

Charter Bylaw 21164

A Charter Bylaw to amend:

Charter Bylaw 24000, as amended, being the District Policy
Charter Bylaw 24008, as amended, being the Northwest District Plan
Charter Bylaw 24007, as amended, being the Northeast District Plan
Charter Bylaw 24014, as amended, being the West Henday District Plan
Charter Bylaw 24002, as amended, being the Central District Plan
Charter Bylaw 24010, as amended, being the Scona District Plan

WHEREAS pursuant to the authority granted to it, City Council has passed bylaws to adopt Additional Statutory Plans; and

WHEREAS from time to time City Council may find it desirable to amend the bylaws adopting Additional Statutory Plans; and;

WHEREAS the Municipal Council of the City of Edmonton now deems it in the public interest to amend the District Policy, the Northwest District Plan, the Northeast District Plan, the West Henday District Plan, the Central District Plan, and the Scona District Plan; and

NOW THEREFORE after due compliance with the relevant provisions of the Municipal Government Act, RSA 2000, c. M-26, as amended, and as amended by the City of Edmonton Charter, 2018 Regulation, AR 39/2018, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

1. That Charter Bylaw 24000, as amended, being the District Policy is hereby amended by:
 - a. deleting policy 2.5.3.4 and replacing it with “Preserve opportunities for medium and heavy industrial development throughout **Commercial/Industrial Employment** areas. Discourage conversion to other non-residential uses unless at least one of the following criteria are met:
 - a) Site conditions or context makes the development of medium or heavy industrial uses impractical, or
 - b) Medium or heavy industrial uses would be incompatible with the surrounding existing uses.

- b. deleting the Urban Mix glossary definition and replacing it with "A land use category that consists primarily of housing of all types, but also includes shops, services, offices, urban agriculture, land planned for natural area or open space, and some community services. It also includes land planned for Stormwater Management Facilities including those currently shown as Urban Service on Map 4. It excludes industrial and institutional development."
 - c. deleting the Commercial/Industrial Employment glossary definition and replacing it with "Areas dedicated for employment uses. They may include land planned for natural area or open space and land planned for Stormwater Management Facilities including those currently shown as Urban Service on Map 4. Except in specific circumstances, they exclude residential uses."
 - d. deleting the Urban Service glossary definition and replacing it with "Areas that support publicly and privately owned facilities for the use of schools or utility, emergency, institutional, community services, cemeteries and in some cases, agricultural and rural uses that are located in the Transportation/Utility Corridor and do not prejudice future use."
 - e. deleting the Transportation/Utility Corridor glossary definition and replacing it with "Land areas planned by the Province of Alberta to accommodate linear transportation and utility facilities. These uses include ring roads (and associated interchanges), Stormwater Management Facilities, petroleum pipelines, power transmission lines, municipal or regional water, sanitary and storm sewer lines and agricultural and rural uses."
 - f. deleting the Open Space - Current glossary definition and replacing it with "All municipal open space categories as shown in Map 5. This does not include lands designated as Institutional Employment, Urban Service or the North Saskatchewan River Valley and Ravine System."
2. That Charter Bylaw 24008, as amended, being the Northwest District Plan is hereby amended through Schedule "A" attached hereto and forming part of this Charter Bylaw as follows:
- a. deleting a portion of "Map 1: Heritage and Culture", as shown in Figure 1 and replacing it with the equivalent portion of "Map 1: Heritage and Culture", as shown in Figure 2;
 - b. deleting a portion of "Map 2: Activating and Phasing Growth to 1.25 Million", as shown in Figure 3 and replacing it with the equivalent portion of "Map 2: Activating and Phasing Growth to 1.25 Million", as shown in Figure 4;

- c. deleting a portion of "Map 3: Nodes and Corridors", as shown in Figure 5 and replacing it with the equivalent portion of "Map 3: Nodes and Corridors", as shown in Figure 6;
 - d. deleting a portion of "Map 4: Land Use Concept to 1.25 Million", as shown in Figure 7 and replacing it with the equivalent portion of "Map 4: Land Use Concept to 1.25 Million", as shown in Figure 8;
 - e. deleting a portion of "Map 5: Open Space and Natural Areas to 1.25 Million", as shown in Figure 9 and replacing it with the equivalent portion of "Map 5: Open Space and Natural Areas to 1.25 Million", as shown in Figure 10; and
 - f. deleting a portion of "Map 8: Area-Specific Policy", as shown in Figure 11 and replacing it with the equivalent portion of "Map 8: Area-Specific Policy", as shown in Figure 12.
3. That Charter Bylaw 24007, as amended, being the Northeast District Plan is hereby amended by:
- a. deleting policy P1 within Table 2: Area-Specific Policy Table and replacing it with "P1 Crystallina Nera West Neighbourhood Structure Plan For further planning direction, refer to the Crystallina Nera West Neighbourhood Structure Plan and Edmonton North Area Structure Plan.";
 - b. deleting policy P2 within Table 2: Area-Specific Policy Table and replacing it with "P2 Crystallina Nera East Neighbourhood Structure Plan For further planning direction, refer to the Crystallina Nera East Neighbourhood Structure Plan and Edmonton North Area Structure Plan.";
 - c. deleting policy P3 within Table 2: Area-Specific Policy Table and replacing it with "P3 Schonsee Neighbourhood Structure Plan For further planning direction, refer to the Schonsee Neighbourhood Structure Plan and Edmonton North Area Structure Plan.";
4. That Charter Bylaw 24007, as amended, being the Northeast District Plan is hereby further amended through Schedule "A" attached hereto and forming part of this Charter Bylaw as follows:
- a. deleting a portion of "Map 1: Heritage and Culture", as shown in Figure 13 and replacing it with the equivalent portion of "Map 1: Heritage and Culture", as shown in Figure 14;

- b. deleting a portion of “Map 2: Activating and Phasing Growth to 1.25 Million”, as shown in Figure 15 and replacing it with the equivalent portion of “Map 2: Activating and Phasing Growth to 1.25 Million”, as shown in Figure 16;
 - c. deleting a portion of “Map 3: Nodes and Corridors”, as shown in Figure 17 and replacing it with the equivalent portion of “Map 3: Nodes and Corridors”, as shown in Figure 18;
 - d. deleting a portion of “Map 4: Land Use Concept to 1.25 Million”, as shown in Figure 19 and replacing it with the equivalent portion of “Map 4: Land Use Concept to 1.25 Million”, as shown in Figure 20;
 - e. deleting a portion of “Map 5: Open Space and Natural Areas to 1.25 Million”, as shown in Figure 21 and replacing it with the equivalent portion of “Map 5: Open Space and Natural Areas to 1.25 Million”, as shown in Figure 22;
 - f. deleting a portion of “Map 6: Active Transportation to 1.25 Million”, as shown in Figure 23 and replacing it with the equivalent portion of “Map 6: Active Transportation to 1.25 Million”, as shown in Figure 24; and
 - g. deleting a portion of “Map 7: Transit to 1.25 Million”, as shown in Figure 25 and replacing it with the equivalent portion of “Map 7: Transit to 1.25 Million”, as shown in Figure 26.
5. That Charter Bylaw 24014, as amended, being the West Henday District Plan is hereby amended through Schedule "A" attached hereto and forming part of this Charter Bylaw as follows:
- a. deleting a portion of “Map 1: Heritage and Culture”, as shown in Figure 27 and replacing it with the equivalent portion of “Map 1: Heritage and Culture”, as shown in Figure 28;
 - b. deleting a portion of “Map 2: Activating and Phasing Growth to 1.25 Million”, as shown in Figure 29 and replacing it with the equivalent portion of “Map 2: Activating and Phasing Growth to 1.25 Million”, as shown in Figure 30;
 - c. deleting a portion of “Map 3: Nodes and Corridors”, as shown in Figure 31 and replacing it with the equivalent portion of “Map 3: Nodes and Corridors”, as shown in Figure 32;
 - d. deleting a portion of “Map 4: Land Use Concept to 1.25 Million”, as shown in Figure 33 and replacing it with the equivalent portion of “Map 4: Land Use Concept to 1.25 Million”, as shown in Figure 34;

- e. deleting a portion of “Map 5: Open Space and Natural Areas to 1.25 Million”, as shown in Figure 35 and replacing it with the equivalent portion of “Map 5: Open Space and Natural Areas to 1.25 Million”, as shown in Figure 36;
 - f. deleting a portion of “Map 6: Active Transportation to 1.25 Million”, as shown in Figure 37 and replacing it with the equivalent portion of “Map 6: Active Transportation to 1.25 Million”, as shown in Figure 38; and
 - g. deleting a portion of “Map 7: Transit to 1.25 Million”, as shown in Figure 39 and replacing it with the equivalent portion of “Map 7: Transit to 1.25 Million”, as shown in Figure 40.
6. That Charter Bylaw 24002, as amended, being the Central District Plan is hereby amended through Schedule "A" attached hereto and forming part of this Charter Bylaw as follows:
- a. deleting a portion of “Map 1: Heritage and Culture”, as shown in Figure 41 and replacing it with the equivalent portion of “Map 1: Heritage and Culture”, as shown in Figure 42;
 - b. deleting a portion of “Map 2: Activating Growth to 1.25 Million”, as shown in Figure 43 and replacing it with the equivalent portion of “Map 2: Activating Growth to 1.25 Million”, as shown in Figure 44;
 - c. deleting a portion of “Map 3: Nodes and Corridors”, as shown in Figure 45 and replacing it with the equivalent portion of “Map 3: Nodes and Corridors”, as shown in Figure 46;
 - d. deleting a portion of “Map 4: Land Use Concept to 1.25 Million”, as shown in Figure 47 and replacing it with the equivalent portion of “Map 4: Land Use Concept to 1.25 Million”, as shown in Figure 48;
 - e. deleting a portion of “Map 5: Open Space and Natural Areas to 1.25 Million”, as shown in Figure 49 and replacing it with the equivalent portion of “Map 5: Open Space and Natural Areas to 1.25 Million”, as shown in Figure 50;
 - f. deleting a portion of “Map 6: Active Transportation to 1.25 Million”, as shown in Figure 51 and replacing it with the equivalent portion of “Map 6: Active Transportation to 1.25 Million”, as shown in Figure 52; and
 - g. deleting a portion of “Map 7: Transit to 1.25 Million”, as shown in Figure 53 and replacing it with the equivalent portion of “Map 7: Transit to 1.25 Million”, as shown in Figure 54.

7. That Charter Bylaw 24010, as amended, being the Scona District Plan is hereby amended through Schedule "A" attached hereto and forming part of this Charter Bylaw as follows:
- a. deleting a portion of "Map 4: Land Use Concept to 1.25 Million", as shown in Figure 55 and replacing it with the equivalent portion of "Map 4: Land Use Concept to 1.25 Million", as shown in Figure 56.

