

Public Hearing of Council

Agenda Item: 7.2.27



LOC2023-0074 / CPC2023-1226

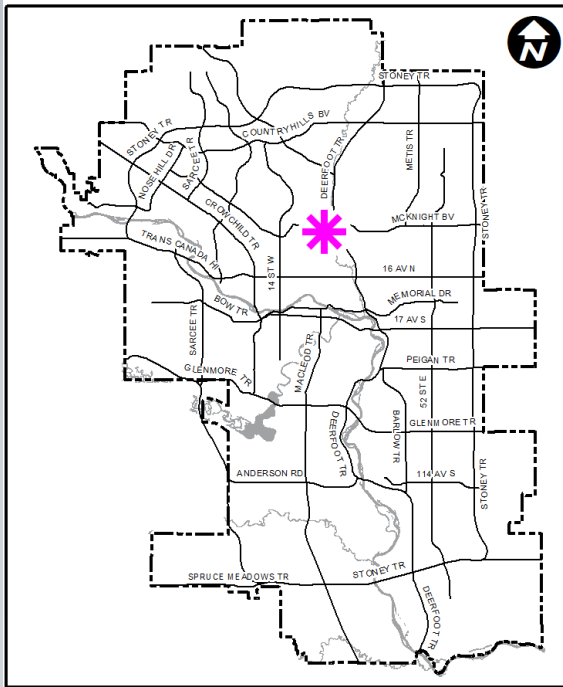
Land Use Amendment

February 6, 2024

Calgary Planning Commission's Recommendation:



That Council:

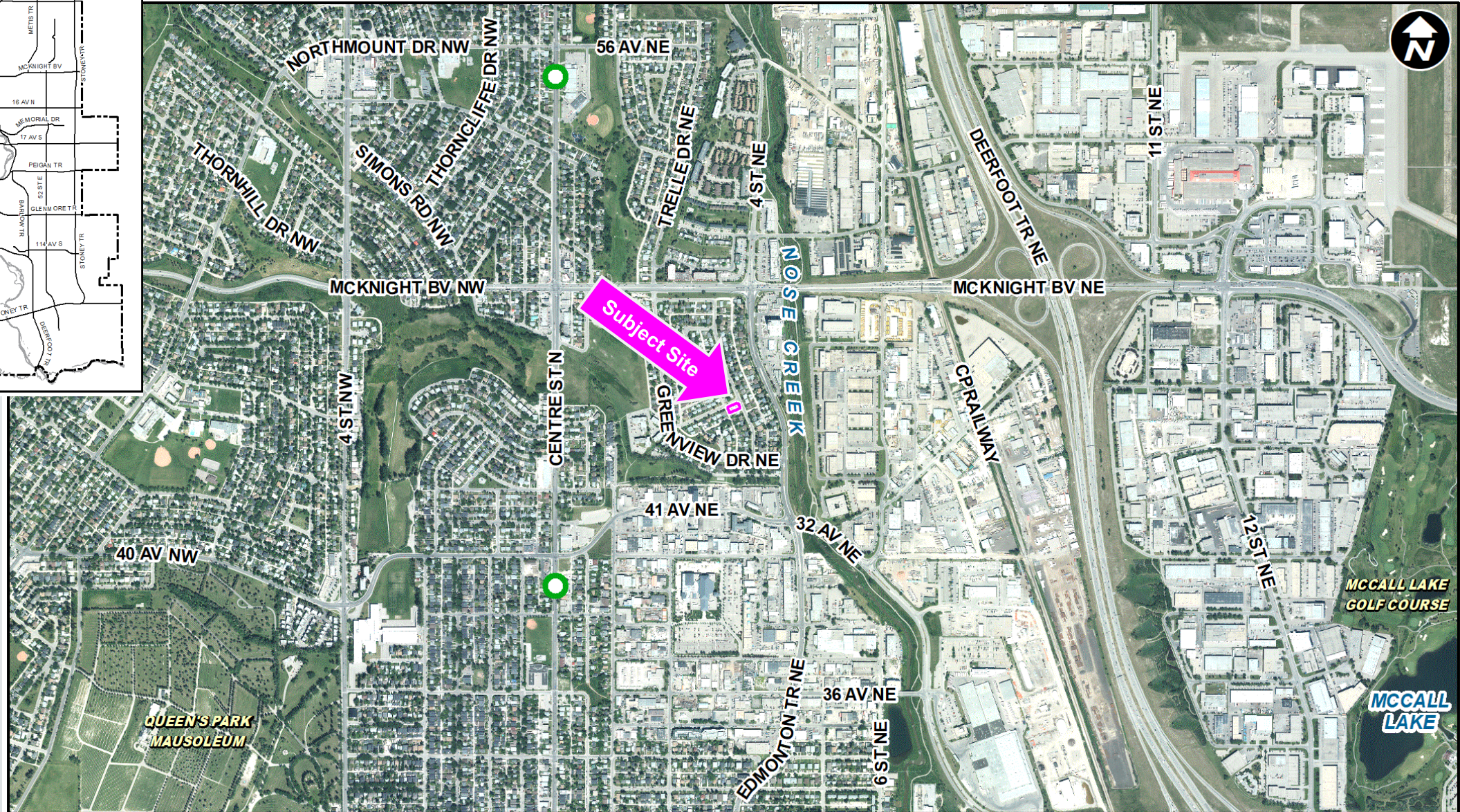
Give three readings to **Proposed Bylaw 33D2024** for the redesignation of 0.06 hectares \pm (0.14 acres \pm) located at 339 Greenfield Road NW (Plan 6514HW, Block 6, Lot 27) from Residential – Contextual One / Two Dwelling (R-C2) District **to** Residential – Grade-Oriented Infill (R-CG) District.

