

## CHARTER BYLAW 20243

### To allow for low intensity commercial, office and service uses, Grovenor

#### Purpose

Rezoning from CNC to CB1; located at 14708 - Stony Plain Road NW.

#### Readings

Charter Bylaw 20243 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 20243 be considered for third reading.”

#### Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on August 12, 2022 and August 20, 2022. The Charter Bylaw can be passed following third reading.

#### Position of Administration

Administration supports this proposed Charter Bylaw.

#### Report

The purpose of proposed Charter Bylaw 20243 is to change the zoning of one parcel from the (CNC) Neighbourhood Convenience Commercial Zone to the (CB1) Low Intensity Business Zone to allow for low intensity commercial, office and service uses, and limited Residential-related Uses located along arterial roadways that border residential areas. The proposed rezoning aligns with direction in the City Plan by contributing to the livability and adaptability of districts through redevelopment and additional use opportunities.

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

#### Community Insights

Advanced Notice was sent to surrounding property owners and the president of the Grovenor Community League on June 27, 2022. 0 responses were received.

#### Attachments

1. Charter Bylaw 20243
2. Administration Report