

**BYLAW NO. 26-14
TOWN OF STRATHMORE
IN THE PROVINCE OF ALBERTA****BEING A BYLAW OF THE TOWN OF STRATHMORE IN THE PROVINCE OF ALBERTA
TO AMEND THE LAND USE BYLAW NO. 14-11.**

UNDER AUTHORITY of and pursuant to the provisions of the Municipal Government Act, Revised Statutes of Alberta 2000, and amendments thereto, the Municipal Council of the Town of Strathmore in the Province of Alberta, **HEREBY ENACTS AS FOLLOWS:**

1. SHORT TITLE

1.1 This Bylaw may be cited as the "Land Use Bylaw Amending Bylaw No. 26-14".

2. AMENDMENTS

2.1 That Bylaw No. 14-11 Schedule A – Land Use District Map is amended by changing the land use designation of the land lot Plan: 1010785 Block: 4 Lot: 2 from 'AG – Agricultural General District' to R3 – High Density Residential. District Direct Control District Overlay, P1 – Public Service District and C1 – Neighbourhood Commercial District as shown below in Schedule "A" to this Bylaw;

2.2 That Bylaw No. 14-11 Schedules Section is amended as follows:

By adding a new Schedule E30 – By adding the following regulations under Schedule E30 – R3 – High Density Residential District. Direct Control District Overlay – The Prairies Neighborhood "D".

"1. APPLICATION

- a. The provisions of this Direct Control District Overlay apply to those lands described legally as Portion of Plan: 1010785 Block: 4 Lot: 2, municipal address unassigned and shown below:

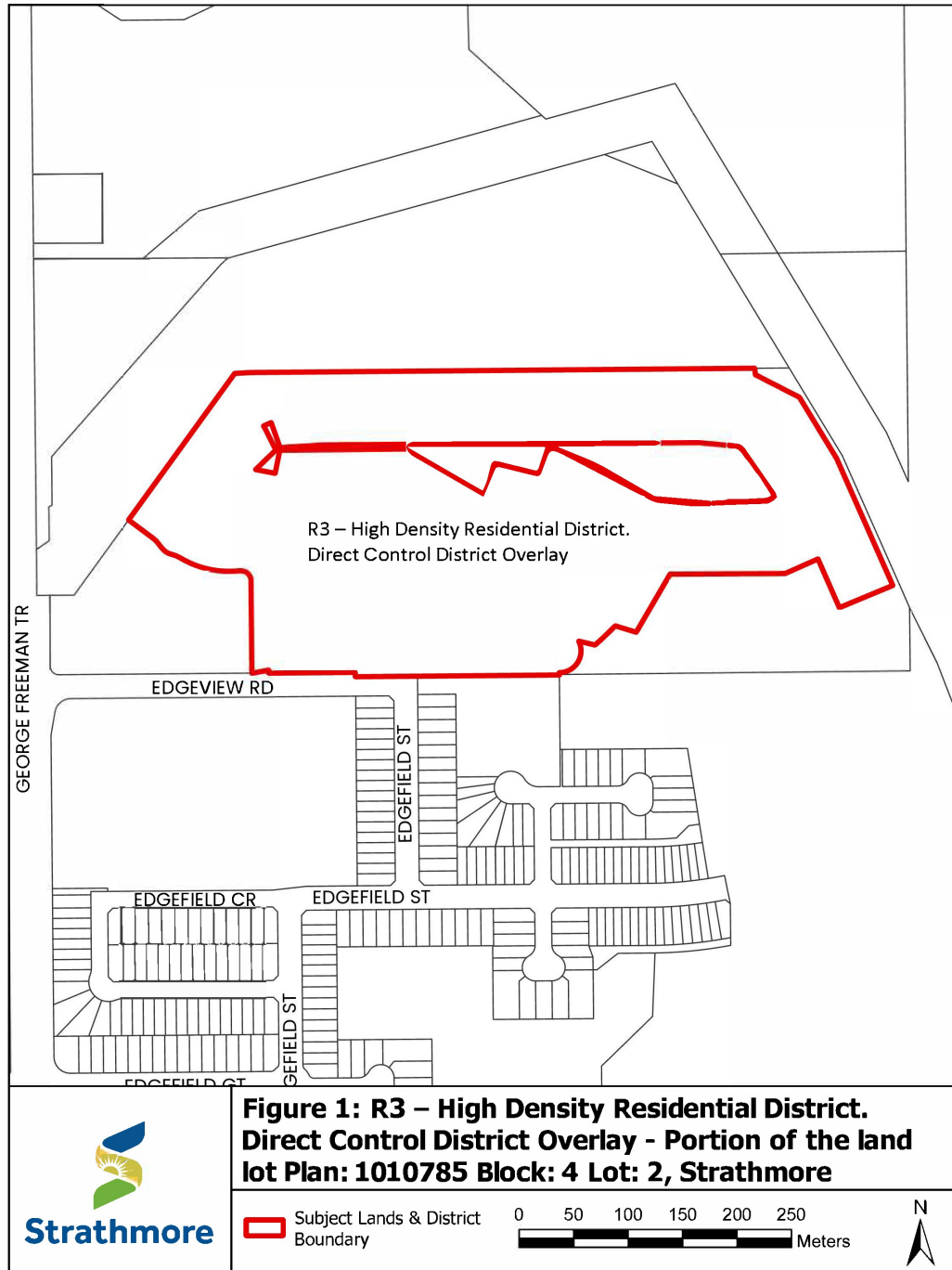


Figure 1: Direct Control District Overlay – The Prairies Neighbourhood “D”

- 1.1 The provisions of Section 4.6 'R3 – High Density Residential District' apply to the subject lands unless the provisions of this Direct Control District Overlay conflict with Section 4.6 in which case the provisions of this Direct Control District Overlay must govern.

2 REGULATIONS

- 2.1 The Permitted Uses prescribed in Section 4.6(2)(a) of the "R3 – High Density Residential District" shall be amended to add "Community Building and Facility" as a permitted use.
- 2.2 The Minimum Yard Setbacks – Principal Building prescribed in Section 4.6(3)(g) of the 'R3 – High Density Residential District' shall be:
- i. Rear Yard – at the discretion of the Approving Authority

3. EFFECTIVE DATE

- 3.1 This Bylaw shall come into force and effect upon receiving third and final reading and being signed.

READ A FIRST TIME this 22nd day of July, 2026

PUBLIC HEARING HELD this 2nd day of September, 2026

READ A SECOND TIME this 2nd day of September, 2026

READ A THIRD AND FINAL TIME this 2nd day of September, 2026

Mayor

Director of Strategic, Administrative
& Financial Services

SCHEDULE "A"

