

CHARTER BYLAW 20321

To allow for institutional and community service uses, Bergman

Purpose

Rezoning from (AGU) Urban Reserve Zone and (RF1) Single Detached Residential Zone to (US) Urban Services Zone; located at 12301 - 50 Street, 4903 - 124 Avenue and 12304 to 12332 - 49 Street NW.

Readings

Charter Bylaw 20321 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 20321 be considered for third reading.”

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on October 14, 2022 and October 22, 2022. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

Charter Bylaw 20321 proposes to amend the Zoning Bylaw from (AGU) Urban Reserve Zone and (RF1) Single Detached Residential Zone to (US) Urban Services Zone. The US Zone will allow for publicly or privately owned facilities that are of an institutional or community service nature, such as Community Recreation Services, Education Services and Religious Assembly.

With development of the lands, the owner will be required to upgrade the surrounding roadways, construct 425 metres of new water mains complete with hydrants, and a shared use path on the east side of 50 Street NW between 123 and 124 Avenue NW.

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Community Insights

Advance Notice was sent to surrounding property owners and the president of the Beacon Heights Community League on March 02, 2022. Four responses were received and are summarized in the attached Administration Report.

Attachments

1. Charter Bylaw 20321
2. Administration Report (attached to item 3.8 - Bylaw 20320)