

**BYLAW NO. 31Z2008**

**BEING A BYLAW OF THE CITY OF CALGARY TO AMEND  
THE CITY OF CALGARY LAND USE BYLAW 2P80  
AND THE LAND USE BYLAW 1P2007  
(Land Use Amendment LOC2007-0110)**

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**WHEREAS** it is desirable to amend The City of Calgary Land Use Bylaw Number 2P80 and the Land Use Bylaw 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;

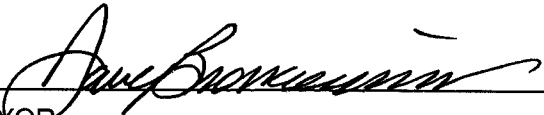
**NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:**

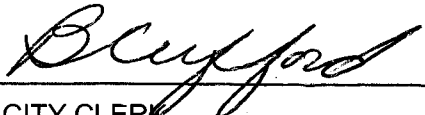
1. The City of Calgary Land Use Bylaw, being Bylaw 2P80 of the City of Calgary, is hereby amended by deleting that portion of the Land Use Map shown as shaded on Schedule "A" to this Bylaw and substituting therefor that portion of the Land Use Map shown as shaded on Schedule "B" to this Bylaw, including any Land Use Designation, or specific Land Uses and Development Guidelines contained in the said Schedule "B".
2. 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 "C" to this Bylaw and substituting therefor that portion of the Land Use District Map shown as shaded on Schedule "D" of this Bylaw.
3. Paragraph 1 of this Bylaw comes into force on the date it is passed, and paragraph 2 of this Bylaw comes into force on June 1, 2008.

READ A FIRST TIME THIS 12<sup>TH</sup> DAY OF MAY, 2008.

READ A SECOND TIME THIS 12<sup>TH</sup> DAY OF MAY, 2008.

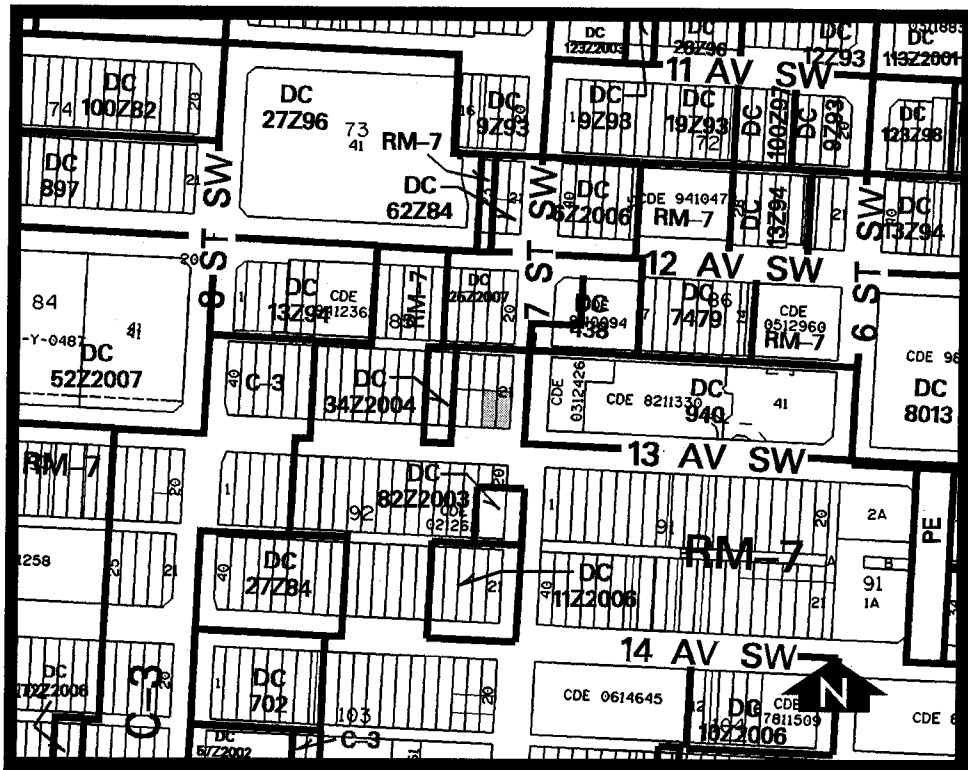
READ A THIRD TIME THIS 12<sup>TH</sup> DAY OF MAY, 2008.

