Bylaw 20517

A Bylaw to amend Bylaw 18145, being the Stadium Station Area Redevelopment Plan

WHEREAS pursuant to the authority granted to it, City Council on February 26, 2018, passed Bylaw 18145, being a bylaw to adopt the Stadium Station Area Redevelopment Plan; and

WHEREAS from time to time Council finds it desirable to amend the Stadium Station Area Redevelopment Plan; and

WHEREAS the Municipal Council of the City of Edmonton now deems it in the public interest to amend the Stadium Station Area Redevelopment Plan Bylaw; and

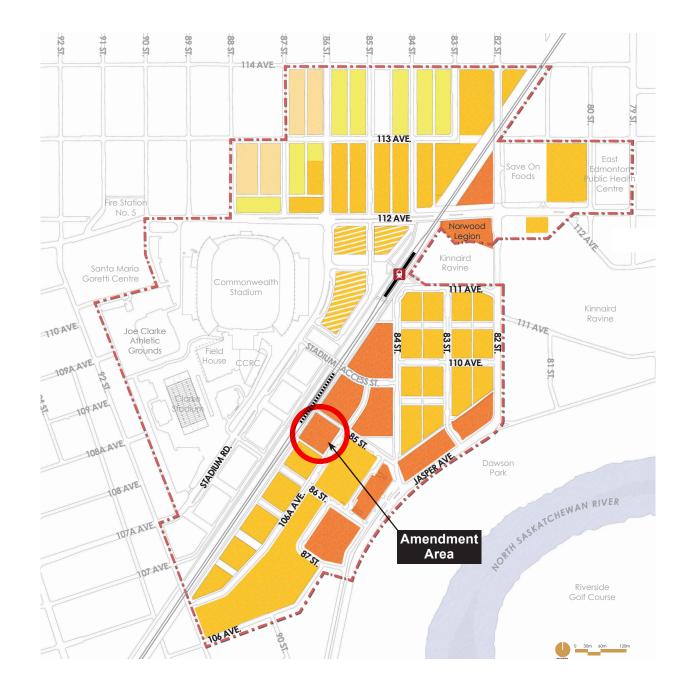
NOW THEREFORE after due compliance with the relevant provisions of the Municipal Government Act RSA 2000, ch. M-26, as amended, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

- 1. That Bylaw 18145, as amended, the Stadium Station Area Redevelopment Plan is hereby further amended by:
 - a. deleting the text of policy 2.c, Required Ground-Floor Build-To Lines, and replacing with the following:
 - "Buildings fronting the LRT corridor, where indicated, require a min. 5 m/ max. 7.5 m setback";
 - b. deleting "Figure 57: Residential Framework", and replacing it with "Figure 57: Residential Framework" attached hereto as Schedule "A"; and forming part of this Bylaw;
 - c. deleting "Figure 66: Required Ground-Floor Build-To Lines", and replacing it with "Figure 66: Required Ground-Floor Build-To Lines" attached hereto as Schedule "B"; and forming part of this Bylaw; and

d. deleting "Figure 68: Permitted Building Heights", and replacing it with "Figure 68: Permitted Building Heights" attached hereto as Schedule "C"; 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	

Figure 57: Residential Framework (Amended by Bylaw 20517, June 2023)





89 ST. 88 ST 91 ST. 114 AVE. Plan Boundary **Existing Stadium Station** LRT Tracks **Existing LRT Station Platform** Potential LRT Platform 113 AVE. Zero-metre Setback 5 M Min./7.5 M Max. Setback East Save On Edmonton Foods Public Health Centre No. 5 112 AVE. **Amendment** Area Kinnaird Ravine Goretti Centre Commonwealth THAVE. Kinnaird Ravine 110 AVE Joe Clarke Athletic Grounds House 110 AVE. nni to 1084 AVE Park HORTH SASKATCHEWAN RIVER OS AVE. 107 AVE Riverside Golf Course

Figure 66: Required Ground-Floor Build-To Lines

92 ST. Plan Boundary **Existing Stadium Station** LRT Tracks **Existing LRT Station Platform** Potential LRT Platform 113 AVE Max. 30 Storeys Max. 8 Storeys Save On Edmonton Max. 6 Storeys Foods Public Health Max. 4 Storeys Centre Max. 3 Storeys 112 AVE Kinnaird Ravine Santa Maria Goretti Centre Commonwealth Stadium Kinnaird Ravine HO AVE. Joe Clarke Athletic Field Grounds House nni to 1084 AVE. HORTH SASKATCHEWAN RIVER 107A AVE Amendment Area 107 AVE Riverside Golf Course

Figure 68: Permitted Building Heights (Amended by Bylaw 20517, June 2023)