

PLANNING AND DEVELOPMENT

Future Development Areas

GPC July 14, 2025



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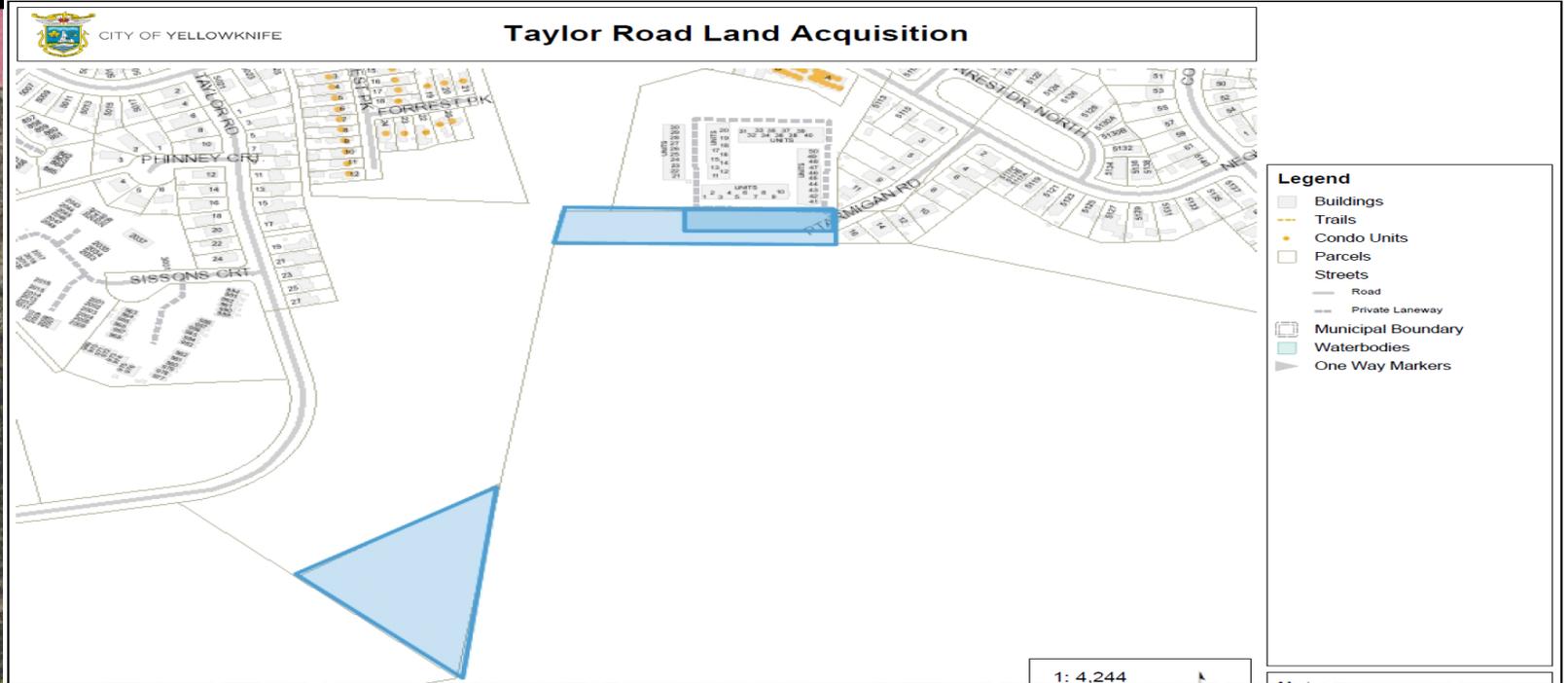
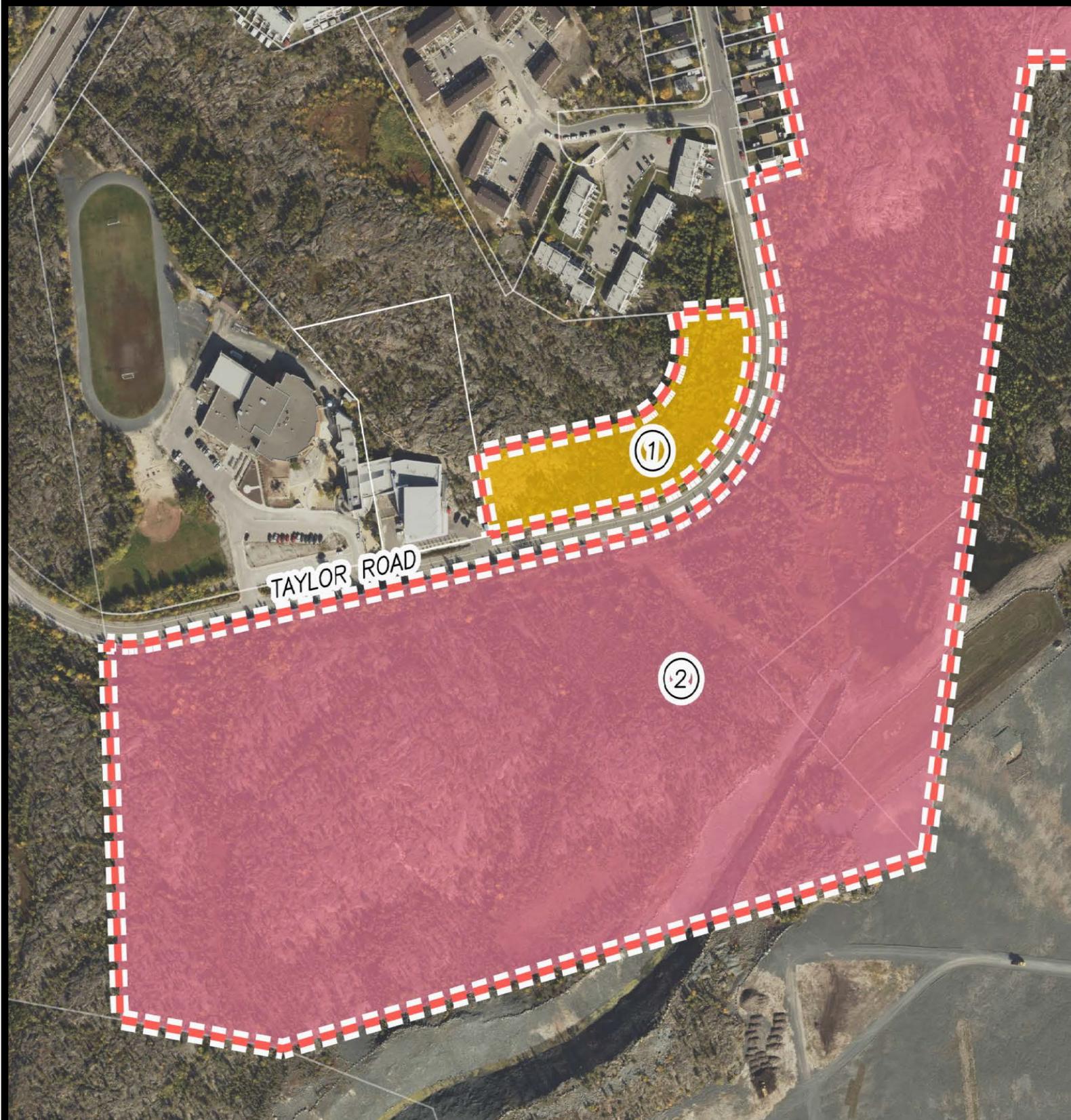


