



STATUTORY PUBLIC HEARING NOTICE:

Bylaw 25/2024: Southbow Landing Land Use Amendment

SE 27-25-4-5, SW&SE 26-25-4-5 & ASSOCIATED CLOSED ROAD ALLOWANCES (2 & 2B RIVER HEIGHTS DRIVE)

Statutory Public Hearing

Dec 2, 2024 | 5:30 p.m. | Cochrane RancheHouse

Any member of the public may attend to hear comments.

What is Bylaw 25/2024: Southbow Landing Land Use Amendment

This is an application to change the land use on an area of land within the Southbow Landing community. The lands already have zoning applied to them, however a change is being applied for to shift the locations of the proposed commercial, industrial and parks lands on the west side of the community and increase to a park size in the central portion of the community. There is a concurrent application to amend the Southbow Landing Neighbourhood Plan to account for these changes.

What does this mean?

Overall the proposed changes lead to an increase of Parks and Recreation zoning of 1.52 ha, increase of General Commercial zoning by 0.87 ha and a decrease to the General Industrial District by 2.48 ha. The changes will also result in the removal of a wetland partially within the future Highway 22 widening area.

More information:

Town of Cochrane
101 RancheHouse Road
403-851-2570
planning@cochrane.ca

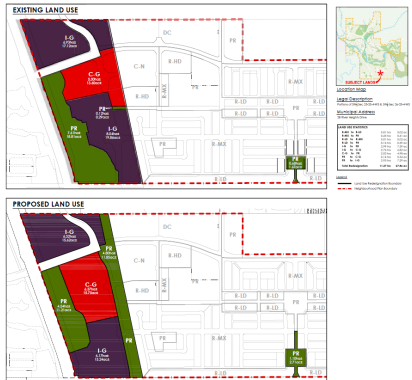
Can I provide comments?

Written comments:

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

Speak at the Public Hearing
(5-minute time limit):

Arrive before the start time and sign the speakers' list. To make a presentation, submit a presentation to planning@cochrane.ca by 10 a.m., Thursday, November 28, 2024 (quote: Bylaw 25/2024: Southbow Landing Land Use Amendment).



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](https://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 November 21, 2024 and November 28, 2024.