



Urban Centre Redevelopment Plan: 1st Reading

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UCRP Overview

WINTER 2022 -
SUMMER 2023



Visioning Phase
Baseline understanding
of community conditions
and plan vision

SPRING 2023 -
FALL 2024



Planning Phase
Draft vision and
guiding principles

WE ARE HERE

WINTER 2024 -
SPRING 2025



Confirming Phase
Final draft plan, and Public
Hearing City Council
Adoption

Leduc - The Core

- Early Settlement (1889-1891)
- Village and Town Incorporation (1899-1906)
- Post-Oil Discovery Boom (1947)
- City Status Achievement (1983)
- Recent Growth (2021)



What is the UCRP

- Builds on previous plan.
- Strengthens the Core
- Sets a framework.
- Guides Development.
- Prioritizes Implementation.
- Key focus on key areas.
- Provides Direction.



Why the UCRP is Essential

- Evolving Needs Since the 2012 Downtown Master Plan
- Gaps Identified in the Downtown Master Plan
- Aligning with Growth and Development Goals
- Future-Proofing the Urban Centre



How We Got Here:

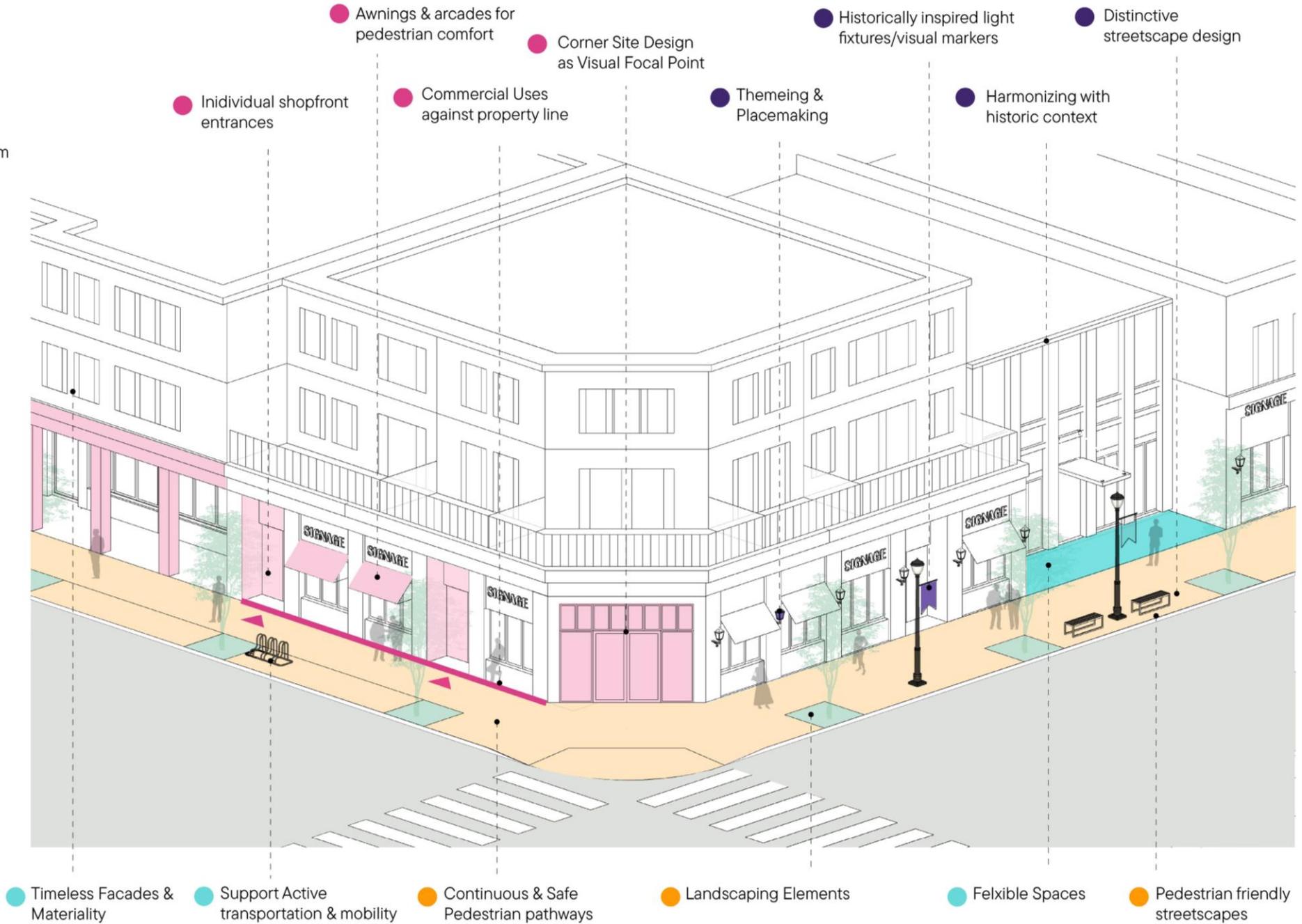
From the Downtown Master Plan to UCRP

- Foundation for Revitalization.
- Key Achievements Since 2012.
- Transition to the Urban Centre Redevelopment Plan (UCRP).
- Continuity and Growth.



