

## Charter Bylaw 18810

To allow for low intensity commercial, office and service uses, Glenwood

### Purpose

Rezoning from CNC to CB1; located at 10044 163 Street NW.

### Readings

Charter Bylaw 18810 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 18810 be considered for third reading."

### Advertising and Signing

This Charter Bylaw has been advertised in the Edmonton Journal on April 12, 2019, and April 20, 2019. The Charter Bylaw can be passed following third reading.

### Position of Administration

Administration supports this proposed Charter Bylaw.

### Report

This application proposes to rezone this existing commercial strip mall site to (CB1) Low Intensity Business Zone to allow for a wider variety of commercial uses on the site. The purpose of this zone is to provide for low intensity commercial, office and service uses located along arterial roadways that border residential areas. This site meets these criteria, as 163 Street is an arterial road and the site abuts residential to the south. No redevelopment is proposed at this time.

There is an associated bylaw to amend the Jasper Place Area Redevelopment Plan.

### Public Engagement

Advance notice was sent to surrounding property owners and the Glenwood Community League on February 25, 2019. No responses were received.

### Attachments

1. Charter Bylaw 18810
2. City Planning Report (Attached to Bylaw 18809 - item 3.14)