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

THE CITY OF EDMONTON



MAYOR



A / CITY CLERK

Schedule “A”

Charter Bylaw 21164

Map 1: Heritage and Culture

Open Area

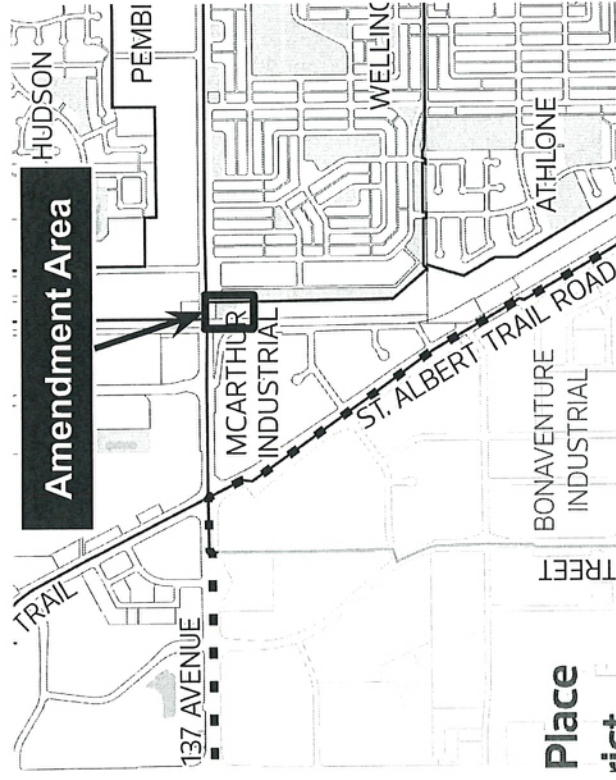


Figure 1

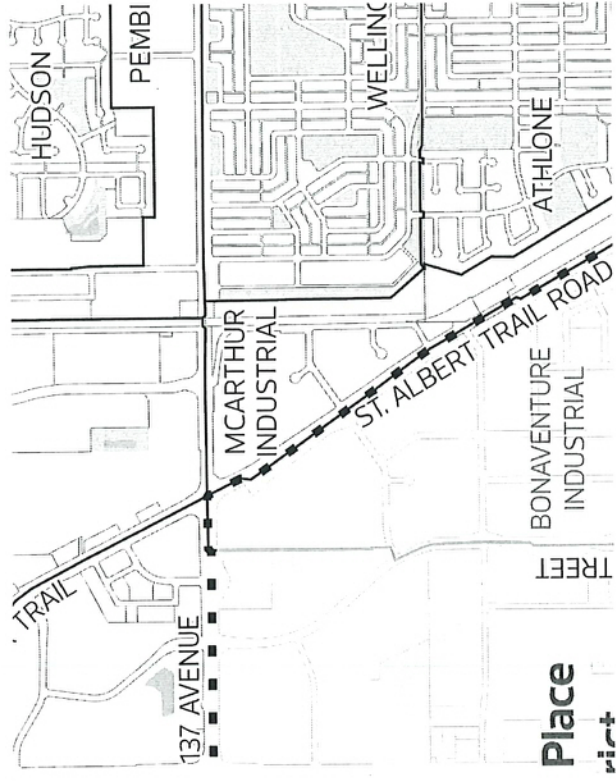


Figure 2

Map 2: Activating and Phasing Growth to 1.25 Million

Open Area
Redeveloping Area

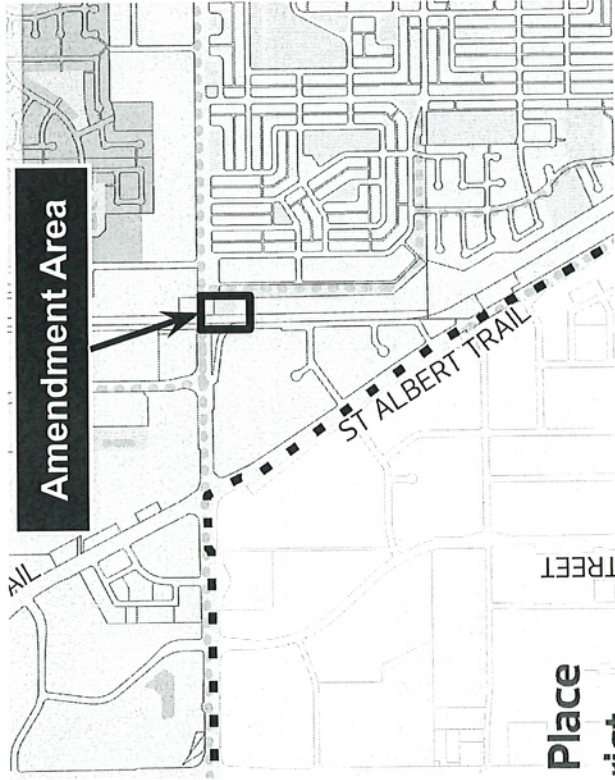


Figure 2

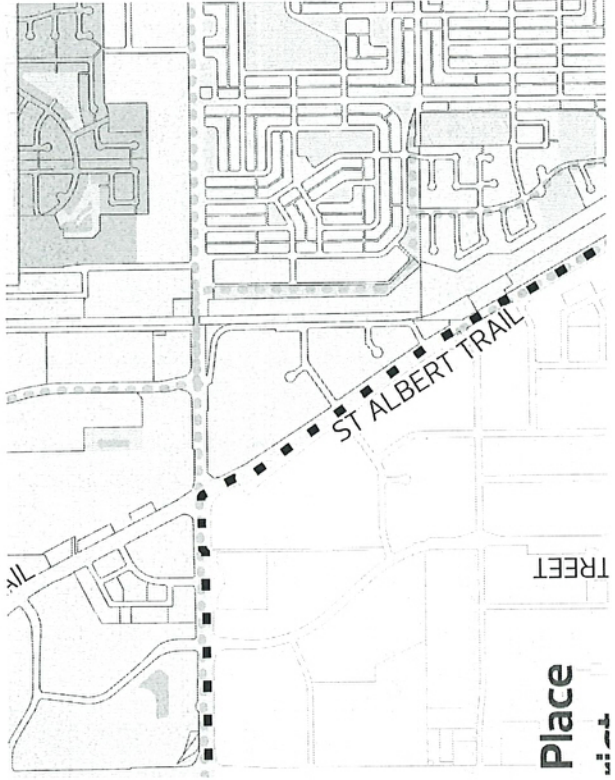


Figure 3

Map 3: Nodes and Corridors

Open Area
Primary Corridor

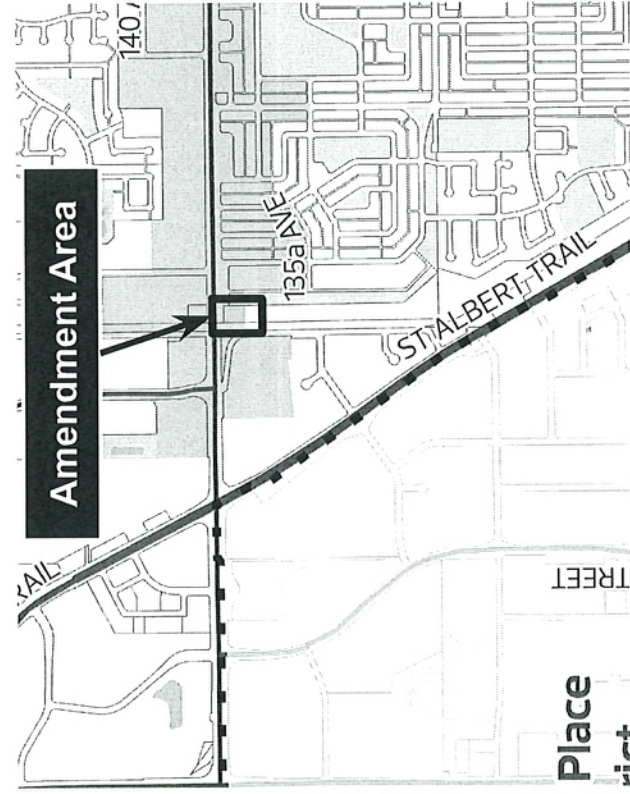


Figure 5

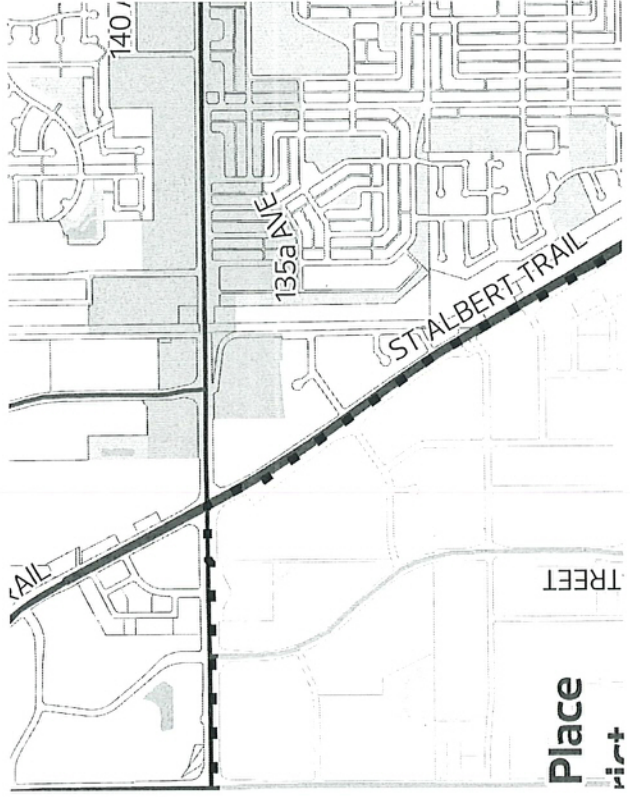


Figure 6

Map 4: Land Use Concept to 1.25 Million

Plan in Effect - Area Structure Plan/Area
 Redevelopment Plan*
 Urban Mix
 Open Space - Current

