

BYLAW NO. 117Z2005

**BEING A BYLAW OF THE CITY OF CALGARY TO AMEND
THE CITY OF CALGARY LAND USE BYLAW 2P80
(Land Use Amendment # LOC2005-0074)**

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

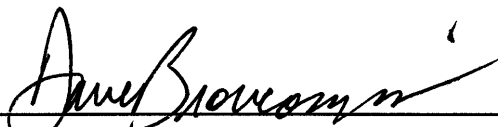
NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

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

READ A FIRST TIME THIS 5th DAY OF DECEMBER, 2005.

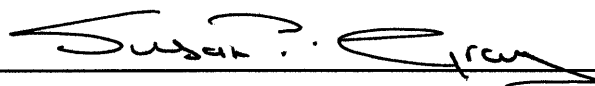
READ A SECOND TIME, AS AMENDED, THIS 5th DAY OF DECEMBER, 2005.

READ A THIRD TIME, AS AMENDED, THIS 5th DAY OF DECEMBER, 2005.



MAYOR

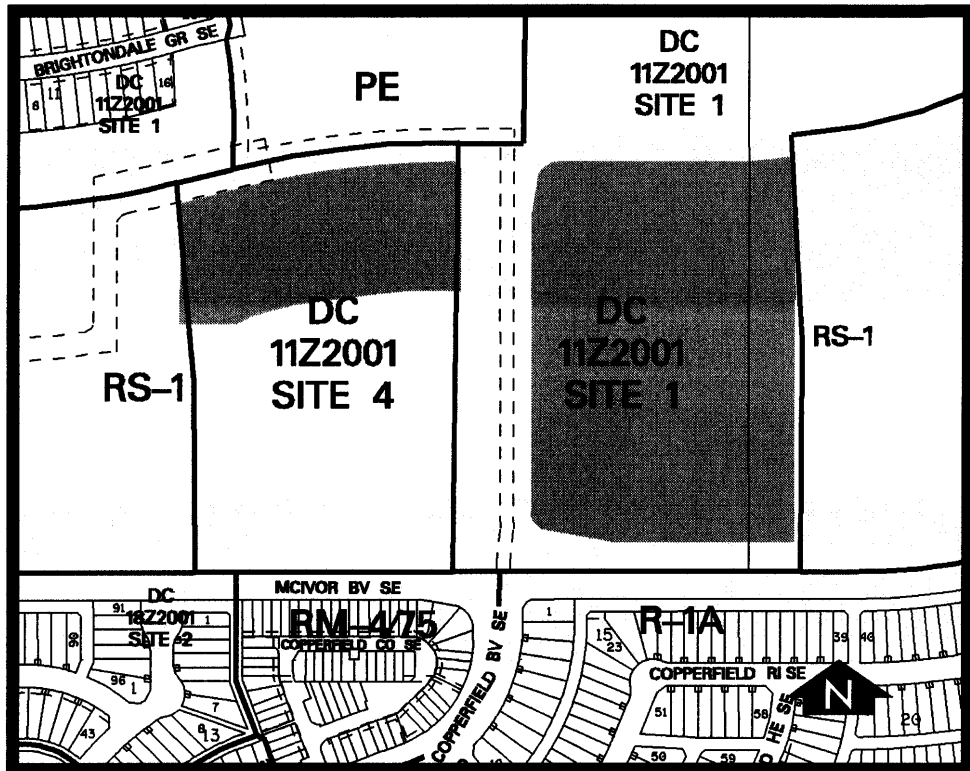
DATED THIS 15th DAY OF DECEMBER, 2005.



