

Bylaw 19815

Amendment to the Central McDougall/Queen Mary Park Area Redevelopment Plan

Purpose

To amend the Central McDougall/Queen Mary Park Area Redevelopment Plan.

Readings

Bylaw 19815 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 Bylaw 19815 be considered for third reading.”

Advertising and Signing

This Bylaw was advertised in the Edmonton Journal on August 13, 2021, and August 21, 2021. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Previous Council/Committee Action

At the May 13, 2019 City Council Public Hearing, the following motion was passed:

That Administration provide a report to Urban Planning Committee looking at options to expand development opportunities within the DC1 area of the Central McDougall/Queen Mary Park Area Redevelopment Plan as it pertains to clause 4v.

At the December 1, 2020 Urban Planning Committee meeting, the following motion was passed:

That the December 1, 2020, Urban Form and Corporate Strategic Development report CR_7325, be received for information.

Report

The Central McDougall/Queen Mary Park Area Redevelopment Plan includes (DC1) Direct Development Control Provisions directly in the Plan. This proposed amendment is to update the embedded DC1s, as further described in the associated rezoning Charter Bylaw 19816. The amendment includes revisions to Map 11 and reinserting an

amended Map 12, to provide clarity regarding the location of the various DC1 Provisions within the plan area.

Public Engagement

Advance Notice was sent to surrounding property owners and the president of the Central McDougall, Downtown, McCauley, Queen Mary Park, and Rosssdale Community Leagues and the Chinatown and Area, Downtown, and North Edge Business Improvement Areas on May 6, 2021. Three responses were received and are summarized in the attached Administration Report.

Attachments

1. Bylaw 19815
2. Administration Report