  
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MAYOR  
SIGNED THIS 12<sup>TH</sup> DAY OF MAY, 2008.

  
\_\_\_\_\_  
ACTING CITY CLERK  
SIGNED THIS 12<sup>TH</sup> DAY OF MAY, 2008.

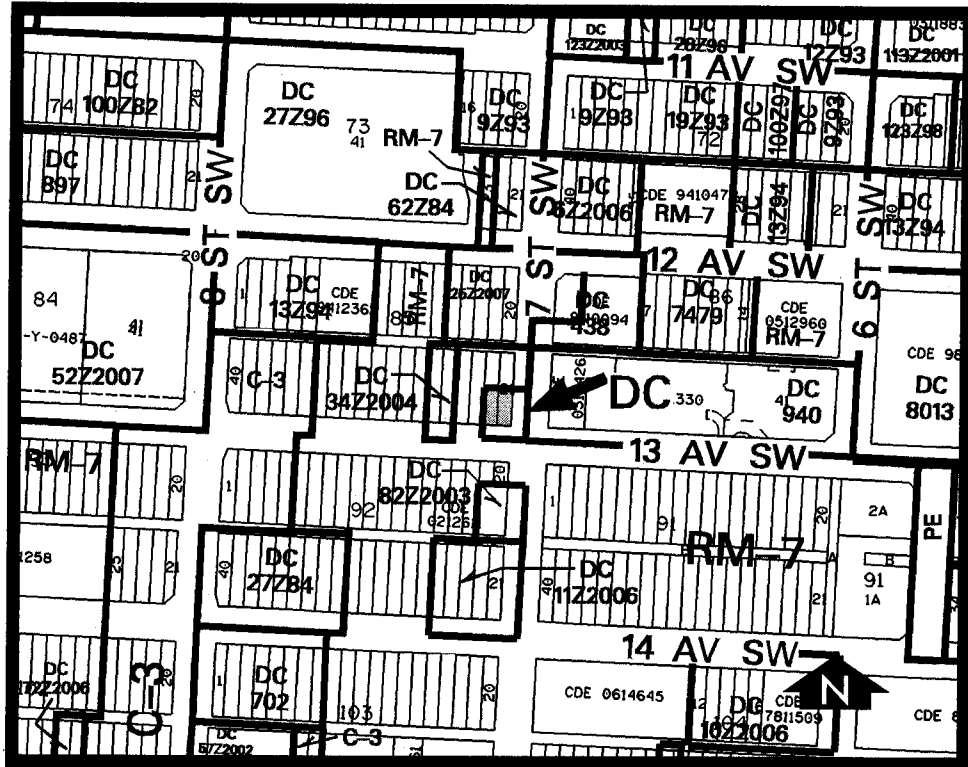
# Amendment LOC2007-0110 Bylaw 31Z2008

## SCHEDULE A



# Amendment LOC2007-0110 Bylaw 31Z2008

## SCHEDULE B



### DC DIRECT CONTROL DISTRICT

1. Land Use

The Permitted and Discretionary uses of the RM-7 Residential High Density Multi-Dwelling District of the Bylaw 2P80 shall be the Permitted and Discretionary Uses respectively with the additional Discretionary Use of offices within the building existing on the site as of the date of passage of this Bylaw.

