

BYLAW NUMBER 112D2010

**BEING A BYLAW OF THE CITY OF CALGARY
TO AMEND THE LAND USE BYLAW 1P2007
(LAND USE AMENDMENT LOC2010-0072)**

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;

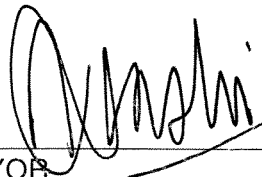
NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:

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 DECEMBER, 2010.

READ A SECOND TIME THIS 6TH DAY OF DECEMBER, 2010.

READ A THIRD TIME THIS 6TH DAY OF DECEMBER, 2010.



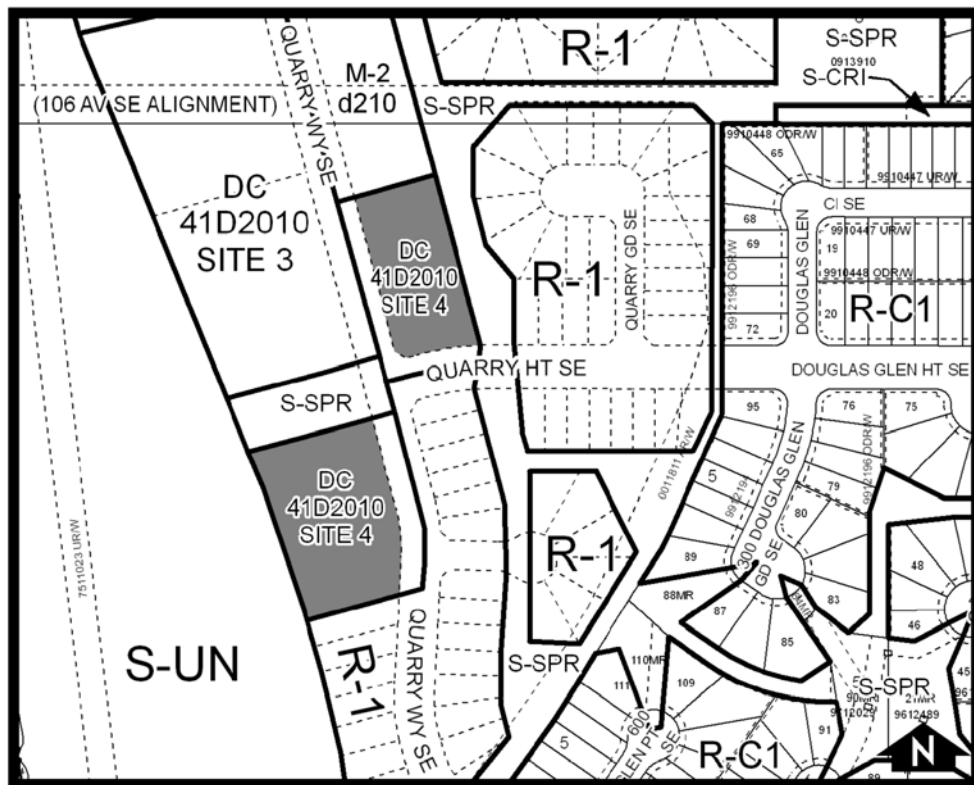
MAYOR
SIGNED THIS 6TH DAY OF DECEMBER, 2010.



ACTING CITY CLERK
SIGNED THIS 6TH DAY OF DECEMBER, 2010.

