



ITEM 3.25  
CHARTER BYLAW 20223  
STRATHCONA

DEVELOPMENT  
SERVICES  
September 13, 2022

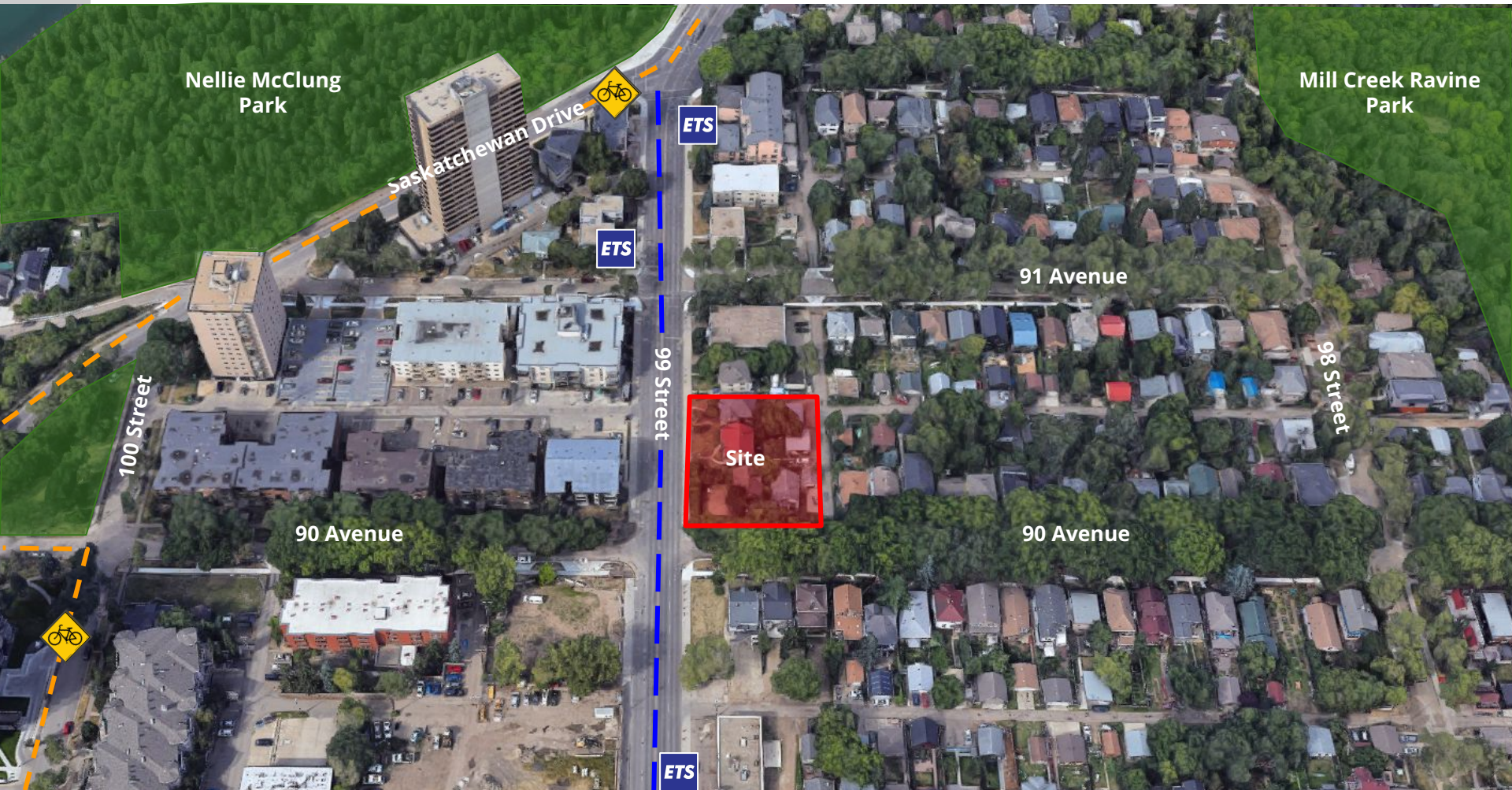


2

# SITE VIEW



# SITE CONTEXT



# PROPOSED ZONING



Current Zone



Proposed Zone

REGULATION	Current Zone	Proposed Zone
Density	60 Units	65 Units
Amenity Space/Dwelling	15.0 m <sup>2</sup>	8.5 m <sup>2</sup>

## Comments

- Increased density not acceptable
- Increased crime
- Traffic and parking impacts
- Construction impacts
- Privacy & noise impacts
- Decreased amenity is not appropriate
- Wind & Shadow impacts



