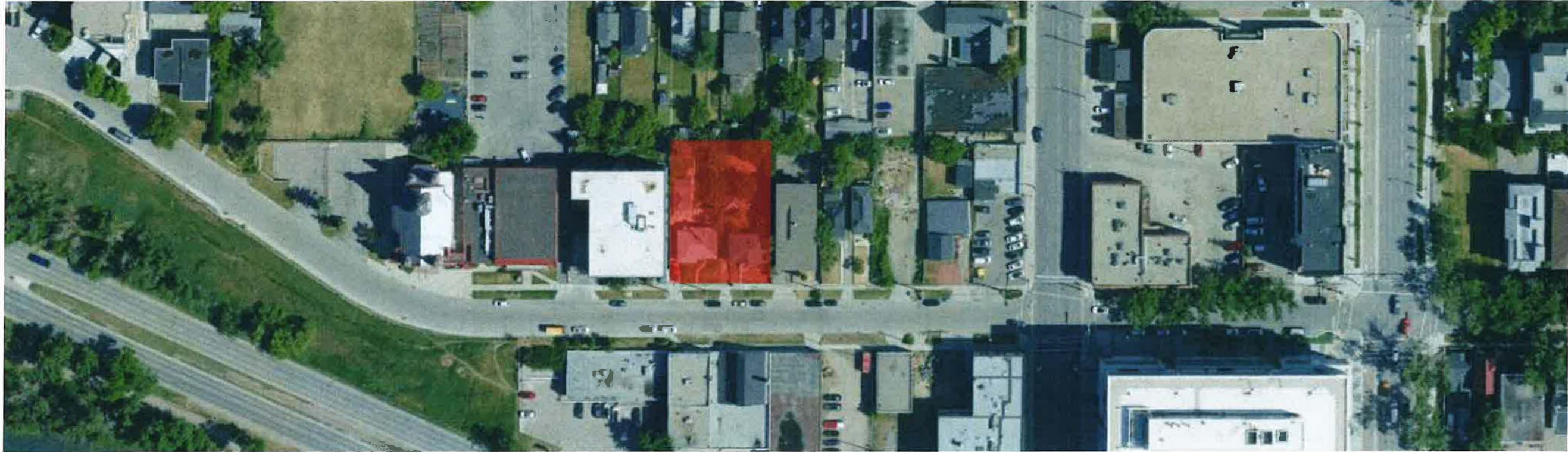




Public Hearing of Council

Agenda Item: 7.2.15



LOC2025-0006 / CPC2025-0592 Policy Amendment

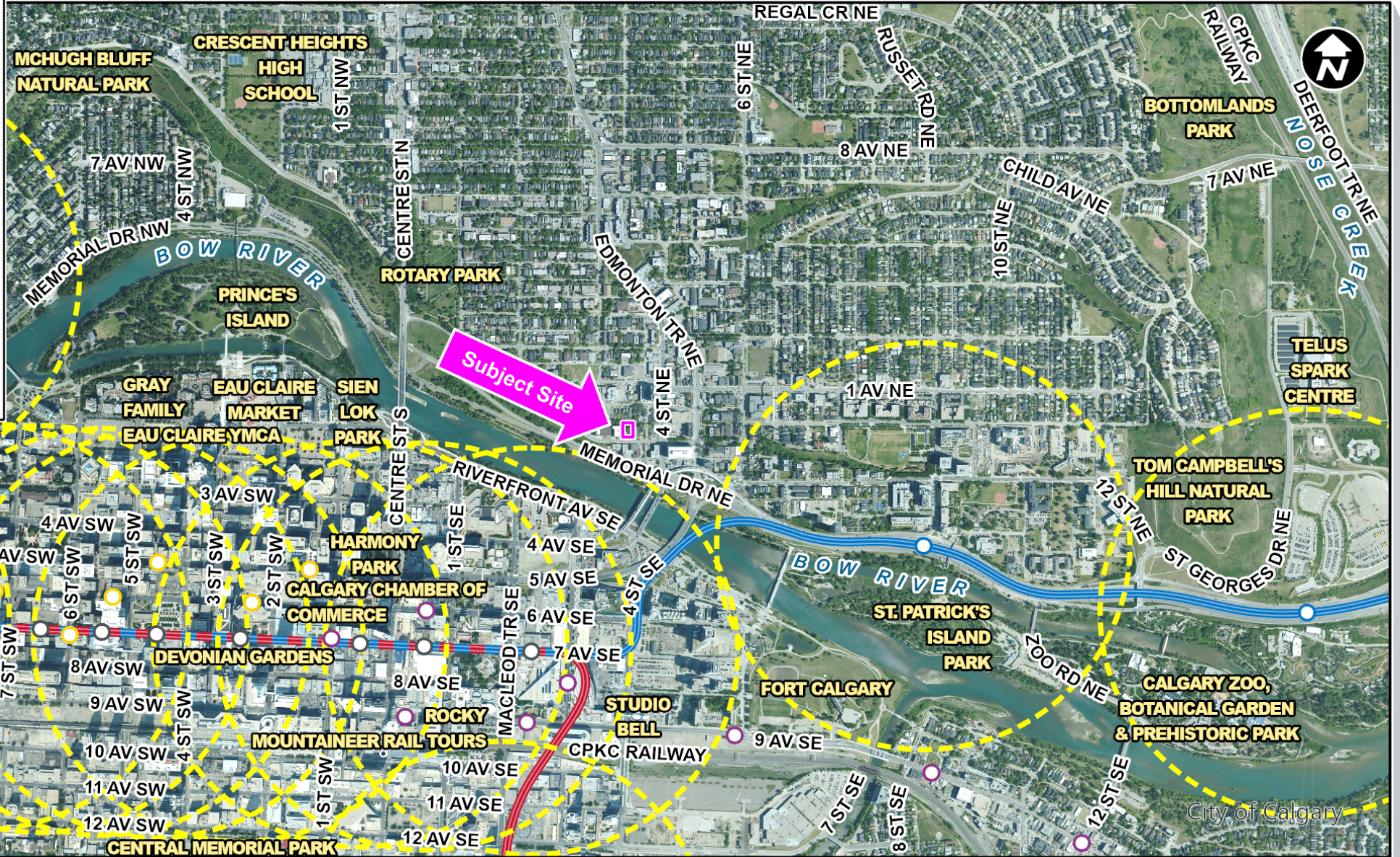
