



# Public Hearing of Council

Agenda Item: 7.2.16



## LOC2023-0392 / CPC2024-0431

### Policy and Land Use Amendment

June 4, 2024

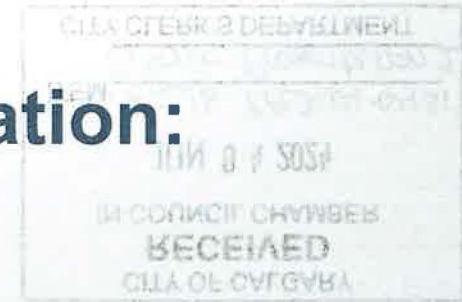
CITY OF CALGARY  
**RECEIVED**  
IN COUNCIL CHAMBER  
JUN 04 2024  
ITEM: 7.2.16 CPC2024-0431  
*Distrib-Presentation 1*  
CITY CLERK'S DEPARTMENT



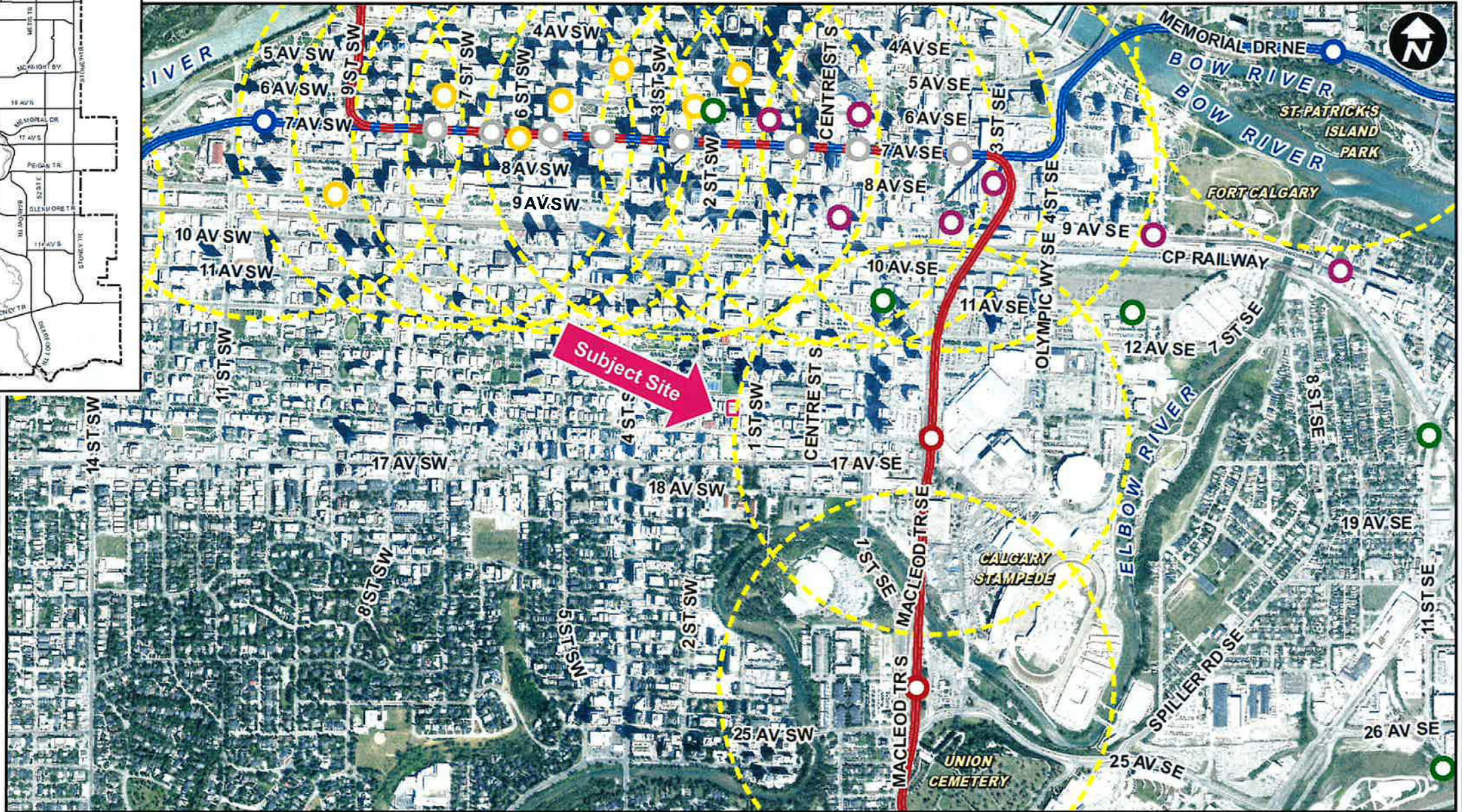
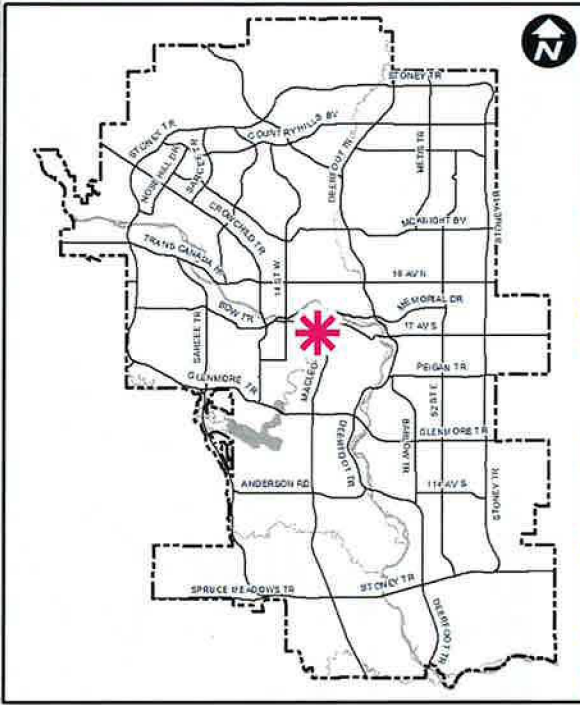
## Calgary Planning Commission's Recommendation:

That Council:

1. Give three readings to **Proposed Bylaw 44P2024** for the amendment to the Beltline Area Redevelopment Plan (Attachment 2); and
2. Give three readings to **Proposed Bylaw 180D2024** for the redesignation of 0.13 hectares  $\pm$  (0.32 acres  $\pm$ ) located at 215 – 14 Avenue SW (Condominium Plan 8110899, Units 1 to 55) from Direct Control (DC) District to Direct Control (DC) District.









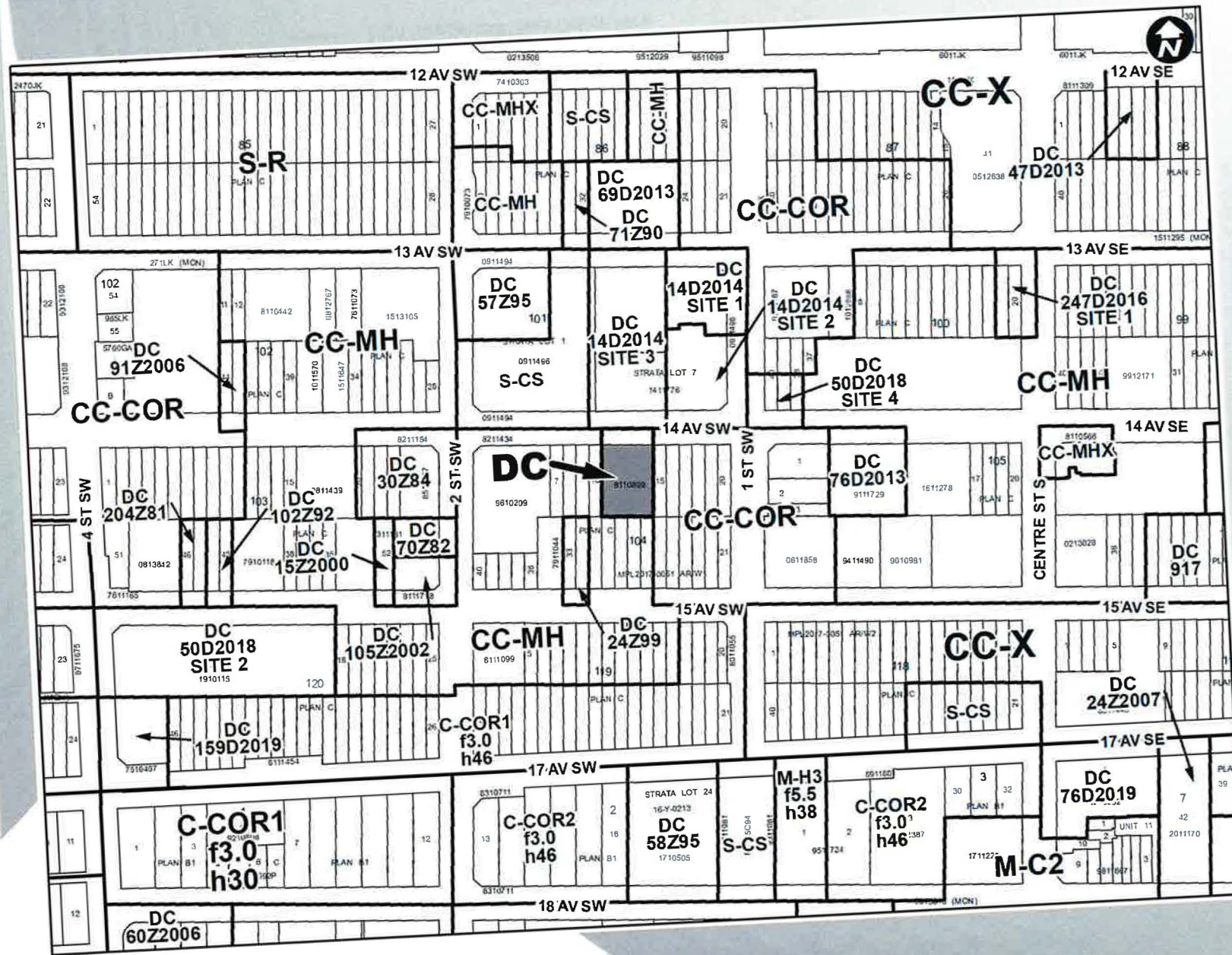


Parcel Size:

0.13 ha  
30m x 42m



# Proposed Land Use Map



## Proposed Direct Control (DC) District

- Based on Centre City Multi-Residential High Rise District (CC-MH)
- Office, Food Kiosk and Outdoor Café are included as discretionary uses
- Additional discretionary use of Performing Arts Centre which can be located at or below grade in an existing building





Subject Site



Legend

- At-Grade Residential Policy Area
- Public Park, Pathways, Open Space & Recreation
- Non-Residential Uses Policy Area
- LRT Line
- Plan Area
- See Part 2

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# Supplementary Slides







- 1 letter of concern received
- No concerns raised from Community Association
- Application aligns with Planning Policy