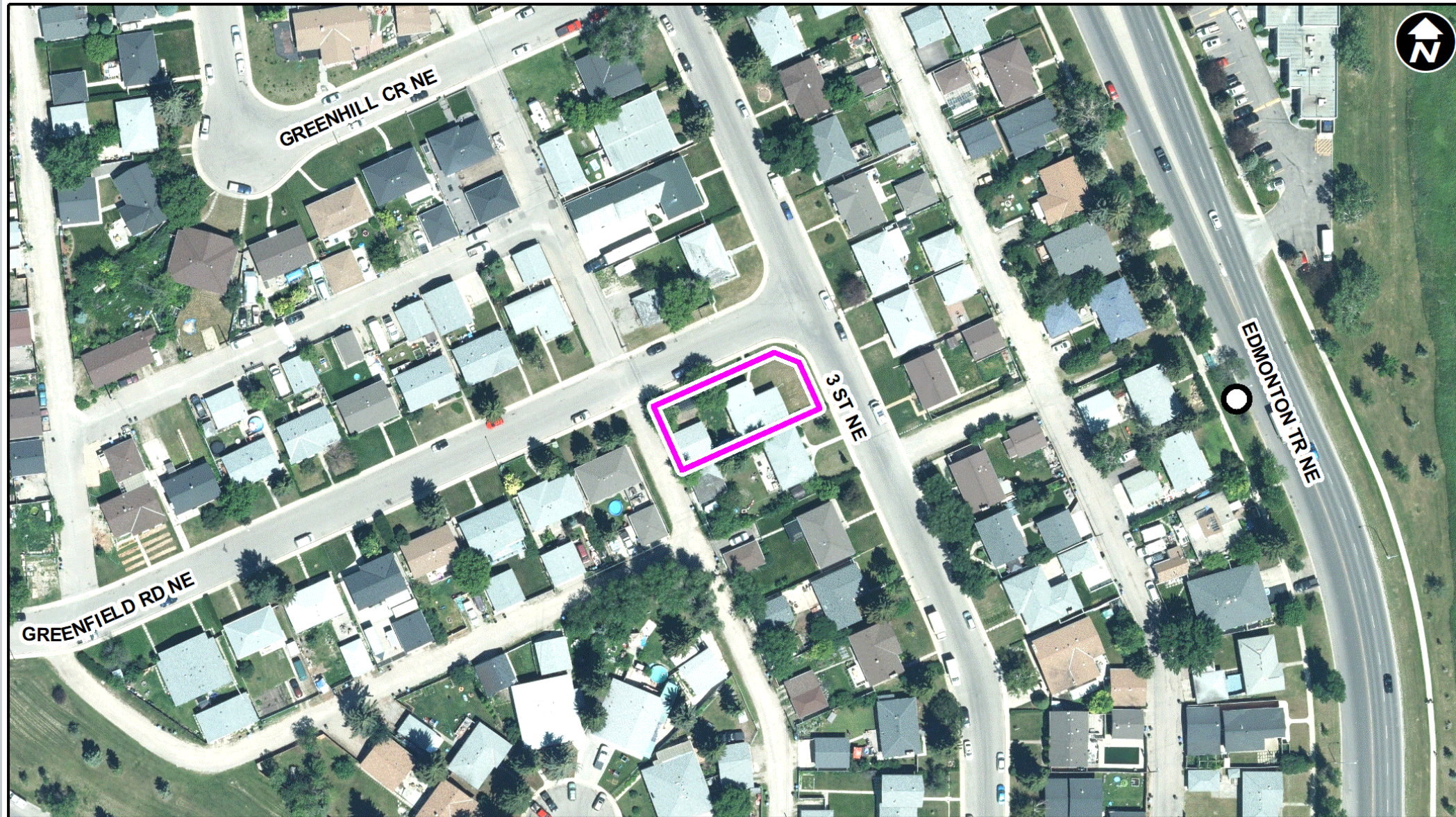


LEGEND



LRT Stations

-  Green (Future)
-  Land Use Site Boundary





LEGEND

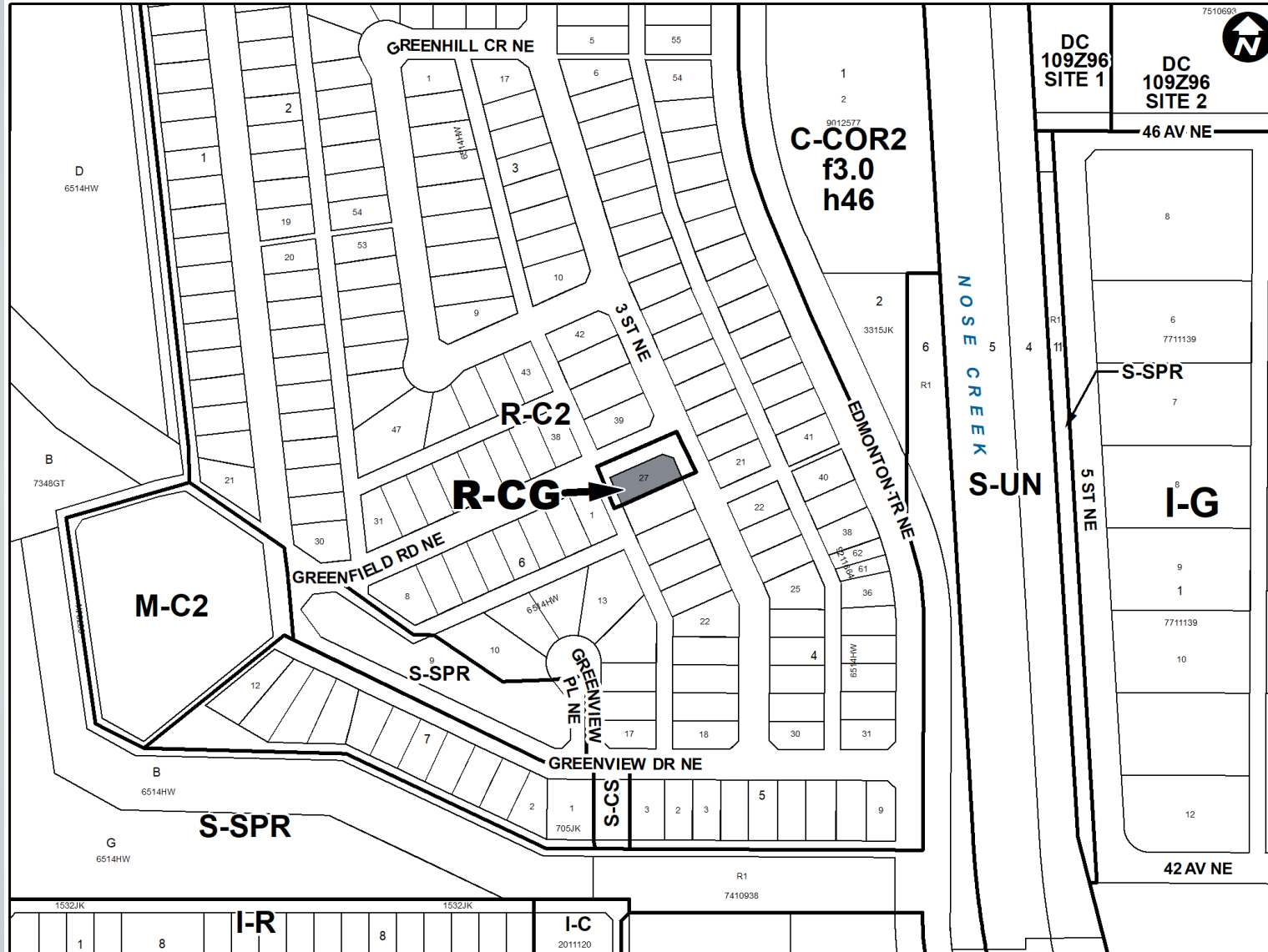
 Bus Stop Land Use Site Boundary

Parcel Size:

0.06 ha
16 m x 36 m



-  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 Residential Grade-Oriented Infill (R-CG) District allows for:

- Low density housing forms.
- Maximum building height of 11 metres.
- Maximum density of 75 units per hectare – up to four units.
- Allows for secondary and backyard suites.

Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 33D2024** for the redesignation of 0.06 hectares \pm (0.14 acres \pm) located at 339 Greenfield Road NW (Plan 6514HW, Block 6, Lot 27) from Residential – Contextual One / Two Dwelling (R-C2) District **to** Residential – Grade-Oriented Infill (R-CG) District.

