PROPOSED

BYLAW NUMBER 28P2018

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE SOUTHWEST COMMUNITY 'A'
AND EMPLOYMENT CENTRE/MIXED-USE
AREA STRUCTURE PLAN BYLAW 1P2004**
* *

WHEREAS it is desirable to amend the Southwest Community 'A' and Employment Centre/Mixed-Use Area Structure Plan Bylaw 1P2004, as amended;

AND WHEREAS Council has held a public hearing as required by Section 692 of the *Municipal Government Act,* R.S.A. 2000, c.M-26, as amended:

NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

1.　　The Southwest Community 'A' and Employment Centre/Mixed-Use Area Structure Plan attached to and forming part of Bylaw 1P2004, as amended, is hereby further amended as follows:

　　(a)　　In section 5.1.2 Policies after (2) add the following:

　　　　"**(3)　　Interface and Edge Treatment within the North Silverado Outline Plan**

　　　　　　(a)　　At the outline plan stage provide a linear open space on the multi-residential parcels to allow opportunities for pedestrian connectivity and quality interface. A public access easement agreement shall be required and registered at the subdivision stage.

　　　　　　(b)　　At the outline plan and development permit stage, connect neighbourhoods and parks as part of a comprehensive circulation network for walking and cycling, with enhanced landscaping, including trees and ground cover, to create a beautiful and welcoming environment.

　　　　　　(c)　　At the development permit stage, parcels adjacent to a green space should provide permeable fencing and allow opportunities for pedestrian connectivity.

　　　　　　(d)　　At the development permit stage, when new buildings are at a higher base geodetic elevation than the existing community, mitigate potential overlooking and respect the privacy of adjacent single detached dwellings.

(e)   At the development permit stage, encourage sunlight penetration into open spaces by avoiding extensive overshadowing from multi-residential buildings."

2.   This Bylaw comes into force on the date it is passed.

READ A FIRST TIME ON   _____

READ A SECOND TIME ON   _____

READ A THIRD TIME ON   _____

_____
MAYOR

SIGNED ON   _____

_____
CITY CLERK

SIGNED ON   _____