



REGINA PLANNING COMMISSION

**Wednesday, April 17, 2013
4:00 PM**

Henry Baker Hall, Main Floor, City Hall



**Public Agenda
Regina Planning Commission
Wednesday, April 17, 2013**

Approval of Public Agenda

Minutes of the meeting held on March 27, 2013.

Administration Reports

RPC13-23 Application for Zoning Bylaw Amendment, Concept Plan Amendment and Official Community Plan Amendment (12-Z-32/12-CP-11) - The Greens on Gardiner Concept Plan, Phase 4 Development

Recommendation

1. That *Part D – Southeast Sector Plan of Development Plan Bylaw No. 7877, section 5.5 f)* be repealed and substituted with the following:
 - f) *A multi-seasonal zone level athletic park shall be developed in the Southeast Sector and be co-located with a future high school in consultation with the school boards.*
2. That the application to amend the Greens on Gardiner Concept Plan, as depicted on the attached Appendix A-2.1, be APPROVED.
3. That the application to amend *Regina Zoning Bylaw No. 9250* by rezoning from UH-Urban Holding to the following specified zone designations for the lands contained within The Greens on Gardiner Phase 4 subdivisions as shown on Appendices A-3.1 and A-3.2, be APPROVED:
 - i. To R1-Residential Detached:
 - Lots 1-20 in Block 31
 - All of Block 32
 - Lots 23-39 in Block 16
 - Lots 1-17 in Block 30
 - Lots 41-53 in Block 17
 - Lots 22-42 in Block 18
 - ii. To DCD 12 – Direct Control District 12-Suburban Narrow Lot Residential:
 - Lots 18-37 in Block 30
 - Lots 23-38 in Block 29
 - Lots 21-35 in Block 27
 - Lots 1-18 in Block 25

- iii. To R2-Residential Semi-Detached:
 - Lots 1-22 in Block 29
 - Lots 1-20 in Block 27
 - Lots 30-51 in Block 28
 - Lots 28-47 in Block 26
 - iv. R5-Residential Medium Density:
 - Lots 1-29 in Block 28
 - Lots 1-27 in Block 26
 - Lots 19-41 in Block 25
2. That the City Solicitor be directed to prepare the necessary bylaw to authorize the respective Zoning Bylaw amendment.
 3. That this report be forwarded to the May 21, 2013 City Council meeting, which will allow sufficient time for advertising of the required public notices for the respective bylaws and concept plan amendment.
 4. That pursuant to Section 18D.1.1 of the Zoning Bylaw, City Council waive the requirement to post a public notification sign on the subject lands, due to their remote location and the current unavailability of direct public access.

RPC13-24 Update on Condominium Policy Bylaw

Recommendation

1. That item CR12-4 be removed from the list of outstanding items for the Regina Planning Commission.
2. That a follow-up report be submitted to the Regina Planning Commission in 2014/2015 discussing operational aspects of the Condominium Policy Bylaw and evaluating implementation.

Adjournment