

CHARTER BYLAW 19967

To rezone land in the Glenridding Ravine neighbourhood.

Purpose

To rezone land located at 14705 - Ellerslie Road SW and 1705 - Rabbit Hill Road SW from AG, RF4 and RSL to RLD, A and AP to facilitate the development of low density housing, park space, a greenway and Top-of-Bank walkway.

Readings

Charter Bylaw 19967 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 19967 be considered for third reading.”

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on February 4 and 12, 2022. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

Charter Bylaw 19967 proposes to amend the Zoning Bylaw from (AG) Agricultural Zone, (RF4) Semi-detached Residential Zone and (RSL) Residential Small Lot Zone to (RLD) Residential Low Density Zone, (A) Metropolitan Recreation Zone and (AP) Public Parks Zone. The Zones will allow an opportunity for low density residential, a park, a greenway, to preserve natural areas and accommodate a Top-of-Bank walkway. The proposed amendment conforms with the Glenridding Ravine Neighbourhood Structure Plan and The City Plan.

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

Community Insights

Advance Notice was sent to surrounding property owners and the Greater Windermere Community League on December 3, 2021. No responses were received.

Attachments

1. Charter Bylaw 19967
2. Administration Report