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Ongoing and Future Developments

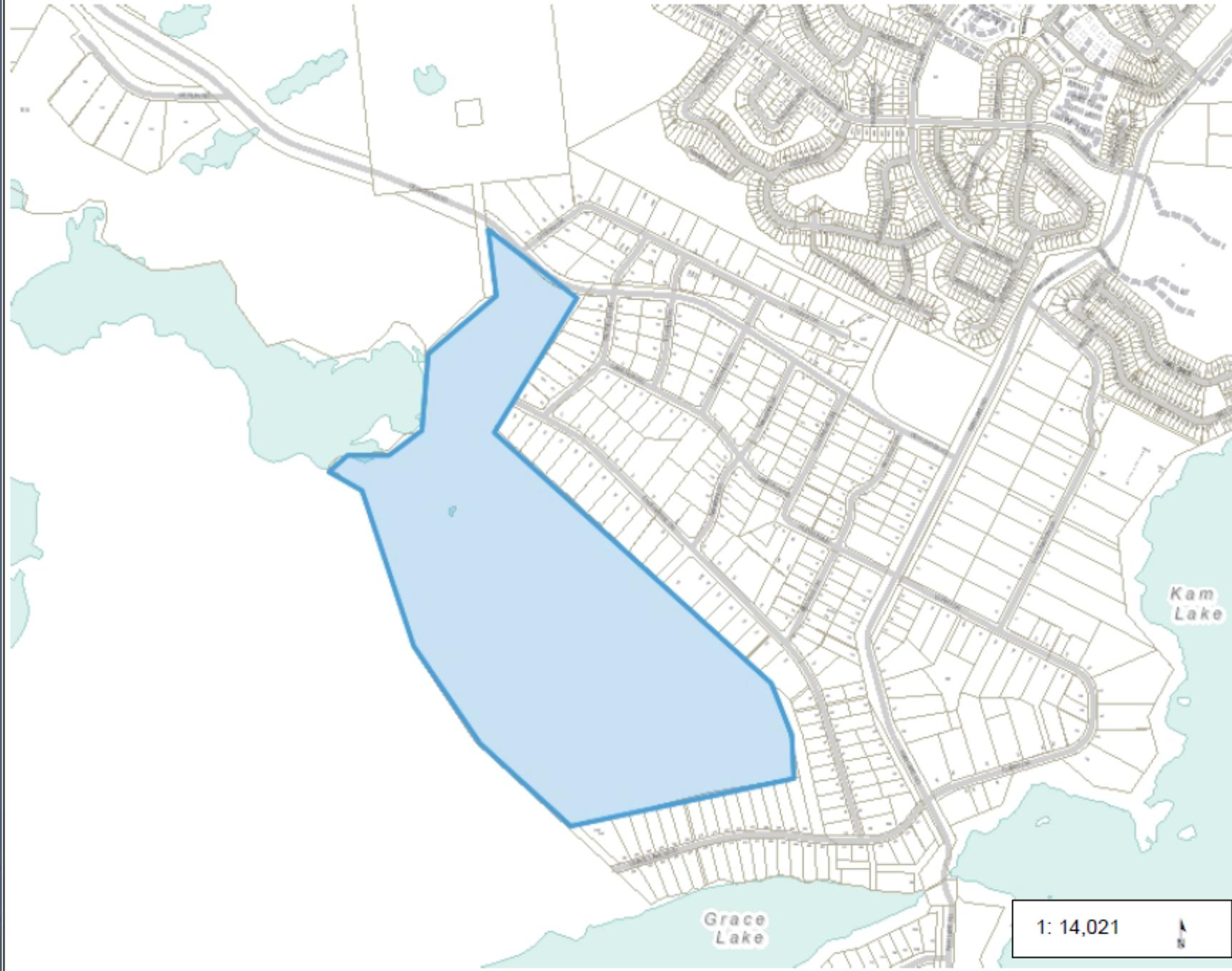
Location	Purpose	Status
Direction From Council: Motion No. 0013-23		
1. Burwash Drive/Con Road	Residential Intensification	Background Work
2. School Draw/Lundquist	Residential Intensification	Application in process
3. Niven Drive	Residential Intensification	None
4. Taylor Road	Residential Intensification	Background Work
5. Niven Phase 8	Residential Intensification	Background Work
Direction from Council: Motion No. 0072-25		
6. Kam Lake District	Light Industrial, Commercial and Agricultural	Background Work
Direction From Council: Motion No.0074-25		
7. Gitzel	Residential Intensification	Registration and Appraisal
GPC Discussion Today		
1. Frame Lake	Commercial and Residential	Acquisition Application GNWT







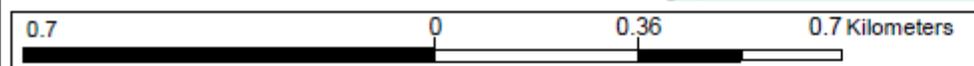
Proposed Development Area



Legend

- Parcels
- Streets**
 - Road
 - Private Laneway
- Municipal Boundary
- Waterbodies

