



# Public Hearing of Council

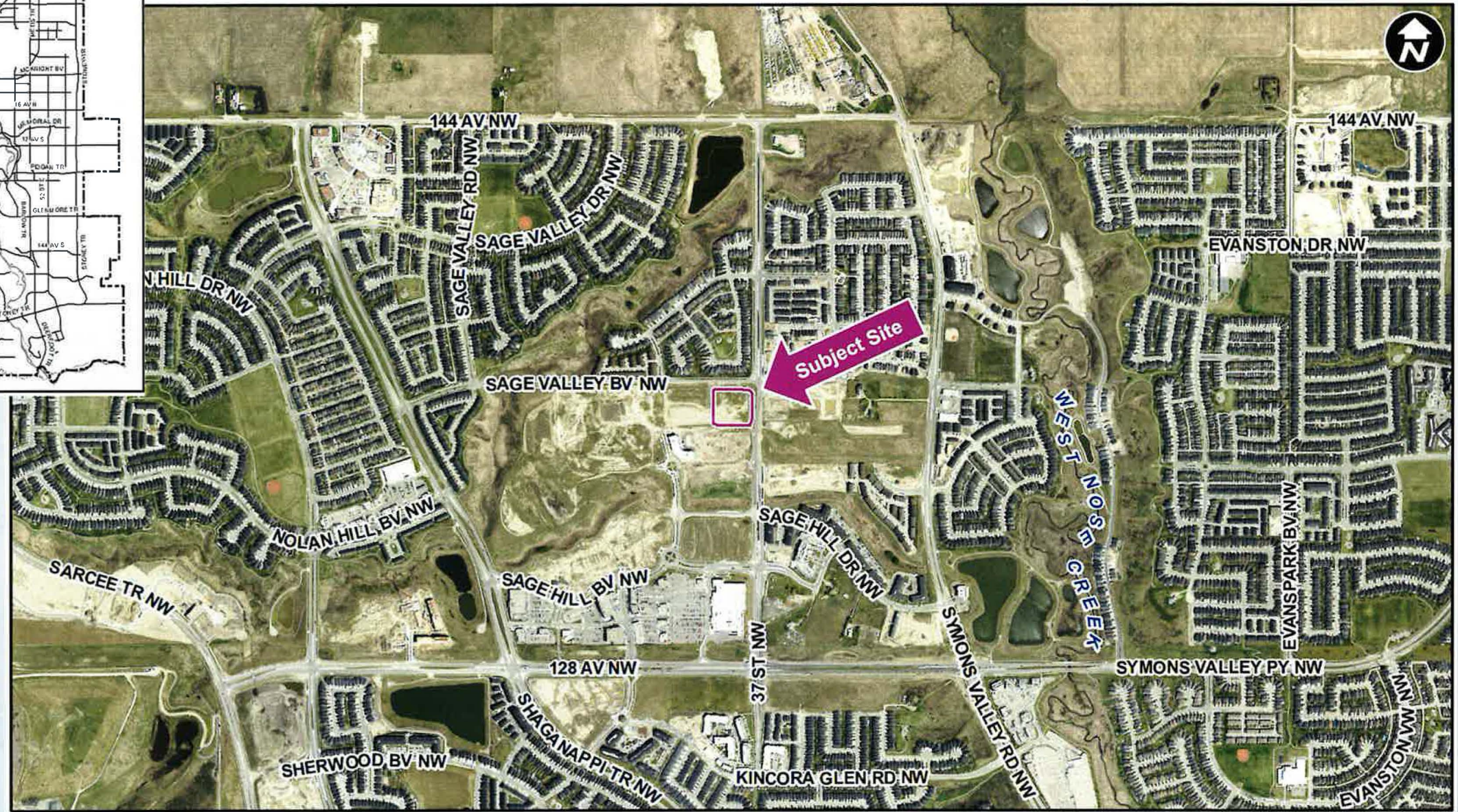
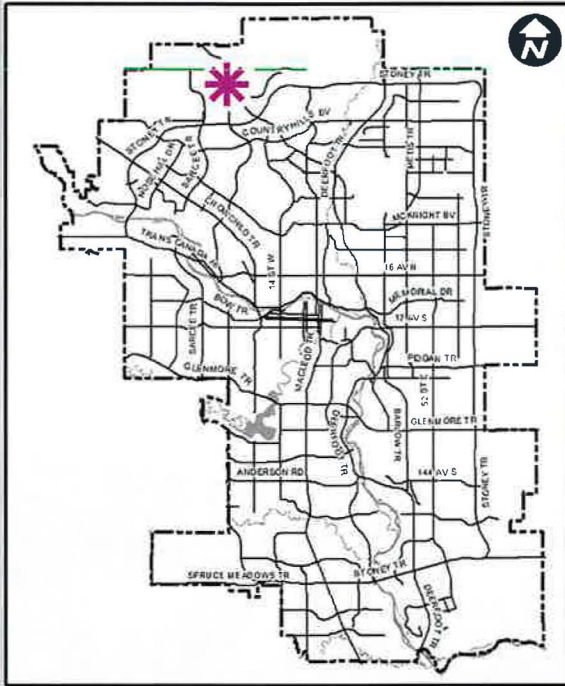
Agenda Item: 8.1.16



