

Charter Bylaw 19557

To allow for the development of a future school / park site and a mix of low density housing types, Crystallina Nera East and West

Purpose

Rezoning from AP, DC1, RF4, RPL, and RSL to AP, RSL and RLD; located at 18104 - 66 Street NW. Crystallina Nera East and West

Readings

Charter Bylaw 19557 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 19557 be considered for third reading."

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on February 5, 2021 and February 13, 2021. The Charter Bylaw can be passed following third reading.

Position of Administration

Administration supports this proposed Charter Bylaw.

Report

Charter Bylaw 19557 is submitted in conjunction with Bylaw 19556, a plan amendment to the Crystallina Nera East Neighbourhood Structure Plan (NSP). The proposed rezoning to AP and RSL supports the proposed reconfiguration of 182 Avenue NW and the future school / park site proposed under Bylaw 19566.

Charter Bylaw 19557 will also allow the development of a mix of low density housing types under the RLD Zone, in accordance with the plan, by changing the zoning of land previously zoned DC1, RF4, and RPL. All these zones comply with the "Low Density Residential" designations identified in the plans. The rezoning area covers land in both the Crystallina Nera East NSP and the Crystallina Nera West NSP

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 (1995) Association, the Lago Lindo Community League and the Area Council No. 17 Area Council on October 13 , 2020. No responses were received.

Attachments

1. Charter Bylaw 19557
2. Administration Report (Attached to Bylaw 19556 item 3.5)