

Bylaw 18427

To close a portion of 30 Avenue SW East of Orchards Boulevard SW, The Orchards at Ellerslie

Purpose

Closure of a portion of 30 Avenue SW East of Orchards Boulevard SW, The Orchards at Ellerslie.

Readings

Bylaw 18427 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 18427 be considered for third reading."

Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on May 25, 2018, and June 2, 2018. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this Bylaw.

Report

This road closure application proposes to close a portion of the 30 Avenue SW road right-of-way located east of Orchards Boulevard SW. The road closure area will be consolidated with the adjacent lots to the north and subdivided to allow for six semi-detached residential lots to be created under the (RF4) Semi-detached Residential Zone. The application conforms to the Orchards at Ellerslie Neighbourhood Structure Plan which designates this area for Low Density Residential Development.

The proposed closure meets the technical requirements of civic departments and utility agencies and will provide an opportunity for the provision of housing choice in the Orchards at Ellerslie neighbourhood.

A signed sales agreement is in place pending the approval of this Bylaw.

Policy

This application support the policies of *The Way We Grow* by supporting contiguous development and by providing a range of housing types and densities.

Corporate Outcomes

- Edmonton is attractive and compact

Public Consultation

Advance notification was sent on August 10, 2017, to surrounding property owners and the Summerside Community League. Urban Form and Corporate Strategic Development received no response to the advance notice.

Attachments

1. Bylaw 18427
2. Aerial Map
3. Context Map