

Amendment to Groat Estate Implementation Plan

Recommendation:

That the Amendment to the Groat Estate Implementation Plan as outlined in Attachment 1 of the July 10, 2017, Sustainable Development report CR_4923, be approved.

(This recommendation can be considered after the Statutory Public Hearing)

Purpose

The proposed amendment updates figures, text and the concept map to reflect the changes proposed by the associated rezoning proposed under Bylaw 18110.

Advertising and Signing

This Amendment has been advertised in the Edmonton Journal on Friday, June 23, 2017, and Saturday, July 1, 2017. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this Amendment.

Report

The proposed amendment to the Groat Estate implementation Plan is to amend two policies and two figures related to the properties adjacent to Clifton Place and to update the Land Use Concept map to reflect new zones.

The proposed amendment to the Groat Estate Implementation Plan is accompanied by an associated rezoning, Bylaw 18110.

Comments from civic departments and utility agencies have been addressed.

Policy

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

Corporate Outcomes

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

- Edmonton is attractive and compact - This resolution deals with the goals of transforming Edmonton's urban form and improving Edmonton's livability by facilitating development that increases intensity of land use within a mature neighbourhood.

Public Consultation

On July 5, 2016, the applicant sent pre-notification letters to surrounding property owners as well as the presidents of the Glenora Community League, Oliver Community League, Westmount Community League, and the 124 Street and Area Business Revitalization Zone.

On February 7, 2017, the applicant held a public open house to provide information and collect feedback on their application.

On February 23, 2017, Sustainable Development sent an advance notice to surrounding property owners as well as the presidents of the Glenora Community League, Oliver Community League, Westmount Community League, and the 124 Street and Area Business Revitalization Zone.

On May 4, 2017, Sustainable Development held a public open house regarding this application.

A summary of the comments and concerns received in response to this public engagement is contained in the attached sustainable Development report.

Attachments

1. Amendment to the Groat Estate Implementation Plan
2. Sustainable Development report