

Bylaw 21474

A Bylaw to amend Charter Bylaw 20001, as amended,
The Edmonton Zoning Bylaw
Amendment No. 402

WHEREAS Edmonton City Council at its meeting of October 23, 2023, gave third reading to Charter Bylaw 20001 (the “Edmonton Zoning Bylaw”);

WHEREAS Edmonton City Council considers it desirable to amend the text of the Edmonton Zoning Bylaw;

NOW THEREFORE after due compliance with the relevant provisions of the Municipal Government Act RSA 2000, ch. M-26, as amended, the Municipal Council of the City of Edmonton duly assembled enacts as follows:

1. Charter Bylaw 20001, The Edmonton Zoning Bylaw, is hereby amended as follows:
 - a. Delete from Subsection 2.10.4.1.6, Table 4.1. Site and Building Regulations, Subsection 4.1.6, the following: “10.5 m” and replace it with “9.5 m”.
 - b. Add a subsection to Subsection 7.100.4.2 , labeled as Subsection 7.100.4.2.1 and include the following: “Despite Subsection 6.1.1., the Development Planner may grant a variance to the maximum Height for an enlargement, alteration or addition to a non-conforming building with a valid Development Permit by granting a variance in accordance with Subsection 5. The variance must not exceed the Height approved in the original Development Permit. Any increase beyond the previously approved Height is not permitted.”.

2. This Bylaw, and any changes herein, to have an effective date of August 1, 2026.

READ a first time this	day of	, A. D. 2026;
READ a second time this	day of	, A. D. 2026;
READ a third time this	day of	, A. D. 2026;
SIGNED and PASSED this	day of	, A. D. 2026;

THE CITY OF EDMONTON

MAYOR

CITY CLERK