

BYLAW NO. 2019-45

THE REGINA ZONING AMENDMENT BYLAW, 2019 (No. 12)

THE COUNCIL OF THE CITY OF REGINA ENACTS AS FOLLOWS:

- 1 *Regina Zoning Bylaw No. 9250* is amended in the manner set forth in this Bylaw
- 2 Chapter 9, Part 9C, Subpart 9C.3, Section 3.15(5)(a) is repealed and the following substituted:

“(a) Application

The Policy Area applies to the area as shown in Figure 9.7, and shall provide for low-density, ground-oriented detached, semidetached dwelling units, or a standalone commercial building as a discretionary use. ”
- 3 Chapter 9, Part 9C, Subpart 9C.3, Section 3.15(5)(c) is repealed and the following substituted:

“(c) Discretionary Uses

Uses that are discretionary are as specified below:

 - Bed and Breakfast Homestay³⁸
 - Day Care Centre, Child⁴⁰
 - Day Care Centre, Adult³⁹
 - Dwelling Unit, Planned Group⁴¹
 - Medical Clinic ”
- 4 Chapter 9, Part 9C, Subpart 9C.3 is amended by adding the following after Section 3.15(5)(d):

“(e) Commercial Signage

 - i. Signage may only be lit externally, except within shopfront glazing or a canopy.
 - ii. A wall sign or canopy may be applied to each façade within the sign band at the first story, and shall not exceed 0.9 metres in height along any length.
 - iii. Freestanding sign shall be a maximum surface area of 1.2m² and 1.2 metres in height. ”
- 5 Chapter 9, Part 9C, Subpart 9C.3, Section 3.15(8)(b) is repealed and the following substituted:

“(b) In the Low-Density Residential Area:

- i. Garages may accommodate a maximum of 2 vehicles for residential development;
- ii. At-grade off street parking shall be allowed within Low-Density Residential Policy Area for commercial development;
- iii. At-grade parking for commercial development shall be located at the rear of the building and appropriately screened from major street; and
- iv. Maximum of 20% of the total surface parking shall be allowed as Compact Space.”

6 This Bylaw comes into force on the day of passage.

READ A FIRST TIME THIS 26th DAY OF August 2019.

READ A SECOND TIME THIS 26th DAY OF August 2019.

READ A THIRD TIME AND PASSED THIS 26th DAY OF August 2019.

Mayor

City Clerk

(SEAL)

CERTIFIED A TRUE COPY

City Clerk

ABSTRACT

BYLAW NO. 2019-45

THE REGINA ZONING AMENDMENT BYLAW, 2019 (No. 12)

PURPOSE:	To amend <i>Regina Zoning Bylaw No. 9250</i> .
ABSTRACT:	The proposed amendment would allow for development of a medical clinic.
STATUTORY AUTHORITY:	Section 46 of <i>The Planning and Development Act, 2007</i> .
MINISTER'S APPROVAL:	N/A
PUBLIC HEARING:	Required, pursuant to section 207 of <i>The Planning and Development Act, 2007</i> .
PUBLIC NOTICE:	Required, pursuant to section 207 of <i>The Planning and Development Act, 2007</i> .
REFERENCE:	Regina Planning Commission, August 7, 2019, RPC19-24.
AMENDS/REPEALS:	Amends <i>Regina Zoning Bylaw No. 9250</i> .
CLASSIFICATION:	Regulatory
INITIATING DIVISION:	City Planning & Community Development
INITIATING DEPARTMENT:	Planning & Development Services