

Calgary



# Ricardo Ranch



SPC on Planning and Urban Development  
Ricardo Ranch Area Structure Plan  
PUD2019-0692

2019 JULY 03

## PROPOSED Area Structure Plan

## Revised Attachment 1 – Proposed Ricardo Ranch Area Structure Plan

Attachment 1, Page 37, Section 4.2 Indigenous Elements, policies 2(a) and 2(e):

- **replace the word “Treaty 7” to “traditional”**

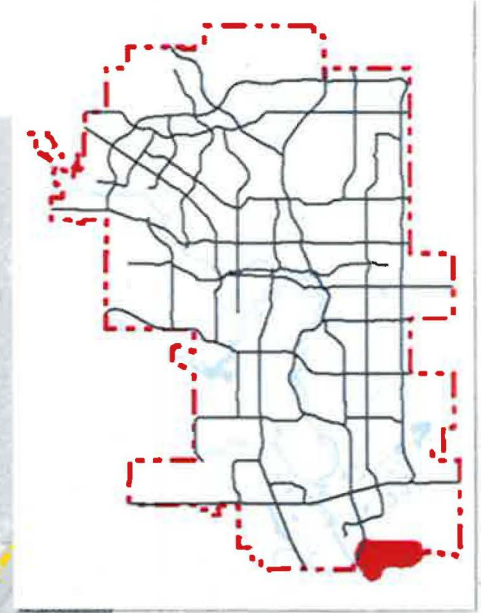
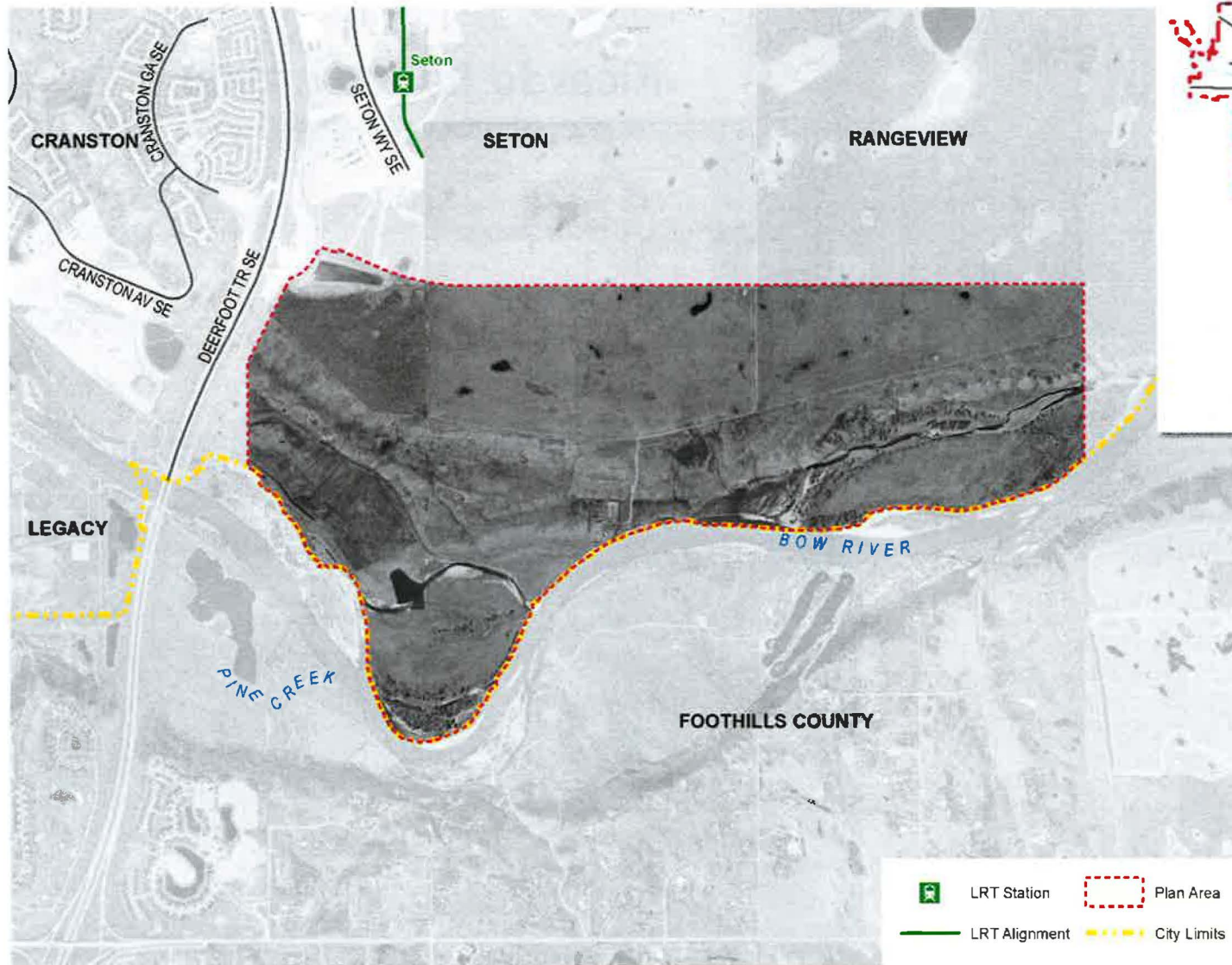
## Revised Attachment 3 – Calgary Planning Commission Comments and Administration Follow-Up