URBAN DESIGN GUIDELINES

- Connect & Engage the Public Realm
- Enhance the Downtown Character
- Resilient & Adaptable Design
- Streets for People



Character Areas

Historic Mainstreet

- Street-oriented historic area and mixed-use Mainstreet retail experience that maintains a low scaled environment

Central Business District

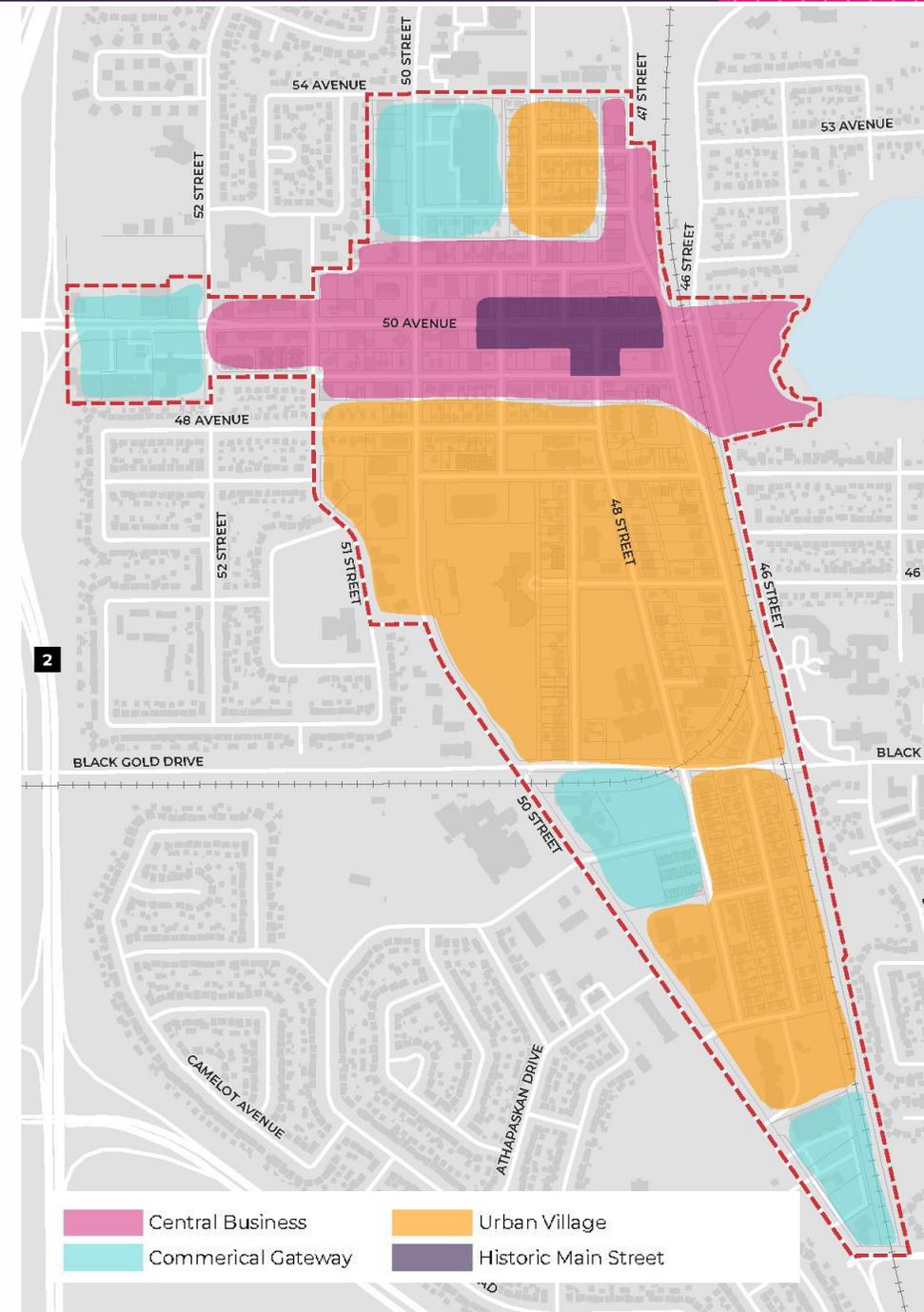
- Street-oriented commercial development with mix of residential and office uses of varying heights and densities

