

Bylaw 20039

A Bylaw to amend Bylaw 6221, as amended being
the Garneau Area Redevelopment Plan

WHEREAS pursuant to the authority granted to it, City Council, on May 25, 1982, passed Bylaw 6221, as amended, being the Garneau Area Redevelopment Plan; and

WHEREAS from time to time City Council may find it desirable to amend the Garneau Area Redevelopment Plan; and;

WHEREAS an application was made to amend the Garneau Area Redevelopment Plan; and

WHEREAS the Municipal Council of the City of Edmonton now deems it in the public interest to amend the Garneau Area Redevelopment Plan; and

NOW THEREFORE after due compliance with the relevant provisions of the Municipal Government Act RSA 2000, ch. M-26, as amended, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

1. That Bylaw 6221, as amended, is hereby further amended by:
 - a. deleting “Schedule C – General Land Uses” and replacing it with “Schedule C – General Land Uses”, attached hereto as Schedule “A” and forming part of this bylaw;
 - b. deleting “Schedule I – Detailed Land Use Sub Area 1” and replacing it with “Schedule I – Detailed Land Use Sub Area 1”, attached hereto as Schedule “B” and forming part of this bylaw;
 - c. deleting “Schedule Q - Proposed Zoning” and replacing it with “Schedule Q - Proposed Zoning”, attached hereto as Schedule “C” and forming part of this bylaw;
 - d. deleting the untitled map associated with Policy G.3 and replacing it with the map attached hereto as Schedule “D”; and forming part of this Bylaw;
 - e. adding “, and Lots 6 to 10, Block 157, Plan I19” to the list of sites excluded from Policy 1.5 in brackets at the end of the “It is the Policy of Council that:” paragraph;
 - f. adding “(This policy excludes Lots 6 to 10, Block 157, Plan I19)” at the end of the “It is the Policy of Council that:” paragraph of Policy

- 1.8; and
- g. adding a new subsection for the CB3 Zone to Section 5, attached hereto as Schedule “E” and forming part of this bylaw.

READ a first time this	day of	, A. D. 2022;
READ a second time this	day of	, A. D. 2022;
READ a third time this	day of	, A. D. 2022;
SIGNED and PASSED this	day of	, A. D. 2022.