Attachment 3, Page 1, Scenic Escarpment Streets, Administration’s Edits, replace entire section with the following text:

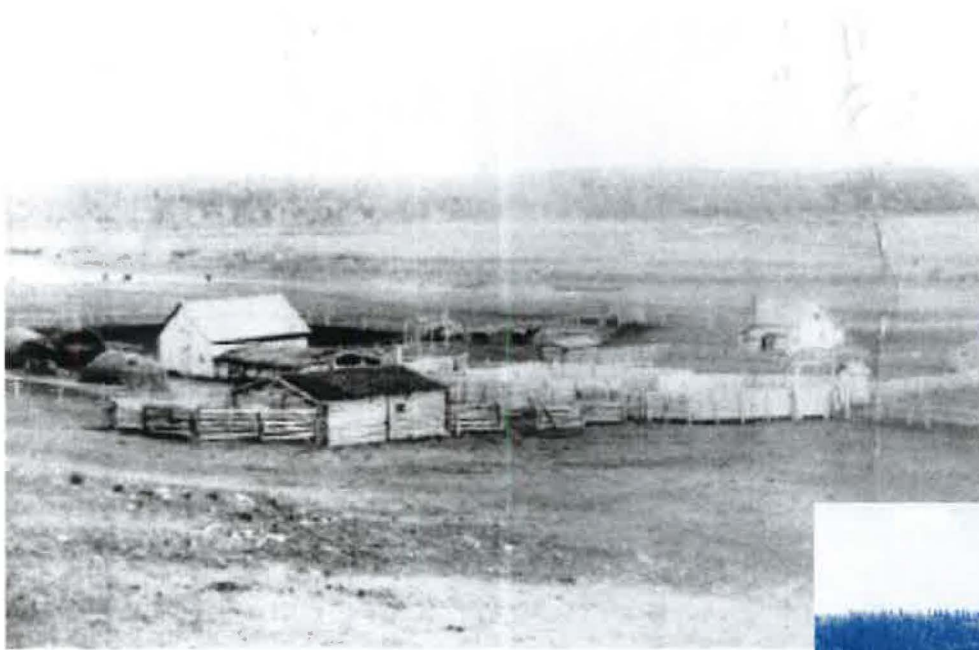
- **Section 4.2 Escarpment Green Corridor & 5.7 Scenic Escarpment Street – Policies relating to the provision of single loaded roads were revised initially from a minimum 70%, 50%, 40% to 35% then to a target of 35% (combination of single loaded roads, public entry points, retail frontages, public parks).**
- **Additional policy was added indicating that each Outline Plan/Land Use Amendment application includes a table and supporting rationale indicating how the intent of this section and the target (35%) may or may not be achieved.**
- **Section 4.2 revised to Section 4.3, and Section 5.7 removed and policies removed/consolidated under Section 4.3.**



