BYLAW 49-2017

A BYLAW OF STRATHCONA COUNTY IN THE PROVINCE OF ALBERTA, FOR THE PURPOSE OF AMENDING THE NORTH OF LAKELAND DRIVE AREA CONCEPT PLAN AMENDING BYLAW 22-2007.

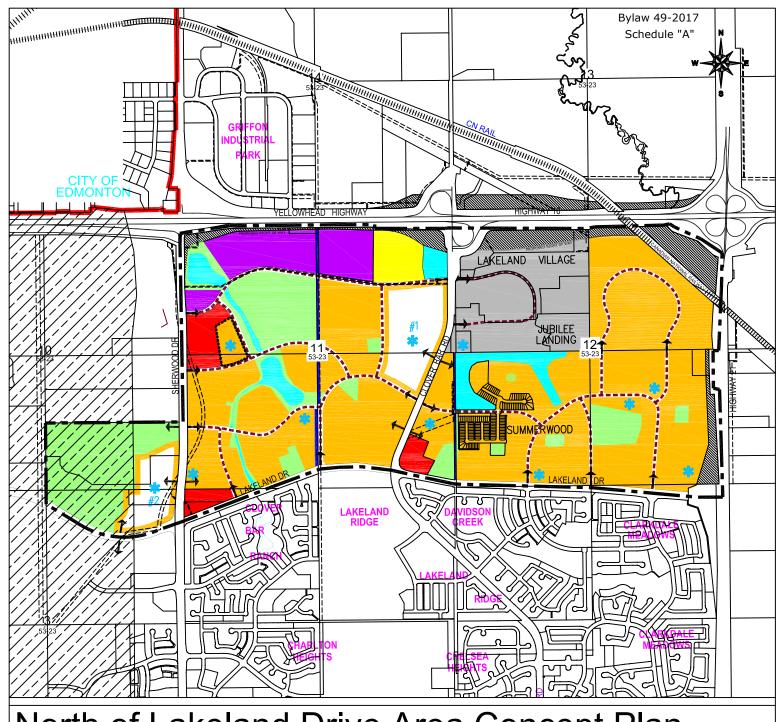
WHEREAS it is deemed advisable to amend the North of Lakeland Drive Area Concept Plan Amending Bylaw 22-2007;

NOW THEREFORE, the Council of Strathcona County, duly assembled, pursuant to the authority conferred upon it by the *Municipal Government Act, R.S.A. 2000* c.*M-26* and amendments thereto, enacts as follows:

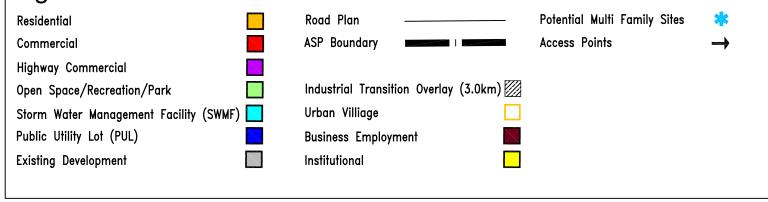
That Bylaw 22-2007 be amended as follows:

- 1. By deleting Figure 09A Concept Plan referred to in Section 3 of Bylaw 22-2007 and as attached to Bylaw 22-2007 and replacing it with Figure 9B North of Lakeland Drive Area Concept Plan attached hereto as Schedule "A".
- 2. By deleting Section 2 Table 7.2 General Land Use Statistics and replacing in its entirety with the revised Table 7.2 General Land Use Statistics attached hereto as Schedule "B".
- 3. This bylaw comes into effect after third reading and upon being signed.

| Read a first time this | _ day of, | , 2017. |
|---|--|---------|
| Read a second time this | day of | , 2017. |
| Read a third time and finally passed this | day of | , 2017. |
| | Mayor | |
| | Director, Legislative and Legal Servi | ices |
| | Data Signed: | |



North of Lakeland Drive Area Concept Plan Bylaw 43-2017 Figure 9B



7.2 General Land Use Statistics

| Total Plan Area | 550 | ha | |
|--|-----|----|--|
| Highway Widening & Arterial Roads | 24 | ha | |
| Gross Developable Area | 526 | ha | |
| Less: | | | |
| Municipal Reserve (10% GDA) | 53 | ha | |
| Circulation (Assume 20% GDA) | 105 | ha | |
| Stormwater Management | 17 | ha | (SWMF area estimated) |
| Net Developable Area | 351 | ha | |
| | | | |
| Section 10 | | | |
| Urban Village #2 | 14 | ha | |
| Open Space | 38 | ha | |
| | 52 | ha | |
| Section 11 | | | |
| Residential | 71 | ha | |
| Urban Village #1 | 20 | ha | |
| Highway Commercial | 25 | ha | |
| Community Commercial | 19 | ha | |
| Business Services | 0 | ha | |
| Institutional | 8 | ha | |
| Regional Park | | ha | (8 ha - included as part of MR dedication) |
| | 143 | ha | |
| Section 12 (less NW12) | | | |
| Summerwood Residential | 80 | ha | |
| NE 12 Residential | 32 | ha | |
| Community Commercial | 3 | ha | |
| | 115 | ha | |
| Existing Development in NW12 | | | |
| NW 12 (ex. Manufactured housing) | 38 | ha | On-site SWMF, parkettes and roads assumed at 8 ha) |
| Existing Country Residential Site | 1 | ha | |
| NW12 (ex. Commercial) | 2 | ha | |
| | 41 | ha | |
| Net Developable Area | 351 | ha | |