

ITEM 3.9 & 3.10

BYLAW 20607 & CHARTER BYLAW 20608

To allow for mid rise multi-unit housing in
Mactaggart

**EDMONTON CITY COUNCIL
PUBLIC HEARING**

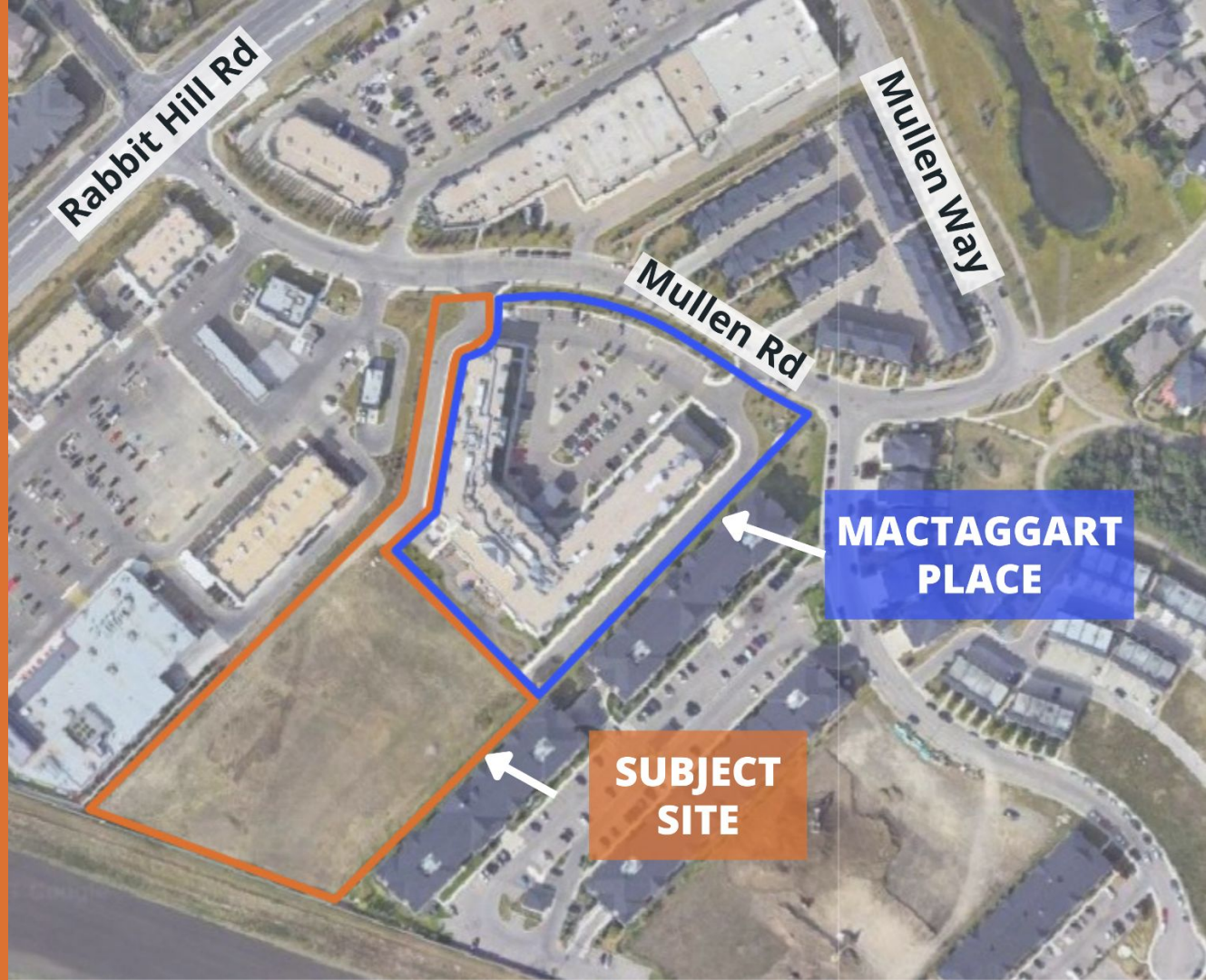
October 3, 2023

Allison Rosland, MPLAN, Situate



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PLANNING + PLACEMAKING

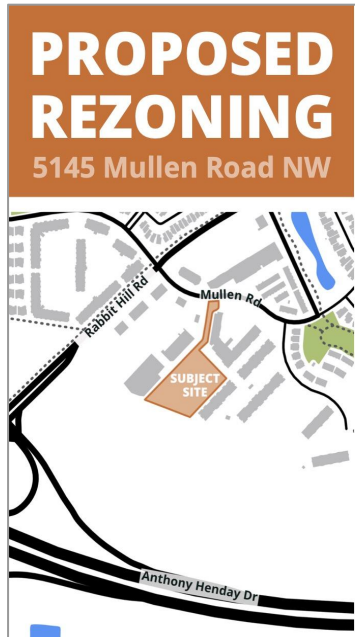
SITE LOCATION & HISTORY



NEIGHBOUR RELATIONS



NEIGHBOUR RELATIONS



*Note that the image is for illustrative purposes only and is not a proposed concept or rendering for the new building.

