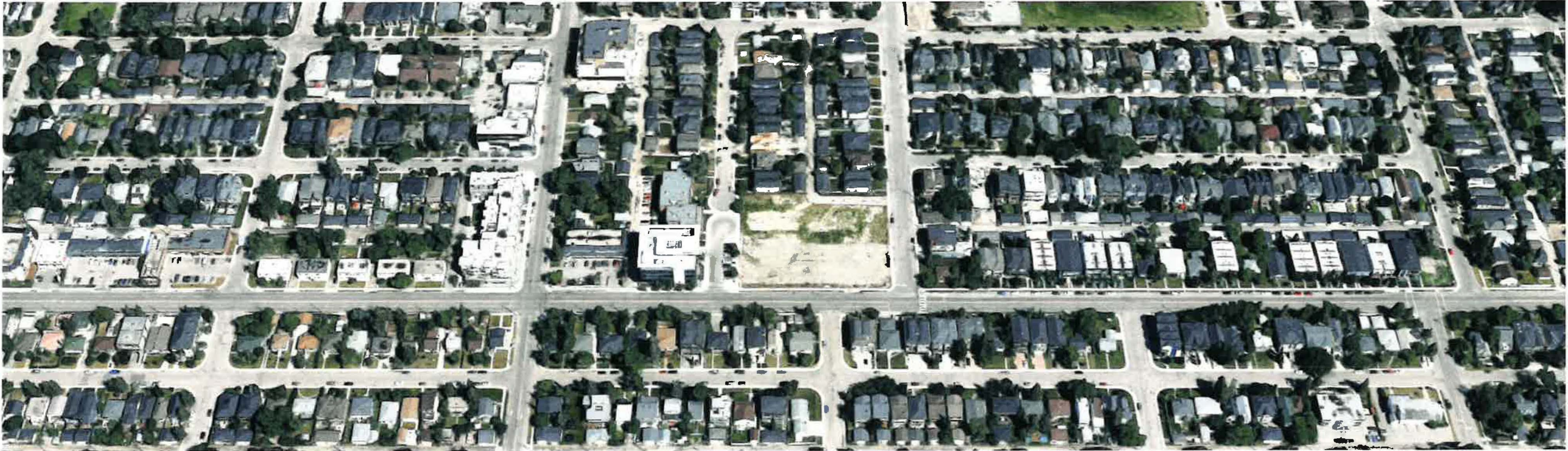




Calgary Planning Commission

Agenda Item: 7.2.3



LOC2023-0159 Land Use Amendment

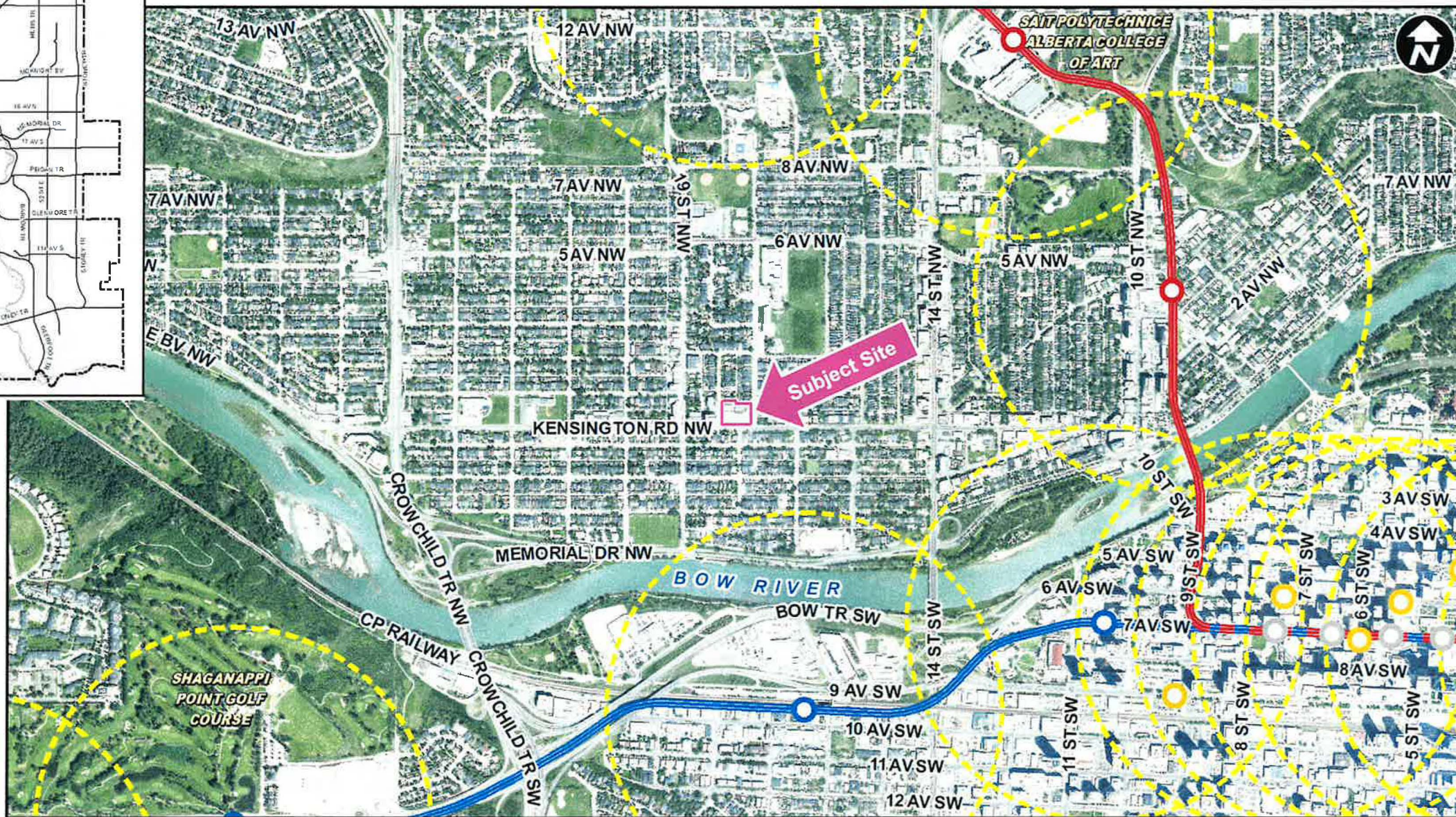
