



REQUEST FOR DECISION

MEETING DATE: March 28, 2022

TITLE: C-1184-21 – Land Use Bylaw Amendment – Harvest Ridge Stage 20 – Redistricting – Public Hearing

DIVISION: Planning & Infrastructure

SUMMARY:

A public hearing is required to hear from anyone who may be affected by Bylaw C-1184-21.

Bylaw C-1184-21 is a Land Use Bylaw amendment redistricting 3.66 ha of land from UR – Urban Reserve District to R1 – Mixed Low to Medium Density Residential District.

Administration supports this Bylaw.

PROPOSED MOTION:

A motion is not required.

BACKGROUND / ANALYSIS:

The proposed bylaw will redistrict approximately 3.66 ha of SW ¼ Section 8; Township 52; Range 27; W4M. The area is currently districted UR – Urban Reserve District and proposed to be redistricted to R1 – Mixed Low to Medium Density Residential District. The proposed redistricting is consistent with the West Area Structure Plan.

For additional background information, please consult the Request for Decision for this bylaw's second reading that is included within the March 28, 2022 Council Meeting agenda package.

OPTIONS / ALTERNATIVES:

Bylaw C-1184-21 is being presented for consideration by Council for second reading later on this same Council agenda. Should Council feel they need further information to make a decision, they may choose to adjourn the public hearing for continuance at a later date. If Council chooses this option, second reading of this bylaw will be re-scheduled.

CONSULTATION / ENGAGEMENT:

Notification of this public hearing was advertised in the March 11 and 18 editions of the Spruce Grove Examiner as per the requirements of the *Municipal Government Act*. Additionally, notice was mailed directly to landowners within 30m of the subject lands, and also published on the City's website.

IMPLEMENTATION / COMMUNICATION:

This public hearing fulfills the statutory requirement under the *Municipal Government Act* to hear from those affected by this proposed bylaw. Following the statutory public hearing, second reading will be brought forward for consideration by Council.

IMPACTS:

Information presented at this public hearing will inform Council for consideration of second and third reading.

FINANCIAL IMPLICATIONS:

n/a

STRATEGIC VISION ELEMENT:

Where People Choose to Live - A dynamic city with and exceptional quality of life

RELATED GOAL:

The City maintains a constant inventory of available land, both developed and developable, to ensure businesses can find properties that meet their needs.