



**MINUTES**

**PUBLIC HEARING MEETING OF COUNCIL**

**June 4, 2024, 9:30 AM  
IN THE COUNCIL CHAMBER**

**PRESENT:**

Councillor C. Walcott  
Councillor R. Dhaliwal  
Councillor S. Chu  
Councillor R. Pootmans  
Councillor T. Wong (Partial Remote Participation)  
Councillor J. Wyness  
Councillor P. Demong (Partial Remote Participation)  
Councillor S. Sharp (Partial Remote Participation)  
Councillor K. Penner  
Councillor A. Chabot  
Councillor E. Spencer  
Councillor G-C. Garra (Partial Remote Participation)  
Councillor D. McLean  
Councillor J. Mian  
Mayor J. Gondek

**ALSO PRESENT:**

Chief Administrative Officer D. Duckworth (Remote Participation)  
Chief Operating Officer S. Dalgleish  
City Solicitor and General Counsel J. Floen  
Assistant City Solicitor T. Wobeser  
Chief Financial Officer C. Male  
General Manager C. Arthurs  
A/General Manager D. Hamilton  
General Manager K. Black  
General Manager D. Morgan  
General Manager M. Thompson  
City Clerk K. Martin  
Deputy City Clerk J. Fraser  
Senior Legislative Advisor J. Palaschuk  
Legislative Advisor A. Lennox

**1. CALL TO ORDER**

Mayor Gondek called the meeting to order at 9:33 a.m.

**ROLL CALL**

Councillor Carra, Councillor Chabot, Councillor Chu, Councillor Demong, Councillor Dhaliwal, Councillor McLean, Councillor Mian, Councillor Penner, Councillor Pootmans, Councillor Sharp, Councillor Spencer, Councillor Walcott, Councillor Wong, Councillor Wyness, and Mayor Gondek.

2. OPENING REMARKS

Mayor Gondek provided opening remarks.

Councillor Spencer provided a traditional land acknowledgement.

Mayor Gondek recognized the month of June as National Indigenous History Month.

Mayor Gondek recognized 2024 June 3-9 as Seniors' Week.

3. RECOGNITIONS

None

4. QUESTION PERIOD

1. Councillor Chabot

Topic: 2024 May 31 Calgary Municipal Land Corporation Annual General Meeting Closed Meeting Discussion.

5. CONFIRMATION OF AGENDA

Councillor Dhaliwal declared a Pecuniary Interest, as a relative is employed with The City of Calgary, and abstained from voting with respect to adding Confidential Verbal Report, 10.1, Collective Bargaining Update (Verbal), C2024-0714, as an Item of Confidential Urgent Business.

Councillor Dhaliwal left the meeting at 9:45 a.m. and returned at 9:46 a.m. following the vote to add Confidential Verbal Report, 10.1, Collective Bargaining Update (Verbal), C2024-0714.

**Moved by** Councillor Sharp  
**Seconded by** Councillor Penner

That the Agenda for today's meeting be amended by adding Item 10.1, Collective Bargaining Update (Verbal), C2024-0714, as an Item of Confidential Urgent Business, to be dealt with as the first Item following the Consent Agenda.

**MOTION CARRIED**

**Moved by** Councillor Sharp  
**Seconded by** Councillor Walcott

That the Agenda for today's meeting be amended by setting Item 7.3.1, Policy Amendment to the Beltline Area Redevelopment Plan, C2024-0620, to be dealt with as the first Item following Item 10.1, Collective Bargaining Update (Verbal), C2024-0714

**MOTION CARRIED**

**Moved by** Councillor Pootmans  
**Seconded by** Councillor Penner

That the Agenda for the 2024 June 4 Public Hearing Meeting of Council be confirmed,  
**as amended.**

**MOTION CARRIED**

6. CONSENT AGENDA

6.1 DEFERRALS AND PROCEDURAL REQUESTS

Council then dealt with Item 10.

7. PLANNING MATTERS FOR PUBLIC HEARING

7.1 POSTPONED REPORTS REQUIRING A PUBLIC HEARING

None

7.2 CALGARY PLANNING COMMISSION REPORTS

7.2.1 Land Use Amendment in Rangeview at 19610 – 72 Street SE (Ward 12),  
LOC2023-0409, CPC2024-0465

This Item was dealt with following Item 7.3.1.

By General Consent, Council modified the lunch recess to start following  
the conclusion of Item 7.2.1.

A presentation entitled "LOC2023-0409 / CPC2024-0465 Land Use  
Amendment" was distributed with respect to Report CPC2024-0465.

The Public Hearing was called and Jeanie Gartly, Situated Consulting  
Co., addressed Council with respect to Bylaw 172D2024.

**Moved by** Councillor Spencer  
**Seconded by** Councillor Demong

That with respect to Report CPC2024-0465, the following be adopted:

That Council give three readings to Proposed Bylaw 172D2024 for the  
redesignation of 0.21 hectares ± (0.53 acres ±) located at 19610 – 72  
Street SE (Portion of NW1/4 Section 14-22-29-4) from Residential – Low  
Density Mixed Housing (R-G) District to Direct Control (DC) District to  
accommodate a Child Care Service, with guidelines (Attachment 2).

For: (15): Councillor Walcott, Councillor Dhaliwal, Councillor Chu,  
Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor  
Demong, Councillor Sharp, Councillor Penner, Councillor Chabot,  
Councillor Spencer, Councillor Carra, Councillor McLean, Councillor  
Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 172D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 172D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 172D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 172D2024 be read a third time.

**MOTION CARRIED**

7.2.2 Outline Plan and Land Use Amendment in Yorkville (Ward 13) at 19515 Sheriff King Street SW, LOC2023-0309, CPC2024-0439

By General Consent, Council modified the lunch recess to start following the conclusion of Item 7.2.2.

A presentation entitled "LOC2023-0309 / CPC2024-0439 Land Use Amendment" was distributed with respect to Report CPC2024-0439.

The Public Hearing was called and Oliver Prcic, B&A, addressed Council with respect to Bylaw 162D2024.

**Moved by** Councillor McLean  
**Seconded by** Councillor Demong

That with respect to Report CPC2024-0439, the following be adopted:

That Council give three readings to Proposed Bylaw 162D2024 for the redesignation of 3.07 hectares ± (7.60 acres ±) located at 19515 Sheriff King Street SW (Portions of E1/2 Section 16-22-1-5) from Direct Control (DC) District, Residential – Low Density Mixed Housing (R-G) District and Special Purpose – School, Park and Community Reserve (S-SPR) District to Residential – Low Density Mixed Housing (R-G) District, Special Purpose – School, Park and Community Reserve (S-SPR) District and Direct Control (DC) District to accommodate residential development, with guidelines (Attachment 3).

