



Public Hearing of Council

Agenda Item: 7.2.6



LOC2023-0117 / CPC2023-0809

Land Use Amendment

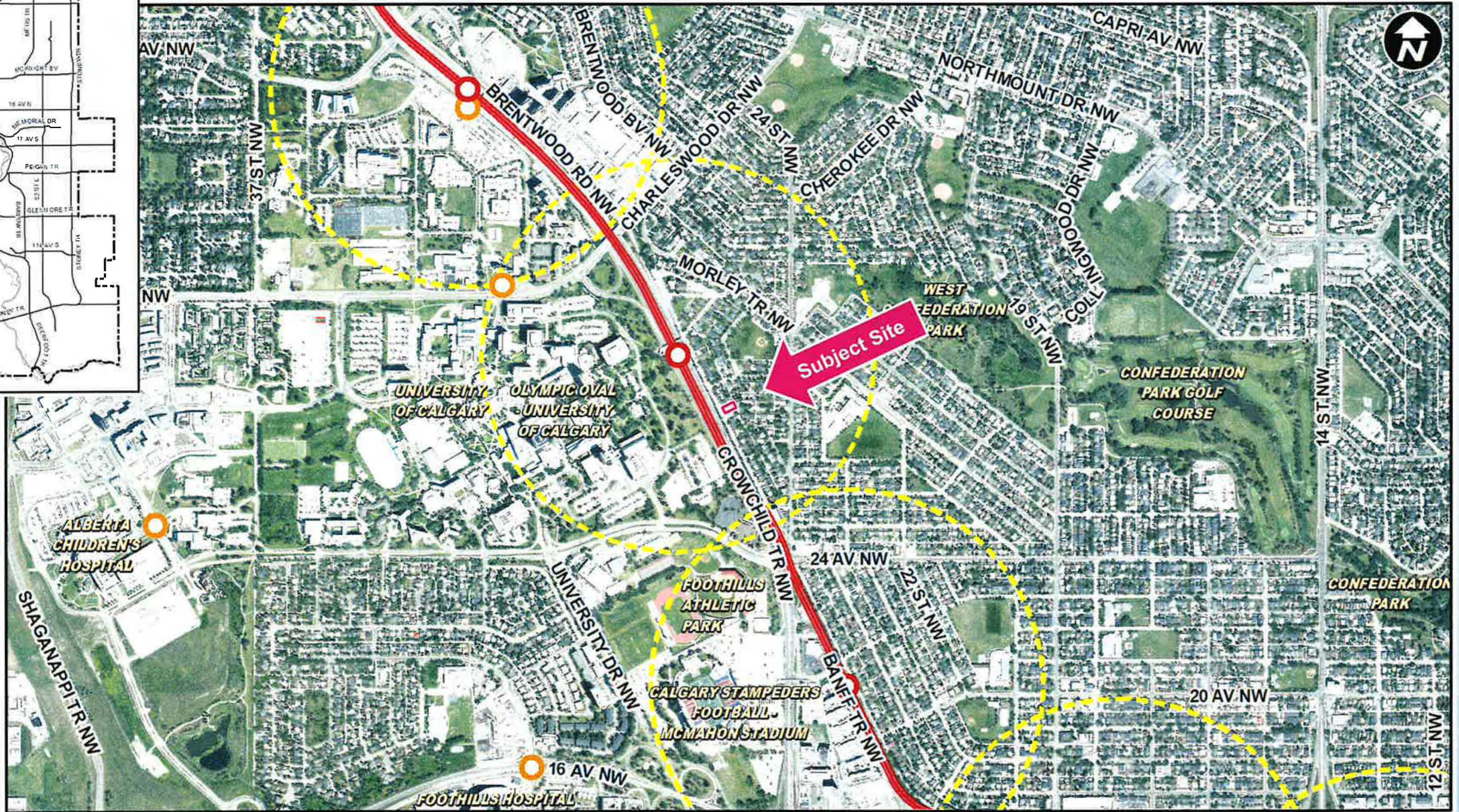
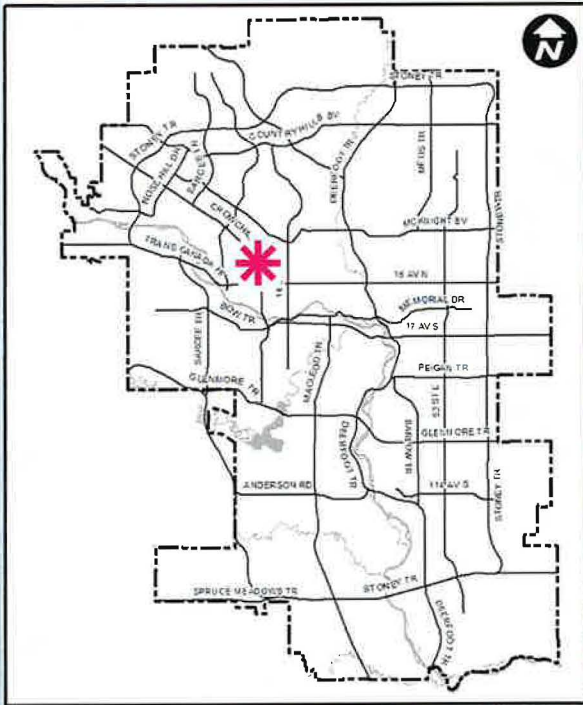
October 3, 2023

