

CHARTER BYLAW 20081

To allow for low rise Multi-unit Housing and small scale infill development, McKernan

Purpose

Rezoning from DC2 to RA7 and RF3; located at 10902 77 Avenue NW

Readings

Charter Bylaw 20081 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 20081 be considered for third reading." Council for third and final reading (see attached Council report for more information).

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

Charter Bylaw 20081 proposes to change the designation of six parcels from (DC2) Site Specific Development Control Provision to the (RA7) Low Rise Apartment Zone and (RF3) Small Scale Infill Development Zone. The proposed RA7 Zone would allow for development of a low rise Multi-unit Housing building (approximately four storeys) with limited commercial opportunities at ground level, while the RF3 Zone allows for a mix of small scale housing.

Community Insights

Advance Notice was sent to surrounding property owners and the president of the McKernan District Community League on February 17, 2022. Two responses with questions were received.

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Attachments

1. Charter Bylaw 20081
2. Administration Report (Attached to Bylaw 20079 - Item 3.17)