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NOTICE OF PUBLIC HEARINGS

Bylaw 2/2026 LUB Amendments - Housing Accelerator Fund

To be conducted as a hybrid in the Council Chambers, 3rd Floor, St. Albert Place, 5 St. Anne Street and virtual via Zoom during the Regular Meeting of Council scheduled for **10:00 a.m.** on **Tuesday, January 27, 2026.**

In accordance with Section 692 of the *Municipal Government Act* a Public Hearing has been scheduled to take place on **Tuesday, January 27, 2026** for Bylaw 2/2026.

Bylaw 2/2026, if passed will amend numerous sections of the land use bylaw to:

- update several land use definitions to provide greater clarity;
- add "garden suites" and "garage suites" as new uses in the "Future Urban Development" District;
- add "public utility building" as a new use on smaller parcels in the "Transitional District";
- add "group home" as a new use in "Area C" of the "Midtown District";
- redistrict a City-owned property with an existing stormwater management pond from "Trail Corridor Commercial" to "Public Park" for consistency;
- enable greater redevelopment options for existing land uses in the "Established Neighbourhood Overlay";
- reduce minimum parking supply regulations for apartments (excluding Downtown), townhouse plexes, supportive living accommodation, and affordable non-market housing; and
- address clerical matters (e.g. numbering) and to clarify select regulations.

Details of the above Bylaw may be obtained by emailing bdupuis@stalbert.ca . A copy of the proposed bylaw may also be accessed on the City of St. Albert website, Public Hearings Events page **https://stalbert.ca/events/calendar/public-hearings/** at the link to the **January 27, 2026** Public Hearing.

Speaking to City Council at the Public Hearing(s)
Unless otherwise indicated in the advertising and notification for the Public Hearing, individuals or Groups wishing to address Council on their own behalf at a Public Hearing from a remote location by electronic means of communication must register with Legislative Services at **hearings@stalbert.ca** by **9:30 a.m.** on the day of the Public Hearing.

Where a Public Hearing offers the option to address Council in person, individuals and groups wishing to address Council on their own behalf in person at the Public Hearing may register with Legislative Services at **hearings@stalbert.ca** up to one hour prior to the commencement of the Public Hearing and additionally a sign-in sheet will be available at the entrance to Council Chambers for individuals and groups who have not previously registered but wish to address Council on their own behalf in person at the Public Hearing.

Individuals wishing to address Council in the capacity of agent for one or more other persons at a Public Hearing, whether by electronic means of communication or in person where that format is available, must:

a) register with Legislative Services at **hearings@stalbert.ca** by **3:30 p.m.** on the **Friday** preceding the Public Hearing, or by 3:30 p.m. on the Thursday preceding the Public Hearing if the **Friday** preceding the Public Hearing is a statutory holiday, declaring their intention to act as an agent at the Public Hearing; and

b) submit a separate, completed, and signed Agent Declaration Form for each affected party that they will be representing. The Agent Declaration Form may be obtained from Legislative Services by emailing **hearings@stalbert.ca** or on our website here: **stalbert.ca/cosa/leadership/meetings/hearings/**. An Agent Declaration Form must be signed and dated by **BOTH** the individual being represented AND the representing agent and must be submitted to Legislative Services at **hearings@stalbert.ca** no later than **8:30 a.m.** on **Tuesday, January 27, 2026**.

NOTE: Members of the public may speak for up to five minutes. This does not include the time to respond to questions from Members.

Written Submissions
Whether or not an individual is making a verbal presentation at a Public Hearing, the following rules govern how written submissions to Council must be made with respect to a Public Hearing:

a) written submissions must be emailed to Legislative Services at **hearings@stalbert.ca** not later than **12:00 noon** on **Wednesday**, **January 21, 2026**. Written submissions received by this deadline will be included in the meeting Agenda Package that is distributed to Council members and posted on the City's public website. It is open to members of the public who have missed the written submission deadline to register to speak at a Public Hearing;

b) written submissions received either by administration or Councillors after the deadline noted above will not be considered by Council at the Public Hearing; and

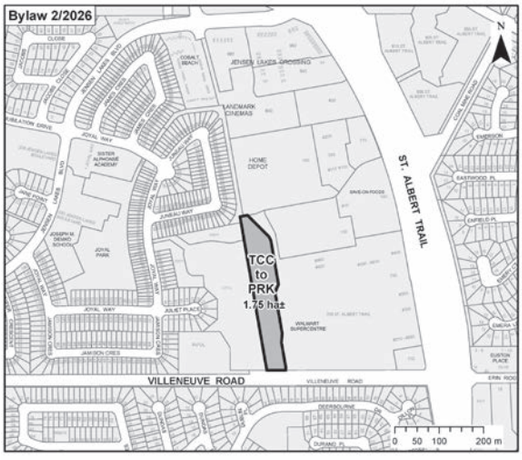
c) written submissions must include the name of the person making the submission.

For further information regarding Public Hearings please see Schedule E, of Procedure Bylaw 24/2022 on the City of St. Albert website **stalbert.ca**, at the link to **Bylaws**.

Access to Information Act

If you submit comments on Bylaw 2/2026 either orally or in writing, the information you provide may be recorded in the minutes of the Public Hearing, or otherwise be made public, subject to the provisions of the *Access to Information Act*.

DATES OF GAZETTE PUBLICATION:
January 8, 2026 and January 15, 2026.



LAND USE BYLAW AMENDMENT
Housekeeping Redistricting - 710PUL St. Albert Trail
From TCC (Trail Corridor Commecial) to PRK (Public Park)



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