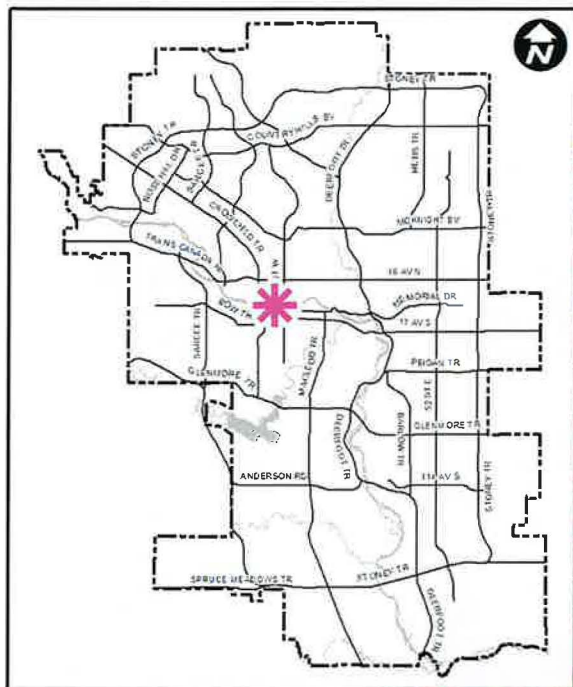
October 5, 2023

CITY OF CALGARY
RECEIVED
IN COUNCIL CHAMBER
OCT 05 2023
ITEM: *7.2.3 CPC2023-1015*
Distrib-Presentation
CITY CLERK'S DEPARTMENT

RECOMMENDATION:

