

Bylaw 21039

A Bylaw to amend Charter Bylaw 20001, as amended,
The Edmonton Zoning Bylaw
Amendment No. 180

WHEREAS Edmonton City Council at its meeting of October 23, 2023, gave third reading to Charter Bylaw 20001 (the “Edmonton Zoning Bylaw”); and

WHEREAS Edmonton City Council considers it desirable to amend the text of the Edmonton Zoning Bylaw;

NOW THEREFORE after due compliance with the relevant provisions of the *Municipal Government Act* RSA 2000, ch. M-26, as amended, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

1. Charter Bylaw 20001, The Edmonton Zoning Bylaw, is hereby amended as follows:
 - a. Deleting “Subsection 3.175.4.2.5.3. and replacing it with:
“16 principal Dwellings per Lot for Row Housing.”
 - b. Removing Subsections 3.175.4.2.1., 3.175.4.2.2. and 3.175.4.2.3. in their entirety and renumber the remainder of the Section accordingly.
 - c. Deleting the minimum flanking side setback Value in Section 3.175.5.4.5. in Table 5.4 and replacing it with “2.0 m”.
 - d. Deleting the maximum height Value from Subsection 3.175.5.4.1 in Table 5.4 and replacing it with “12.0m”.

e. Adding a new Subsection 3.175.5.4.2. in Table 5.4, as follows:

Regulation: "Maximum Height from Grade to the eave line"; and

Value: "9.0 m", and renumber the remainder of the Section accordingly.

READ a first time this	3rd day of February	, A. D. 2025;
READ a second time this	3rd day of February	, A. D. 2025;
READ a third time this	3rd day of February	, A. D. 2025;
SIGNED and PASSED this	3rd day of February	, A. D. 2025.

THE CITY OF EDMONTON



MAYOR



A/_____
CITY CLERK