

Calgary Planning Commission Member Comments



For CPC2025-0532 / LOC2024-0295
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"> Administration notes, "This parcel was part of an outline plan in 2018 and received land use amendment approval for the M-X2 District on the subject site (LOC2017-0042). A subsequent land use amendment in 2021 (LOC2020-0097) changed the land use district to C-N2. The current proposal is to return to the initial M-X2 District approved in the outline plan" (Cover Report, page 2). <p>This application aligns with the following direction from Council:</p> <p>Municipal Development Plan/Calgary Transportation Plan (2020):</p> <ul style="list-style-type: none"> - This site is in the Developing Residential - Planned Greenfield with Area Structure Plan area (MDP, 2020, Map 1). <p>Saddle Ridge Area Structure Plan (2012):</p> <ul style="list-style-type: none"> - This site is within the Neighbourhood Activity Centre in Cell D (Map 6: Land Use Plan) - This application would maintain a low to medium density residential neighborhood character and allow for a neighbourhood-oriented commercial site near a community entrance location (see Attachment 1, page 5).
Commissioner Damiani	<p>Reasons for Approval</p> <ul style="list-style-type: none"> This portion of the site had been originally designated for M-X2 but underwent a land use amendment so is appropriately serviced site. The redesignation provides for small scale commercial uses while providing contextually sensitive housing, up to 4-storey form and separated from existing development by streets.