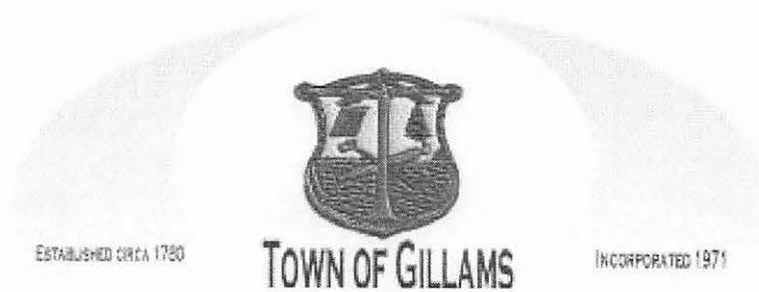


**TOWN OF GILLAMS**

**MUNICIPAL PLAN  
2017-2027**



**MUNICIPAL PLAN AMENDMENT No. 1, 2024**

**MARCH 2024**

**URBAN AND RURAL PLANNING ACT, 2000**

**RESOLUTION TO APPROVE AMENDMENT No. 1, 2024**

**TO THE TOWN OF GILLAMS MUNICIPAL PLAN, 2017-2027**

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

- a) adopted the Amendment No. 1, 2024 to the Town of Gillams Municipal Plan on the 2nd day of July, 2024.
- b) gave notice of the adoption of the Amendment No. 1, 2024 to the Town of Gillams Municipal Plan by publishing a notice in the NL Wire on July 10 and 17, 2024;
- c) set the 25th day of July, 2024, at for the holding of a public hearing to consider objections and submissions.

Now under the authority of Section 23 of the *Urban and Rural Planning Act, 2000*, the Town Council of Gillams approves the Amendment No. 1, 2024 to the Town of Gillams Municipal Plan as adopted.

SIGNED AND SEALED this 30 day of July, 2024.

Mayor:

*Joy Bunt*

Town Clerk:

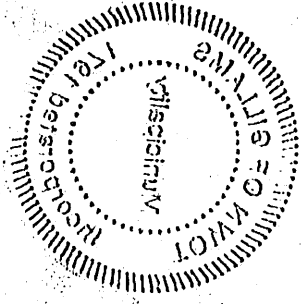
*Shelly Fisher*

Municipal Plan/Amendment	
<b>REGISTERED</b>	
Number	<u>1825-2024-002</u>
Date	<u>14 AUG 2024</u>
Signature	<u><i>[Signature]</i></u>

Seal)

(Council





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1. *What is the purpose of this study?*  
 2. *What are the research objectives?*  
 3. *What is the research methodology?*  
 4. *What are the results of the study?*  
 5. *What are the conclusions of the study?*  
 6. *What are the limitations of the study?*  
 7. *What are the implications of the study?*  
 8. *What are the future research directions?*  
 9. *What are the contributions of the study?*  
 10. *What are the key findings of the study?*  
 11. *What are the main results of the study?*  
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1. The first part of the document discusses the importance of maintaining accurate records of all transactions and activities. It emphasizes that proper record-keeping is essential for transparency and accountability, particularly in financial matters.

2. The second part outlines the specific steps and procedures for conducting a thorough audit. This includes identifying the scope of the audit, gathering relevant data, and performing detailed analyses to identify any discrepancies or areas of concern.

3. The third part addresses the challenges and potential pitfalls associated with the audit process. It highlights the need for clear communication, collaboration, and a proactive approach to address any issues that arise during the audit.

4. The final part provides a summary of the key findings and recommendations. It stresses the importance of implementing the suggested measures to improve the overall efficiency and accuracy of the organization's operations.

1. The first step in the process of creating a new product is to identify a market need. This involves conducting market research to understand what consumers want and what problems they are facing.

2. Once a market need is identified, the next step is to develop a concept for a product that addresses that need. This involves brainstorming ideas and creating a prototype.

3. The third step is to conduct a feasibility study to determine if the product is viable. This involves assessing the market size, competition, and potential profitability.

4. If the feasibility study is positive, the next step is to develop a business plan. This involves outlining the marketing strategy, production process, and financial projections.

5. The final step is to launch the product and monitor its performance. This involves creating a marketing campaign, distributing the product, and gathering feedback from customers.

1. The first step in the process of creating a new product is to identify a market need. This involves conducting market research to understand what consumers want and what gaps exist in the current market.

1. The first step in the process is to identify the problem or issue that needs to be addressed. This involves gathering information and understanding the context of the problem.

2. Once the problem is identified, the next step is to define the objectives and goals of the project. This helps to clarify what needs to be achieved and provides a clear direction for the team.

3. The third step is to develop a plan or strategy to address the problem. This involves breaking down the problem into smaller, manageable tasks and determining the resources needed to complete them.

4. The fourth step is to implement the plan. This involves putting the strategy into action and monitoring progress regularly to ensure that the project is on track.

