



Regina Planning Commission

**Tuesday, March 26, 2024
4:00 PM**

Henry Baker Hall, Main Floor, City Hall



OFFICE OF THE CITY CLERK

**Public Agenda
Regina Planning Commission
Tuesday, March 26, 2024**

Approval of Public Agenda**Adoption of Minutes**

Minutes of the meeting held February 27, 2024

Administration Reports

RPC24-6 Zoning Bylaw Amendment – 1602 Winnipeg Street – PL202300215

Recommendation

The Regina Planning Commission recommends that City Council:

1. Approve the application to amend *The Regina Zoning Bylaw, 2019* by rezoning property located at 1602 Winnipeg Street, as shown on Appendix A-2, and legally described as Block 5A, Plan No. 102282263 Ext. 0, from IL – Industrial Light Zone to MLM – Mixed Large Market Zone and amend 2888(B) Zoning Maps accordingly.
2. Amend *The Regina Zoning Bylaw, 2019*, Table 4C.T2, row T2.16, by removing (b) “accessory uses and buildings” as a permitted use.
3. Instruct the City Solicitor to prepare the necessary bylaw to give effect to the recommendation, to be brought forward to the meeting of City Council following approval of these recommendations and the required public notice.
4. Approve these recommendations at its meeting on April 10, 2024.

RPC24-7 Heritage Property Designations

Recommendation

The Regina Planning Commission recommends that City Council:

1. Approve the application for designation of each of the following addresses as a Municipal Heritage Property:



OFFICE OF THE CITY CLERK

Historic Place Name	Address	Parcel	Appendix
1. Wilson Residence	2160 Angus Street	Plan: 98RA28311 Block: 402 Lot: 29	A
2. Gemmill Residence	2275 Montague Street	Plan: 99RA02447 Block: 441 Lot: 27	B
3. Tennant Residence	2724 Angus Boulevard	Plan: AZ7175 Block: 503 Lot: 26; Plan: 101190754 Block: 503 Lot: 31	C
4. Hacker Residence	2900 Rae Street	Plan: P 1652 Block: 565 Lot: 39/40	D
5. Rigby Residence	2805 McCallum Avenue	Plan: P 1652 Block: 602 Lot: 8-10	E

2. Instruct the City Solicitor to issue and serve notice of Council's intention to consider a bylaw to designate each of the properties at the following addresses as Municipal Heritage Properties in accordance with *The Heritage Property Act*: 2160 Angus Street, 2275 Montague Street, 2724 Angus Boulevard, 2900 Rae Street and 2805 McCallum Avenue.
3. Instruct the City Solicitor to prepare the necessary Municipal Heritage Property bylaws to be considered by Council at its first meeting following the statutory notice period to:
 - a. Designate each of the subject properties as a Municipal Heritage Property;
 - b. Identify the reasons for the designation and character-defining elements as stated in Appendix F, and attached to this report, for 2160 Angus Street, 2275 Montague Street, 2724 Angus Boulevard, 2900 Rae Street, 2805 McCallum Avenue respectively;
 - c. Provide that any subsequent alterations to the property be consistent with the *Standards and Guidelines for the Conservation of Historic Places in Canada*; and
 - d. Upon adoption of a bylaw designating each subject property as Municipal Heritage properties, instruct the Office of the City Clerk to remove the properties from the Heritage Inventory and add them to the Heritage Registry.



OFFICE OF THE CITY CLERK

4. Approve these recommendations at its meeting on April 10, 2024.

RPC24-8 Housing Accelerator Fund - Expanding Citywide Housing Options Phase 2, Part 1

Recommendation

The Regina Planning Commission recommends that City Council:

1. Approve the Primary Intensification Areas as shown in Appendix C of this report.
2. Approve amendments to the following to align with recommendation #1:
 - a. *Design Regina: The Official Community Plan, Bylaw No. 2013-48*, as described in Appendix D of this report.
 - b. *The Regina Transit Master Plan*, as shown in Appendix E of this report.
 - c. *The Zoning Bylaw, Bylaw No. 2019-19*, as described in Appendix F of this report.
3. Instruct the City Solicitor to prepare the necessary bylaw amendments to give effect to the recommendations, to be brought forward to a meeting of City Council following approval of the recommendations by City Council and the required public notice.
4. Approve these recommendations at its meeting on April 10, 2024.

Adjournment