

CHARTER BYLAW 20054

To allow for low density residential and Multi-unit Housing in the form of row housing, The Uplands

Purpose

Rezoning from AG to RLD and RVRH; located at 2303 - 199 Street NW.

Readings

Charter Bylaw 20054 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 20054 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 helps to increase and diversify Edmonton’s housing supply in The Uplands and River’s Edge neighbourhoods through the staged expansion of these developing neighbourhoods, in accordance with The City Plan, and respective neighbourhood Structure plans. The proposed residential zoning (RLD and RVRH) is compatible with existing and surrounding planned land uses. The RVRH Zone provides the opportunity for a more compact row housing development under the associated Charter Bylaw 20053, Special Area Riverview Row Housing Zone. The RLD Zone provides the opportunity for more flexibility in lot sizes for low density residential developments.

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

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Community Insights

Advance Notice was sent to surrounding property owners, and the Edgemont Community League on December 17, 2021. No responses were received.

Attachments

1. Charter Bylaw 20054
2. Administration Report (Attached to Charter Bylaw 20053 - Item 3.7)