

# Bylaw 18883

## Amendment to the Maple Neighbourhood Structure Plan

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### Purpose

To amend the Maple Neighbourhood Structure Plan.

### Readings

Bylaw 18883 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 18883 be considered for third reading."

### Advertising and Signing

This Bylaw has been advertised in the Edmonton Journal, on May 31, 2019, and June 8, 2019. The Bylaw can be passed following third reading.

### Position of Administration

Administration supports this proposed Bylaw.

### Report

Bylaw 18883 to amend the Maple Neighbourhood Structure Plan proposes to adjust land use designations to better reflect boundaries between natural areas and adjacent areas suitable for low density residential development. It also allows for additional low and medium density ground and non-ground oriented housing opportunities.

The proposed bylaw maintains a protected linked open space system and ability to provide a range of housing for future residents. The proposed adjustments to the residential land uses do not alter the overall net residential density for the neighbourhood. As an administrative practice, planned densities in the NSP have been rounded off to the nearest number at 35 dwelling units per net residential hectare.

An associated rezoning application is proposed under Charter Bylaw 18884, in conformance with the proposed Neighbourhood Structure Plan amendment.

All technical comments from affected City departments and utility agencies have been addressed.

### Public Engagement

An advance notice was sent to surrounding property owners and the Fulton Meadows Community League, on April 1, 2019. No responses were received on the notice.

**Attachments**

1. Bylaw 18883
2. City Planning Report