

BYLAW NUMBER 43D2009

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE LAND USE BYLAW 1P2007
(LAND USE AMENDMENT LOC2007-0126)**

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;

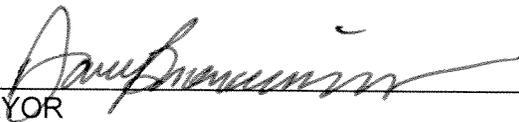
NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

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 APRIL, 2009.

READ A SECOND TIME THIS 6TH DAY OF APRIL, 2009.

READ A THIRD TIME THIS 6TH DAY OF APRIL, 2009.

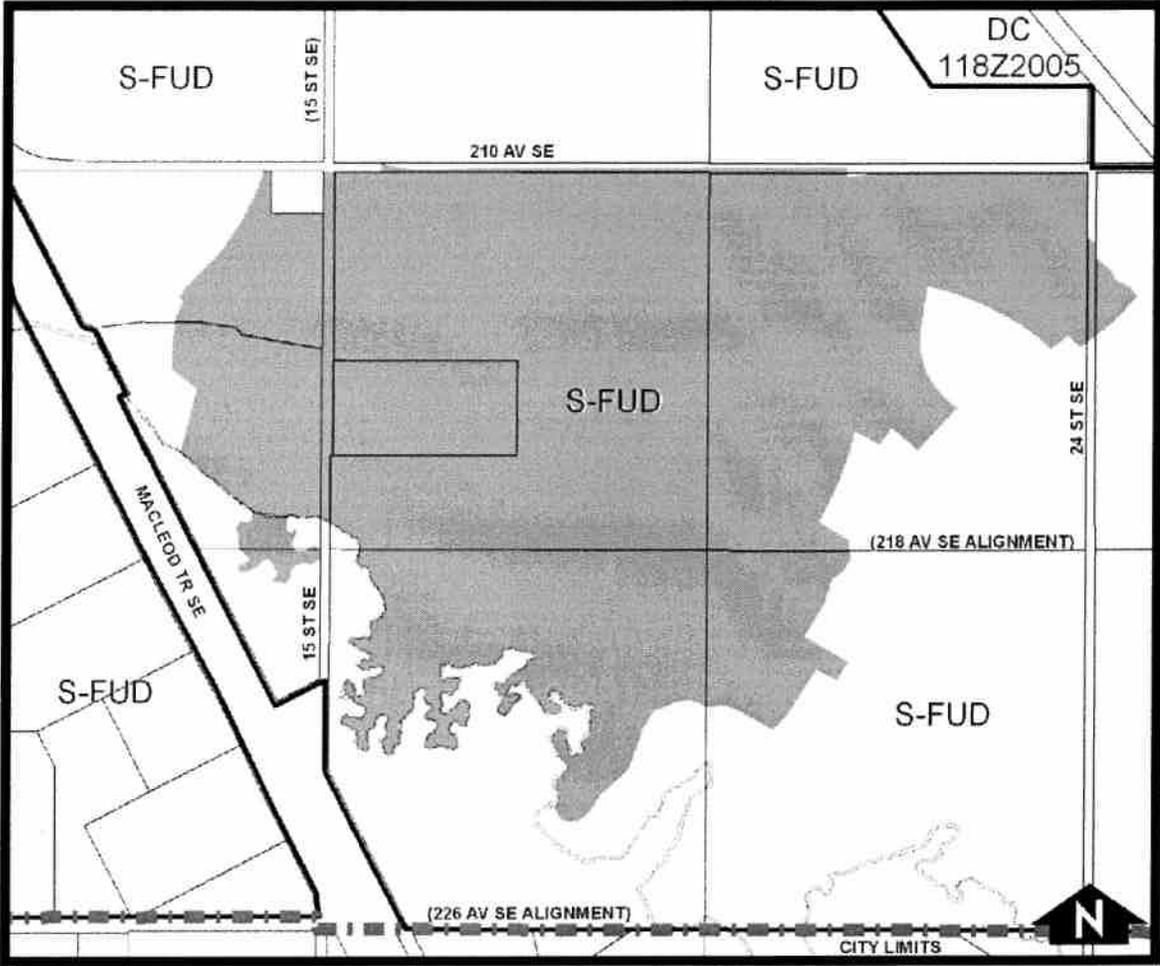


MAYOR
SIGNED THIS 6TH DAY OF APRIL, 2009.