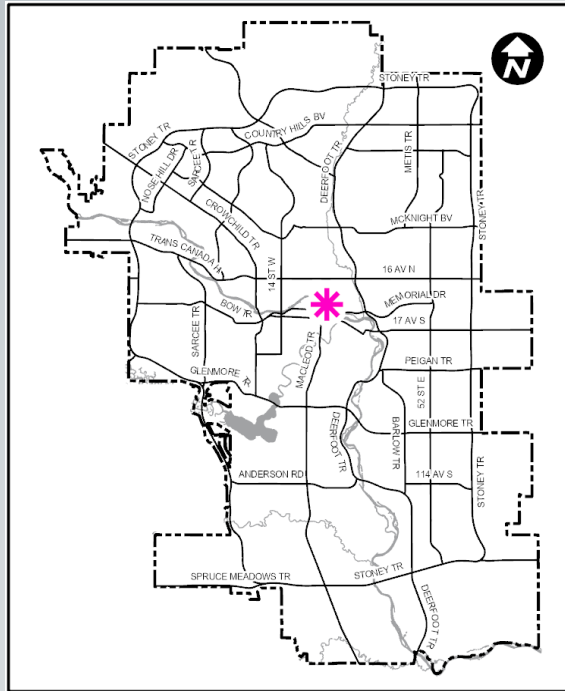
September 9, 2025

CITY OF CALGARY
RECEIVED
IN COUNCIL CHAMBER
SEP 09 2025
ITEM: 7-2-15 CPC2025-0592
Distrib-Presentation
CITY CLERK'S DEPARTMENT

