

BYLAW NO. 44Z2006

**BEING A BYLAW OF THE CITY OF CALGARY TO AMEND
THE CITY OF CALGARY LAND USE BYLAW 2P80
(Land Use Amendment LOC2005-0050)**

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 15th DAY OF MAY, 2006.

READ A SECOND TIME, AS AMENDED, THIS 15th DAY OF MAY, 2006.

READ A THIRD TIME, AS AMENDED, THIS 15th DAY OF MAY, 2006.



MAYOR

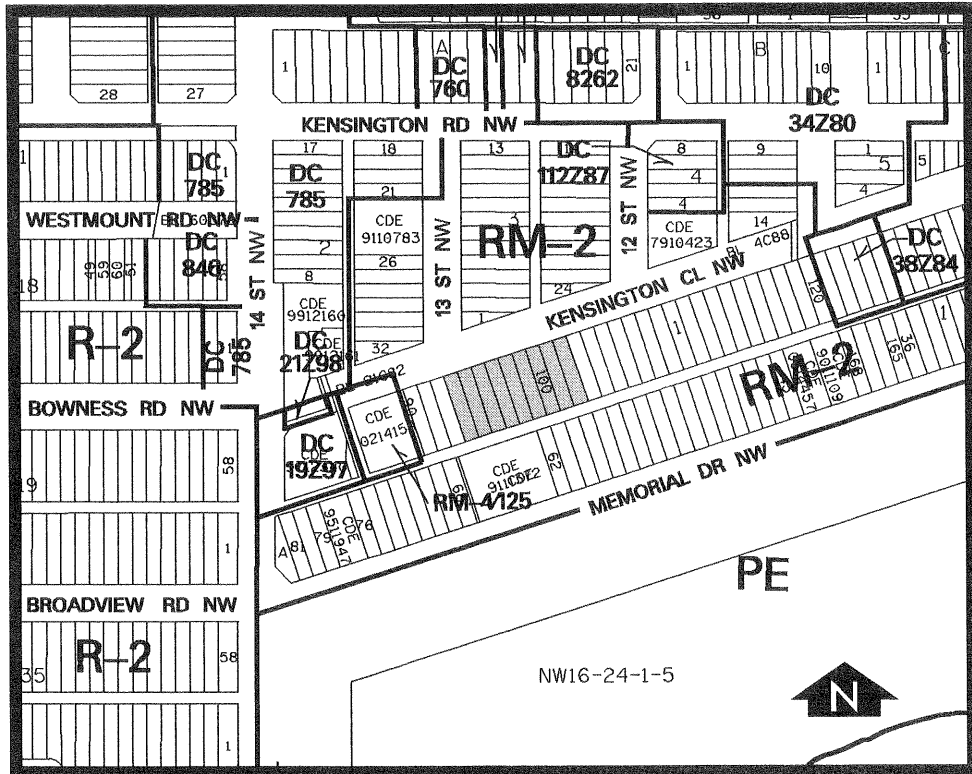
DATED THIS 20th DAY OF JUNE, 2006



ACTING CITY CLERK

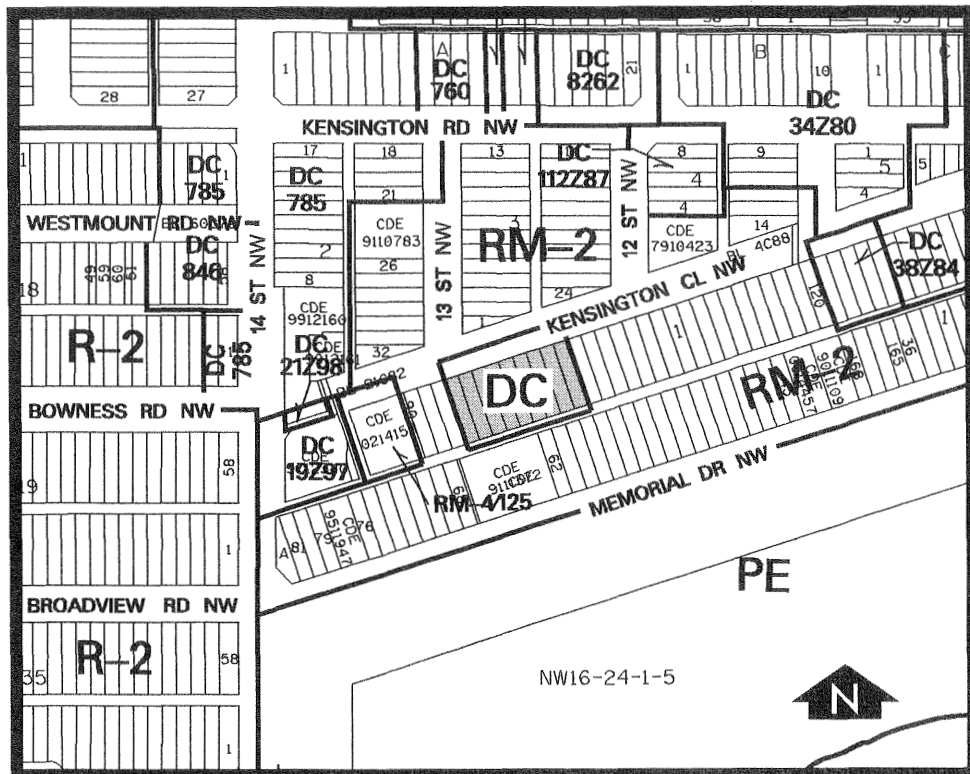
Amendment LOC2005-0050 Bylaw 44Z2006

SCHEDULE A



Amendment LOC2005-0050 Bylaw 44Z2006

SCHEDULE B



DC DIRECT CONTROL DISTRICT

1. Land Use

The Permitted and Discretionary Uses of the RM-5 Residential Medium Density Multi-Dwelling District of Bylaw 2P80 shall be the Permitted and Discretionary Uses respectively, except for apartment buildings which shall be a permitted use.

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-5 Residential Medium Density Multi-Dwelling District shall apply to Permitted Uses and the Discretionary Use Rules of the RM-5 Residential Medium Density Multi-Dwelling District shall apply to Discretionary Uses, unless otherwise noted below:

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SCHEDULE B

CONTINUED

- (a) Approval of this application does not constitute approval of a development permit. Comprehensive plans shall be submitted to the Development Authority as part of a development permit application. In considering such an application, the Development Authority shall ensure that the building and site layout substantially conform with the plans and renderings available to City Council in its consideration of this Bylaw.

3. Parking

To contain a minimum of 1.0 parking stall per dwelling unit.

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ADVERTISED IN The Calgary Herald ON 2006/04/20

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HILLHURST

To redesignate the land located at 1313, 1315, 1317, 1319, 1321, 1323, 1325, 1327 & 1329 Kensington Close NW (Plan 4163P, Block 1, Lots 94 to 102) from RM-2 Residential Low Density Multi-Dwelling District to DC Direct Control District to accommodate a four storey medium density multi-dwelling development.