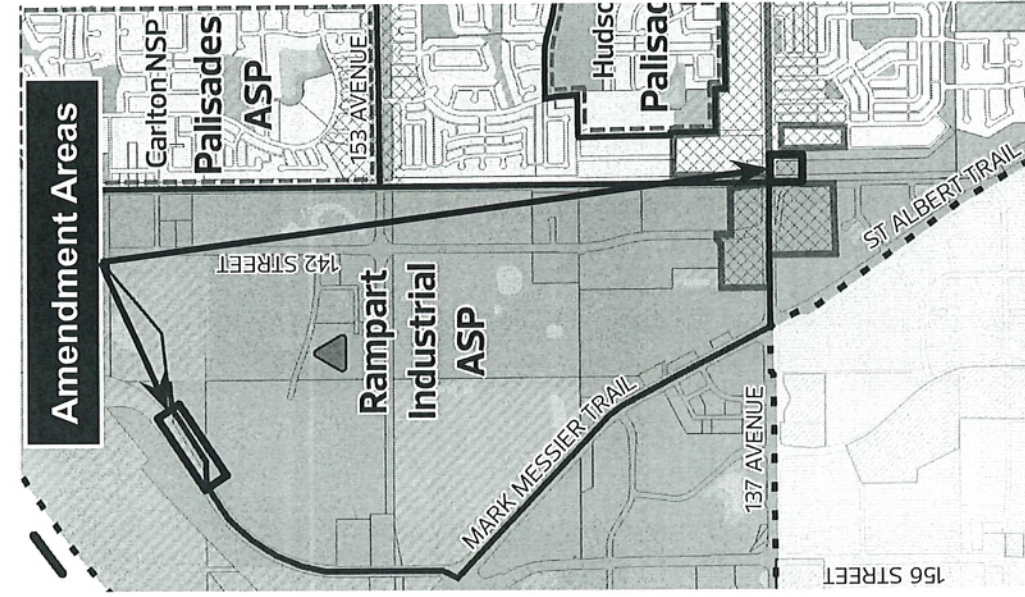


Figure 7

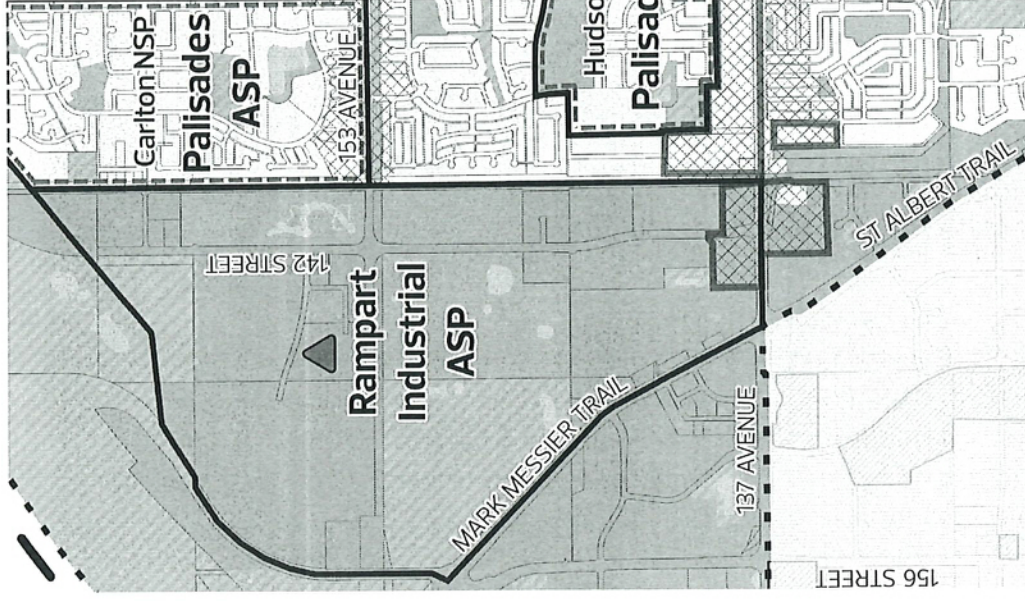


Figure 8

Map 5: Open Space and Natural Areas to 1.25 Million

Node or Corridor Area
Open Space - Supplementary

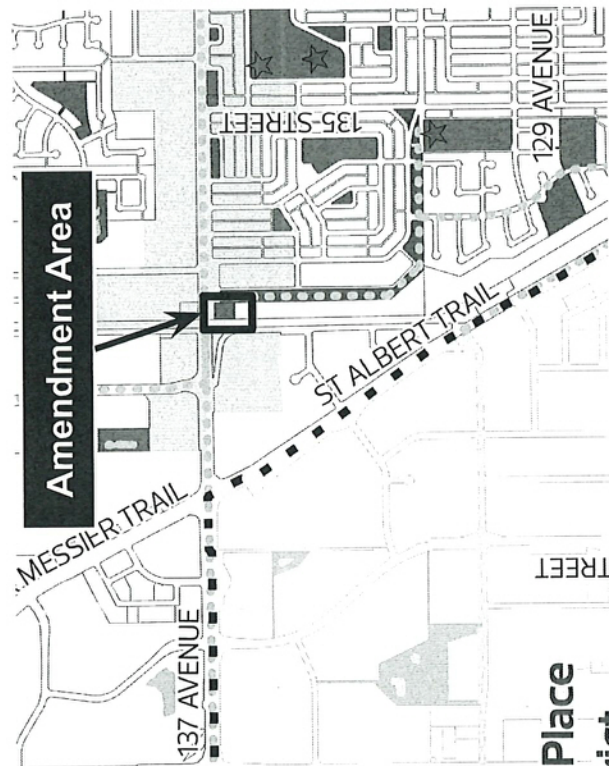


Figure 9

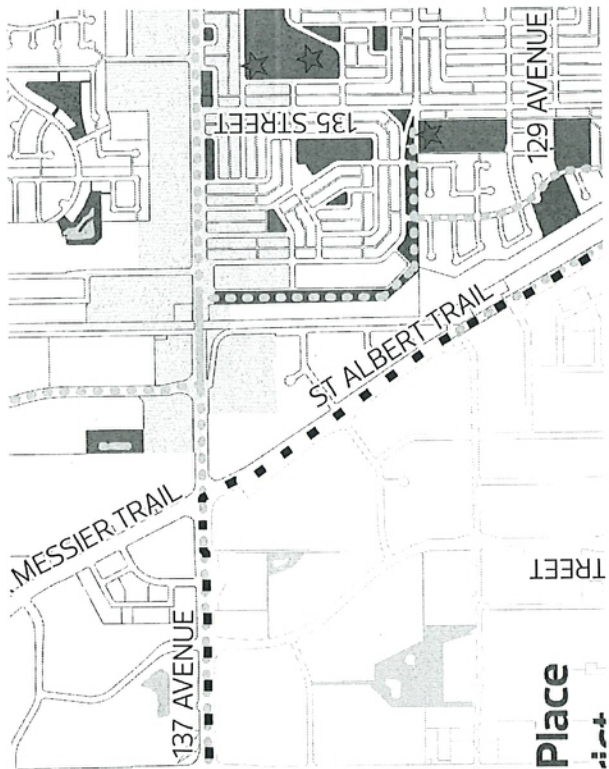


Figure 10

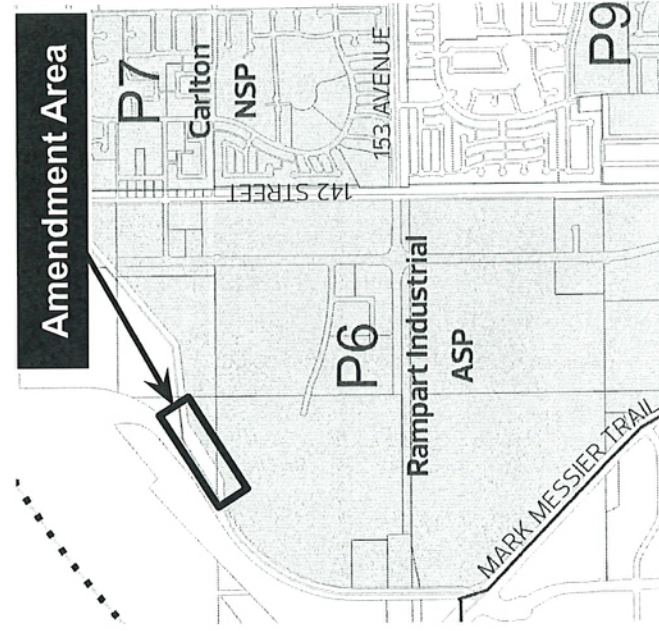


Figure 11

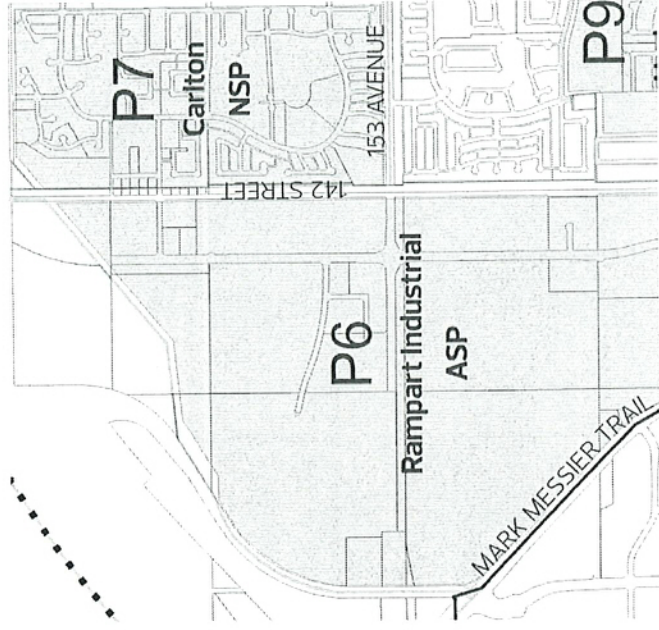


Figure 12

Map 1: Heritage and Culture

Open Area

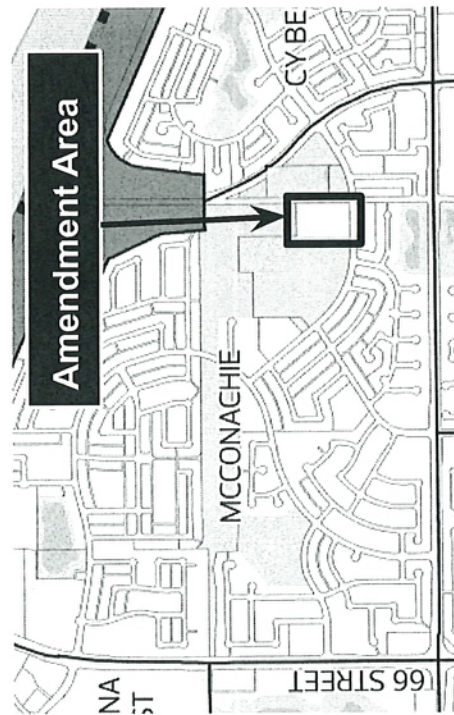


Figure 13

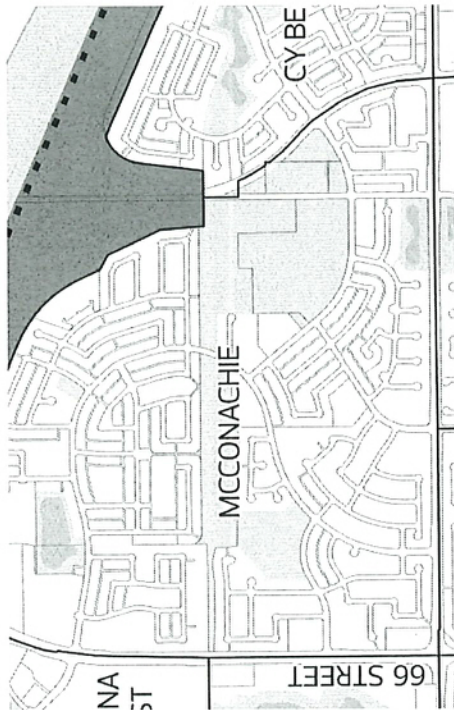


Figure 14

Map 2: Activating and Phasing Growth to 1.25 Million

Open Area

