

ITEMS 3.17 and 3.18: Bylaw 19377

To allow for ground oriented multi-unit housing, Westmount

**EDMONTON CITY COUNCIL
PUBLIC HEARING
AUGUST 18, 2020**

Chelsey Jersak, MA, RPP, Situate



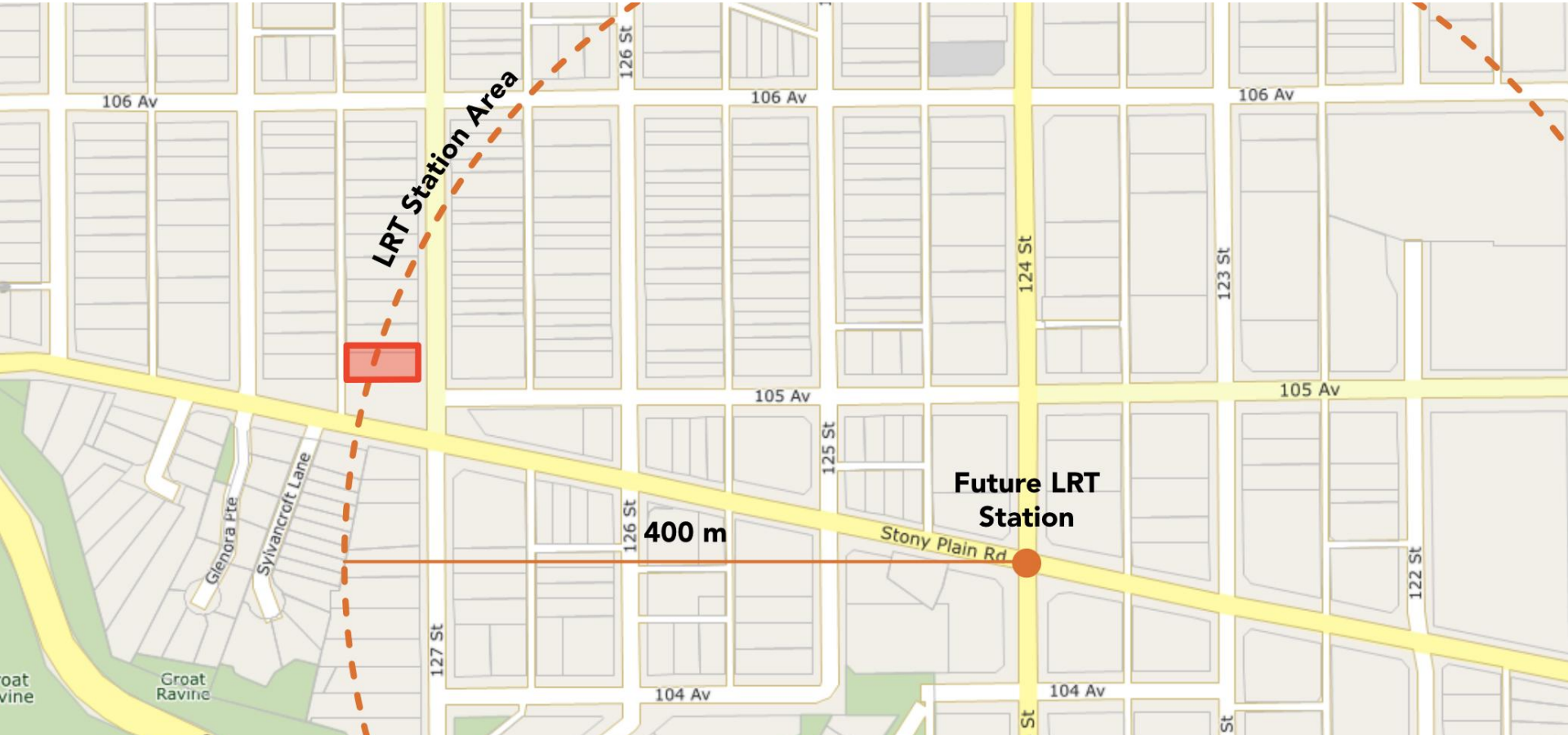
°situate
PLANNING + PLACEMAKING



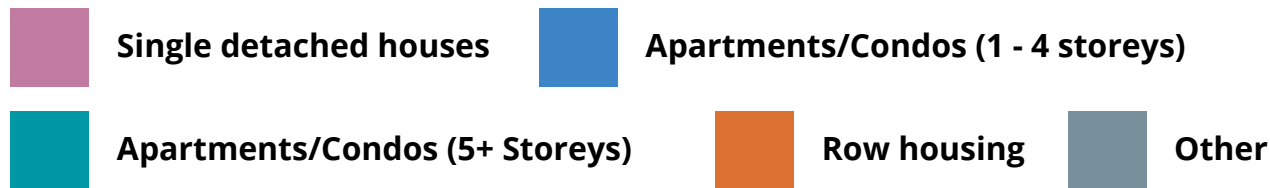
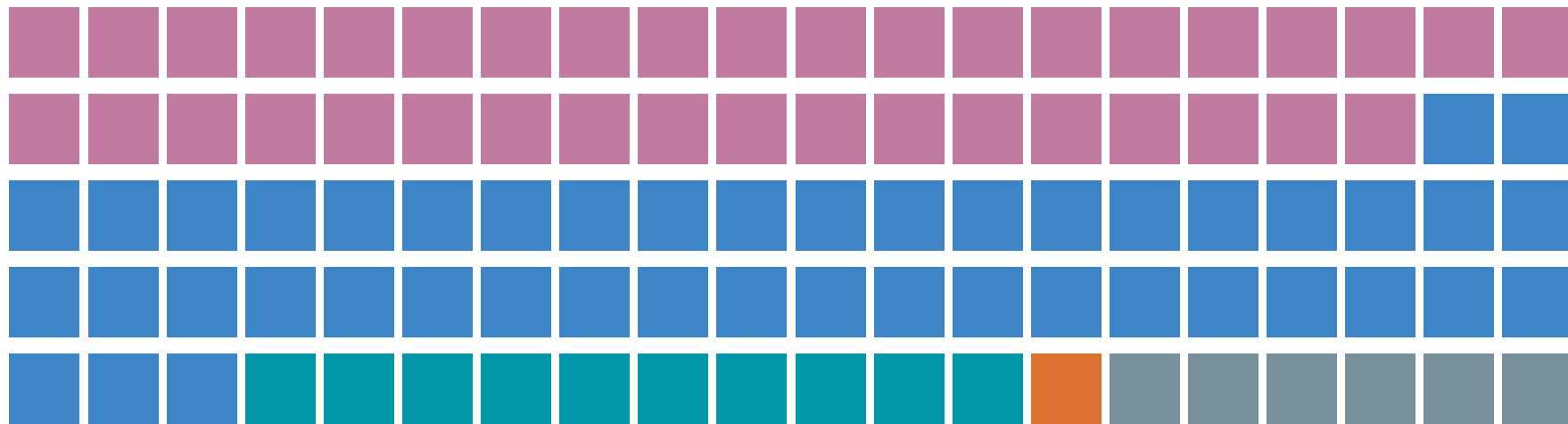
(NODES AND) CORRIDORS



