



STATUTORY PUBLIC HEARING NOTICE: Bylaw 02/2024 : Greystone Phase 7 Land Use Amendment

410 River Avenue & a portion of NW 23-25-4-W5M

Statutory Public Hearing

February 12, 2024 | 5:30pm | Cochrane RancheHouse

Any member of the public may attend to hear comments.

What is the Greystone Phase 7 Land Use Amendment?

This is an application to change the land use on a parcel of land from Special Industrial to Residential Low Density (R-LD) and Residential Mix (R-MX) District within the Greystone community.

What does this mean?

As the former gravel operations have concluded, the lands within the Greystone community are now proposed to be re-developed. This amendment would allow for the development of low to medium density residential development within Greystone

How can I get more information?

Come to the Cochrane RancheHouse (101 RancheHouse Rd.) between 8:30 a.m.-4:30 p.m., Monday-Friday.

Planning staff can explain what is proposed, how it might impact you and how the Public Hearing process works.

Can I provide comments?

Interested parties can submit written comments on the proposed change at [Cochrane.ca/publicsubmission](https://cochrane.ca/publicsubmission) before the Public Hearing.

To speak at the Public Hearing, please arrive before the start time and sign the speakers' list.

To make a presentation (5-minute time limit), please send a copy by 10 a.m., Thursday, February 8, 2024: Town of Cochrane, 101 RancheHouse Rd or planning@cochrane.ca to **Town of Cochrane, 101 RancheHouse Rd** or planning@cochrane.ca (quote Bylaw 02/2024: Greystone Phase 7 Land Use Amendment).

Questions?

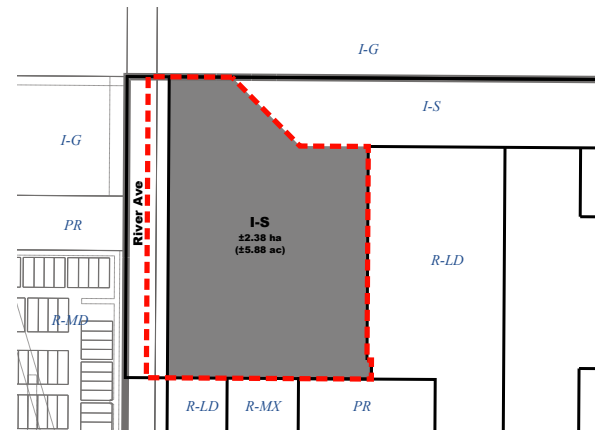
403-851-2570

planning@cochrane.ca

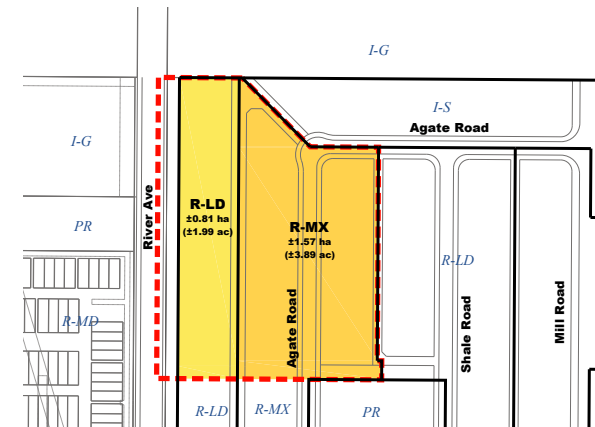
Public submissions, including name and address, will form part of the official record for the public hearing which is available to the public and published on Cochrane.ca.

This notice is given pursuant to Sections 606 and 692 of the Municipal Government Act, Revised Statutes of Alberta, 2000, Chapter M-26, as amended. Advertised February 1, 2024 and February 8, 2024.

EXISTING LAND USE PLAN



PROPOSED LAND USE PLAN



- ■ ■ Subject Lands
- Existing Land Use Boundary
- I-S: Special Industrial District
- R-LD: Residential Low Density District
- R-MX: Residential Mix District

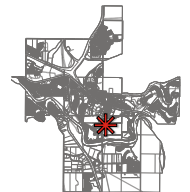
Land Use Redesignation Statistics			
From	to	ha	acs
I-S	R-MX	1.57	3.89
I-S	R-LD	0.81	1.99
River Ave ROW		0.28	0.70
Total		2.66	6.58

Key Land Use Map:



Subject Site

location map:



Subject Site