

CHARTER BYLAW 20459

To allow for a mix of small scale housing, Glenwood

Purpose

Rezoning from RF1 to RF3; located at 9839 – 159 Street NW.

Readings

Charter Bylaw 20459 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 20459 be considered for third reading.

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on April 6, 2023, and April 15, 2023. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

The purpose of proposed Charter Bylaw 20459 is to change the zoning of one parcel from the (RF1) Single Detached Residential Zone to the (RF3) Small Scale Infill Development Zone to allow for a mix of small-scale housing. The proposed rezoning adheres to The City Plan target of adding 50% of new units through infill city-wide while diversifying housing types in the Glenwood neighbourhood. To facilitate this rezoning, there is an associated plan amendment to the Jasper Place Area Redevelopment Plan (Bylaw 20458) that will amend two figures.

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

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Community Insights

A notice of the proposed land use changes was mailed to surrounding property owners, the president of the Glenwood Community League, and the president of the West Edmonton Council of Community Leagues on January 24, 2023. No responses were received.

Attachments

1. Charter Bylaw 20459
2. Administration Report (attached to item 3.7 - Bylaw 20458)