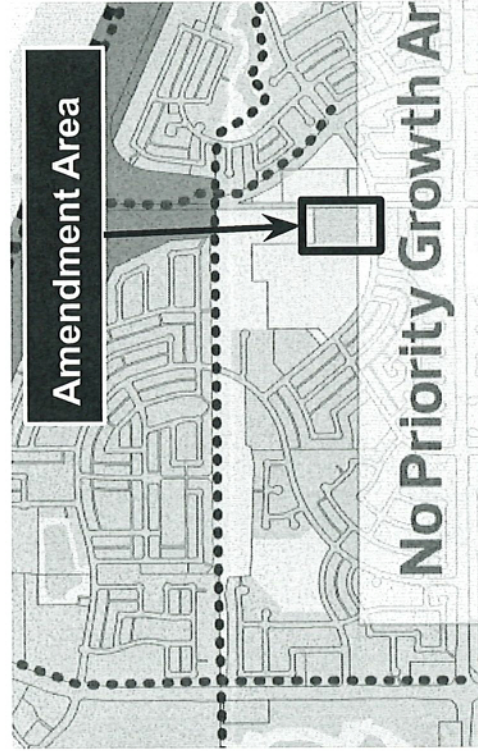


Figure 15

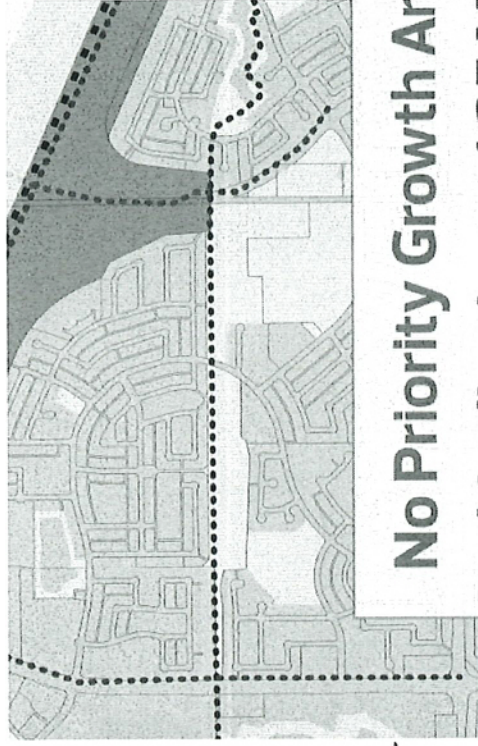


Figure 16

Map 3: Nodes and Corridors

Open Area

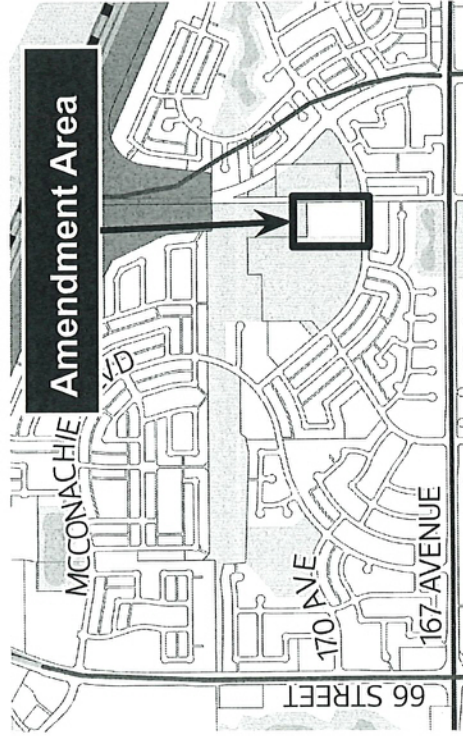


Figure 17

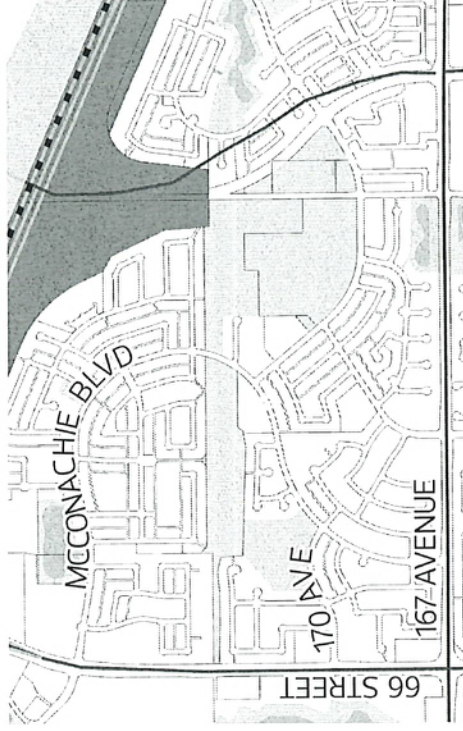


Figure 18

Map 4: Land Use Concept to 1.25 Million

Urban Mix
Open Space - Current

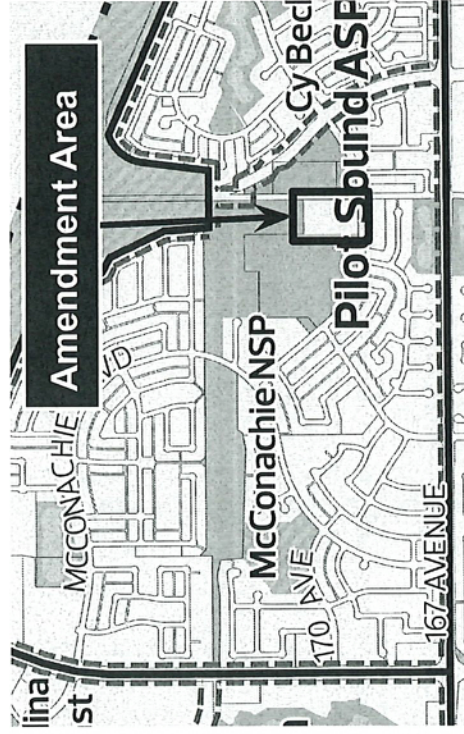


Figure 19

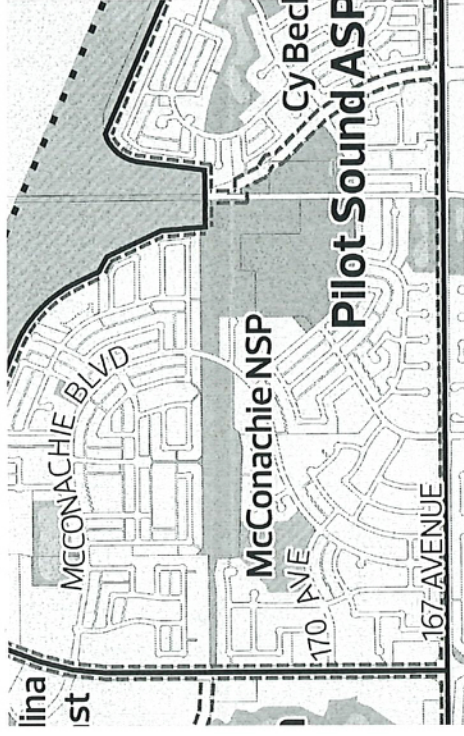


Figure 20

Map 5: Open Space and Natural Areas to 1.25 Million

■ Park- Current

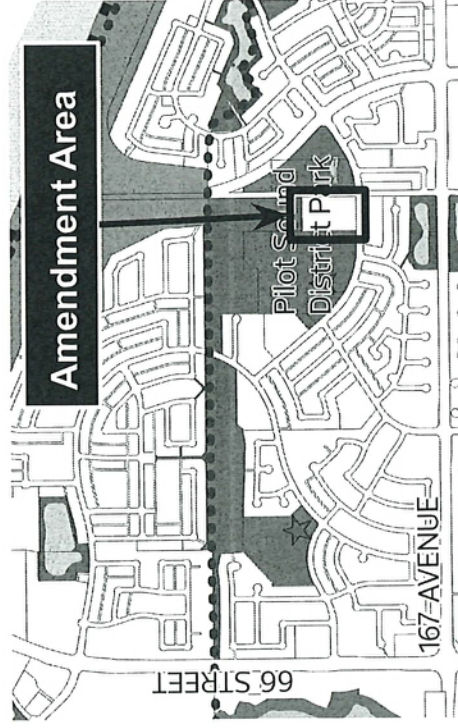


Figure 21

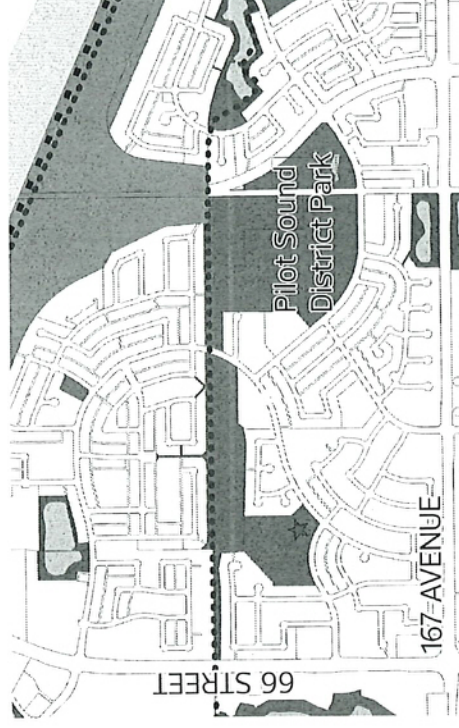


Figure 22

Map 6: Active Transportation to 1.25 Million

