

## CHARTER BYLAW 19953

**To allow for medium industrial uses, Brown Industrial.**

### Purpose

Rezoning from IB to IM; located at 14220 - Yellowhead Trail NW.

### Readings

Charter Bylaw 19953 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 19953 be considered for third reading."

### Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on April 22, 2022 and April 30, 2022. The Charter Bylaw can be passed following third reading.

### Position of Administration

Administration supports this proposed Charter Bylaw.

### Report

The proposed rezoning will allow for a variety of medium industrial uses in general alignment with the Yellowhead Corridor Area Structure Plan (ASP).

An associated plan amendment under Bylaw 19952, to redesignate the lands from Prestige Business Industrial uses to Medium Industrial uses, is required in order to facilitate the proposed rezoning.

This proposal is in alignment with the applicable policies of The City Plan (MDP) by maintaining land supply necessary to support continued industrial growth and encouraging innovative servicing solutions that support the growth and evolution of industrial lands.

As part of the application, an associated road closure (under Bylaw 19951), to close portions of 143 Street NW, 142 Street NW and 126 Avenue NW. If approved, the closure areas will be consolidated with the adjacent lots (14220 & 13940 - Yellowhead Trail NW) upon execution of the sales agreement.

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

## **CHARTER BYLAW 19953**

### **Community Insights**

Advance Notice was sent to surrounding property owners and the president of Westview Village Community Association and the Athlone & Dovercourt Community Leagues on September 13, 2021. No responses were received.

### **Attachments**

1. Charter Bylaw 19953
2. Administration Report (Attached to Bylaw 19951 - Item 3.1)