

Charter Bylaw 20499

A Bylaw to amend Bylaw 12800, as amended,
The Edmonton Zoning Bylaw
Amendment No. 3645

WHEREAS a portion of Lot A, Block 1, Plan 2122223; located at 2303 - 199 Street NW, The Uplands, Edmonton, Alberta, is specified on the Zoning Map as (AG) Agricultural Zone; and

WHEREAS an application was made to rezone the above described property to (RTCMR) Riverview Town Centre Medium Rise Zone;

NOW THEREFORE after due compliance with the relevant provisions of the Municipal Government Act RSA 2000, ch. M-26, as amended, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

1. The Zoning Map, being Part III to Bylaw 12800 The Edmonton Zoning Bylaw is hereby amended by rezoning the lands legally described as a portion of Lot A, Block 1, Plan 2122223; located at 2303 - 199 Street NW, The Uplands, Edmonton, Alberta, which lands are shown on the sketch plan annexed hereto as Schedule “A”, from (AG) Agricultural Zone to (RTCMR) Riverview Town Centre Medium Rise Zone.
2. The Edmonton Zoning Bylaw is hereby further amended by deleting Appendix I of Section 992 – Special Area Riverview and replacing it with Appendix I of Section 992 – Special Area Riverview, attached hereto as Schedule “B” and forming part of this bylaw.
3. The Edmonton Zoning Bylaw is hereby further amended by deleting Appendix I of Section 993 – Special Area Riverview Town Centre and replacing it with Appendix I of Section 993 – Special Area Riverview Town Centre, attached hereto as Schedule “C” and forming part of this bylaw.

4. The Edmonton Zoning Bylaw is hereby further amended by deleting Appendix II of Section 993 – Special Area Riverview Town Centre and replacing it with Appendix II of Section 993 – Special Area Riverview Town Centre, attached hereto as Schedule “D” and forming part of this bylaw.

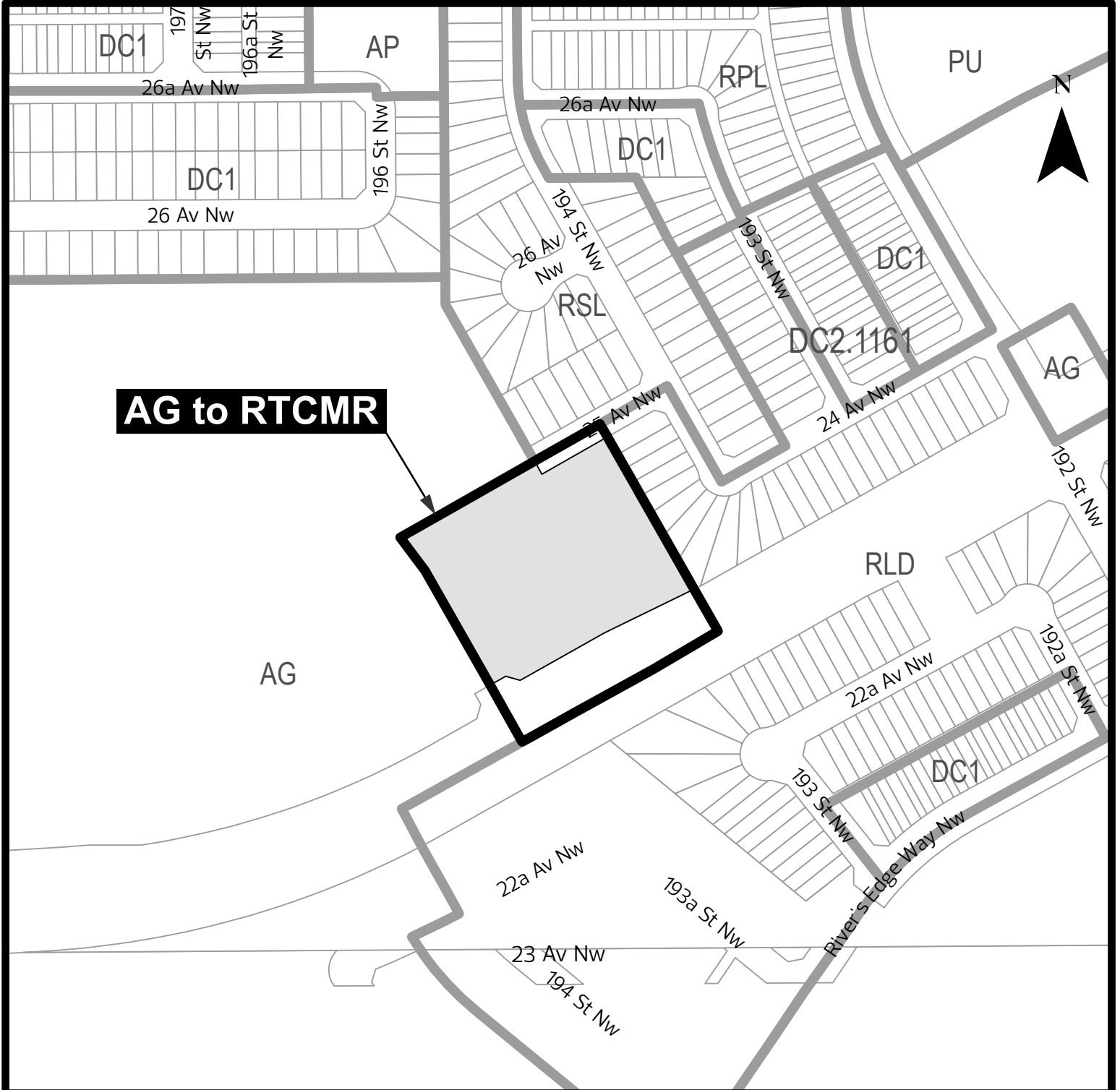
READ a first time this	day of	, A. D. 2023;
READ a second time this	day of	, A. D. 2023;
READ a third time this	day of	, A. D. 2023;
SIGNED and PASSED this	day of	, A. D. 2023.

