



## PLANNING POLICY

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**TO:** Council  
**DATE:** June 15, 2021 **DIVISION:** 8  
**FILE:** 05618039/05619004/006/054 **APPLICATION:** PL20170153  
**SUBJECT:** Residential and Commercial Conceptual Scheme - Ascension

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**APPLICATION:** To adopt the Ascension Conceptual Scheme to provide a policy framework to guide future redesignation, subdivision and development proposals within SW/SE-19-25-02-W05M.

**GENERAL LOCATION:** Located immediately west of the city of Calgary at the southwest junction of Highway 1A and 12 Mile Coulee Road.

**LAND USE DESIGNATION:** Agriculture, General District

**EXECUTIVE SUMMARY:** On June 1, 2021, Council held a Public Hearing to consider the Ascension proposal. The public hearing was closed and Council began consideration of three Applicant-proposed amendments with respect to transportation routes and emergency access. Administration did not have an opportunity to review the proposed amendments and could not offer Council recommendations on the amendments; therefore, the following motion was passed:

*THAT Administration be directed to assess the proposed amendments to Bylaw C-7991-2020 regarding emergency access and transportation routing and return with recommendations for Council's consideration at the June 15, 2021 Council Meeting.*

Administration has reviewed the proposed amendment options and provided commentary on each in Attachment 'A'. Administration continues to support the approval of the originally proposed transportation layout as it facilitates emergency access, increased connectivity in the area and is supported by the accepted Transportation Impact Assessment. However, upon review, the proposed Option #1 is also an acceptable solution from a technical perspective. Options #2 and #3 are not supported from a technical perspective. It is noted that the proposed revisions to the Conceptual Scheme would accommodate future technical reviews and detailed assessments for Council's consideration at future land use and subdivision stages. Commentary on the other options are presented below for Council's consideration as well.

### ADMINISTRATION RECOMMENDATION:

Administration continues to recommend that Council approve the application in accordance with Option #1, with consideration of Amendment #1 as per Attachment 'A'.

### OPTIONS:

Option #1:	Motion #1	THAT Bylaw C-7991-2020 be amended in accordance with Option #1 of Attachment 'A'.
	Motion #2	THAT Bylaw C-7991-2020 be amended in accordance with Attachment 'C'.
	Motion #3	THAT Bylaw C-7991-2020 be given second reading, as amended.

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### Administration Resources

Jessica Anderson, Planning Policy



Motion #4      THAT Bylaw C-7991-2020, as amended, be referred to the Calgary Metropolitan Region Board for approval.

Option #2:      Motion #1      THAT application PL20170153 be tabled *sine die* until a new Bears paw Area Structure Plan is adopted by Council.

Option #3:      THAT application PL20170153 be refused.

Respectfully submitted,

Concurrence,

“Brock Beach”

“Kent Robinson”

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Acting Executive Director  
Community Development Services

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Acting Chief Administrative Officer

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**ATTACHMENTS:**

- ATTACHMENT ‘A’: Staff Assessment of Proposed Transportation Options
- ATTACHMENT ‘B’: Mapping of Applicant’s Proposed Transportation Options
- ATTACHMENT ‘C’: Amendment to Bylaw C-7991-2020 & Schedule A