

Charter Bylaw 19496

To add Liquor Stores to an existing DC2 Provision, Hillview

Purpose

Rezoning from (DC2) Site Specific Development Control Provision to (DC2) Site Specific Development Control Provision; located at 5403 – 38 Avenue NW.

Readings

Charter Bylaw 19496 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 19496 be considered for third reading.”

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on November 20 and November 28, 2020. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

The purpose of Charter Bylaw 19496 is to change the Zoning Bylaw from (DC2.513) Site Specific Development Control Provision to (DC2) Site Specific Development Control Provision to add Liquor Stores to the allowed list of uses on the site. The proposed DC2 Provision location is well outside of the buffer separation space from other liquor stores and such would serve a local commercial need. The proposed zoning conforms to the intent of the Millwoods Development Concept 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 and the Woodvale Community League and Millwoods Presidents Council (MWPC) Area Council on August 14, 2020. Two responses were received and are summarized in the attached Administration Report.

Attachments

1. Charter Bylaw 19496
2. Administration Report