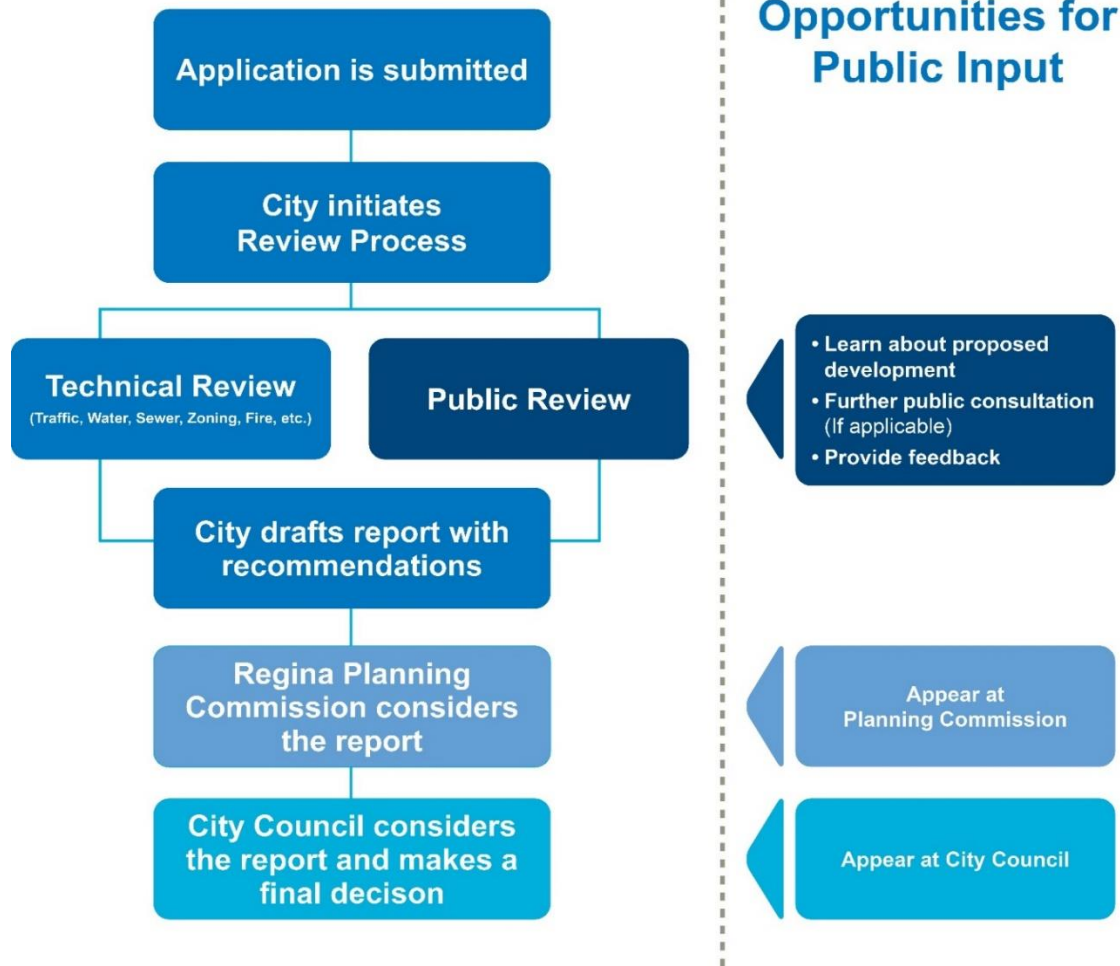


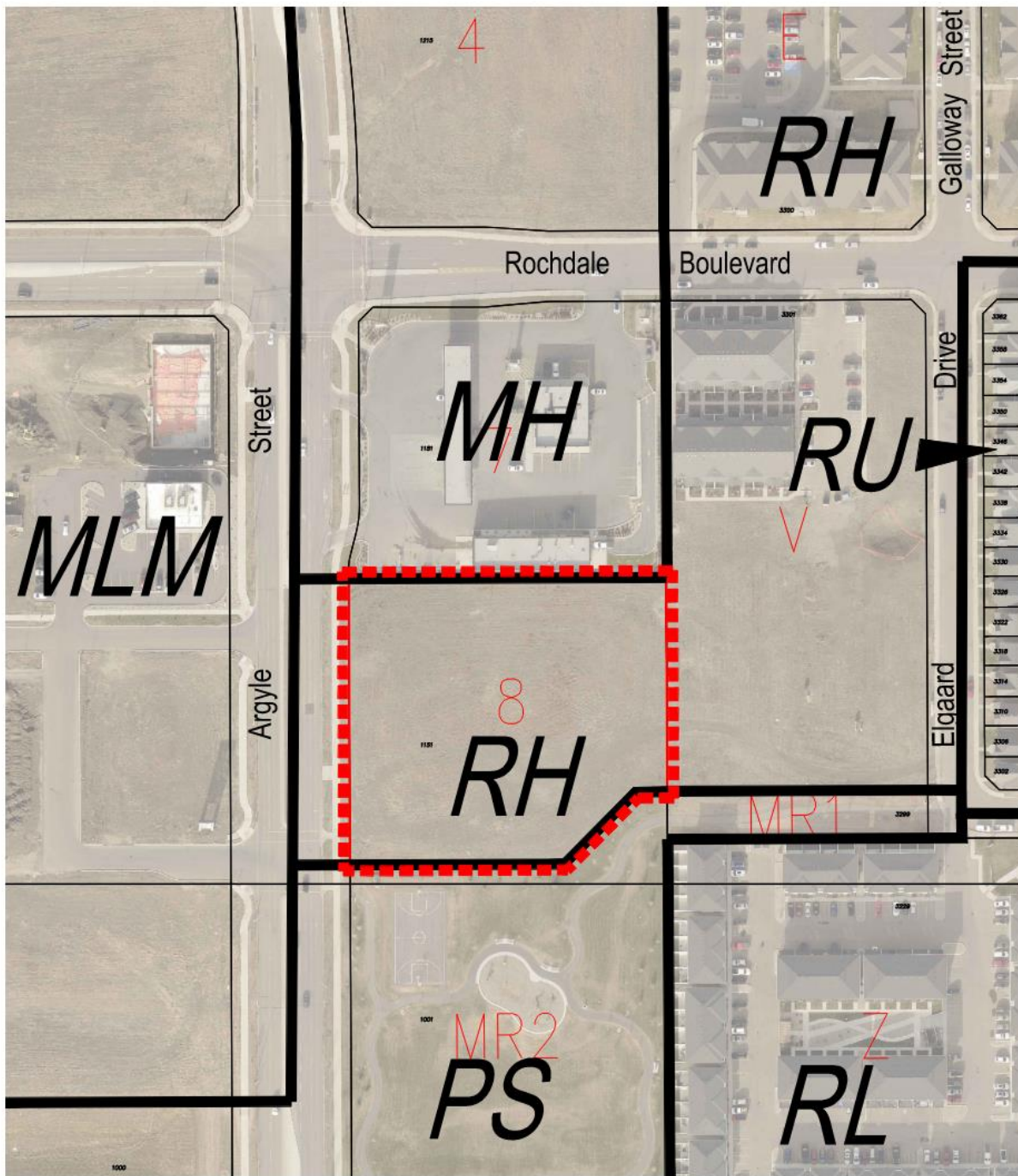
Information Sheet
Discretionary Use PL202300096
Proposed “Building, Planned Group”
1151 N Argyle Street, Regina, SK

Overview	
Background	<ul style="list-style-type: none"> The subject property is located within the Hawkstone neighbourhood. The property is currently vacant. The site is zoned RH - Residential High-Rise Zone in which the proposed use, planned group, is discretionary.
Proposal	<ul style="list-style-type: none"> The applicant proposes to develop stacked townhouses (one unit above and one below). Discretionary Use application is required as the proposed development constitutes a “Building, Planned Group” (multiple buildings on the same property). The total number of units will be 60 across six buildings (three eight-plexes and three twelve-plexes) with 85 parking stalls, including 22 garage bays and two accessible stalls.
Additional Information	
Process (Discretionary Use)	<ul style="list-style-type: none"> A Discretionary Use is a land-use identified in a zone that may be allowed by City Council or the Development Officer, depending on the outcome of a review process. The decision of Council or the Development Officer is final. Generally, applications that have little or no concerns noted by the public are decided by the Development Officer. Refer to the Application Review Process on the next 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	Zoey Drimmie, City Planner I Planning & Development Services 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.

Appendix A-1



 Subject Property

Date of Photography : 2020



Project PL202300096 Civic Address/Subdivision 1151 N Argyle Street

Appendix A-2



 Subject Property

Date of Photography: 2020



Project PL202300096 Civic Address/Subdivision 1151 N Argyle Street

Hawkstone

CONCEPT PLAN

N.1/2 SEC.1, S.1/2 & N.W.1/4 SEC.12 TWP.18 - RGE.20 - W.2 M.
REGINA, SASKATCHEWAN



Land Use

- Industrial
 - Light Industrial
 - Commercial
 - High Density (>50 u/ha)
 - Medium Density (>25 u/ha <50 u/ha)
 - Low Density (<25 u/ha)
 - Park
 - Pipeline Corridor
 - Utility
 - Study Area
- Capital Crossing



Subject Property