

# Calgary Planning Commission Member Comments



For CPC2023-0905 / LOC2023-0139  
heard at Calgary Planning Commission  
Meeting 2023 September 07



Member	Reasons for Decision or Comments
<p><b>Commissioner Hawryluk</b></p>	<p>Reasons for Approval</p> <ul style="list-style-type: none"> <li>When the Planning Commission reviewed this item, we learned that Utility Engineering had no concerns about this application; Enmax had no objections to this application. The existing utilities and infrastructure are able to support this application. The infrastructure could probably handle R-CG (with suites), but the applicant has responded to residents' concerns and has opted to not include the possibility of suites. There are no technical reasons for refusing this application.</li> </ul> <p>The R-CG Land Use District is a low-density residential district with specific rules for height and setbacks along property lines that are shared with other low-density residential districts (LUB, Section 541). Council has approved these rules to make the R-CG Land Use District appropriate in low-density settings and respect adjacent residents. Consequently, for years the Calgary Planning Commission has consistently recommended R-CG Land Use Amendments for approval.</p> <p>Due to lower construction costs and more flexible forms, rowhouses and other missing middle housing forms are more effective at producing larger three- and four-bedroom homes than taller buildings.</p>