THE CITY OF EDMONTON

MAYOR

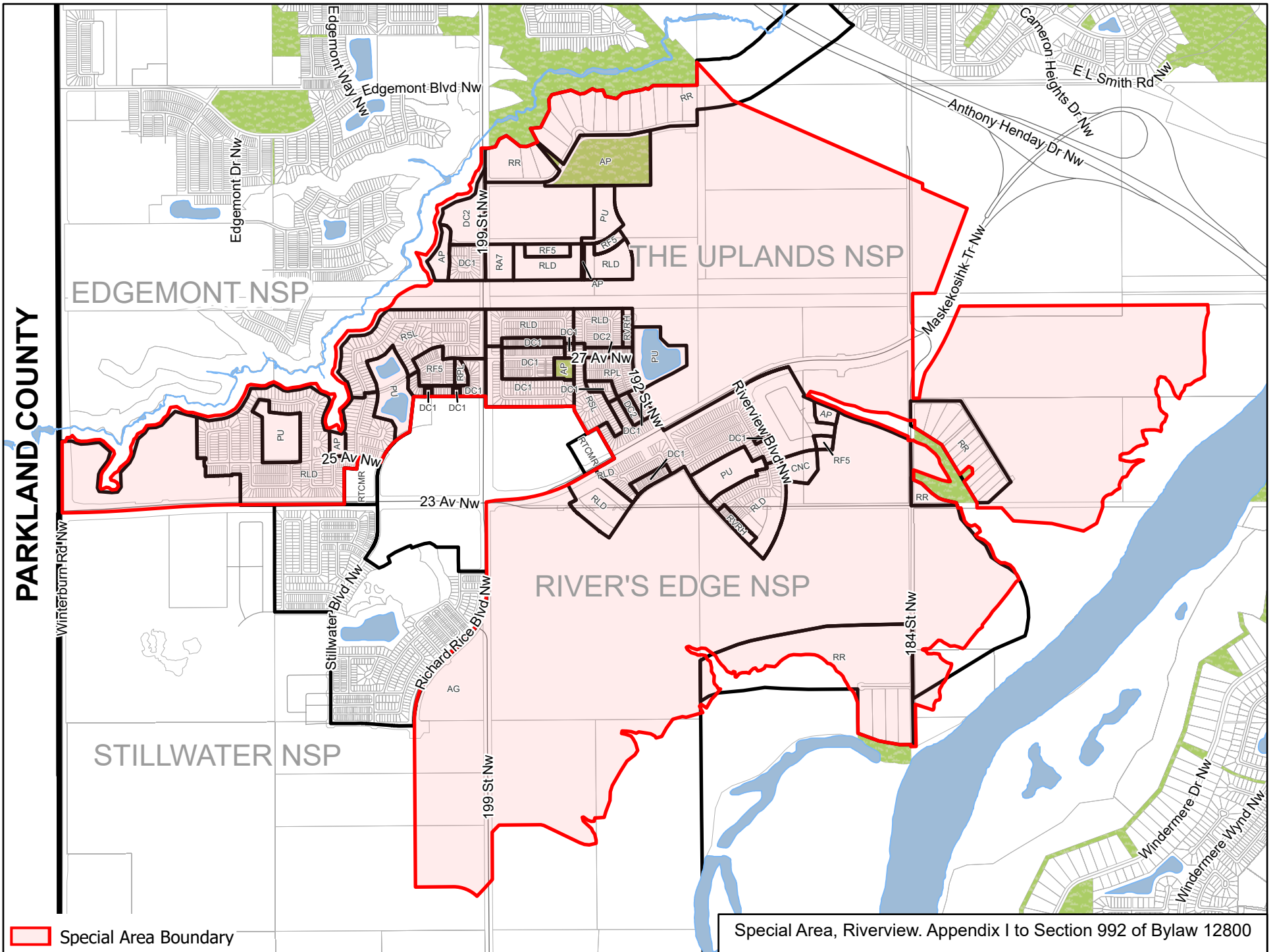
CITY CLERK

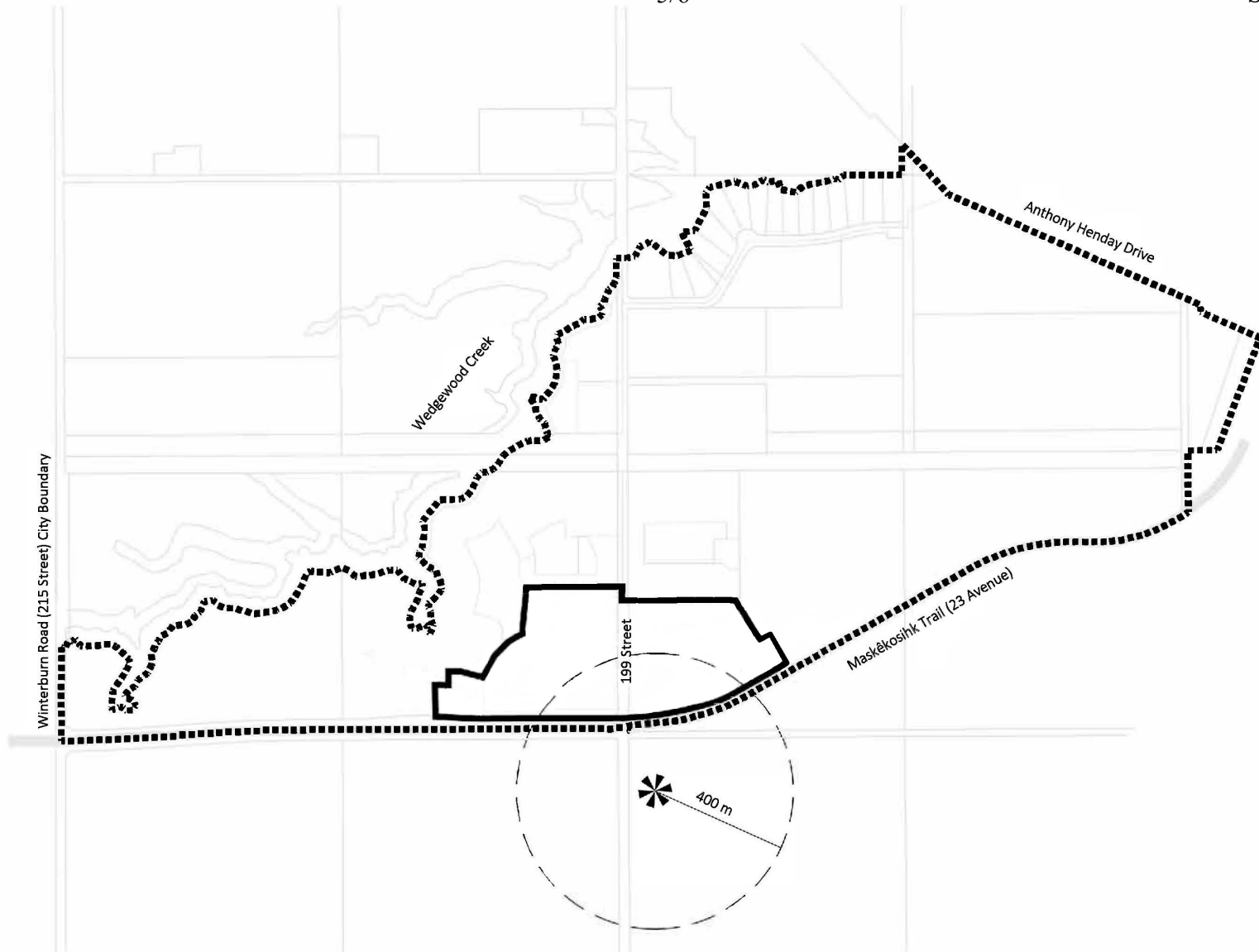
CHARTER BYLAW 20499






AG to RTCMR



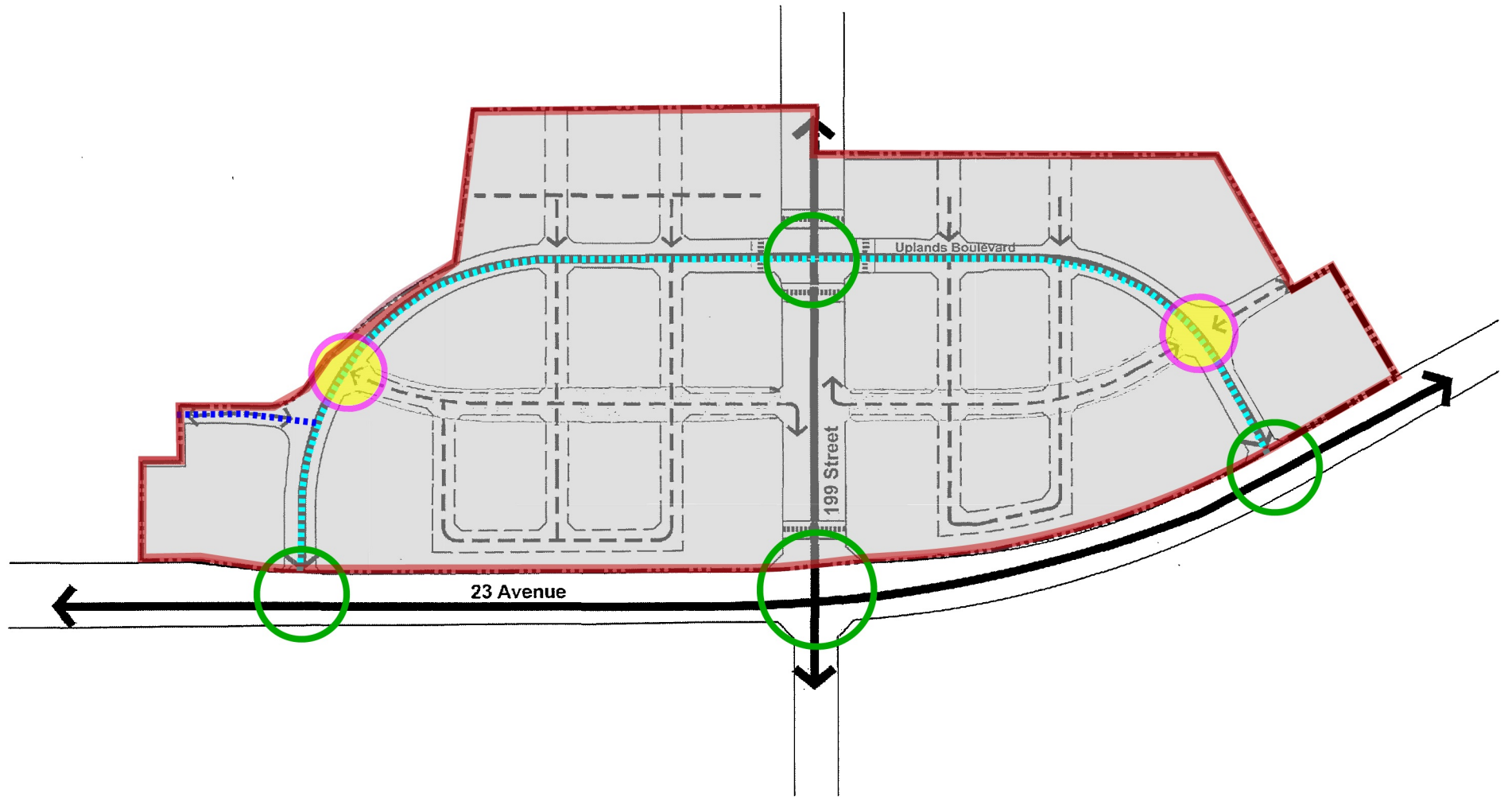




-  Special Area Boundary
-  The Uplands NSP Boundary
-  Future Transit Centre
-  400 m radius

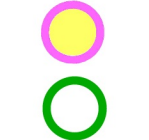
APPENDIX I
Special Area
 Riverview Town Centre
 Special Area

Edmonton, Alberta



Legend

- Special Area Riverview Town Centre Boundary
- Conceptual Publicly Accessible Private Road
- Public Road
- Conceptual Vehicle Access and Circulation
- Pedestrian Crossing at Key Intersections
- Conceptual Pedestrian Connection (Combination of hard and soft landscaping)
- Pedestrian Zone
- Shared Use Path on Both Sides of Roadway
- Shared Use Path on One Side of Roadway



Note: The road network shown shall not prescribe their exact alignment or locations but rather illustrate the need for an interconnected mobility network.

- Roundabout
- Priority Pedestrian Crossings

APPENDIX II
Illustrative Concept Plan
 Riverview Town Centre
 Special Area

Edmonton, Alberta