

**BYLAW NUMBER 56D2013**

**BEING A BYLAW OF THE CITY OF CALGARY  
TO AMEND THE LAND USE BYLAW 1P2007  
(LAND USE AMENDMENT LOC2012-0076)  
\*\*\*\*\***

**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;

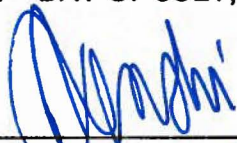
**NOW, THEREFORE, THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:**


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 22<sup>ND</sup> DAY OF JULY, 2013.

READ A SECOND TIME, AS AMENDED, THIS 22<sup>ND</sup> DAY OF JULY, 2013.

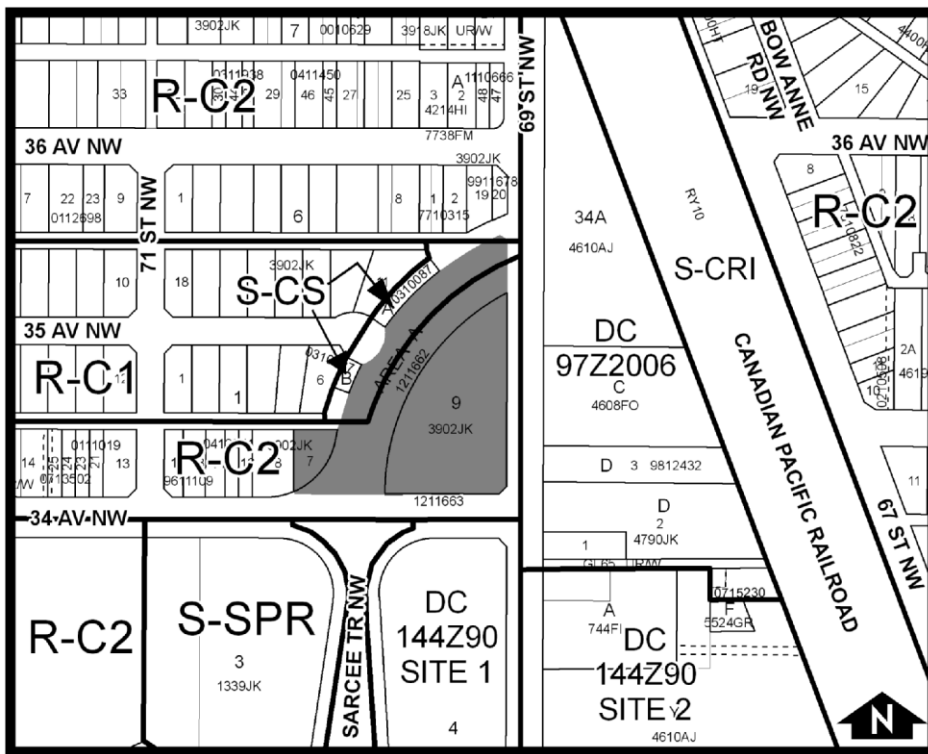
READ A THIRD TIME, AS AMENDED, THIS 22<sup>ND</sup> DAY OF JULY, 2013.

  
\_\_\_\_\_  
MAYOR  
SIGNED THIS 19<sup>TH</sup> DAY OF AUGUST, 2013.

  
\_\_\_\_\_  
ACTING CITY CLERK  
SIGNED THIS 19<sup>TH</sup> DAY OF AUGUST, 2013.

