

Bylaw 19184

Amendment to the Jasper Place Area Redevelopment Plan

Purpose

To amend the Jasper Place Area Redevelopment Plan.

Readings

Bylaw 19184 is ready for three readings after the public hearing has been held. If Council wishes to give three readings during a single meeting, Council must unanimously agree "That Bylaw 19184 be considered for third reading."

Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal on February 21, 2020, and February 29, 2020. The Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Bylaw.

Report

Bylaw 19184 proposes to amend the Jasper Place Area Redevelopment Plan to allow an increased height maximum for a specific site in the Canora Neighbourhood along Stony Plain Road. The associated rezoning application (Charter Bylaw 19185) proposes a standard zone (CB3), which meets the policies of the Area Redevelopment Plan except that the CB3 Zone would allow a building with a height above the eight storey maximum currently indicated in the Area Redevelopment Plan.

All comments from civic departments or utility agencies regarding this proposal have been addressed.

Public Engagement

Advance notice was sent to surrounding property owners, the presidents of the Canora and West Jasper-Sherwood Community Leagues and the Stony Plain Road and Area Business Improvement Area on August 6, 2019. One response was received requesting additional information.

Attachments

1. Bylaw 19184
2. Administration Report