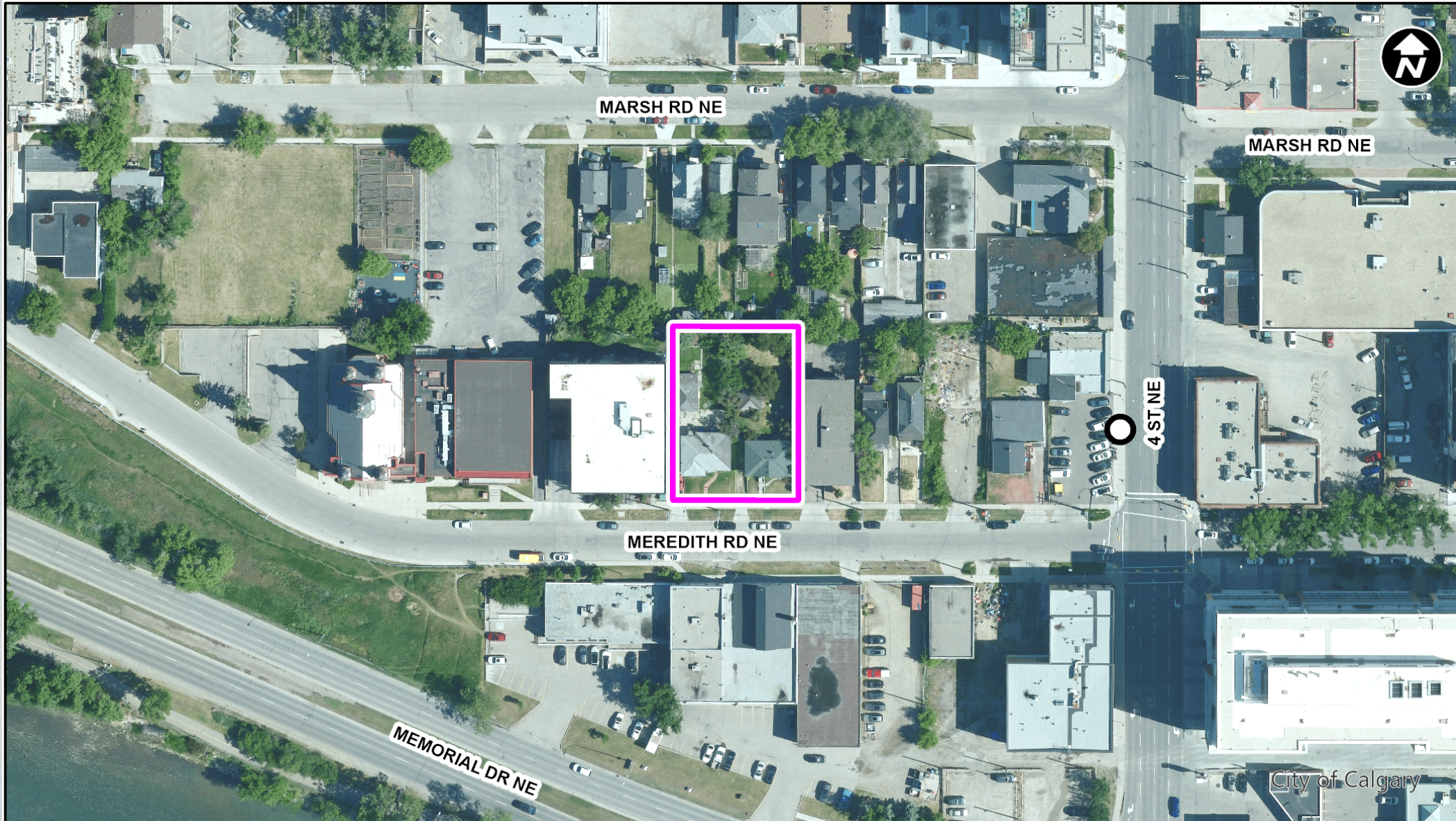
Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 65P2025** for the amendment to the Bridgeland-Riverside Area Redevelopment Plan.



- LEGEND**
- ⬭ 600m buffer from LRT station
 - LRT Stations**
 - Blue
 - Downtown
 - Red
 - Green (Future) - LRT Line**
 - Blue
 - Blue/Red
 - Red - Max BRT Stops**
 - Orange
 - Purple
 - Teal
 - Yellow