WHAT'S HAPPENING?

Situate is pleased to get in touch with you on behalf of TACADA and Deveraux Developments about an upcoming rezoning application. We're applying to rezone the site to the RA8 medium rise apartment zone, which would allow for a six storey residential building.

You may also receive a notice City of Edmonton. If you have any questions about the application, you may contact the City and/or reach out to us directly.

WANT MORE INFORMATION?

<https://sites.google.com/situateinc.ca/mactaggart-mullen-road>



CONTACT US

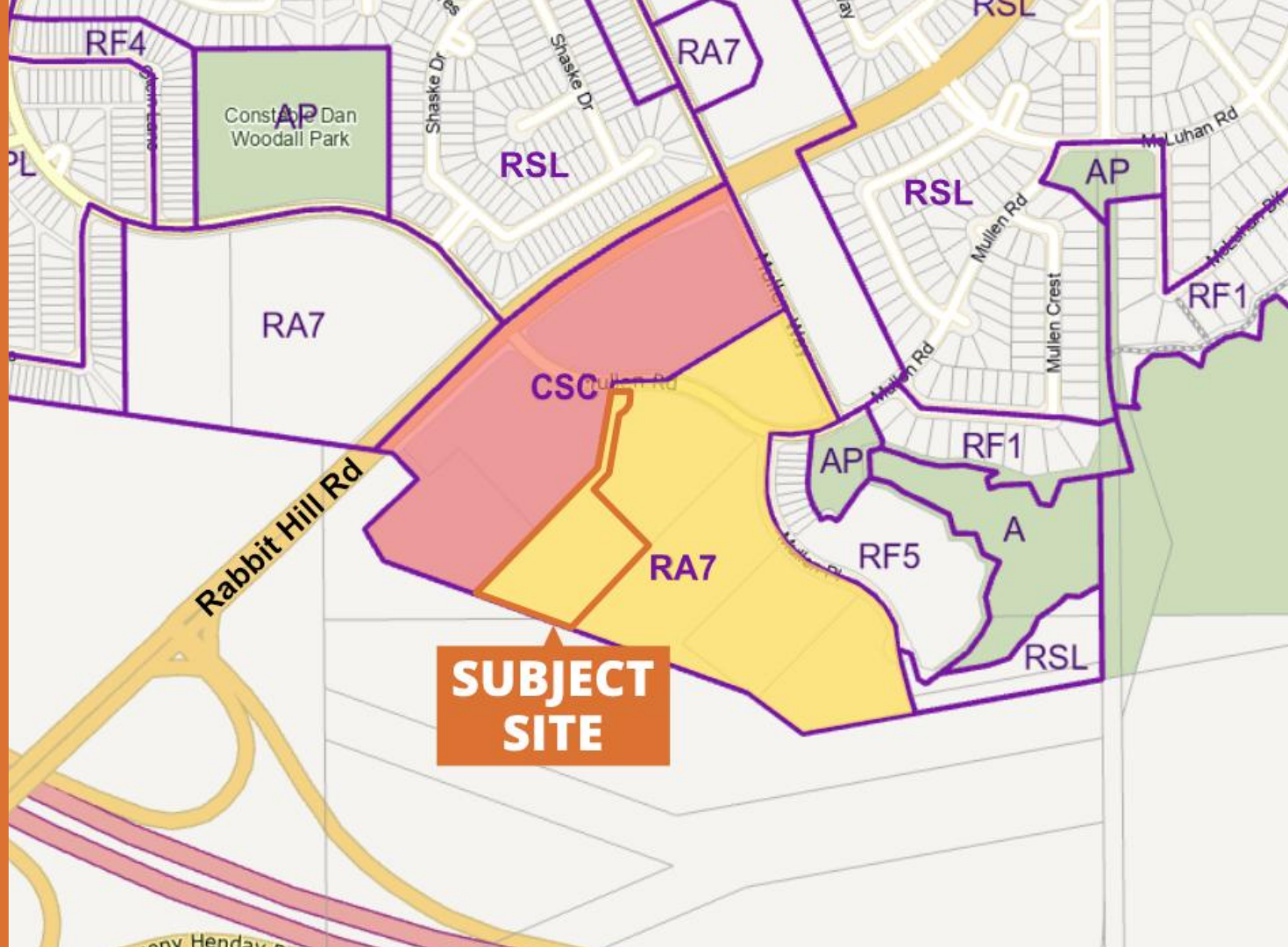
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CONTEXT & LAND USE

