

**MINUTES OF THE AUGUST 5, 2009 MEETING OF THE DISTRICT PLANNING
COMMISSION**

PRESENT: D. Hodson; J. Harwood; B. Dubois; E. Hobday; J. Waddington; C. Larson;
P. Agar

REGRETS: K. Weber; G. Penner

2. Approval of the Agenda

Motion: Moved by Harwood/Dubois

3. Approval of the Minutes of July 8, 2009

Motion: Moved by Waddington/Agar

4. Business Arising from the Minutes

There was nothing to report.

5 Subdivision Application

**a. Meridian Surveys Ltd. for TransGas
Public Utility Corridor
N½ 13, NE 14-36-6-W3 and S½ 19 & 20-36-6-W3 – Division 3**

The Commission considered the application of TransGas to subdivide a 20 metre wide utility corridor within portions of the Saskatoon Planning District and the R.M. of Corman Park for the purpose of constructing a natural gas pipeline as a public utility.

The Commission supported the recommendation to approve the application.

Motion: Moved by Harwood/Dubois

“That the application of Meridian Surveys Ltd. for TransGas to subdivide a 20m wide utility corridor in the N½ 13-36-6-W3, NE 14-36-6-W3, S½ 20-36-6-W3 and S½ 19-36-6-W3 for the purpose of constructing a natural gas pipeline as a public utility be APPROVED.”

CARRIED

6. Rezoning and Subdivision Application

a. Webb Surveys Ltd. for OJA Holdings Ltd. Parcel B, S½, SE 36-35-5-W3 Bylaw 24/09 – Division 2

The Commission considered the application of OJA Holdings Ltd. to rezone and subdivide a 4.05 ha (10 acre) parcel, proposed Parcel C, S½, SE 36-35-5-W3, from D-Agricultural 1 District (DAG1) to D-Country Residential 3 District (DCR3) and rezone the balance of Parcel B (70 acres) from D-Agricultural 1 District (DAG1) to D- Agricultural 2 District (DAG2) for the purpose of creating separate title to a new country residential site.

The Commission supported the recommendation to approve the application.

Motion: Moved by Dubois/Agar

“That the application of Webb Surveys for OJA Holdings Ltd. to rezone and subdivide a 4.05 ha (10 acre) parcel, proposed Parcel C, S½, SE 36-35-5-W3, from D-Agricultural 1 District (DAG1) to D-Country Residential 3 District (DCR3) and rezone the balance of Parcel B (70 acres) from D-Agricultural 1 District (DAG1) to D- Agricultural 2 District (DAG2) for the purpose of creating separate title to a new country residential site be APPROVED subject to the applicant;

- i). being responsible for all costs associated with the rezoning; and
- ii). entering into a servicing agreement to address the subdivision servicing fee.”

CARRIED

7. Saskatoon Planning District Community Plan Update

The Commission requested an update on the status and anticipated completion of the District Bylaw rewrite. The Administration advised that a draft copy has been provided to the City Solicitor’s office for review and results of this review are pending.

Members of the Commission expressed some concern with the timing of the completion of this review and the effect it is having on the progress of several potential developments within the District. It was noted that the Administration had recently met with a developer who is waiting for the completion of the Plan in order to proceed with their development. The Administration indicated to the Commission that this particular developer was moving forward with additional technical work required to formally consider their application and that the completion of this work would likely coincide with the adoption of a new Plan.

The Commission requested clarification of its position in the overall District Bylaw rewrite and did not want to be perceived as the body delaying the rewrite process. The Administration advised that the review process is almost complete and that a schedule for adoption could likely be brought forward at the next meeting for discussion.

9. Adjournment

Motion to Adjourn: Moved by Waddington