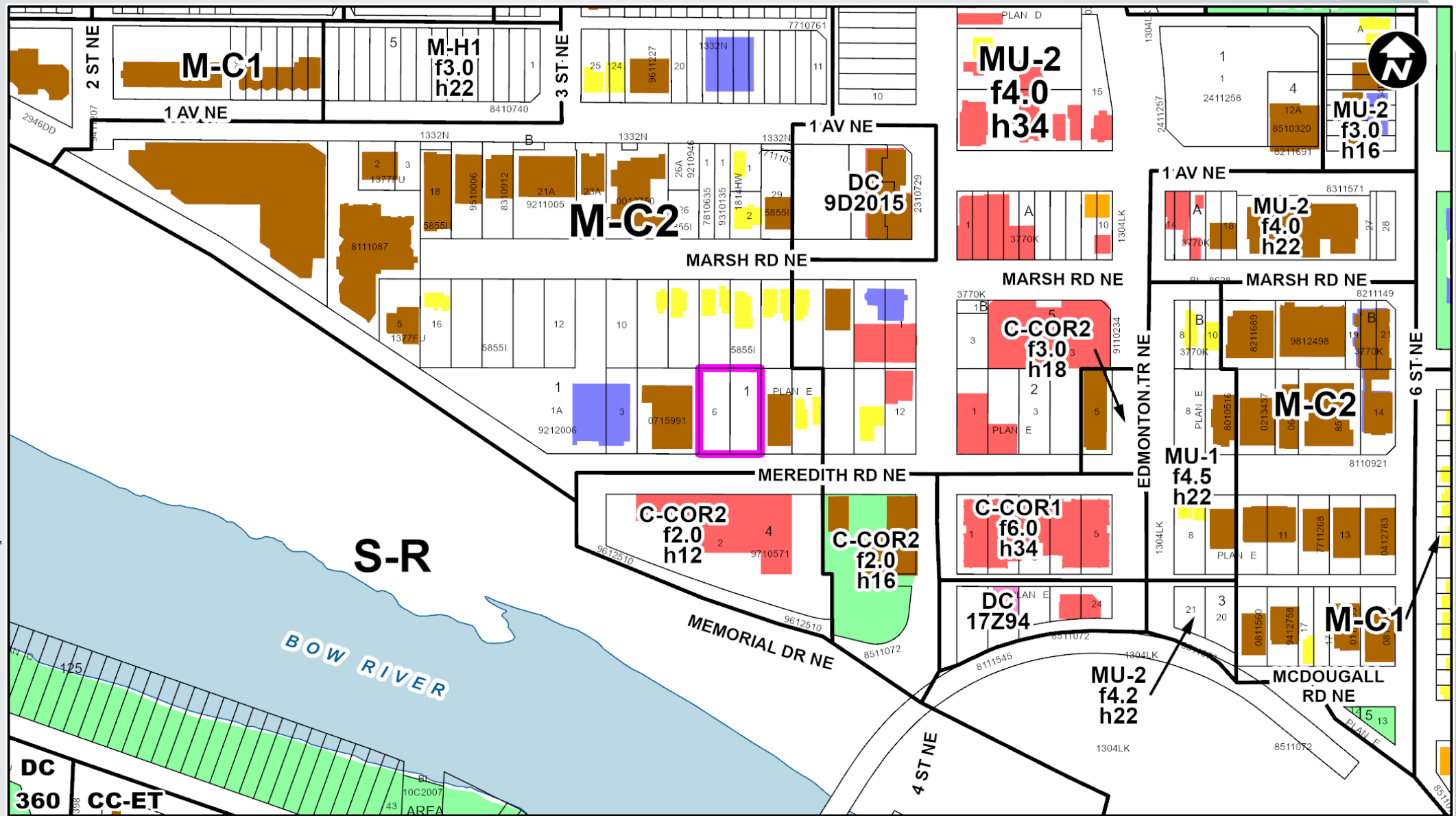


○ Bus Stop

Site Size:
0.13 ha
30 m x 42 m

Surrounding Land Use

- LEGEND**
- Single detached dwelling
 - Semi-detached / duplex detached dwelling
 - Rowhouse / multi-residential
 - Commercial
 - Heavy Industrial
 - Light Industrial
 - Parks and Openspace
 - Public Service
 - Service Station
 - Vacant
 - Transportation, Communication, and Utility
 - Rivers, Lakes
 - Land Use Site Boundary



Bridgeland-Riverside Area Redevelopment Plan



Section 3.10 of the Bridgeland-Riverside Area Redevelopment Plan currently states:

“That within the Non-Family Oriented Redevelopment Area, if the development comprises of three or more units of non-senior citizen housing, parking shall be 1.25 spaces per unit with the exception of lands located at 123 – 4 Street NE, 69 – 6A Street NE, 411 and 413 – 2 Avenue NE.”

Calgary Planning Commission's Recommendation:

That Council:

Give three readings to **Proposed Bylaw 65P2025** for the amendment to the Bridgeland-Riverside Area Redevelopment Plan.

Supplementary Slides





Existing Land Use Map 11