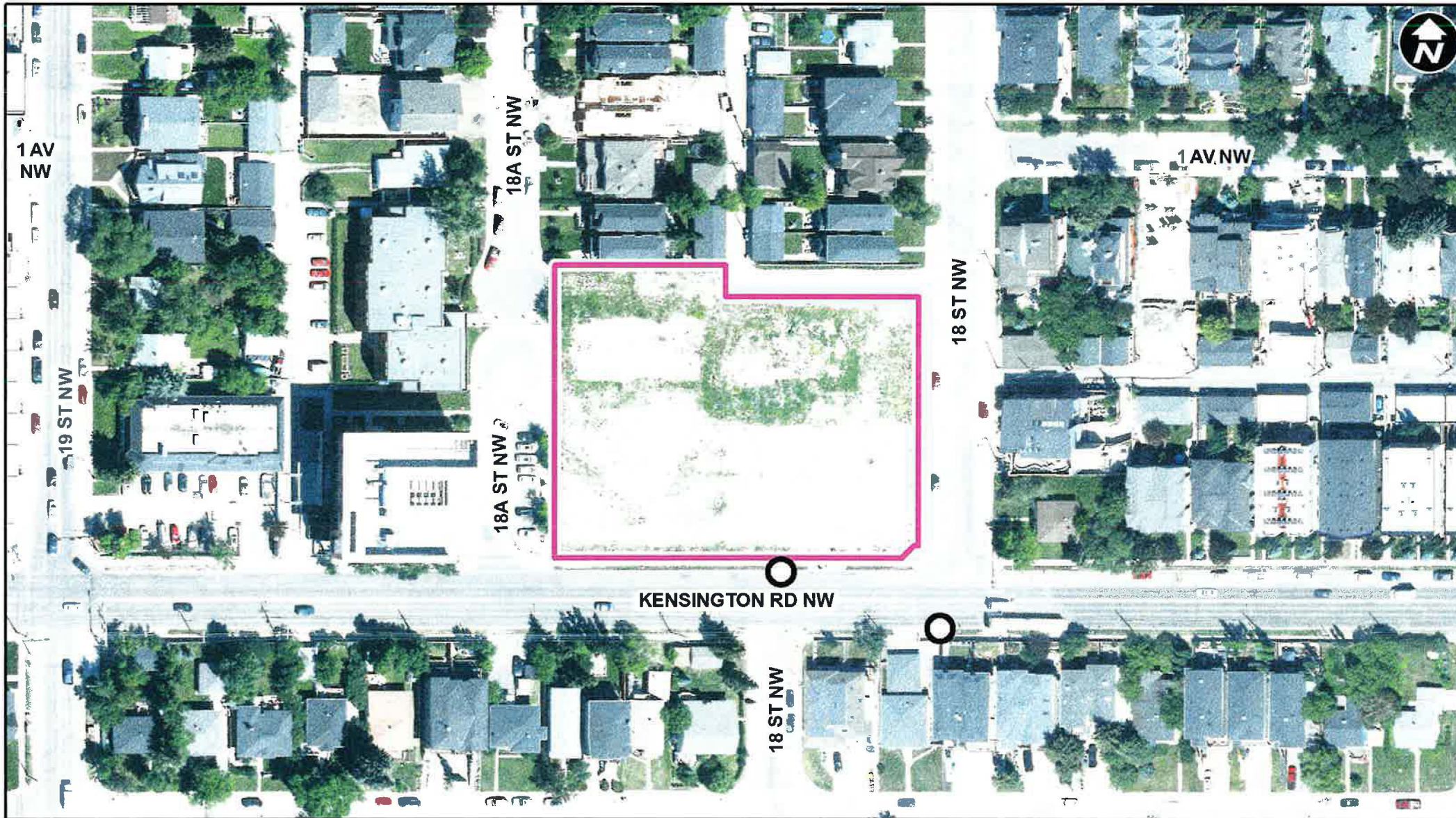
That Calgary Planning Commission recommend that Council:

That Calgary Planning Commission recommend that Council: Give three readings to the proposed bylaw for the redesignation of 0.59 hectares \pm (1.45 acres \pm) located at 110 – 18A Street NW (Plan 1612424, Block 14, Lot 37) from Direct Control (DC) District to Direct Control (DC) District to accommodate a liquor store, with guidelines (Attachment 2).



