

PROPOSED

CPC2024-0651
ATTACHMENT 2

BYLAW NUMBER 57P2024

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE HILLHURST/SUNNYSIDE AREA
REDEVELOPMENT PLAN BYLAW 19P87
(LOC2024-0030/CPC2024-0651)**

WHEREAS it is desirable to amend the Hillhurst/Sunnyside Area Redevelopment Plan Bylaw 19P87, as amended;

AND WHEREAS Council has held a public hearing as required by Section 692 of the *Municipal Government Act*, R.S.A. 2000, c.M-26, as amended:

NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

1. The Hillhurst/Sunnyside Area Redevelopment Plan attached to and forming part of Bylaw 19P87, as amended, is hereby further amended as follows:

(a) In Part 2, subsection 3.1.5 Density, after policy 4 iii, add the following:

“iv. Provision of Affordable Housing and Publicly Accessible Private Open Space

For the site at 1020 – 2 Avenue NW a developer may provide affordable housing and publicly accessible private open space for a density bonus. Specific details of the percentage of affordable housing units and amount of open space will be determined through a direct control district.”

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2. This Bylaw comes into force on the date it is passed.

READ A FIRST TIME ON _____

READ A SECOND TIME ON _____

READ A THIRD TIME ON _____

MAYOR

SIGNED ON _____

CITY CLERK

SIGNED ON _____