



July 16, 2021

To: City Council

Copy: Executive Leadership Team
Aileen Giesbrecht, City Clerk

From: Chris Hodgson, Branch Manager

Subject: **Enterprise Land Development Residential Land Disposition**

This memo provides an update on Enterprise Land Development's progress related to the disposition of the program's suburban residential land development properties located in the areas of Aster, Schonsee and Goodridge Corners.

As noted in the May 3, 2021, City Council motion, Administration had target public offering dates of:

- Q2 2021 for Aster;
- Q4 2021 for Schonsee; and
- Q1 2022 for Goodridge.

A brief update on each project is provided below:

Aster

The City will delay the property offering in Aster from Q2 2021. The City experienced an unauthorized trespass onto the property in early May by the contractor of an adjacent developer that set up a topsoil screening operation. When setting up the unapproved operation on the City's land, the contractor disturbed several wetlands. Administration is now working with Alberta Environment and Parks to determine a path forward to their satisfaction. Administration is hopeful that the Aster property will proceed to a public offering before the end of 2021.

Schonsee

The City sold land located in Schonsee West earlier this year. The Schonsee East property currently has a plan amendment in development. The plan has been submitted and is awaiting feedback. Schonsee continues to be on track to meet its public offering target of Q4 2021.

Goodridge Corners

Administration initially intended to complete a plan amendment before publicly offering the property. However, it is now likely the property will be publicly offered as-is to expedite the process. Completing a plan amendment is not anticipated to result in significant added

value. The purchaser of the land would almost certainly want to amend the plan to suit their needs and vision for the neighbourhood. With this change, Administration anticipates that Goodridge will be listed for sale in Q4 2021 or early Q1 2022.

Should you have any additional questions, I may be contacted at 780-913-0686 or by email at chris.hodgson@edmonton.ca.

Kind regards,

A handwritten signature in black ink, appearing to read 'Chris Hodgson', with a long horizontal flourish extending to the right.

Chris Hodgson
Branch Manager, Real Estate