TRANSIT ORIENTED DEVELOPMENT

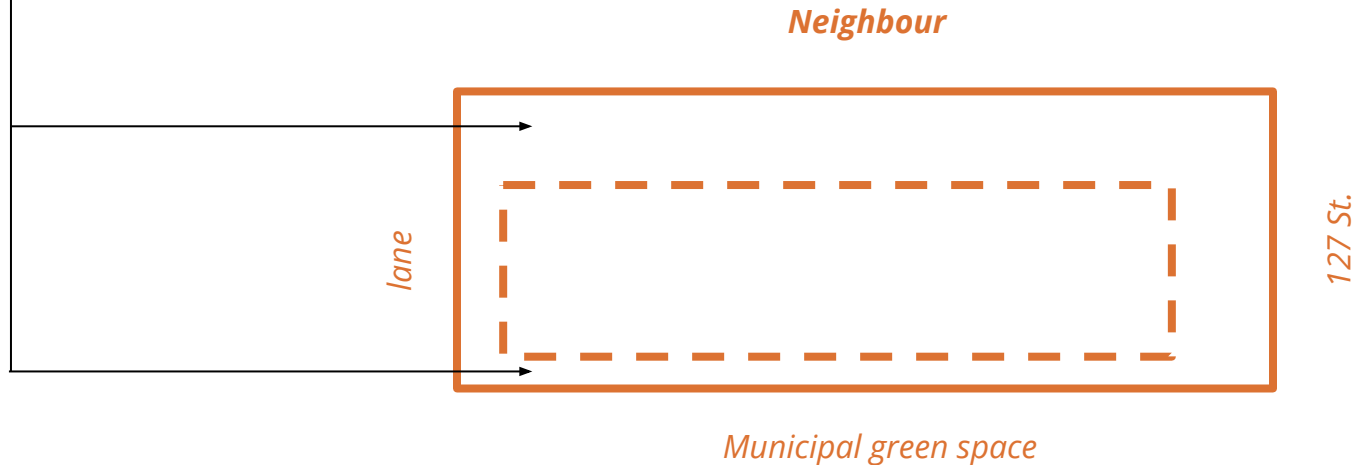


MISSING MIDDLE



WHY DC2?

- REDUCED south setback + INCREASED north setback
- REDUCED height



PROPOSED REZONING


Site Address: 10904 - 127 Street NW

CURRENT
(R1) Single Detached Residential Zone

PROPOSED
(C2) Community Development Control, P1

TO ALLOW:
• Multi-unit housing
• Accessory Dwelling Units
• A maximum height of 12 meters
The lot is not

MORE INFORMATION
Visit www.saskatoon.ca or call 311



A person is riding a bicycle on a brick path. The image is heavily overlaid with a warm, golden light, creating a soft, hazy atmosphere. The bicycle's front wheel, handlebars, and a basket are visible. The background shows a path leading into the distance with trees and a building in the distance.

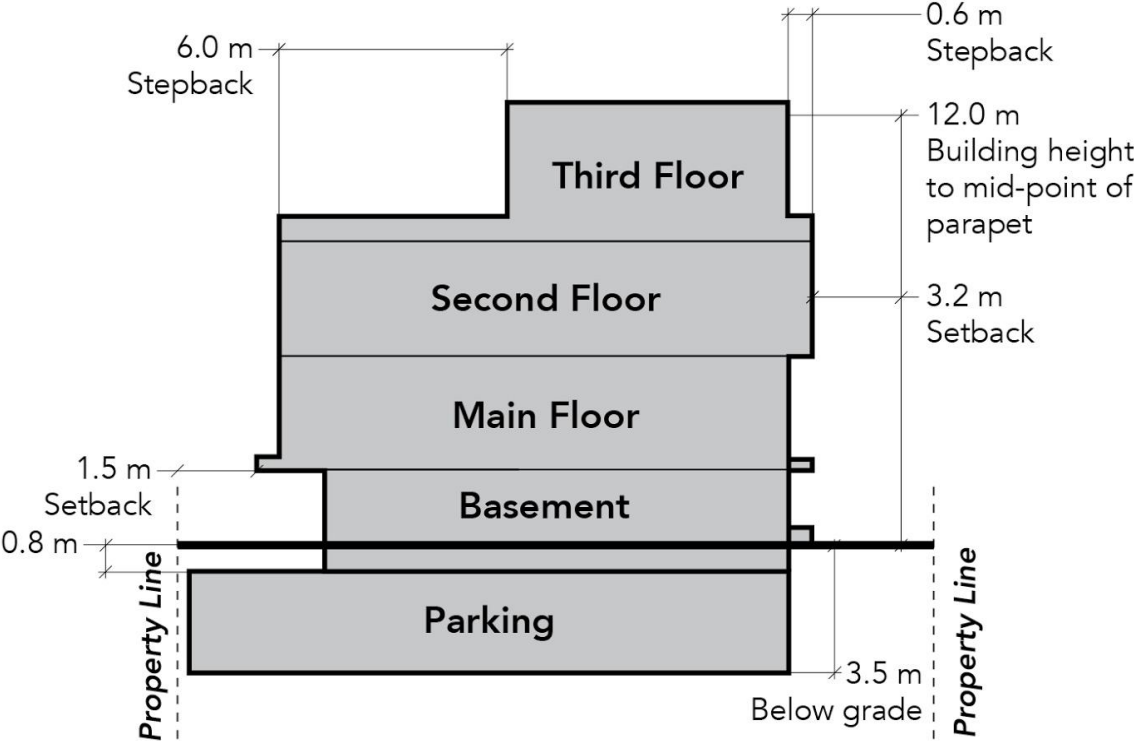
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QUESTIONS?

