

COUNCIL REPORT – LAND USE PLANNING BYLAW

Edmonton

BYLAW 20635

To amend the Heritage Valley Town Centre Neighbourhood Area Structure Plan

Purpose

To amend the Heritage Valley Town Centre Neighbourhood Area Structure Plan by updating the text to allow for a denser mixed use development form, in support of a proposed rezoning (Charter Bylaw 20636).

If Zoning Bylaw 20001 is approved as proposed at the October 16, 2023 Public Hearing, the proposed (RA7) Low Rise Apartment Zone will become the (RM h23.0) Medium Scale Residential Zone, effective January 1, 2024.

Readings

Bylaw 20635 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 20635 be considered for third reading.

Advertising and Signing

This Bylaw was advertised in the Edmonton Journal on October 20, 2023 and October 28, 2023. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Bylaw.

Report

See Attachment 2 - Planning Report.

Attachments

1. Bylaw 20635
2. Planning Report