

Charter Bylaw 19740

To allow for a public utility corridor, pocket park, and low density residential development, Rural North East South Sturgeon

Purpose

Rezoning from AG to PU, AP & RLD; located at 611 – 167 Avenue NE.

Readings

Charter Bylaw 19740 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 19740 be considered for third reading.”

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on July 30, 2021 and August 7, 2021. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

Charter Bylaw 19740 proposes to rezone the subject site from (AG) Agricultural Zone to (PU) Public Utility Zone, (AP) Public Utility Zone and (RLD) Residential Low Density Zone in conformance with the associated Horse Hill Area Structure Plan Amendment (Bylaw 19773), and proposed “Neighbourhood 1A” Neighbourhood Structure Plan (Charter Bylaw 19774). If approved the proposed rezoning would be the first approved zoning for the proposed Horse Hill “Neighbourhood 1A”

All comments from civic departments or utility agencies regarding this proposal have been addressed.

Public Engagement

Advance Notice was sent to surrounding property owners, the Horse Hill Community League (1995) Association, the Clareview and District Area Council Area Council & the Area Council No. 17 Area Council on April 1, 2021. Three (3) responses were received and are summarized in the attached Administration Report.

Attachments

1. Charter Bylaw 19740
2. Administration Report