

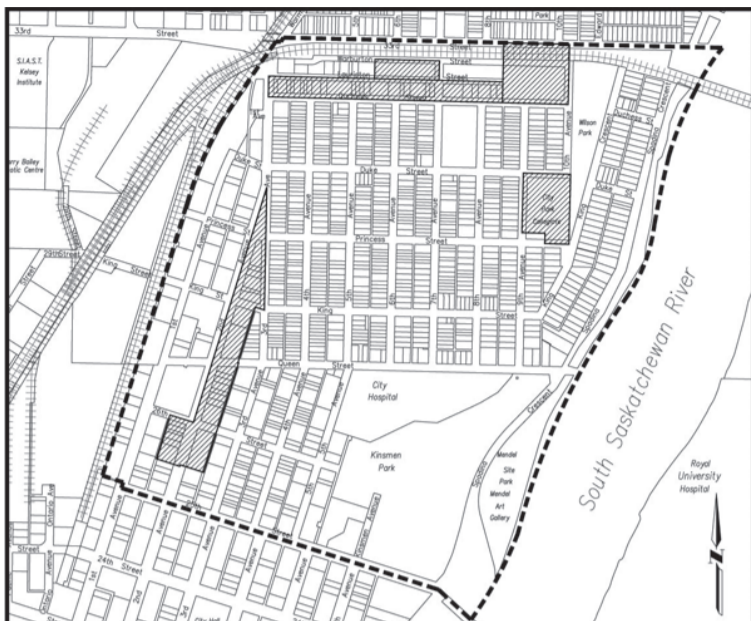


# Official Community Plan Notice

## CITY PARK NEIGHBOURHOOD

### PROPOSED OFFICIAL COMMUNITY PLAN AMENDMENTS – BYLAW NUMBERS 8964, 8966, 8968, 8970, AND 8972

Saskatoon City Council is considering a number of amendments to the City's Official Community Plan, Schedule "A" to Bylaw No. 8769. The amendments referred to are contained in Bylaw Nos. 8964, 8966, 8968, 8970, and 8972. Through these bylaws, the land use designation of the properties highlighted in the map will be changed as outlined below.



Sites subject to proposed land use policy amendments. See address listings for specific changes.



Through Bylaw No. 8964, the following property in the City Park neighbourhood will be changed from "Heavy Industrial" to "Light Industrial" on the City of Saskatoon Official Community Plan, City Park Land Use Policy Map. The change is intended to appropriately recognize the current use of the site, while safeguarding from potential nuisances associated with a future use of the site.

#### Proposed Sites for Changes of Land Use from Heavy Industrial to Light Industrial

Street Name	Civic Address	Number of Sites
Lauriston Street	624	1
<b>Total Number of Sites</b>		<b>1</b>

Through Bylaw No. 8966, the following properties in the City Park neighbourhood will be changed from "Light Industrial" to "Mixed Use" on the City of Saskatoon Official Community Plan, City Park Land Use Policy Map. The changes are intended to facilitate unique development opportunities, flexibility, and reinvestment in mature commercial and industrial buildings along with a broad range of compatible commercial, industrial, institutional, cultural and residential uses.

#### Proposed Sites for Change of Land Use from Light Industrial to Mixed Use

Street Name	Civic Address	Number of Sites
Duchess Street	302, 308, 310, 312, 314, 318, 320, 322, 324 400, 410 500, 502, 504, 506, 516, 524 602, 604, 616, 620, 622 706, 714, 720 806, 810, 814	28
<b>Total Number of Sites</b>		<b>28</b>

Through Bylaw No. 8968, the following property in the City Park neighbourhood will be changed from "High Density Residential" to "Medium Density Residential" on the City of Saskatoon Official Community Plan, City Park Land Use Policy Map. The change is intended to recognize the existing scale of the development and surrounding neighbourhood.

#### Proposed Sites for Change of Land Use from High Density Residential to Medium Density Residential

Street Name	Civic Address	Number of Sites
Duchess Street	906	1
<b>Total Number of Sites</b>		<b>1</b>

Through Bylaw No. 8970, the following properties in the City Park neighbourhood will be changed from "Light Industrial" to "Commercial" on the City of Saskatoon Official Community Plan, City Park Land Use Policy Map. The changes are intended to better reflect the nature of business located in the area.

#### Proposed Sites for Change of Land Use from Light Industrial to Commercial (SA)

Street Name	Civic Address	Number of Sites
2nd Avenue North	446, 455, 473, 477, 481, 489, 493 516, 520, 524, 528, 530, 532, 534, 536 610, 630 702, 708, 714, 716, 718, 724	23
<b>Total Number of Sites</b>		<b>23</b>

Through Bylaw No. 8972, the following property in the City Park neighbourhood will be changed from "Low Density Residential" to "Community Facility" on the City of Saskatoon Official Community Plan, City Park Land Use Policy Map. The change is intended to ensure proper consideration is given to the continued use of the site as a community focal point in the future.

#### Proposed Sites for Change of Land Use from Low Density Residential to Community Facility

Street Name	Civic Address	Number of Sites
9th Avenue North	820	1
<b>Total Number of Sites</b>		<b>1</b>

**REASON FOR THE AMENDMENTS** - These amendments are a part of the implementation of the City Park Local Area Plan, which was approved by City Council on April 26, 2010.

**INFORMATION** - Questions regarding the proposed amendment or requests to view the proposed amending Bylaws, the City of Saskatoon Official Community Plan and Land Use Map may be directed to the following without charge:

Community Services Department, Planning and Development Branch  
City Hall, 222 Third Avenue North - Third Floor  
8:00 a.m. - 5:00 p.m. M-F (except holidays)  
Phone: 975-7642 (Brent McAdam)

**PUBLIC MEETING** - City Council will hear all submissions on the proposed amendments on **Tuesday, October 11, 2011, at 7:00 p.m. in Council Chambers, City Hall, Saskatoon, Saskatchewan.**

All written submissions for City Council's consideration must be forwarded to:

His Worship the Mayor and Members of City Council  
c/o City Clerk's Office, City Hall  
222 Third Avenue North, Saskatoon SK S7K 0J5

All submissions received by the City Clerk by 10:00 a.m. on Tuesday, October 11, 2011 will be forwarded to City Council. City Council will also hear all persons who are present at the meeting and wish to speak to the matter.