For: (15): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 162D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 162D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 162D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 162D2024 be read a third time.

**MOTION CARRIED**

Council recessed at 12:00 p.m. and reconvened at 1:18 p.m. with Mayor Gondek in the Chair.

#### ROLL CALL

Councillor Chabot, Councillor Chu, Councillor Demong, Councillor Mian, Councillor Penner, Councillor Rootmans, Councillor Spencer, Councillor Walcott, Councillor Wong, Councillor Wyness, and Mayor Gondek

Absent from Roll Call: Councillor Carra, Councillor Dhaliwal, Councillor McLean, and Councillor Sharp

#### 7.2.3 Policy and Land Use Amendment in Bowness (Ward 1) at 6307 – 35 Avenue NW, LOC2023-0349, CPC2024-0422

The following documents were distributed with respect to Report CPC2024-0422:

- A presentation entitled “LOC2023-0349 / CPC2024-0422 Policy and Land Use Amendment”;
- A presentation entitled “6307 35 Av NW”;
- A document entitled “The City of Calgary – Council Hearing on June 4<sup>th</sup> 2024”; and
- A confidential Opinion Poll.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaws 38P2024 and 163D2024:

1. Scott Kruse, CivicWorks
2. Sharon Iles
3. Alex Spence
4. Fionna Rouane

**Moved by** Councillor Spencer

**Seconded by** Councillor Mian

That with respect to Report CPC2024-0422, the following amendment be adopted:

1. That the words “three readings” in Recommendation 1 be deleted and replaced with the words “first reading”;
2. That the words “three readings” in Recommendation 2 be deleted and replaced with the words “first reading”;
3. That the period at the end of Recommendation 2 be replaced with “; and,”; and,
4. That a new Recommendation 3 be inserted, as follows:  
“Withhold second and third readings of Proposed Bylaws 38P2024 and 163D2024 until a development permit is ready for approval.”

For: (9): Councillor Walcott, Councillor Chu, Councillor Pootmans, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor Mian, and Mayor Gondek

Against: (5): Councillor Dhaliwal, Councillor Wong, Councillor Wyness, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

**Moved by** Councillor Carra

**Seconded by** Councillor Mian

That with respect to Report CPC2024-0422, the following be adopted, **as amended**:

That Council:

1. Give **first reading** to Proposed Bylaw 38P2024 for the amendment to the Bowness Area Redevelopment Plan (Attachment 2);
2. Give **first reading** to Proposed Bylaw 163D2024 for the redesignation of 0.07 hectares ± (0.17 acres ±) located at 6307 – 35 Avenue NW (Plan 4610AJ, Block 29, Lot 13) from Residential – Grade-Oriented Infill (R-CG) District to Housing – Grade Oriented (H-GO) District;
3. **Withhold second and third readings of Proposed Bylaws 38P2024 and 163D2024 until a development permit is ready for approval; and**
4. **Direct that the Confidential Distribution be held confidential pursuant to Section 17 (Disclosure harmful to personal**

**privacy) of the *Freedom of Information and Protection of Privacy Act.***

For: (9): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Penner, Councillor Spencer, Councillor Carra, Councillor Mian, and Mayor Gondek

Against: (5): Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Chabot, and Councillor McLean

**MOTION CARRIED**

That Bylaw 38P2024 be introduced and read a first time.

Against: Councillor Demong, Councillor McLean, Councillor Wyness, Councillor Chabot, and Councillor Wong

**MOTION CARRIED**

That Bylaw 163D2024 be introduced and read a first time.

Against: Councillor Demong, Councillor McLean, Councillor Wyness, Councillor Chabot, and Councillor Wong

**MOTION CARRIED**

7.2.4 Land Use Amendment in Bowness (Ward 1) at multiple addresses, LOC2023-0348, CPC2024-0496

The following documents were distributed with respect to Report CPC2024-0496:

- A presentation entitled "LOC2023-0348 / CPC2024-0496 Land Use Amendment"; and
- A presentation entitled "6412, 6416, 6420, 6424, 6428 Bowwood DR/NW".

The Public Hearing was called and the following speakers addressed Council with respect to Bylaw 175D2024:

1. Kalika Hoogstraten, CivicWorks
2. Vaughn Kachanoski
3. Cody Preeper
4. Fiona Rouane
5. Sharon Iles

**Moved by** Councillor Mian  
**Seconded by** Councillor Spencer

That with respect to Report CPC2024-0496, the following be adopted:

That Council give three readings to Proposed Bylaw 175D2024 for the redesignation of 0.29 hectares ± (0.72 acres ±) located at 6412, 6416, 6420, 6424 and 6428 Bowwood Drive NW (Plan 4610AJ, Block 21, Lots 3 to 7) from Multi-Residential – Contextual Low Profile (M-C1) District to Housing – Grade Oriented (H-GO) District.

For: (11): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Penner, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

Against: (3): Councillor Chu, Councillor Demong, and Councillor Chabot

**MOTION CARRIED**

That Bylaw 175D2024 be introduced and read a first time.

Against: Councillor Chabot, Councillor Chu, and Councillor Demong

**MOTION CARRIED**

That Bylaw 175D2024 be read a second time.

Against: Councillor Chabot, Councillor Chu, and Councillor Demong

**MOTION CARRIED**

That authorization now be given to read Bylaw 175D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 175D2024 be read a third time.

Against: Councillor Chabot, Councillor Chu, and Councillor Demong

**MOTION CARRIED**

7.2.5 Land Use Amendment in Bowness (Ward 1) at 3708 Bow Anne Road NW, LOC2023-0402, CPC2024-0330

A presentation entitled “LOC2023-0402 / CPC2024-0330 Land Use Amendment” was distributed with respect to Report CPC2024-0330.

The Public Hearing was called and Lei Wang, Horizon Land Surveys, addressed Council with respect to Bylaw 160D2024.

**Moved by** Councillor Chabot  
**Seconded by** Councillor Wong

That with respect to Report CPC2024-0330, the following be adopted:



That Council give three readings to Proposed Bylaw 160D2024 for the redesignation of 0.06 hectares ± (0.15 acres ±) located at 3708 Bow Anne Road NW (Plan 4400HT, Block 2, Lot 13) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (14): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 160D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 160D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 160D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 160D2024 be read a third time.