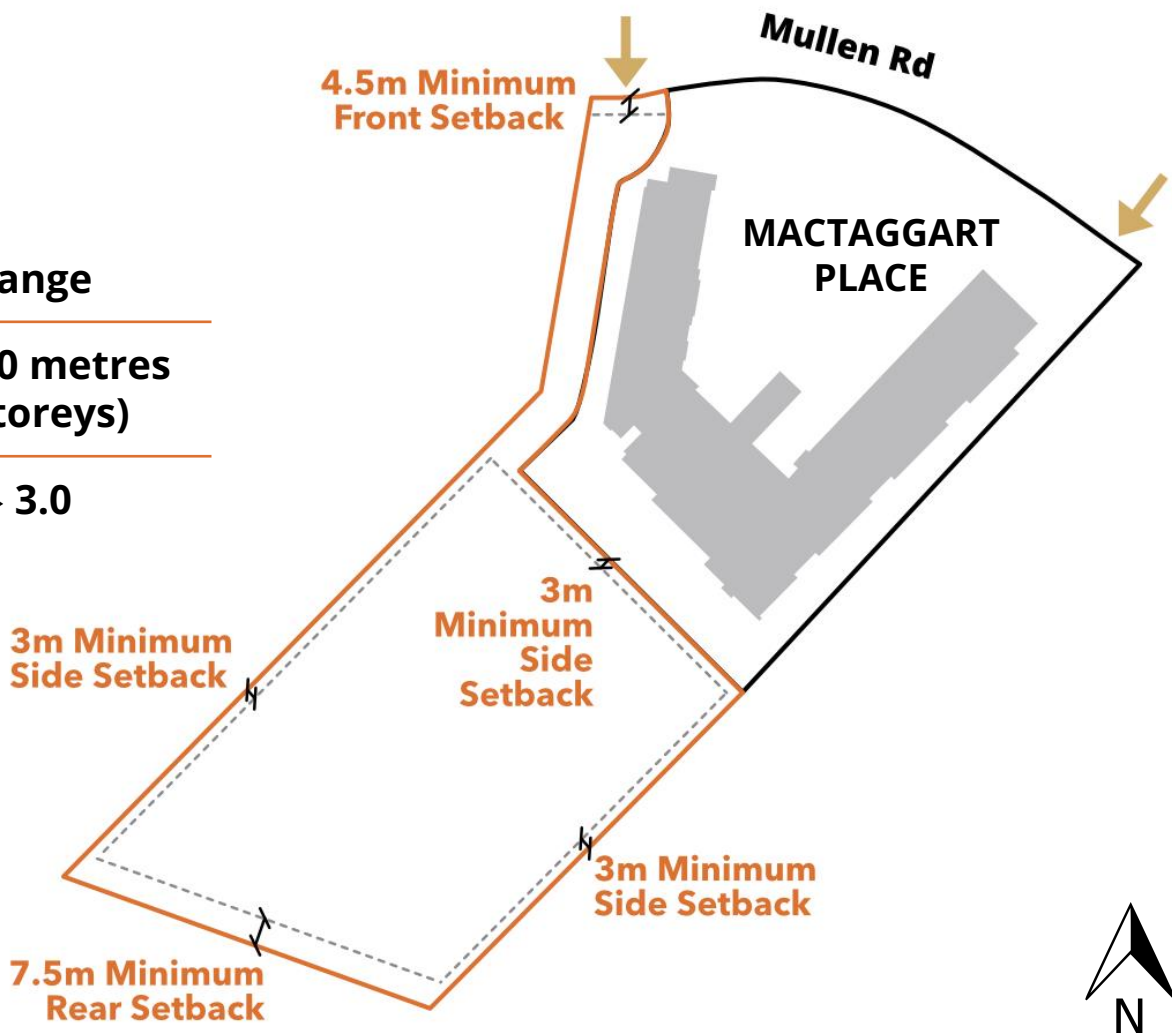


RA7 & CSC ZONED AREA

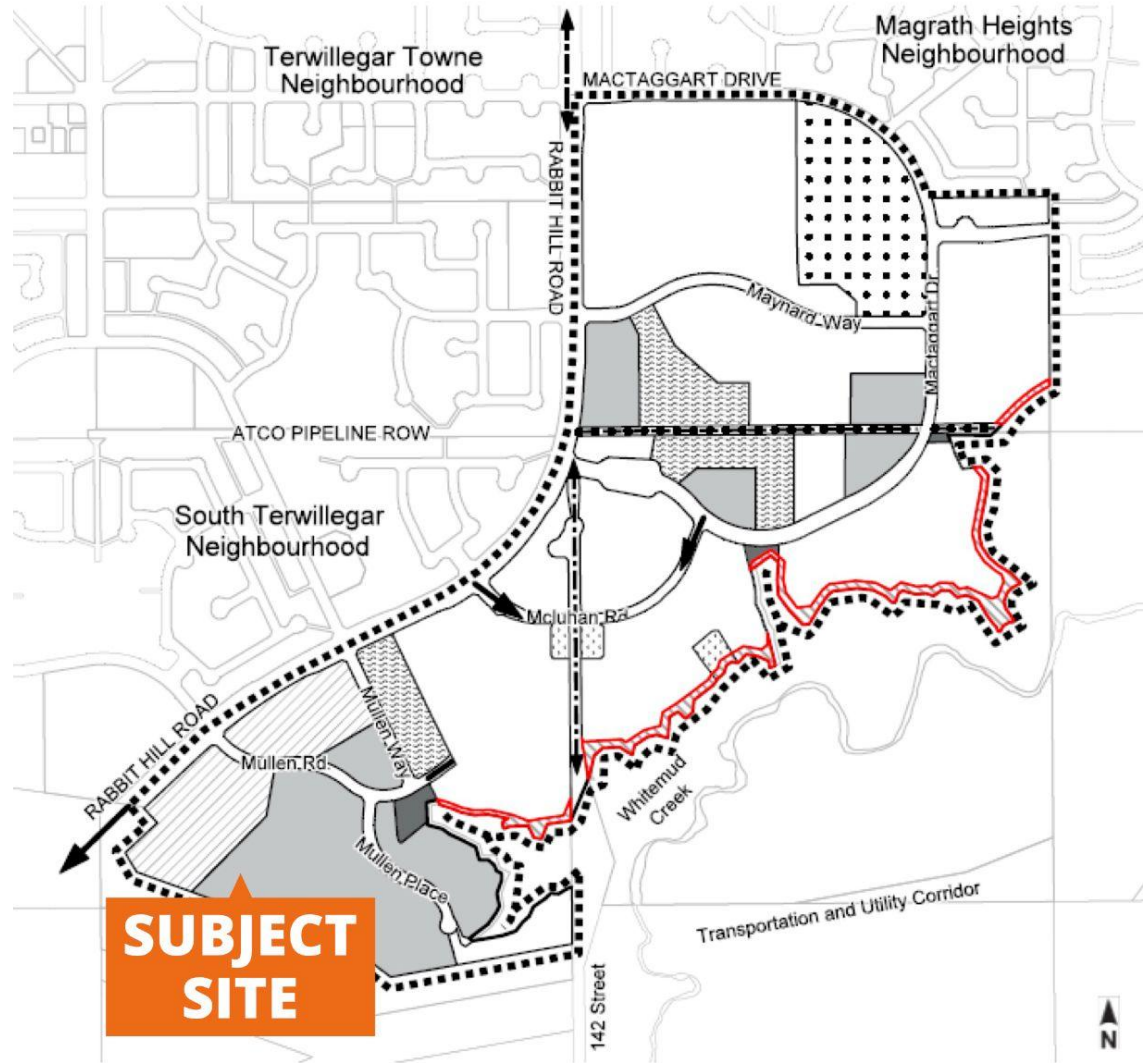
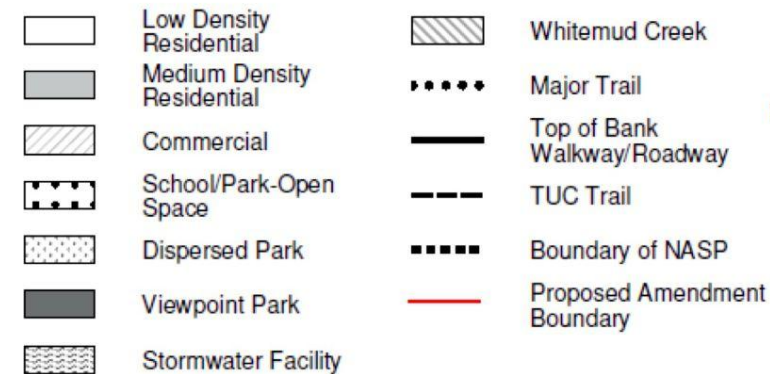


RA7 & RA8 ZONE COMPARISON

SETBACKS	No Change
BUILDING HEIGHT	16.0 → 23.0 metres (4 → 6 storeys)
FLOOR AREA RATIO	2.3 → 3.0



MACTAGGART NEIGHBOURHOOD ASP





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