Supplementary Slides

Greenfield Road NE



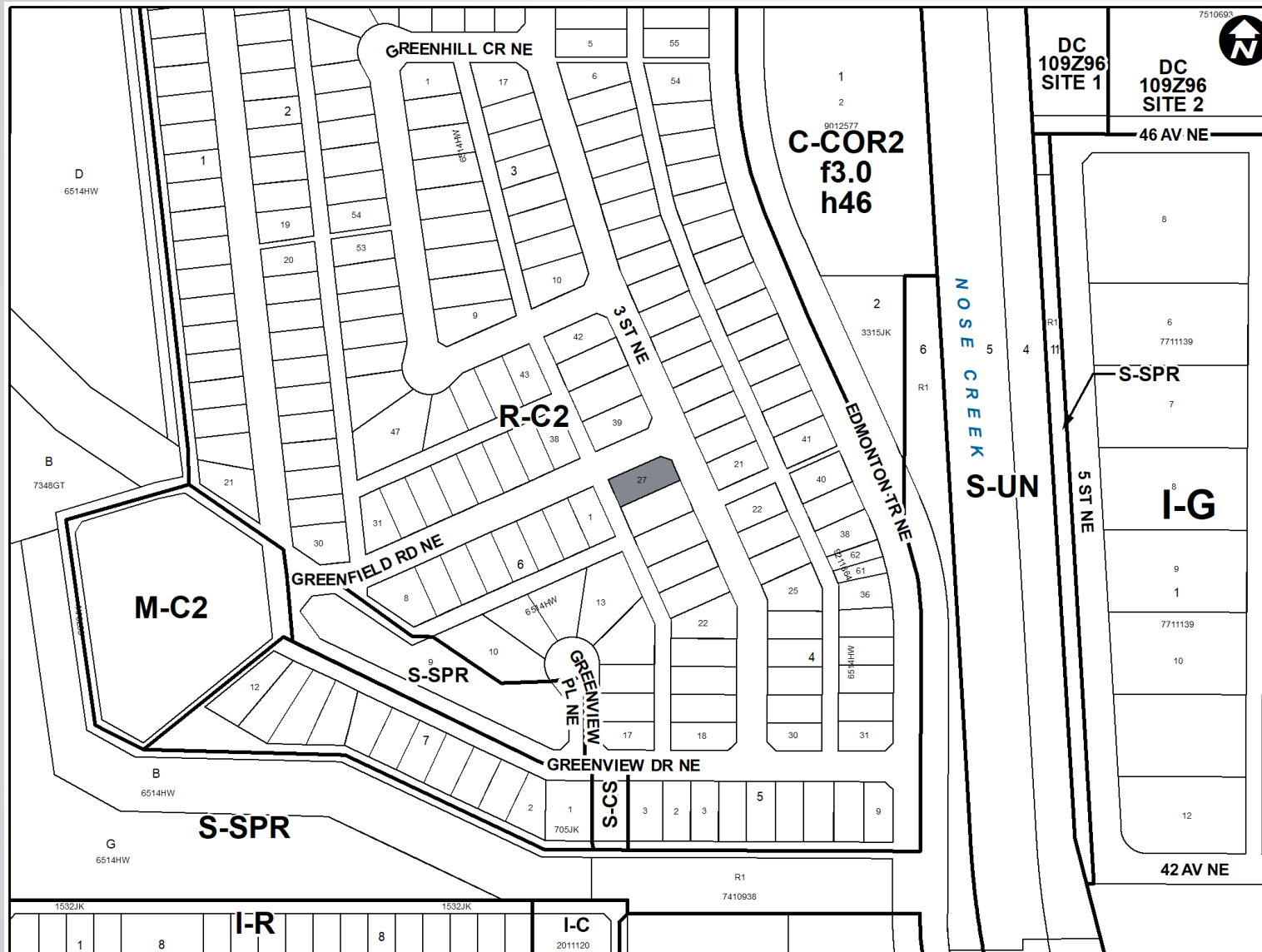
Lane



3 Street NE

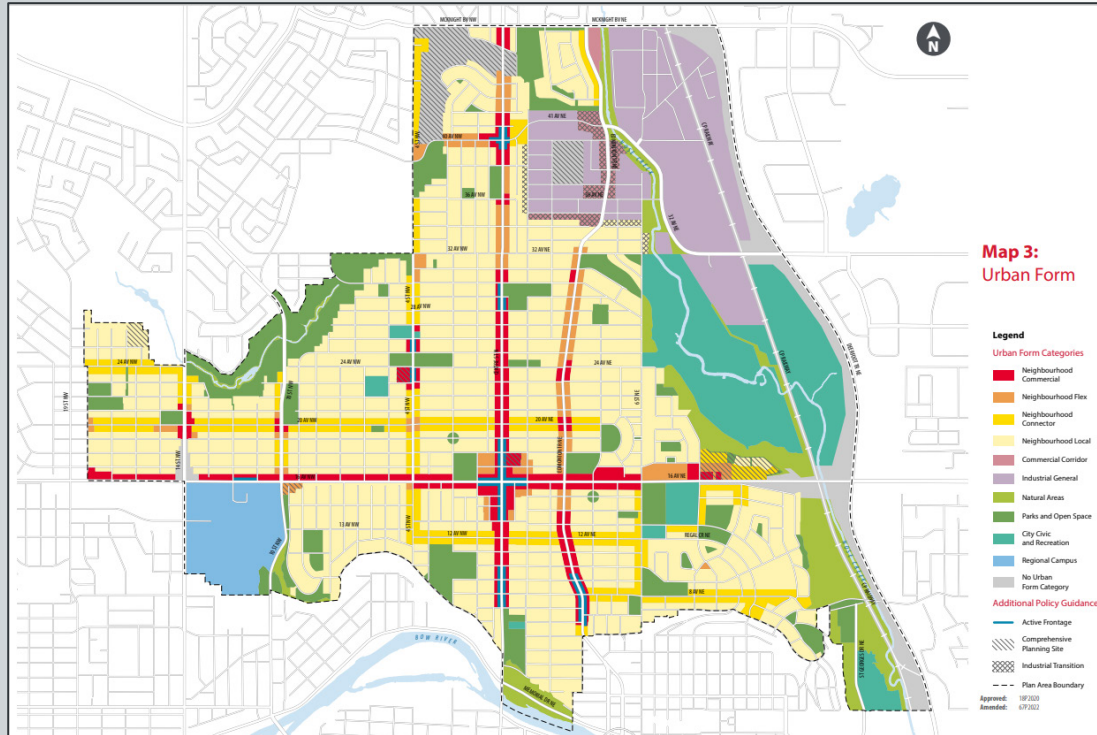


Greenfield Road NE & 3 Street NE



Residential – Contextual One / Two Dwelling (R-C2) District

- Low density housing forms.
- Maximum building height of 10 metres.
- Secondary and backyard suites.



Neighbourhood Local

