

Charter Bylaw 19658

To allow for a variety of commercial uses and limited light industrial uses,
Ellerslie Industrial

Purpose

Rezoning from EIB to ECB, located at 220, 310, 420, and 504 - Parsons Road SW.

Readings

Charter Bylaw 19658 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 19658 be considered for third reading."

Advertising and Signing

This Charter Bylaw was advertised in the Edmonton Journal on April 1 and April 10, 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 19658 is to rezone the subject site from the (EIB) Ellerslie Industrial Business Zone to the (ECB) Ellerslie Commercial Business Zone to allow for a variety of commercial uses and limited light industrial uses. This Charter Bylaw is associated with an amendment to the Ellerslie Area Structure Plan (Bylaw 19656) and an amendment to Section 930 of the Zoning Bylaw (Charter Bylaw 19657) which will facilitate the proposed rezoning.

The proposed rezoning, plan amendment and text amendment will allow for a variety of commercial uses and limited light industrial uses that are suitably located along a major roadway (Parsons Road SW) and compatible with surrounding development which includes a mix of shopping centre, commercial business and industrial business development.

All comments from civic departments and utility agencies have been addressed.

Public Engagement

Advance Notice was sent to surrounding property owners, the Ellerslie Community League Association, the Summerside Community League and the Black Mud Creek Community League on January 12, 2021. No responses were received.

Attachments

1. Charter Bylaw 19658
2. Administration Report (Attached to Bylaw 19656 - item 3.13)