

TOWN OF BRIGUS
MUNICIPAL PLAN AMENDMENT
NO. 1, 2015

Farm Road Area Amendment

Prepared by:
Mary Bishop, FCIP
July, 2015

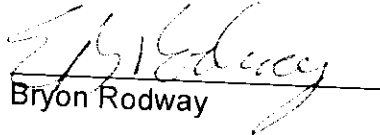
**URBAN AND RURAL PLANNING ACT
RESOLUTION TO ADOPT
TOWN OF BRIGUS MUNICIPAL PLAN AMENDMENT No. 1, 2015**

Under the authority of Section 16 of the *Urban and Rural Planning Act 2000*, the Town Council of Brigus adopts the Brigus Municipal Plan Amendment No. 1, 2015.

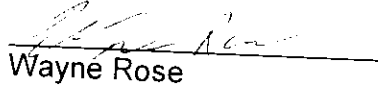
Adopted by the Town Council of Brigus on the 3rd day of Nov, 2015.

Signed and sealed this 4 day of Dec, 2015.

Mayor:

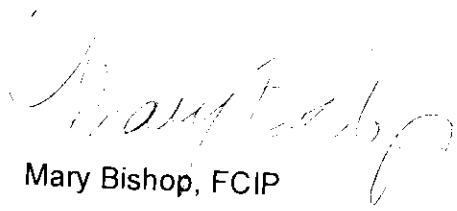

Bryon Rodway

Clerk:


Wayne Rose

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Municipal Plan Amendment No. 1, 2015 has been prepared in accordance with the requirements of the *Urban and Rural Planning Act 2000*.


Mary Bishop, FCIP

URBAN AND RURAL PLANNING ACT
RESOLUTION TO APPROVE
TOWN OF BRIGUS
MUNICIPAL PLAN AMENDMENT NO. 1, 2015

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

- a) adopted the Brigus Municipal Plan Amendment No. 1, 2015 on the 3rd day of Nov, 2015.
- b) gave notice of the adoption of the Brigus Municipal Plan Amendment No. 1, 2015 by advertisement inserted on the 9 day of Nov, 2015 and the 20 day of Nov, 2015 in the Compass newspaper.
- c) set the 23 day of Nov, 2015 at 7:00 p.m. at the Brigus Town Office 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 Brigus approves the Brigus Municipal Plan Amendment No. 1, 2015 on the 1 day of Dec, 2015.

SIGNED AND SEALED this 4 day of Dec, 2015.

Mayor:

B. Rodway
Bryon Rodway

Clerk:

Wayne Rose
Wayne Rose

Municipal Plan/Amendment	
REGISTERED	
Number	<u>615-2016-002</u>
Date	<u>February 1, 2016</u>
Signature	<u>Colum</u>



MUNICIPAL PLAN AMENDMENT NO. 1, 2015

INTRODUCTION

The Town of Brigus reviewed and revised its Municipal Plan in 2011. The Town now wishes to amend the Plan and Development Regulations and this report has been prepared to explain the proposed change, and to serve as a basis for consideration by the general public before it is approved by Council and submitted to the Minister of Municipal and Intergovernmental Affairs for registration.

BACKGROUND

The Town of Brigus has received an application to develop a parcel of land off Farm Road for residential purposes. The property in question is designated and zoned Conservation in the Brigus Municipal Plan and Development Regulations.

Land use in the surrounding area is generally undeveloped or is cleared and used for agriculture. Farm Road is characterized by rural residential development. Upon inspection of the area in question, it is apparent that over the years, a drainage ditch has been constructed through this area running parallel to the old track which has significantly lowered the water table of the wet area which is currently designated and zoned Conservation on the Future Land Use and Land Use Zoning Maps.

The area in question is shown in the aerial photo at right. Municipal water and sewer services are available and any



development would be required to be serviced from the municipal system.

Adjacent properties are designated and zoned Residential Mixed.

Having reviewed the area in question, the Town of Brigus is proposing to remove the Conservation designation, and redesignate this area to the Residential Mixed land use designation. This would permit development to occur in this area consistent with the policies of the Municipal Plan. Any proposed development would be required to address the management of stormwater and be designed so as not to increase runoff to downstream areas. A corresponding amendment to the Development Regulations will rezone the area in question to the Residential Mixed land use zone.

