

AT REGINA, SASKATCHEWAN, WEDNESDAY, JANUARY 7, 2015

AT A MEETING OF THE REGINA PLANNING COMMISSION
HELD IN PUBLIC SESSION

AT 4:00 PM

These are considered a draft rendering of the official minutes. Official minutes can be obtained through the Office of the City Clerk once approved.

Present: Councillor Mike O'Donnell, in the Chair
Pam Dmytriw
Phil Evans
Adrienne Hagen Lyster
Ron Okumura
Daryl Posehn
Laureen Snook
Kathleen Spatt
Phil Selenski

Regrets: Councillor Barbara Young
Councillor Jerry Flegel

Also in Attendance: Committee Assistant, Elaine Gohlke
Solicitor, Cheryl Willoughby
A/Executive Director of City Planning & Development, Diana Hawryluk
Director of Development Services, Louise Folk
Manager of Current Planning, Fred Searle
Manager of Development Engineering, Dustin McCall
Manager of Real Estate, Chuck Maher

APPROVAL OF PUBLIC AGENDA

Ron Okumura moved, AND IT WAS RESOLVED, that the agenda for this meeting be approved, as submitted, with the delegations to be heard in the order they are called by the Chairperson.

ADOPTION OF MINUTES

Ron Okumura moved, AND IT WAS RESOLVED, that the minutes for the meeting held on December 3, 2014 be adopted, as circulated, after removing Phil Selenski from the list of members present at the meeting and adding Ron Okumura to the list of members present at the meeting.

ADMINISTRATION REPORTS

RPC15-1 Application for Zoning Bylaw Amendment and Lane Closure (14-Z-18/14-CI-07) - Portion of Lane Behind Langley Street – Hillsdale Subdivision

Recommendation

1. That the application to amend *Regina Zoning Bylaw No. 9250* as follows be APPROVED:
 - a) That proposed Lot A comprised of a portion of the Lane located behind Langley Street as shown on the Plan of Proposed Subdivision, be rezoned in entirety from R1 – Residential Single Detached and R6 – Residential Multiple Housing to PS – Public Service;
2. That the application for the closure of the portion of the lane described as “all that portion of lane, as shaded shown on the Plan of Proposed Subdivision signed by S.L. Colvin, Saskatchewan Land Surveyor and dated August 13, 2014” be APPROVED;
3. That the City Solicitor be directed to prepare the necessary bylaw to authorize the respective Zoning Bylaw amendment; and
4. That this report be forwarded to the January 26, 2015 meeting of City Council, which will allow sufficient time for advertising of the required public notices for the respective bylaws.

Phil Selenski moved, AND IT WAS RESOLVED, that the recommendation contained in the report be concurred in.

RPC15-2 Application for Discretionary Use (14-DU-23) - Proposed Adult Entertainment Establishment – 1047 Park Street

Recommendation

1. That the discretionary use application for a proposed Adult Entertainment Establishment located at 1047 Park Street, being Block E, Plan No. 73R47512 Ext. 0, Ross Industrial Subdivision, be APPROVED, and that a Development Permit be issued subject to the following conditions:
 - a) The development shall be consistent with the plans attached to this report as Appendix A-3.1 to A-3.2 inclusive, prepared by S.G.R. and dated May 11, 2011;
 - b) A formal agreement providing for the shared use of parking on the subject property shall be executed between the City and the owner of the subject property lot that establish perpetual on-site shared parking arrangements on site, which shall be registered on title; and

- c) The development shall comply with all applicable standards and regulations in *Regina Zoning Bylaw No. 9250*.
2. That this report be forwarded to the January 26, 2015 meeting of City Council.

Bryon Gottfredsen addressed the Commission.

Phil Selenski moved that the recommendation contained in the report be concurred in.

Phil Evans moved, in amendment, AND IT WAS RESOLVED that the report be edited to include previous zoning, for clarification.

The main motion, as amended, was put and declared CARRIED.

ADJOURNMENT

Phil Selenski moved, AND IT WAS RESOLVED, that the meeting adjourn.

The meeting adjourned at 4:34 p.m.

Chairperson

Secretary