**MOTION CARRIED**

7.2.6 Land Use Amendment in Bowness (Ward 1) at 4535 – 70 Street NW, LOC2024-0009, CPC2024-0393

Mayor Gondek left the Chair at 3:05 p.m. and Deputy Mayor Penner assumed the Chair.

A presentation entitled “LOC2024-0009 / CPC2024-0393 Land Use Amendment” was distributed with respect to Report CPC2024-0393.

The Public Hearing was called and Devon Klingenberg, New Century Design, addressed Council with respect to Bylaw 161D2024.

**Moved by** Councillor Chabot

**Seconded by** Councillor Wong

That with respect to Report CPC2024-0393, the following be adopted:

That Council give three readings to Proposed Bylaw 161D2024 for the redesignation of 0.08 hectares ± (0.20 acres ±) located at 4535 – 70 Street NW (Plan 3881GS, Lot 10C) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (11): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Councillor Mian

Against: (1): Councillor Chu

**MOTION CARRIED**

That Bylaw 161D2024 be introduced and read a first time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 161D2024 be read a second time.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 161D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 161D2024 be read a third time.

Against: Councillor Chu

**MOTION CARRIED**

Mayor Gondek resumed the Chair at 3:10 p.m.

7.2.7 Outline Plan and Land Use Amendment in Glacier Ridge (Ward 2) at 15505 Symons Valley Road NW, LOC2023-0383, CPC2024-0491

A presentation entitled "LOC2023-0383 / CPC2024-0491 Land Use Amendment & Outline Plan" was distributed with respect to Report CPC2024-0491.

The Public Hearing was called and Daniel MacGregor, Stantec, addressed Council with respect to Bylaw 179D2024.

By General Consent, Council modified the afternoon recess to begin following the conclusion of Item 7.2.7.

**Moved by** Councillor Wyness  
**Seconded by** Councillor Chabot

That with respect to Report CPC2024-0491, the following be adopted:

That Council give three readings to Proposed Bylaw 179D2024 for the redesignation of 0.57 hectares  $\pm$  (1.42 acres  $\pm$ ) located at 15505 Symons

Valley Road NW (Portion of NE1/4 Section 2-26-2-5) from Multi-Residential – At Grade Housing (M-G) District and Special Purpose – City and Regional Infrastructure (S-CRI) District to Residential – Low Density Mixed Housing (R-G) District and Special Purpose – Urban Nature (S-UN) District.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 179D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 179D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 179D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 179D2024 be read a third time.

**MOTION CARRIED**

Council recessed at 3:14 p.m. and reconvened at 3:48 p.m. with Mayor Gondek in the Chair.

**ROLL CALL**

Councillor Carra, Councillor Chabot, Councillor Chu, Councillor Dhaliwal, Councillor McLean, Councillor Mian, Councillor Penner, Councillor Wyness, and Mayor Gondek

Absent from Roll Call: Councillor Demong, Councillor Pootmans, Councillor Sharp, Councillor Spencer, Councillor Walcott, and Councillor Wong

**7.2.8 Land Use Amendment in Greenview (Ward 4) at 4819 – 3 Street NE, LOC2023-0347, CPC2024-0450**

A presentation entitled “LOC2023-0347 / CPC2024-0450 Land Use Amendment” was distributed with respect to Report CPC2024-0450.

The Public Hearing was called; however, no speakers addressed Council with respect to Bylaw 158D2024.

**Moved by** Councillor Walcott  
**Seconded by** Councillor Penner

That with respect to Report CPC2024-0450, the following be adopted:

That Council give three readings to Proposed Bylaw 158D2024 for the redesignation of 0.05 hectares ± (0.12 acres ±) located at 4819 – 3 Street NE (Plan 6514HW, Block 2, Lot 1) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (10): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wyness, Councillor Penner, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

Against: (2): Councillor Chu, and Councillor Chabot

**MOTION CARRIED**

That Bylaw 158D2024 be introduced and read a first time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 158D2024 be read a second time.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 158D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 158D2024 be read a third time.

Against: Councillor Chu

**MOTION CARRIED**

7.2.9 Land Use Amendment in Skyview Ranch (Ward 5) at 6086 Country Hills Blvd NE, LOC2023-0370, CPC2024-0400

A presentation entitled “LOC2023-0370 / CPC2024-0400 Land Use Amendment” was distributed with respect to Report CPC2024-0400.

The Public Hearing was called and Darrell Grant, Sky Pointe Landing Inc., addressed Council with respect to Bylaw 178D2024.

**Moved by** Councillor Dhaliwal  
**Seconded by** Councillor Chabot

That with respect to Report CPC2024-0400, the following be adopted:

That Council give three readings to Proposed Bylaw 178D2024 for the redesignation of 1.91 hectares ± (4.72 acres ±) located at 6086 Country Hills Boulevard NE (Portion of Plan 1610366, Block 41, Lot 5) from the Commercial – Community 2 f3.0h26 (C-C2f3.0h26) District to Multi-Residential – High Density Medium Rise (M-H2) District.

For: (12): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wyness, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 178D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 178D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 178D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 178D2024 be read a third time.

**MOTION CARRIED**

7.2.10 Land Use Amendment in Mount Pleasant (Ward 7) at 1016 – 19 Avenue NW, LOC2023-0374, CPC2024-0484

The following documents were distributed with respect to Report CPC2024-0484:

- A presentation entitled “LOC2023-0374 / CPC2024-0484 Land Use Amendment”; and
- A presentation entitled “1016 19 AV NW”.

The Public Hearing was called and Paul Needham, CivicWorks, addressed Council with respect to Bylaw 173D2024.

**Moved by** Councillor Wong  
**Seconded by** Councillor Chabot

That with respect to Report CPC2024-0484, the following be adopted:

That Council give three readings to Proposed Bylaw 173D2024 for the redesignation of 0.06 hectares ± (0.14 acres ±) located at 1016 – 19 Avenue NW (Plan 3150P, Block 20, Lots 8 and 9) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (14): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 173D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 173D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 173D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 173D2024 be read a third time.

