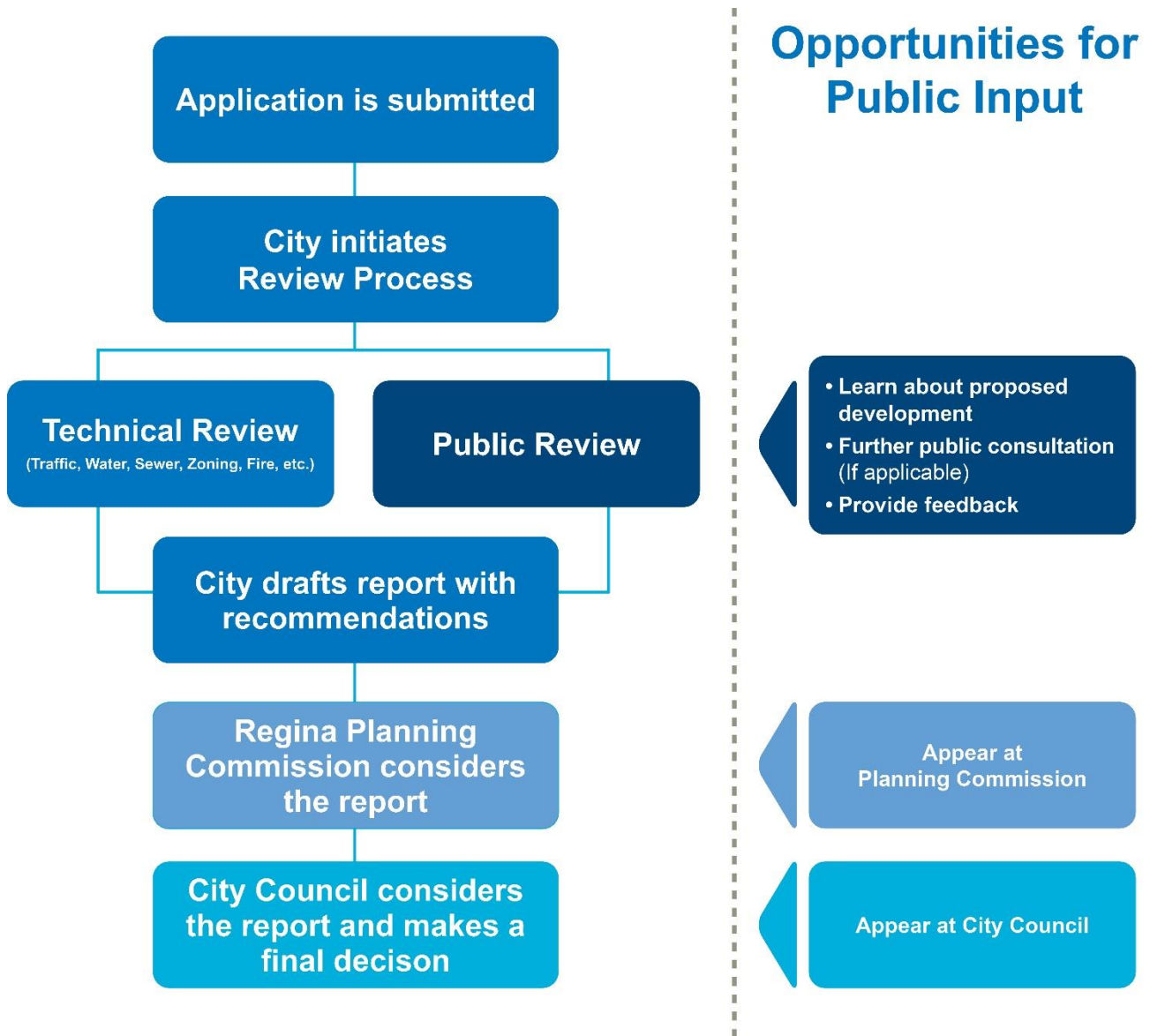


Information Sheet

Official Community Plan Amendment & Zoning Bylaw Amendment Application (PL202200037)
1555 14th Avenue

Overview	
Background	<ul style="list-style-type: none"> The subject property is located within the Heritage neighbourhood. This site is currently vacant, but was formerly an apartment building. The property is zoned RL – Residential Low-Rise Zone. The property is proposed to be zoned ML – Mixed Low-Rise Zone. The property is adjacent to the Regina General Hospital.
Proposal	<ul style="list-style-type: none"> The applicant intends to pursue commercial development at this location. There is no associated development at this time. Current policies within the Core Area Neighborhood Plan (OCP Part B.8) identify this location for residential land use; therefore, the proposed rezoning would require an amendment to Policy 9 of the Core Area Neighbourhood Plan. The General Hospital Area Neighbourhood Plan (OCP Part B.12) supports mixed-use development at this location, which is consistent with the proposed rezoning.
Additional Information	
Review Process	<ul style="list-style-type: none"> Refer to the Application Review Process on back of page Applications requiring City Council's consideration will be sent to Regina Planning Commission for review. Any person is free to address Regina Planning Commission or City Council. If you wish to be kept informed about the date and time of meetings (if any), or the outcome this application be sure to give the City your contact information.
Status Updates	Visit Regina.ca/proposeddevelopment for updates on this application
Contact	Michael Sliva, City Planner II Planning and Development Services Department proposeddevelopment@regina.ca / 306-777-7000



*In the case of a **Discretionary Use Application**, if there are few-to-no concerns raised during the public review period, the application may be approved by City Administration will not be considered by Regina Planning Commission and City Council

