



Development Appeals Board
c/o Office of the City Clerk
222 – 3rd Avenue North
Saskatoon SK S7K 0J5

www.saskatoon.ca
tel (306) 975-3240
fax (306) 975-2784

July 11, 2019

Dear Neighbouring Property Owner:

**Re: NOTICE OF HEARING – DEVELOPMENT APPEALS BOARD
Development Permit Denial – 507 Gray Avenue
[Appeal No. 18-2019]**



As a neighbouring property owner of the above property you are hereby notified that **F & D Enterprise Inc.** has filed an appeal under section 219(1)(b) of *The Planning and Development Act, 2007*, in connection with the City's refusal to issue a Development Permit for **the conversion of a warehouse to a restaurant with a deficiency of two parking spaces**. The Board is required by law to send a notice in order to give the neighbouring property owners opportunity to register their comments in writing regarding the bylaw deficiencies for this property.

The property is zoned **IL1** under *Zoning Bylaw No. 8770* and the appellant is appealing the following deficiencies:

1. Requirement: Section 6.3.4 of the Zoning Bylaw states that one parking space per 30 square metres of gross leasable floor area is required for restaurants, lounges, taverns and night clubs, in the IL1 district. Based on this regulation the proposed restaurant requires 12 parking spaces.
- Proposed: Based on the information provided, ten parking spaces have been identified.
- Deficiency: This results in a deficiency of two parking spaces.

The Appellant is seeking the Board's approval for a development permit as proposed.

The Development Appeals Board will hear the appeal:

Date and Time: Tuesday, August 6, 2019, at 4:00 p.m.
Location: Committee Room E, Ground Floor, South Wing, City Hall
(Enter through door #1 or #1A at 4th Avenue North)

Anyone wishing to obtain further information or view the file on this matter can contact the Secretary at (306) 975-2780.

If you wish to provide written comments regarding this matter you are required to submit a letter including your name and full address to the Secretary, Development Appeals Board, City Clerk's Office, City Hall, Saskatoon, Saskatchewan, S7K 0J5 or email **development.appeals.board@saskatoon.ca**. Please note that your letter and written comments are a public document and will be provided to the parties of the appeal in advance of the hearing.

Penny Walter, Secretary
Development Appeals Board