



**TOWN OF HIGH LEVEL
MUNICIPAL DEVELOPMENT PLAN AMENDMENT
BYLAW NO. 1052-25**

THE COUNCIL OF THE TOWN OF HIGH LEVEL, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, ENACTS AS FOLLOWS:

1. Town of High Level Municipal Development Plan 987-18 is hereby amended.
2. Town of High Level Municipal Development Plan 987-18 is amended by:
 - a) Replacing subsection 7.1 with the following text:
7.1 Objectives

The Land Use Concept and Development objectives are to:

- Identify through the creation of the Land Use Map (Figure 3) where development is to occur based on the Town's growth strategy. This generally includes:
 - Compact residential uses within the Town site;
 - Redevelopment emphasis in the downtown and surrounding the recreation complexes;
 - Mixed land uses in the downtown,
 - Commercial growth focused in the downtown;
 - Intensifying the residential and commercial downtown area without going above six stories; and
 - Moderately expanding land for industrial uses.
 - Create a logical and efficient means for identifying new development areas requiring subsequent ASPs or ARPs.
- b) Replacing Article 7.2.5 and Policy 7.2.5 with the following text:
7.2.5 The Town shall limit residential and commercial building heights to four stories recognizing the small town feel of High Level, but allow building heights of up to six stories in the downtown and high density residential areas to support additional growth.

c) Replacing article 9.3.2 with the following text:

9.3.1 The Town should encourage housing types such as duplexes, fourplexes, townhouses, and up to six storey apartments in the Residential and Future Residential areas.

3. This Bylaw shall come into effect on the date of its final passing.

READ A FIRST TIME this _____ day of _____, 202__

MAYOR

CHIEF ADMINISTRATIVE OFFICER

READ A SECOND TIME this _____ day of _____, 202__

MAYOR

CHIEF ADMINISTRATIVE OFFICER

READ A THIRD TIME this _____ day of _____, 202__

MAYOR

CHIEF ADMINISTRATIVE OFFICER