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

○ Bus Stop

Parcel Size:

0.586 ha

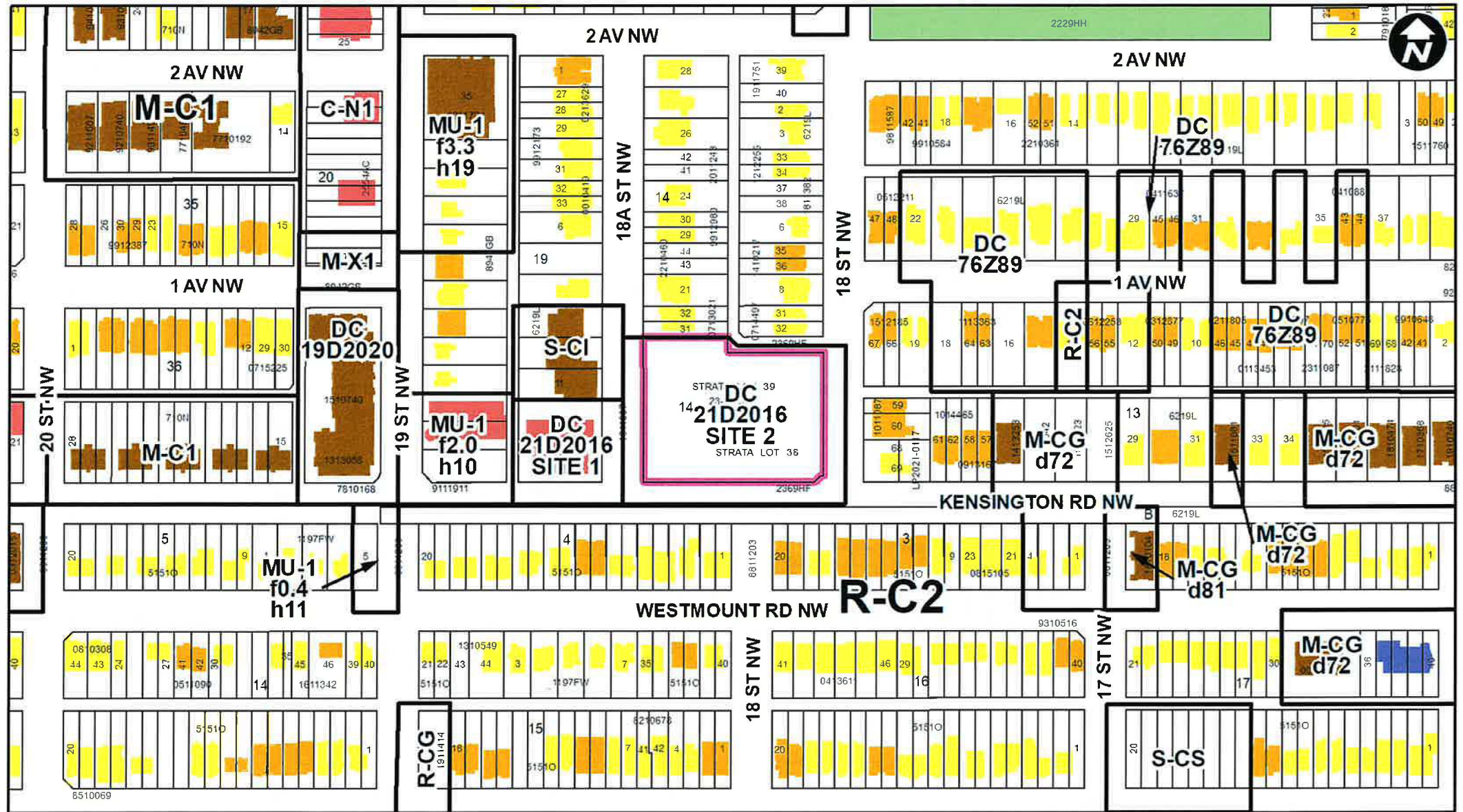
87m x 67m



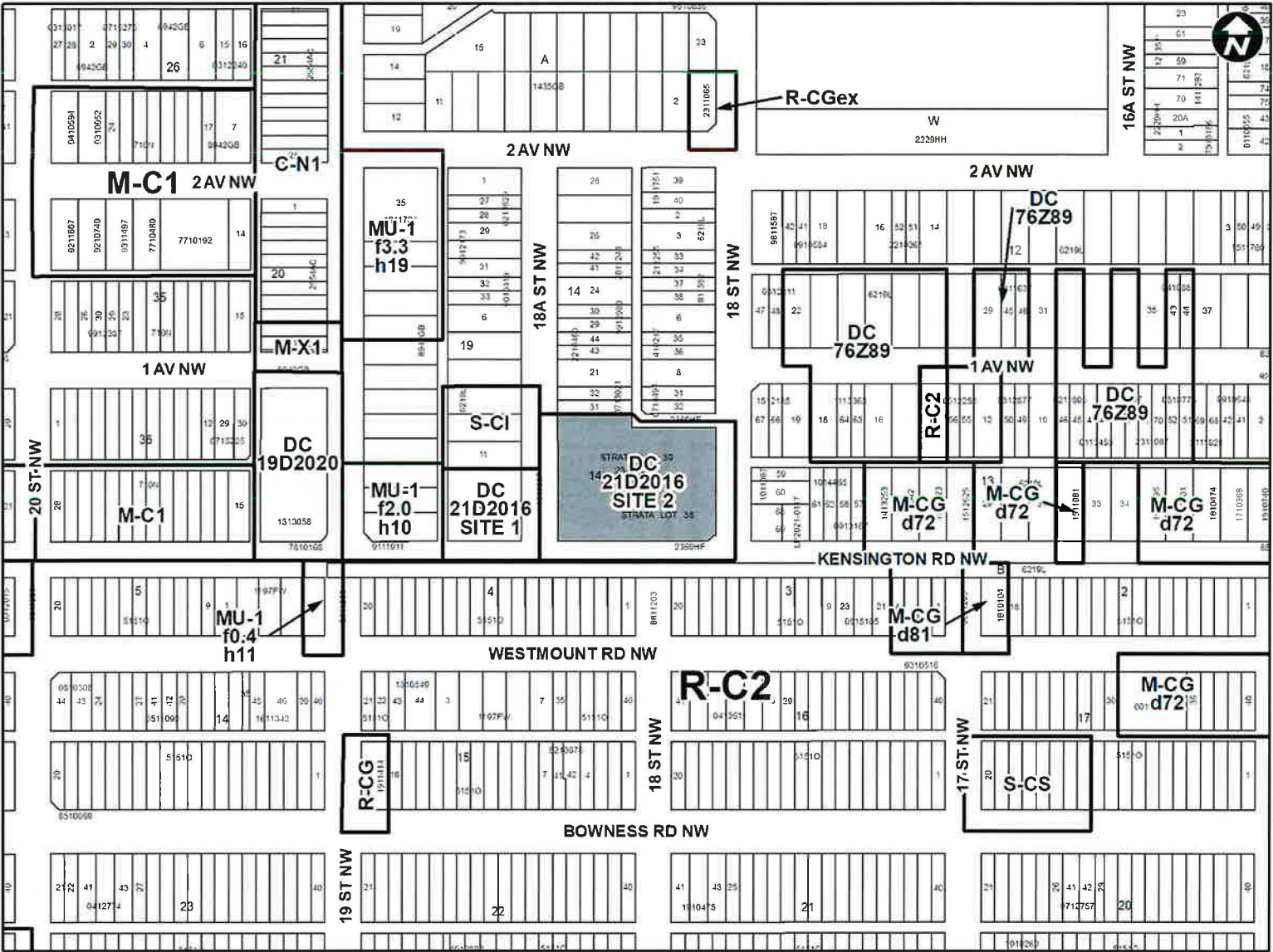


