



PUBLIC MINUTES

MUNICIPAL PLANNING COMMISSION

April 25, 2017, 12:00 pm

Committee Room E, Ground Floor, City Hall

PRESENT: Ms. J. Braden, Chair (Public)
Dr. C. Christensen, Vice-Chair (Public)
Councillor M. Loewen
Mr. N. Anwar (Public)
Ms. D. Bentley (Public)
Ms. D. Fracchia (Public)
Mr. S. Laba (Saskatoon Public Schools)
Mr. R. Mowat (Public)
Ms. S. Smith (Public)
Mr. G. White (Public)

ABSENT: Mr. S. Betker (Public)
Mr. J. Jackson (Public)
Mr. J. McAuliffe (Saskatoon Greater Catholic Schools)

ALSO PRESENT: Development Review Manager D. Dawson
Committee Assistant P. Walter

1. CALL TO ORDER

The Chair called the meeting to order.

2. CONFIRMATION OF AGENDA

Moved By: Mr. Anwar

That the agenda be approved as presented.

CARRIED

3. DECLARATION OF CONFLICT OF INTEREST

There were no declarations of conflict of interest.

4. ADOPTION OF MINUTES

Moved By: Ms. Fracchia

That the minutes of Regular Meeting of the Municipal Planning Commission held on March 27, 2017 be adopted.

CARRIED

5. UNFINISHED BUSINESS

6. COMMUNICATIONS

7. REPORTS FROM ADMINISTRATION

7.1 Discretionary Use Application - Tavern - 616 10th Street East [File No. CK 4355-017-005 and PL 4355-D2/17]

Planner McLaren was in attendance and reviewed the April 25, 2017 report of the General Manager, Community Services Department.

The Commission was informed that the change allows for the business to sell a greater amount of alcohol than food. The discretionary use process includes reviewing the uses in the area, receiving responses from the community and referral to the community association.

The Commission was also advised that discretionary uses are connected to the land but there are provisions. If the land use ceases within 2 years than the land use is no longer connected to the land. A new land use change would then need to go through the discretionary use application process.

Moved By: Ms. Smith

That the Municipal Planning Commission recommend to City Council at the time of the public hearing that the application submitted by Leopold's Tavern Broadway Inc., requesting permission to operate a tavern at 616 10th Street East, be approved, subject to the following conditions:

1. That the applicant obtain a Development Permit and all other relevant permits and licenses; and

2. That the final building and development plans be substantially in accordance with the plans submitted in support of this Discretionary Use Application.

CARRIED

7.2 Proposed Official Community Plan Bylaw Amendment and Proposed Rezoning - Holmwood Sector and University Heights Sector [File No. CK 4351-017-003, PL 4350-OCP 43/16-Z44/16, OCP 45/16-Z46/16 and OCP 47/16-Z48/16]

Senior Planner Kotasek-Toth was in attendance and reviewed the April 25, 2017 report of the General Manager, Community Services Department.

Discussion took place regarding the Northeast Swale and the process the City follows with regard to non-conforming uses.

Ms. Smith excused herself from the meeting at 12:32 p.m. during discussion of the matter.

Moved By: Mr. Mowat

That the Municipal Planning Commission recommend to City Council at the time of the public hearing:

1. That the proposed amendments to Official Community Plan Bylaw No. 8769 Land Use Map, to redesignate land in the Holmwood Sector and the University Heights Sector from “Corman Park – Saskatoon Planning District” to “Urban Holding Area” and “Special Use Area,” as outlined in the April 25, 2017 report of the General Manager, Community Services Department, be approved; and
2. That the proposed amendments to Zoning Bylaw No. 8770, to rezone land in the Holmwood Sector and the University Heights Sector from “Corman Park – Saskatoon Planning District” to “AG – Agricultural District” and “FUD – Future Urban Development District,” as outlined in the April 25, 2017 report of the General Manager, Community Services Department, be approved.

CARRIED

7.3 Land Use Applications Received for the Period from February 16, 2017 to March 15, 2017 [File No. CK 4000-5 and PL 4350-1]

Development Review Manager Dawson gave a verbal report.

Ms. Smith returned to the meeting at 12:37 p.m. during discussion of the matter.

Moved By: Ms. Fracchia

That the April 3, 2017 report of the General Manager, Community Services Department be received as information.

CARRIED

8. REPORTS FROM COMMISSION

8.1 Update on the Items Previously Considered by the Commission and Considered by City Council at its meeting on April 24, 2017 [File No. CK. 175-16]

The Chair gave a verbal report.

Moved By: Mr. Anwar

That the information be received.

CARRIED

9. ADJOURNMENT

The meeting adjourned at 12:41 p.m.

Ms. J. Braden, Chair

Ms. P. Walter,
Committee Assistant