

Charter Bylaw 19529

To allow for a stormwater management facility and low-density residential, Kinglet Gardens

Purpose

Rezoning from RSL and PU to PU and RLD, located at 11870 - Winterburn Road NW

Readings

Charter Bylaw 19529 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 19529 be considered for third reading."

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on January 8, 2021, and January 16, 2021. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

This application proposes to rezone the subject land from (RSL) Residential Small Lot Zone and (PU) Public Utility Zone to (PU) Public Utility Zone and (RLD) Residential Low Density Zone. Rezoning to PU and RLD will allow for the development of a stormwater management facility and ground-oriented housing forms.

An associated Big Lake Area Structure Plan amendment (Bylaw 19527) and Kinglet Gardens Neighbourhood Structure Plan amendment (Bylaw 19528) are being proposed concurrently. This includes various map revisions to ensure that the proposed rezonings will conform with the higher level statutory plans.

Public Engagement

Advance Notice was sent to surrounding property owners, the Big Lake Community League and Big Lake Estates Homeowners Association Area Council on October 5, 2020. Advance notice was also sent to Parkland County. No responses were received.

Attachments

1. Charter Bylaw 19529
2. Administration Report (Attached to Bylaw 19527 item 3.1)