**MOTION CARRIED**

7.2.11 Land Use Amendment in Mount Pleasant (Ward 7) at 1024 and 1030 – 19 Avenue NW, LOC2023-0373, CPC2024-0483

The following documents were distributed with respect to Report CPC2024-0483:

- A presentation entitled “LOC2023-0373 / CPC2024-0483 Land Use Amendment”; and
- A presentation entitled “1024 and 1030 – 19 AV NW”.

The Public Hearing was called and Paul Needham, CivicWorks, addressed Council with respect to Bylaw 174D2024.

**Moved by Councillor Wong**  
**Seconded by Councillor Chabot**

That with respect to Report CPC2024-0483, the following be adopted:

That Council give three reading to Proposed Bylaw 174D2024 for the redesignation of 0.11 hectares ± (0.28 acres ±) located at 1024 and 1030 – 19 Avenue NW (Plan 3150P, Block 20, Lots 12 to 15) from Residential –

Contextual One / Two Dwelling (R-C2) District and Residential – Grade-Oriented Infill (R-CG) District to Housing – Grade Oriented (H-GO) District.

For: (14): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 174D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 174D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 174D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 174D2024 be read a third time.

**MOTION CARRIED**

7.2.12 Land Use Amendment in Capitol Hill (Ward 7) at 1431 and 1435 – 23 Avenue NW, LOC2023-0132, CPC2024-0441

A presentation entitled “LOC2023-0132 / CPC2024-0441 Land Use Amendment” was distributed with respect to Report CPC2024-0441.

Mayor Gondek left the Chair at 4:27 p.m. and Deputy Mayor Penner assumed the Chair.

Mayor Gondek resumed the Chair at 4:29 p.m.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaw 169D2024:

1. Nick Han, Calgreen Homes
2. Bryan Buell

**Moved by** Councillor Wong  
**Seconded by** Councillor Walcott

That with respect to Report CPC2024-0441, the following be adopted:

That Council give three readings to Proposed Bylaw 169D2024 for the redesignation of 0.11 hectares ± (0.27 acres ±) located at 1431 and 1435

– 23 Avenue NW (Plan 3150P, Block 35, Lots 23 to 26) from Residential – Contextual One / Two Dwelling (R-C2) District to Multi-Residential – Contextual Grade-Oriented (M-CG) District.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 169D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 169D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 169D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 169D2024 be read a third time.

**MOTION CARRIED**

7.2.13 Land Use Amendment in Capitol Hill (Ward 7) at 1538 – 22 Avenue NW, LOC2023-0413, CPC2024-0421

The following documents were distributed with respect to Report CPC2024-0421:

- A presentation entitled “LOC2023-0413 / CPC2024-0421 Land Use Amendment”; and
- A presentation entitled “1538 – 22 AV NW”.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaw 159D2024:

1. Scott Kruse, CivicWorks
2. Erin Gellhaus

**Moved by** Councillor Penner  
**Seconded by** Councillor Walcott

That with respect to Report CPC2024-0421, the following be adopted:

That Council give three readings to Proposed Bylaw 159D2024 for the redesignation of 0.06 hectares ± (0.14 acres ±) located at 1538 – 22



Avenue NW (Plan 2864AF, Block 7, Lots 19 and 20) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (10): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wyness, Councillor Demong, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, and Mayor Gondek

Against: (3): Councillor Chu, Councillor Wong, and Councillor McLean

**MOTION CARRIED**

That Bylaw 159D2024 be introduced and read a first time.

Against: Councillor Chu, Councillor McLean, and Councillor Wong

**MOTION CARRIED**

That Bylaw 159D2024 be read a second time.

Against: Councillor Chu, Councillor McLean, and Councillor Wong

**MOTION CARRIED**

That authorization now be given to read Bylaw 159D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 159D2024 be read a third time.

Against: Councillor Chu, Councillor McLean, and Councillor Wong

**MOTION CARRIED**

7.2.14 Land Use Amendment in Capitol Hill (Ward 7) at multiple addresses, LOC2023-0405, CPC2024-0445

The following documents were distributed with respect to Report CPC2024-0445:

- A presentation entitled “LOC2023-0405 / CPC2024-0445 Land Use Amendment”;
- A presentation entitled “CAPITOL HILL APARTMENTS”;
- A presentation entitled “Land Use Redesignation”;
- A collection of site plans; and
- A confidential public submission.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaw 170D2024:

1. Hans Koppe, Casola Koppe Architects
2. Scott Douglas, Casola Koppe Architects
3. Kirolos Kirolos
4. Manar Kirolos
5. Hani Kirolos

Councillor Sharp (Remote Member) joined the meeting at 5:02 p.m.

Mayor Gondek left the Chair at 5:31 p.m. and Deputy Mayor Penner assumed the Chair.

Mayor Gondek resumed the Chair at 5:34 p.m.

**Moved by Councillor Wong**

**Seconded by Councillor Walcott**

That with respect to Report CPC2024-0445, the following be adopted, **after amendment:**

1. That Council give **first reading** to Proposed Bylaw 170D2024 for the redesignation of 0.22 hectares ± (0.54 acres ±) located at 1820, 1824, 1828 and 1832 → 17 Avenue NW (Plan 2864AF, Block 31, Lots 9 to 16) from Multi-Residential – Contextual Low Profile (M-C1) District and Residential – Contextual One / Two Dwelling (R-C2) District to Multi-Residential – High Density Low Rise (M-H1) District; **and,**
2. **That Council withhold second and third readings of Proposed Bylaw 170D2024 until a development permit is ready for approval; and,**
3. **That Council direct that Confidential Attachment 6 and the Confidential Distributions be held confidential pursuant to Section 17 (Disclosure harmful to personal privacy) of the Freedom of Information and Protection of Privacy Act.**

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

Against: (1): Councillor Chu

**MOTION CARRIED**

That Bylaw 170D2024 be introduced and read a first time.

Against: Councillor Chu

**MOTION CARRIED**

7.2.15 Policy and Land Use Amendment in Downtown West End (Ward 7) 1215 – 9 Avenue SW, LOC2022-0228, CPC2024-0494

The following documents were distributed with respect to Report CPC2024-0494:

- A presentation entitled “LOC2022-0228 / CPC2024-0494 Policy and Land Use Amendment”; and
- A presentation entitled “Staples 9 Ave”.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaws 45P2024 and 181D2024:

1. Jack Moddle, O2 Planning and Design
2. Patrick Briscoe, Manca Properties Inc.

**Moved by** Councillor Carra  
**Seconded by** Councillor Penner

That Council modify the dinner recess to complete Item 7.2.15 and shorten the recess to 45 minutes.