Urban Village

- Dynamic and diverse residential areas within a mid rise and medium density environment and complementary commercial and institutional uses

Commercial Gateway

- Primarily auto-oriented commercial areas with the opportunity to infill with mixed commercial and high density residential



Focus of the UCRP

- Streetscape & Infrastructure
Active Transportation
- Zoning & Housing
- Business & Investment
- Public Realm & Heritage



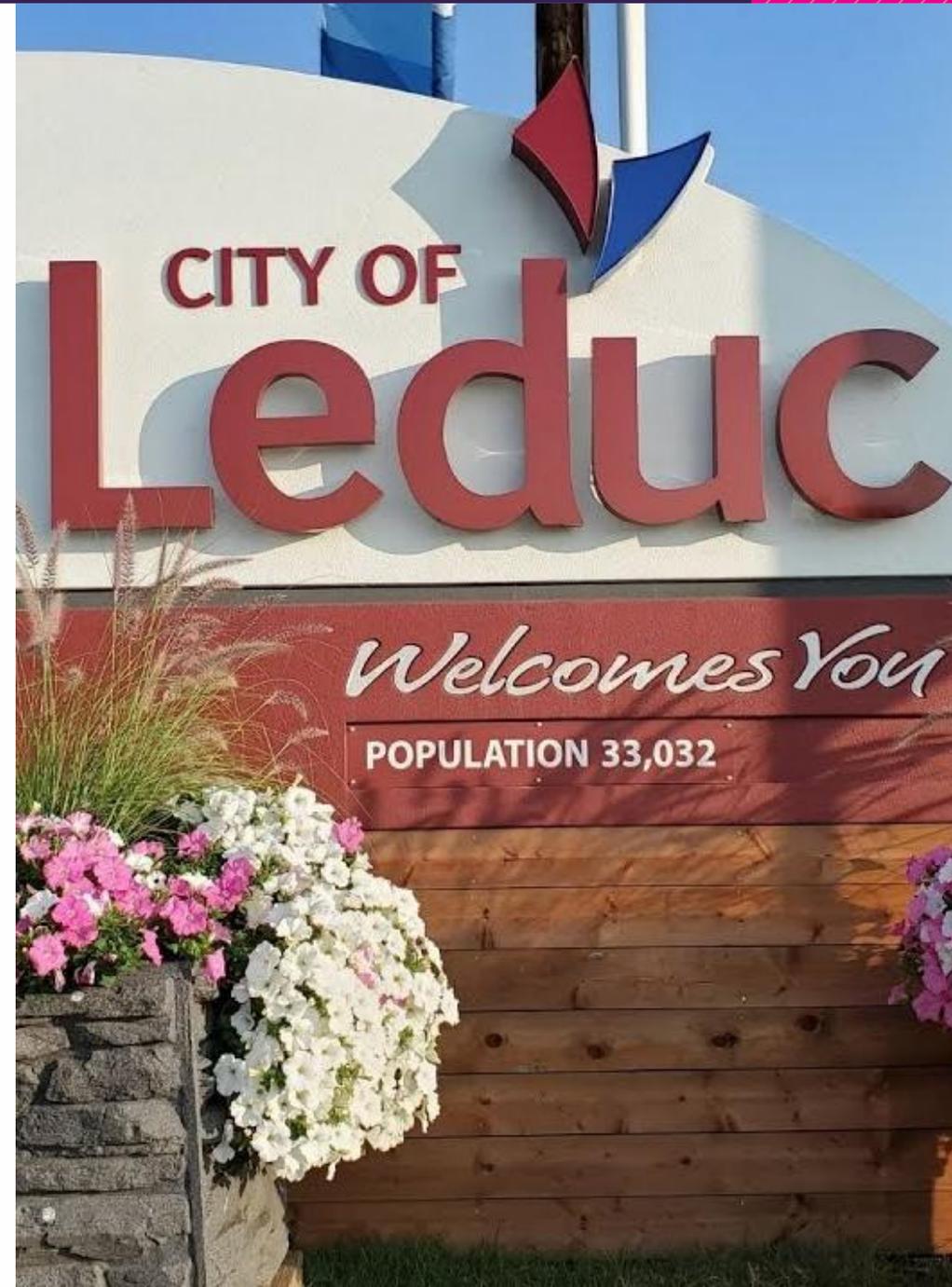
UCRP Implementation Roadmap

- Tier 1 Priority
- Tier 2 Priority
- Tier 3 Priority



Next Steps

- Public Hearing
- 2nd & 3rd Readings/Adoption



Recommendation

- That Council gives First Reading of the Urban Centre Redevelopment Plan



Thank You | Questions