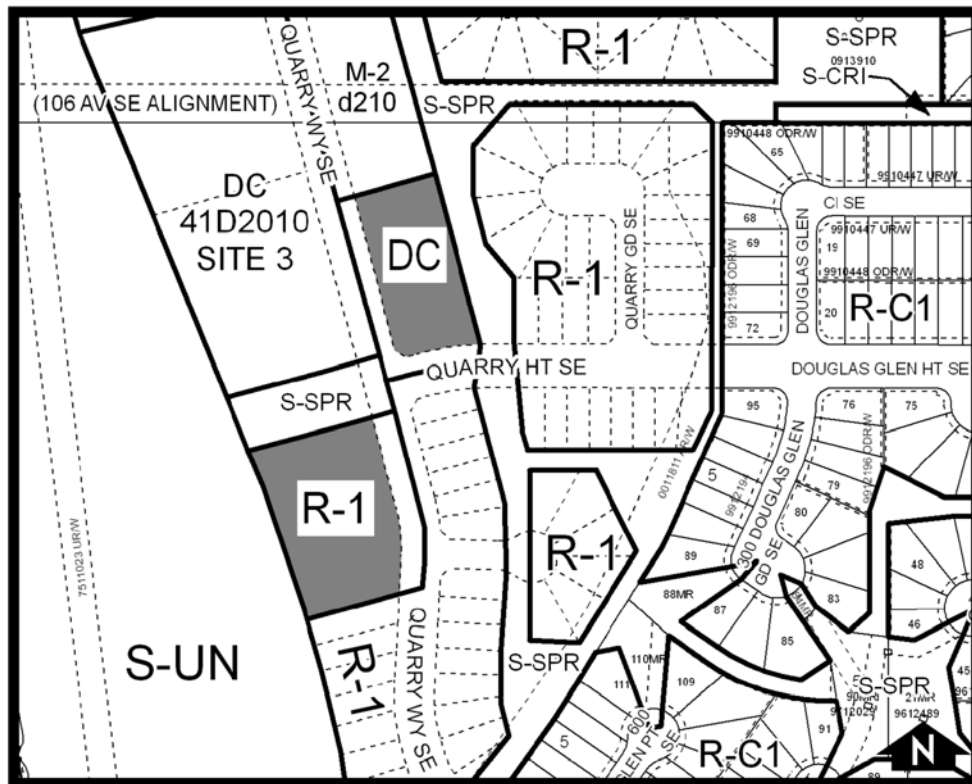
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SCHEDULE A



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SCHEDULE B



DC DIRECT CONTROL DISTRICT

Purpose

1 This Direct Control District is intended to:

- (a) provide a range of low to medium density residential housing in a variety of forms, including **Single Detached Dwellings, Semi-detached Dwellings** and **Duplex Dwellings**;
- (b) provide **Multi-Residential Development** designed to provide all **units** with direct pedestrian access to **grade**; and

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- (c) provide ***Building setback, building height*** and design considerations for a pedestrian friendly streetscape.

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 Multi-Residential – At Grade Housing (M-G) District of Bylaw 1P2007 are the ***permitted uses*** in this Direct Control District.

Discretionary Uses

- 5 The ***discretionary uses*** of the Multi-Residential – At Grade Housing (M-G) District of Bylaw 1P2007 are the ***discretionary uses*** in this Direct Control District, with the addition of:
- (a) **Duplex Dwelling;**
 - (b) **Secondary Suite;**
 - (c) **Semi-detached Dwelling;** and
 - (d) **Single Detached Dwelling.**

Bylaw 1P2007 District Rules

- 6 Unless otherwise specified in sections 7 and 8, the rules of the Multi-Residential – At Grade Housing (M-G) District of Bylaw 1P2007 apply in this Direct Control District.

Building Height

- 7 The maximum ***building height*** is 14.0 metres.

Single Detached, Semi-Detached, Duplex Dwellings and Secondary Suites

- 8 Any of the following ***uses*** must comply with the rules of the Residential – Low Density Multiple Dwelling (R-2M) District instead of the rules of the Multi-Residential – At Grade Housing (M-G) District of Bylaw 1P2007:
- (a) **Accessory Residential Building** that is not combined with a **Multi-Residential Development;**
 - (b) **Duplex Dwelling;**
 - (c) **Secondary Suite;**
 - (d) **Semi-detached Dwelling;** or
 - (e) **Single Detached Dwelling.**