


Applicant's Submission**Applicant:** Jenkins Architecture**Date of submission:** 2018 April 26

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Calgary

Land Use Redesignation Applicant's Submission

Not Including Secondary Suites

PL 1263 (R2017-09)

This form is to be filled out by the applicant and provided to The City of Calgary at the time of submission. These comments are included in a report which is presented to the Calgary Planning Commission and a Public Hearing of City Council. Your comments **must** be limited to the area designated on this form to ensure it will fit the space requirements of the report. Supplementary information can be provided separately in your application if required.

Our existing Land Use District (LOC2001-0027, DC 41Z2002, Site 5 - Referencing Commercial Districts in Section 33/2P80) falls under the 2P80 Bylaw and therefore was not included in the addition of Cannabis Stores to the allowed uses listed in the current 1P2007 Bylaw. The purpose of this re-designation is to bring our existing site up to date by adding Cannabis Stores to the discretionary uses.

There are no variances required, we are currently zoned for liquor stores and the non-DC parcels around our site have all been updated to include Cannabis Stores. Our proposed location is in the Piazza building, the Heart of Bridgeland and is the ideal location within the Bridges and Bridgeland Community.

There is abundant short term parking along the General Avenue as well as along 1st Avenue and the flanking streets (9th Street NE and 8A Street NE). Additionally there are 13 parking stalls in the underground parkade available for commercial tenants. General Avenue is notable from the viewpoint of being a short term parking area for the many Piazza retailers who require short term parking - notably the Piazza Wine & Spirits Shop, the Tobacco & Cigar Outlet, Charm Drycleaners and Starbucks Coffee.

ISC: Protected