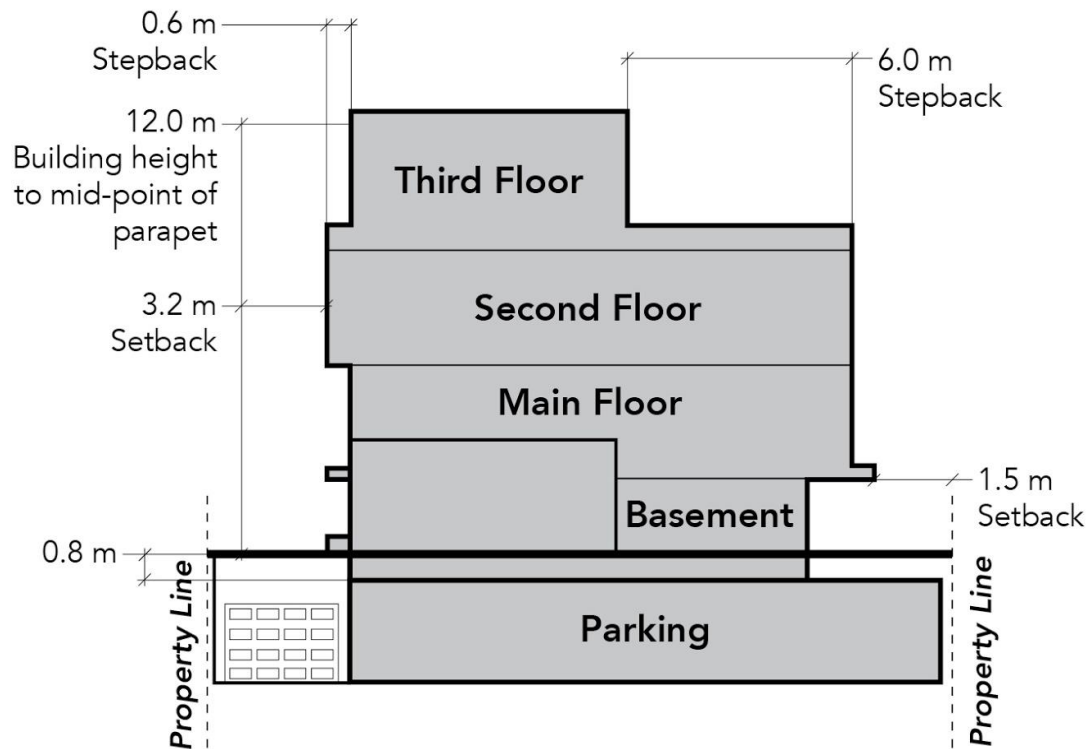
°situate

PLANNING + PLACEMAKING

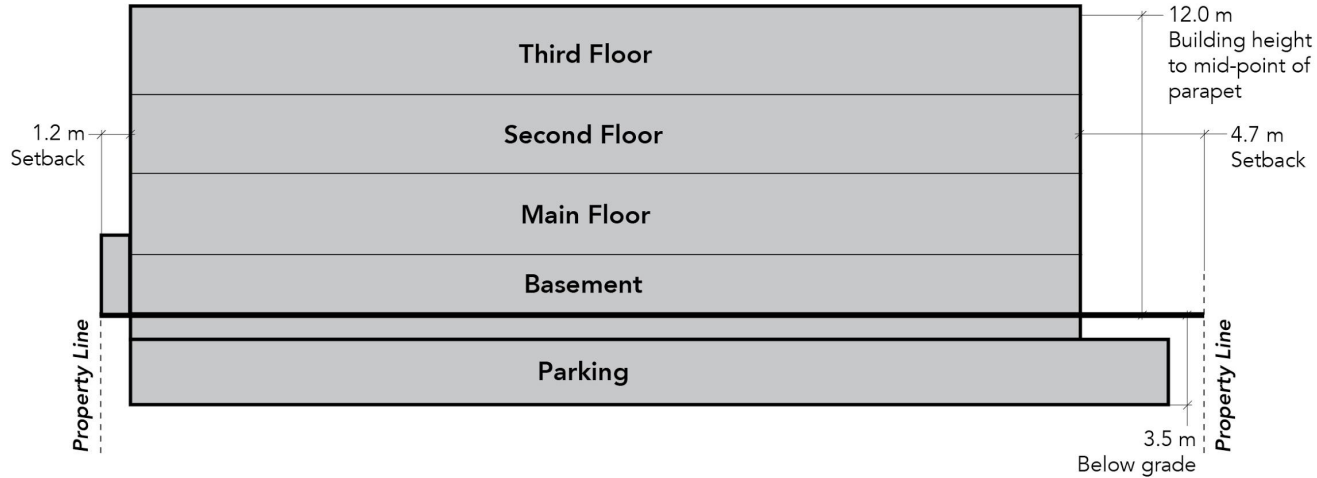
