Charter Bylaw 18616

To allow for Medium Rise Apartments, Abbottsfield

Purpose

To rezone from CSC to RA8, for portions of 3010 and 3210 - 118 Avenue NW, Abbottsfield.

Readings

Charter Bylaw 18616 is ready for three readings after the public hearing has been held. If Council wishes to give three readings during a single meeting, Council must unanimously agree “That Charter Bylaw 18616 be considered for third reading.”

Advertising and Signing

This Charter Bylaw has been advertised in the Edmonton Journal on November 9, 2018, and November 17, 2018. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

This Charter Bylaw proposes to change the zoning for the easternmost part of the Riverview Crossing shopping centre site from (CSC) Shopping Centre Zone, to (RA8) Medium Rise Apartment Zone. This would allow for the development of apartment buildings up to six storeys, as well as Row Housing or Stacked Row Housing forms. The site is currently a surplus parking lot to the shopping mall. An amendment to the Abbottsfield Rundle Heights Community Development Plan accompanies this Charter Bylaw, which would change the designation of the same area from “Commercial” to “Apartment”.

Public Engagement

Advance Notice was sent to surrounding property owners and the president of the Beverly Heights Community League, Beacon Heights Community League, Edmonton Federation of Community Leagues, and Beverly Business Revitalization Zone on June 20, 2018. Nine responses were received and are summarized in the attached City Planning report. A public engagement session was held on September 18, 2018,

which 41 people attended. Feedback is summarized in a “What We Heard Report”, which is found at Appendix 1 to the attached City Planning Report.

Attachments

1. Charter Bylaw 18616
2. City Planning Report - Attached to Abbottsfield / Rundle Heights Community Development Plan Resolution