

Beltline Community Association
Ward 8 office Board Report
 September 1, 2026

General Updates and Info	
Central Memorial Fountain update (07/13)	“Work on the sidewalk bubblers in Central Memorial Park has been in progress for the past weeks. The following summaries steps being taken: • There were some major repairs that needed to be made. Most recently, caulking of some overflow stacks that required a set and seal time of seven days. • The weekend crew has now filled the basins and tested the nozzles with everything running satisfactory. • The walkway water is now recirculating, and our irrigation team are fine tuning the floats and electric solenoids to get the levels stabilized. • Once completed, chemicals in the water need to be stabilized then tested with AHS for sample, inspection, and approval. • Once completed, the bubblers can be turned on. • It is hoped that will occur later this week but will depend on all requirements being scheduled to align.”
Tompkins Park	“Parks and Open Spaces has made the decision to temporarily suspend alcohol consumption permissions at Tomkins Park. While allowing alcohol consumption in the park has provided benefits for many residents and visitors, this temporary change will support ongoing efforts to improve safety and security within the space. Effective immediately, alcohol will no longer be permitted at Tomkins Park. The park will be closely monitored over the next three months to assess the impact of this measure. Following this review period, a decision will be made on whether alcohol permissions can be reinstated”
Planning and Development Items currently accepting comment	
	LOC2025-0146 – 232 15 Ave SE • Centre City Mixed Use (CC-X) to DC • This application proposes to change the designation of this property to allow for: high density mixed use hotel and residential buildings with commercial uses at grade in a new DC (direct control district) • A maximum density of 19.5 floor area ratio (and increase of 7.5 F.A.R) inclusive of density bonusing; • An increase to the floor plate area; • A reduction in tower separation; • Modification to use area rules; and • Introduction of additional public amenity items (density bonus items) • Amendments to the Beltline Area Redevelopment Plan (Part 2) are required to allow for the proposed redesignation.

	LOC2026-0113 – 227, 231, 15 Ave SW, 240 17 Ave SW - Centre City Multi-Res High Rise (CC-MH) to CC-MHX based DC - This application proposes to change the designation of these properties to allow for a multi residential high rise development with support commercial uses including a Performing arts Centre in a new DC (direct control district). The application proposes changes to allow for: - An increase to the maximum allowable floor area ratio (base density and maximum density with bonusing); - A modification to the building setback adjacent to a street; and - An increase to the floor plate area (podium and tower). - The proposed DC (direct control district) is based on the rules of Centre City Multi-Residential High Rise Support Commercial District (CC-MHX). An amendment to the Beltline Area Redevelopment Plain: Part 1 is required to allow for the proposed redesignation. LOC2025-0251 – 1501 1st SW, 215 15th Ave SW, 220 17 Ave SW - Centre City Multi-Res High Rise (CC_MH) to Commercial – Corridor 1 (C-COR1 f3.0 h46) - This application proposes to change the designation of these properties to allow for a mixed use development with retail at grade and residential uses in a new DC (direct control district). The application proposes changes to allow for: - An increase to the floor plate area; - A modification of the street wall stepback from grade; - A modification of the setbacks; - A modification to use area rules; and - Introduction of additional public amenity items (density bonus items); - The proposed DC (direct control district) is based on the rules of Centre City Multi-Residential High Rise Support Commercial District (CC-MHX). An amendment to the Beltline Area Redevelopment Plain: Part 1 is required to allow for the proposed redesignation.
Other Development updates	
	(none)
Mobility Updates	
Revitalize 8 Street SW Project	“Construction at the 10 Avenue S.W. intersection is expected to begin in early August and continue through September. During this time, Calgarians travelling through the area can expect temporary changes to traffic patterns and pedestrian access. For more detailed information about this work, view our construction timetable.



14 & 15 Avenue S Mobility Improvements	Also beginning in August, Calgarians will begin to notice the permanent closure of the curbside lanes on either side of 8 Street S.W. (between 4 and 12 Avenue S.W.) as part of the planned redesign of the corridor. This space will be allocated to prioritizing the pedestrian experience, and will create more opportunities for public life and connection throughout the corridor.” - Major construction for the 14 and 15 Avenue S Mobility Improvements is now complete. The upgraded two-way protected bike lane on 15 Avenue S is open for public use. Please note: Due to ongoing development at 15 Avenue and 2 Street S.W., the bike lane in this area will have a temporary setup over the winter. - Our office has heard concerns regarding changes to loading zones along the corridor. Currently, all plans are on hold until further engagement with community members is done. Our office is part of these discussions.
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