



**PLANNING BOARD AGENDA
NOTICE OF MEETING**

Tuesday November 7, 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 November 7, 2023
- 4. Adoption of Minutes** - Minutes of Planning Board Meeting on Tuesday, October 3, 2023
- 5. Business arising from Minutes**
- 6. Reports:**

a) Queuing Space/Drive-Thru

- 1. 644 University Avenue (PID #387852) Brandon A.**

This is a request to accept the traffic study prepared by Coles Associates Limited and Englobe Corp to permit a drive-thru for a Tim Horton's restaurant at the subject location.

b) Rezoning

- 1. 68 Royalty Road (PID #145714) Michael F.**

This is a request to proceed to public consultation to rezone the property located at 68 Royalty Road from Light Industrial Zone (M-1) to Medium Density Residential Zone (R-3) to allow for a multi-unit residential development consisting of a mix of townhouse and apartment units on the same site.

- 2. Lot 39, Oak Drive (PID #392936) Sonia K.**


This is a request to recommend to Council to rezone the subject property from Single Detached Residential Zone (R-1L) to Low Density Residential Zone (R-2) to allow the construction of a duplex dwelling.

- 3. 199 Grafton Street (PID #342790) Laurel P.T.**

This is a request to proceed to public consultation concerning a request for site specific exemption to increase the height of a proposed apartment building from six (6) storeys to eight (8) storeys in the Downtown Mixed Use Neighbourhood Zone (DMUN).

- 4. 421 St. Peter's Road (PID #464586) David G.**

This is a request to proceed to public consultation to rezone the subject property from Low Density Residential Zone (R-2) to Highway Commercial Zone (C-2) to permit a double-drive thru for a coffee shop at the subject location.



c) Amendment to Existing Development Concept Plan and Development Agreement

1. 115 Murchison Lane (PID #425892 and #691162) *Laurel P.T.*

This is a request to proceed to public consultation to amend the current Development Concept Plan and Development Agreement for the subject property to develop a new medical treatment/mental health facility.

d) Housekeeping Amendments Zoning & Development Bylaw – *Digen M.*

This is a request to recommend that the Planning Board recommend to Council that the following proposed housekeeping amendments to the Zoning and Development By-law be recommended for approval:

- Section 5.9: Home Occupation
- Section 5.11: Tourist Accommodation
- Section 5.11.2: Regulations for a Tourist Accommodation
- Section 5.11.3: Types of tourist home and requirements to obtain provincial license
- Section 8.1: Zones Table
- Section 19.1.1: Apartment Residential Zone (R-4A) Permitted Uses
- Section 20.1.1: Apartment Residential Zone (R-4B) Permitted Uses
- Section 37.1: Port Zone
- Section 47.3 Prohibited Signs
- Section 47.12.4: Fascia Signs Table
- Section 47.14: Electronic Signs Table
- Section 46: General Provisions for Parking Table
- Appendix A: Definition of Terms

7. Introduction of New Business

8. Adjournment of Public Session

