

## Bylaw 19254

### A Bylaw to amend Bylaw 6767 as amended, the Montrose/Santa Rosa Area Redevelopment Plan Bylaw

WHEREAS pursuant to the authority granted to it by the Planning Act on January 11, 1983, the Municipal Council of the City of Edmonton passed Bylaw 6767, being the Montrose/Santa Rosa Area Redevelopment Plan Bylaw; and

WHEREAS from time to time the City Council found it desirable to amend the Montrose/Santa Rosa Area Redevelopment Plan Bylaw; and

WHEREAS the Municipal Council of the City of Edmonton now deems it in the public interest to further amend the Montrose/Santa Rosa Area Redevelopment Plan 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. Bylaw 6767 as amended, is hereby further amended:
  - a. Delete the text under Policy Number 1.22 - Plan Component: Land Use:

Industrial, and replace it with the following;

It is the Policy of Council that:

THE PORTION OF THE BURNS SITE WEST AND NORTH OF 121 AVENUE EXTENSION AS INDICATED IN SCHEDULE "1.1" WILL BE DEVELOPED AS BUSINESS INDUSTRIAL, PUBLIC UTILITY, AND PARKS.

Objectives:

- To eliminate heavy industrial uses from this inner city area.
- To provide lands for the storage of light rail vehicles.

Summary of Action:

Council will amend the Edmonton Land Use Bylaw by redistricting from IB (Industrial Business), to PU (Public Utility Zone and AP (Public Parks Zone).

Explanations:

- The planned development for the area has changed since April 1990. The future North West LRT line will require lands for a storage facility for maintenance and operational purposes. The area is an appropriate location for a storage facility because of its current location along an existing rail right-of-way, and the sites low development potential.
- b. Substituting “Schedule 1.7 - Montrose / Land Santa Rosa Land Uses” with “Schedule 1.7Amendment to Montrose / Land Santa Rosa Land Uses”, as appended as Schedule “A”.

READ a first time this	day of	, A. D. 2020;
READ a second time this	day of	, A. D. 2020;
READ a third time this	day of	, A. D. 2020;
SIGNED and PASSED this	day of	, A. D. 2020.

THE CITY OF EDMONTON

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MAYOR

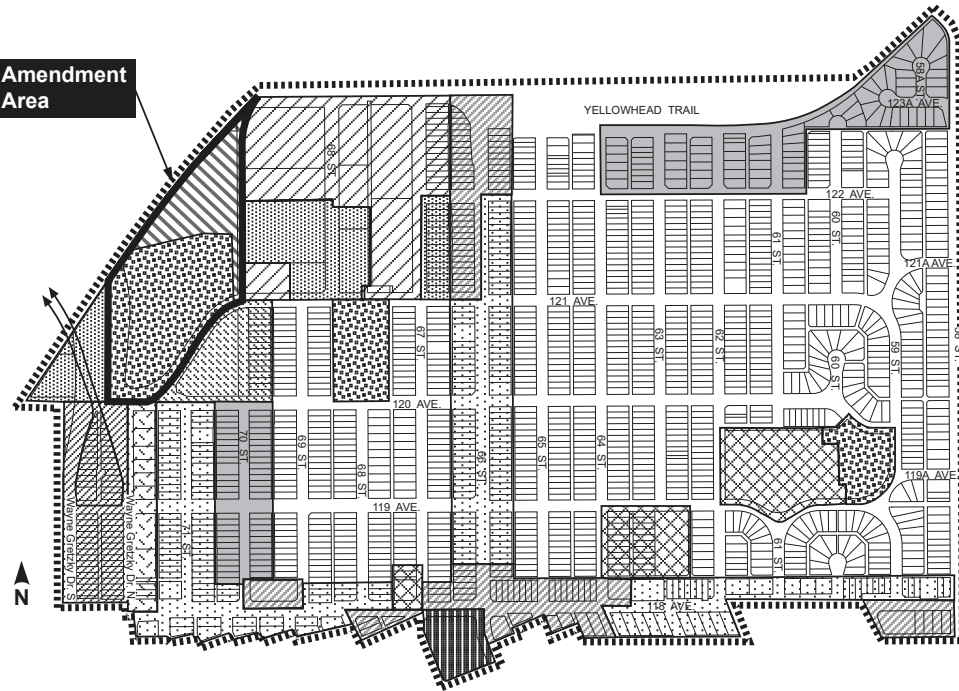
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CITY CLERK

BYLAW 19254

AMENDMENT TO  
MONTROSE  
SANTA ROSA  
LAND USES

Schedule 1.7

Amendment  
Area



LEGEND:

-  Low density redevelopment
-  Row Housing
-  Multiple family residential
-  Low rise apartment
-  Residential mixed use
-  Low intensity business
-  Commercial shopping centre
-  Commercial office
-  Industrial business
-  Medium industrial
-  Urban services
-  Public parks
-  Public utility
-  NSP Boundary
-  Amendment Boundary