

Bylaw 17404

Amendment to the Windermere Area Structure Plan

Purpose

To redesignate Residential uses to Community Commercial uses.

Readings

Bylaw 17404 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 17404 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 proposed amendment to the Windermere Area Structure Plan has been prepared in support of a proposed amendment to the Keswick Neighbourhood Structure Plan which is proposed concurrently under Bylaw 17405 as well as proposed rezoning Bylaw 17406. Area Structure Plan figures and statistics are proposed to be updated, reflecting the redesignation of land from Residential uses to Community Commercial uses.

The Windermere Area Structure Plan amendment also includes an administrative mapping update, reflecting a previously approved amendment to the Keswick Neighbourhood Structure Plan (Bylaw 17195) that removed an arterial connection (184 Street SW) and replaced it with a collector roadway (182 Street SW).

No civic departments or utility agencies expressed any objections to this application.

Policy

The proposed plan amendment supports objectives of the Municipal Development Plan, *The Way We Grow*, by providing retail centres that meet the needs of neighbourhood and area residents.

Corporate Outcomes

The proposed plan amendment supports the City of Edmonton's Strategic Goal of Transforming Edmonton's Urban Form by providing for the commercial needs of residents.

Public Consultation

An advance notice was sent to surrounding property owners and the Greater Windermere Community League on June 15, 2015. A summary of the comments received in response to this notification is contained in the attached Sustainable Development report.

Attachments

1. Bylaw 17404
2. Sustainable Development report