



Planning and
Development
Department

CITY OF YELLOWKNIFE

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Fee Paid:

Email: permits@yellowknife.ca in a PDF format.
Deliver or mail to: City Hall, 4807-52 St, P.O. Box 580, Yellowknife,
NT, X1A 2N4
Phone: 867-920-5600

Zoning By-law and/or Community Plan Amendment Application

Proposed Amendment	
Existing Zoning/ 2020 Community Plan: Land Use Designation, Text, or Map	PR - Parks and Recreation
Proposed Zoning/ 2020 Community Plan: Land Use Designation, Text, or Map	OT - Old Town Mixed Use

Describe the requested amendment, and the rationale for the request, in detail:

The Yellowknife Racquet Club (the Applicant) wishes to rezone Lots 1, 2U, 3, and 4, Block 157, Plan 1385 at 4002 49 Ave in the City of Yellowknife. The Applicant proposes to amend the zoning of the noted Lots from PR - Parks and Recreation to OT - Old Town Mixed-Use as noted in the City of Yellowknife Zoning Bylaw No. 5045. The current land use is commercial recreation, hosting a multi-functional commercial recreational facility. Rezoning would create more flexibility by expanding the number of permitted uses allowed under the OT - Old Town Mixed Use zone, increasing opportunities for potential future development on the identified sites.

A planning justification report is included to provide details on the requested amendment and rationale.

Important Note:

In accordance with the provisions of the *Community Planning and Development Act*, the City Planning and Development Department provides public access to all development applications and supporting documentation as required or allowed by the legislation. By submitting this application and supporting documentation, you acknowledge and consent that the information on this application and any supporting documentation provided by you, your agents, solicitors, and consultants will be part of the public record and may also be used for preparing documents made available to the general public. If you have any questions or concerns about the collection, use, disclosure or destruction of the information collected on this form, please contact the Director of Planning & Development, City of Yellowknife, 4807 52 St, Yellowknife, NT X1A 2N4, 867-920-5600.

1. Attach any documents, studies or reports that support your reasons for this request,
2. Additional information may be attached to this application. Additional information may be requested by the Development Officer of the City of Yellowknife in support of this application.
3. Notwithstanding anything contained in Zoning By-law No. 5045 or the 2020 Community Plan, a proposed amendment which has been rejected by Council within the previous 12 months shall not be reconsidered unless Council otherwise directs by resolution.

Declaration of Applicant:

Robert Warburton

I, _____, Print name

, the applicant for this application, certify that the information submitted in this application is true and conforms with City By-laws, to the best of my knowledge.

Signature

Date

18 Sept, 2025