

BYLAW NO. 91Z2006

**BEING A BYLAW OF THE CITY OF CALGARY TO AMEND
THE CITY OF CALGARY LAND USE BYLAW 2P80
(Land Use Amendment LOC2006-0064)**

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 16th DAY OF OCTOBER, 2006.

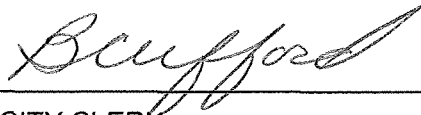
READ A SECOND TIME THIS 16th DAY OF OCTOBER, 2006.

READ A THIRD TIME THIS 16th DAY OF OCTOBER, 2006.



MAYOR

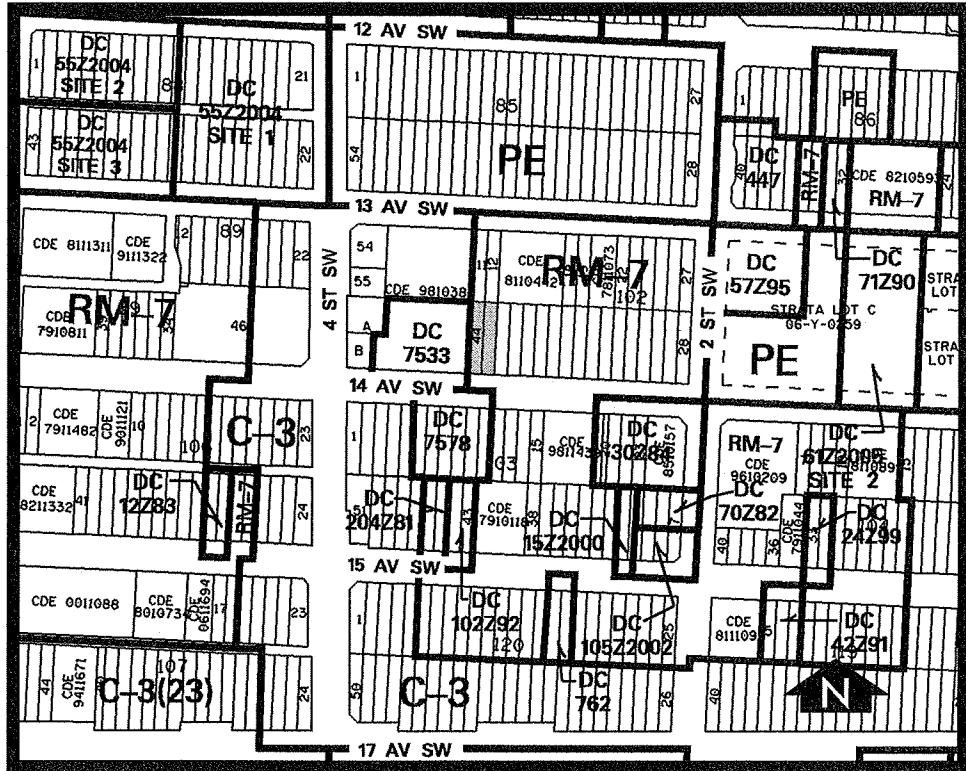
SIGNED THIS 16th DAY OF OCTOBER, 2006.



ACTING CITY CLERK

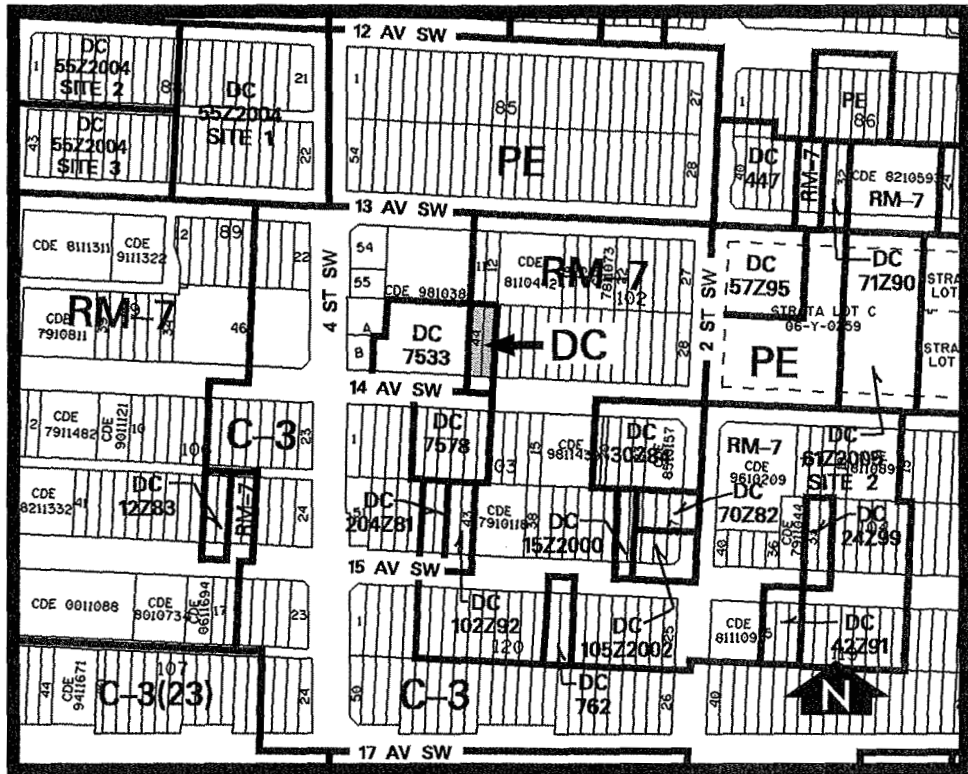
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SCHEDULE A



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SCHEDULE B



DC DIRECT CONTROL DISTRICT

1. Land Use

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

2. Development Guidelines

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

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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.
- (b) Commercial
 - (i) No commercial uses shall be located on the same storey or above as, a residential use;
 - (ii) Commercial uses shall have separate entry from that of the residential component of the building; and
 - (iii) The rules contained in Section 32 (5)(d) of Bylaw 2P80 shall not apply.
- (c) Parking

Notwithstanding the requirements of Section 18, of Bylaw 2P80 there shall be no parking required for offices contained within the existing building existing on site as of the date of passage of this Bylaw.

BYLAW NO. 9122006

ADVERTISED IN The Calgary Sun **ON** Friday Sept. 29, 2006

2 **BYLAW 9122006**
BELTLINE
To redesignate the land located at 334 - 14 Avenue S.W. (Plan C, Block 198, Lots 43 and 44) from RM-7 Residential High Density Multi-Dwelling District to DC Direct Control District to accommodate office use within the existing building