



ITEM 3.5  
BYLAW 20864  
Wîhkwêntôwin

DEVELOPMENT  
SERVICES  
JULY 2, 2024

Edmonton

Aerial Image captured Fall 2023





## Comments

### Opposition (2)

- An increase in parking area will be required.
- Against any rezoning in the area.

### Mixed/Questions (2)

- Require more information on the proposed rezoning (2).



CITY WEBPAGE  
March 28, 2024



ADVANCED NOTICE  
March 5, 2024



SITE SIGNAGE  
April 19, 2024

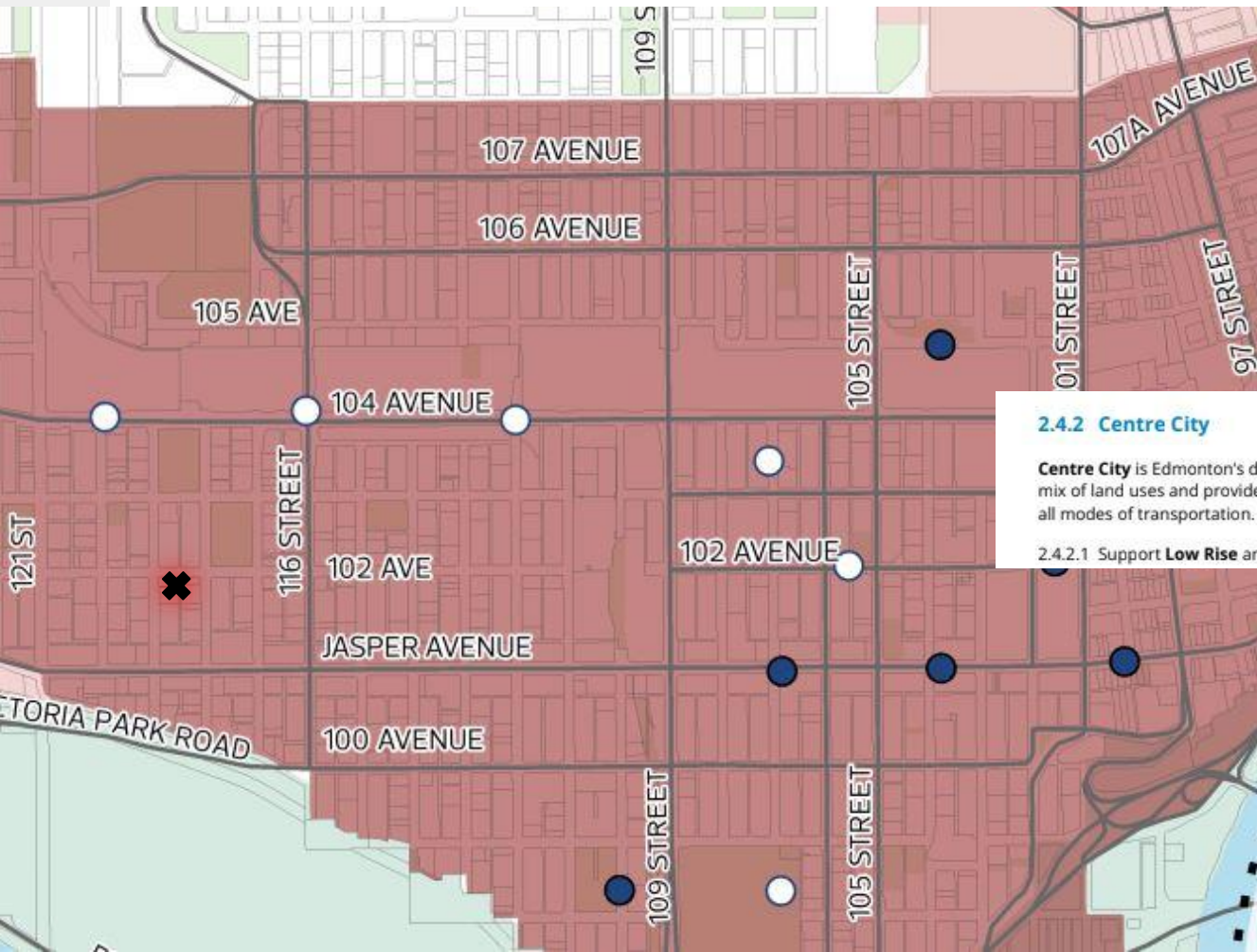


PUBLIC HEARING  
NOTICE  
June 6, 2023



JOURNAL AD  
June 14 and June  
22, 2023





### Map 3: Nodes and Corridors

#### Transit

- Mass Transit Station - Current
- Mass Transit Station - Planned

#### Nodes and Corridors

- Centre City

#### 2.4.2 Centre City

**Centre City** is Edmonton's distinct cultural and economic hub. It includes the highest density and mix of land uses and provides a critical mass of housing, employment and civic activities served by all modes of transportation.

2.4.2.1 Support **Low Rise** and **Mid Rise** development throughout **Centre City**.



RM h23.0 to  
MU h23.0 f3.0

PS

102 Ave NW

102 Ave NW

RL h65

119 St NW

RM h23

118 St NW

RM h16

Aerial Image captured Fall 2023



ADMINISTRATION'S RECOMMENDATION: **APPROVAL**

