BYLAW NO. 3357 / BB - 2024

Being a Bylaw to amend Bylaw No. 3357/2024, the Zoning Bylaw of The City of Red Deer as described herein.

COUNCIL OF THE CITY OF RED DEER, ALBERTA, ENACTS AS FOLLOWS:

Bylaw No. 3357/2024 is hereby amended as follows:

- 1. The land shown cross-hatched on the map attached as Schedule "A" and forming part of this Bylaw ("Map 3/2024") is redesignated from R-D Residential Duplex Zone to R-M Residential Medium Density Zone.
- 2. The "Land Use Zone Map K18" contained in Appendix "A" of the Zoning Bylaw is hereby amended in accordance with the Map 23/2024.
- 3. Section 12.100.1 under the 59 Avenue Overlay is deleted and replaced with the following:

This Overlay establishes the maximum number of Dwelling Units that may be developed on the Site subject to this Overlay as established below:

Lot	Block	Plan	Civic Address	Maximum # of Units
10B	1	3176TR	6771 59 Avenue	2
10A	1	3176TR	6767 59 Avenue	2
UNT 1 -9	CDE	0823544	6759 59 Avenue	9
8	1	24HW	6755 59 Avenue	12
7B	1	4142TR	6749 59 Avenue	2
7A	1	4142TR	6743 59 Avenue	2
6A	1	4142TR	6739 59 Avenue	2
6	1	24HW	6735 59 Avenue	2
4	1	24HW	6727 59 Avenue	12
3A	1	3182TR	6721 59 Avenue	4
			6719 59 Avenue	
2B	1	3182TR	6715 59 Avenue	4
2A	1	3182TR	6711 59 Avenue	4

4. This Bylaw comes into effect on May 15, 2024.

READ A FIRST TIME IN OPEN COUNCIL this	day of	2024.
READ A SECOND TIME IN OPEN COUNCIL this	day of	2024.
READ A THIRD TIME IN OPEN COUNCIL this	day of	2024

AND SIGNED BY THE MAYOR AND CITY CL	ERK this	day of	2024.
MAYOR	CITY CLERK	<	

Schedule "A" Red Deer Proposed Amendment to Land Use Bylaw 3357/2024 R-M NASH ST 68 ST CL R-L R-D R-D R=M R-L Subject Area DC(2) R+D NEWCOMBE CR 67A ST R-L P-1 59 AV C-4 R=M C-2 P-1 P-1 P-1 67 ST PS R-M Change Zone and Remove Overlay: Proposed Amendment Map: 23 / 2024 $\otimes\!\!\otimes\!\!\otimes$ R-D to R-M - Residential Medium-Density Zone, remove 59th Avenue Overlay Bylaw: 3357 / BB-2024 59th Avenue Overlay District Date: April 8, 2024