

Urban Planning and Economy

Edmonton

**Omnibus Text Amendments to
Zoning Bylaw 20001: Q2 2024**

April 22, 2024 Public Hearing

Jatinder Tiwana
Tim Ford
Christian Lee

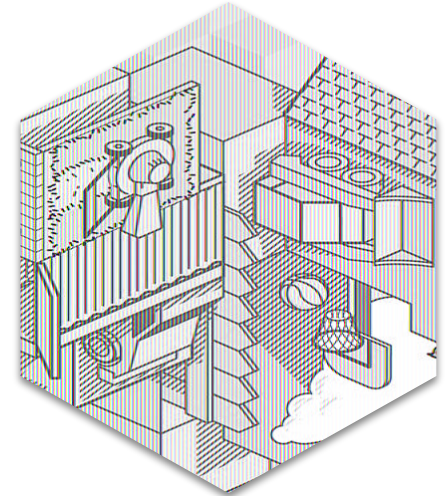
City Plan Alignment

CHARTER BYLAW 20001

- + Brought changes that were necessary to realize The City Plan's vision
- + Aligns with strategic policies and directions and provides a simplified and streamlined regulatory system to support desired development outcomes and be adaptable over time

CHARTER BYLAW 20736 - OMNIBUS

- + First set of omnibus amendments as part of the implementation of Zoning Bylaw 20001 to ensure it is performing as intended



Proposed Changes

WHAT THIS OMNIBUS INCLUDES

58

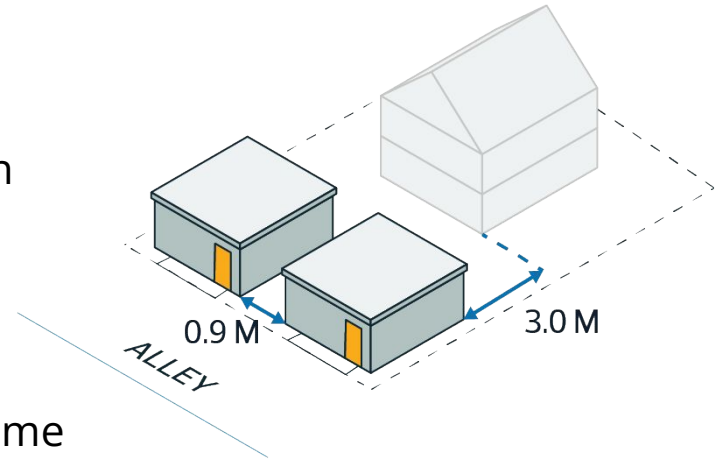
TOTAL AMENDMENTS

- + Fixes to minor errors
- + Responding to unintended consequences
- + Performance improvements

Highlight of Key Changes

BACKYARD HOUSING

- + Adjustments to the secondary suite definition to allow secondary suites in backyard housing
- + Reduced separation distance requirements between different backyard housing buildings on the same site



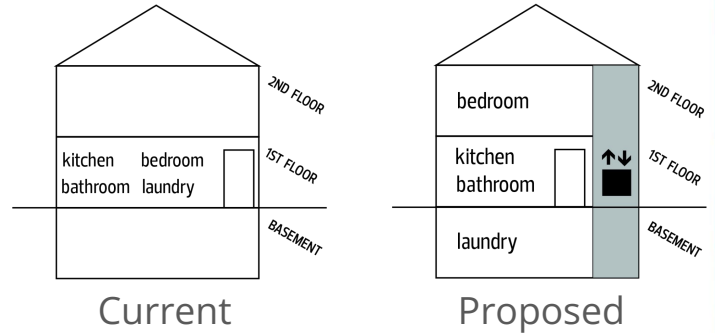
(RSF) SMALL SCALE FLEX RESIDENTIAL ZONE MINIMUM SITE WIDTH

- + Enable narrower lots (5.5 m) on sites on a local road that abut an alley, and sites that have reverse housing

Highlight of Key Changes

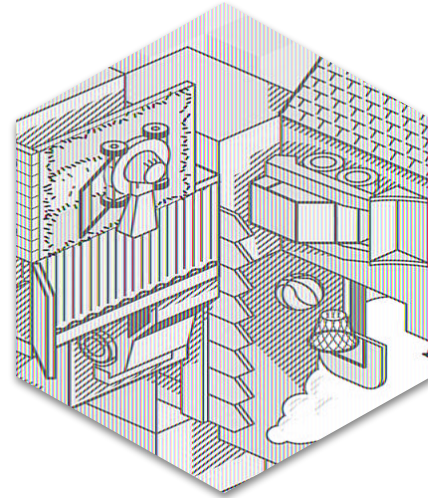
INCLUSIVE DESIGN

- + Allowing for a kitchen, bathroom, bedroom, and laundry to be on a different floor from each other, and the barrier free entrance, where an elevator or stairlift is provided during initial construction



Next Steps

- + Our work will continue!
- + Administration will continue to listen, monitor, and adjust as Zoning Bylaw 20001 is used
- + Feedback Form will continue to be used to collect feedback from stakeholders
- + 2nd Omnibus Amendment slated for Q4 2024



Thank You

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