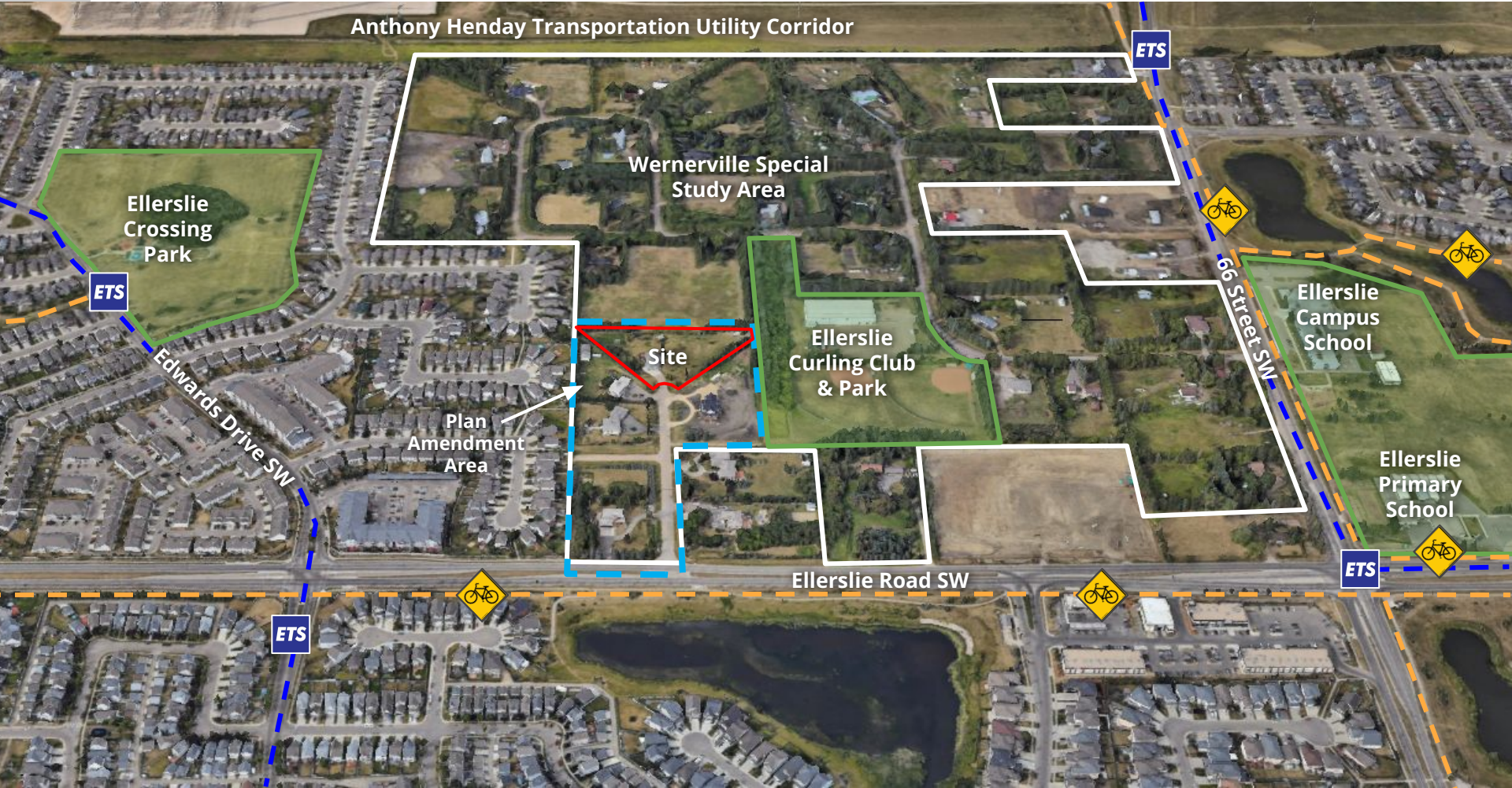


ITEMS 3.9, 3.10, & 3.11
BYLAW 20489, BYLAW 20490 & CHARTER BYLAW 20491
ELLERSLIE

DEVELOPMENT
SERVICES
JUN 12, 2023

Edmonton



3 SITE VIEW



Existing Pedestrian Connections



Comments

- Inappropriate height and density
- Insufficient infrastructure
- Unique rural character
- Loss of green space, trees, and wildlife
- Light and noise pollution
- Traffic and parking concerns
- Safety and privacy impacts



