

Bylaw 19462

A Bylaw to amend Bylaw 6221, as amended, being the Garneau Area Redevelopment Plan

WHEREAS pursuant to the authority granted to it, City Council, on May 25, 1982, passed Bylaw 6221, as amended, being the Garneau Area Redevelopment Plan; and

WHEREAS from time to time City Council may find it desirable to amend the Garneau Area Redevelopment Plan; and;

WHEREAS an application was made to amend the Garneau Area Redevelopment Plan; and

WHEREAS the Municipal Council of the City of Edmonton now deems it in the public interest to amend the Garneau Area Redevelopment Plan; and

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. That Bylaw 6221, as amended, is hereby further amended by:
 - a. deleting the last paragraph under the “Plan Format” heading in “Section 1 - Introduction” in its entirety and replacing with the following:

“Proposed land uses are illustrated through Schedules in each Sub Area and are discussed within the plan policies.”;
 - b. deleting “outlined in Schedule Q of this Bylaw” from the end of the “Summary of Action” in Policy Number G.5;
 - c. deleting “, a bylaw to amend the Land Use Bylaw and the proposed Land Use Districts Map, Schedule Q” from the end of the “Summary of Action” in Policy Number G.21;
 - d. deleting “, a bylaw to amend the Land Use Bylaw and the proposed Land Use Districts Map, Schedule Q” from the end of the “Summary of Action” in Policy Number 1.1;

- e. deleting “, a Bylaw to amend the Land Use Bylaw, and on the proposed Land Use District Map Schedule Q” from the end of the first bullet of the “Summary of Action” in Policy Number 1.2;
- f. deleting “, a Bylaw to amend the Land use Bylaw; and on the proposed Land Use District Map Schedule Q” from the end of the “Summary of Action” in Policy Number 1.3(a);
- g. deleting “, a bylaw to amend the Land Use Bylaw and as shown on proposed Land Use District Map, Schedule Q” from the end of the “Summary of Action” in Policy Number 1.4;
- h. deleting “, a bylaw to amend the Land Use Bylaw and as shown in the proposed Land Use District Map Schedule Q” from the end of the “Summary of Action” in Policy Number 1.5;
- i. deleting the text under “It is the Policy of Council that:” in Policy Number 1.6a in its entirety and replacing it with the following:

“THE PORTION OF SUB-AREA 1 BETWEEN 110 STREET NW AND 111 STREET NW AND 86 AVENUE NW AND 85 AVENUE NW IS APPROPRIATE FOR MULTIPLE FAMILY STRUCTURES PREFERABLY STACKED ROW HOUSING AND ROW HOUSING, BUT CAN ALSO BE IN THE FORM OF LOW TO MEDIUM RISE APARTMENTS NORTH OF THE LANE BETWEEN THE TWO AVENUES, PROVIDED THIS IS DONE THROUGH A (DC2) SITE SPECIFIC DEVELOPMENT CONTROL PROVISION THAT PROVIDES A TRANSITION IN HEIGHT BETWEEN DEVELOPMENT NORTH OF 86 AVENUE NW TO LOWER SCALE DEVELOPMENT ON ADJACENT SITES AND TO THE PUBLIC REALM.”

- j. deleting “, a bylaw to amend the Land Use Bylaw; and on the proposed Land Use District Map Schedule Q” from the end of the “Summary of Action” in Policy Number 1.6a;
- k. adding a bullet under the “Summary of Action” in Policy Number 1.6a that reads:

“COUNCIL will amend the Zoning Bylaw from RF6 to DC2 for areas shown in Charter Bylaw 19463.”
- l. deleting “, a bylaw to amend the Land Use Bylaw; and on the proposed Land Use District Map Schedule Q” from the end of the “Summary of Action” in Policy Number 1.6b;

- m. deleting “, a Bylaw to amend the Land Use Bylaw, and on the proposed Land Use District Map Schedule Q” from the end of the first bullet of the “Summary of Action” in Policy Number 1.8;
- n. deleting “, a bylaw to amend the Land Use Bylaw and on the proposed Land Use District Map, Schedule Q” from the end of the first bullet of the “Summary of Action” in Policy Number 2.1;
- o. deleting “, a bylaw to amend the Land Use Bylaw and the proposed Land Use District map, Schedule Q” from the end of the “Summary of Action” in Policy Number 2.2a;
- p. deleting “, a Bylaw to amend the proposed Land Use Bylaw and on the proposed Land Use Districts Map, Schedule Q” from the end of the “Summary of Action” in Policy Number 5.1;
- q. deleting “, a Bylaw to amend the proposed Land Use Bylaw, and on the proposed Land Use Districts Map, Schedule Q” from the end of the “Summary of Action” in Policy Number 5.2;
- r. deleting “and shown in Schedule Q” from the “Area of Application” for the RF3 Zone in Section 5;
- s. deleting “in Schedule Q of the Garneau Plan” from the “Advice to the Development Officer” for the RF3 Zone in Section 5;
- t. deleting “and as shown in Schedule Q” from the “Area of Application” for the RF6 (Area 1) Zone in Section 5;
- u. deleting “in Schedule Q of the Garneau Plan” from the “Advice to the Development Officer” for the RF6 (Area 1) Zone in Section 5;
- v. deleting “and shown in Schedule Q as areas where Overlay provisions apply” from the “Area of Application” for the RA7 Zone in Section 5;
- w. deleting “, where Overlay Provisions apply as shown in Schedule Q” from the “Area of Application” for the RA9 Zone in Section 5;

- x. deleting “Schedule I - Detailed Land Use Sub Area 1” and replacing it with “Schedule I - Detailed Land Use Sub Area 1”, attached hereto as Schedule “A”; and forming part of this Bylaw;
- y. deleting “Schedule C - General Land Uses”; and
- z. deleting “Schedule Q - Proposed Zoning”.

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

MAYOR

CITY CLERK

Garneau

SCHEDULE I Detailed Land Use Sub Area 1

Area Redevelopment Plan

