

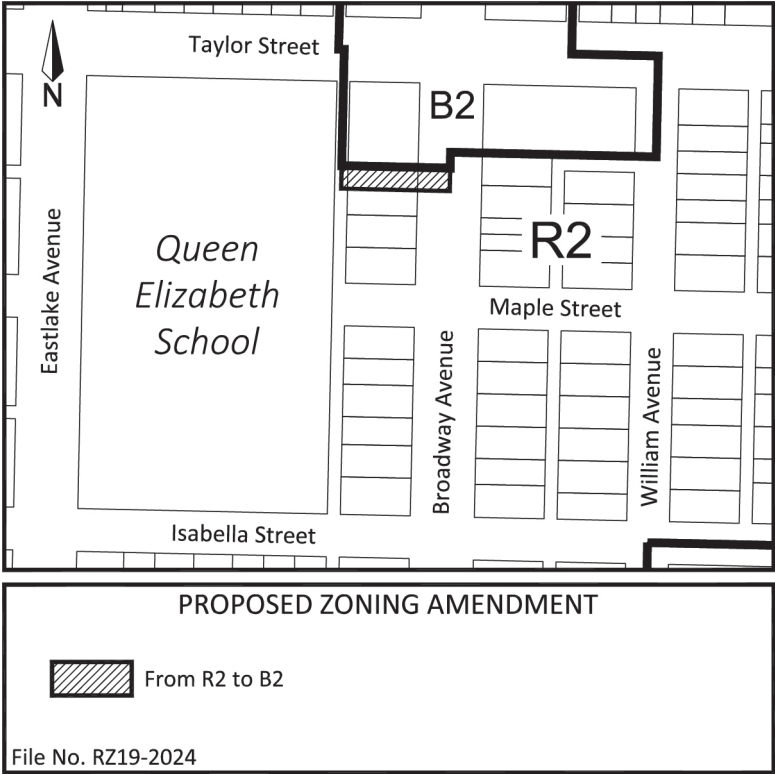
ZONING NOTICE

QUEEN ELIZABETH NEIGHBOURHOOD
PROPOSED ZONING BYLAW AMENDMENT – BYLAW NO. 10068, THE ZONING AMENDMENT BYLAW, 2025 (NO. 6)

Saskatoon City Council will consider an amendment to Bylaw No. 9990, Zoning Bylaw, proposed by Northstar Innovative Developments Inc. to rezone land in the Queen Elizabeth Neighbourhood. By way of Bylaw No. 10068, The Zoning Amendment Bylaw, 2025 (No. 6), a 350.97m2 area of land on the southern side of 1902 Broadway Avenue is proposed to be rezoned from R2 – Low Density Residential District 2 to B2 – District Commercial District.

Civic Address
1902 Broadway Avenue

- Legal Description
- Lot 26, Block 1, Plan 101338534, Ext 9
 - Lot 19, Block 1, Plan G191, Ext 0



REASON FOR THE AMENDMENT – The proposed rezoning will change the southern portion of the site to B2 District to align it with the existing zoning of the northern portion of the site. The proposed rezoning, in conjunction with Bylaw No. 10067, The Official Community Plan Amendment Bylaw, 2025 (No. 4) will accommodate future development of the subject site.

Additional information on the proposed rezoning may be viewed on the Engage page on the City of Saskatoon website saskatoon.ca/engage/1902-broadway-ave.

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: 306-975-8139 (Nicole Levine, 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, April 23, 2025 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/writetocouncil. 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:
Her 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, April 21, 2025**, will be forwarded to City Council. City Council will also hear all persons who are present and wish to speak to the proposed Bylaw.

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