



ITEM 3.9  
BYLAW 21023  
BELVEDERE

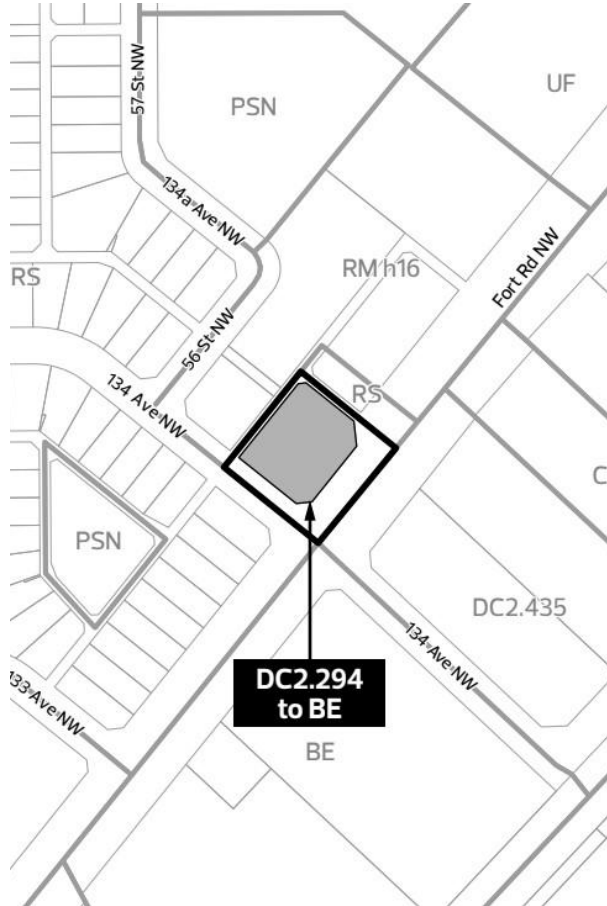
DEVELOPMENT  
SERVICES  
Jan 24, 2025

Edmonton





# 3 PROPOSED ZONING



REGULATION	DC2.294 Current Zoning	BE Proposed Zoning
<b>Typical Uses</b>	Gas Bar Automotive and Equipment Repair Shops	Office Minor Industrial Food and Drink Service
<b>Height</b>	10.0 m	16.0 m
<b>FAR</b>	1.0	1.6
<b>Setbacks</b>		
Front (Fort Road)	3.0 m	6.0 m
Interior Side (Lane)	3.0 m	0 m
Flanking Side (134 Avenue)	3.0 m	4.5 m
Rear (Lane)	2.0 m	0 m

Respondents (0)