Open Area

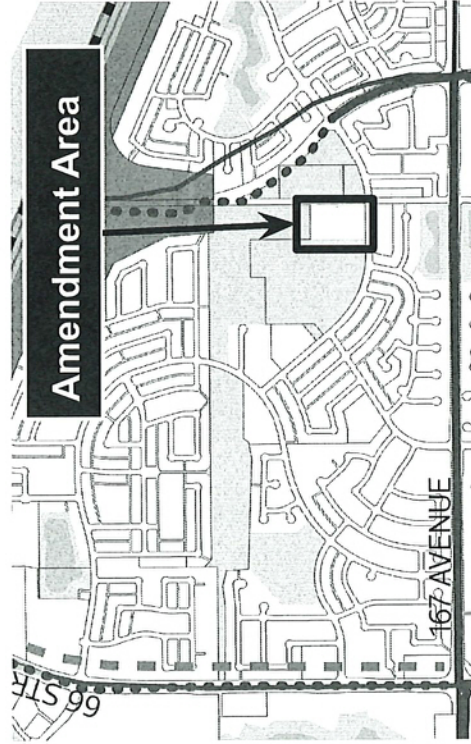


Figure 23

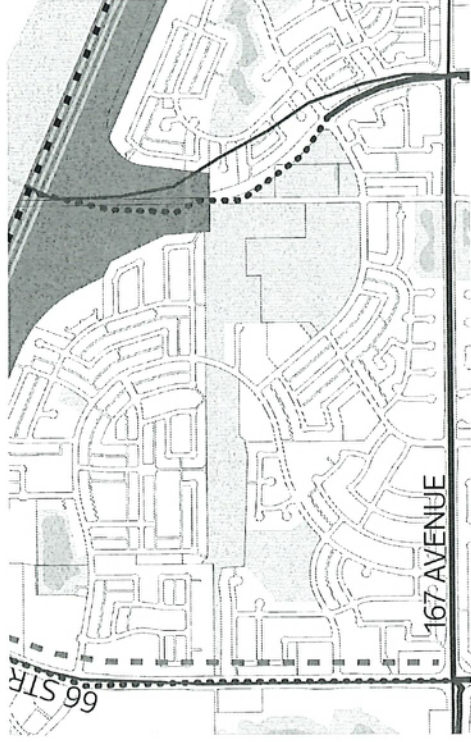


Figure 24

Open Area

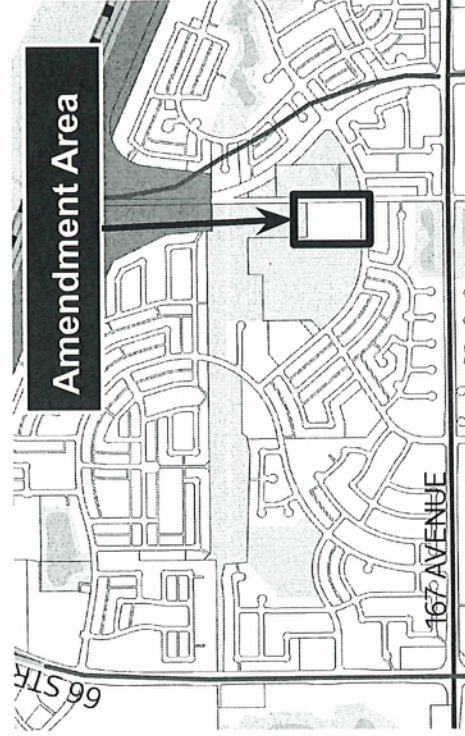


Figure 25

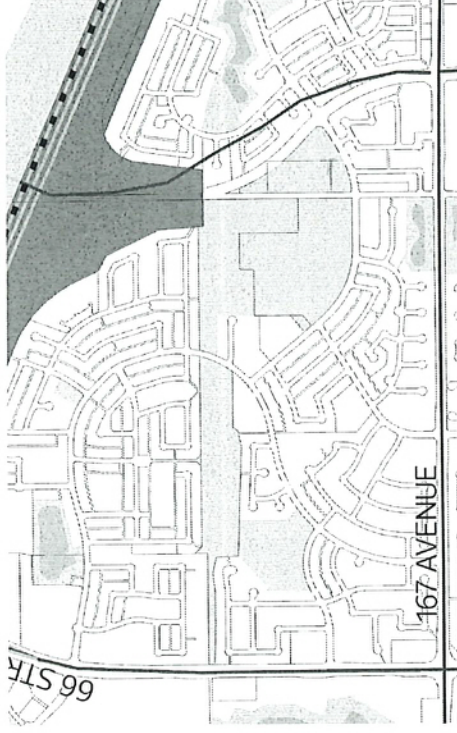


Figure 26

Map 1: Heritage and Culture

Open Area

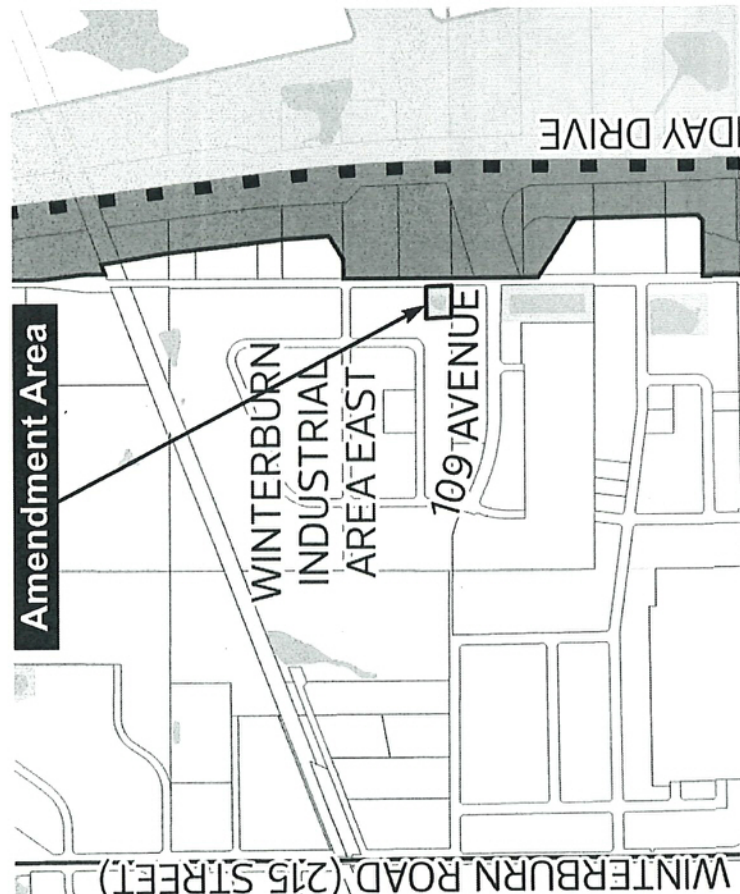


Figure 27

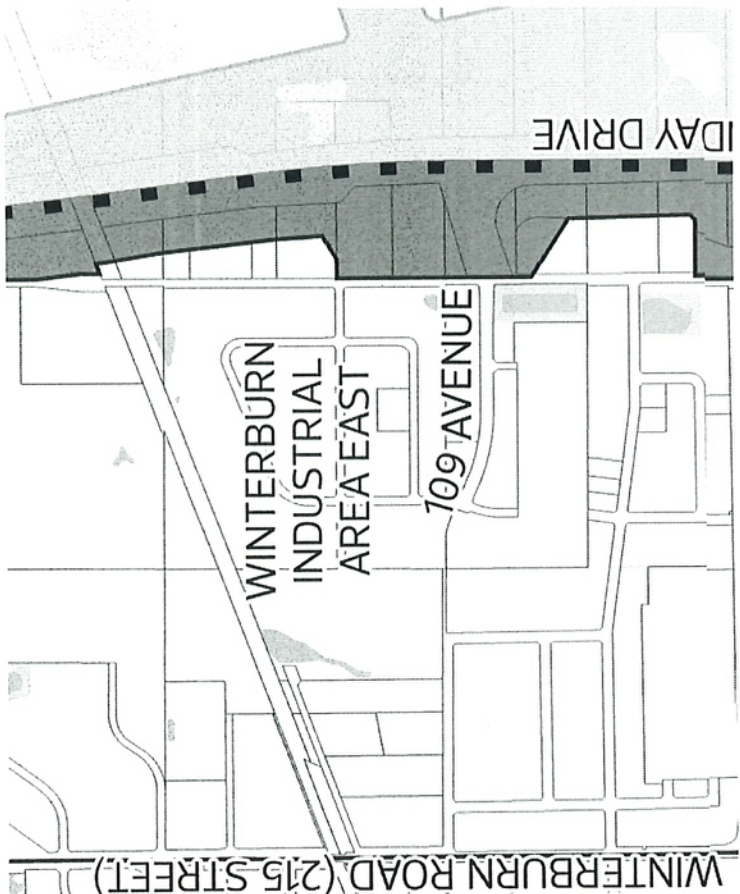


Figure 28

Map 2: Activating and Phasing Growth to 1.25 Million

- Open Area
- Developing Area
- Habitat Greenway

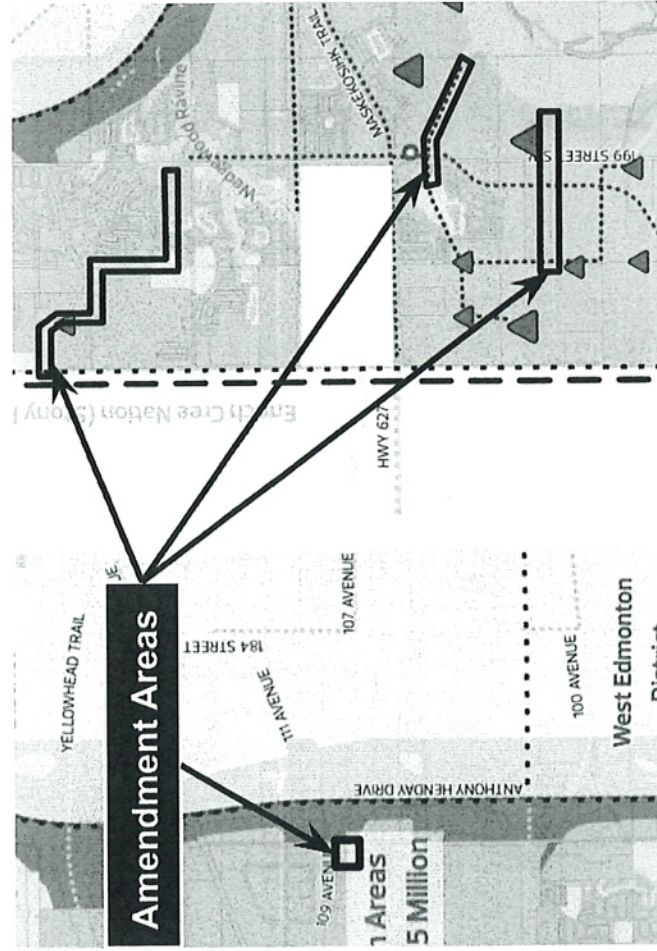


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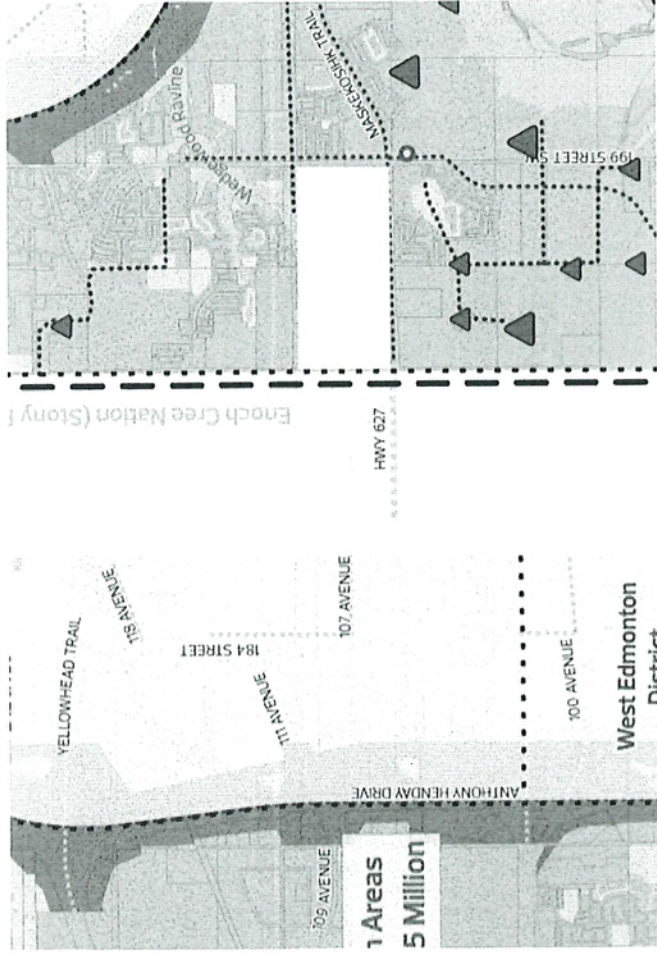


