

SUBDIVISION AND DEVELOPMENT APPEAL BOARD
River Valley Room

TO BE RAISED

I 9:00 A.M. SDAB-D-26-053

ORDER:

Pursuant to Section 645 of the Municipal Government Act, RSA 2000, c M-26, you are hereby ordered to complete one of the following options before January 12, 2026:

1. Acquire a Development Permit for the Residential Use: Multi-unit Housing (3 Dwellings total - 1 located on the main floor and 2 located in the basement) which reflects the current development.

OR

2. Revert the development back to Single Detached Housing with a Secondary Suite by decommissioning the Residential Use: Multi-Unit Housing (3 Dwellings - 1 located on the main floor and 2 located in the basement). This will require you to complete the following actions:
A) Remove all physical separation between basement Dwellings to create free flow access in the Secondary Suite.

- Remove the entrance door, hinges & jamb between the third bedroom and living room.

B) Complete a decommission inspection. You may schedule a decommission inspection by contacting Jordana Hoblak by phone at 587-989-9365 or email at jordana.hoblak@edmonton.ca

10519 - 173 Avenue NW
Project No.: 533823325-007

TO BE RAISED

II 10:30 A.M. SDAB-D-26-041

WITHDRAWN

To construct an Accessory building (rear mutual detached Garage, 6.3m x 5.7m)

7807 - 93 Street NW
Project No.: 628526398-006

III 1:30 P.M. SDAB-D-26-054

To construct a Residential Use building in the form of a 4 Dwelling Row House with unenclosed front porches and 4 Secondary Suites (main floor and basement)

11804 - 74 Avenue NW
Project No.: 635550356-002

NOTE: *Unless otherwise stated, all references to "Section numbers" in this Agenda refer to the authority under the Edmonton Zoning Bylaw 12800.*