# PLAN LOCATION



# RICARDO RANCH HISTORY



**Ricardo Ranch c 1900**

Source: Glenbow Archives



**Existing Homestead**  
(May 2019)



# DRONE VIDEO





## ENGAGEMENT & EXPLORATION

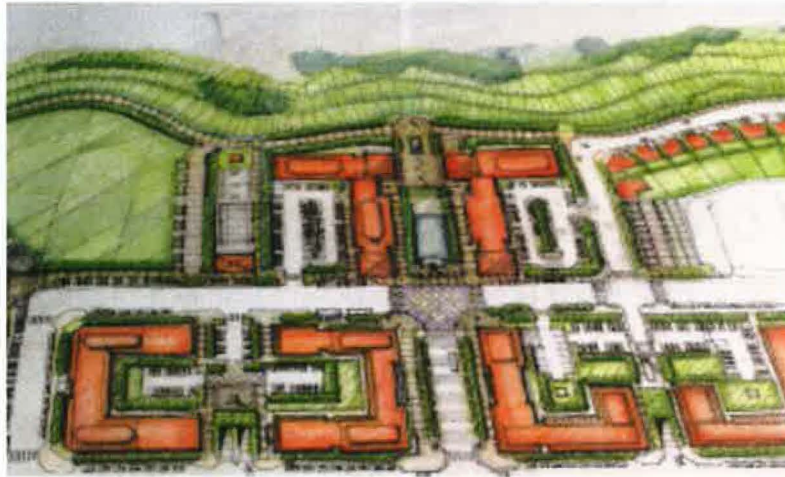
- Technical Advisory Committee (TAC)
- Landowner and external consultant meetings
- Provincial Government
- Foothills County
- Public Open House
- Online Web Engagement
- Calgary Planning Commission
- Site visits
- Indigenous Engagement with Elders



*Ricardo Ranch is a one-of-a-kind community...at the southern gateway into the City... provides the best of all worlds; access and connectivity to urban conveniences...breathtaking diversity and beauty of a true Alberta landscape...is a true reflection of old and new Calgary, embracing its Indigenous and ranching roots...innovative and sustainable design, diverse housing options, and a dynamic four-season open space network.*

