



Calgary Planning Commission

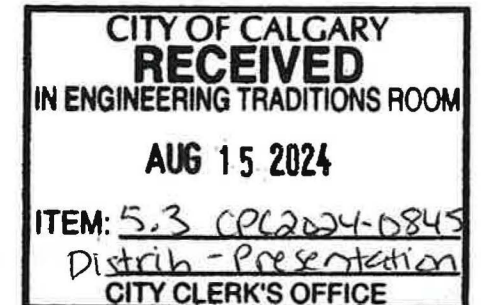
Agenda Item: 5.3

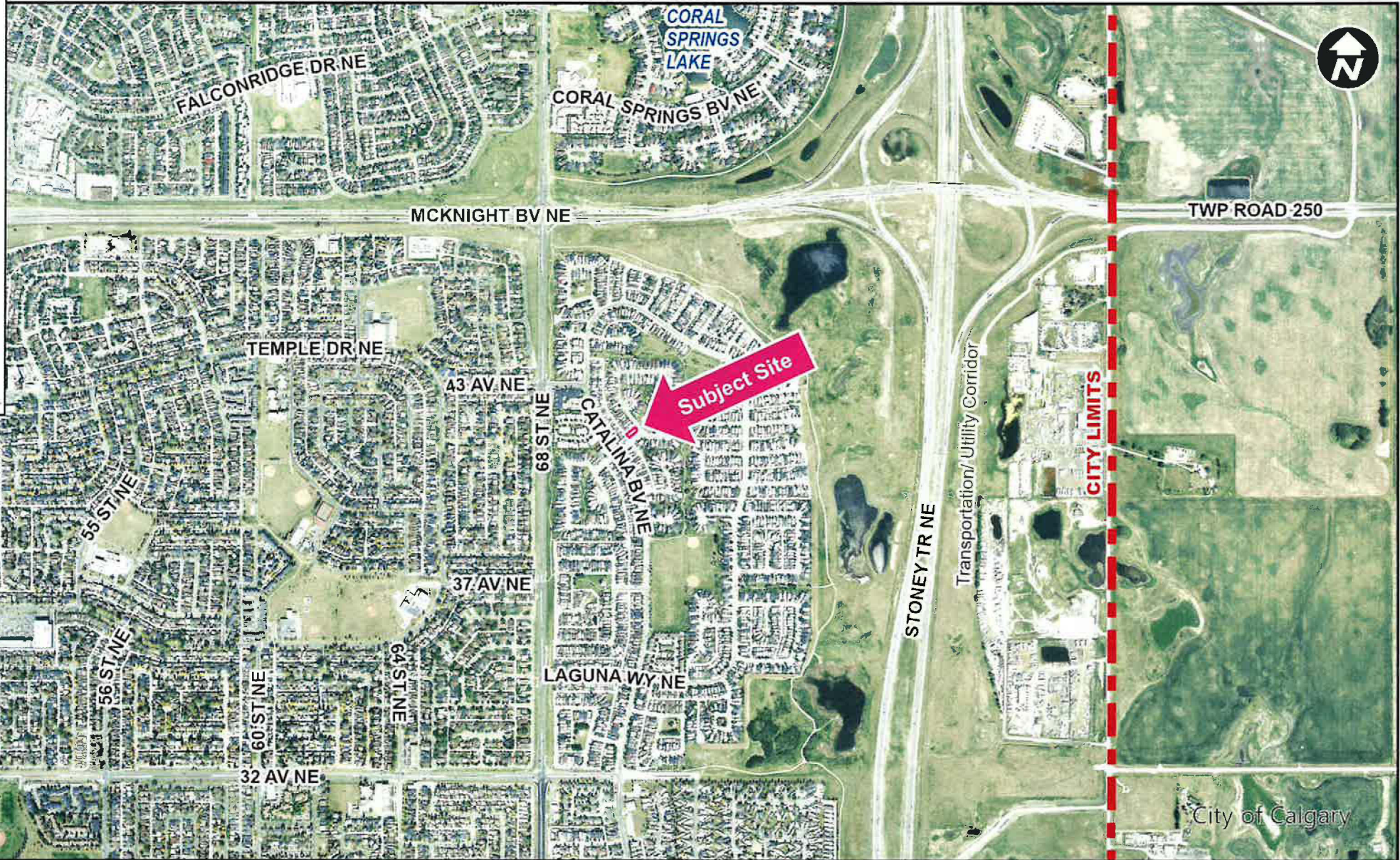
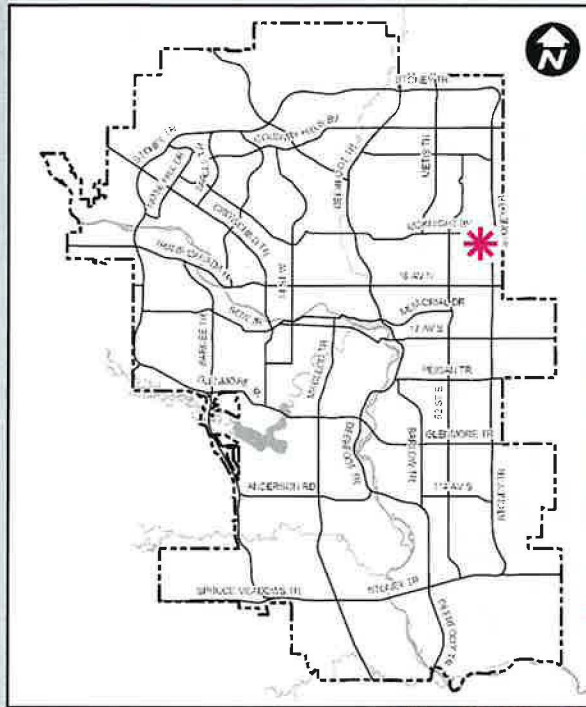