## LOC2022-0178 / CPC2022-0458 Land Use Amendment

June 7, 2022

CITY OF CALGARY  
RECEIVED  
IN COUNCIL CHAMBER  
JUN 06 2022  
ITEM: 8.1.16 CPC2022-0458  
Distrib-Presentation  
CITY CLERK'S DEPARTMENT

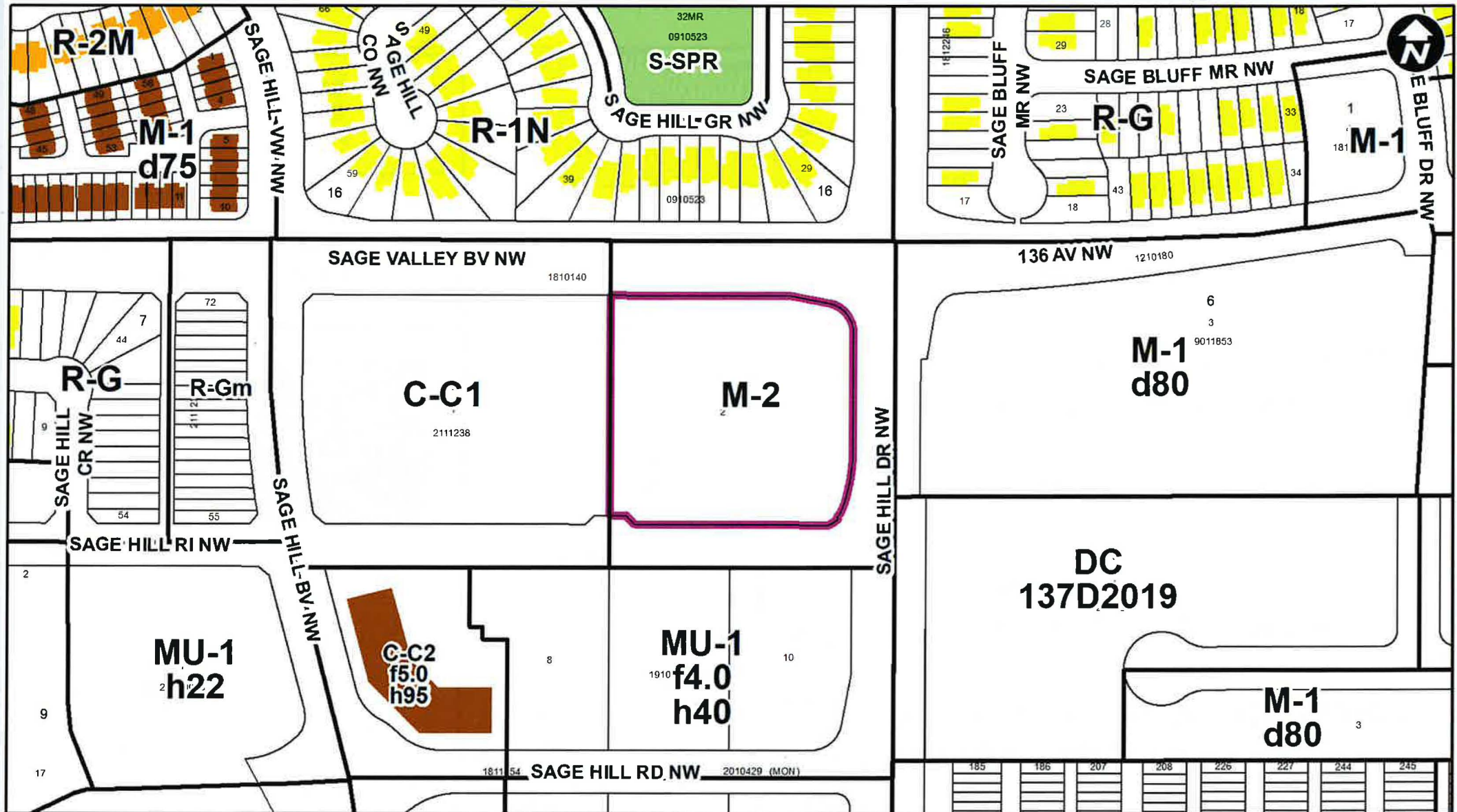


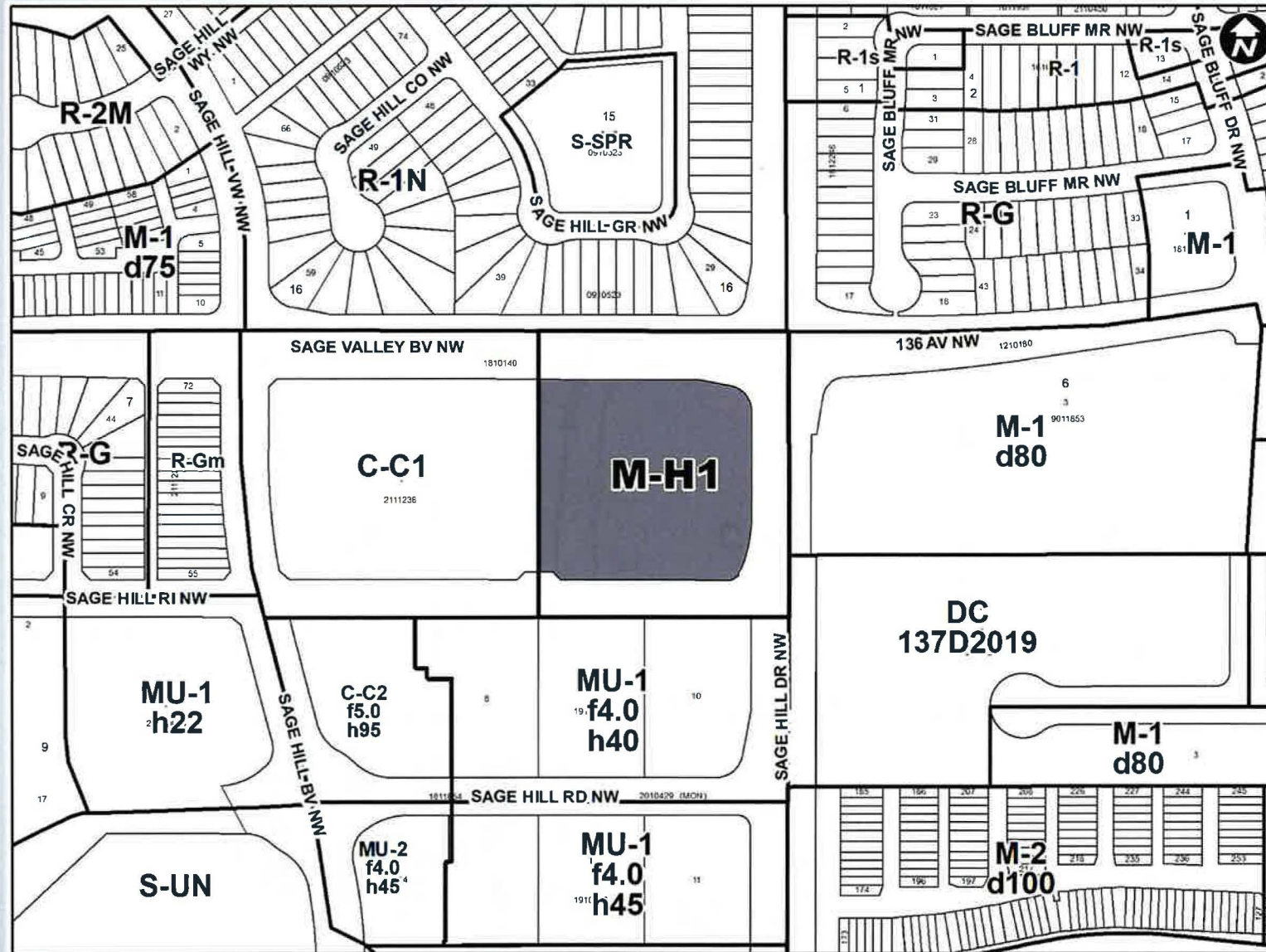
LEGEND

- 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

