

Information Sheet

ZONING AMENDMENT & CONCEPT PLAN AMENDMENT (PL202100113)
Parcel D, Rosewood Park Neighbourhood
Gas Station and other Commercial Uses

1462 N Courtney Street

Overview

Background	<ul style="list-style-type: none"> The subject property is in the Rosewood Park Neighbourhood. The property is zoned RL – Residential Low-Rise Zone and is proposed to be rezoned to MH – Mixed High-Rise Zone This site is currently vacant.
Proposal	<ul style="list-style-type: none"> The applicant proposes to amend the Rosewood Park concept plan to identify the site as a 'Flex Area' which allows for a mix of commercial and/or residential development. The proposed Zoning Bylaw amendment would rezone the site to MH- Mixed High-Rise Zone. This zone allows for a variety of commercial and/or residential uses. The applicant has indicated that they intend to develop a gas station, convenience store, and car wash on the site. No specific plans have been submitted to for the development.

Additional Information

Process	<ul style="list-style-type: none"> Refer to the Application Review Process on back of page. 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 these meetings, be sure to give the City your contact information. The application will require approval by City Council.
Regina Planning Commission / City Council Meeting	Visit www.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

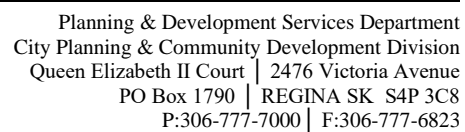


Opportunities for Public Input

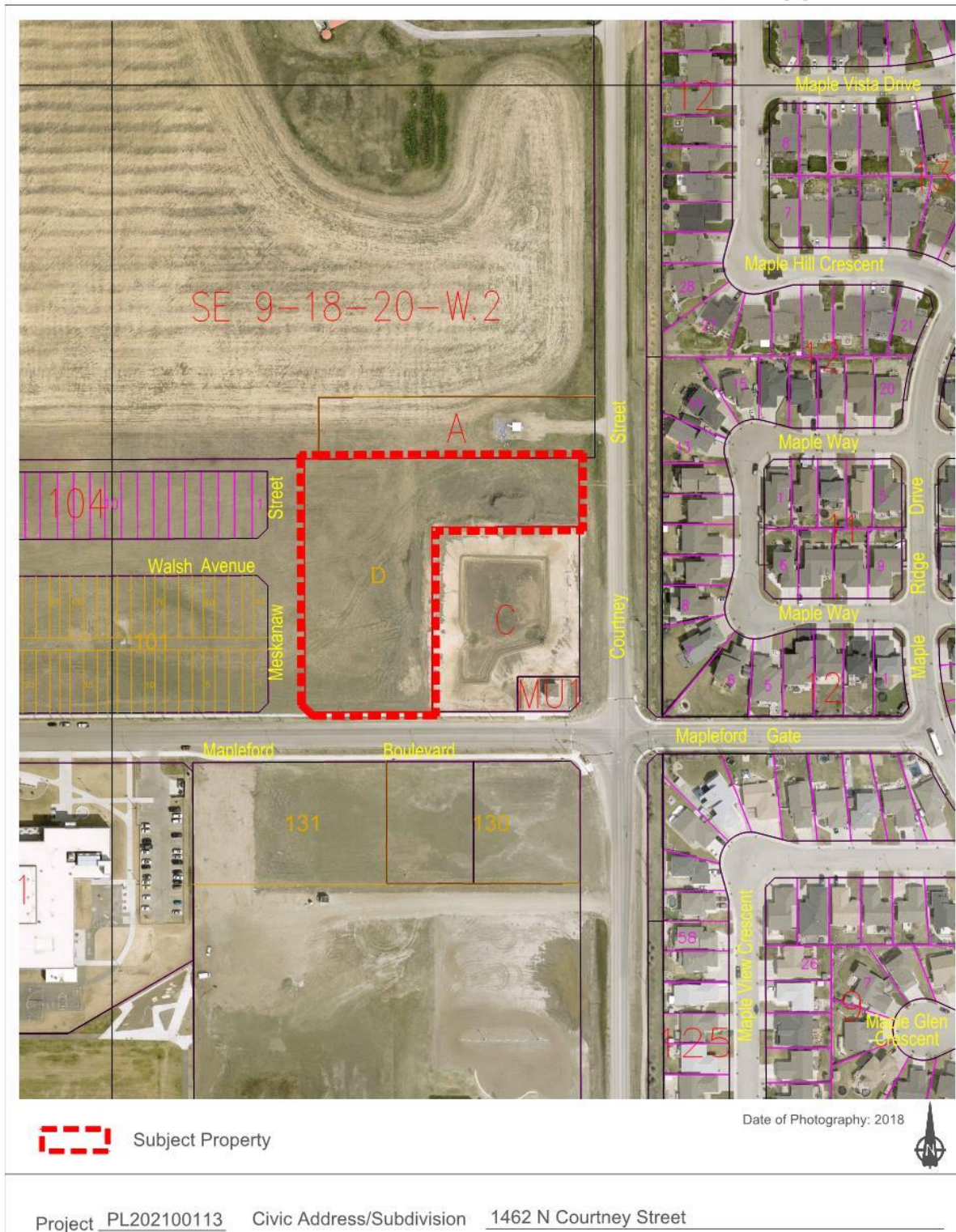
- Learn about proposed development
- Further public consultation (If applicable)
- Provide feedback