THE CITY OF EDMONTON

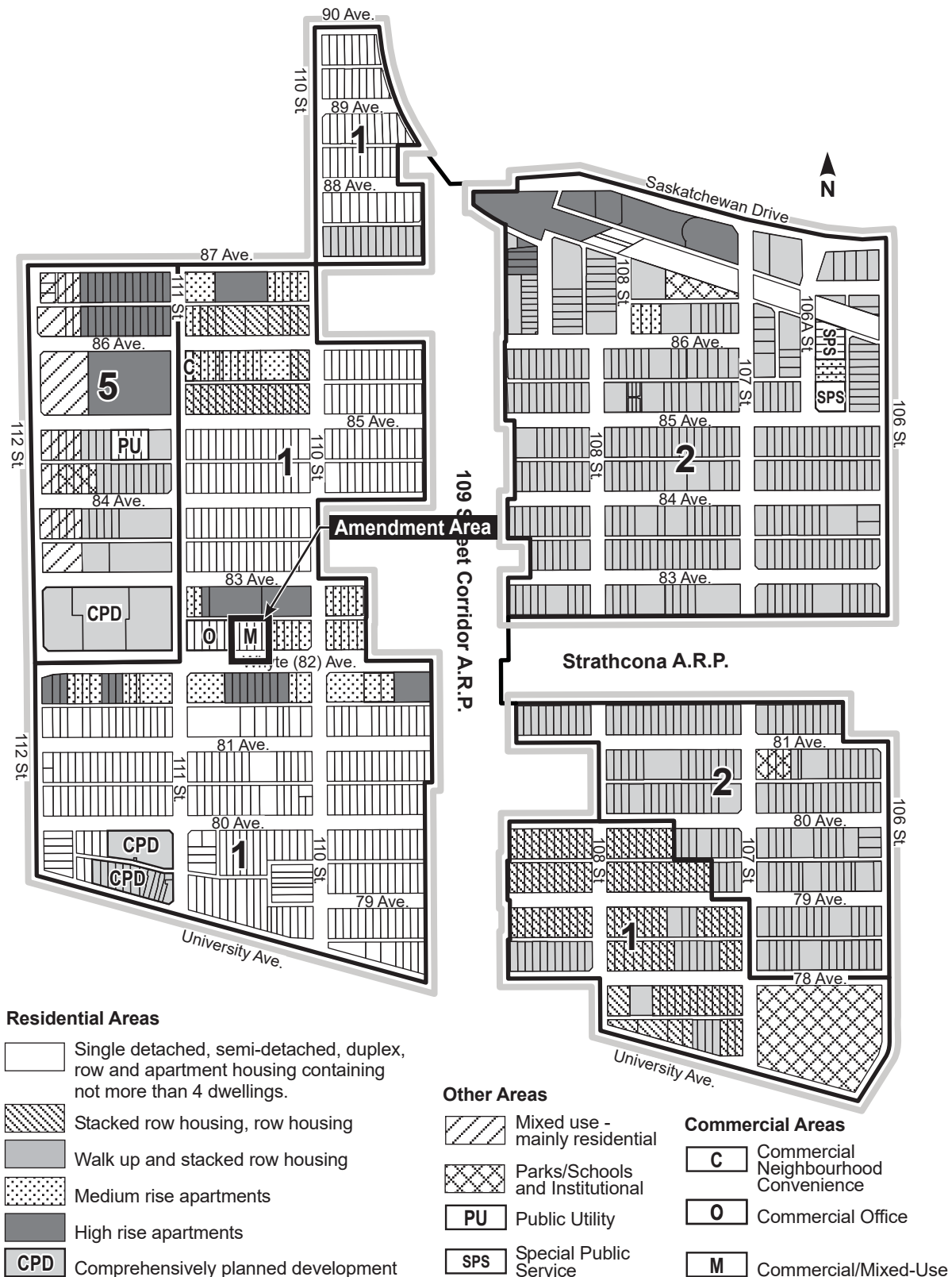
MAYOR

CITY CLERK

Garneau

SCHEDULE C General Land Uses

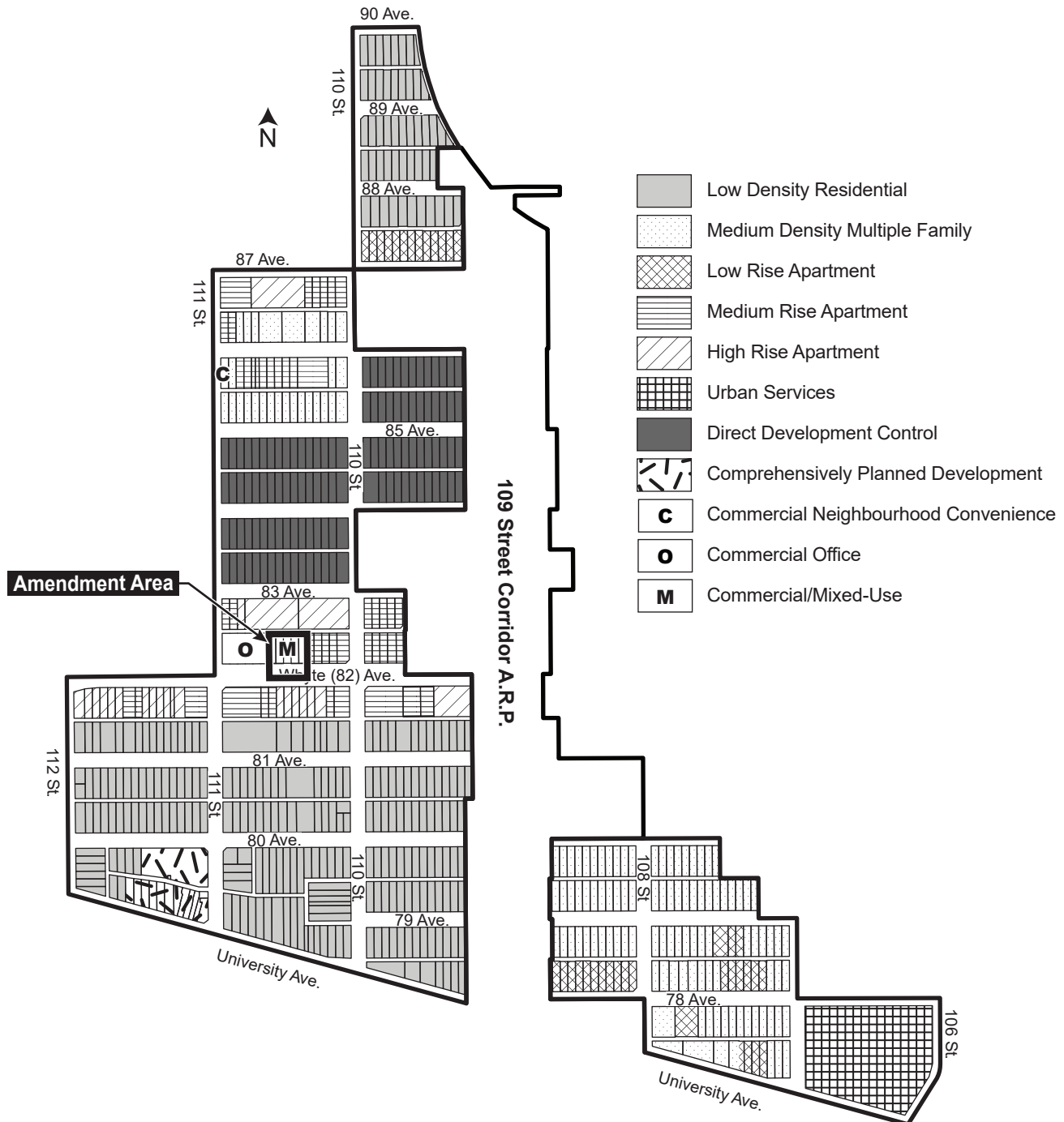
Area Redevelopment Plan



Garneau**SCHEDULE I**

Detailed Land Use Sub Area 1

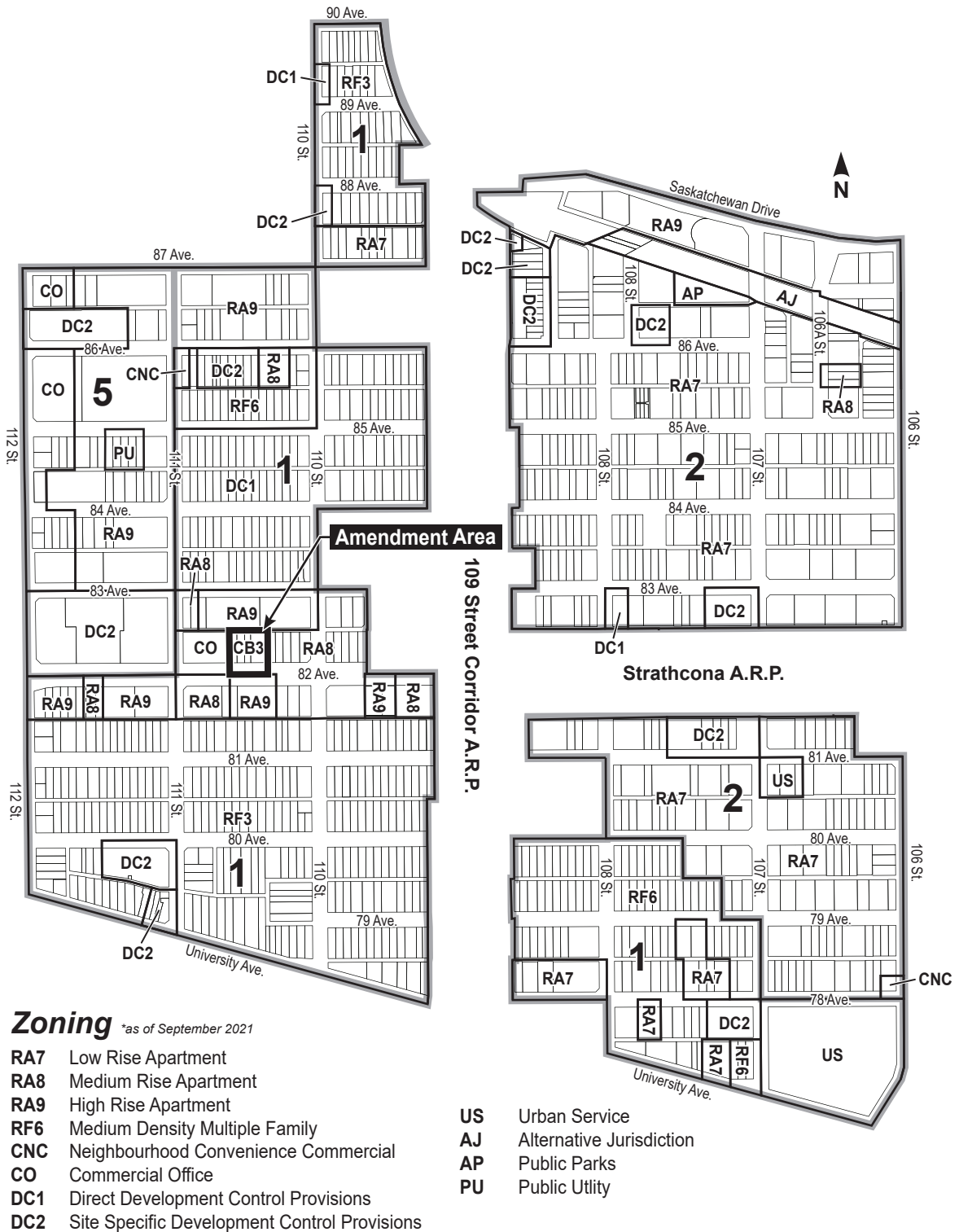
Area Redevelopment Plan



Garneau

SCHEDULE Q Proposed Zoning

Area Redevelopment Plan





CB3

Commercial Mixed Business Zone (Section 370, Zoning Bylaw 12800)

Area of Application: A portion of Sub-area 1 located on the north side of 82 (Whyte) Avenue NW, between 110 Street NW and 111 Street NW, designated CB3 in Charter Bylaw 20040 amending the Zoning Bylaw.

Rationale: To provide a district to allow for a commercial/mixed-use development on Lots 6 to 10, Block 157, Plan I19.