

AT REGINA, SASKATCHEWAN, SATURDAY, FEBRUARY 20, 2021

AT A MEETING OF REGINA PLANNING COMMISSION  
HELD IN SPECIAL MEETING SESSION

AT 9:00 AM

**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: Kathleen Wilson  
Cheri Moreau  
Tak Pham  
Frank Bojkovsky  
Biplob Das  
Adrienne Hagen Lyster  
Councillor John Findura  
Councillor Shanon Zachidniak  
Councillor Terina Shaw  
Celeste York

Regrets: Jacob Sinclair

Also in Attendance: Council Officer, Elaine Gohlke  
Legal Counsel, Cheryl Willoughby  
Executive Director, City Planning & Community Dev., Diana Hawryluk  
Director, Planning & Development Services, Fred Searle  
Director, Parks, Recreation & Cultural Services, Laurie Shalley  
Senior City Planner, Ben Mario  
Manager, Social & Cultural Development, Emmaline Hill  
Senior City Planner, Femi Adegeye  
Senior Engineer, Max Zasada

APPROVAL OF AGENDA

Agenda Approval

---

**Adrienne Hagen Lyster moved, AND IT WAS RESOLVED, that the agenda for this meeting be approved, as submitted, with the following Communications:**

**RPC21-9 from Laurie Nenson**

**RPC21-10 from Ross Keith**

- RPC21-11** from Jackie Schmidt, Heritage Regina
- RPC12-12** from Heather Quale
- RPC21-13** from Colan McCrum
- RPC12-14** from Mark Hanley
- RPC12-15** from Rod McDonald
- RPC21-16** from Gerald L. Gerrand, Q.C.
- RPC21-17** from Jeannie Mah, Architectural Heritage Society of Saskatchewan
- RPC21-18** from Wayne Goranson
- RPC21-19** from Carmen Lien

**and that the delegations be heard in the order they are called forward by the Chairperson.**

#### ADMINISTRATION REPORT

RPC21-8 3160 Albert Street - Heritage Designation Bylaw Amendment, Zoning Bylaw Amendment (Contract Zone), and Partial Street Closure of Hill Avenue (PL202000128, PL202000160)

---

#### Recommendation

Regina Planning Commission recommends that City Council:

1. Deny the application to amend to *Bylaw 2019-7*, being *The Bylaw to Designate the Cook Residence at 3160 Albert Street as Municipal Heritage Property*, as shown on Appendix C.
2. Deny the application to rezone the property located at 3160 Albert Street, on proposed Lot 21, Block 631 (as shown on the plan of proposed subdivision, attached as Appendix D) from R1 – Residential Detached Zone (RID – Residential Infill Overlay Zone) to C – Contract Zone to allow for the carrying out of a specific proposal which would include the development of a “Building, Stacked” land use consisting of 16 Dwelling Unit.
3. Deny the application to close a portion of Hill Avenue, as shown on the proposed subdivision, attached as Appendix D.
4. Approve these recommendations at its special meeting on February 25, 2021.

The following addressed the Commission:

**Sharon Pratchler**

**Maureen Jickling**

**Ross Keith**

**Scott Hardisty**

**Colan McCrum**

**Don Black**

**Jackie Schmidt, Heritage Regina**

**Carmen Lien**

**Adrienne Hagen Lyster moved that the recommendation contained in the report be concurred in.**

RECESS

Pursuant to the provisions of Section 34 (13.1) of City Council's Procedure Bylaw No. 9004, Mayor Masters called for a 15 minute recess.

Regina Planning Commission recessed at 11:12 a.m.

Council reconvened at 11:29 a.m.

**The motion was put and declared CARRIED.**

RPC21-9 Laurie Nenson: Cook Residence - 3160 Albert Street

RPC21-10 Ross Keith: Cook Residence - 3160 Albert Street

RPC21-11 Jackie Schmidt, Heritage Regina: 3160 Albert Street - Cook Residence

RPC21-12 Heather Quale: Cook Residence - 3160 Albert Street

RPC21-13 Colan McCrum: Cook Residence - 3160 Albert Street

RPC21-14 Mark Hanley: Cook Residence - 3160 Albert Street

RPC21-15 Rod McDonald: Cook Residence - 3160 Albert Street

RPC21-16 Gerald L. Gerrand, Q.C.- Cook Residence - 3160 Albert Street

---

RPC21-17 Jeannie Mah, Architectural Heritage Society of Saskatchewan: Cook  
Residence - 3160 Albert Street

RPC21-18 Wayne Goranson - Cook Residence - 3160 Albert Street

RPC21-19 Carmen Lien - Cook Residence - 3160 Albert Street

---

**Kathleen Wilson moved, AND IT WAS RESOLVED, that Communications RPC21-9  
through RPC21-19 be received and filed.**

ADJOURNMENT

Adjourn

---

**Adrienne Hagen Lyster moved, AND IT WAS RESOLVED, that the meeting adjourn.**

The meeting adjourned at 12:17 p.m.

---

Chairperson

---

Secretary