CITY OF CALGARY
RECEIVED
IN COUNCIL CHAMBER
OCT 03 2023
ITEM: *7.2.6 CPC2023-0809*
Distrib-Presentation
CITY CLERK'S DEPARTMENT

Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 182D2023 For** the redesignation of 0.07 hectares \pm (0.18 acre \pm) located at 2804 Capitol Hill Crescent NW (Plan 2846GW, Block 4, Lot 1) from Residential – Contextual One / Two Dwelling (R-C2) District to Housing – Grade Oriented (H-GO) District.



LEGEND

- 600m buffer from LRT station
- LRT Stations**

 - Blue
 - Downtown
 - Red
 - Green (Future)

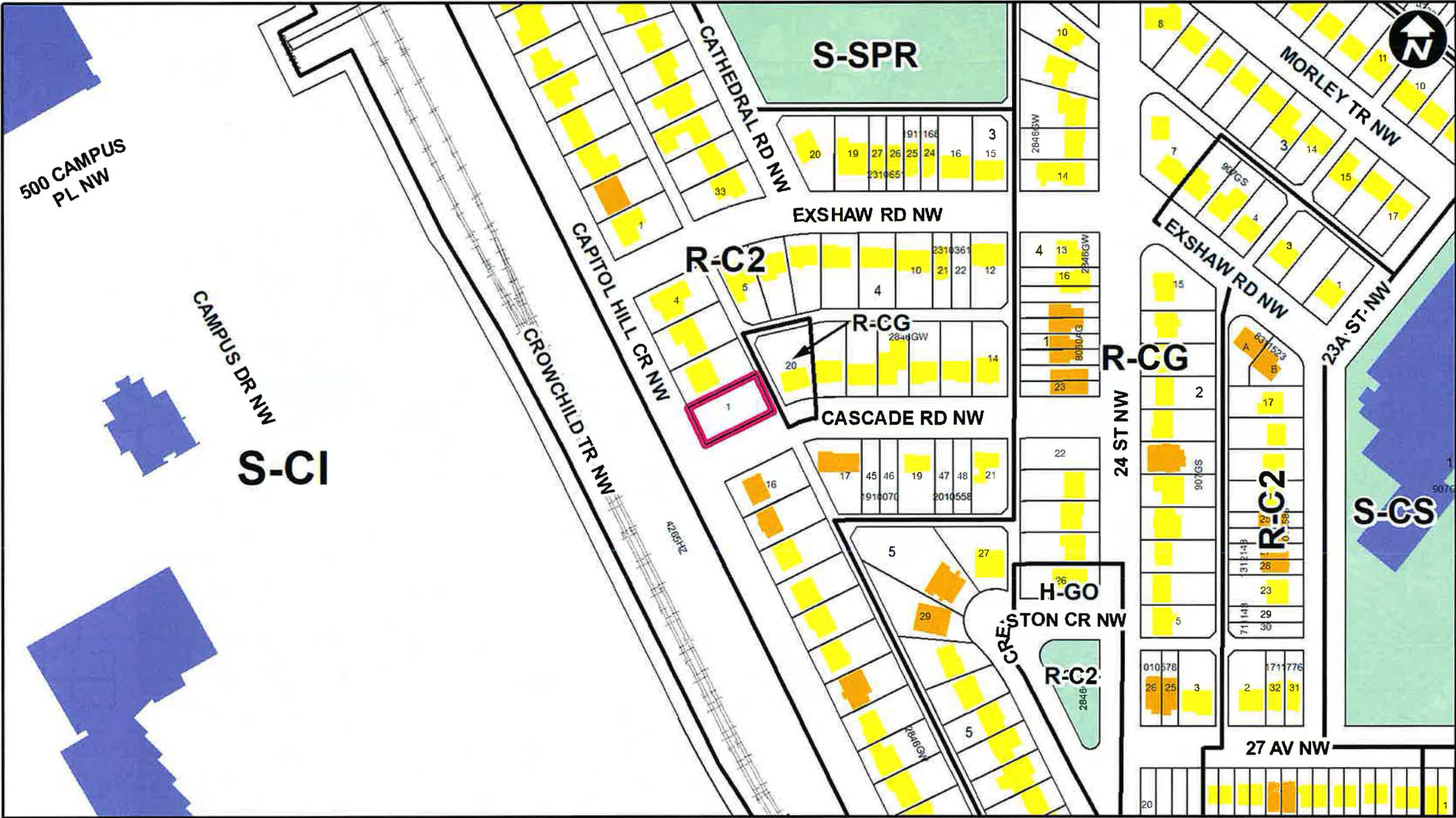
- LRT Line**

 - Blue
 - Blue/Red
 - Red

- Max BRT Stops**

 - Orange
 - Purple
 - Teal
 - Yellow

- 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 Land Use Map



Proposed Housing – Grade Oriented (H-GO) District:

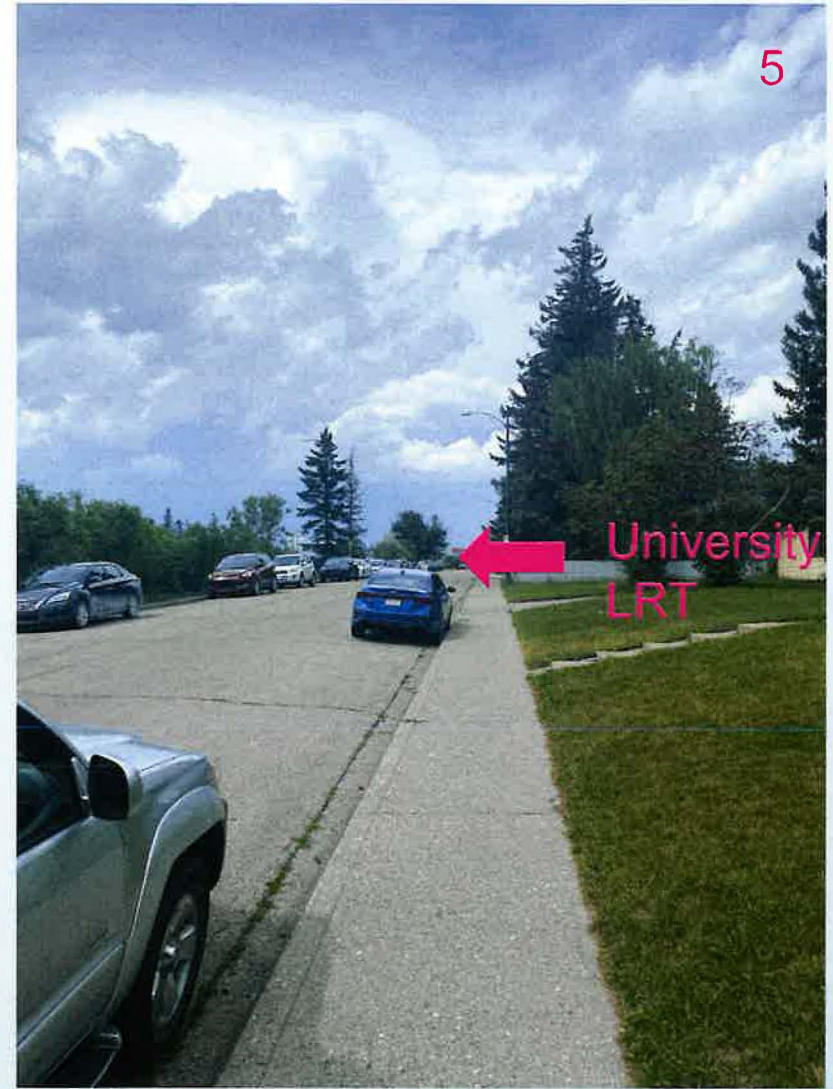
- Maximum building height of 12.0 metres
- Maximum Floor Area Ratio (FAR) of 1.5
- Allows for a variety of attached, stacked or clustered units.

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Supplementary Slides





Parcel Size:

**0.07 ha
20m x 36m**

