

BYLAW NO. 2021-21

THE REGINA ZONING AMENDMENT BYLAW, 2021 (No. 3)

THE COUNCIL OF THE CITY OF REGINA ENACTS AS FOLLOWS:

- 1 The purpose of this Bylaw is to amend *The Regina Zoning Bylaw, 2019* by re-zoning the subject lands to accommodate future commercial development.
- 2 The authority for this Bylaw is section 46 of *The Planning and Development Act, 2007*.
- 3 Schedule “A” of *The Regina Zoning Bylaw, 2019* is amended in the manner set forth in this Bylaw.
- 4 Chapter 9 – Zoning Maps (Map No. 2888(A)) is amended by re-zoning the lands in Regina, Saskatchewan as outlined on the map attached as Appendix “A”, legally described as:

**Legal Address:**       **Lots 1 & 2, Blk/Par 248, Plan OLD33**

**Civic Address:**       **1609 Halifax Street**

**Current Zoning:**       **IL – Light Industrial Zone**

**Proposed Zoning:**    **MH – Mixed High-Rise Zone**

- 5 This Bylaw comes into force on the date Bylaw No. 2021-20, *Design Regina: The Official Community Plan Amendment Bylaw, 2021* is approved by the Ministry of Government Relations.

READ A FIRST TIME THIS 31<sup>st</sup> DAY OF March 2021.

READ A SECOND TIME THIS 31<sup>st</sup> DAY OF March 2021.

READ A THIRD TIME AND PASSED THIS 31<sup>st</sup> DAY OF March 2021.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

(SEAL)

CERTIFIED A TRUE COPY

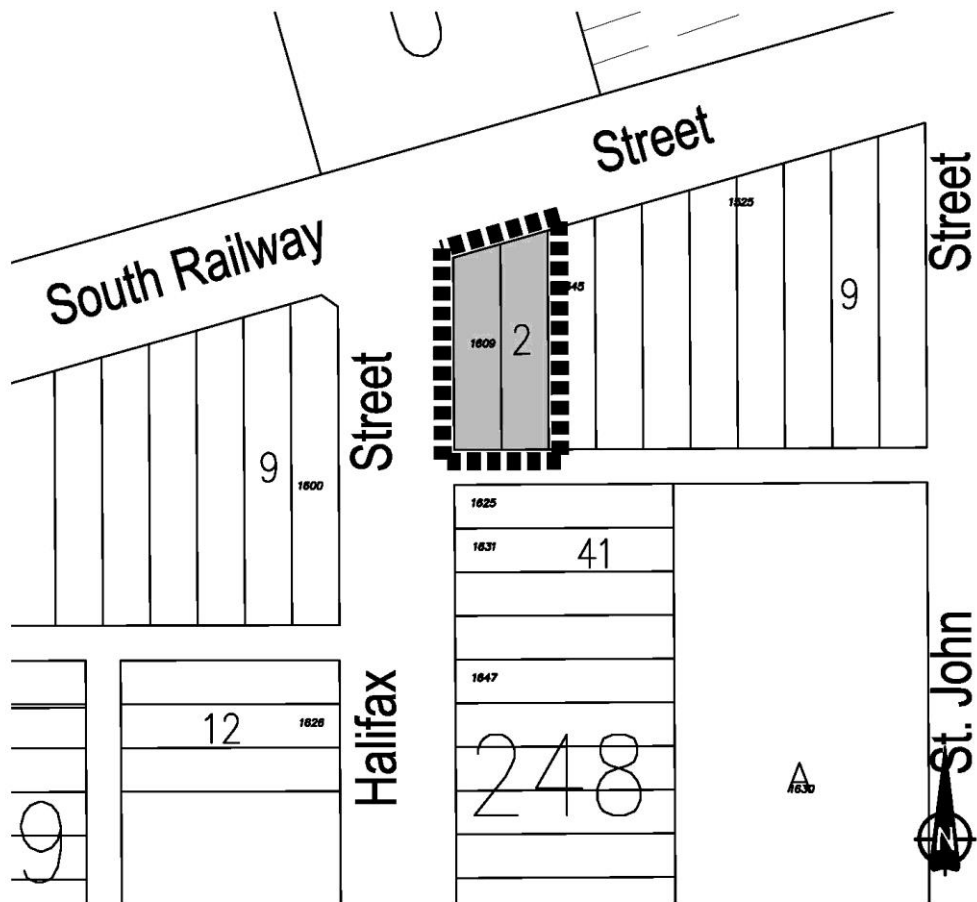
\_\_\_\_\_  
City Clerk

Approved as to form this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
City Solicitor

APPENDIX "A"

Project: PL202000229



## ABSTRACT

BYLAW NO. 2021-21

### THE REGINA ZONING AMENDMENT BYLAW, 2021 (No. 3)

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PURPOSE:	The purpose of this Bylaw is to amend <i>The Regina Zoning Bylaw, 2019</i> by re-zoning the subject lands to accommodate future commercial development.
ABSTRACT:	The proposed re-zoning would accommodate commercial development.
STATUTORY AUTHORITY:	Section 46 of <i>The Planning and Development Act, 2007</i> .
MINISTER'S APPROVAL:	N/A
PUBLIC HEARING:	A public hearing is required between first and second reading of this Bylaw pursuant to section 10 of <i>The Public Notice Policy Bylaw, 2020</i> and in accordance with s.28(12) of <i>The Procedure Bylaw</i> .
PUBLIC NOTICE:	Required, pursuant to section 13 of <i>The Public Notice Policy Bylaw, 2020</i> .
REFERENCE:	Regina Planning Commission, March 3, 2021, RPC21-25; City Council, March 10, 2021, CR21-35.
AMENDS/REPEALS:	Amends <i>The Regina Zoning Bylaw, 2019</i> .
CLASSIFICATION:	Regulatory
INITIATING DIVISION:	City Planning & Community Development
INITIATING DEPARTMENT:	Planning and Development Services