



**TOWN OF CARDSTON
IN THE PROVINCE OF ALBERTA**

BYLAW 1559D

**WEST CARDSTON AREA STRUCTURE PLAN
AMENDMENT**

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WEST CARDSTON AREA STRUCTURE PLAN AMENDMENT

BEING a bylaw of the Town of Cardston in the Province of Alberta, to amend Bylaw No.1559 being the West Cardston Area Structure Plan;

WHEREAS the Council of the Town of Cardston wishes to amend the design concept plan for the area identified as “AREA A” within the West Cardston Area Structure Plan contained firstly within Block 15, Plan 911 0755; and secondly within Lot 1, Block 3, Plan 111 3038, & Lot 2, Block 3, Plan 121 0522, & Lot 7PUL, Block 3, Plan 121 0522, all within the NE ¼ 8-3-25 W 4 M;

AND WHEREAS the purpose of the amendment is, firstly, to modify the design concept plan to accommodate the development of larger residential lots and provide for additional direct access onto 12th Street W, and secondly to align the design concept plan with the subdivision design that has already been approved by the Subdivision Authority, as illustrated in the map in Schedule ‘A’ attached hereto;

AND WHEREAS the Council wishes to amend maps 4, 5 and 6 contained within the West Cardston Area Structure Plan to reflect the new design concept for “AREA A”;

AND WHEREAS the Council wishes to textually amend section 3.0 (AREA A) of the West Cardston Area Structure Plan to ensure consistency with the new design concept for “AREA A”;

AND WHEREAS the municipality must prepare a corresponding bylaw and provide for its consideration at a public hearing;

NOW THEREFORE, under the authority and subject to the provisions of the Municipal Government Act, Revised Statutes of Alberta 2000, Chapter M-26, as amended, the Council of the Town of Cardston in the Province of Alberta duly assembled does hereby enact the following:

- 1)** Maps 4, 5 and 6 of the West Cardston Area Structure Plan shall be amended to reflect the design as identified on the map as per the attached Schedule ‘A’ of this bylaw.
- 2)** Section 3.0 (AREA A) of the West Cardston Area Structure Plan shall be amended textually by:
 - (a)** Removing the following text from Section 3.6:
- 3)** “The neighbourhood collectors which run north/south through Area A and both minor collector roads and cul-de-sacs will be connected to have been identified 10 Street West and

11 Street West. It is proposed that 3 Avenue West be extended until it connects with the 12 Street West bypass when the area has completely developed. The shape of the cul-de-sacs have been driven by the constraints the previous subdivisions created and the requirement to loop domestic water.”

(a) And replacing the abovementioned text with the following text:

- 4) “The neighbourhood collectors which run north/south through Area A are identified as 10 Street West and 11 Street West. It is proposed that 3 Avenue W be extended to connect with the 12 Street West bypass, and that 2A Avenue West be extended west of 11 Street West to connect to 11A Street West extended North of 3 Avenue West. The shapes of the roads have been driven by the constraints of the previous subdivisions created and the requirement to loop domestic water.”
- 5) This bylaw shall come into effect upon third and final reading hereof.

Received First Reading this 10th day of July, 2018

Received Second Reading this 9th day of October, 2018

Received Third & Final Reading this 9th day of October, 2018

Signed by the Mayor and the Chief Administrative Officer this 10th day of October, 2018

TOWN OF CARDSTON

MAYOR – *Maggie Kronen*

CHIEF ADMINISTRATIVE OFFICER – *Jeff Shaw*

