

Bylaw 17268

Amendment to the North Saskatchewan River Valley Area Redevelopment Plan

Purpose

To amend the boundary of the North Saskatchewan River Valley Area Redevelopment Plan.

Readings

Bylaw 17268 is ready for first and second readings. Third reading is to be withheld pending third reading of Bylaws 17267, 17269 and 17270.

Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on Friday, June 19, 2015, and Saturday, June 27, 2015. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this Bylaw.

Report

This application has been submitted in association with application to amend the Riverview Area Structure Plan (Bylaw 17267) and Riverview Neighbourhood Structure Plan 1 and Neighbourhood Structure Plan 3 (Bylaws 17269 and 17270).

During the Neighbourhood Structure Plan process, the Top-of-the-Bank line and development setback was established for participating landowners which resulted in the proposed administrative amendment to the North Saskatchewan River Valley Area Redevelopment Plan.

This application is an administrative amendment to the North Saskatchewan River Valley Area Redevelopment Plan to adjust the boundary to reflect the portions of the Neighbourhood Structure Plans which have been detailed and established on site in accordance with the City Policy C542 whereby the geographic Top-of-the-Bank line and development setbacks have been established.

Policy

The proposed amendment to the North Saskatchewan River Valley Area Redevelopment Plan and associated application to amend the Riverview Area Structure Plan (Bylaw 17267) and adoption of Neighbourhood Structure Plan 1 and Neighbourhood Structure Plan 3 (Bylaws 17269 and 17270) support the policies of *The Way We Grow* related to:

- preserving and protecting the North Saskatchewan River Valley and Ravine System
- supporting contiguous development and infrastructure in order to accommodate growth in an orderly and economical fashion

Corporate Outcomes

This application supports the City of Edmonton's Strategic Goal to Preserve and Sustain Edmonton's Environment by protecting the River Valley and Ravine System, while supporting the Goal to Transform Edmonton's Urban Form by promoting the creation of complete communities with an appropriate mix of land uses.

Public Consultation

Public consultation was undertaken with the preparation of the Riverview Area Structure Plan amendment and Riverview Neighbourhood Structure Plans 1 and 3. These proposals resulted in the delineation of the boundary between both the North Saskatchewan River Valley and Wedgewood Creek and Neighbourhood Structure Plan 1 and Neighbourhood Structure Plan 3 land uses.

Attachments

1. Bylaw 17268
2. Sustainable Development report (attached to Bylaw 17267 – Item 5.1)