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of Bylaw 2P80 and the Permitted and Discretionary Use Rules of the RM-7 Residential High Density Multi-Dwelling District shall apply unless otherwise noted below:

**Amendment LOC2007-0110  
Bylaw 31Z2008**

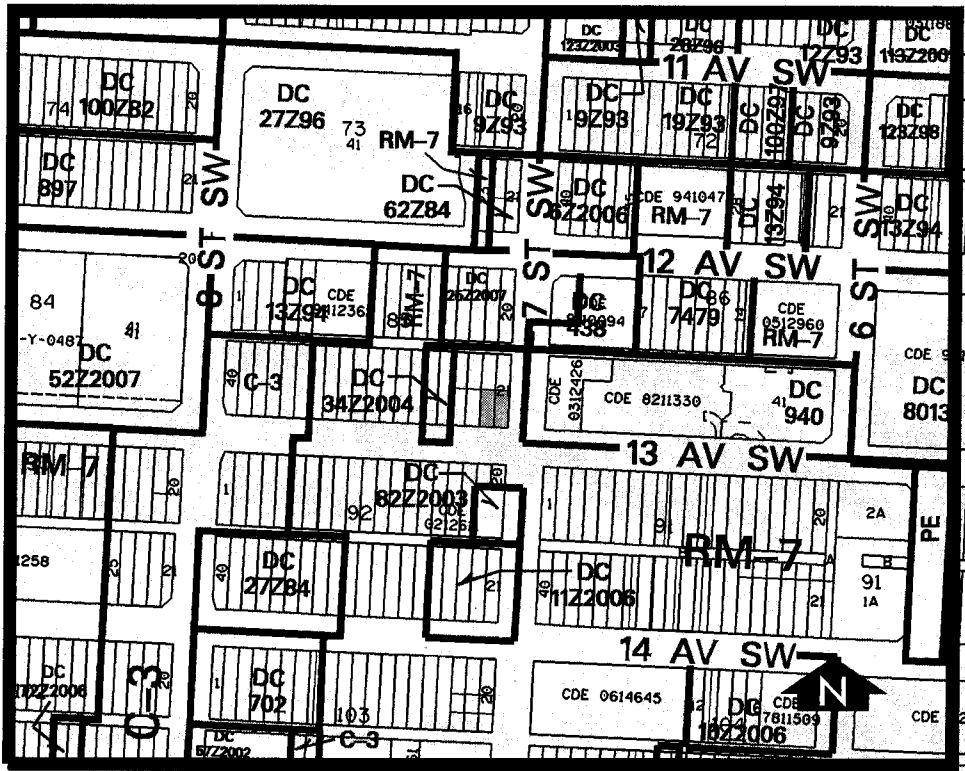
**SCHEDULE B**

CONTINUED

- (a) Signage
  - (i) A maximum of one freestanding sign on site, with a maximum sign area of 1 square metre; and
  - (ii) Signage must be compatible with the existing structure, to the satisfaction of the Approving Authority.