# CORE IDEAS

### Vibrant mixed-use village core



### Sustainable mobility



### Design with nature



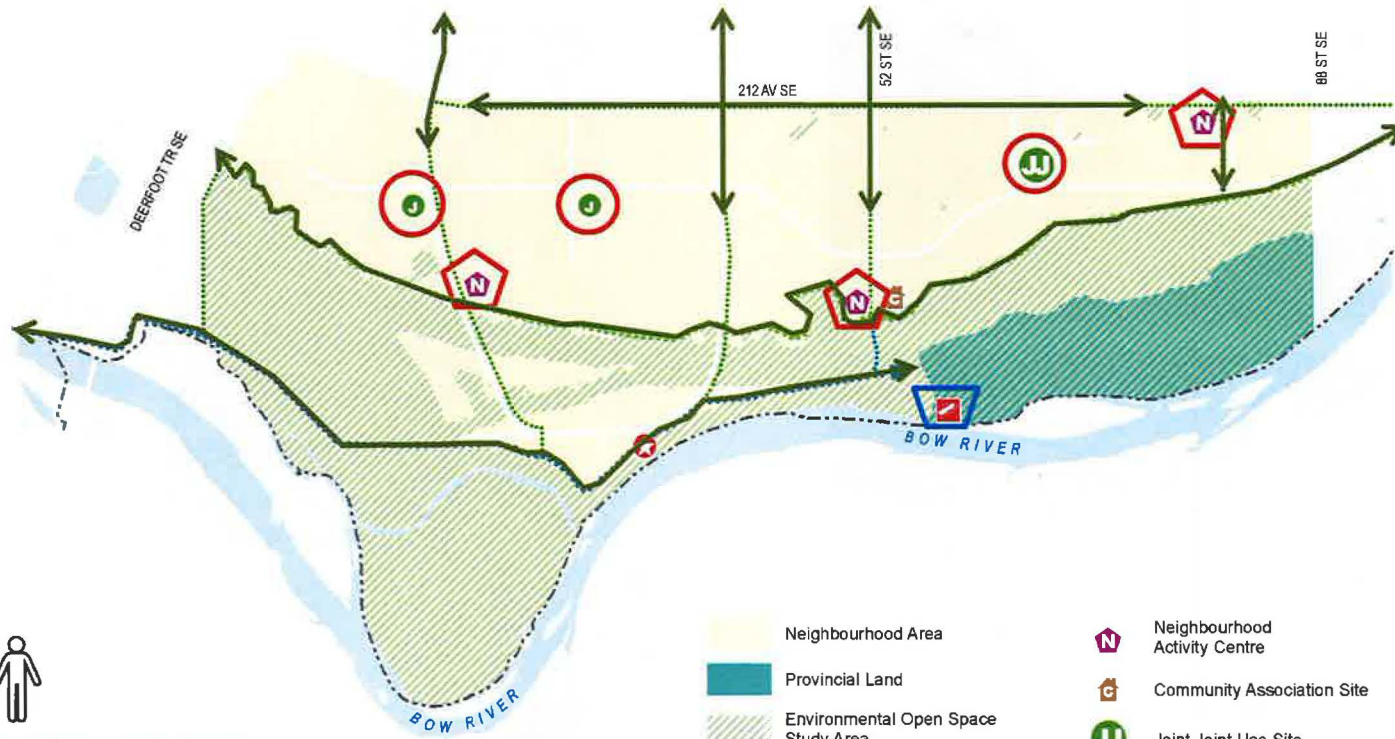
### Healthy outdoor lifestyle







# LAND USE CONCEPT



**635**  
Hectares



**16,000 - 20,000**  
People



**1,300**  
Jobs



**6,500**  
Units (single and multi-residential)\*

- Neighbourhood Area
- Provincial Land
- Environmental Open Space Study Area
- Green Corridor
- Escarpment Green Corridor
- Regional Pathway
- Escarpment Pedestrian Connection
- Neighbourhood Activity Centre
- Community Association Site
- Joint Joint Use Site
- Joint Use Site
- Homestead
- Bow River Access Site/ Day Use Area
- City Limits