CITY WEBPAGE  
Oct 4, 2024



SITE SIGNAGE  
Nov 25, 2024



ONLINE NOTICE  
Dec 13, 2024

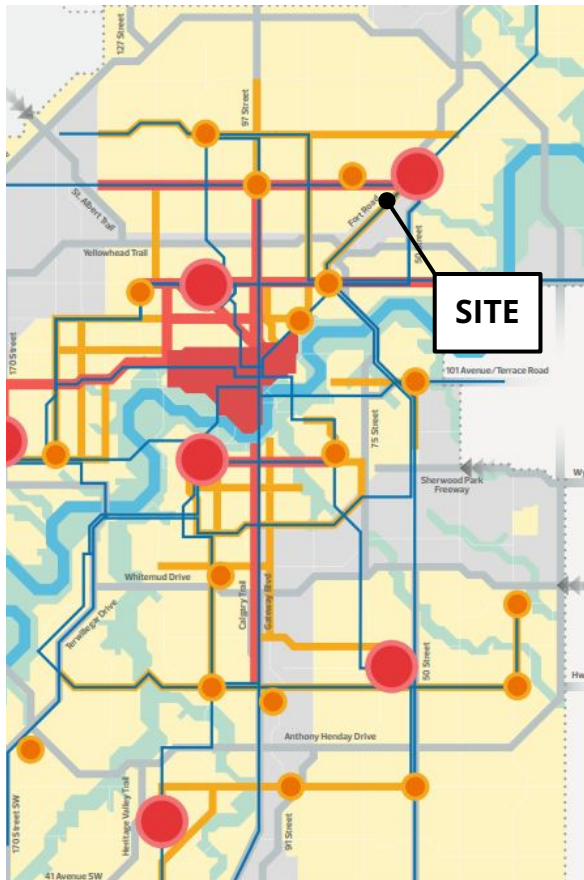


PUBLIC HEARING  
NOTICE  
Dec 19, 2024

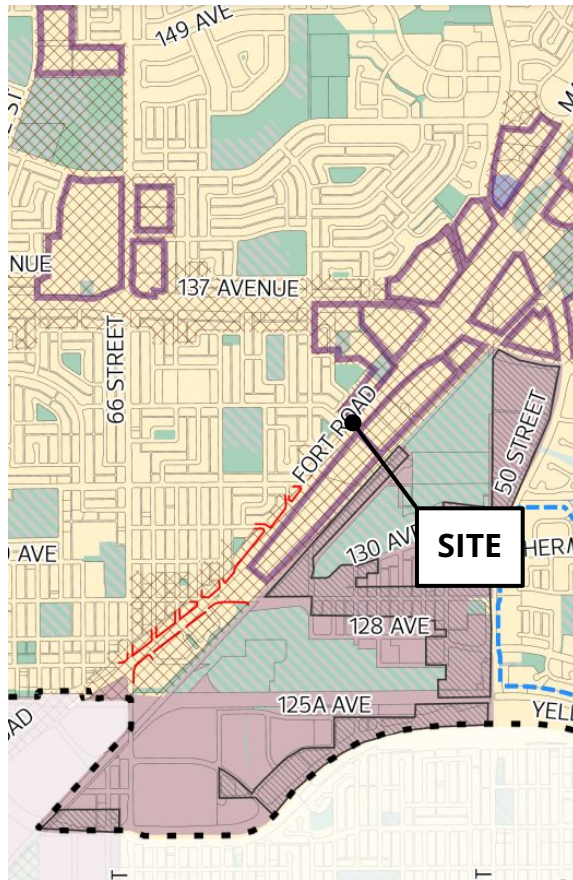


JOURNAL AD  
Jan 11 & 15, 2025

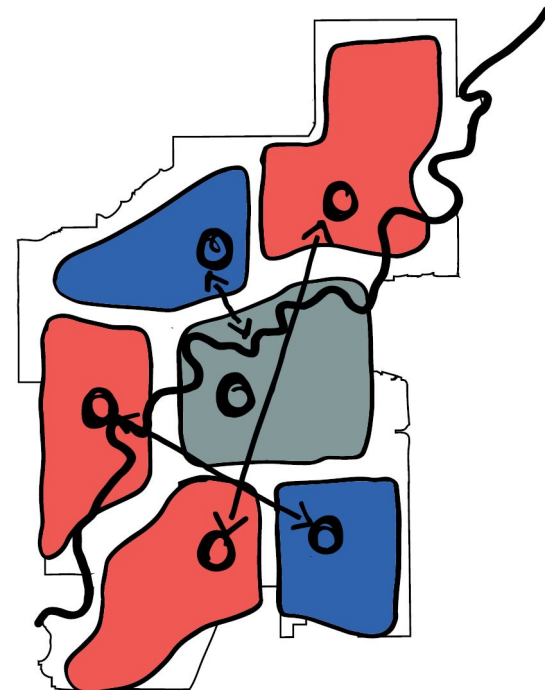




THE CITY PLAN



NORTHEAST DISTRICT PLAN



A COMMUNITY OF COMMUNITIES





ADMINISTRATION'S RECOMMENDATION: **APPROVAL**