For: (12): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Spencer, Councillor Carra, and Mayor Gondek

Against: (2): Councillor Chabot, and Councillor McLean

**MOTION CARRIED**

Mayor Gondek left the Chair at 6:09 p.m. and Deputy Mayor Penner assumed the Chair.

**Moved by** Councillor Carra  
**Seconded by** Councillor Wong

That with respect to Report CPC2024-0494, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 45P2024 for the amendments to the West Village Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 181D2024 for the redesignation of 0.74 hectares ± (1.83 acres ±) located at 1215 – 9 Avenue SW (Plan 1423LK, Block 43) from Direct Control (DC) District to Direct Control (DC) District to accommodate mixed-use development, with guidelines (Attachment 3).

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, and Councillor McLean

**MOTION CARRIED**

That Bylaw 45P2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 45P2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 45P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 45P2024 be read a third time.

**MOTION CARRIED**

That Bylaw 181D2024 be introduced and read a first time.

**MOTION CARRIED**

Councillor Chabot rose on a Point of Order.

The Chair ruled on the Point of Order.

**Moved by** Councillor Wong  
**Seconded by** Councillor Walcott

That Proposed Bylaw 181D2024 be amended by amending Schedule B, Section 16(1)(a)(ii) to read as follows:

“(ii) 1.0 stalls per **unit** where the total number of **units** equals or exceeds 20; and”

For: (9): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Sharp, Councillor Spencer, Councillor Carra, and Councillor McLean

Against: (4): Councillor Chu, Councillor Demong, Councillor Penner, and Councillor Chabot

**MOTION CARRIED**

That Bylaw 181D2024 be read a second time, **as amended**.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 181D2024 a third time, **as amended.**

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 181D2024 be read a third time, **as amended.**

Against: Councillor Chu

**MOTION CARRIED**

Council recessed at 6:25 p.m. and reconvened at 7:13 p.m. with Mayor Gondek in the Chair.

**ROLL CALL**

Councillor Carra, Councillor Chabot, Councillor Chu, Councillor Dhaliwal, Councillor McLean, Councillor Penner, Councillor Pootmans, Councillor Sharp, Councillor Spencer, Councillor Walcott, Councillor Wong, Councillor Wyness, and Mayor Gondek

Absent for Roll Call: Councillor Demong and Councillor Mian

**7.2.16 Policy and Land Use Amendment in Beltline (Ward 8) 215 – 14 Avenue SW, LOC2023-0392, CPC2024-0431**

A presentation entitled “LOC2023-0392 / CPC2024-0431 Policy and Land Use Amendment” was distributed with respect to Report CPC2024-0431.

The Public Hearing was called and Jennifer Dobbin, Dobbin Consulting, addressed Council with respect to Bylaws 44P2024 and 180D2024.

**Moved by** Councillor Walcott

**Seconded by** Councillor Penner

That with respect to Report CPC2024-0431, the following be adopted:

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 ± (0.32 acres ±) located at 215 – 14 Avenue SW (Condominium Plan 8110899, Units 1 to 55) from Direct Control (DC) District to Direct Control (DC) District to accommodate a Performing Arts Centre, with guidelines (Attachment 3).

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 44P2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 44P2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 44P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 44P2024 be read a third time.

**MOTION CARRIED**

That Bylaw 180D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 180D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 180D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 180D2024 be read a third time.

**MOTION CARRIED**

7.2.17 Policy and Land Use Amendment in Bankview (Ward 8) at 1612 – 25 Avenue SW, LOC2024-0004, CPC2024-0306

A presentation entitled “LOC2024-0004 / CPC2024-0306 Policy and Land Use Amendment” was distributed with respect to Report CPC2024-0306.

The Public Hearing was called; however, no speakers addressed Council with respect to Bylaws 42P2024 and 176D2024.

**Moved by** Councillor Walcott  
**Seconded by** Councillor Pootmans

That with respect to Report CPC2024-0306, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 42P2024 for the amendment to the Bankview Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 176D2024 for the redesignation of 0.02 hectares  $\pm$  (0.06 acres  $\pm$ ) located at 1612 – 25 Avenue SW (a portion of Plan 2714P, Block 2, Lots 11 and 12) from Multi-Residential – Contextual Grade-Oriented (M-CGd72) District to Housing – Grade Oriented (H-GO) District.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 42P2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 42P2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 42P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 42P2024 be read a third time.

**MOTION CARRIED**

That Bylaw 176D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 176D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 176D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 176D2024 be read a third time.

**MOTION CARRIED**

7.2.18 Policy Amendment and Land Use Amendment in South Calgary (Ward 8) at multiple addresses, LOC2023-0222, CPC2024-0343

The following documents were distributed with respect to Report CPC2024-0343:

- A presentation entitled “LOC2023-0222 / CPC2024-0343 Policy and Land Use Amendment”; and
- A presentation entitled “1500” by Sarina Homes”.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaws 40P2024 and 165D2024:

1. Srimal Ranasinghe, Hive Developments
2. Nazim Virani, Sarina Homes

**Moved by** Councillor Walcott

**Seconded by** Councillor Pootmans

That with respect to Report CPC2024-0343, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 40P2024 for the amendments to the South Calgary/Altadore Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 165D2024 for the redesignation of 0.29 hectares ± (0.72 acres ±) located at 1505, 1509, 1515, 1519, and 1523 – 33 Avenue SW (Plan 4479P, Block 64, Lots 29 to 38) from Residential – Contextual One / Two Dwelling (R-C2) District and Multi-Residential – Contextual Grade-Oriented (M-CGd72) District to Mixed Use – General (MU-1f3.6h24) District.

For: (12): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

Against: (1): Councillor Chu

**MOTION CARRIED**

That Bylaw 40P2024 be introduced and read a first time.



Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 40P2024 be read a second time.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 40P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 40P2024 be read a third time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 165D2024 be introduced and read a first time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 165D2024 be read a second time.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 165D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 165D2024 be read a third time.

Against: Councillor Chu

**MOTION CARRIED**

**7.2.19 Policy and Land Use Amendment in Altadore (Ward 8) at 3701 – 14 Street SW, LOC2024-0027, CPC2024-0319**

The following documents were distributed with respect to Report CPC2024-0319:

- A presentation entitled “LOC2024-0027 / CPC2024-0319 Policy & Land Use Amendment”; and

- A presentation entitled “3701 – 14 ST SW”.

