

Calgary Planning Commission Member Comments



For CPC2024-1100 / LOC2024-0180
heard at Calgary Planning Commission
Meeting 2024 October 17



Member	Reasons for Decision or Comments
<p>Commissioner Hawryluk</p>	<p>Reasons for Approval</p> <ul style="list-style-type: none"> Administration is correct that, “The subject site is considered appropriate for H-GO as it is located within an Inner City Area and is approximately 260 metres from an existing BRT Station (MAX Purple City Centre/East Hills) located along 26 Street SE. Therefore, the subject site is appropriate for redesignation to the H-GO District” (Attachment 1, page 4). <p>According to Administration, “The [East Calgary International Avenue Communities Local Area Plan (LAP)] was referred to the Calgary Metropolitan Region Board (CMRB) to be reviewed. If the LAP is approved by the CMRB, it will then return to Council for second and third readings. The proposed land use is in alignment with the applicable urban form category and building scale modifier for the subject site in the proposed LAP” (Attachment 1, page 5).</p> <p>The LAP is not statutory until Council gives third reading of the bylaw. In the meantime, the location criteria in Section 1386 (d) of Land Use Bylaw 1P2007 govern locations, like this one, where the H-GO District is appropriate.</p>