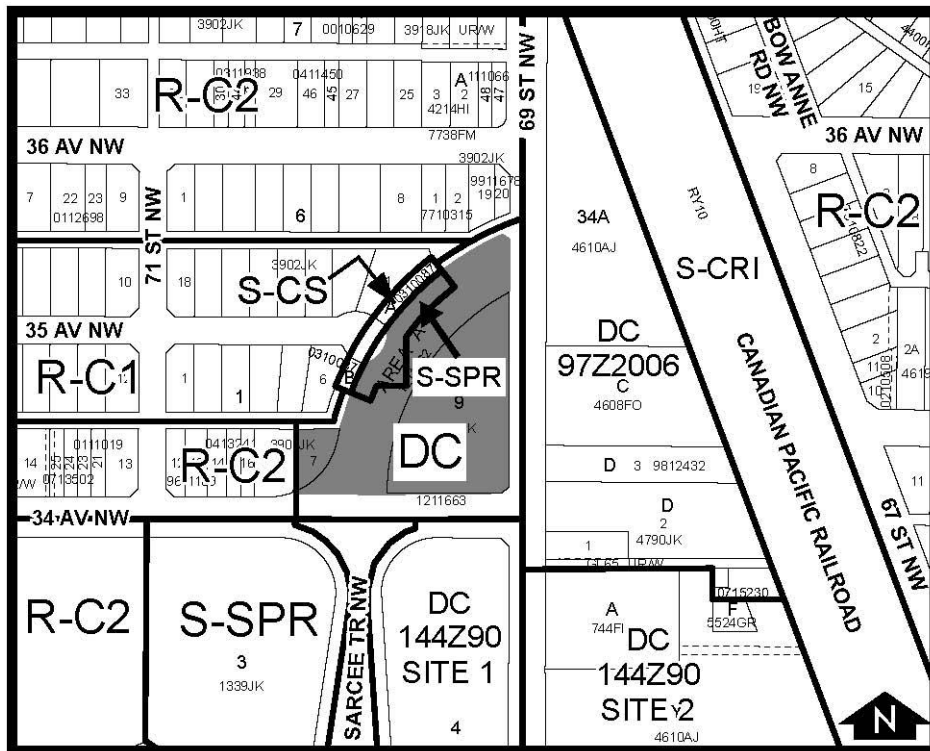
AMENDMENT LOC2012-0076  
BYLAW NUMBER 56D2013

**SCHEDULE A**



AMENDMENT LOC2012-0076  
 BYLAW NUMBER 56D2013

**SCHEDULE B**



**DC DIRECT CONTROL DISTRICT**

**Purpose**

- 1 This Direct Control District is intended to:
  - (a) provide for a **Multi-Residential Development**;
  - (b) establish maximum **building height**; and
  - (c) eliminate **uses** from the Multi-Residential—Contextual Low Profile (M-C1) District.

**AMENDMENT LOC2012-0076  
BYLAW NUMBER 56D2013**

**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—Contextual Low Profile (M-C1) District of Bylaw 1P2007 are the **permitted uses** in this Direct Control District.

**Discretionary Uses**

- 5 The **discretionary uses** of the Multi-Residential—Contextual Low Profile (M-C1) District of Bylaw 1P2007 are the **discretionary uses** in this Direct Control District with the exclusion of:
- (a) **Addiction Treatment;**
  - (b) **Custodial Care.**

**Bylaw 1P2007 District Rules**

- 6 Unless otherwise specified, the rules of the Multi-Residential – Contextual Low Profile (M-C1) District of Bylaw 1P2007 apply in this Direct Control District.

**Density**

- 7 The maximum density is 52 **units** per hectare.

**Building Height and Cross Section**

- 8 (1) Unless otherwise referenced in subsection (2) and (3) the maximum **building height** is 14 metres.
- (2) Where the **parcel** shares a **property line** with a **parcel** designated with a **low density residential district** or M-CG District, the maximum **building height**:
- (a) is 9.0 metres measured from **grade** at the shared **property line**; and
  - (b) increases proportionately to a maximum of 14 metres measure from **grade** at a distance of 5.0 metres from the shared **property line**.
- (3) Where the **parcel** shares a **property line** with a **street**, the maximum **building height** is:
- (a) 10.0 metres measured from **grade** within 3.0 metres of that shared **property line**; and

**AMENDMENT LOC2012-0076  
BYLAW NUMBER 56D2013**

- (b) 14.0 metres measured from ***grade*** at a distance greater than 3.0 metres from that shared ***property line***