

Calgary Planning Commission Member Comments



For CPC2025-0158/LOC2024-0210
heard at Calgary Planning Commission
Meeting 2025 June 05



Member	Reasons for Decision or Comments
Commissioner Hawryluk	<p>Reasons for Approval</p> <ul style="list-style-type: none"> This application aligns with the following direction from Council: <p>Municipal Development Plan/Calgary Transportation Plan (2020):</p> <ul style="list-style-type: none"> - This site is in the Developed Residential – Established area (MDP, 2020, Map 1). - This application would support Key Direction 2 in the Municipal Development Plan, “Provide more choice within complete communities” (MDP, 2020, 2.2). <p>Saddle Ridge Area Structure Plan (2012):</p> <ul style="list-style-type: none"> - This site is within Residential Cell A (Map 6: Land Use Plan). - Administration notes that “the ASP speaks to residential development within the greater plan area consisting of both low to medium density residential development” (Attachment 1, page 6). <p>The proposed Direct Control District (based on the Multi-Residential – High Density Low Rise (M-H1) District) adds the discretionary use of Social Organization. All other regulations come from the M-H1 District. This would allow a building that is up to 26m tall (6 storeys) with offices, a formal gathering place, and a minimum of 150 units/hectare, which would produce at least 22 units on this parcel; the applicant has submitted a Development Permit for a 24-unit building, which Administration is reviewing (Cover Report, page 2; Attachment 1, page 3).</p>