

BYLAW NUMBER 113D2010

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE LAND USE BYLAW 1P2007
(LAND USE AMENDMENT LOC2010-0014)**

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;

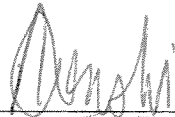
NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

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

READ A FIRST TIME THIS 6TH DAY OF DECEMBER, 2010.

READ A SECOND TIME THIS 6TH DAY OF DECEMBER, 2010.

READ A THIRD TIME THIS 6TH DAY OF DECEMBER, 2010.



MAYOR

SIGNED THIS 6TH DAY OF DECEMBER, 2010.

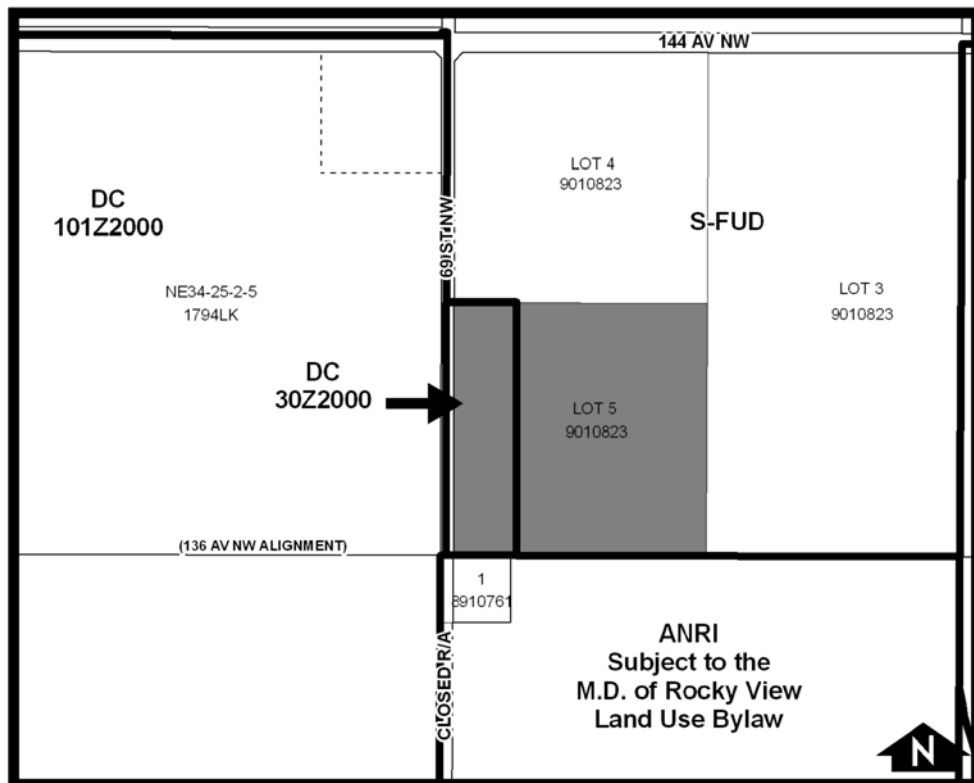


ACTING CITY CLERK

SIGNED THIS 6TH DAY OF DECEMBER, 2010.