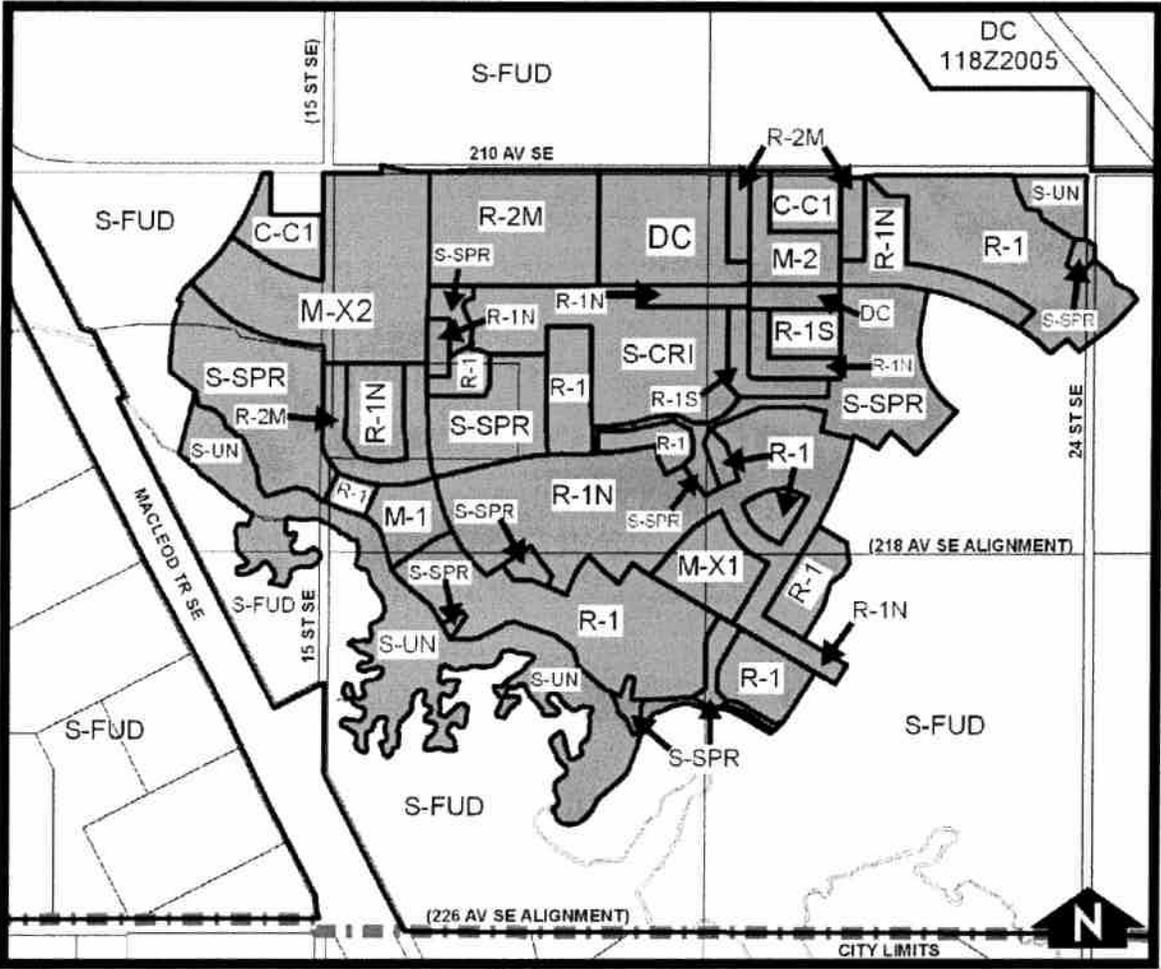


ACTING CITY CLERK
SIGNED THIS 6TH DAY OF APRIL, 2009.

SCHEDULE A



SCHEDULE B



DC DIRECT CONTROL DISTRICT

Purpose

- 1 This Direct Control District is intended to:
 - (a) Accommodate residential **development** in the form of **Single-Detached Dwellings** in the **Developing Area** on narrow or small parcels; and
 - (b) Accommodate a **Secondary Suite** on the same **parcel** as a **Single-Detached Dwelling**.

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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.

Permitted Uses

- 4 The *permitted uses* of the Residential – Narrow Parcel One Dwelling (R-1N) District of Bylaw 1P2007 are the *permitted uses* in this Direct Control District.

Discretionary Uses

- 5 The *discretionary uses* of the Residential – Narrow Parcel One Dwelling (R-1N) District of Bylaw 1P2007 are the *discretionary uses* in this Direct Control District with the addition of:

- (a) **Secondary Suite.**

Bylaw 1P2007 District Rules

- 6 Unless otherwise specified, the rules of the Residential – Narrow Parcel One Dwelling (R-1N) District of Bylaw 1P2007 apply in this Direct Control District.

CONTINUED

Parcel Width

- 7 (1) The minimum *parcel width* for a parcel containing a **Secondary Suite – Attached Above Grade** or a **Secondary Suite – Attached Below Grade** is 9.1 metres.
- (2) The minimum *parcel width* for a parcel containing a **Secondary Suite – Detached Garage** is 11.0 metres.
- (3) The minimum *parcel width* for a parcel containing a **Secondary Suite – Attached At Grade** or a **Secondary Suite – Detached Garden** is 13.0 metres.

Parcel Depth

- 8 (1) The minimum *parcel depth* for a parcel containing a **Secondary Suite** is 30.0 metres.

Parcel Area

- 9 (1) The minimum area of a *parcel* containing a **Secondary Suite – Attached Above Grade** or a **Secondary Suite – Attached Below Grade** is 303.0 square metres.
- (2) The minimum area of a *parcel* containing a **Secondary Suite – Detached Garage** is 330.0 square metres.
- (3) The minimum area of a *parcel* containing a **Secondary Suite – Attached At Grade** or a **Secondary Suite – Detached Garden** is 390.0 square metres.