Figure 30

Map 3: Nodes and Corridors

Open Area

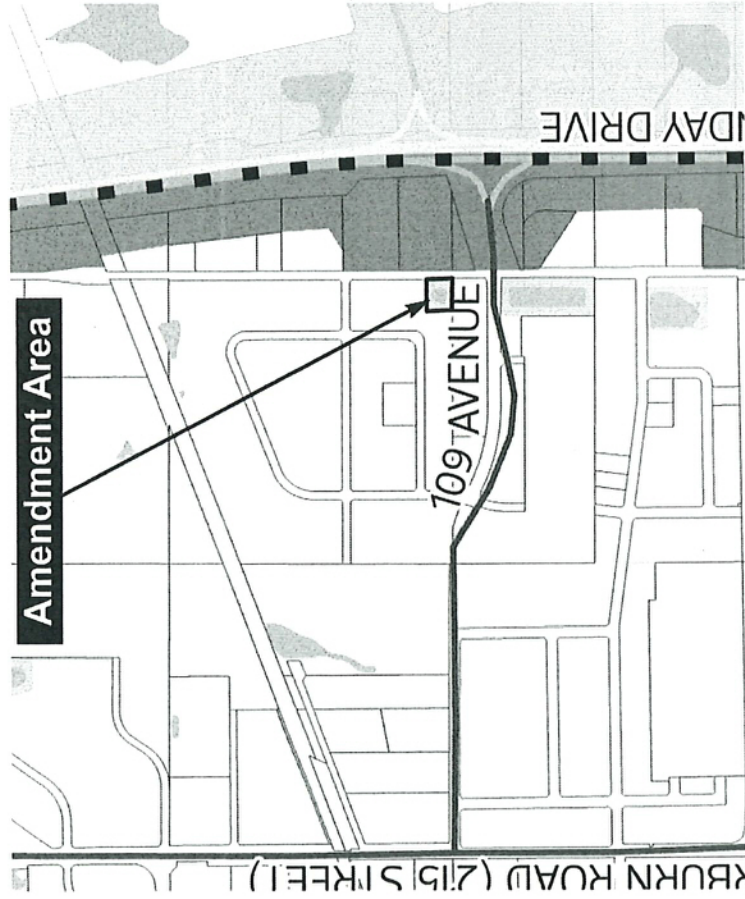


Figure 31

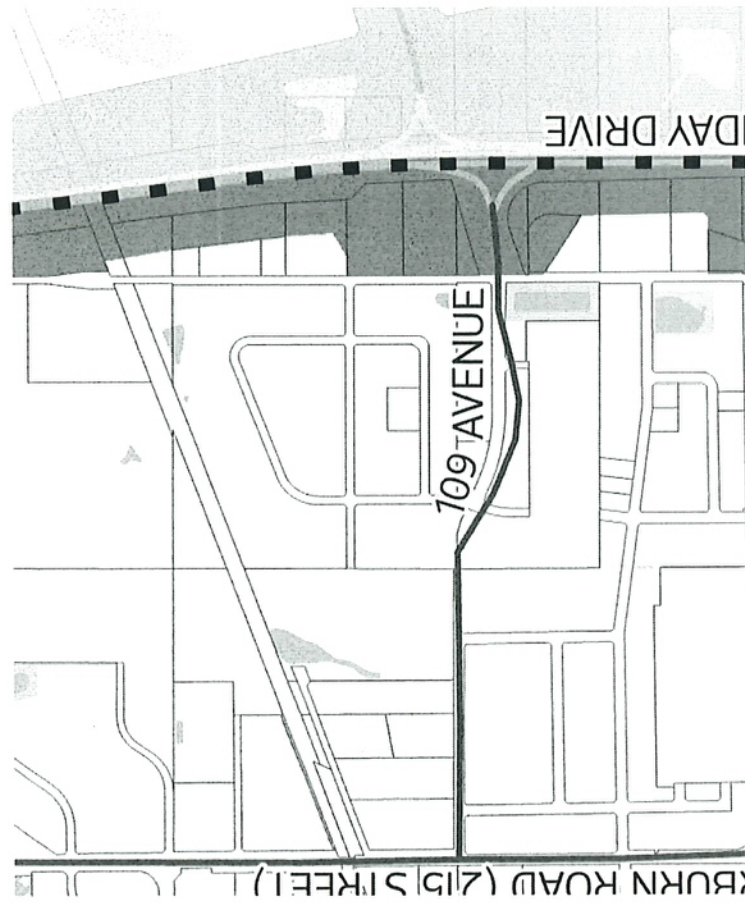


Figure 32

Map 4: Land Use Concept to 1.25 Million

- Commercial/Industrial Employment
- Open Space - Current
- Urban Service

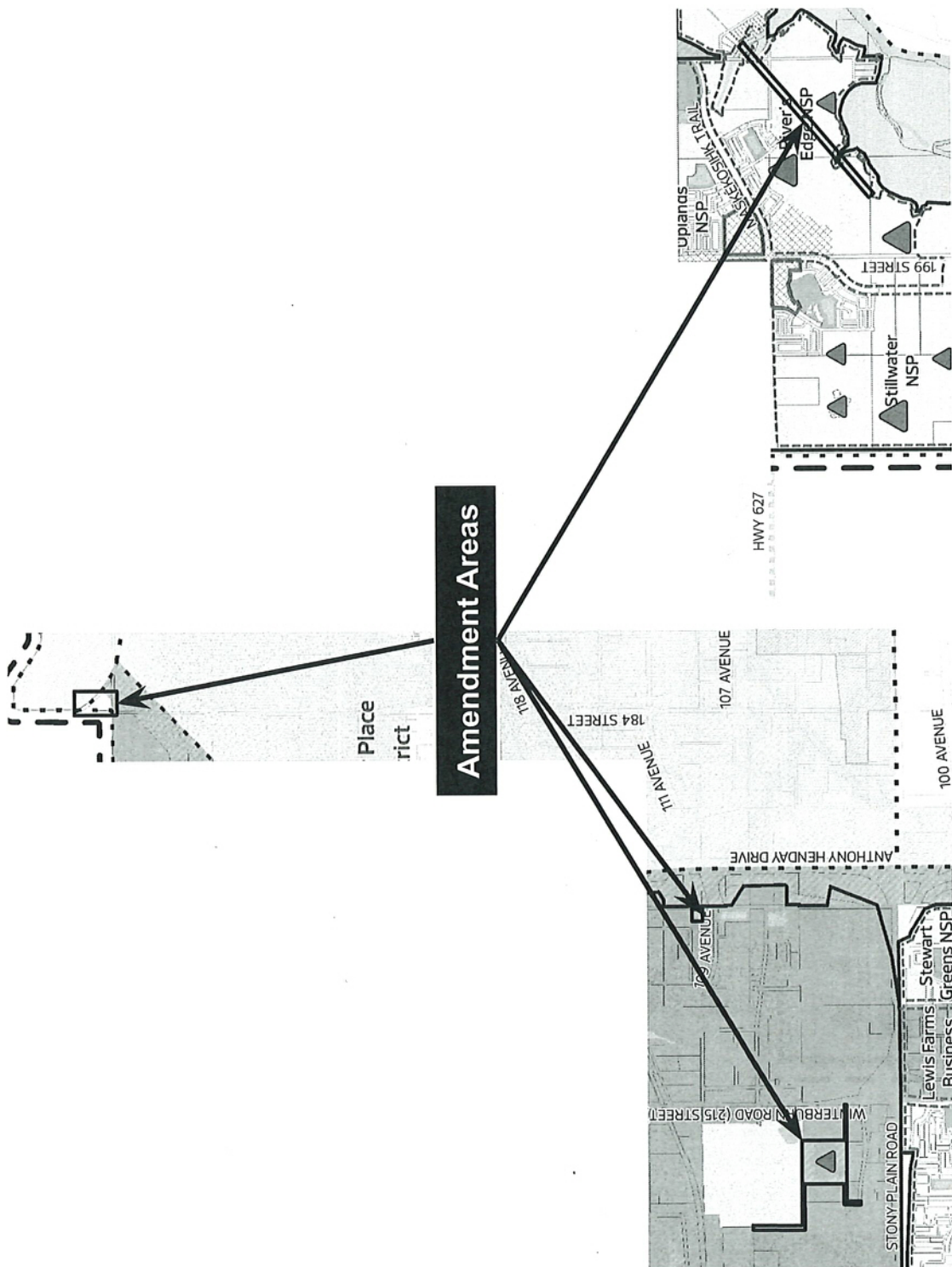


Figure 33

Map 4: Land Use Concept to 1.25 Million

- Commercial/Industrial Employment
- Open Space - Current
- Urban Service

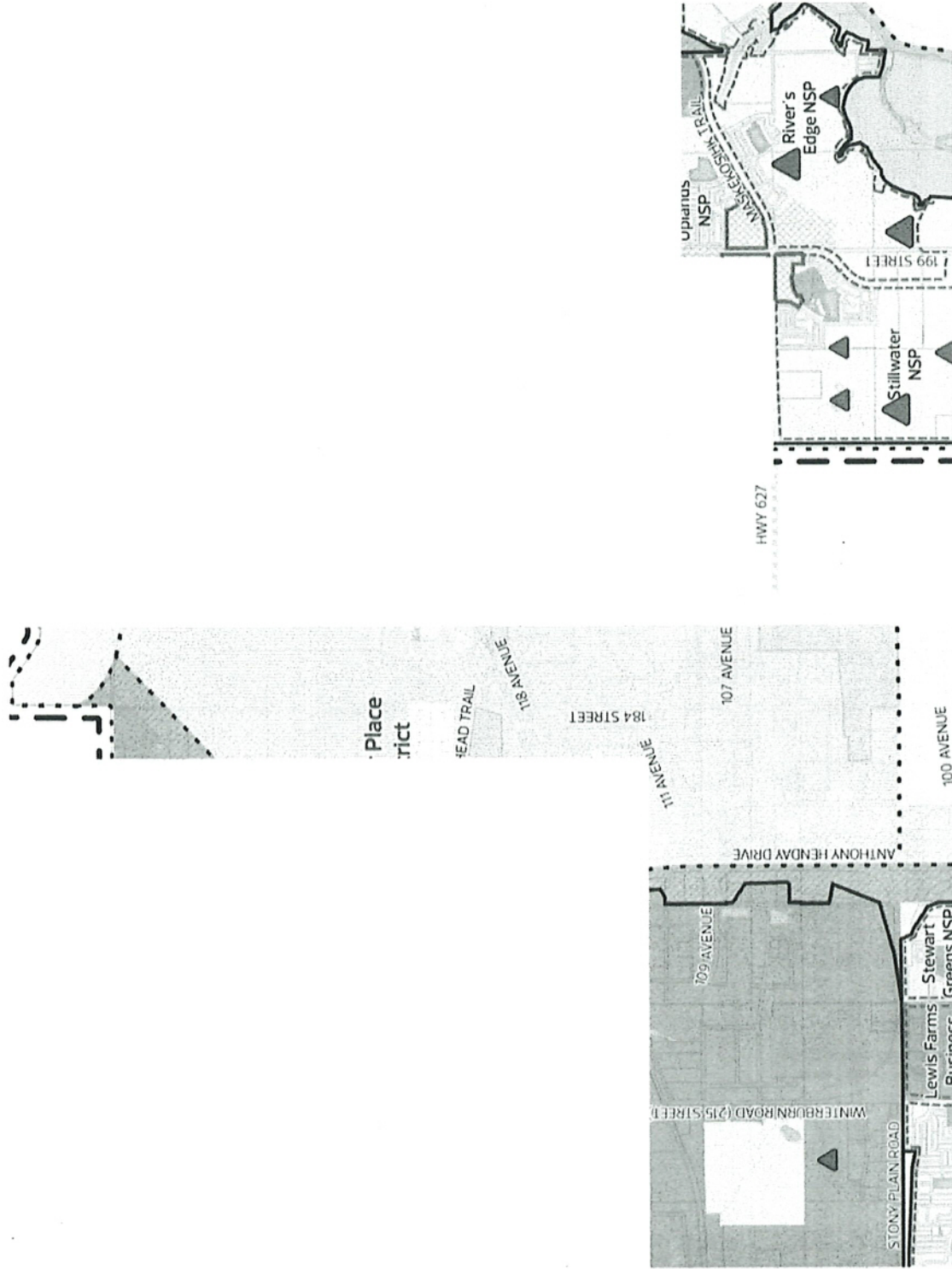


Figure 34

Map 5: Open Space and Natural Areas to 1.25 Million

- Habitat Greenway
- Open Space - Other

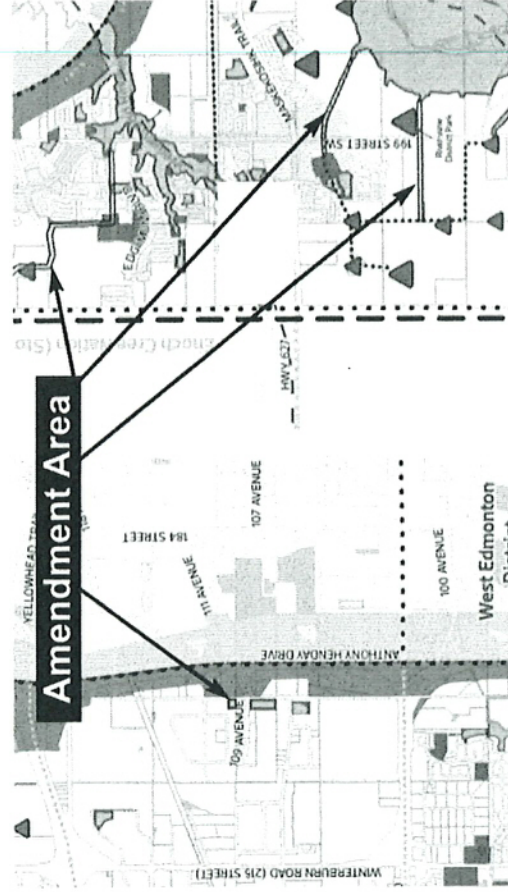


Figure 35



Figure 36

Map 6: Active Transportation to 1.25 Million

Open Area

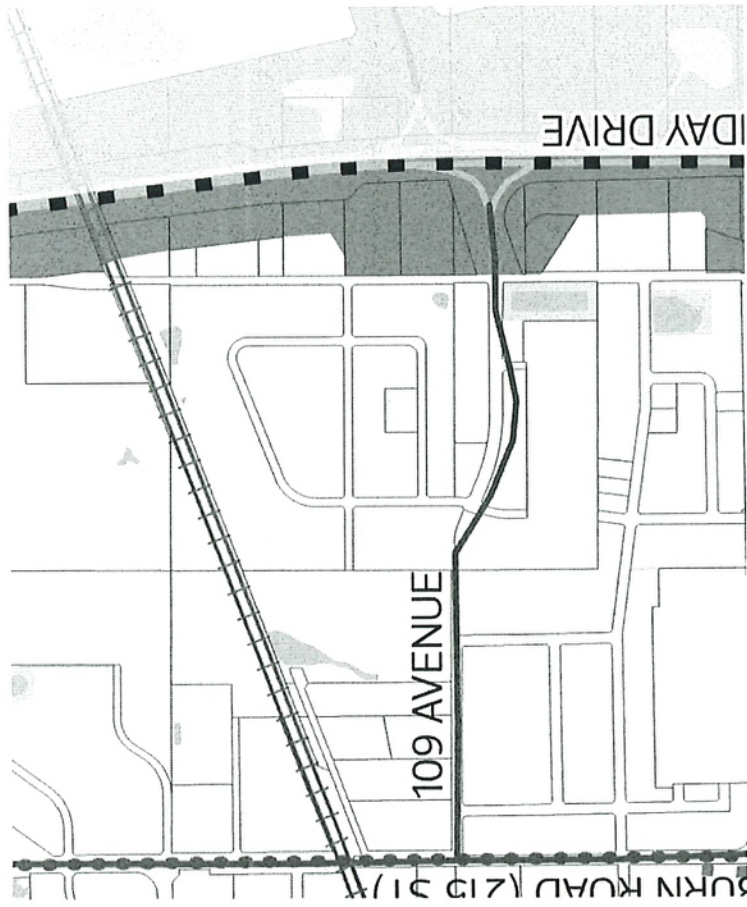