MAILED NOTICE
Oct 6, 2022



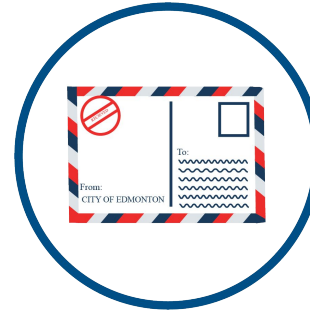
CITY WEBPAGE
Oct 20, 2022



SITE SIGNAGE
Oct 21, 2022



ONLINE ENGAGEMENT
Feb 23 - Mar 8, 2023



PUBLIC HEARING NOTICE
May 18, 2023



JOURNAL AD
May 26 & June 3,
2023

5 PROPOSED ZONING

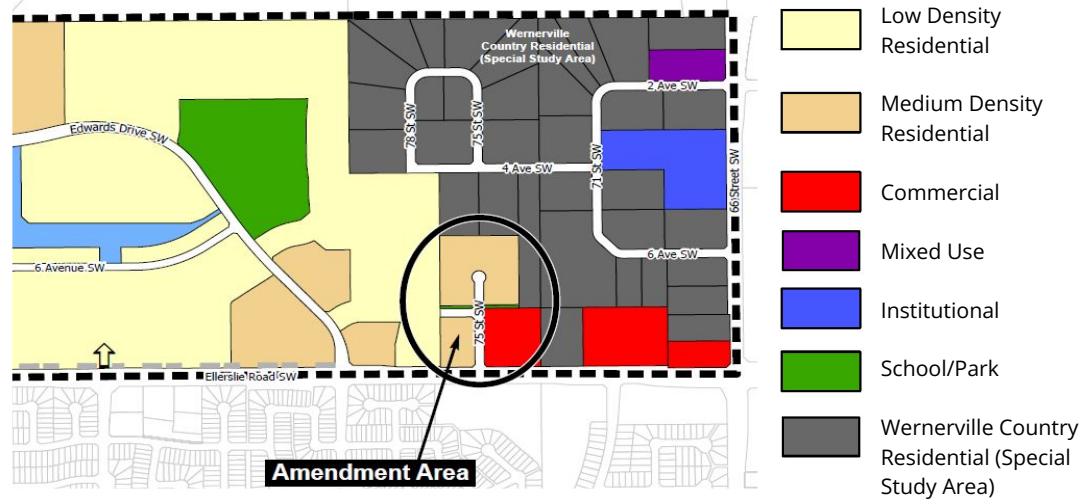


SITE VIEW

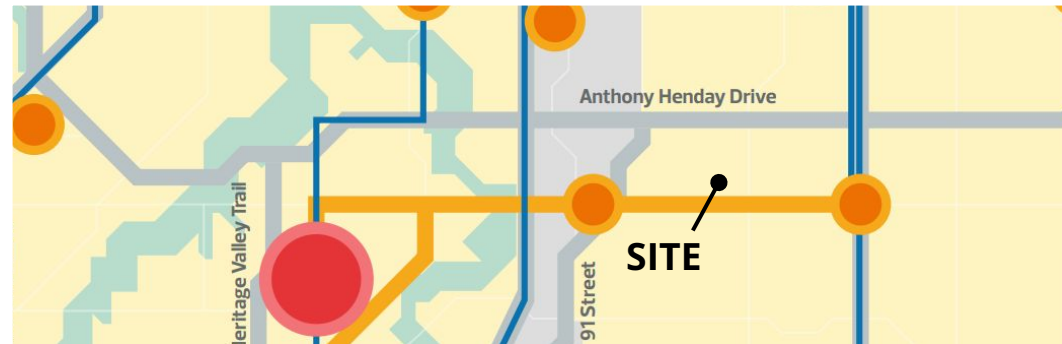
REGULATION	RR Current Zoning	RA7 Proposed Zoning
Principal Building	Single detached housing	Multi-unit housing
Commercial Uses Permitted	No	Limited at grade
Height	10.0 m	14.5 m - 16.0 m
Density	<i>Maximum</i> 1 principal & 1 secondary dwelling	<i>Minimum</i> 45 units per hectare
Setbacks		
Front	7.5 m	4.5 m
Rear	7.5 m	7.5 m
Sides	5.0 m	3.0 m



