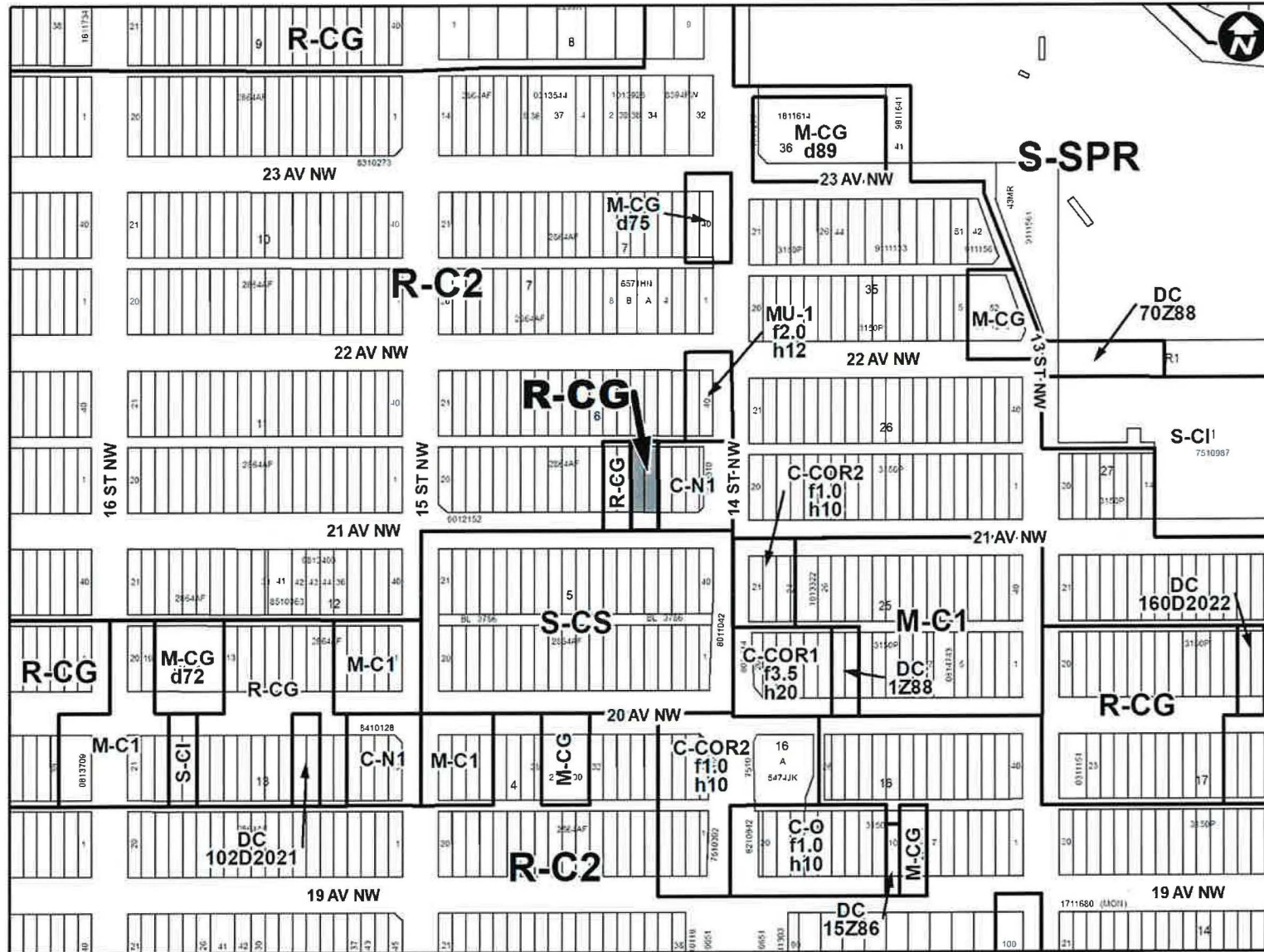


LEGEND

- 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

Surrounding Land Use





Proposed Residential – Grade-Oriented Infill (R-CG) District:

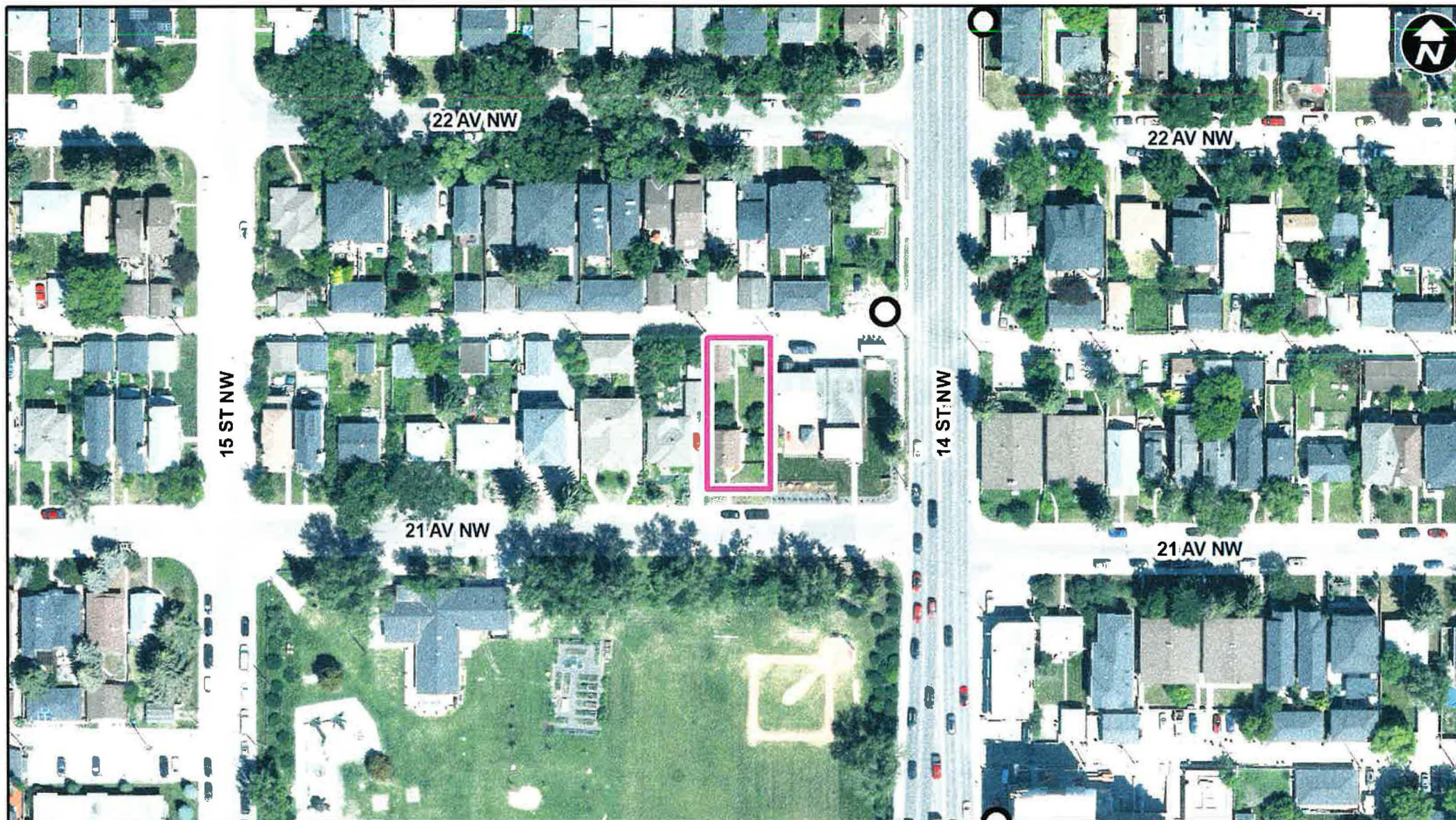
- accommodates **grade-oriented development** primarily in the form of Rowhouse Buildings, Townhouses, Duplex Dwellings, and Secondary Suites
- Maximum density = 75 upha
- Maximum height = 11.0 metres

Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 128D2023** for the redesignation of 0.06 hectares \pm (0.14 acres \pm) at 1512 – 21 Avenue NW (Plan 2864AF, Block 6, Lots 5 and 6) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

Supplementary Slides



LEGEND

○ Bus Stop

Parcel Size:

0.06 ha

15 m x 36 m



Looking NW from 21 AV NW



Looking SW from subject property laneway



