

**Proposed Direct Control Guidelines
(Resident Food Production)**

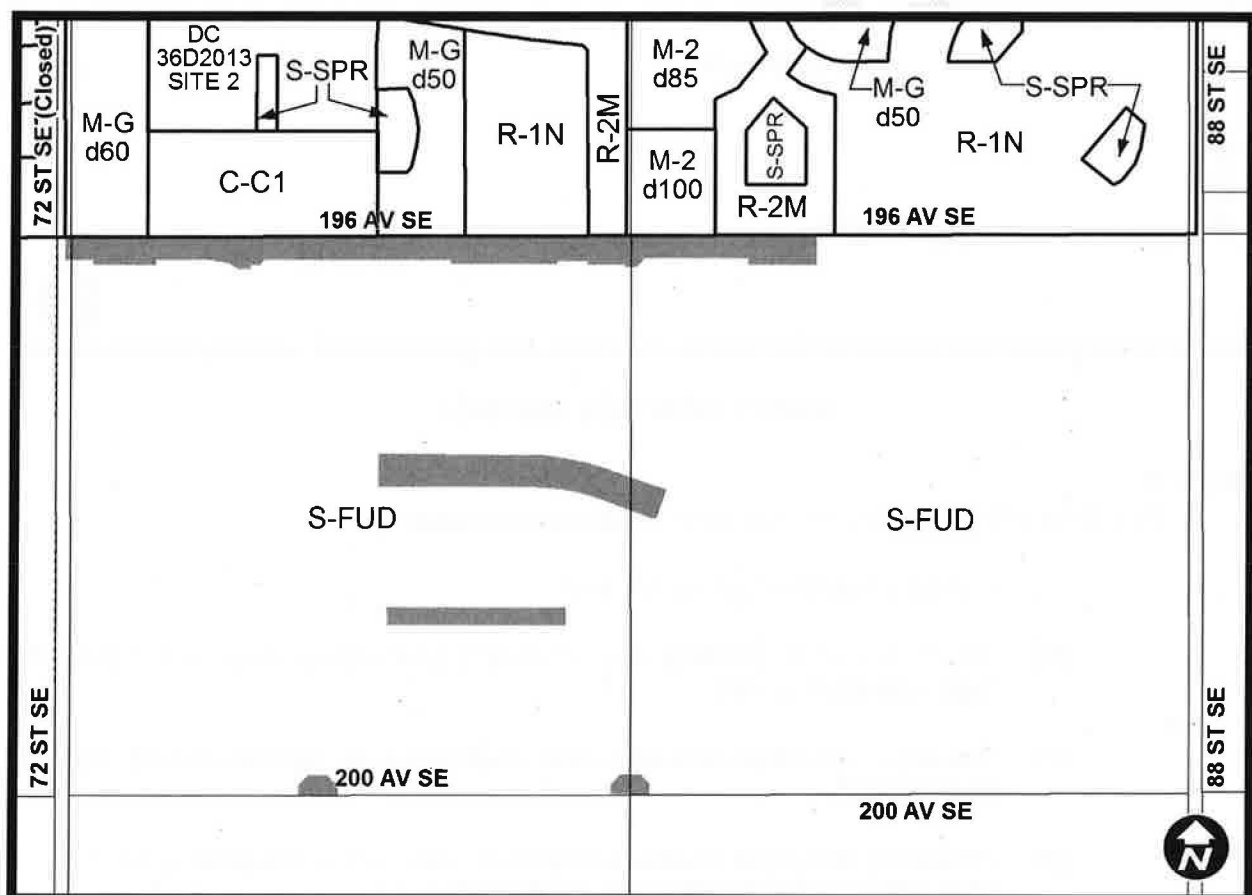
WHEREAS it is desirable to amend the Land Use Bylaw Number 1P2007 to change the land use designation of certain lands within the City of Calgary;

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:

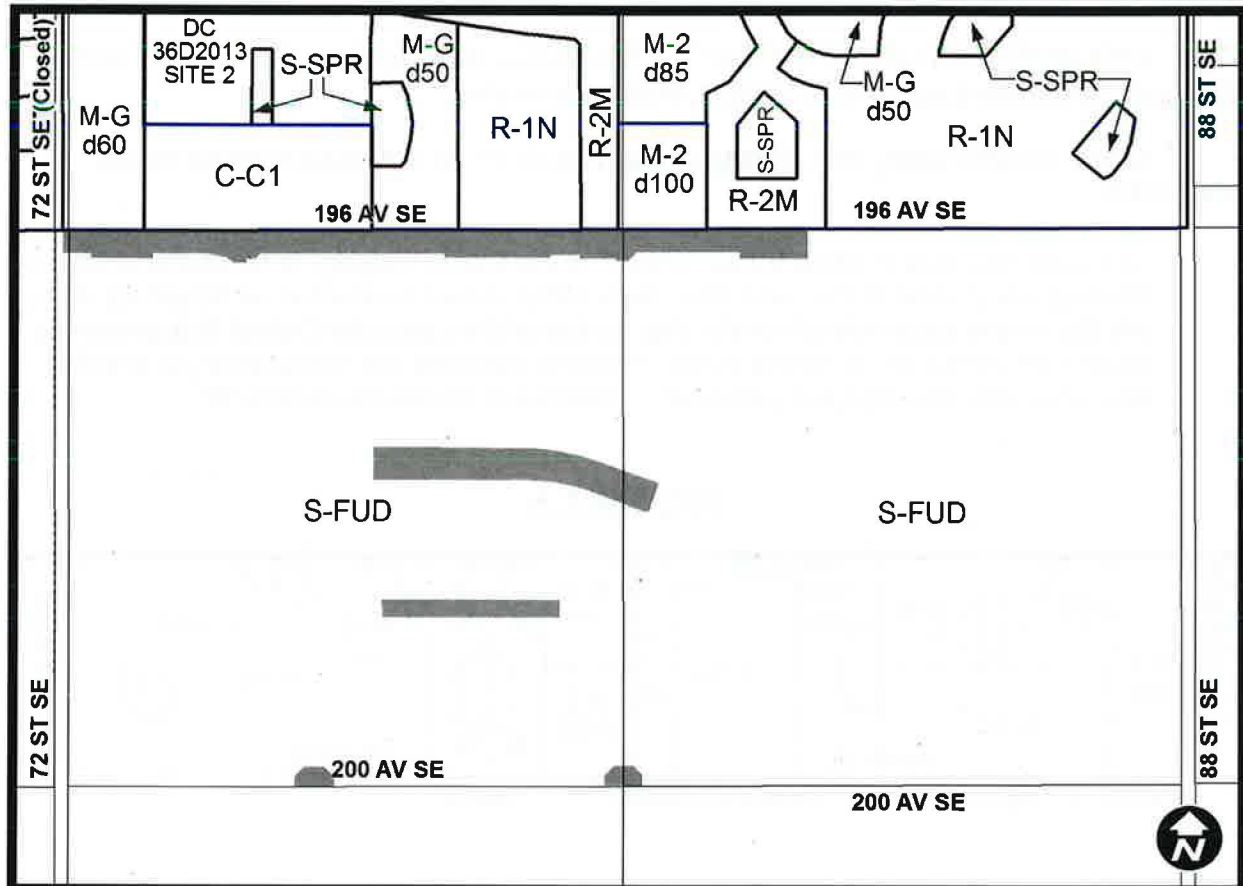
1. The Land Use Bylaw, being Bylaw 1P2007 of the City of Calgary, is hereby amended by deleting that portion of the Land Use District Map shown as shaded on Schedule "A" to this Bylaw and substituting therefor that portion of the Land Use District Map shown as shaded on Schedule "B" to this Bylaw, including any land use designation, or specific land uses and development guidelines contained in the said Schedule "B".

