

BYLAW 20490

To amend the Ellerslie Neighbourhood Structure Plan

Purpose

To exempt a portion of land from the Wernerville Country Residential Special Study Area and redesignate it for medium density residential uses and a greenway within the Ellerslie Neighbourhood Structure Plan.

Readings

Bylaw 20490 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 20490 be considered for third reading.

Advertising and Signing

This Bylaw was advertised in the Edmonton Journal on May 26, 2023, and June 3, 2023. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Bylaw.

Report

Bylaw 20490 proposes to amend the Ellerslie Neighbourhood Structure Plan (NSP) to exempt approximately 4 hectares of land around the 75 Street SW cul-de-sac, north of Ellerslie Road, from the Wernerville Country Residential Special Study area and redesignate it for medium density residential uses and a greenway. This Bylaw will amend figures, policies, and land use statistics within the NSP. This plan amendment is associated with an amendment to the Ellerslie Area Structure Plan (Bylaw 20489) and a proposed rezoning (Charter Bylaw 20491).

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

Community Insights

A notice of proposed land use changes was mailed to surrounding property owners and the Ellerslie and Horizon Community Leagues on October 6, 2022. Online engagement occurred between February 23 and March 8, 2023. A total of 20 responses were received and are summarized in the attached Administration Report.

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Attachments

1. Bylaw 20490
2. Administration Report (Attached to item 3.9 - Bylaw 20489)