

## Bylaw 17290

To allow the opportunity for the development of medium industrial development with the additional Use Class, Automotive and Minor Recreational Vehicle Sales/rentals, Anthony Henday Big Lake

---

### **Purpose**

Rezoning from AG to DC2, located at 13304 and 13316 - 184 Street, Anthony Henday Big Lake.

### **Readings**

Bylaw 17290 is ready for three readings after the public hearing has been held. If Council wishes to give three readings during a single meeting, Council must unanimously agree "That Bylaw 17290 be considered for third reading."

### **Advertising and Signing**

This Bylaw has been advertised in the Edmonton Journal on Friday, October 2, 2015, and Saturday, October 10, 2015. The Bylaw can be passed following third reading.

### **Position of Administration**

Administration supports this Bylaw.

### **Report**

The purpose of this application is to rezone the undeveloped subject rural sites for the development of medium industrial development with the addition of Automotive and Minor Recreational Vehicle Sales/ Rentals Use Class.

This proposal is compatible within the context of the proposed development north of 137 Avenue NW (the City Boundary) in the City of St. Albert which is identified for industrial development.

### **Policy**

The proposed rezoning supports Edmonton's Municipal Development Plan in regards to facilitating development and intensification to higher value industrial uses.

### **Corporate Outcomes**

This application contributes to the City's Strategic goal to Diversify Edmonton's Economy and attract diverse businesses and services.

### **Public Consultation**

Advanced notification of the proposed rezoning was sent to the surrounding property owners, the Cumberland/Oxford Community League and the City of St. Albert,

on April 23, 2015. No response was received to this advanced notification. The City of St. Albert has no objection to the proposed rezoning.

### **Attachments**

1. Bylaw 17290
2. Sustainable Development report