Councillor Wong (Remote Member) left the meeting at 7:46 p.m.

Councillor Wong (Remote Member) joined the meeting at 7:46 p.m.

Councillor Demong (Remote Member) joined the meeting at 7:47 p.m.

The Public Hearing was called and Nathan Stelfox, CivicWorks, addressed Council with respect to Bylaws 39P2024 and 164D2024.

**Moved by** Councillor Walcott  
**Seconded by** Councillor Penner

That with respect to Report CPC2024-0319, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 39P2024 for the amendment to the South Calgary/Altadore Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 164D2024 for the redesignation of 0.06 hectares (0.14 acres) located at 3701 – 14 Street SW (Plan 1965P, Block A, Lots 1 and 2) from Residential – Contextual One / Two Dwelling (R-C2) District to Housing – Grade Oriented (H-GO) District.

For: (12): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

Against: (2): Councillor Chu, and Councillor Demong

**MOTION CARRIED**

That Bylaw 39P2024 be introduced and read a first time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 39P2024 be read a second time.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 39P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 39P2024 be read a third time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 164D2024 be introduced and read a first time.

Against: Councillor Chu

**MOTION CARRIED**

That Bylaw 164D2024 be read a second time.

Against: Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 164D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 164D2024 be read a third time.

Against: Councillor Chu

**MOTION CARRIED**

7.2.20 Policy and Land Use Amendment in Altadore (Ward 8) at 4104 – 20 Street SW, LOC2023-0407, CPC2024-0328

Councillor Sharp (Remote Member) left the meeting at 7:59 p.m.

Councillor Sharp (Remote Member) joined the meeting at 8:01 p.m.

A presentation entitled "LOC2023-0407 / CPC2024-0328 Policy and Land Use Amendment" was distributed with respect to Report CPC2024-0328.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaws 36P2024 and 156D2024:

1. Ryan Cairns, Ellergodt Design
2. Selena Au

**Moved by** Councillor Walcott

**Seconded by** Councillor Penner

That with respect to Report CPC2024-0328, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 36P2024 for the amendment to the South Calgary/Altadore Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 156D2024 for the redesignation of 0.05 hectares  $\pm$  (0.12 acres  $\pm$ ) located at 4104 – 20 Street SW (Plan 743AD, Block 1, Lots 23 and 24) from Residential – Contextual One / Two Dwelling (R-C2) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (12): Councillor Walcott, Councillor Dhaliwal, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

Against: (2): Councillor Chu, and Councillor Chabot

**MOTION CARRIED**

That Bylaw 36P2024 be introduced and read a first time.

Against: Councillor Chabot and Councillor Chu

**MOTION CARRIED**

That Bylaw 36P2024 be read a second time.

Against: Councillor Chabot and Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 36P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 36P2024 be read a third time.

Against: Councillor Chabot and Councillor Chu

**MOTION CARRIED**

That Bylaw 156D2024 be introduced and read a first time.

Against: Councillor Chabot and Councillor Chu

**MOTION CARRIED**

That Bylaw 156D2024 be read a second time.

Against: Councillor Chabot and Councillor Chu

**MOTION CARRIED**

That authorization now be given to read Bylaw 156D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 156D2024 be read a third time.

Against: Councillor Chabot and Councillor Chu

**MOTION CARRIED**

7.2.21 Land Use Amendment in Manchester (Ward 9) at 107 – 42 Avenue SW, LOC2023-0400, CPC2024-0409

A presentation entitled "LOC2023-0400 / CPC2024-0409 Land Use Amendment" was distributed with respect to Report CPC2024-0409.

Councillor Demong (Remote Member) left the meeting at 8:13 p.m.

Councillor Demong (Remote Member) joined the meeting at 8:13 p.m.

The Public Hearing was called and Stacy Sherlock, Secure Realty Inc., addressed Council with respect to Bylaw 166D2024.

**Moved by** Councillor Carra

**Seconded by** Councillor Chabot

That with respect to Report CPC2024-0409, the following be adopted:

That Council give three readings to Proposed Bylaw 166D2024 for the redesignation of 0.58 hectares ± (1.44 acres ±) located at 107 – 42 Avenue SW (Plan 5360AM, Block 1, Lots 1 to 14) from Industrial – General (I-G) District to Industrial – Commercial (I-C) District.

For: (14): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 166D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 166D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 166D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 166D2024 be read a third time.

**MOTION CARRIED**

7.2.22 Policy and Land Use Amendment in Forest Lawn (Ward 9) at 1336 – 40 Street SE, LOC2024-0024, CPC2024-0443

A presentation entitled "LOC2024-0024 / CPC2024-0443 Policy and Land Use Amendment" was distributed with respect to Report CPC2024-0443.

The Public Hearing was called and Lei Wang, Horizon Land Surveys, addressed Council with respect to Bylaws 41P2024 and 167D2024.

**Moved by** Councillor Carra

**Seconded by** Councillor Dhaliwal

That with respect to Report CPC2024-0443, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 41P2024 for the amendment to the Forest Lawn-Forest Heights/Hubalta Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 167D2024 for the redesignation of 0.06 hectares (0.14 acres) located at 1336 – 40 Street SE (Plan 5997HE, Block 20, Lot 9) from Residential – Contextual One / Two Dwelling (R-C2) District to Housing – Grade Oriented (H-GO) District.

For: (11): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Sharp, Councillor Penner, Councillor Spencer, Councillor Carra, and Mayor Gondek

Against: (3): Councillor Demong, Councillor Chabot, and Councillor McLean

**MOTION CARRIED**

That Bylaw 41P2024 be introduced and read a first time.

Against: Councillor Chabot, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

That Bylaw 41P2024 be read a second time.

Against: Councillor Chabot, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

That authorization now be given to read Bylaw 41P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 41P2024 be read a third time.

Against: Councillor Chabot, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

That Bylaw 167D2024 be introduced and read a first time.

Against: Councillor Chabot, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

That Bylaw 167D2024 be read a second time.

Against: Councillor Chabot, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

That authorization now be given to read Bylaw 167D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 167D2024 be read a third time.

Against: Councillor Chabot, Councillor Demong, and Councillor McLean

**MOTION CARRIED**

**7.2.23 Policy and Land Use Amendment in Forest Lawn (Ward 9) at 2201 – 46 Street SE, LOC2024-0023, CPC2024-0510**

A presentation entitled "LOC2024-0023 / CPC2024-0510 Policy & Land Use Amendment" was distributed with respect to Report CPC2024-0510.

