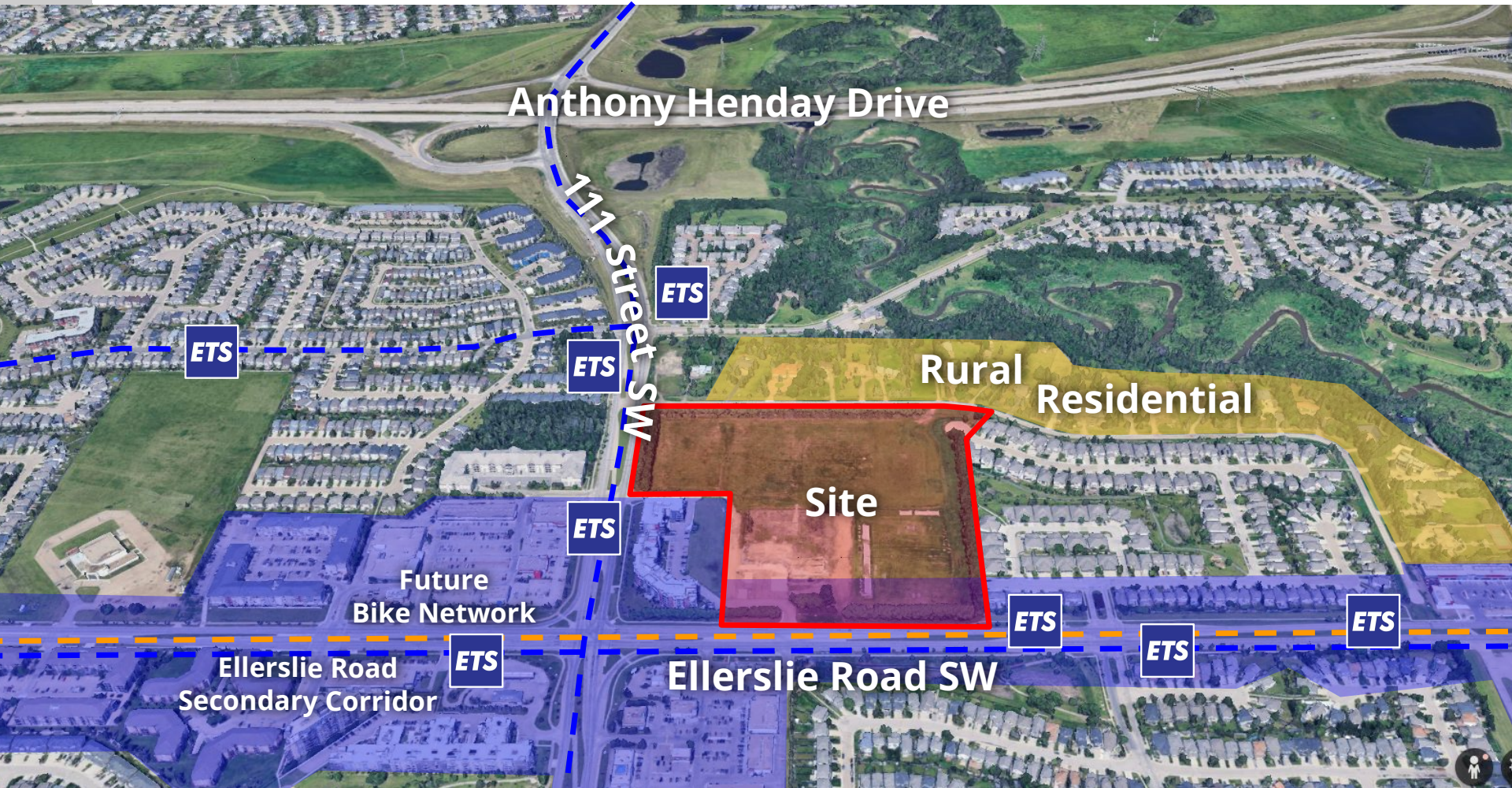


ITEM 3.24 & 3.25  
BYLAWS 21134 & 21135  
RICHFORD

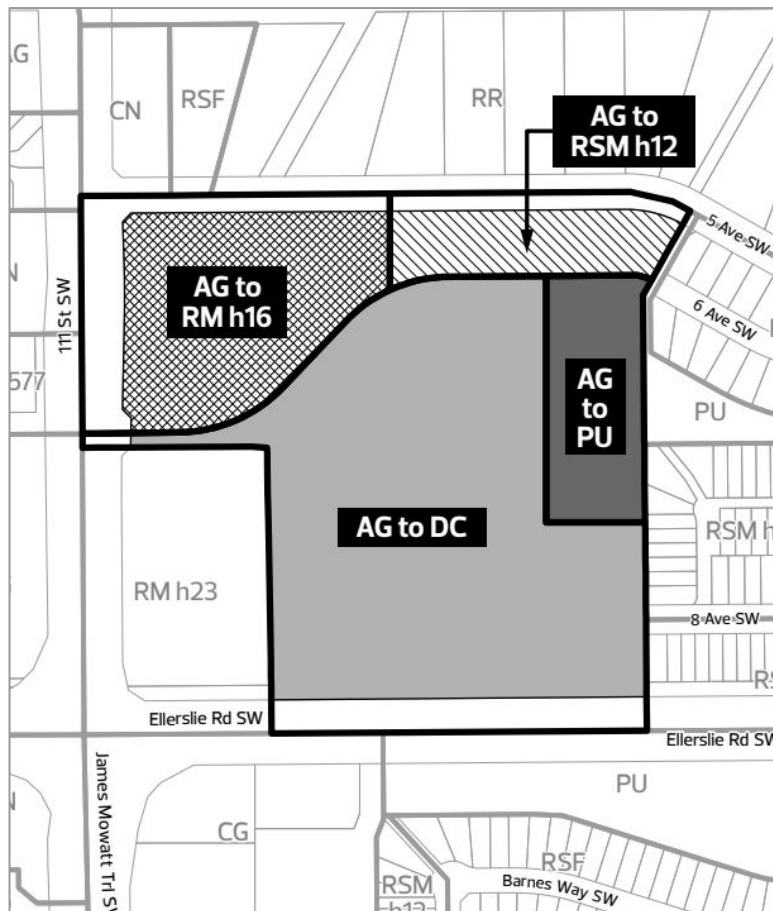
DEVELOPMENT  
SERVICES  
AUG 18, 2025

Edmonton





# 3 PROPOSED ZONING



REGULATION	DC Proposed	RM h16 Proposed	RSM h12 Proposed	PU Proposed
Uses	Mixed Use & Mid-rise apartments	Low-rise apartments	Row housing	SWMF
Height	28.0 m	16.0 m	12.0 m	18.0 m
Floor Area Ratio	3.8	2.3	N/A	N/A

## Comments (84)

- Traffic concerns (70)
- Neighbourhood access points (44)
- Loss of green space (38)



