

Overview	
Proposal	<p>The applicant proposes to amend the Zoning Bylaw by rezoning a 7.81 hectare portion of property located at 1601 N Pasqua Street (Subject Property) from UH - Urban Holding Zone to MLM – Mixed Large Market Zone. This zoning, if approved, would allow, potentially, for commercial, mixed-use and/or residential development.</p> <p>The City is not reviewing an application for a proposed development at this time.</p>
Background	<p>The Subject Property is an undeveloped parcel, currently subject to agricultural cultivation, located in the Hawkstone neighbourhood.</p> <p>The surrounding land uses are: undeveloped land to the north and east, identified for commercial and residential development, respectively; existing commercial to the south; Pasqua Street and low-density residential development to the west.</p> <p>The Subject Property is located within an area subject to the requirements of the Hawkstone Concept Plan (a regulatory document used to guide the development of new neighbourhoods), and the proposed zoning is consistent with this Plan.</p>
Additional Information	
Process	<p>Following the public and technical review process, the Administration will submit a report to the decision authority, which will include a summary of the public comments, as well as Administration’s recommendation.</p> <p>The decision authority respecting Zoning Bylaw amendments is the Regina City Council. Applications directed to City Council will be considered, first, by the Regina Planning Commission (RPC) who will then provide a recommendation to City Council.</p> <p>Both the RPC and City Council meetings are open to the public; therefore, you may attend these meetings and view the deliberation, or speak directly to the RPC 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.</p> <p style="text-align: center;">Please refer to the Application Review Process on back of page</p>
Status Updates	Visit Regina.ca/proposeddevelopment for updates on this application
Contact	Zoey Drimmie, City Planner II Planning & Development Services 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-1



Subject Property

Date of Photography: 2023

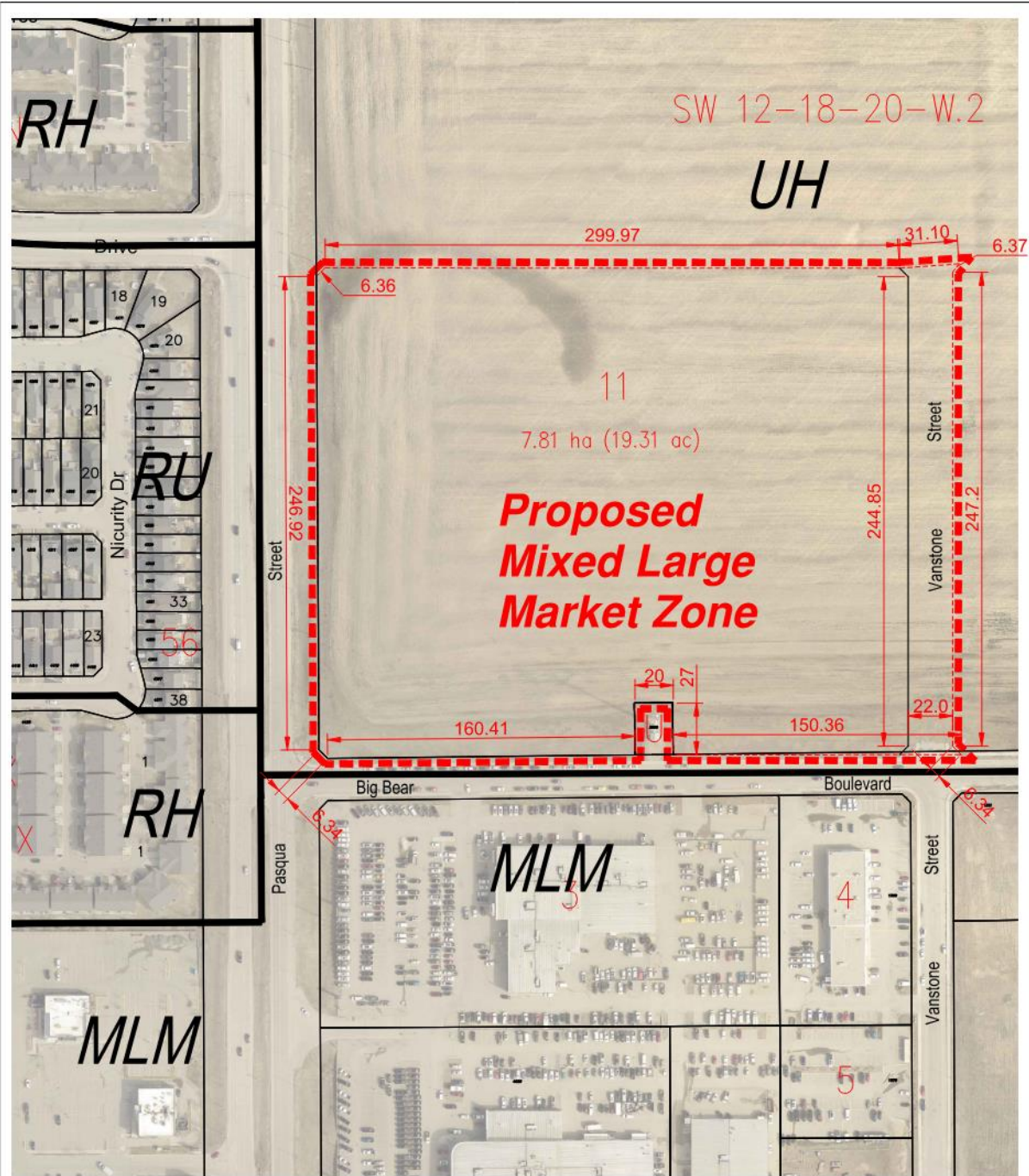


Project PL202300232

Civic Address/Subdivision

1601 N Pasqua Street
SW 1/4 SEC 12, TWP 18, REG 20, W2 Mer

Appendix A-2



 Subject Property

Date of Photography : 2023



Project PL202300232 Civic Address/Subdivision 1601 N Pasqua Street
SW 1/4 SEC 12, TWP 18, REE 20, W2 Mer