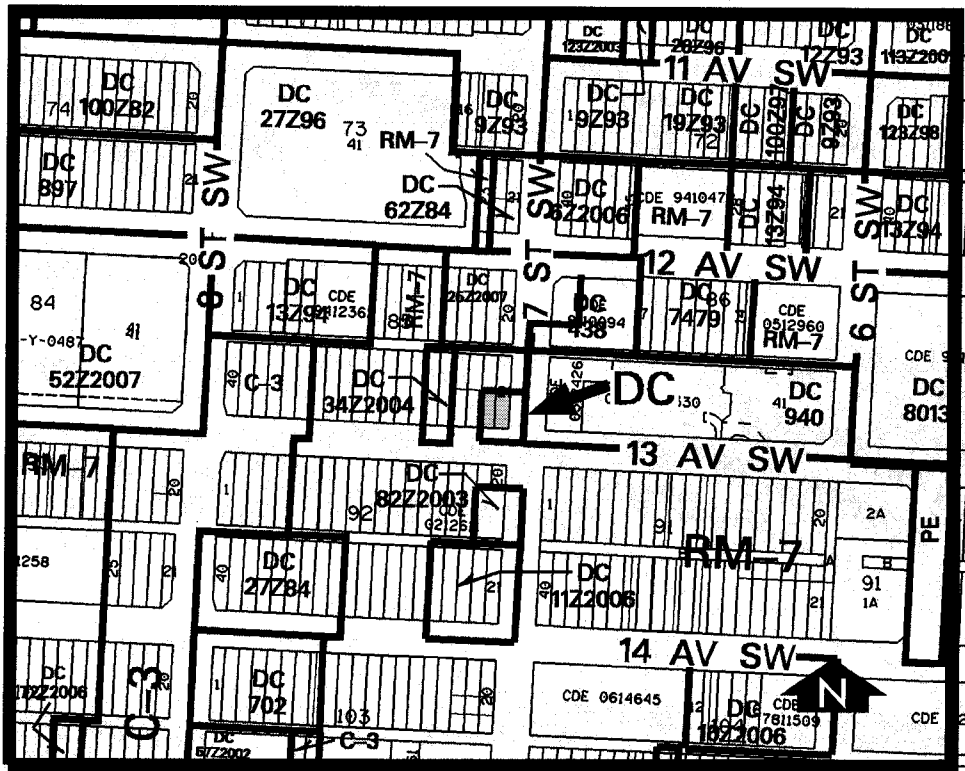
# Amendment LOC2007-0110 Bylaw 31Z2008

## SCHEDULE C



# Amendment LOC2007-0110 Bylaw 31Z2008

## SCHEDULE D



### DC DIRECT CONTROL DISTRICT

1. Land Use

The Permitted and Discretionary uses of the RM-7 Residential High Density Multi-Dwelling District of the Bylaw 2P80 shall be the Permitted and Discretionary Uses respectively with the additional Discretionary Use of offices within the building existing on the site as of the date of passage of this Bylaw.

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of Bylaw 2P80 and the Permitted and Discretionary Use Rules of the RM-7 Residential High Density Multi-Dwelling District shall apply unless otherwise noted below:

# **Amendment LOC2007-0110 Bylaw 31Z2008**

## **SCHEDULE D**

CONTINUED

- (a) Signage
  - (i) A maximum of one freestanding sign on site, with a maximum sign area of 1 square metre; and
  - (ii) Signage must be compatible with the existing structure, to the satisfaction of the Approving Authority.

# **BYLAW NO. 31Z2008**

**ADVERTISED IN: Calgary Sun on Thursday April 24, 2008**

**1 BELTLINE  
BYLAW 31Z2008**

To redesignate the land located at 802 - 13 Avenue SW (Plan A1, Block 85, Lots 21 and 22) from RM-7 Residential High Density Multi-Dwelling District to DC Direct Control District to accommodate the additional use of office within the existing building on the site. (Bylaw 2P80)

To redesignate the land located at 802 - 13 Avenue SW (Plan A1, Block 85, Lots 21 and 22) from RM-7 Residential High Density Multi-Dwelling District to DC Direct Control District to accommodate the additional use of office within the existing building on the site. (Bylaw 1P2007)



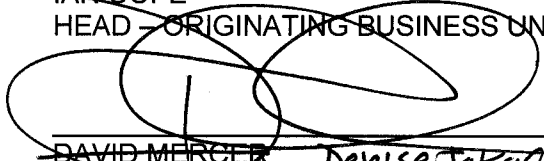
TO: CITY CLERK  
FROM: DEVELOPMENT AND BUILDING APPROVALS  
RE: LUB/31Z2008

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APPROVED AS TO CONTENT

  
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IAN COPE  
HEAD - ORIGINATING BUSINESS UNIT

APPROVED AS TO FORM

  
\_\_\_\_\_  
~~DAVID MERCER~~ Denise Jafar  
CITY SOLICITOR

BUDGET PROGRAM NO.  
(if applicable)

\_\_\_\_\_

DATE OF COUNCIL INSTRUCTION  
(if applicable)

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