- 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 Multi-Residential – High Density Low Rise (M-H1) District:**

- High Density Residential District
- Multi-residential development
- Maximum building height of 26 metres (approx. 6-8 storeys)
- No maximum density
- Maximum floor area ratio of 4.0

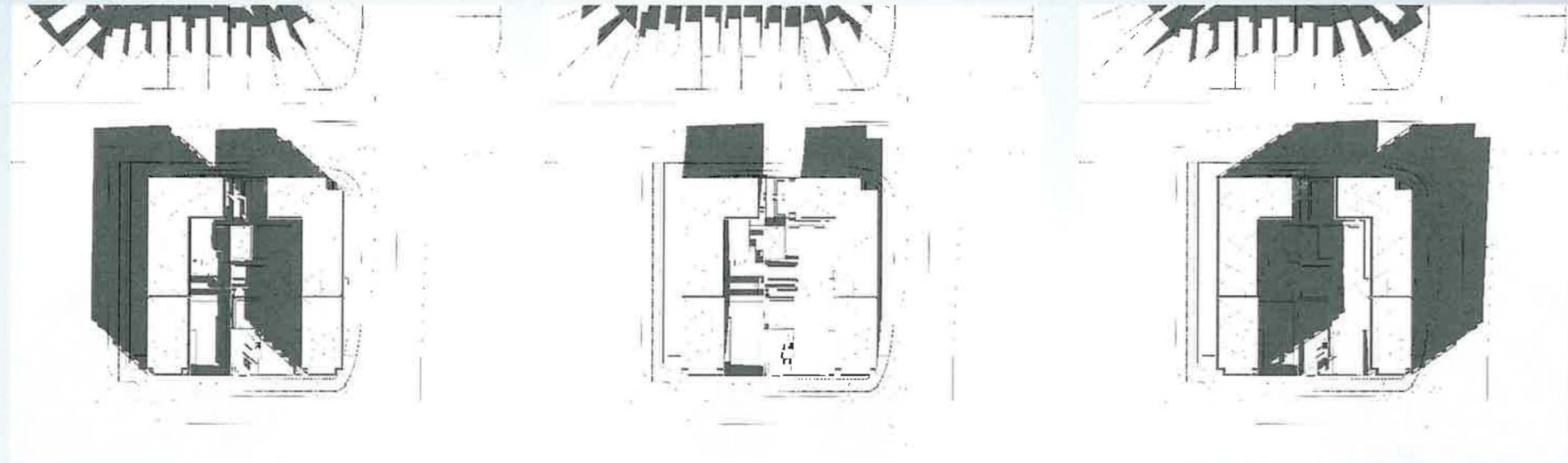
## Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 85D2022** for the redesignation of 1.29 hectares  $\pm$  (3.19 acres  $\pm$ ) located at 30 Sage Hill Row NW (Plan 2111238, Block 6, Lot 2) from Multi-Residential – Medium Profile (M-2) District **to** Multi-Residential – High Density Low Rise (M-H1) District.