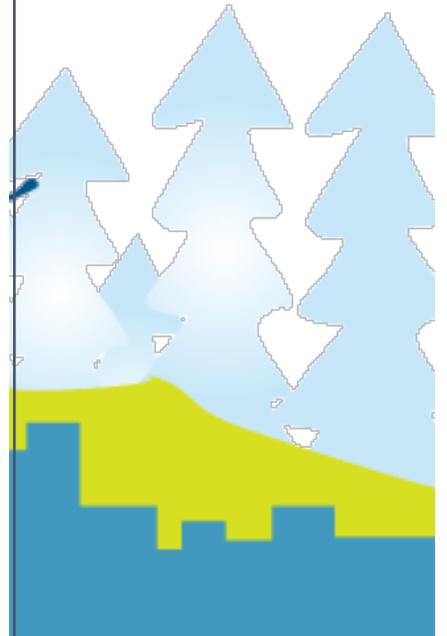
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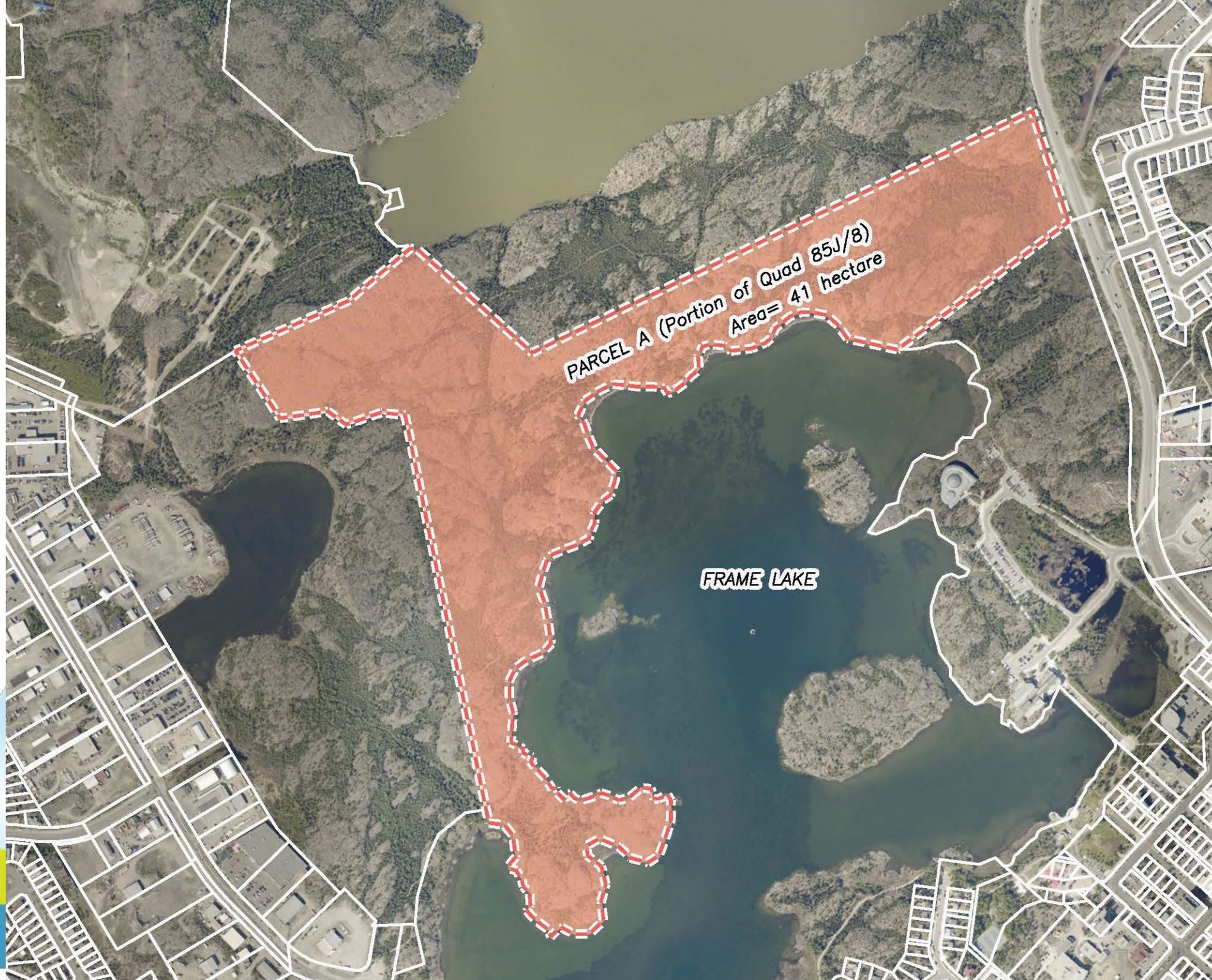


NAD_1983_UTM_Zone_11N
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THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes



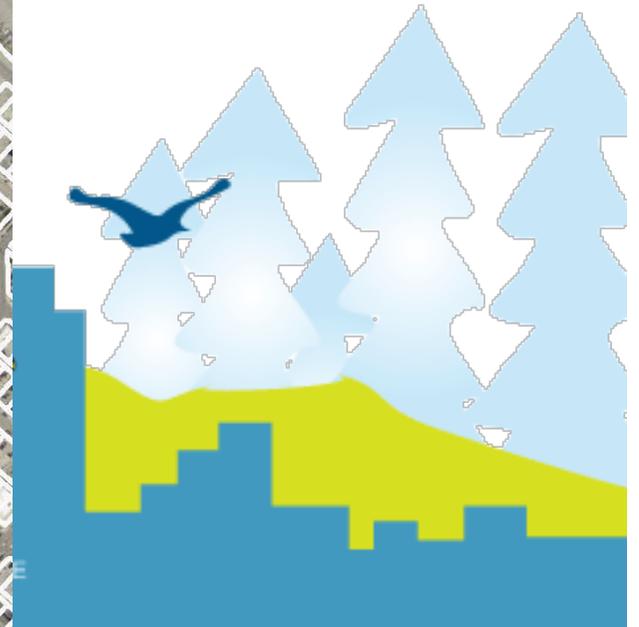


PARCEL A (Portion of Quad 85J/8)
Area= 41 hectare

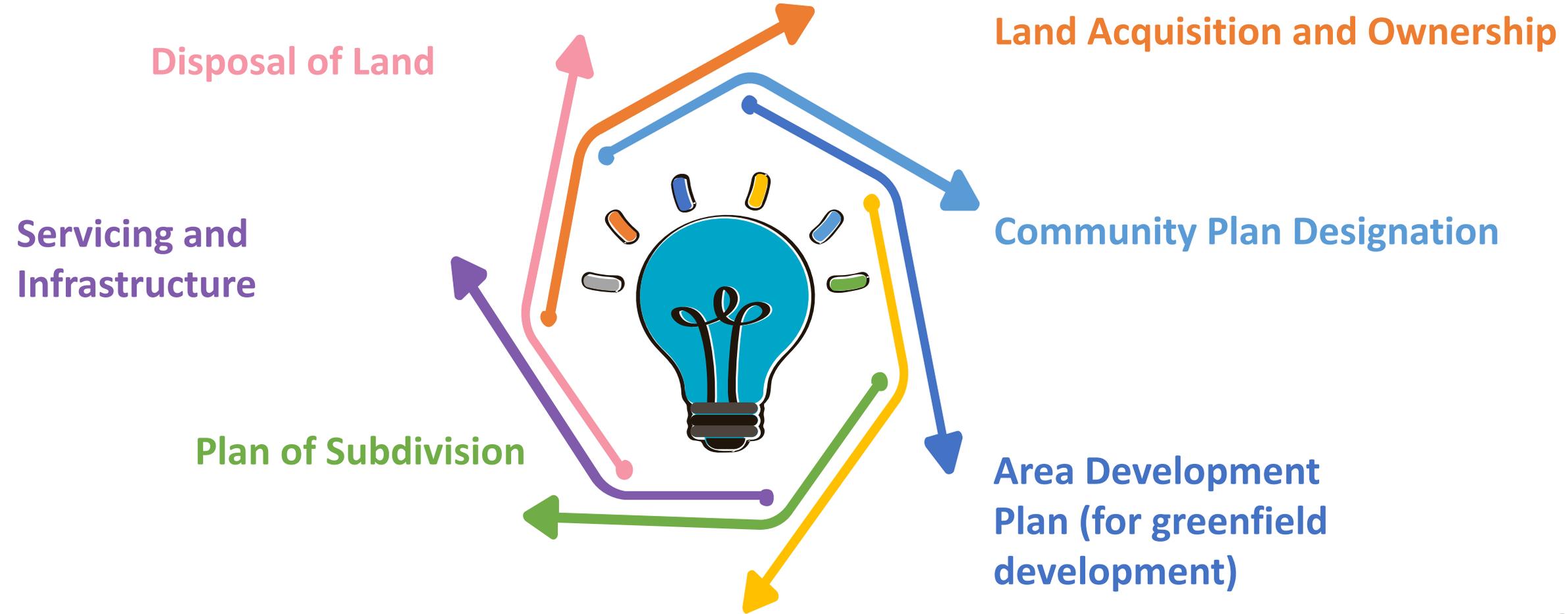
FRAME LAKE



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Processes



Considerations



Timeline

Follow same process as public applicants and Implimentation of City by-laws, permits. Some approvals require GNWT.



Infrastructure

Existing services, small or limited extensions second and full new build out final option. Sewer, water, hydro, internet, fire and emergency services.



Land

Land from GNWT and Feds, surveying, acquisition and disposal, land for municipal purposes.



Connectivity

Kam Lake extension, Taylor Road, Gitzel, Niven Lake and any private proposals



Climate Change

Report and close out the CCEP. Continue the development of a Climate Action Plan including mitigation and adaptation policies. Consultant supported, public consultation.



Public Initiated Projects

Public/Private Projects Requiring City Approval



THANK YOU

Questions?

Slide Graphics: www.presentationgo.com



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