Surrounding Land Use

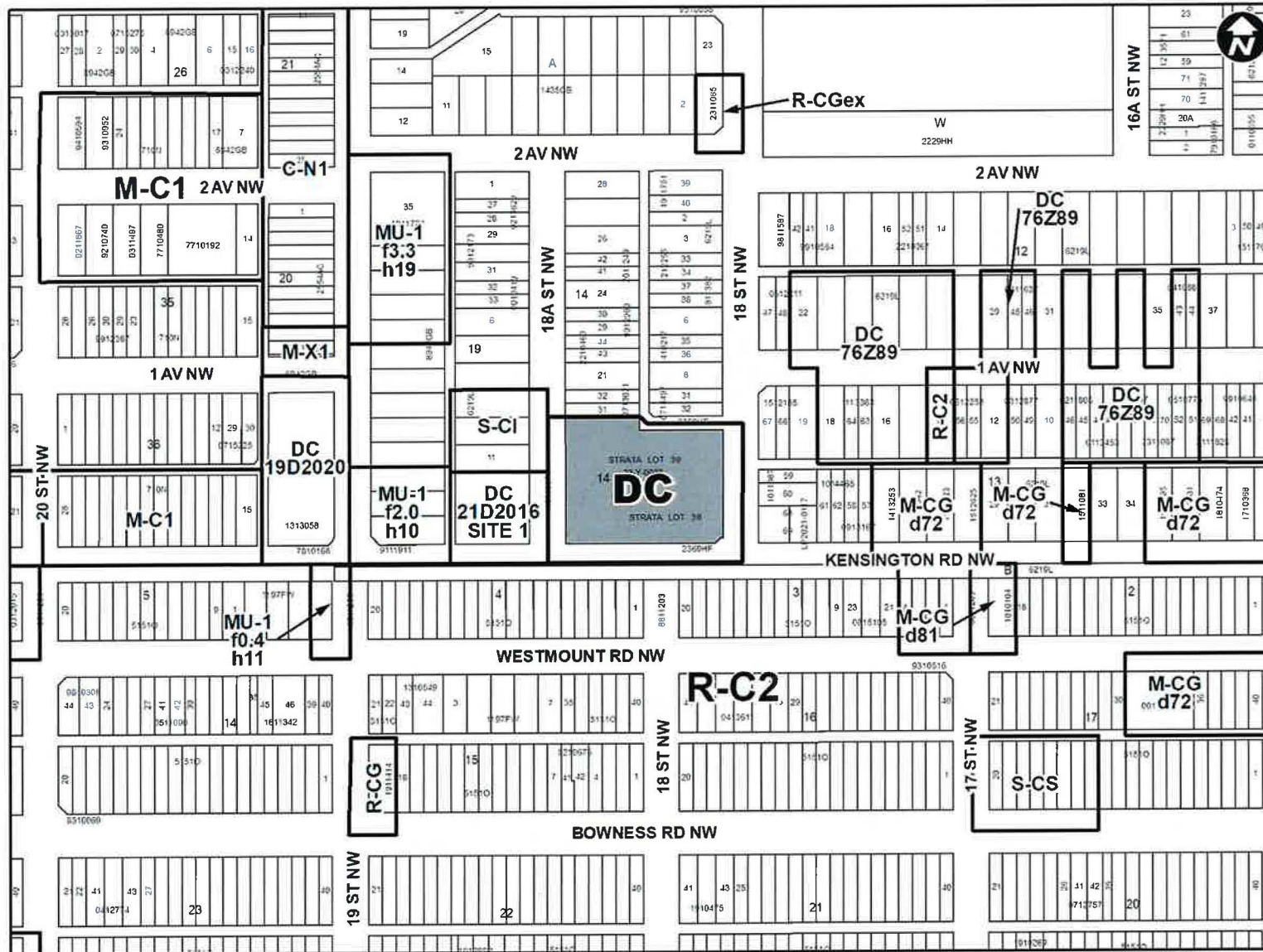
- LEGEND**
- Single detached dwelling
 - Semi-detached / duplex detached dwelling
 - Rowhouse / multi-residential
 - Commercial
 - Heavy Industrial
 - Light Industrial
 - Parks and Openspace
 - Public Service
 - Service Station
 - Vacant
 - Transportation, Communication, and Utility
 - Rivers, Lakes
 - Land Use Site Boundary