Appear at
Planning Commission

Appear at City Council



Appendix A-2

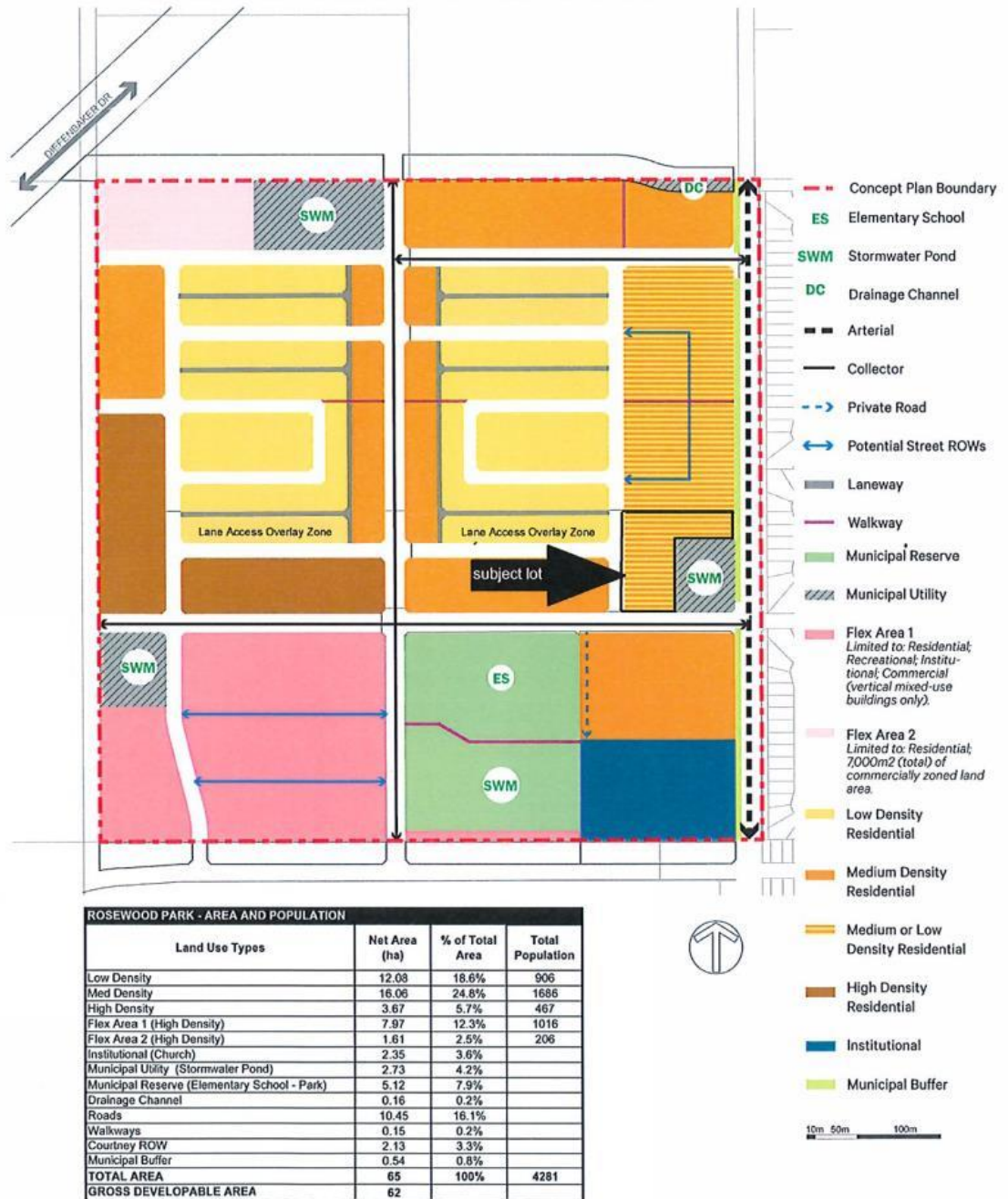


PLAN AMENDMENT REQUEST: 2.5 ACRES

REQUESTING REZONING TO MH-MIXED LOW RISE (suitable for a gas station, car wash, convenience store, store front commercial)

March, 2020

A1: ROSEWOOD PARK CONCEPT PLAN – LAND USE PLAN



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