

CHARTER BYLAW 20434

To allow for additional uses in a commercial development, Strathcona Industrial Park

Purpose

Rezoning from CHY to DC2; located at 3415, 3535, 3605, 3703, and 3751 Gateway Boulevard NW

Readings

Charter Bylaw 20434 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 20434 be considered for third reading.

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on June 23, 2023, and June 30, 2023. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

The purpose of Charter Bylaw 20434 is to rezone the subject site from the (CHY) Highway Corridor Zone to a (DC2) Site Specific Development Control Provision. The proposed DC2 Provision will expand the range of commercial, office, professional, and health care services, community, recreational, and entertainment uses available on the site. This proposal conforms with the Calgary Trail Land Use Study which designates the site for commercial development.

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

Community Insights

A notice of the proposed land use changes was mailed to surrounding property owners on September 26, 2022. No responses have been received.

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Attachments

1. Charter Bylaw 20434
2. Administration Report