5. Finally, the fifth step is to evaluate the results of the project. This involves assessing the outcomes against the objectives and goals to determine the effectiveness of the intervention.

1

**URBAN AND RURAL PLANNING ACT, 2000**

**RESOLUTION TO ADOPT**

**AMENDMENT No. 1, 2024**

**TOWN OF GILLAMS MUNICIPAL PLAN, 2017-2027**

Under the authority of Section 16 of the *Urban and Rural Planning Act, 2000*, the Town Council of Gillams adopts the Amendment No. 1, 2024 to the Town of Gillams Municipal Plan.

Adopted by the Town Council of Gillams on the 2nd day of July, 2024.

Signed and sealed this 30 day of July, 2024.

Mayor:

Joy Burt

Town Clerk:

Shelly Jilka



(Council Seal)

**CANADIAN INSTITUTE OF PLANNERS CERTIFICATION**

I certify that the attached Amendment No. 1, 2024 to the Town of Gillams Municipal Plan has been prepared in accordance with the requirements of the *Urban and Rural Planning Act, 2000*.

Myers



MCIP: Anna Myers  
Member of Canadian Institute of Planners (MCIP)

1911 DECEMBER 10

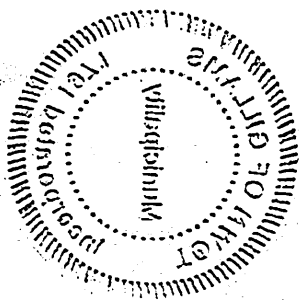
TO THE EDITOR

FROM THE EDITOR

THE EDITOR OF THE NEW YORK TIMES

Dear Sir: I have the honor to acknowledge the receipt of your letter of the 10th inst. and in reply to inform you that the same has been forwarded to the proper authorities for their consideration.

I am, Sir, very respectfully,  
Yours truly,  
The Editor



Very truly,  
The Editor

THE EDITOR OF THE NEW YORK TIMES

Dear Sir: I have the honor to acknowledge the receipt of your letter of the 10th inst. and in reply to inform you that the same has been forwarded to the proper authorities for their consideration.



THE EDITOR OF THE NEW YORK TIMES

**TOWN OF GILLAMS  
MUNICIPAL PLAN AMENDMENT  
AMENDMENT No. 1, 2024**

**BACKGROUND**

The Town Council of Gillams wishes to amend its Municipal Plan (hereinafter called 'Municipal Plan' or ICSMP) The proposed amendment seeks to change the 2017-2027 Municipal Plan's Future Land Use Map.

The Town of Gillams has received an application for residential development of a single detached dwelling in the Comprehensive Development Area zone. The site is located on Farm Road which is a publicly maintained road. The site is to be used for single detached dwelling located at the southwest corner of the Comprehensive Development Area (CDA) and bounded on the west by the access road into the existing quarry (refer to map below)

**Town of Gillams:**

**Municipal Plan Amendment No. 1 2024 and Development Regulations Amendment No. 1, 2024**

**LEGEND**



Potential future access to Comprehensive Development Area-Residential



Existing access to Quarry



Location of proposed residential lot



Comprehensive Development Area



According to the CDA zone requirements, development of CDA lands would require the preparation of a comprehensive development concept plan for the CDA zoned lands.

However, the Town considered this application at this location as they felt that it did not compromise the future development of the CDA lands for the following reasons:

- The lot fronts onto a publicly maintained road and backlot development would need access from an interior road designed as per the CDA zone concept plan requirements;
- The future access road for the CDA would not be situated at the location of the lot due to the proximity of the existing access to the Quarry;
- There is sufficient undeveloped land available to the west for the future access road from Farm Road to enable the development of the CDA zone;

The Town of Gillams believes that the development of this site meets the requirements of the Municipal Plan and Development Regulations with regard to the intent of the zone and the development standards requirements. The Town of Gillams is committed to protecting and maximizing the orderly development of the limited future residential area identified in the Comprehensive Development Area. A Development Scheme was prepared (see attached supplemental document) as per the requirements of Municipal Plan Policy CDA-4 and as per the requirements of Section 29 of the *Urban and Rural Planning Act, 2000*.

An additional consideration that was addressed involved the proximity of a quarry operation. The Town sent a referral to the Mineral Lands Division, Mines Branch, Department of Industry, Energy, and Technology and received the approval for this development on the understanding that the proposed rezoning and residential occupancy of the lots would not provide cause to prevent continued operation of the gravel pit currently operated under a quarry permit issued by this Department. The Town was advised to expect the continued operation of the gravel pit currently and to expect that there could be a proposal to expand the gravel pit in future as it is located within an area mapped by the Geological Survey of Newfoundland and Labrador as being underlain by

sand and gravel deposits and may represent an important local or regional source of such materials.

Services to the site must either meet Town requirement for municipal services or the requirements of the Department of Digital Government and Service NL for onsite services.

Council is also considering an amendment to the 2017-2027 Development Regulations Land Use Zoning map that will allow for residential development at this site.