SCHEDULE A



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SCHEDULE B



DIRECT CONTROL DISTRICT

Purpose

- 1 This Direct Control District is intended to be characterized by:
 - (a) primarily food production activities;
 - (b) community-scale growing, manufacturing, processing, storage and shipping of food related products;
 - (c) research, innovation and education related to food, agriculture and the environment;
 - (d) accessory **uses** that provide services and support to the primary food production related functions of the district;
 - (e) a green belt that surrounds the neighbourhood, containing **Community Entrance Features**; and
 - (f) **uses** that do not require **motor vehicle parking stalls**.

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Compliance with Bylaw 1P2007

- 2 Unless otherwise specified, the rules and provisions of Parts 1, 2, 3 and 4 of Bylaw 1P2007 apply to this Direct Control District.

Reference to Bylaw 1P2007

- 3 Within this Direct Control District, a reference to a section of Bylaw 1P2007 is deemed to be a reference to the section as amended from time to time.

General Definitions

- 4 In this Direct Control District:

- (a) "**public art installation**" means art of any kind that is permanently suspended, attached to the ground or other surface, or otherwise integrated into a **development**. It is privately owned and maintained by the land owner and must be an original piece of art in any style, expression, genre or media.

Defined Uses

- 5 In this Direct Control District:

- (a) "**Resident Food Production**" means a **use**:
- (i) where land is used both inside and outside of a **building** for the purpose of producing, processing, packaging, shipping and the sale of food related products;
 - (ii) that may include hothouses, hot boxes, containers/modular forms, garden boxes, raised garden beds, greenhouses, gazebos, **public art installations**, washrooms, and compost bins;
 - (iii) that may include hydroponics, aquaponics, aquaculture and vertical growing;
 - (iv) that may have small sheds for maintenance equipment and materials; and
 - (v) that may include outdoor storage of materials associated with the **use**, including composting.

Permitted Uses

- 6 The following **uses** are **permitted uses** in this Direct Control District:

- (a) **Market – Minor;**
- (b) **Natural Area;**
- (c) **Park;**
- (d) **Park Maintenance Facility – Small; and**
- (e) **Power Generation Facility – Small;**

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Discretionary Uses

7 The following *uses* are **discretionary uses** in this Direct Control District:

- (a) **Market;**
- (b) **Outdoor Café;**
- (c) **Resident Food Production;**
- (d) **Restaurant: Food Service Only;**
- (e) **Restaurant: Food Service Only – Small;**
- (f) **Restaurant: Licensed – Small;**
- (g) **Restaurant: Neighbourhood;**
- (h) **Social Organization;**
- (i) **Special Function – Class 2; and**
- (j) **Take Out Food Service.**

Building Height

8 The maximum **building height** is 10.0 metres.

Landscaped Area Rules

- 9 (1) Except as provided in subsection (2), there is no landscaping requirement in this Direct Control District.
- (2) All **soft surfaced landscaped areas** must be irrigated by an underground irrigation system, unless a **low water irrigation system** is provided.

Motor Vehicles Parking Stall Requirements

- 10 (1) There is no requirement for **motor vehicle parking stalls** for **Resident Food Production** or **Market**.
- (2) For all other *uses*, the requirement for **motor vehicle parking stalls** is in accordance with Part 4 of Bylaw 1P2007.

Bicycle Parking Stall Requirement for Resident Food Production

- 11 (1) For **Resident Food Production**, the minimum number of **bicycle parking stalls – class 2** is 1 stall per 400 square metres of developable land.
- (2) There is no requirement for **bicycle parking stalls – class 1**.

Resident Food Production Rules

- 12 (1) The rules in Section 12 apply only to **Resident Food Production**.
- (2) An application for **Resident Food Production** that involves hydroponics, aquaponics, aquaculture or similar operations must provide a letter, signed by qualified professional, indicating that odour will not be detectable outside of the parcel.