The Public Hearing was called and Lei Wang, Horizon Land Surveys, addressed Council with respect to Bylaws 43P2024 and 177D2024.

**Moved by** Councillor Carra  
**Seconded by** Councillor Dhaliwal

That with respect to Report CPC2024-0510, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 43P2024 for the amendment to the Forest Lawn-Forest Heights/Hubalta Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 177D2024 for the redesignation of 0.06 hectares  $\pm$  (0.15 acres  $\pm$ ) located at 2201 – 46 Street SE (Plan 6587HM, Block 8, Lot 20) from Residential – Grade-Oriented Infill (R-CG) District to Housing – Grade Oriented (H GO) District.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

Against: (1): Councillor Chabot

**MOTION CARRIED**

That Bylaw 43P2024 be introduced and read a first time.

Against: Councillor Chabot

**MOTION CARRIED**

That Bylaw 43P2024 be read a second time.

Against: Councillor Chabot

**MOTION CARRIED**

That authorization now be given to read Bylaw 43P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 43P2024 be read a third time.

Against: Councillor Chabot

**MOTION CARRIED**

That Bylaw 177D2024 be introduced and read a first time.

Against: Councillor Chabot

**MOTION CARRIED**

That Bylaw 177D2024 be read a second time.

Against: Councillor Chabot



**MOTION CARRIED**

That authorization now be given to read Bylaw 177D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 177D2024 be read a third time.

Against: Councillor Chabot

**MOTION CARRIED**

7.2.24 Policy and Land Use Amendment in Forest Lawn (Ward 9) at 2401 – 47 Street SE, LOC2023-0272, CPC2024-0410

A presentation entitled "LOC2023-0272 / CPC2024-0410 Policy and Land Use Amendment" was distributed with respect to Report CPC2024-0410.

The Public Hearing was called; however, no speakers addressed Council with respect to Bylaws 37P2024 and 157D2024.

**Moved by** Councillor Carra  
**Seconded by** Councillor Dhaliwal

That with respect to Report CPC2024-0410, the following be adopted:

That Council:

1. Give three readings to Proposed Bylaw 37P2024 for the amendment to the Forest Lawn-Forest Heights/Hubalta Area Redevelopment Plan (Attachment 2); and
2. Give three readings to Proposed Bylaw 157D2024 for the redesignation of 0.06 hectares ± (0.15 acres ±) located at 2401 – 47 Street SE (Plan 7273HN, Block 14, Lot 36) from Residential – Contextual One Dwelling (R-C1) District to Residential – Grade-Oriented Infill (R-CG) District.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Spencer, Councillor Carra, Councillor McLean, and Mayor Gondek

Against: (1): Councillor Chabot

**MOTION CARRIED**

That Bylaw 37P2024 be introduced and read a first time.

Against: Councillor Chabot

**MOTION CARRIED**

That Bylaw 37P2024 be read a second time.

Against: Councillor Chabot

**MOTION CARRIED**

That authorization now be given to read Bylaw 37P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 37P2024 be read a third time.

Against: Councillor Chabot

**MOTION CARRIED**

That Bylaw 157D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 157D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 157D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 157D2024 be read a third time.

**MOTION CARRIED**

7.2.25 Land Use Amendment in Residual Sub-Area 9P (Ward 9) at 3300 – 88 Street SE LOC2024-0003, CPC2024-0452

The following documents were distributed with respect to Report CPC2024-0452:

- A presentation entitled "LOC2024-0003 / CPC2024-0452 Land Use Amendment"; and
- A map.

The Public Hearing was called and Jennifer Duff, B&A, addressed Council with respect to Bylaw 171D2024.

Councillor Sharp (Remote Member) left the meeting at 8:43 p.m.

Councillor Sharp (Remote Member) joined the meeting at 8:43 p.m.

Councillor Demong (Remote Member) left the meeting at 8:47 p.m.

Councillor Demong (Remote Member) joined the meeting at 8:51 p.m.

**Moved by** Councillor Carra  
**Seconded by** Councillor Chabot

That with respect to Report CPC2024-0452, the following be adopted:

That Council give three readings to Proposed Bylaw 171D2024 for the redesignation of 1.22 hectares ± (3.01 acres ±) at 3300 – 88 Street SE (Plan 0613934, Block 30, Lot 4) from Direct Control (DC) District to Direct Control (DC) District to reduce the minimum parcel size requirement, with guidelines (Attachment 2).

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, and Mayor Gondek

Against: (1): Councillor McLean

**MOTION CARRIED**

That Bylaw 171D2024 be introduced and read a first time.

Against: Councillor McLean

**MOTION CARRIED**

That Bylaw 171D2024 be read a second time.

Against: Councillor McLean

**MOTION CARRIED**

That authorization now be given to read Bylaw 171D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 171D2024 be read a third time.

Against: Councillor McLean

**MOTION CARRIED**

7.2.26 Land Use Amendment in Mayland (Ward 10) at multiple addresses, LOC2023-0307, CPC2024-0384

Councillor Carra (Remote Member) left the meeting at 8:55 p.m.

The following documents were distributed with respect to Report C2024-0384:

- A presentation entitled "LOC2023-0307 / CPC2024-0384 Land Use Amendment";
- Revised Cover Report; and
- Revised Attachment 1.

The Public Hearing was called and the following speakers addressed Council with respect to Bylaw 168D2024:

1. Brittany Shewchuk, WSP
2. Kirandeep Kaur, WSP

**Moved by Councillor Chabot**  
**Seconded by Councillor Dhaliwal**

That with respect to Report CPC2024-0384, the following be adopted, **after amendment:**

That Council give three readings to Proposed Bylaw 168D2024 for the redesignation of **5.58 hectares ± (13.79 acres ±)** located at 1790 – 3 Avenue SE, 215 and 315 – 16 Street SE (Plan 7811505, Block 3, Lots 1, 2, and 3) from Industrial – Business f1.0 (I-B f1.0) District to Industrial – Commercial (I-C) District.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor McLean, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 168D2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 168D2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 168D2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 168D2024 be read a third time.

**MOTION CARRIED**

Council then dealt with Item 7.3.2.