Existing Land Use Map



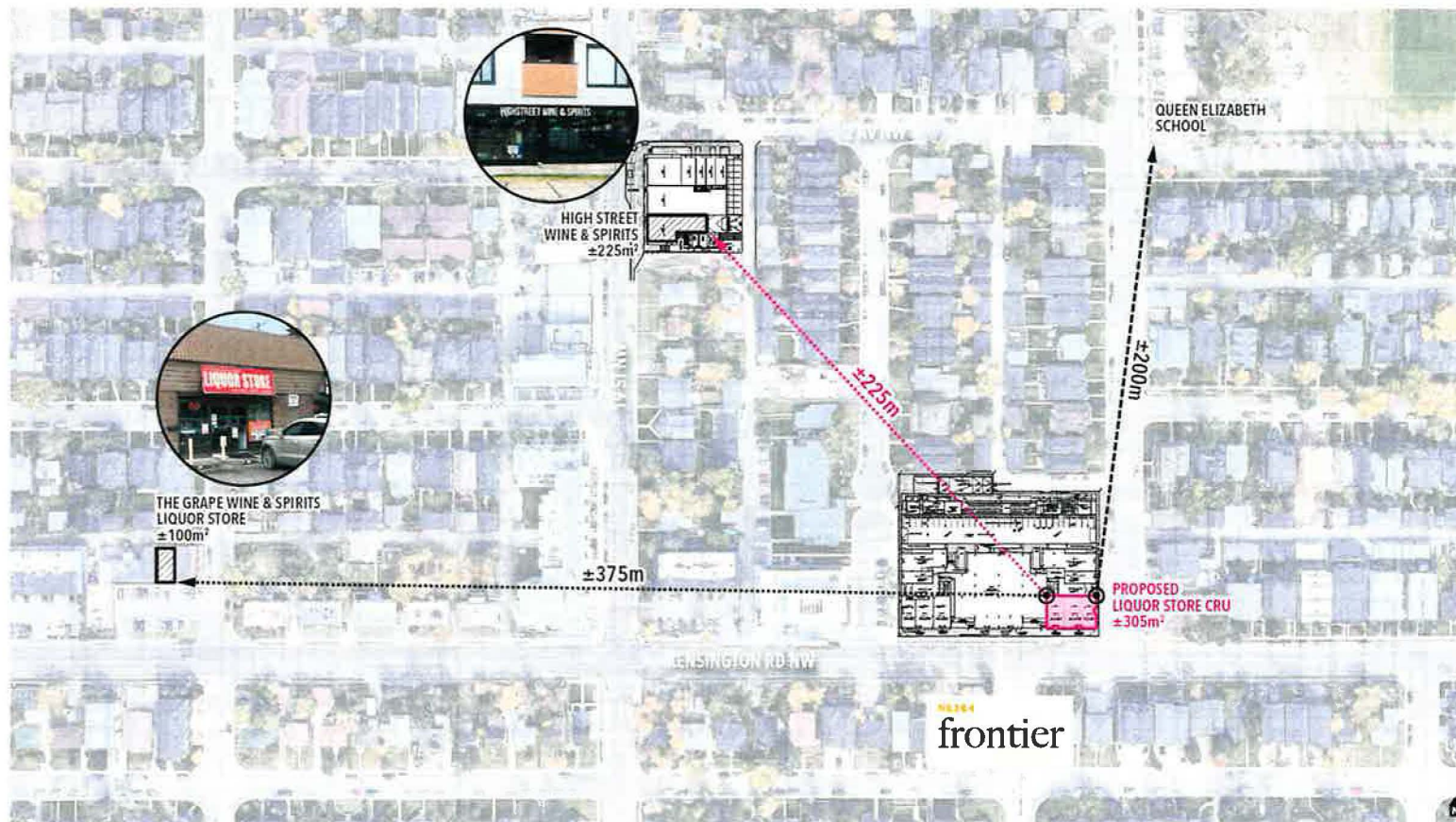
Proposed Land Use Map



Proposed Direct Control District:

- Maintains guidelines from existing DC District, with minor updates for consistency with the current Land Use Bylaw
- Eliminates the 300m separation distance for a liquor store to locate within the commercial part of the building

LIQUOR STORE LOCATION + PROXIMITY MEASUREMENTS



Location of existing liquor stores and schools in relation to the subject site

- The closest liquor store is approximately 225m away on 19 Street NW

RECOMMENDATION:

That Calgary Planning Commission recommend that Council:

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Supplementary Slides

