

Bylaw 20635

A Bylaw to amend Bylaw 15296
being the Heritage Valley Town Centre Neighbourhood Area Structure Plan

WHEREAS pursuant to the authority granted to it by the Municipal Government Act, on December 16, 2009, the Municipal Council of the City of Edmonton passed Bylaw 15296, being the Heritage Valley Town Centre Neighbourhood Area Structure Plan; and

WHEREAS Council found it desirable to amend the Heritage Valley Town Centre Neighbourhood Area Structure Plan through the passage of Bylaws 15564, 18068, 18770, 19111, 19333, 19426, 19852, 19910, and 20323; and

WHEREAS an application was received by Administration to amend the Heritage Valley Town Centre Neighbourhood Area Structure Plan; and

WHEREAS Council considers it desirable to amend the Heritage Valley Town Centre Neighbourhood Area Structure Plan;

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 as follows:

1. That Bylaw 15296, as amended, being the Heritage Valley Town Centre Neighbourhood Area Structure Plan is hereby amended by:
 - a. Deleting the first table under Section 3.3.7 Mixed Uses, subsection Mixed Uses (MU), and substituting therefor the following:

USES	POTENTIAL BUILDING TYPES	HEIGHT
<ul style="list-style-type: none">- Residential- Live/Work Units- Office Uses- Convenience Retail	<ul style="list-style-type: none">- Apartment Housing- Stacked Row Housing, including Row Housing- Apartment housing integrated with institutional / business / office uses	Maximum 6 storeys

<ul style="list-style-type: none"> - Institutional - Business 	<ul style="list-style-type: none"> - Apartment housing integrated with commercial uses (maximum 275 m2/ha) - Institutional / business / office building 	
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READ a first time this	6th day of November	, A. D. 2023;
READ a second time this	6th day of November	, A. D. 2023;
READ a third time this	6th day of November	, A. D. 2023;
SIGNED and PASSED this	6th day of November	, A. D. 2023.

THE CITY OF EDMONTON


MAYOR


CITY CLERK