

Concept Plan Amendment – Prairieland Park

ISSUE

Prairieland Park Corporation (Prairieland) is proposing an addition for a new kitchen to be located south of Hall C. The existing lease agreement between the City of Saskatoon (City) and Prairieland requires that any addition, alteration or improvement for the development is subject to the prior written approval of City Council.

RECOMMENDATION

The Standing Policy Committee on Planning, Development and Community Services recommend to City Council that the concept plan for Prairieland Park be amended to allow for the development of a new kitchen.

BACKGROUND

Prairieland leases the site at the corner of Ruth Street and Lorne Avenue from the City. The current lease between Prairieland and the City is in effect until April 30, 2045. The lease agreement states that all plans for additional development are subject to the prior written approval of City Council (refer to Appendix 1). Therefore, any new development proposals on the site require amendments to the concept plan prior to proceeding.

The current concept plan was approved by City Council in 2017, and provided for the proposed construction of Hall F, to the west of the existing Trade and Convention Centre. The addition of a skyride chairlift and future modifications to the main vehicular entrance at Ruth Street and Herman Avenue, were also approved at that time.

DISCUSSION/ANALYSIS

Prairieland is proposing additional development consisting of a new kitchen to be located to the south of Hall C (refer to Appendix 2). Prairieland currently operates a large kitchen to serve banquets, buffets and many events throughout the year. The kitchen in its current location is not well suited to serve these events. The proposed kitchen south of Hall C will provide improved staff efficiency with direct access into Halls A, B and C from the kitchen.

IMPLICATIONS

The proposed kitchen addition is compatible with the existing design of the site and there were no concerns raised by Administration through the referral process that would preclude this application from proceeding.

NEXT STEPS

Should City Council approve the amended concept plan, Prairieland would be required to submit all necessary plans, drawings and obtain development and building permits for the addition.

Concept Plan Amendment – Prairieland Park

APPENDICES

1. Lease Agreement
2. Prairieland Park Concept Plan

REPORT APPROVAL

Written by: Catherine Kambeitz, Senior Planner, Planning and Development
Reviewed by: Darry Dawson, Development Review Manager
Lesley Anderson, Director of Planning and Development
Approved by: Lynne Lacroix, General Manager, Community Services Department

SP/2019/PL/PDCS – Prairieland Concept Amendment Plan/ac