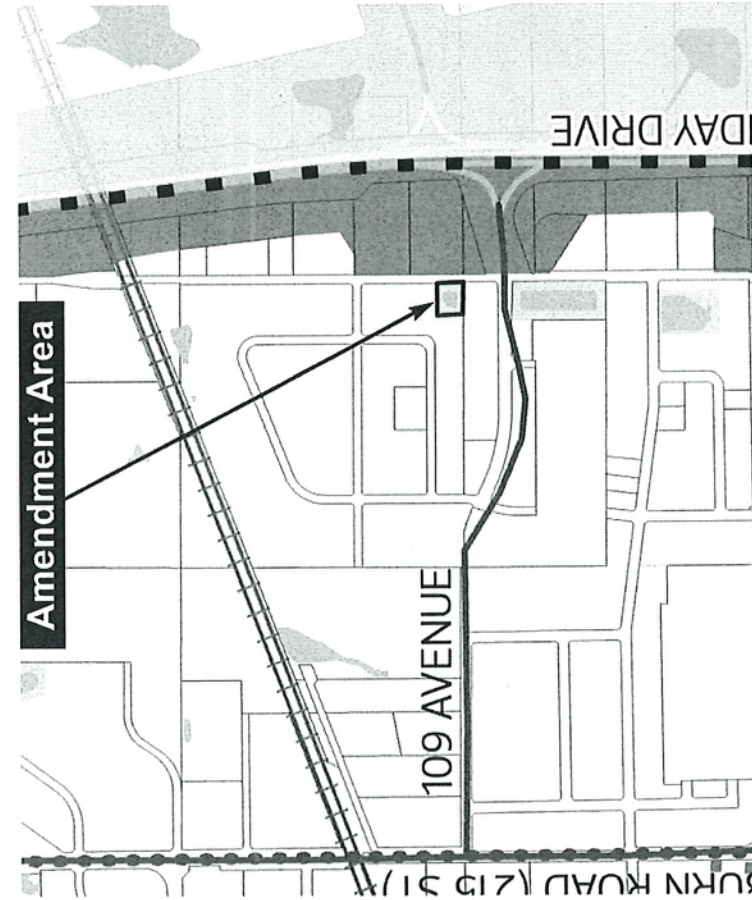


Figure 37

Figure 38

Open Area

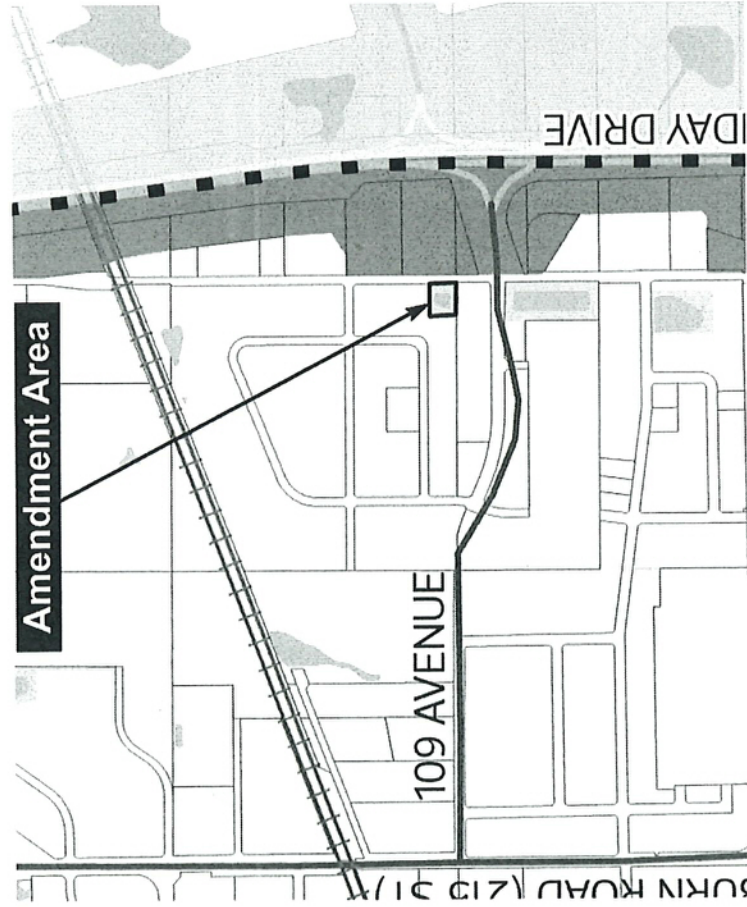


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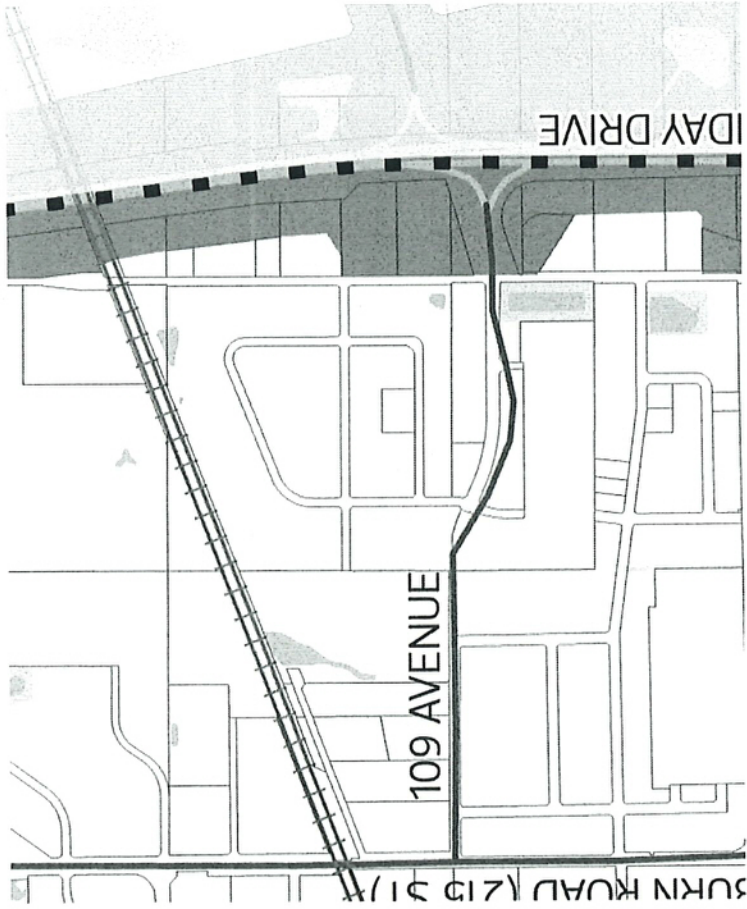


Figure 40

Map 1: Heritage and Culture

Open Area

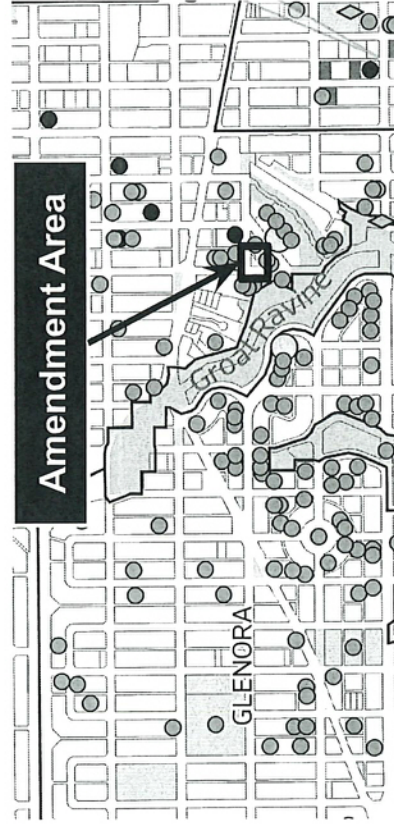


Figure 41



Figure 42

Map 2: Activating Growth to 1.25 Million

Open Area
Redeveloping Area

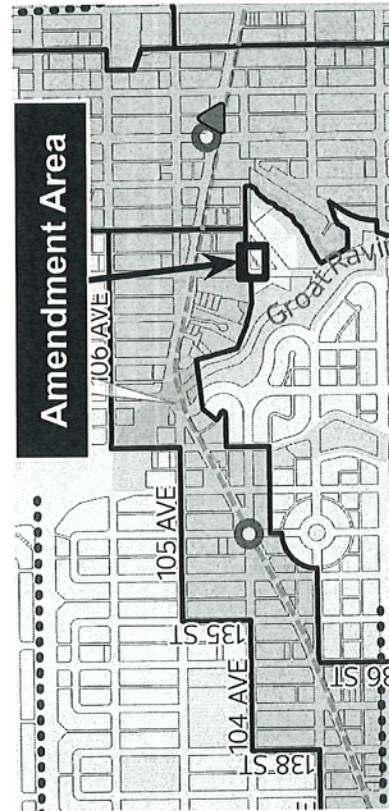


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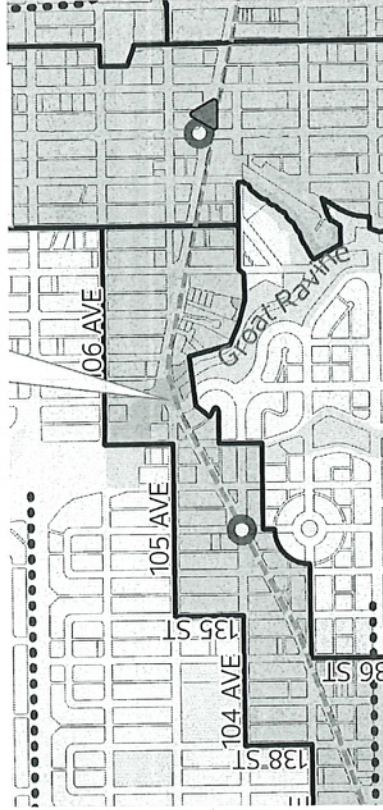


Figure 44

Map 3: Nodes and Corridors

Open Area

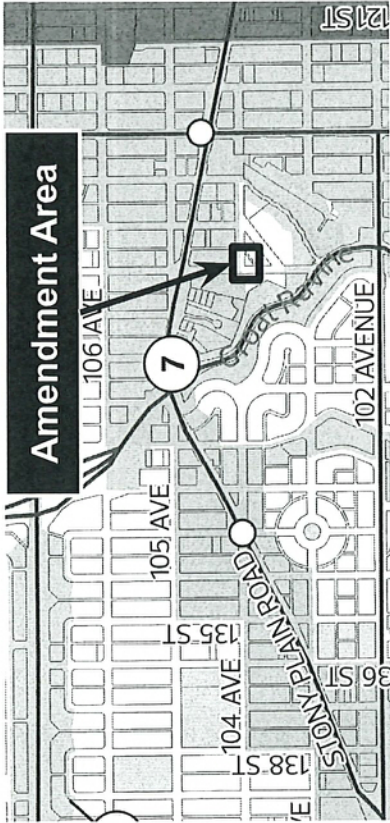


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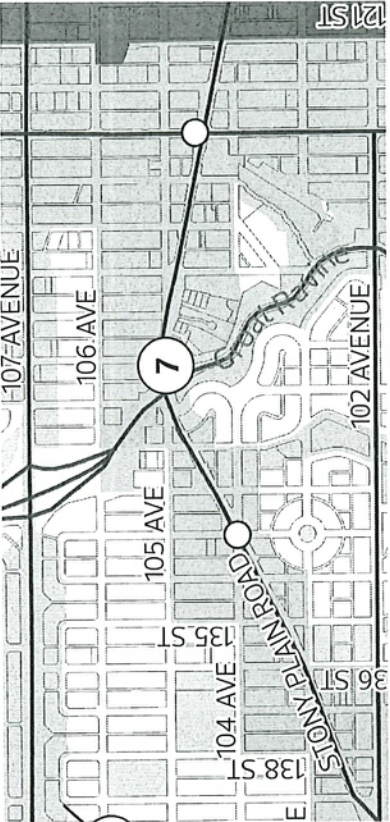