CITY WEBPAGE  
Jan 26, 2022



MAILED NOTICE  
Feb 23 & May 23, 2024



OPEN HOUSE  
June 6, 2024



ONLINE  
ENGAGEMENT  
June 3-23, 2024

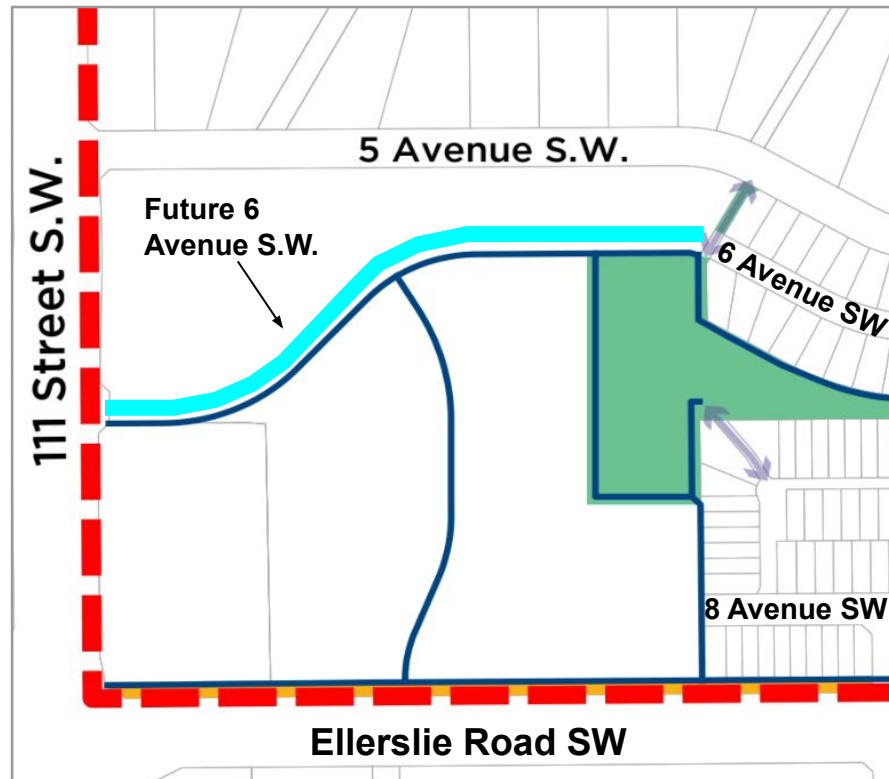
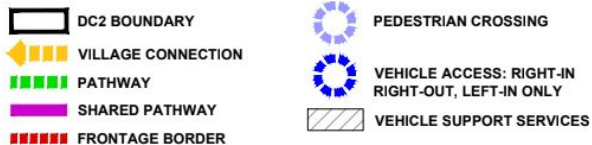
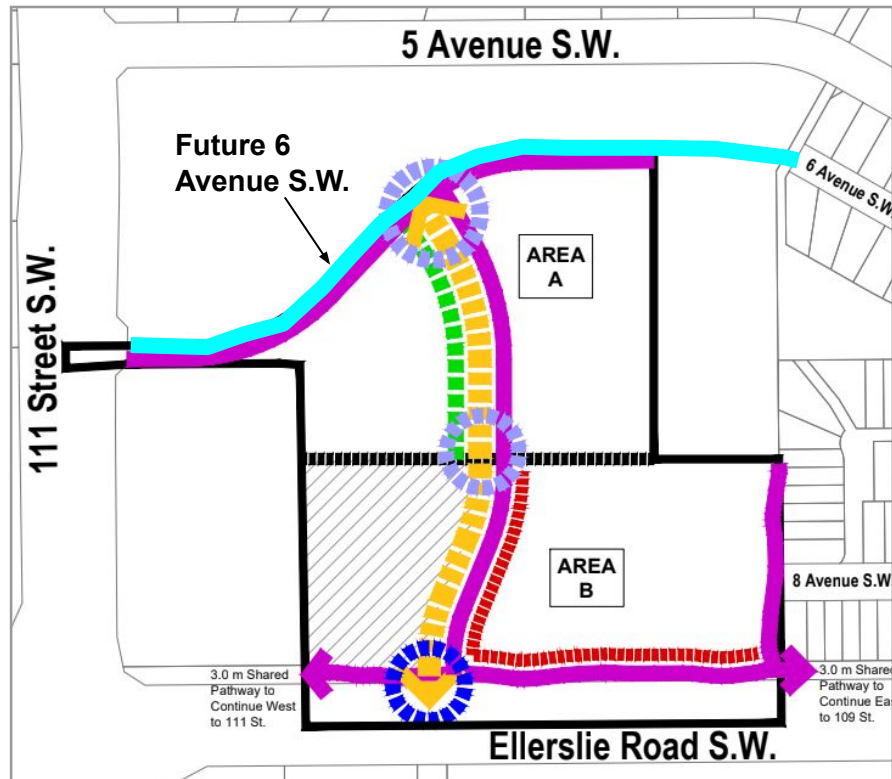


