

## Bylaw 18298

To allow for park uses along Whitemud Creek, and the development of medium and low density residential housing, Glenridding Ravine

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### Purpose

Rezoning from AG to A, AP, RA7, and RMD, located at 3611 - 170 Street SW, Glenridding Ravine.

### Readings

Bylaw 18298 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 18298 be considered for third reading."

### Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on Friday, February 9, 2018, and Saturday, February 17, 2018. The Bylaw can be passed following third reading.

### Position of Administration

Administration supports this Bylaw.

### Report

The proposed rezoning conforms to the Glenridding Ravine Neighbourhood Structure Plan and includes the western edge of the Whitemud Creek Ravine. The proposal will allow for park uses and a mix of medium and low density residential development. The application conforms with City policies that protect the river valley and ravine system. The map of the North Saskatchewan River Valley and Ravine System Protection Overlay (Appendix I, Section 811 of the Zoning Bylaw) will be amended accordingly.

### Policy

The proposed rezoning supports the Municipal Development Plan, *The Way We Grow*, by providing a range of housing types and public park space, and preserving the ravine system.

### Corporate Outcomes

- Edmonton is attractive and compact
- The City of Edmonton has sustainable and accessible infrastructure

### Public Consultation

An advance notice was sent on August 28, 2017, to surrounding property owners, the Greater Windermere Community League, and the Heritage Point Community League. Urban Form and Corporate Strategic Development received no responses to the notice.

**Attachments**

1. Bylaw 18298
2. Urban Form and Corporate Strategic Development report