# Supplementary Slides

March 21

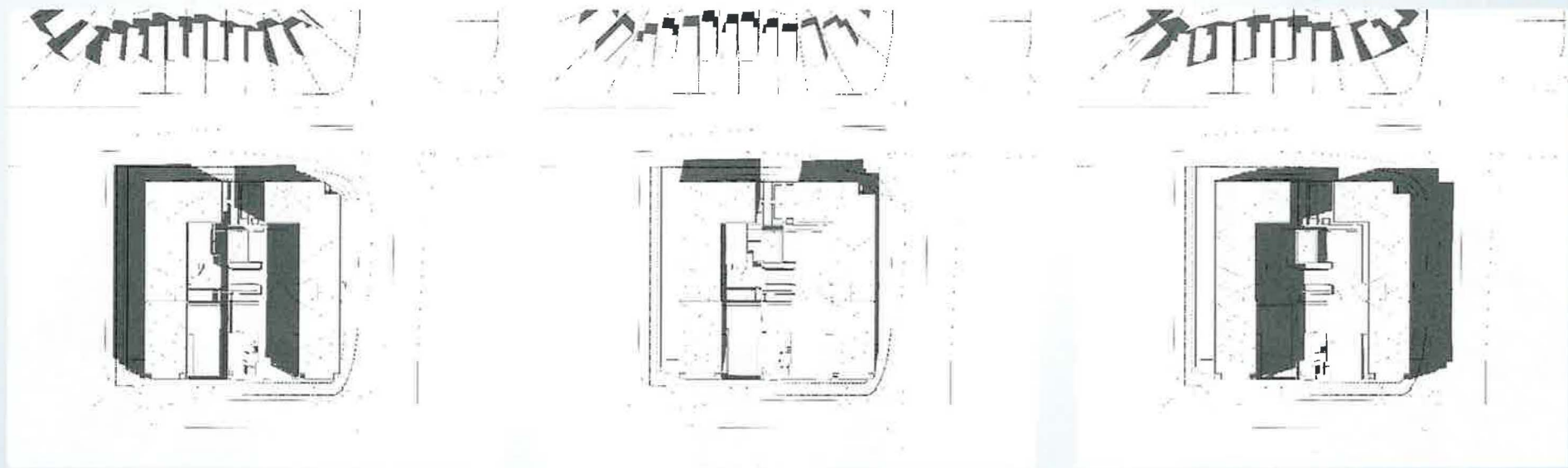


10am

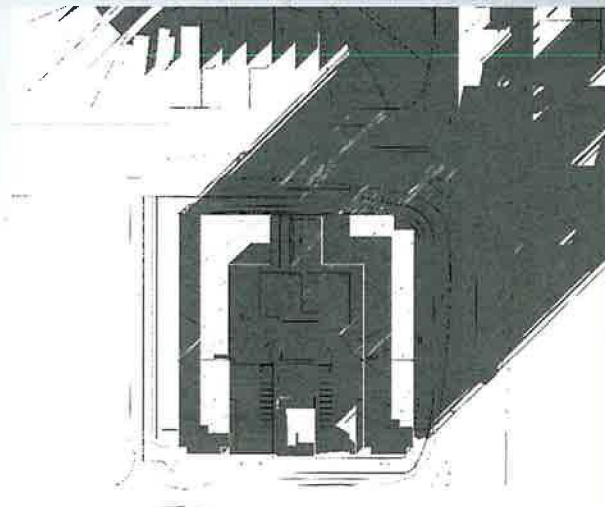
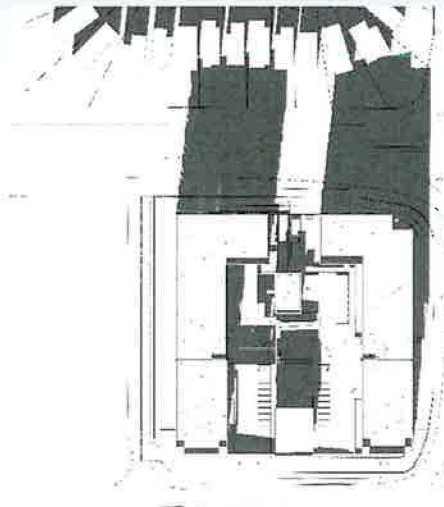
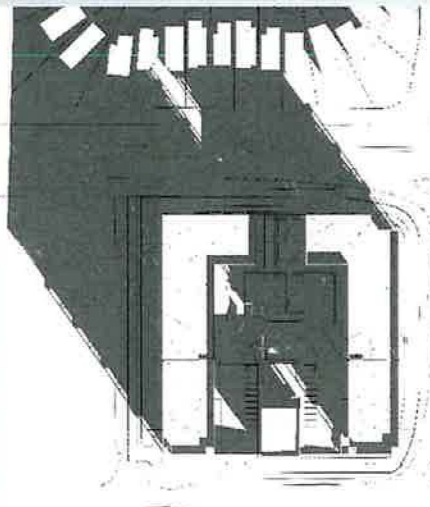
1pm

