Bylaw 18113

A Bylaw to amend Bylaw 11890, as amended,
the Strathcona Area Redevelopment Plan

WHEREAS pursuant to the authority granted to it, City Council on December 15, 1998 passed Bylaw 11890, being a bylaw to adopt the Strathcona Area Redevelopment Plan; and

WHEREAS an application was received by Sustainable Development to amend Bylaw 11890, as amended, the Strathcona Area Redevelopment Plan;

WHEREAS City Council now deems it in the public interest to amend the Strathcona Area Redevelopment Plan Bylaw; and

NOW THEREFORE after due compliance with the relevant provisions of the Municipal Government Act RSA 2000, ch. M-26, as amended, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

1. That Bylaw 11890, as amended, the Strathcona Area Redevelopment Plan is amended by:

    a. deleting Chapter 3, Section – Mixed Low and Medium Density Residential Area, Policy 1 in its entirety and replacing with the following:
    "Properties that are developed for low density residential use will retain their current zoning, and redevelopment for single family dwellings will be encouraged except at the following locations where Apartment Housing development up to 4 storeys may be supported if done through a (DC2) Site Specific Development Control Provision to ensure a sensitive and compatible fit:
        i. 10125 – 84 Avenue NW, legally described as Lot 33, Block 78, Plan 1523194; and
        ii. 10111, 10115, 10119 and 10123 – 88 Avenue NW, legally described as Lots 28 - 31, Block 114, Plan 2340HW."
    b. deleting Chapter 3, Section – Mixed Low and Medium Density Residential Area, Policy 4.a in its entirety, and replacing with the following:

"Reducing the height of apartments to 3 storeys, including habitable basement development except at the following locations where Apartment Housing development up to 4 Storeys may be supported via a (DC2) Site Specific Development Control Provision provided the remaining clauses of Policy 4 below are followed:

i. 10125 – 84 Avenue NW, legally described as Lot 33, Block 78, Plan 1523194; and
ii. 10111, 10115, 10119 and 10123 – 88 Avenue NW, legally described as Lots 28 - 31, Block 114, Plan 2340HW;"

READ a first time this	day of	, A. D. 2017;
READ a second time this	day of	, A. D. 2017;
READ a third time this	day of	, A. D. 2017;
SIGNED and PASSED this	day of	, A. D. 2017.

THE CITY OF EDMONTON

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MAYOR

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CITY CLERK