

2024 - 2025 Zoning Bylaw 20001 Work Plan

#	Project	Anticipated Timeline	Motion / Rationale for Work Item
Zoning Bylaw Projects to Council in 2024			
1	Omnibus Text Amendments to Zoning Bylaw 20001: Q2 2024 Charter Bylaw 20736	April 22, 2024 Public Hearing	Administration Initiated - Provides minor changes to correct errors, unintended outcomes, etc. This includes fixing any rezoning errors, or other rezoning commitments.
2	Ground level entrances for cluster housing or multi-unit housing UPE02155	May 22, 2024 Urban Planning Committee	Oct. 16 - 23 2023 Public Hearing Subsequent Motion #18 That Administration provide a report containing amendments to Zoning Bylaw (Charter Bylaw 20001) that address the requirement that all Ground Floor Dwellings in multi-unit housing buildings greater than 10 metres in length that face a street, shared-use path, or park, provide an individual Ground Floor entrance in applicable residential or mixed-use zones.
3	Zoning Bylaw Text Amendment to Minimum Tree Requirements for Small Scale Residential Developments Charter Bylaw 20775	June 10, 2024 Public Hearing	Oct. 16 - 23 2023 Public Hearing Subsequent Motion #19 That Administration prepare amendments to subsection 3.1.1 of section 5.6 of Charter Bylaw 20001 by deleting: <ul style="list-style-type: none"> • “Where the Site Width is less than 8.0 metres - 1 tree and 4 shrubs” And replacing it with: <ul style="list-style-type: none"> • “Where the Site Width is less than 8.0 metres - 2 trees and 4 shrubs”
4	Supporting Office Conversions in Downtown Special Area Zones	June 10, 2024 Public Hearing	Administration Initiated In support of a October 31, 2023 Urban Planning Committee Meeting motion: “That Administration, through a memo, provide permitting options to incentivize office tower conversions including providing

Attachment 1

	Charter Bylaw 20795		<p>application support, examining opportunities for no development permit required and prioritizing building permit review.”</p> <p>This memo will provide additional information regarding the advancement of this bylaw amendment.</p>
5	<p>Maximum Floor Area</p> <p>Subtitle: Revisions for Commercial Uses in Small Scale Residential Zones</p> <p>UPE02154</p>	June 18, 2024 Urban Planning Committee	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #11</p> <p>That Administration bring back a report, including amendments to Charter Bylaw 20001, to reduce the maximum Floor Area per individual commercial establishment from 300m² to 100m² in the (RS) Small Scale Residential Zone.</p>
6	<p>Minimum Shelter Standards</p>	August 27, 2024 Urban Planning Committee	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #3*</p> <p>That Administration, as part of the City of Edmonton Minimum Emergency Shelter Standards review in 2024, include an investigation into the appropriate size of shelters, and provide any recommendations as necessary to regulate future shelters.</p> <p>*This report may include potential Zoning Bylaw changes.</p>
7	<p>Notices to adjacent neighbours for development permits</p> <p>UPE02147</p>	September 17, 2024 Urban Planning Committee	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #20</p> <p>That Administration provide a report detailing the following:</p> <ol style="list-style-type: none"> 1. Related to the Section 20.2 “Class A Permitted Development” notification requirement of Zoning Bylaw 12800, the total number of individual mail outs and the associated costs for administering said mailouts for the past three years (2021, 2022 and 2023), and 2. Opportunities and options to introduce new notification requirements for

Attachment 1

			Development Permits for Permitted Development in Redeveloping Areas as depicted in The City Plan
8	Trees on Public and Private Property UPE01925	September 17, 2024 Urban Planning Committee	<p>May 16, 2023 - City Council Motion</p> <p>That Administration provide a report outlining the roadmap of current programs, projects and initiatives to support the planting (expansion), maintenance and retention of trees on public and private property including data collection, ongoing monitoring and reporting.</p> <p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #22</p> <p>That Administration, as part of City Operations report CO01925, Trees on Public and Private Property, explore opportunities including and not limited to enhanced tree retention incentivization in Charter Bylaw 20001.</p>
9	Landscape Securities process changes	Q3 or Q4 2024 Urban Planning Committee	<p>Administration Initiated -</p> <p>Provides updates to the landscape securities process in order to create an updated, equitable and accountable process for collecting and returning landscaping securities.</p>
10	Omnibus Text Amendments to Zoning Bylaw 20001: Q4 2024	November 12, 2024 Public Hearing	<p>Administration Initiated -</p> <p>Provides minor changes to correct errors, unintended outcomes, etc. This includes fixing any rezoning errors or other rezoning commitments.</p>
Zoning Bylaw Projects to Council in 2025			
11	Zoning Bylaw 20001 1-year review	Q2 2025 Urban Planning Committee Q4 2025 Public Hearing	<p>Administration Initiated -</p> <p>Review one full year of monitoring (variances, feedback from Administration/applicants/residents, complaints, etc.) and propose required text amendment changes</p> <p>Addresses Oct 16 - 23 2023 Public Hearing</p>