East Elevation



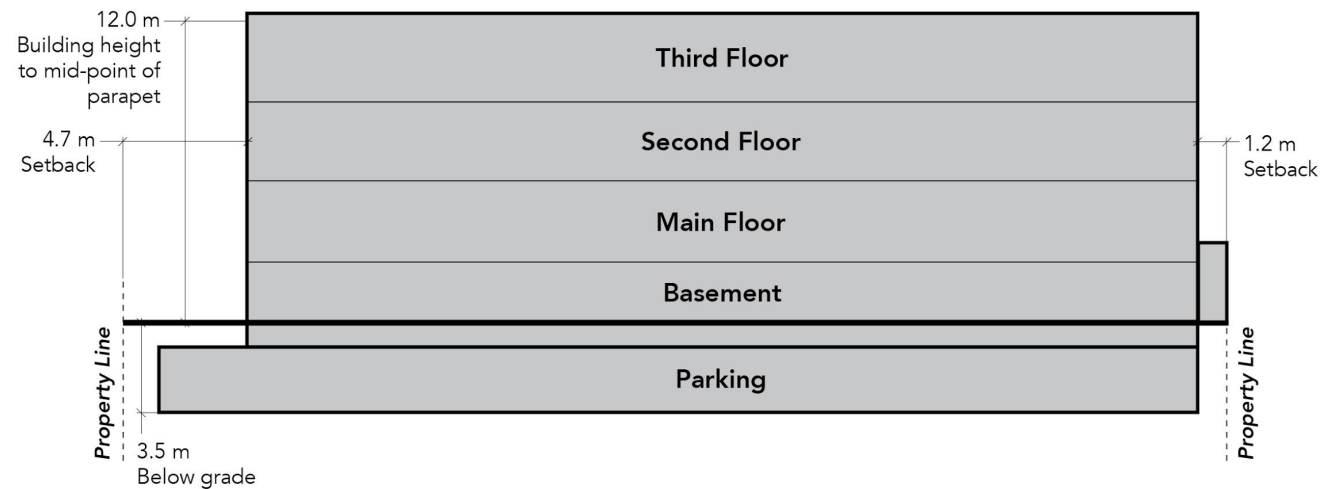
West Elevation



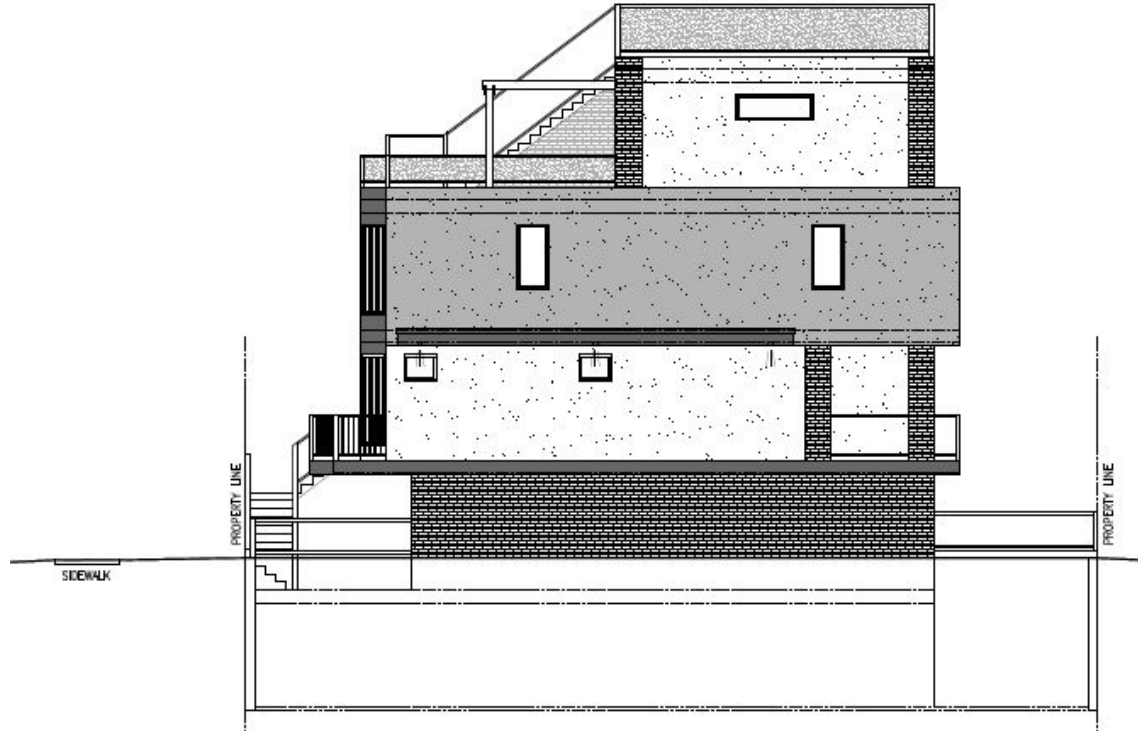
