



## MINUTES

### CALGARY PLANNING COMMISSION

**August 21, 2025, 1:00 PM  
ENGINEERING TRADITIONS COMMITTEE ROOM**

**PRESENT:** Manager C. Lee, Chair  
Director T. McLeod, A/Vice-Chair  
Commissioner L. Campbell-Walters  
Commissioner C. Hardwicke  
Commissioner M. Pink  
Commissioner S. Remtulla  
Commissioner S. Small  
Commissioner K. Wagner

**ABSENT:** Commissioner R-M. Damiani  
Commissioner J. Gordon  
Commissioner N. Hawryluk  
Commissioner B. Montgomery

**ALSO PRESENT:** A/Principal Planner S. Jones  
Senior Legislative Specialist J. Booth  
Legislative Specialist A. Lennox

1. **CALL TO ORDER**

Chair Lee called the meeting to order at 1:00 p.m.

**ROLL CALL**

Commissioner Campbell-Walters, Commissioner Hardwicke, Commissioner Pink, Commissioner Remtulla, Commissioner Small, Commissioner Wagner, Director McLeod, and Manager Lee

Absent from Roll Call: Commissioner Damiani, Commissioner Gordon, Commissioner Hawryluk, and Commissioner Montgomery

2. **OPENING REMARKS**

Chair Lee provided opening remarks and a traditional land acknowledgment.

3. **CONFIRMATION OF AGENDA**

**Moved by Commissioner Small**

That the Agenda for today's meeting be amended by moving Item 7.2.3, Land Use Amendment in Starfield (Ward 9) at 6201 – 68 Street SE, LOC2025-0075, CPC2025-0775, onto the Consent Agenda.

**MOTION CARRIED**

**Moved by** Director McLeod

That the Agenda for the 2025 August 21 Regular Meeting of the Calgary Planning Commission be confirmed, **as amended**.

**MOTION CARRIED**

3.1 DECLARATIONS - CONFLICT OF INTEREST

Commissioner Remtulla declared a conflict of interest with respect to Item 7.2.1.

Commissioner Small declared a conflict of interest with respect to Item 9.1.1.

4. CONFIRMATION OF MINUTES

4.1 Minutes of the Regular Meeting of the Calgary Planning Commission, 2025 August 7

**Moved by** Commissioner Pink

That the Minutes of the 2025 August 7 Regular Meeting of the Calgary Planning Commission be confirmed.

**MOTION CARRIED**

5. CONSENT AGENDA

**Moved by** Commissioner Pink

That the Consent Agenda be approved as follows:

5.1 DEFERRALS AND PROCEDURAL REQUESTS

None

5.2 Land Use Amendment in Altadore (Ward 8) at 2048 – 50 Avenue SW, LOC2025-0105, CPC2025-0754

5.3 Policy Amendment in Ramsay (Ward 9) at 2221 – 9 Street SE, LOC2025-0076, CPC2025-0631

5.4 Land Use Amendment in Somerset (Ward 13) at 6 Somerglen Road SW, LOC2025-0094, CPC2025-0769

7.2.3 Land Use Amendment in Starfield (Ward 9) at 6201 – 68 Street SE, LOC2025-0075, CPC2025-0775

For: (7): Director McLeod, Commissioner Campbell-Walters, Commissioner Hardwicke, Commissioner Pink, Commissioner Remtulla, Commissioner Small, and Commissioner Wagner

**MOTION CARRIED**

6. POSTPONED REPORTS

None

7. ITEMS FROM OFFICERS, ADMINISTRATION AND COMMITTEES

7.1 DEVELOPMENT ITEMS

None

7.2 PLANNING ITEMS

7.2.1 Policy Amendment and Land Use Amendment in Red Carpet (Ward 9) at 721 and 901 – 68 Street SE, LOC2024-0199, CPC2025-0785

Commissioner Remtulla declared a conflict of interest and abstained from discussion and voting with respect to Report CPC2025-0785.

Commissioner Remtulla left the meeting at 1:05 p.m. and returned at 1:16 p.m. after the vote was declared.

The following documents were distributed with respect to Report CPC2025-0785:

- Revised Cover Report; and
- A presentation entitled "LOC2024-0199 / CPC2025-0785 Land Use and Policy Amendment".

**Moved by Commissioner Small**

That with respect to **Revised** Report CPC2025-0785, the following be approved, **after amendment**:

That Calgary Planning Commission recommend that Council:

1. Give three readings to the proposed bylaw for the amendments to the East Calgary International **Avenue** Communities Local Area Plan (Attachment 2); and
2. Give three readings to the proposed bylaw for the redesignation of 8.08 hectares ± (19.97 acres ±) located at 721 and 901 – 68 Street SE (Plan 3270AG, Block Z; Condominium Plan 2010033, a portion of Unit B) from Multi-Residential – Contextual Grade-Oriented (M-CGd60) District, Multi-Residential – High Density Low Rise (M-H1h18d155) District and Special Purpose – Future Urban Development (S-FUD) District to Multi-Residential – Contextual Grade-Oriented (M-CG) District, Multi-Residential – High Density

Low Rise (M-H1h24) District and Special Purpose – School, Park and Community Reserve (S-SPR) District.