ACTING CITY CLERK

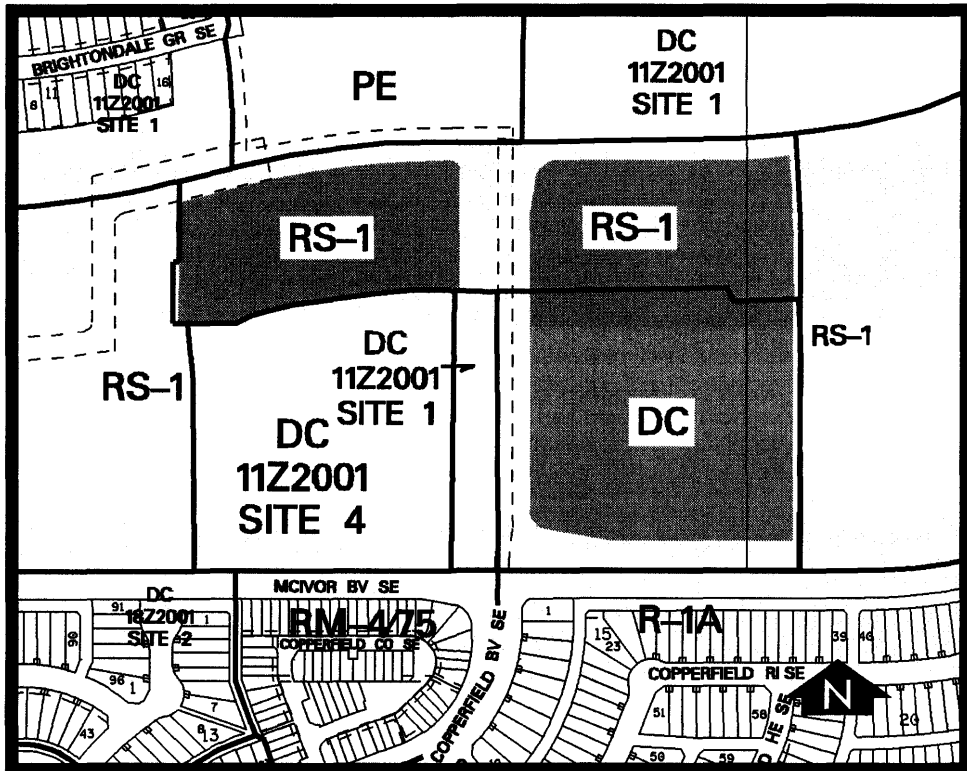
**Amendment # LOC2005-0074
Bylaw # 117Z2005**

SCHEDULE A



Amendment # LOC2005-0074 Bylaw # 117Z2005

SCHEDULE B



DC DIRECT CONTROL DISTRICT

1. Land Use

The Permitted and Discretionary Uses of the RM-4/75 Residential Medium Density Dwelling District of Bylaw 2P80 shall be the Permitted and Discretionary Uses respectively.

Amendment # LOC2005-0074 Bylaw # 117Z2005

SCHEDULE B

CONTINUED

2. Development Guidelines

The General Rules for Residential Districts contained in Section 20 of Bylaw 2P80 shall apply to all uses and the Permitted Use Rules of the RM-4/75 Residential Medium Density Multi-Dwelling District shall apply to Permitted Uses, and the Discretionary Use Rules of the RM-4/75 Residential Medium Density Multi-Dwelling District shall apply to Discretionary Uses, unless otherwise noted below:

(a) Building Height

A maximum of three (3) storeys, not exceeding 10 metres at any eaveline.

(b) Notwithstanding Section 29(5)(c) of Bylaw 2P80, the maximum residential density for townhouse development shall be 65 units per hectare (26 units per acre).

(c) Comprehensive recycling facilities will be provided for the multi-family sites, to the satisfaction of the development authority at the development permit stage.

BYLAW NO. 11722005

ADVERTISED IN The Calgary Sun ON Nov. 10.05

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BYLAW 11722005
NEW BRIGHTON

To redesignate the land located on a portion of 5821 & 6821 - 146 Avenue SE (portion of NW ¼ Section 34-22-29-4 and portion of NE ¼ Section 34-22-29-4) from DC Direct Control District to RS-1 Residential Small Lot Single-Detached District and DC Direct Control District to accommodate medium density multi-dwelling development.

TO: CITY CLERK
FROM: DEVELOPMENT AND BUILDING APPROVALS
RE: LUB/117Z2005


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APPROVED AS TO CONTENT



HEAD - ORIGINATING BUSINESS UNIT

APPROVED AS TO FORM



CITY SOLICITOR

Nov. 9/05

BUDGET PROGRAM NO.
(if applicable)

DATE OF COUNCIL INSTRUCTION
(if applicable)
