

**SASKATOON STARPHOENIX, SATURDAY, AUGUST 12, 2023**  
**SASKATOON STARPHOENIX, MONDAY, AUGUST 14, 2023**

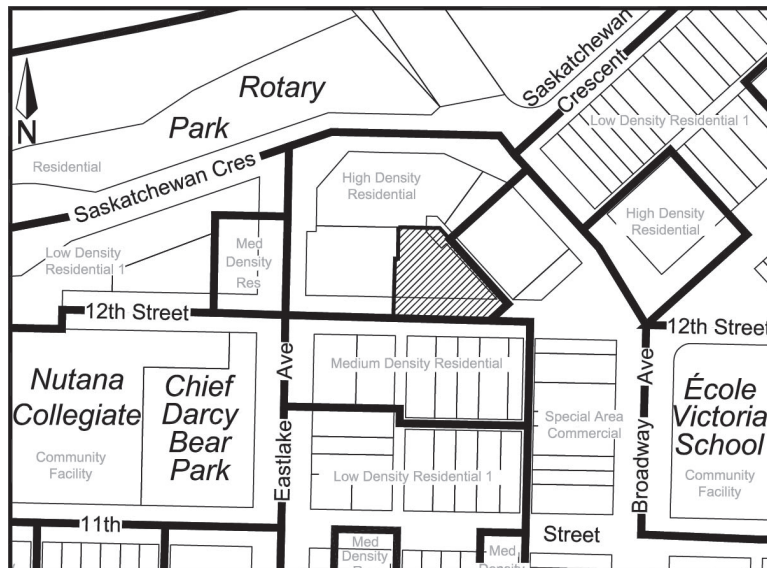
**ZONING NOTICE - NUTANA NEIGHBOURHOOD**

**PROPOSED ZONING BYLAW AMENDMENT – BYLAW NO. 9917 THE ZONING AMENDMENT BYLAW, 2023 (NO. 16)**

Saskatoon City Council will consider an amendment to Bylaw No. 8770, Zoning Bylaw, 2009 proposed by Modus Ventures Corp. to rezone 509 12th Street East in the Nutana Neighbourhood. By way of Bylaw No. 9917, The Zoning Amendment Bylaw, 2023 (No. 16), the subject site is proposed to be rezoned from PUD – Planned Unit Development District to B5B – Broadway Commercial District, subject to a Zoning Agreement.

**LEGAL DESCRIPTION**

- Lot D, Block A2, Plan 101429175



**PROPOSED OFFICIAL COMMUNITY PLAN AMENDMENT  
LAND USE MAP**

 From High Density Residential to Special Area Commercial

File No. OCP02-2022

**REASON FOR THE AMENDMENT** – The proposed rezoning will facilitate the development of an eight-storey commercial/office building with main floor commercial space, structured parking, and a limited number of dwelling units at this location. A Zoning Agreement is proposed for the site, which is a legal agreement that establishes site-specific regulations for how a property may be developed and used. A corresponding application to amend the Official Community Plan in relation to this site is also proposed.

Additional information on the proposal may be viewed on the Engage page on the City of Saskatoon website at [saskatoon.ca/engage/509-12th-street-east](https://saskatoon.ca/engage/509-12th-street-east).

**INFORMATION** – Questions regarding the proposed amendment, arrangements to review the proposed amending Bylaw, or requests to view the City of Saskatoon Zoning Bylaw and Zoning Map may be directed to the following without charge during regular business hours:

Community Services Division, Planning and Development Department  
Phone: 306-986-3688 (Brent McAdam, Senior Planner)

**PUBLIC HEARING** – City Council will consider all submissions and those that wish to speak on the proposed amendment at the City Council meeting on **Wednesday, August 30, 2023 at 6:00 p.m., City Council Chamber, City Hall, Saskatoon, Saskatchewan.**

**Should you wish to provide comments to City Council, please visit [saskatoon.ca/write-letter-councilcommittees](https://saskatoon.ca/write-letter-councilcommittees). If you are requesting to speak in person or remotely, please indicate this in your submission and you will be contacted by a representative of the City Clerk's Office with further information.**

Written submissions for City Council's consideration may also 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 5:00 p.m. on **Monday, August 28, 2023** will be forwarded to City Council.

The Public Hearing is broadcast live on Shaw TV - Channel 10, Shaw BlueSky - Channel 105 and video-streamed on the City's website at [saskatoon.ca/meetings](https://saskatoon.ca/meetings) starting at 6:00 p.m. on the scheduled day.