

## APPENDIX B-3

Proposed Amendments to Draft *Regina Zoning Bylaw, 2019 (No. 2019-19)*

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<b>Option 1 – Make two-unit buildings Discretionary in the RN – Residential Neighbourhood Zone</b>																													
1	3.1	<p><b>Part 3A – Residential Neighbourhood Zone</b></p> <p><b>3A.3 Building and Land Use Requirements</b></p> <p>Section T1.2 of Table 3A.T1 be amended by adding the words “where a Building Detached contains one unit” after the word permitted and replacing “---“ with the words “Discretionary where a Building Detached contains two unit” for the “Building, Detached” building type</p>	<table border="1"> <thead> <tr> <th colspan="4">TABLE 3A.T1: RESIDENTIAL NEIGHBOURHOOD ZONE BUILDING TYPES</th> </tr> <tr> <th>Sec.</th> <th>Building Type</th> <th>Permitted</th> <th>Discretionary</th> </tr> </thead> <tbody> <tr> <td>T1.2</td> <td>Building, Detached</td> <td>Permitted</td> <td>---</td> </tr> </tbody> </table>	TABLE 3A.T1: RESIDENTIAL NEIGHBOURHOOD ZONE BUILDING TYPES				Sec.	Building Type	Permitted	Discretionary	T1.2	Building, Detached	Permitted	---	<table border="1"> <thead> <tr> <th colspan="4">TABLE 3A.T1: RESIDENTIAL NEIGHBOURHOOD ZONE BUILDING TYPES</th> </tr> <tr> <th>Sec.</th> <th>Building Type</th> <th>Permitted</th> <th>Discretionary</th> </tr> </thead> <tbody> <tr> <td>T1.2</td> <td>Building, Detached</td> <td>Permitted where a Building Detached contains one unit</td> <td>Discretionary where a Building Detached contains two unit</td> </tr> </tbody> </table>	TABLE 3A.T1: RESIDENTIAL NEIGHBOURHOOD ZONE BUILDING TYPES				Sec.	Building Type	Permitted	Discretionary	T1.2	Building, Detached	Permitted where a Building Detached contains one unit	Discretionary where a Building Detached contains two unit	This change is necessary to make a two-unit Building, Detached, i.e. a back-to-back semi-detached building, discretionary in the RN zone
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