

## Bylaw 18053

To allow for medium density residential and parks uses, Glenridding Ravine

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### Purpose

Rezoning from AG to RA7, AP and A, located at 1303 - 156 Street SW, Glenridding Ravine.

### Readings

Bylaw 18053 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 18053 be considered for third reading."

### Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on Friday, May 26, 2017, and Saturday, June 3, 2017. The Bylaw can be passed following third reading.

### Position of Administration

Administration supports this Bylaw.

### Report

The proposed rezoning is located within the Glenridding Ravine Neighbourhood Structure Plan and includes a portion of the western edge of the Whitemud Creek Ravine. It conforms with the land use policies of the Glenridding Ravine Neighbourhood Structure Plan by locating medium density residential adjacent to arterial roads. The application also conforms to the City's Top of Bank Policy C542 by providing connected open spaces and protection of the edge of the Whitemud Creek Ravine. Appendix I of Zoning Bylaw Section 811, a map of the North Saskatchewan River Valley and Ravine System Protection Overlay, is also being amended as part of the proposed bylaw, accordingly.

### Policy

The proposed rezoning supports the policies of the Municipal Development Plan, *The Way We Grow*, by providing for a range of housing types, public park space and the protection of ravine areas.

### Corporate Outcomes

- Edmonton is attractive and compact

### Public Consultation

Sustainable Development sent an advance notice on January 23, 2017, to surrounding property owners, the Heritage Point Community League and the Greater Windermere Community League. No responses were received on the advance notice.

**Attachments**

1. Bylaw 18053
2. Sustainable Development report