

Charter Bylaw 19524

To allow for low density residential uses, Cy Becker

Purpose

Rezoning from AG to RLD and RSL; located at 17303 - 50 Street NW.

Readings

Charter Bylaw 19524 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 19524 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

The purpose of proposed Charter Bylaw 19524 is to rezone the subject site from (AG) Agricultural Zone to (RLD) Residential Low Density Zone and (RSL) Residential Small Lot Zone to allow for the development of single detached housing with flexibility in lot sizes and widths, including zero lot line development.

The application conforms to the Cy Becker Neighbourhood Structure Plan, which designates the land for low density residential uses.

All comments from civic departments or utility agencies regarding this proposal have been addressed.

Public Engagement

Advance Notice was sent to surrounding property owners, the Horse Hill Community League Association, Area Council No. 17 Area Council and the Clareview and District Area Council Area Council on October 20, 2020. No responses were received.

Attachments

1. Charter Bylaw 19524
2. Administration Report