LOC2024-0122 / CPC2024-0845

Land Use Amendment

August 15, 2024





- 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



Parcel Size:

0.04 ha
12m x 32m





Proposed Direct Control (DC) District:

- Based on the existing Residential – Contextual Grade-Oriented Infill (R-CG) District
- Adding Child Care Service

RECOMMENDATION:

That Calgary Planning Commission recommend that Council:

1. Give three readings to the proposed bylaw for the redesignation of 0.04 hectares \pm (0.10 acres \pm) located at 254 Saratoga Close NE (Plan 9411515, Block 15, Lot 30) from Residential – Grade-Oriented Infill (R-CG) District **to** Direct Control (DC) District to accommodate a Child Care Service.

Supplementary Slides

Site Selection Criteria for Low Density Residential Areas

Located in relationship to activity focused areas such as schools, community centres, recreation facilities etc.



Located on a site that can provide sufficient staff parking and for pick-up and drop-off



On sites that can accommodate outdoor play areas for the type of child care being proposed



On a collector or higher standard roadway

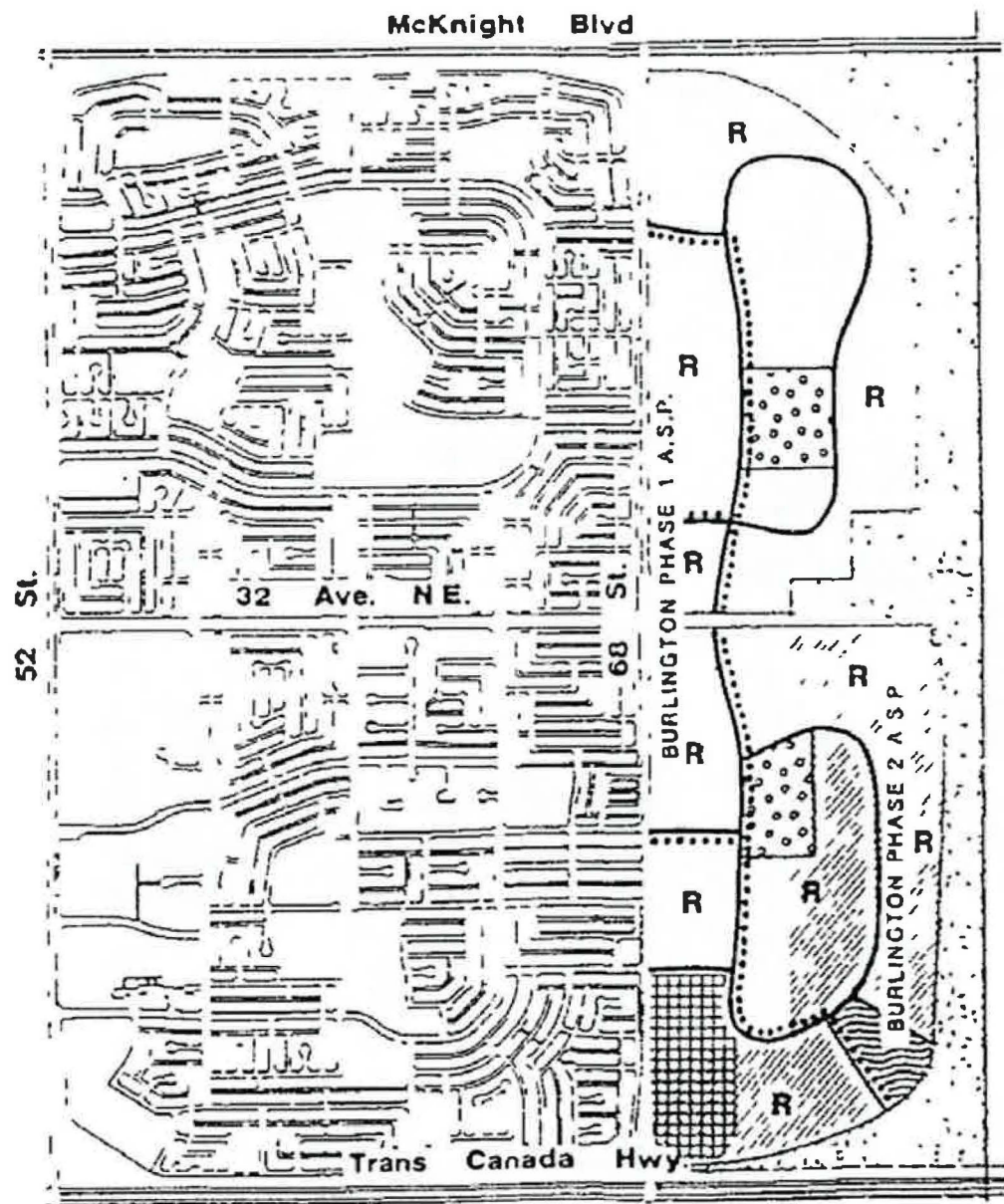


Located on a corner parcel (preferred) OR if a parcel shares a side property line with a lane, has significant parcel area/frontage, or is on the same block as other community services



Concentration of child care services should be considered including if there is more than one child care service on the same block





Approved
5P84
Amended
19P89, 17P90

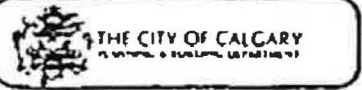
BURLINGTON MAP
Phase 2 1

Land Use Plan

LEGEND

- Phase 2 Area Structure Plan
- Residential
- Joint Use Site
- Commercial
- Pedestrian/Bicycle Pathway
- Storm Water Retention Pond
- Primary Collector or Collector Road
- Transportation And Utility Corridor