### 7.3 OTHER REPORTS FOR PUBLIC HEARING

7.3.1 Policy Amendment to the Beltline Area Redevelopment Plan, C2024-0620

This Item was dealt with following Item 10.1.

A presentation entitled "Item 7.3.1 Amendment to the Beltline Area Redevelopment Plan" was distributed with respect to Report C2024-0620.

The Public Hearing was called; however, no speakers addressed Council with respect to Bylaw 46P2024.

**Moved by** Councillor Sharp  
**Seconded by** Councillor Wong

That with respect to Report C2024-0620, the following be adopted:

That Council give three readings to Proposed Bylaw 46P2024 to remove the location criterion of Policy 5.2 of the three or more-bedroom incentive policy to remove policy conflicts in the Beltline ARP.

For: (15): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 46P2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 46P2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 46P2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 46P2024 be read a third time.

**MOTION CARRIED**

Council then dealt with Item 7.2.1.

7.3.2 Charter Bylaw and Council Policy for Tax Corrections and Compassionate Penalty Relief, EC2024-0105

This Item was dealt with following Item 7.2.26.

The Public Hearing was called; however, no speakers addressed Council with respect to Bylaw 3H2024.

**Moved by** Councillor Penner  
**Seconded by** Councillor Chabot

That with respect to Report EC2024-0105, the following be adopted:

That Council:

- a. Give three readings to Proposed Bylaw 3H2024 (Attachment 2) to amend Charter Bylaw 1H2018 to delegate authority to Administration to cancel, reduce, refund or defer taxes up to \$500,000 per taxation year in accordance with an approved Council Policy; and
- b. Adopt the proposed Council Policy on "Tax Relief Delegated to Administration" (Attachment 3), should the proposed Charter Bylaw be fully approved by Council.

For: (13): Councillor Walcott, Councillor Dhaliwal, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor McLean, and Mayor Gondek

**MOTION CARRIED**

That Bylaw 3H2024 be introduced and read a first time.

**MOTION CARRIED**

That Bylaw 3H2024 be read a second time.

**MOTION CARRIED**

That authorization now be given to read Bylaw 3H2024 a third time.

**MOTION CARRIED UNANIMOUSLY**

That Bylaw 3H2024 be read a third time.

**MOTION CARRIED**

Council then dealt with Item 12.

8. PLANNING MATTERS NOT REQUIRING PUBLIC HEARING

8.1 POSTPONED REPORTS NOT REQUIRING A PUBLIC HEARING

None

8.2 CONSENT AGENDA ITEMS SELECTED FOR DEBATE

None

8.3 CALGARY PLANNING COMMISSION REPORTS

None

8.4 BYLAW TABULATIONS

None

9. NON-PLANNING ITEMS GOING DIRECTLY TO COUNCIL

None

10. URGENT BUSINESS

This Item was dealt with following the Consent Agenda.

Councillor Dhaliwal declared a Pecuniary Interest, as a relative is employed with The City of Calgary, and abstained from discussion with respect to Confidential Verbal Report 10.1 Collective Bargaining Update (Verbal), C2024-0714.

Councillor Dhaliwal left the meeting at 9:48 a.m. and returned at 11:43 a.m. following the discussion with respect to Confidential Verbal Report 10.1 Collective Bargaining Update (Verbal), C2024-0714.

**Moved by** Councillor Mian  
**Seconded by** Councillor Pootmans

That pursuant to Sections 24 (Advice from officials) and 25 (Disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*, Council now move into Closed Meeting, at 9:49 a.m. in the Council Boardroom, to discuss confidential matters with respect to Item 10.1 Collective Bargaining Update (Verbal), C2024-0714.

For: (14): Councillor Walcott, Councillor Chu, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondek

**MOTION CARRIED**

Council reconvened in public meeting at 11:43 a.m. with Mayor Gondek in the Chair.

ROLL CALL

Councillor Carra, Councillor Chabot, Councillor Chu, Councillor Demong, Councillor Dhaliwal, Councillor McLean, Councillor Mian, Councillor Penner, Councillor Pootmans, Councillor Sharp, Councillor Spencer, Councillor Walcott, Councillor Wong, Councillor Wyness, and Mayor Gondek

**Moved by** Councillor Mian  
**Seconded by** Councillor Chabot

That Council rise and report.

**MOTION CARRIED**

10.1 Collective Bargaining Update (Verbal), C2024-0714

Councillor Dhaliwal declared a Pecuniary Interest, as a relative is employed with The City of Calgary, and abstained from discussion and voting with respect to Confidential Verbal Report 10.1 Collective Bargaining Update (Verbal), C2024-0714.

Councillor Dhaliwal left the meeting at 11:44 a.m. and returned at 11:45 a.m. following the discussion with respect to Confidential Verbal Report 10.1 Collective Bargaining Update (Verbal), C2024-0714.

A Confidential Presentation was distributed with respect to Confidential Verbal Report C2024-0714.

Administration in attendance during the Closed Meeting discussions with respect to Confidential Verbal Report C2024-0714:

Clerks: K. Martin, J. Fraser, and M. A. Cario. Chief Administrative Officer: D. Duckworth. Law: J. Floen and R. Anderson. Advice: S. Dalglish, K. Black, D. Hamilton, M. Thompson, D. Morgan, C. Male, C. Anthurs, G. Juliano, L. Tochor, D. M. Hamilton, and F. Snyders.

**Moved by** Councillor Penner  
**Seconded by** Councillor Wong

That with respect to Confidential Verbal Report C2024-0714, the following be adopted:

That Council direct that the Closed Meeting discussions and Confidential Presentation be held confidential pursuant to Sections 24 (Advice from officials) and 25 (Disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*, to be reviewed by 2026 June 3.

For: (13): Councillor Walcott, Councillor Pootmans, Councillor Wong, Councillor Wyness, Councillor Demong, Councillor Sharp, Councillor Penner, Councillor Chabot, Councillor Spencer, Councillor Carra, Councillor McLean, Councillor Mian, and Mayor Gondok

Against: (1): Councillor Chu

**MOTION CARRIED**

Council then dealt with Item 7.3.1.

11. BRIEFINGS

None

12. ADJOURNMENT

This Item was dealt with following Item 7.3.2.

**Moved by** Councillor Chabot  
**Seconded by** Councillor Pootmans



That this Council adjourn at 9:14 p.m.

**MOTION CARRIED**

CONFIRMED BY COUNCIL ON

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CITY CLERK

UNCONFIRMED