4pm

June 21



Approved



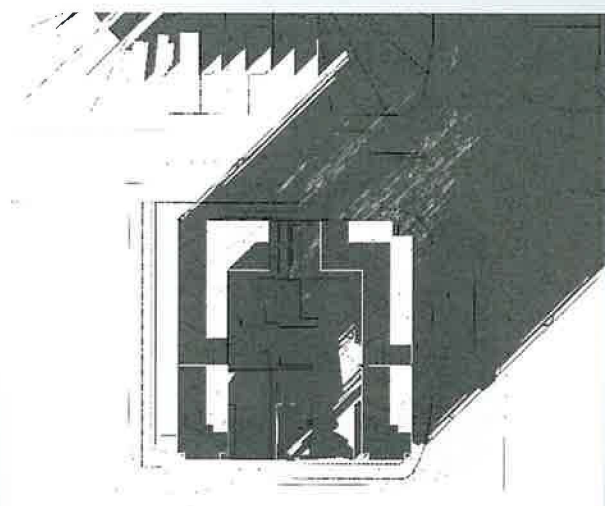
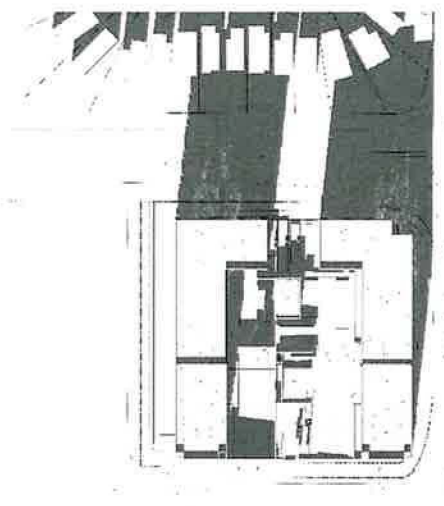
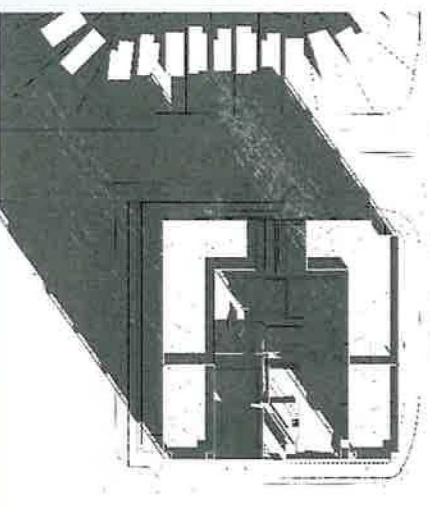
DECEMBER 21

10am

1pm

4pm

Proposed







**Parcel Size:**

**1.29 ha**  
**118 m x 111 m**