South (Front) Elevation



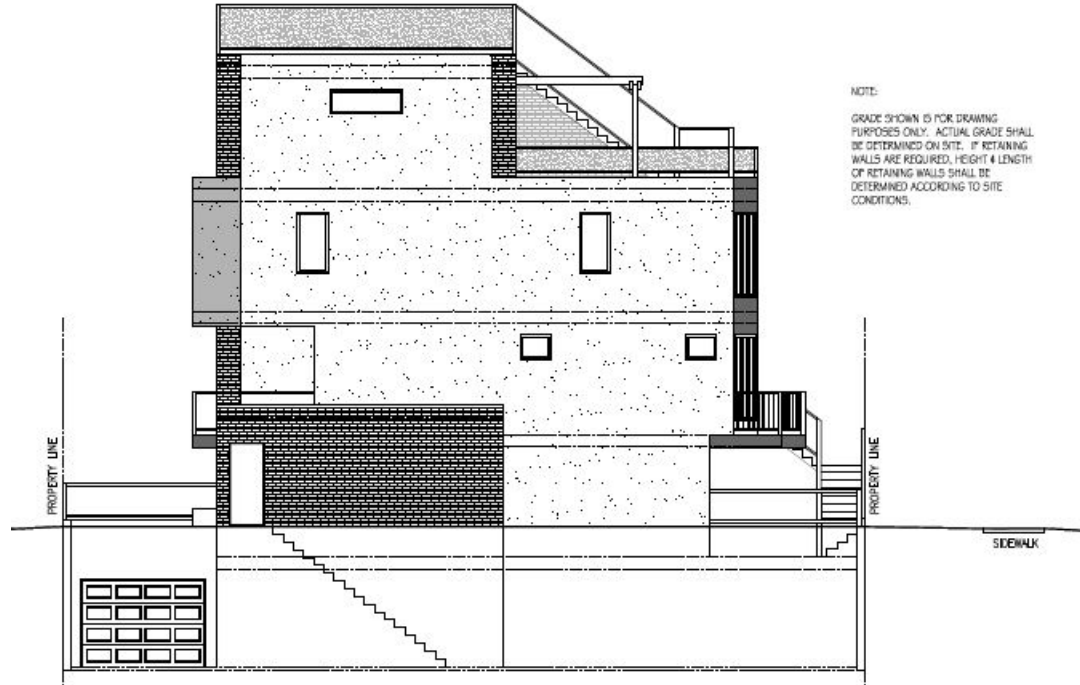
North (Rear) Elevation



East Elevation



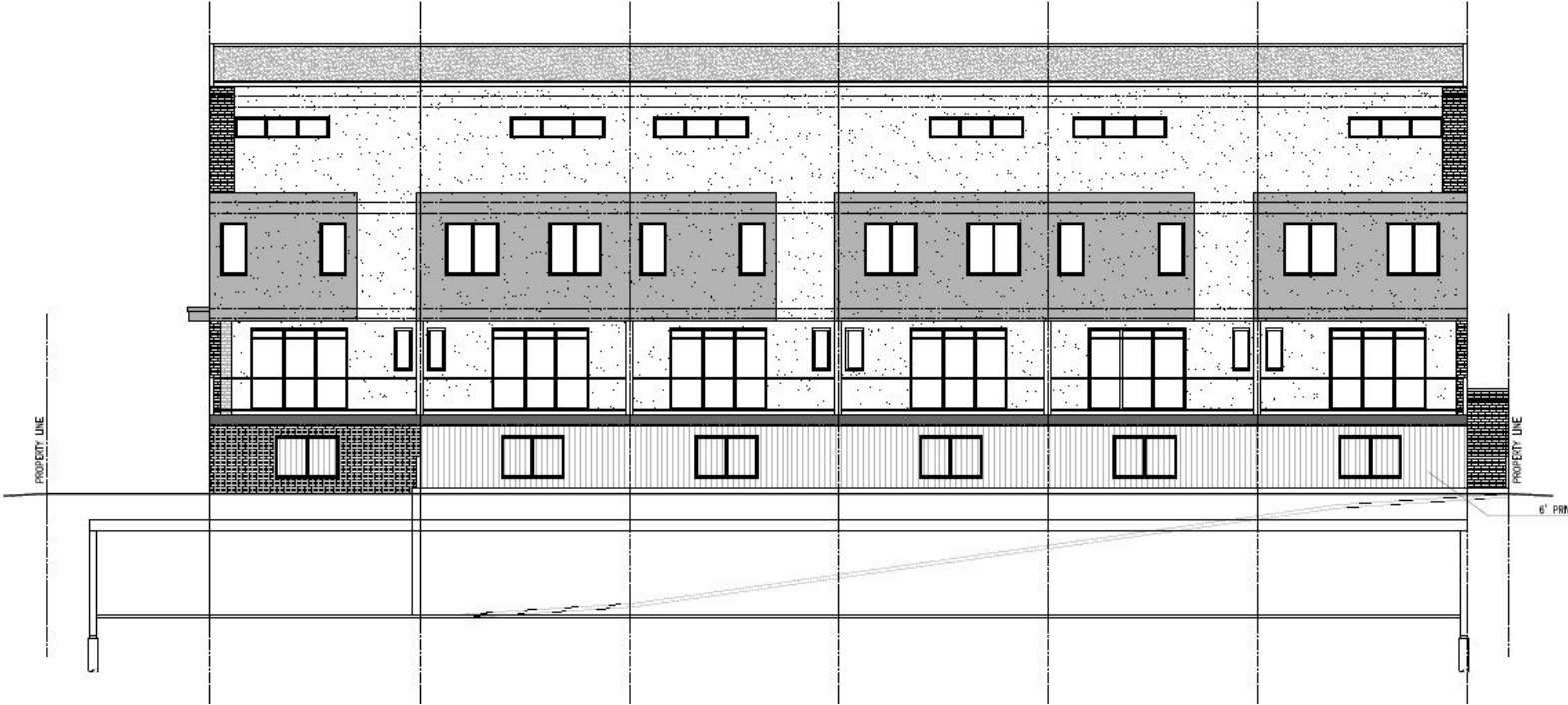
West Elevation



South (Front) Elevation



North (Rear) Elevation



SITE CONTEXT



PRIVACY SCREENING



