

BYLAW 20318

To amend the Riverview Area Structure Plan

Purpose

To remove the Grandisle Neighbourhood (Neighbourhood 4) from the plan.

Readings

Bylaw 20318 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 Bylaw 20318 be considered for third reading.”

Advertising and Signing

This Bylaw was advertised in the Edmonton Journal on November 18, 2022, and November 26, 2022. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Bylaw.

Report

Bylaw 20318 proposes to amend the Riverview Area Structure Plan (ASP) by removing the Grandisle neighbourhood (Neighbourhood 4) in its entirety. This will reduce the number of neighbourhoods subject to the ASP from 5 to 4, and expand the River’s Edge Neighbourhood Structure Plan (NSP) and White Birch NSP boundaries by 105 hectares and 88 hectares, respectively. This amendment includes a reconfiguration of the Urban Village Park and a minor shift of a stormwater management facility to the southeast as it better aligns with the natural topography of the land and is further set back from the top of bank.

The ASP’s map, figures and Land Use and Population Statistics would be updated to align with the proposed amendment.

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The application aligns with applicable goals and policies of The City Plan by contributing towards accommodating a future population of 1.25 million within Edmonton's existing boundaries.

An associated plan amendment to the River's Edge Neighbourhood Structure Plan (NSP), Bylaw 20319, is proceeding concurrently to align the NSP with these ASP changes. No NSP has yet been developed for the White Birch Neighbourhood.

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

Community Insights

Advance Notice was sent to surrounding property owners and the presidents of the West Edmonton Council of Community Leagues as well as the Cameron Heights, Greater Windermere & Wedgewood Ravine Community Leagues on August 10, 2021. Eleven responses were received and are summarized in the attached Administration Report.

Attachments

1. Bylaw 20318
2. Administration Report