



**PLANNING BOARD AGENDA
NOTICE OF MEETING**

Tuesday, August 08, 2023 at 4:30 pm
Council Chambers, 2nd Floor, City Hall, 199 Queen Street
Live streaming: www.charlottetown.ca/video

1. **Call to Order**
2. **Declaration of Conflicts**
3. **Approval of Agenda** – Approval of Agenda for Tuesday, August 08, 2023
4. **Adoption of Minutes** - Minutes of Planning Board Meeting on Tuesday, July 04, 2023
5. **Business arising from Minutes**
6. **Reports:**
 - a) **Variances:**
 1. **139 Beach Grove Road (PID #386623)** *Brandon*

This is a request to reduce the required side yard setback from 1.83m (6ft) to approximately 1.53m (5.02ft) in order to allow a change of use of the existing accessory building from Garage to Garden Suite.
 - b) **Rezoning:**
 2. **247 - 251 Mt Edward Road (PID#s 390625 and 390633)** *Emily*

Request to proceed to public consultation regarding a Development Concept Plan for a proposed new phased development consisting of stacked townhouses and apartment dwellings on lands zoned Comprehensive Development Area (CDA).
 3. **480 -482 Queen St (PID #371203)** *Brandon for Laurel*

is a request to rezone the subject lot from Low Density Residential Single (R-2) Zone to Medium Density Residential Townhouse (R-3T) Zone in order to construct an addition to convert the existing 2-unit semi-detached dwelling to a 4-unit townhouse. This will also require an Official Plan amendment.
 4. **257 Mount Edward Road (PID# 390674), 261 Mount Edward Rd. (PID# 390682), 265 Mount Edward Rd. (PID# 390708), 269 Mount Edward Rd. (PID# 390757) and Parcel with PID #390690** *Brandon for Laurel*

This is a request to:

 - Approve a Development Concept Plan;
 - Amend Appendix “A” - Future Land Use Map of the City of Charlottetown Official Plan from Low Density Residential to Comprehensive Planning Area;
 - Amend Appendix “B” Comprehensive Development Area (CDA) Parcels and Permitted Uses of the City of Charlottetown Zoning & Development Bylaw to allow for mixed-use residential development consisting of apartment buildings and townhouses;
 - Amend Appendix “G” – Zoning Map of the Charlottetown Zoning and Development Bylaw from R-2S (Low Density Residential Single) Zone to CDA (Comprehensive Development Area) Zone for a portion of (PID #'s 390757, 390708, 390690, 390682, and 390674); and



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- Consolidate 257 Mount Edward Rd. (PID# 390674), 261 Mount Edward Rd. (PID# 390682), 265 Mount Edward Rd. (PID# 390708), 269 Mount Edward Rd. (PID# 390757) and Parcel with PID #390690

5. **Lot 39 Oak Drive (PID #392396)** *Robert*

This is a request to rezone the subject lot from Single Detached Residential (R1-L) to Low Density Residential (R-2) Zone to construct a duplex. The application is required to proceed to a public hearing to obtain public feedback on the proposal.

Others:

6. **Reconsideration for 231 Richmond Street (PID #340703)** *Robert*

Request to reconsider the issuance of a demolition permit (001-DEM-23) in the Downtown Neighbourhood (DN) Zone for a single detached dwelling.

7. Introduction of New Business

8. Adjournment of Public Session