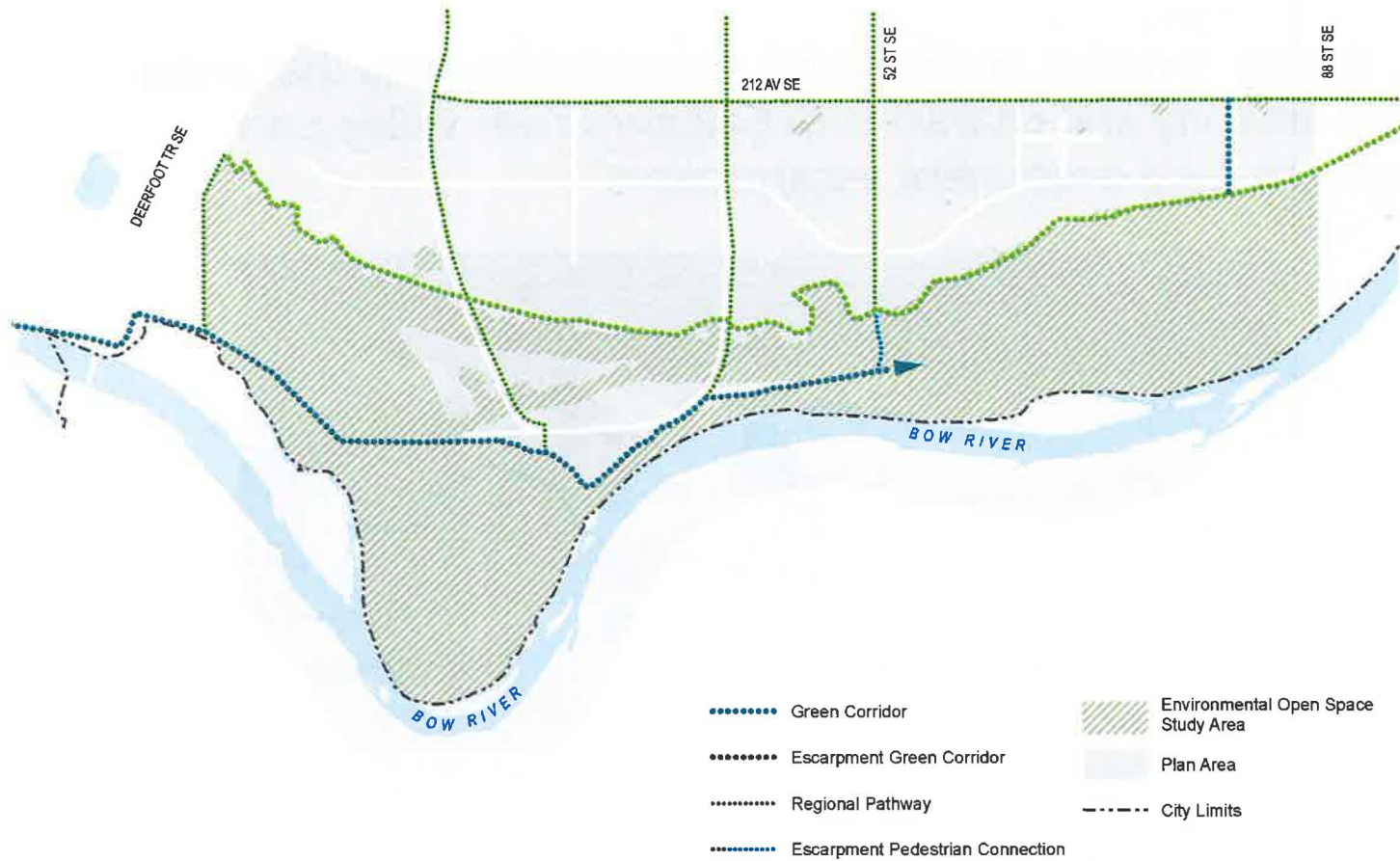


## NAC 2/3 (VILLAGE CORE)





# OPEN SPACE NETWORK



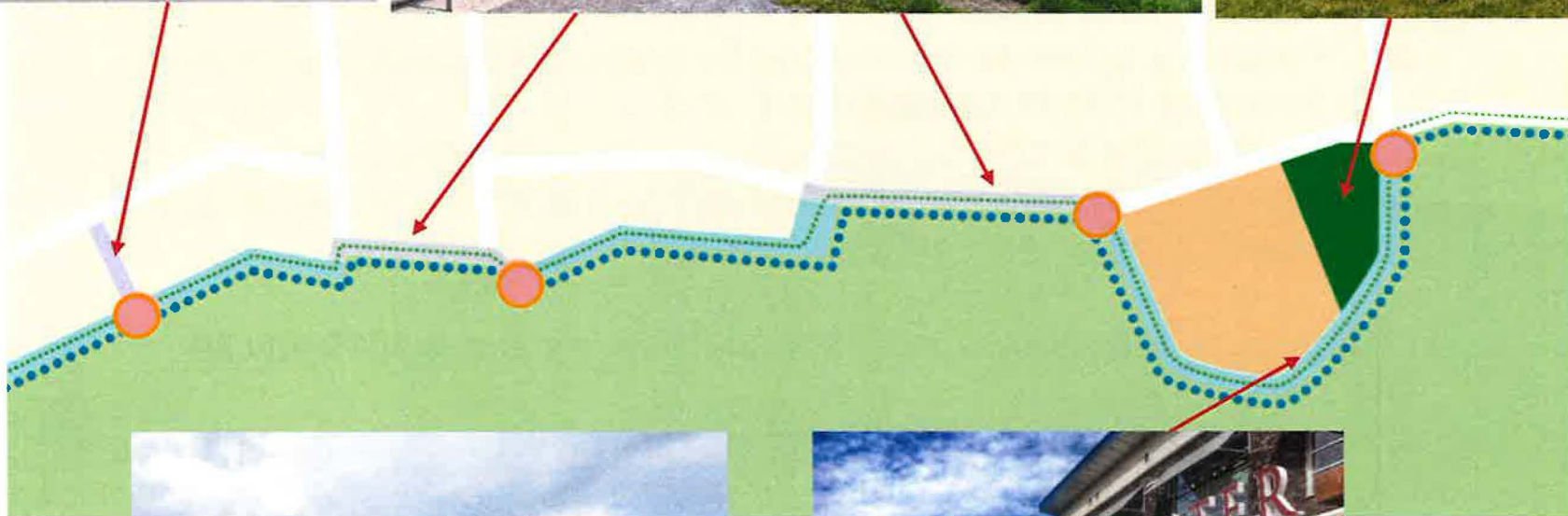
## 2.3. Creating great communities

2.3.4 (d): “protect and improve scenic landscapes that enhance the amenity and character of Calgary’s river valley park system...and prominent escarpments”





# ESCARPMENT GREEN CORRIDOR



**ADMINISTRATION RECOMMENDATION:**

That the Standing Policy Committee on Planning and Urban Development:

1. Direct Administration to:
  - a. Prepare a bylaw as outlined in the proposed Ricardo Ranch Area Structure Plan in Attachment 1; and
  - b. Forward the proposed bylaw, to accommodate the required advertising, and this report, directly to the 2019 July 29 Combined Meeting of Council.
  
2. Recommend that Council hold a Public Hearing at the 2019 July 29 Combined Meeting of Council; and
  - a. Give FIRST READING to the proposed bylaw, the proposed Ricardo Ranch Area Structure Plan;
  - b. WITHHOLD second and third readings of the proposed bylaw until Ricardo Ranch Area Structure Plan has been approved by the Calgary Metropolitan Region Growth Board; and
  - c. Direct Administration to submit the proposed Ricardo Ranch Area Structure Plan to the Calgary Metropolitan Region Growth Board for review.