

Charter Bylaw 18884

To adjust boundaries between natural and residential areas and allow for a range of low and medium density residential uses, Maple

Purpose

Rezoning from A, NA, and RMD to A, NA, RMD and RF6; located at 3640 and 3750 Meridian Street NW.

Readings

Charter Bylaw 18884 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 Charter Bylaw 18884 be considered for third reading."

Advertising and Signing

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

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

Charter Bylaw 18884 proposes to rezone the subject land from (A) Metropolitan Recreation Zone, (NA) Natural Area Protection Zone, and (RMD) Residential Mixed Dwelling Zone to A, NA, RMD, and (RF6) Medium Density Multiple Family Zones. The proposed rezoning reflects changes to protect existing natural areas next to low density residential development. It also allows for additional forms of ground and oriented low and non-ground oriented medium density housing in the form of stacked row housing.

The proposed rezoning conforms to the associated proposed amendment to the Maple Neighbourhood Structure Plan (Bylaw 18883).

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. Charter Bylaw 18884
2. City Planning Report (attached to Bylaw 18883 - Item 3.2)