PRE-APPLICATION  
August 11, 2022



ADVANCED NOTICE  
March 9, 2022



CITY WEBPAGE  
March 16, 2022



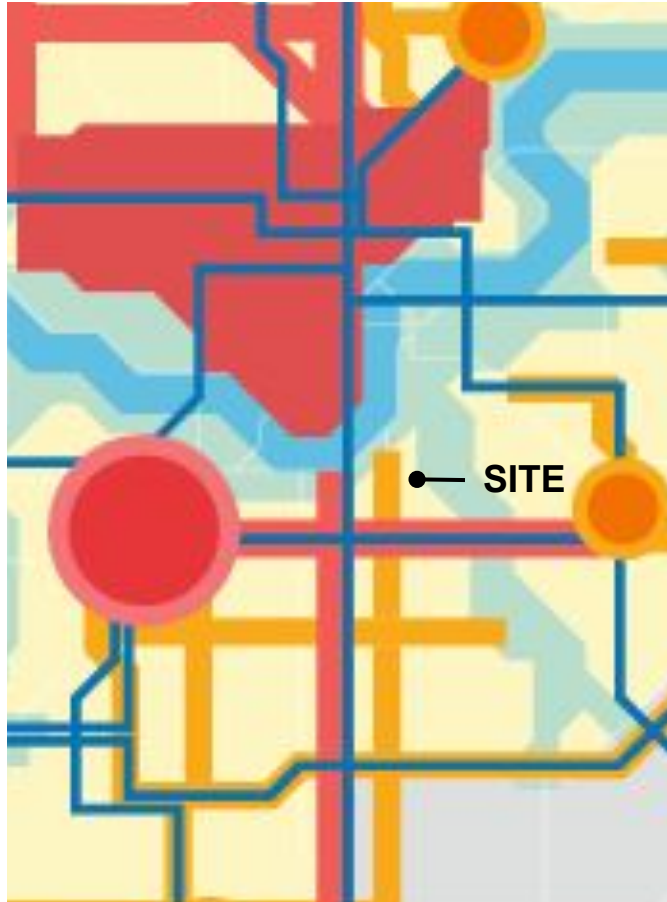
SITE SIGNAGE  
March 22, 2022



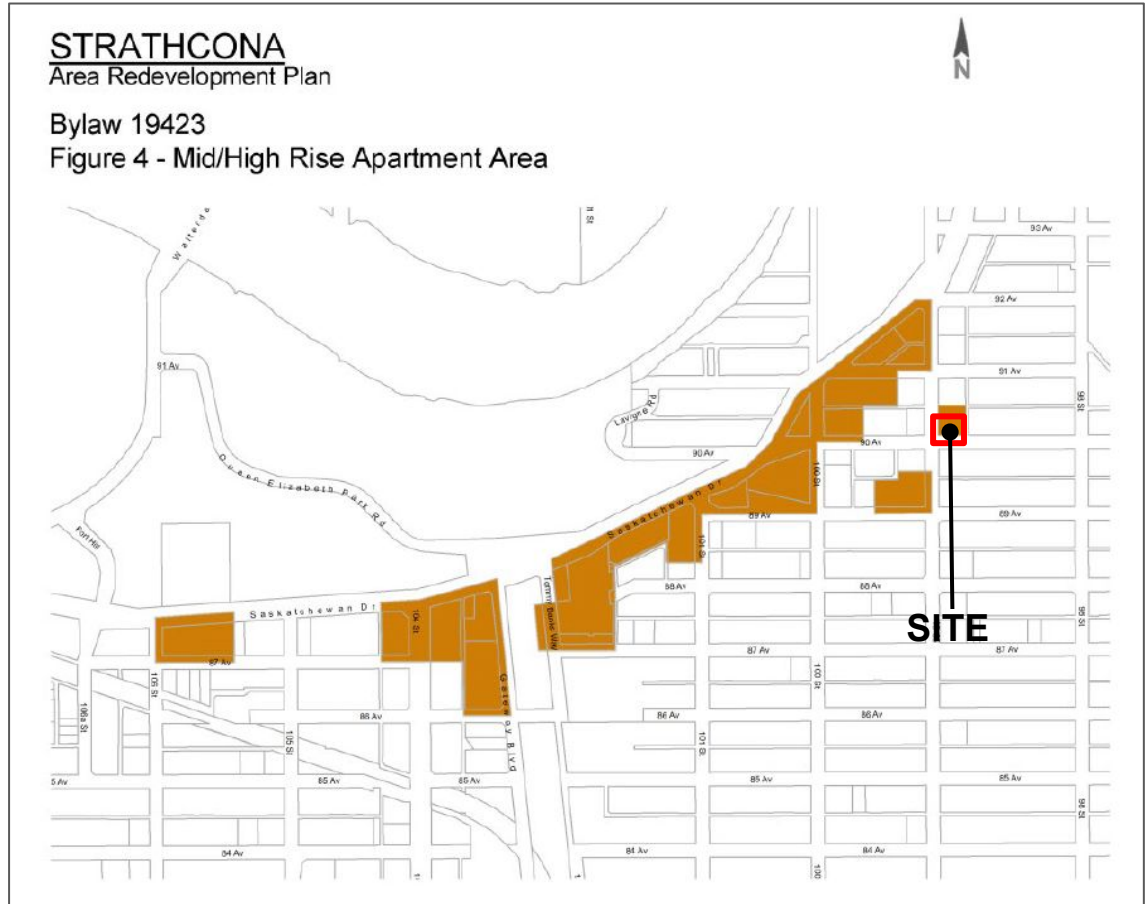
PUBLIC HEARING  
NOTICE  
July 21, 2022



JOURNAL ADS  
July 29, 2022 and  
Aug 6, 2022



THE CITY PLAN



STRATHCONA ARP



ADMINISTRATION'S RECOMMENDATION: **APPROVAL**