

VARSITY CIVIC AFFAIRS COMMITTEE REPORT

September 2024

Restrictive Covenants

An information meeting was held regarding Restrictive Covenants on September 3 with approximately 200 in attendance. A number of residents have expressed interest in Restrictive Covenants that limit the type of development that can be built on their properties. Email me if you would like me to send you information on this initiative.

South Shaganappi Local Area Plan

The Local Area Plan engagement process is currently in Phase 3 (Refine). You can see the latest information at www.calgary.ca/shaganappi. The comments of the Varsity Community Association will be posted on the VCA website at <https://www.varsitycommunityassociation.ca/civic-affairs/>. A public hearing at Council is anticipated in Q1 2025.

City-Wide Blanket Rezoning of Residential Lots

City Council approved the rezoning of every residential lot in the City effective August 6, 2024. This decision of Council is being challenged in court. This new base land use district allows single family, semi-detached, townhouses, and rowhouses (8-12 dwelling units per lot) without the requirement of a public hearing before Council. The parking requirement is 0.5 stalls per unit with no requirement for laneway suites. Additional vehicles would need to park on the street.

Council also approved laneway or backyard suites as a permitted use in addition to a secondary suite on each parcel. These suites are usually built above a rear garage. There is no requirement for parking on-site for laneway suites and there is no appeal on permitted uses.

University Innovation Quarter (formerly University Research Park)

The University Innovation Quarter is a 76 acre site south of the Brentwood LRT station. A new Master Plan is being created for this site in anticipation of redevelopment. Sign up for more information at uiqcalgary.com.

Update of the Municipal Development Plan

The City is planning to replace the Municipal Development Plan and the Calgary Transportation Plan with The Calgary Plan which is a 30 year vision for planning in Calgary.

For more information go to <https://engage.calgary.ca/citybuilding>.

For information regarding the Civic Affairs Committee, please contact JoAnne Atkins, Director of Civic Affairs, at joanneatkins@shaw.ca.