Figure 46

Map 4: Land Use Concept to 1.25 Million

Urban Mix
 Institutional Employment
 Open Space - Current

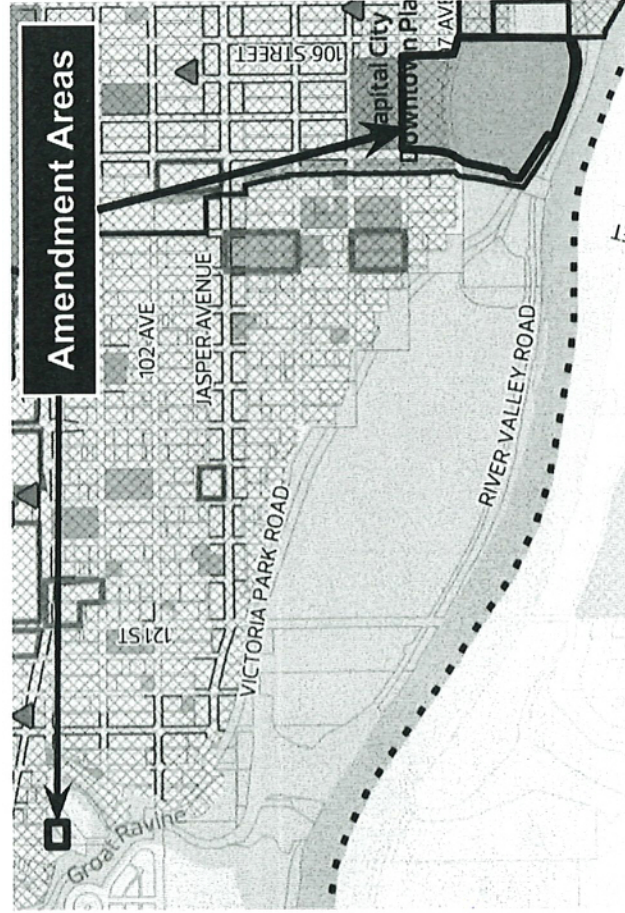


Figure 47

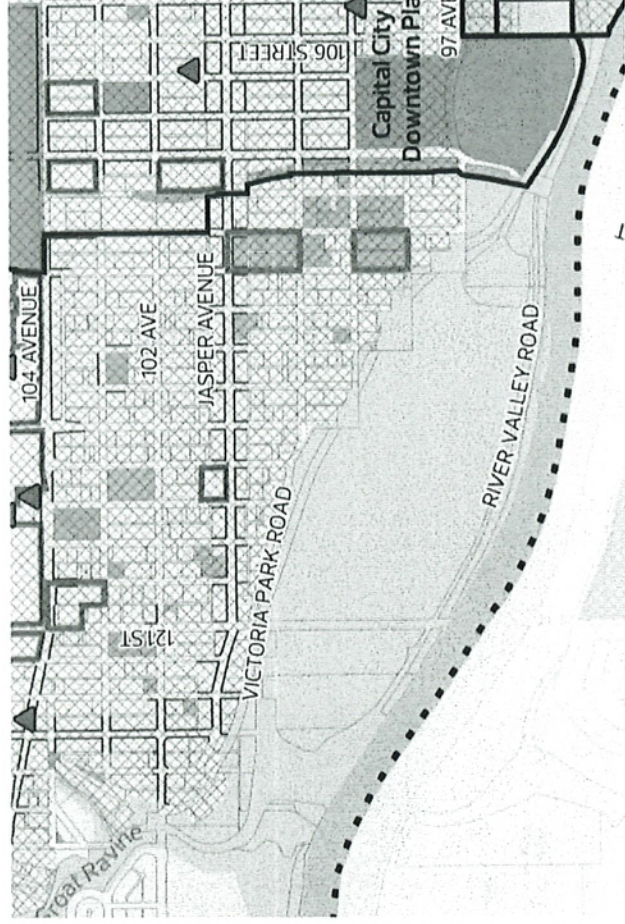


Figure 48

Map 5: Open Space and Natural Areas to 1.25 Million

■ Park- Current

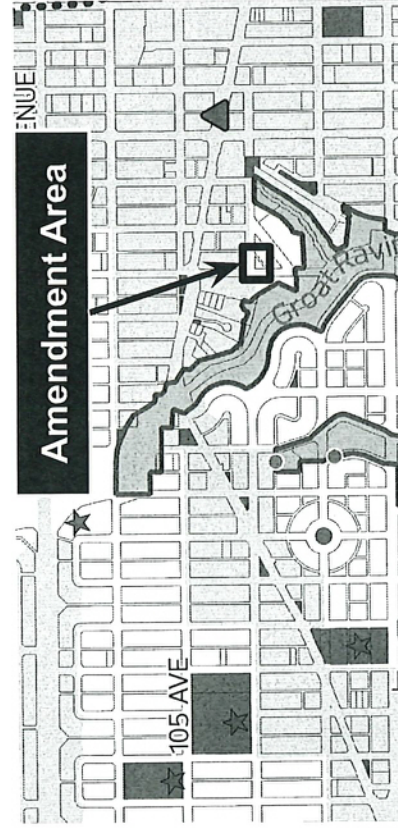


Figure 49



Figure 50

Map 6: Active Transportation to 1.25 Million

Open Area

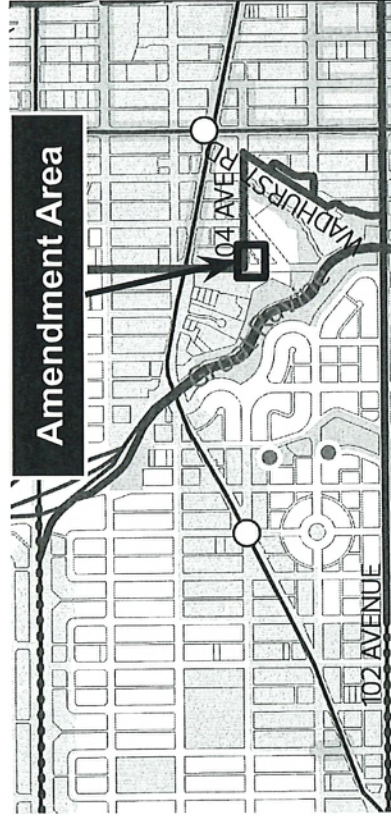


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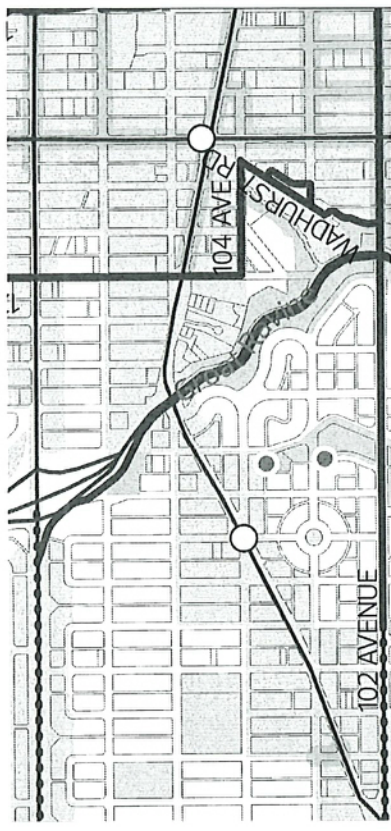


Figure 52

Map 7: Transit to 1.25 Million

Open Area

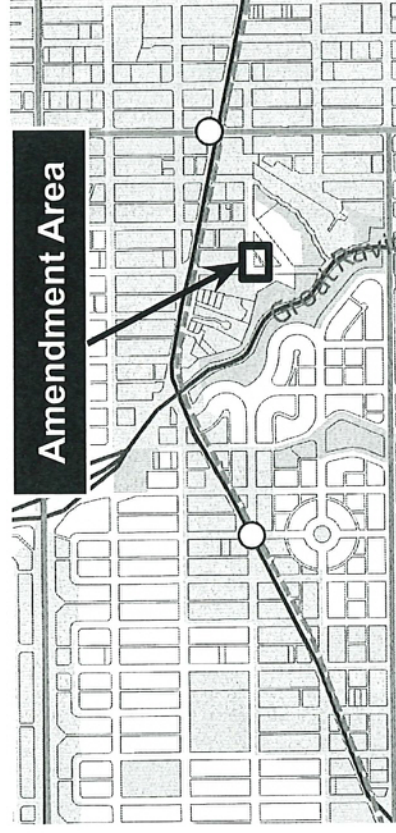


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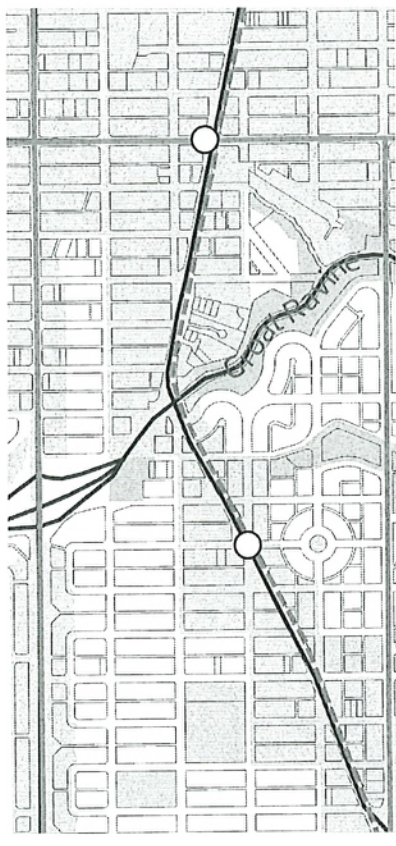


Figure 54

Map 4: Land Use Concept to 1.25 Million

Urban Mix
Urban Services

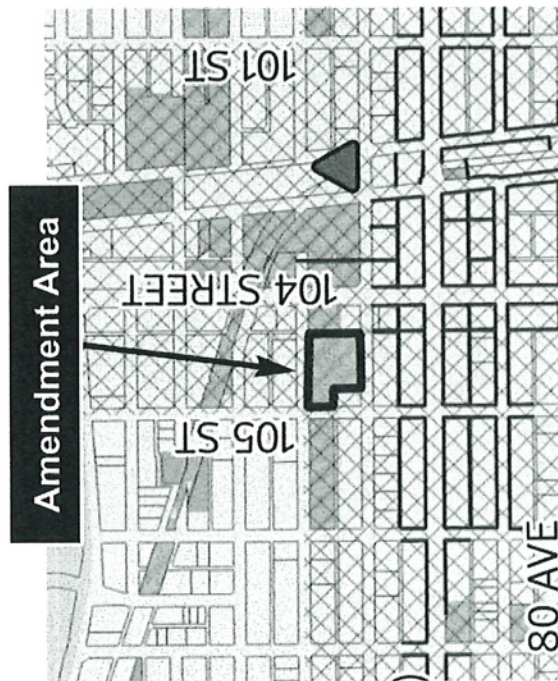


Figure 55



Figure 56