

Bylaw 18281

Amendment to the Keswick Neighbourhood Structure Plan

Purpose

The proposed plan amendment accommodates an associated rezoning application under proposed Bylaw 18282. It changes land use designations providing more flexibility on a five hectare site for a mix of residential and commercial uses in a variety of building formats as proposed under the rezoning component of the application. Plan maps and statistics revisions are proposed accordingly. The associated Bylaw 18280 proposes to amend the Windermere Area Structure Plan to bring the plans into alignment with the proposed rezoning.

Readings

Bylaw 18281 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 18281 be considered for third reading."

Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on Friday, January 5, 2018, and Saturday, January 13, 2018. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this Bylaw.

Report

The proposed Keswick Neighbourhood Structure Plan amendment redesignates land uses on five hectares of land located on the southwest corner of 170 Street SW and Hiller Road from separate sites designated for residential and commercial uses to a mixed residential/commercial designation on the combined sites. Maps and statistics revisions are proposed as part of the amendment. The proposal supports the related proposed rezoning, Bylaw 18282.

An associated plan amendment to the Windermere Area Structure Plan is proposed in support of this application.

Policy

This application supports the following policies within the Edmonton's Municipal Plan, *The Way We Grow*:

- contiguous development and infrastructure in order to accommodate growth in an orderly economic fashion.

Corporate Outcomes

- Edmonton is attractive and compact

Public Consultation

On September 25, 2017, an advance notice was sent to surrounding property landowners and the Windermere Community League. A summary of responses is provided in the attached Council report.

Attachments

1. Bylaw 18281
2. Urban Form and Corporate Strategic Development (attached to Bylaw 18280 – Item 5.3)