

**TOWN OF GAMBO
MUNICIPAL PLAN**

MUNICIPAL PLAN AMENDMENT No. 1, 2016

URBAN AND RURAL PLANNING ACT
RESOLUTION TO APPROVE
TOWN OF GAMBO MUNICIPAL PLAN
AMENDMENT No. 1, 2016

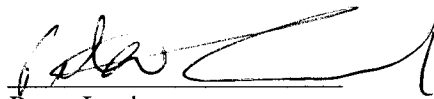
Under the authority of section 16, section 17 and section 18 of the *Urban and Rural Planning Act 2000*, the Town Council of Gambo

- a) adopted the Gambo Municipal Plan Amendment No. 1, 2016 on the 13th day of June, 2016.
- b) gave notice of the adoption of the Gambo Municipal Plan Amendment No. 1, 2016 by advertisement inserted on the 16th day and the 23rd day of June, 2016 in the Beacon newspaper.
- c) set the 6th day of July, 2016 at 7:00 p.m. at the Town Hall, Gambo for the holding of a public hearing to consider objections and submissions.

Now under Section 23 of the *Urban and Rural Planning Act 2000*, the Town Council of Gambo approves the Gambo Municipal Plan Amendment No. 1, 2016 as adopted.

SIGNED AND SEALED this 22nd day of July, 2016


Mayor:


Peter Lush

(Council Seal)

Clerk:


Jean Blackwood

17SS-2016-013
August 29, 2016



URBAN AND RURAL PLANNING ACT
RESOLUTION TO ADOPT
TOWN OF GAMBO
MUNICIPAL PLAN AMENDMENT No. 1, 2016

Under the authority of Section 16 of the *Urban and Rural Planning Act 2000*, the Town Council of Gambo adopts the Gambo Municipal Plan Amendment No. 1, 2016.

Adopted by the Town Council of Gambo on the 13th day of June, 2016.

Signed and sealed this 22nd day of July, 2016.

Mayor:


Peter Lush

Clerk:



Jean Blackwood

(Council Seal)

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Municipal Plan Amendment No. 1, 2016 has been prepared in accordance with the requirements of the *Urban and Rural Planning Act*.

MCIP:


John Baird



TOWN OF GAMBO
MUNICIPAL PLAN AMENDMENT No. 1, 2016

BACKGROUND

The Town of Gambo wishes to acquire the discretionary authority to allow “single dwellings” and “mini-homes” in the Gambo Pond portion of the Residential Seasonal designation. Currently only “recreational dwellings” are permitted in the designation. The purpose of the amendment is to recognize the actual situation in the Gambo Pond area where some former recreational dwellings are being used as year-round homes. In other Residential Seasonal areas, permitted housing will continue to be limited to recreational dwellings.

PUBLIC CONSULTATION

Council issued a public notice of the proposed amendment (see attached) on May 6, 2016. It was posted on the Town’s website (www.townofgambo.com), on the Community Channel, and in the following venues around town: Town Office, two Post Offices, Convenience Plus, Wade’s gas Bar, Save Easy, and Pine Tree Variety. The notice asked for written or verbal comments by Wednesday, May 18.

No comments or objections to the proposed amendment were received.

MUNICIPAL PLAN AMENDMENT No. 1, 2015

Amendment No. 1 to the Gambo Municipal Plan includes the following changes to Section 5.4 - Residential Seasonal:

1. In Section 5.4.1 – General Intent,

ADD the following sentence to the end of the Subsection (1):

“In the Gambo Pond area of the designation, full-time residences may be allowed as well.”

2. In Section 5.4.2 – Land Uses,

DELETE the following sentence in Subsection (1):

“Permitted housing in areas designated Residential Seasonal will be limited to recreational dwellings.”

AND ADD the following sentence:

“Recreational dwellings will be permitted.”

3. In Section 5.4.2 – Land Uses,

DELETE the following sentence in Subsection (2):

“At Council’s discretion, energy generation facilities and transportation use may be permitted in accordance with conditions that may be required by Council.”

AND ADD the following sentence:

“At Council’s discretion, single dwellings, mini-homes, energy generation facilities, and transportation uses may be permitted in accordance with conditions that may be required by Council.”