

# Charter Bylaw 19790

To allow for low rise Multi-unit Housing, Bonnie Doon

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## Purpose

Rezoning from RF3 to RA7; located at 8315 - 91 Street NW & 8951 - 84 Avenue NW.

## Readings

Charter Bylaw 19790 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 19790 be considered for third reading."

## Advertising and Signing

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

## Position of Administration

Administration supports this proposed Charter Bylaw.

## Report

The purpose of proposed Charter Bylaw 19790 is to change the zoning from the (RF3) Small Scale Infill Development Zone with the Mature Neighbourhood Overlay to the (RA7) Low Rise Apartment Zone (Lots 15-18, Block 1, Plan 6900R). The proposed RA7 Zone would allow for a 16 metre high building (approximately 4 storeys) intended for residential uses such as Multi-unit Housing, Lodging Houses and Supportive Housing as well as limited commercial opportunities at ground level, such as Child Care Services, Convenience Retail Stores and Specialty Food Services.

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

## Public Engagement

Advance Notice was sent to surrounding property owners and the presidents of the Bonnie Doon Community League and French Quarter and Area Business Association on March 22, 2021. Four responses were received and are summarized in the attached Administration Report.

**Attachments**

1. Charter Bylaw 19790
2. Administration Report