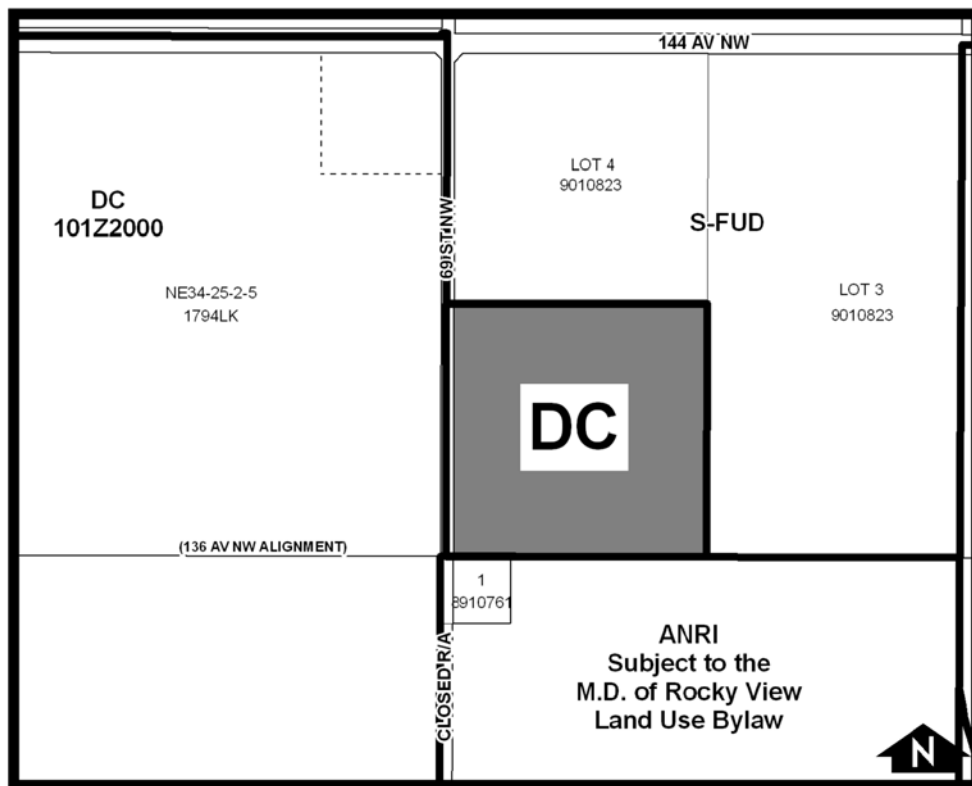
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SCHEDULE A



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SCHEDULE B



DC DIRECT CONTROL DISTRICT

Purpose

- 1 This Direct Control District is intended to provide for:
- (a) aggregate extraction from the subject *parcel(s)*;
 - (b) limited processing of aggregate found on the subject *parcel(s)* only; and,
 - (c) extraction and processing on a temporary basis in advance of future urban *development*.

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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.

Defined Uses

- 4** In this Direct Control District, "**Aggregate and Concrete Plant**"

- (a) means a **use**:
 - (i) where rock, gravel, sand and other earth material extracted from the subject **parcel(s)** are sorted and stockpiled;
 - (ii) where rock extracted from the subject **parcel(s)** may be crushed;
 - (iii) where cement may be mixed;
 - (iv) where part of the process associated with the **use** may be located outside of a **building**;
 - (v) where there may be conveyor belts, cranes, piping, silos, or any other machinery necessary for the processing of the **use**;
 - (vi) that may accommodate the packaging or shipping of the products made as part of the **use**;
 - (vii) that may have a **building** for administrative functions associated with the **use**;
 - (viii) that does not include an asphalt plant; and
 - (ix) that must only be approved in conjunction with an approved **Pits and Quarries use**;
- (b) is considered a **use** in Schedule A of Bylaw 1P2007;
- (c) requires a minimum number of **motor vehicle parking stalls** that is the greater of:
 - (i) 1.0 stalls per 100.0 square metres of **gross usable floor area** for the first 2000.0 square metres, and then 1.0 stalls for each subsequent 500.0 square metres; or
 - (ii) 1.0 stalls per three (3) employees based on the maximum number of employees at the **use** at any given time;
- (d) does not require **bicycle parking stalls – class 1**; and
- (e) requires a minimum of 1.0 **bicycle parking stalls – class 2** per 2000.0 square metres of **gross usable floor area**.

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Permitted Uses

5 The ***permitted uses*** of the Industrial – Heavy (I-H) District of Bylaw 1P2007 are the ***permitted uses*** in this Direct Control District with the addition of:

- (a) **Extensive Agriculture.**

Discretionary Uses

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

- (a) **Aggregate and Concrete Plant;** and
- (b) **Pits and Quarries.**

Bylaw 1P2007 District Rules

7 Unless otherwise specified, the rules of the Industrial – Heavy (I-H) District of Bylaw 1P2007 apply in this Direct Control District.

8 A ***development permit*** issued for the **Aggregate and Concrete Plant** or **Pits and Quarries** ***use*** may be approved up to a maximum period of 5 years.

9 A ***development permit*** application for **Aggregate and Concrete Plant** or **Pits and Quarries** ***uses*** must contain the following additional information:

- (a) an extraction plan containing a phasing plan and a geotechnical, hydrological and an environmental study;
- (b) an operational plan containing a statement addressing the time frame and duration of the operation, and a noise, dust and traffic analysis; and,
- (c) a reclamation plan containing a final grading plan and related phasing, material storage, compaction and revegetation information.