PUBLIC HEARING  
NOTICE  
July 24, 2025

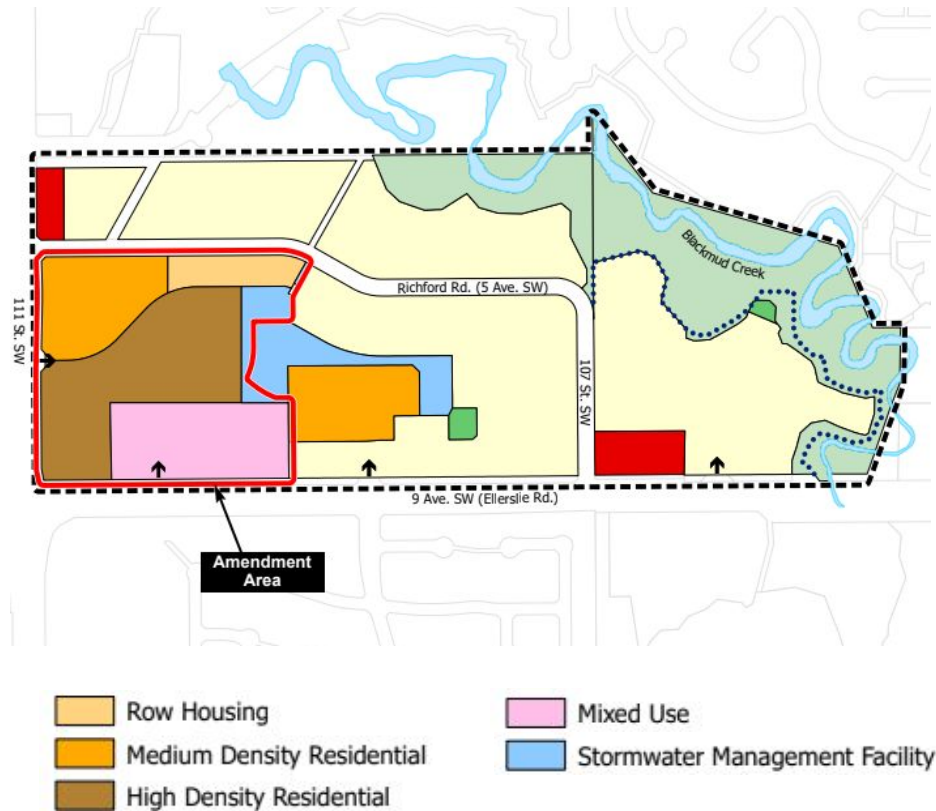


JOURNAL AD  
Aug 1 & Aug 9, 2025



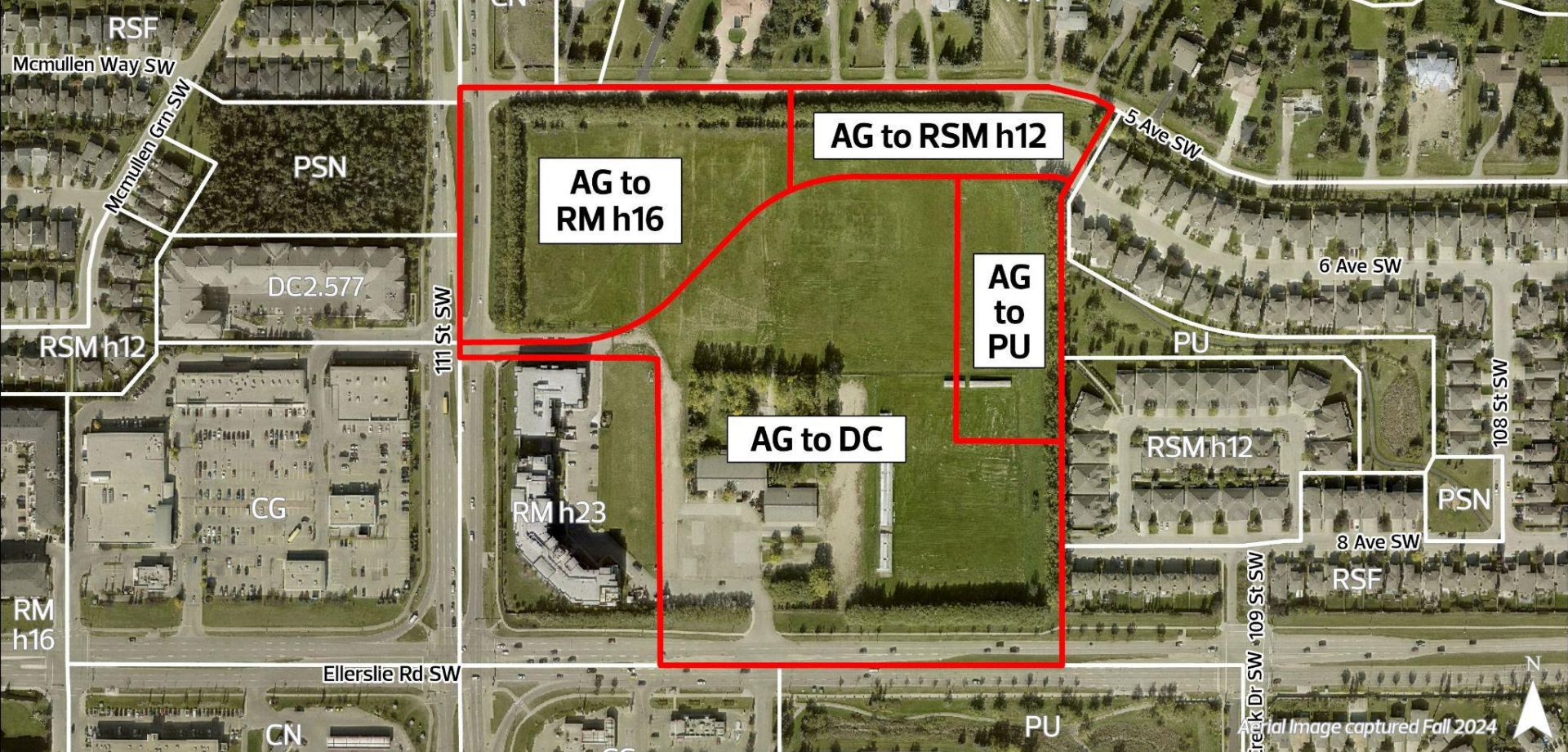


# 6 RICHFORD NASP AMENDMENT



Land Use	Change (ha)
Low Density Residential	-7.20 ha
Row Housing	+0.68 ha
Medium Density Residential	+1.07 ha
High Density Residential	+2.54 ha
Commercial/Mixed use	+1.93 ha
Stormwater Management Facility	+0.34 ha





ADMINISTRATION'S RECOMMENDATION: **APPROVAL**