

Bylaw 18164

Amendment to the Strathcona Area Redevelopment Plan

Purpose

To replace the existing Historical Commercial (DC1) Direct Development Control Provision in the plan with a revised Historical Commercial (DC1) Direct Development Control Provision.

Readings

Bylaw 18164 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 18164 be considered for third reading."

Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on Friday, August 25, 2017, and Saturday, September 2, 2017. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this Bylaw.

Report

Bylaw 18164 proposes to amend the Strathcona Area Redevelopment Plan to revise the Historical Commercial (DC1) Direct Development Control Provision. The revised DC1 Provision (Bylaw 18165) adjusts regulations for the Sub Area dealing with the recently renovated Varscona Theatre which was not renovated in accordance with the existing DC1 Provision. The proposed DC1 Provision is identical to the existing DC1 Provision, except for these adjustments, and there are no proposed amendments to any policies or objectives of the plan.

Comments from civic departments and utility agencies have been addressed.

Policy

- *The Way We Grow*, Edmonton's Municipal Development Plan
- Strathcona Area Redevelopment Plan

Corporate Outcomes

This Bylaw supports *The Way Ahead*, Edmonton's Strategic Plan through the following Corporate Outcome and Strategic Goals:

- Edmonton is attractive and compact - This Bylaw contributes to the goals of transforming Edmonton's urban form and improving Edmonton's livability by contributing to the continued viability of a cultural and community amenity that complements the nearby commercial core within a designated Provincial Historic Area.

Public Consultation

On May 11, 2016, Urban Form and Corporate Strategic Development sent an advanced notice to surrounding property owners as well as the presidents of the Central Area Council of Community Area Council, Queen Alexandra Community League, Ritchie Community League, Strathcona Community League and Old Strathcona Business Revitalization Zone. No responses were received.

Attachments

1. Bylaw 18164
2. Urban Form and Corporate Strategic Development report