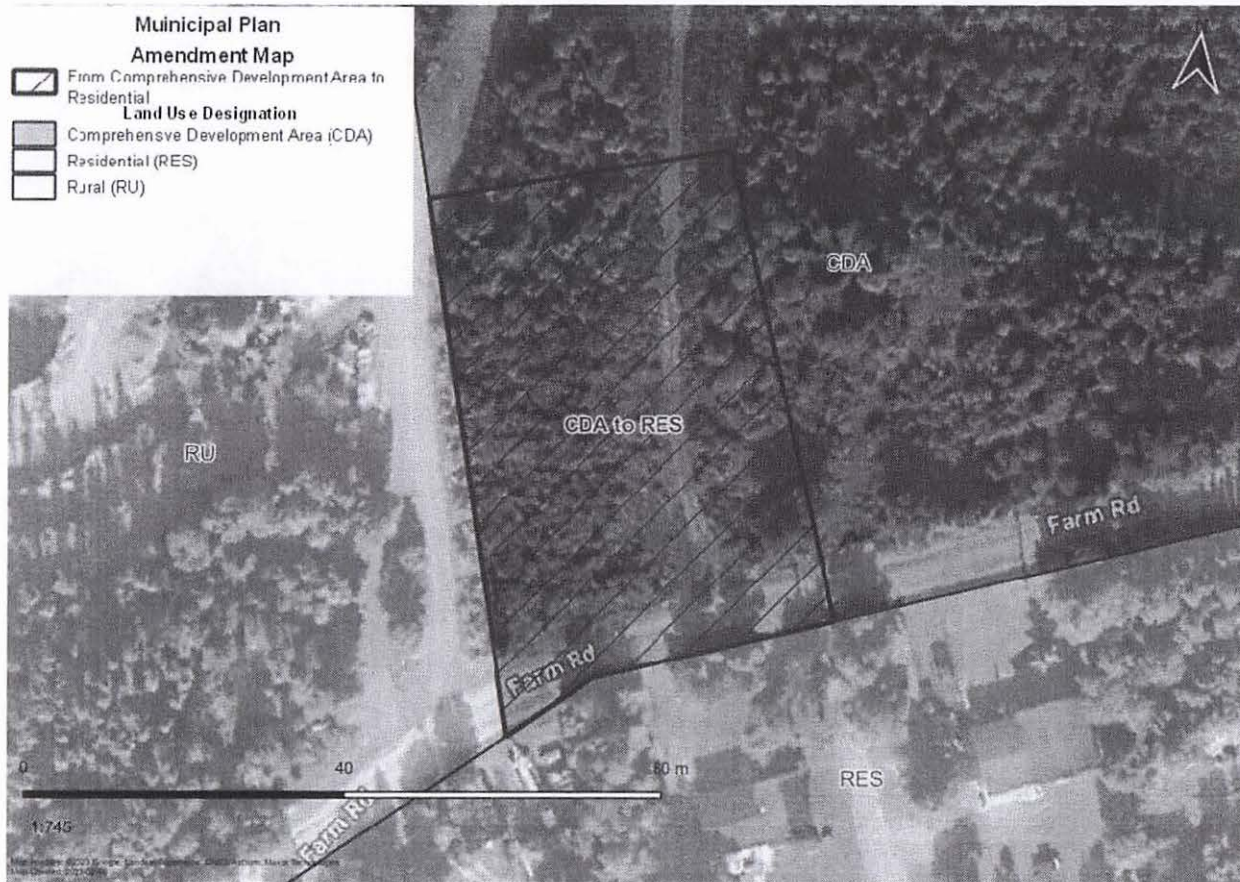
## **PUBLIC CONSULTATION**

During the preparation of this proposed amendment, Council undertook the following initiatives so that individuals could provide input. A Notice was published in the NL Wire on March 27, 2024 . Notices were Posted in the following locations: local business in town, fire hall, community hall bulletin board, and on our community mailbox.

No submissions were received.

## **MAP CHANGES TO MUNICIPAL PLAN, 2017-2027**

The Municipal Plan's Future Land Use Map proposed for amendment is as shown on the attached Municipal Plan Amendment No. 1, 2024 Map.



Municipal Plan/Amendment  
**REGISTERED**

Number 1825-2024-062  
Date 14 AUG 2024  
Signature [Signature]

**Town of Gillams**

Municipal Plan

Amendment No. 1, 2024

From: Comprehensive Development Area  
to Residential

Dated at Gillams  
This 30 day of July, 2024

[Signature]  
Mayor

[Signature]  
Town Clerk

(town seal)

I CERTIFY THAT THIS MUNICIPAL PLAN  
AMENDMENT HAS BEEN PREPARED IN  
ACCORDANCE WITH THE REQUIREMENTS OF THE  
URBAN AND RURAL PLANNING ACT, 2000.



[Signature]

Anna Myers, MCIP