For: (6): Director McLeod, Commissioner Campbell-Walters, Commissioner Hardwicke, Commissioner Pink, Commissioner Small, and Commissioner Wagner

**MOTION CARRIED**

7.2.2 Land Use Amendment in Richmond (Ward 8) at 2309 Richmond Road SW, LOC2025-0109, CPC2025-0719

The following documents were distributed with respect to Report CPC2025-0719:

- Revised Cover Report; and
- A presentation entitled "LOC2025-0109 / CPC2025-0719 Land Use Amendment"

**Moved by** Commissioner Remtulla

That with respect to Revised Report CPC2025-0719, the following be approved:

That Calgary Planning Commission recommend that Council give three readings to the proposed bylaw for the redesignation of 0.05 hectares  $\pm$  (0.13 acres  $\pm$ ) located at 2309 Richmond Road SW (Plan 8997GC, Block 6, Lot 15) from Residential – Grade-Oriented Infill (R-CG) District to Direct Control (DC) District to establish a minimum residential density, with guidelines (Attachment 2).

For: (6): Director McLeod, Commissioner Campbell-Walters, Commissioner Hardwicke, Commissioner Pink, Commissioner Remtulla, and Commissioner Small

Against: (1): Commissioner Wagner

**MOTION CARRIED**

7.2.3 Land Use Amendment in Starfield (Ward 9) at 6201 – 68 Street SE, LOC2025-0075, CPC2025-0775

This Item was dealt with at the Consent Agenda.

7.3 MISCELLANEOUS ITEMS

None

8. URGENT BUSINESS

None

9. CONFIDENTIAL ITEMS

Commissioner Small declared a conflict of interest and abstained from discussion and voting with respect to Report CPC2025-0792.

Commissioner Small left the meeting at 1:27 p.m. and did not return after the vote was declared.

**Moved by** Commissioner Remtulla

That pursuant to Section 29 (Advice from officials) of the *Access to Information Act*, the Calgary Planning Commission now move into Closed Meeting, at 1:28 p.m. in the Engineering Traditions Committee Room, to discuss confidential matters with respect to Item 9.1.1, Street Manual Local Street Update, CPC2025-0792.

And further, that Sarah Lumley, O2 Planning and Design, be authorized to attend the Closed Meeting with respect to Item 9.1.1.

And further, that pursuant to Section 6(1) of Procedure Bylaw 35M2017, the Calgary Planning Commission suspend Section 78(2)(b) to forego the afternoon recess to complete the Agenda.

**MOTION CARRIED**

Commission reconvened in public meeting at 2:48 p.m. with Manager Lee in the Chair.

#### ROLL CALL

Commissioner Campbell-Walters, Commissioner Hardwicke, Commissioner Pink, Commissioner Remtulla, Commissioner Wagner, Director McLeod, and Manager Lee

Absent from Roll Call: Commissioner Damiani, Commissioner Gordon, Commissioner Hawryluk, Commissioner Small, and Commissioner Montgomery

**Moved by** Commissioner Remtulla

That Commission rise and report.

**MOTION CARRIED**

#### 9.1 ITEMS FROM OFFICERS, ADMINISTRATION AND COMMITTEES

##### 9.1.1 Street Manual Local Street Update, CPC2025-0792

A Confidential Presentation was distributed with respect to Confidential Report CPC2025-0792.

People in attendance during the Closed Meeting discussions with respect to Confidential Report CPC2025-0792:

Clerks: J. Booth, A. Lennox, and A. Adegunwa. Advice: S. Jones, J. Olsen, E. MacNaughton, J. Tang, S. LeBouthillier, T. Hopkins, M. Mahon, and A. Bishop. External: S. Lumley.

**Moved by** Commissioner Remtulla

That with respect to Confidential Report CPC2025-0792, the following be approved, **after amendment**:

That the Calgary Planning Commission direct that the Closed Meeting discussions, **Confidential** Report, and **Confidential Presentation** be held confidential pursuant to Section 29 (Advice from officials) of the *Access to Information Act*, to be reviewed by 2026 December 31.

For: (6): Director McLeod, Commissioner Campbell-Walters, Commissioner Hardwicke, Commissioner Pink, Commissioner Remtulla, and Commissioner Wagner

**MOTION CARRIED**

9.2 URGENT BUSINESS

None

10. BRIEFINGS

None

11. ADJOURNMENT

**Moved by** Commissioner Hardwicke

That this meeting adjourn at 2:50 p.m.

**MOTION CARRIED**

The following Items have been forwarded to the 2025 November 17 Public Hearing Meeting of Council:

PLANNING MATTERS FOR PUBLIC HEARING

CALGARY PLANNING COMMISSION REPORTS

- Land Use Amendment in Altadore (Ward 8) at 2048 – 50 Avenue SW, LOC2025-0105, CPC2025-0754
- Policy Amendment in Ramsay (Ward 9) at 2221 – 9 Street SE, LOC2025-0076, CPC2025-0631
- Land Use Amendment in Somerset (Ward 13) at 6 Somerglen Road SW, LOC2025-0094, CPC2025-0769
- Policy Amendment and Land Use Amendment in Red Carpet (Ward 9) at 721 and 901 – 68 Street SE, LOC2024-0199, CPC2025-0785
- Land Use Amendment in Richmond (Ward 8) at 2309 Richmond Road SW, LOC2025-0109, CPC2025-0719
- Land Use Amendment in Starfield (Ward 9) at 6201 – 68 Street SE, LOC2025-0075, CPC2025-0775

The next Regular Meeting of the Calgary Planning Commission is scheduled to be held on 2025 September 4 at 1:00 p.m.

CONFIRMED BY COMMISSION ON

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CHAIR

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CITY CLERK

UNCONFIRMED