

## Bylaw 18275

### Amendment to The Orchards at Ellerslie Neighbourhood Structure Plan

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#### Purpose

To amend The Orchards at Ellerslie Neighbourhood Structure Plan population statistics, development concept map and relevant figures to reflect the change in location and size of the pocket park, reduction in size of the stormwater pond, reduction in size of a medium density residential site, and addition of an area of row housing.

#### Readings

Bylaw 18275 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 18275 be considered for third reading."

#### Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on Friday, January 26, 2018, and Saturday, February 3, 2018. The Bylaw can be passed following third reading.

#### Position of Administration

Administration supports this Bylaw.

#### Report

The proposed amendment includes a:

- Reduction in size of the stormwater pond based on technical review requirements
- Change in location and size of the pocket park to allow for the connection to the multi-use trail system on the public utility corridor, and a more efficient land layout
- Reduction in size of medium density residential area to be replaced with low density residential to allow for more efficient land use
- Addition of an area of row housing to compensate for the density decrease from the other amendments

An associated proposed amendment to the Ellerslie Area Structure Plan (Bylaw 18274) reflects this change. This amendment supports the concurrent rezoning proposal (Bylaw 18276).

All comments from affected city departments and utility agencies have been addressed.

#### Policy

This proposed rezoning supports the policies of *The Way We Grow* by:

- Accommodating growth and supporting contiguous development with varied housing types and densities
- Supporting complete, healthy and livable communities through a connected multiuse trail system

### **Corporate Outcomes**

This application supports policies of the City of Edmonton's Strategic Plan, *The Way Ahead* including:

- Edmonton is attractive and compact

### **Attachments**

1. Bylaw 18275
2. Urban Form and Corporate Strategic Development (attached to Bylaw 18274 – Item 3.4)