JULY 1990

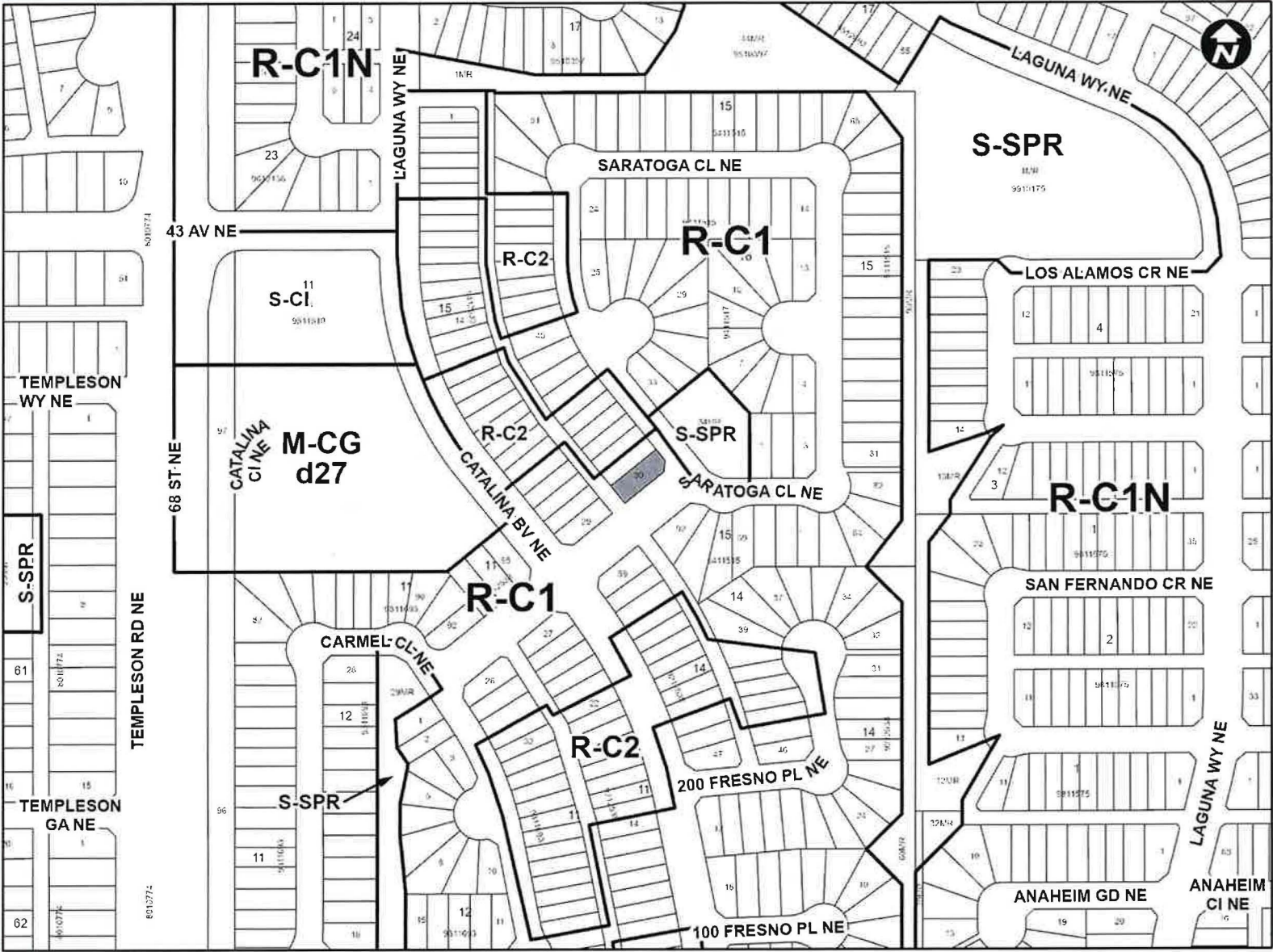


Burlington Area Structure Plan – Phase 2

Map 1

- Located in a residential area intended for single-family housing.
- Does not support commercial.
- Higher-order Municipal Development Plan supports childcare services in residential communities.





- 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