Attachment 1

			Motions (listed below)
12	<p>Allow child care services on all lots in the RS, RSF and RSM zones</p> <p>(as part of Zoning Bylaw 20001 1-year review)</p>	<p>Q2 2025 Urban Planning Committee</p> <p>Q4 2025 Public Hearing</p>	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #13</p> <p>That Administration, as part of the Zoning Bylaw (Charter Bylaw 20001) one-year review report, include analysis on the Child Care Services provision since enactment of Charter Bylaw 20001 and provide options for amendments to further expand opportunities for Child Care Services, if required.</p>
13	<p>Landscaping and Climate</p> <p>(as part of Zoning Bylaw 20001 1-year review)</p>	<p>Q2 2025 Urban Planning Committee</p> <p>Q4 2025 Public Hearing</p>	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #17</p> <p>That Administration, as part of the Zoning Bylaw (Charter Bylaw 20001) one-year review report, include analysis on the landscaping provisions since enactment of Charter Bylaw 20001 and provide options for amendments to further implement the climate resilience planning and development framework, if required.</p> <p>This will also include any necessary updates to the Zoning Bylaw as a result of the completed review of the Design and Construction Standards for Landscaping.</p>
14	<p>RS Increase Maximum Units</p> <p>(as part of Zoning Bylaw 20001 1-year review)</p>	<p>Q2 2025 Urban Planning Committee</p> <p>Q4 2025 Public Hearing</p>	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #27</p> <p>That Administration, as part of the Zoning Bylaw (Charter Bylaw 20001) one-year review report, includes analysis on the 8 dwelling maximum in the (RS) Small Scale Residential Zone and provide options for amendments to remove or expand this regulation, if required.</p>
15	<p>Incentivizing Multi Dwelling Housing</p> <p>UPE02149</p>	<p>Q2 2025 Urban Planning Committee</p>	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #4</p> <p>That Administration provides a report outlining options to further incentivize multi dwelling housing through modification to built form regulations, such as site coverage, height and building length, for the small</p>

Attachment 1

			scale residential zones.
16	Cannabis Retail Sales and Liquor Stores - Separation Distances	Q4 2025 Urban Planning Committee	Administration Initiated - Review and amend Liquor Store and Cannabis Store regulations including separation distances, as appropriate.
Projects that may require future Zoning Bylaw Text Amendments			
Options to Address Surface Parking Lots in Centre City and The Quarters - Recommended Regulatory Options UPE01557rev	March 19, 2024 Urban Planning Committee Text Amendments scheduled for Q3 2024, if required	Motion: That the September 19, 2023, Urban Planning and Economy report UPE01557 be referred back to Administration to recommend regulatory options that would advance Centre City vibrancy, safety and beautification in relation to unpermitted parking lots as well as information on options for fines that could be applied and an approach to engaging property owners of non-compliant surface parking lots.	
Climate Resilient Planning and Development Framework UPE02206	June 18, 2024 Urban Planning Committee	Oct. 16 - 23 2023 Public Hearing Subsequent Motion #5 That Administration provide, as part of the report on Climate Resilience Planning and Development Framework, as identified in Attachment 8 of the June 20, 2023 UPE report UPE01636, an outline of scope of work, including specific timelines, for integrating climate action throughout the planning continuum and should include how climate adaptation and mitigation can be further embedded in the Zoning Bylaw as part of the post Zoning Bylaw Renewal Workplan, including but not limited to solar and EV readiness, in alignment with the Community Energy Transition Strategy and Climate Adaptation Strategy and Action Plan.	
Review and Updates to the Terms of Reference for Area and Neighbourhood Structure Plans to Incorporate City	June 18, 2024 - Urban Planning Committee July 3, 2024 - City Council	Sept. 12 - 13 City Council Motion - 1. That Administration review and update the Terms of Reference for the Preparation of Area and Neighbourhood Structure Plans (NSPs) to adequately address greenhouse	

Attachment 1

<p>Priorities, Goals, and Moves</p> <p>UPE02083</p>		<p>gas impacts, climate resilience and provide the fiscal impacts of growth (i.e. operating and capital costs) to increase new neighbourhood financial sustainability.</p> <p>2. That Administration engage industry and community stakeholders, including Urban Development Institute, and return with a joint strategy to advocate to other orders of government on revenue sharing and other options to pay for growth to achieve fiscal sustainability.</p> <p>The contents of the final Terms of Reference may inform future Zoning Bylaw Text Amendments.</p>
<p>Amenity Contributions</p> <p>UPE02146</p>	<p>November 26, 2024 Urban Planning Committee</p>	<p>Oct. 16 - 23 2023 Public Hearing Subsequent Motion #2</p> <p>That Administration provide a report outlining options for the provision of public and private amenities, and building enhancements, such as but not limited to green building and additional bedrooms, through the rezoning process, including updates to City Policy C599A - Community Amenity Contributions in Direct Control Provisions, and that the report include potential amendments to Zoning Bylaw (Charter Bylaw 20001).</p>
<p>Digital Sign Amendments</p>	<p>Possible Q4 2024 or Q1 2025</p>	<p>February 23, 2022 Public Hearing Motion</p> <p>That Administration return to the Urban Planning Committee with a report outlining an approach and workplan to establish a digital signage policy including considerations for impacts of light on the night sky, visibility, wildlife, public health, climate goals and the effects of digital light on driver distraction.</p> <p>The September 27, 2022 Urban Planning Committee report UPE01127 Digital Signage Policy - Approach and Work Plan addressed this motion. The subsequent work will provide policy and regulatory guidance, which may inform Zoning Bylaw text amendments.</p>

Attachment 1

Floodplain Protection Overlay Mapping Updates	Possible 2024	Administration Initiated North Saskatchewan River Hazard Study to be completed by the Government of Alberta. Once complete, Administration would need to determine if updates to the Floodplain Protection Overlay are needed.
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