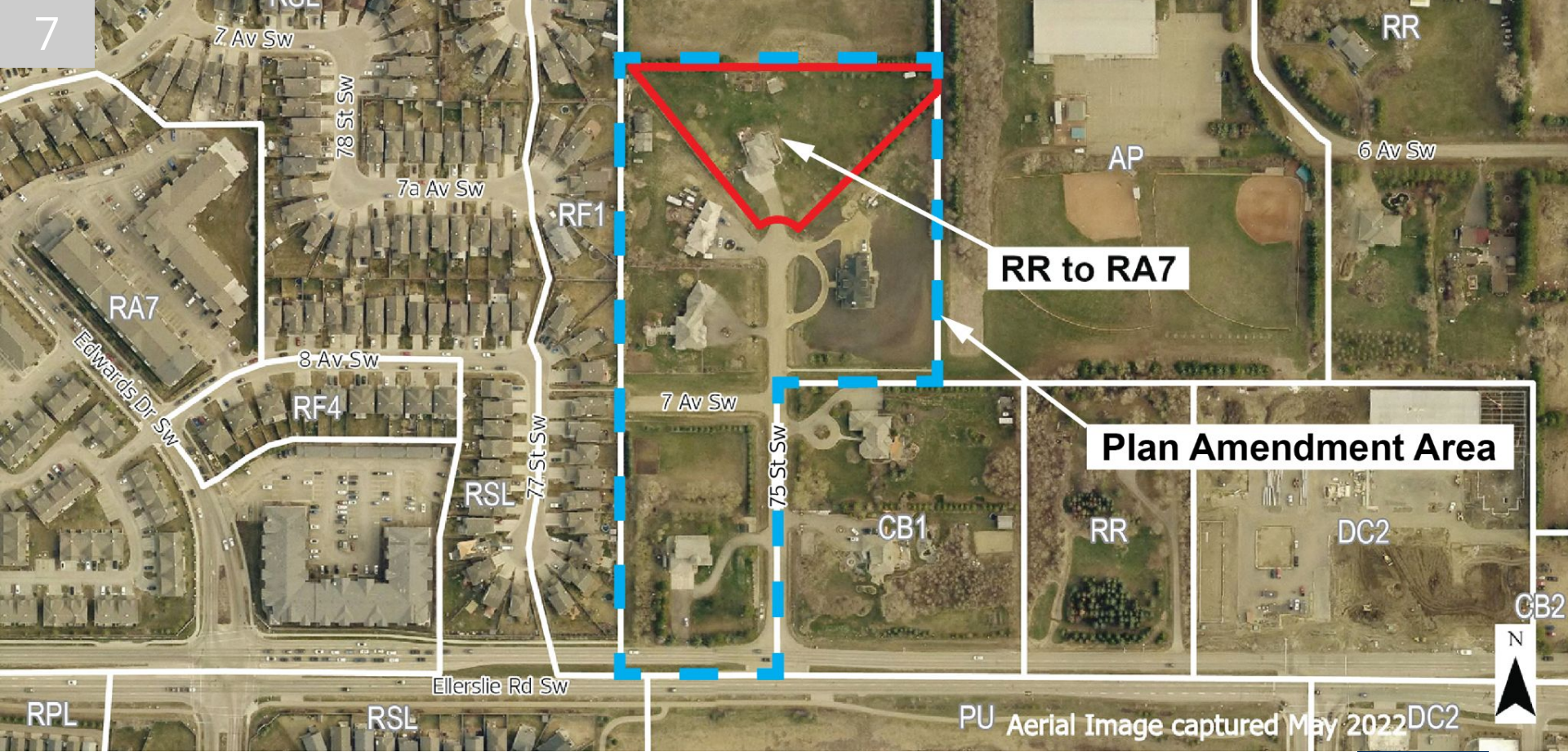
SITE VIEW



ELLERSLIE NSP



THE CITY PLAN



ADMINISTRATION'S RECOMMENDATION: **APPROVAL**

