

# Calgary Planning Commission Member Comments



For CPC2024-1279 / LOC2024-0133  
heard at Calgary Planning Commission  
Meeting 2025 May 08



Member	Reasons for Decision or Comments
<b>Commissioner Damiani</b>	<p>Reasons for Approval</p> <p>The proposed residential land uses provide variety in housing form and choice for future residents. The land uses are located to create a Neighbourhood Activity Centre and integrate with a variety of open spaces and amenities. The plan will exceed the MDP density target. Current Area Structure Plan allocation of commercial uses is concentrated in the southwest corner. The ASP amendment improves commercial distribution and variety. Applicant confirmed that commercial studies were completed to support the proposed locations, amount and land use amendments for commercial uses to provide appropriate supportive uses to the local neighbourhoods as well as broader community.</p>
<b>Commissioner Hawryluk</b>	<p>Reasons for Approval</p> <p>The cumulative density of the proposed Land Use Districts in this Outline Plan area is 27.9 units/hectare, which exceeds the density target of 20 units/hectare in the Municipal Development Plan and the Belvedere Area Structure Plan (ASP).</p> <p>The proposed map amendment to the Belvedere Area Structure Plan would reduce the size of the Community Retail 2 Centre and move it farther north within the southern portion of the Outline Plan area.</p>