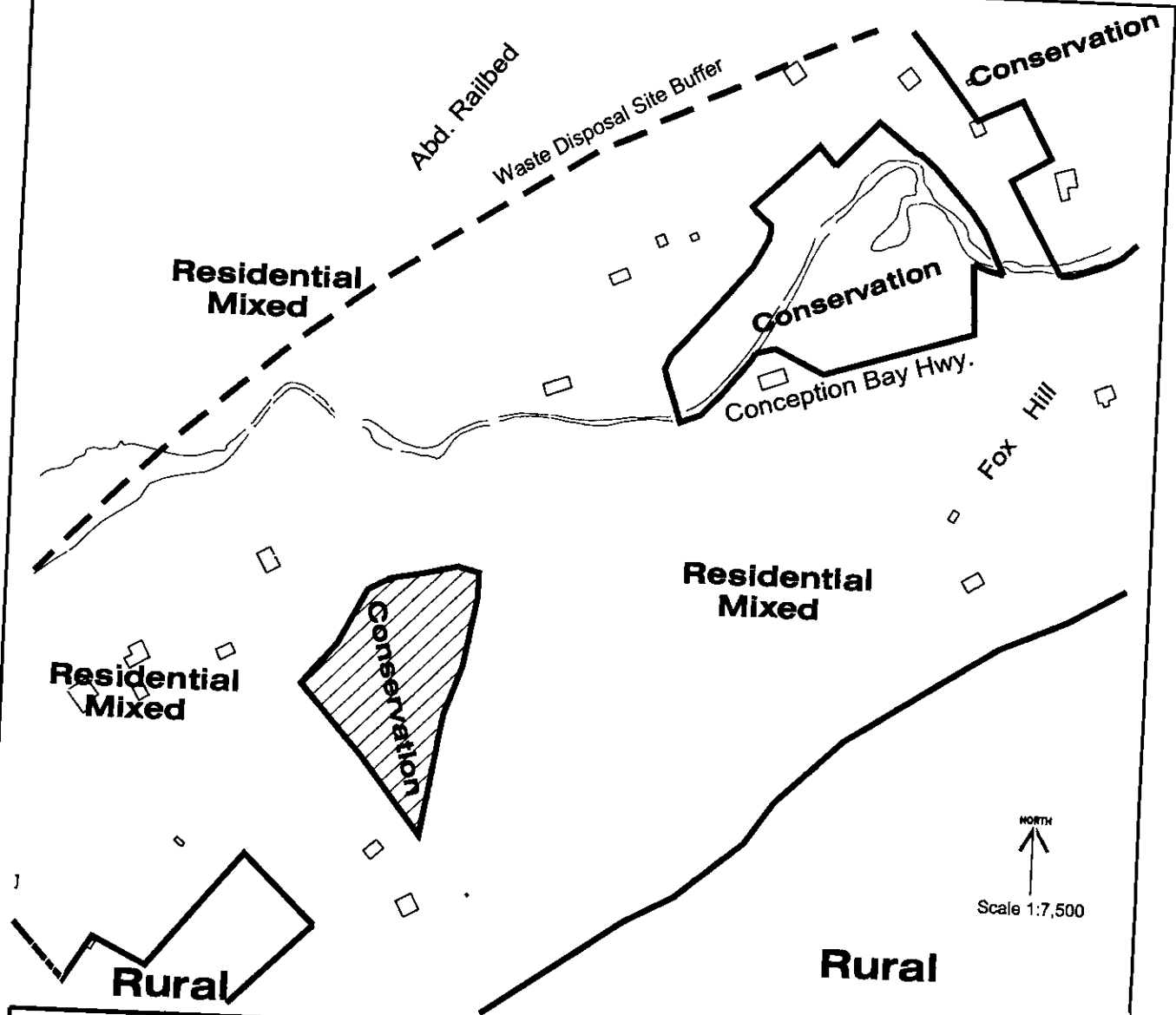
PUBLIC CONSULTATION

An opportunity for public input on the proposed amendment was provided by Public Notice of a consultation session to be held August 12th, 7:00pm at the Brigus Recreation Centre. No interest in the amendment or attendance at the meeting was received and the meeting was cancelled.

AMENDMENT No. 1, 2015

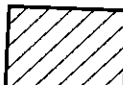
The Brigus Municipal Plan shall be amended as follows:

1. By redesignating the area off Farm Road currently designated Conservation on the Future Land Use Map, to the Residential Mixed land use designation. The lands to be redesignated are shown on the attached Map 1 - Town of Brigus Municipal Plan Amendment No. 1, 2015.



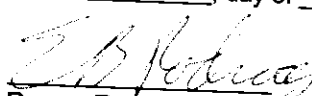
Town of Brigus
Municipal Plan


Future Land Use
Amendment No. 1, 2015

 From: Conservation
To: Residential Mixed

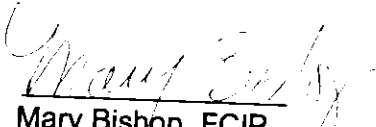
Date: June-14-2015

This 4 day of Dec, 2015


Bryon Rodway, Mayor


Wayne Rose, Town Clerk

I certify that this Municipal Plan Amendment No. 1, 2015
has been prepared in accordance with the requirements of the Urban
and Rural Planning Act, 2000.


Mary Bishop, FCIP

615-2010-002
February 1, 2016
Cecilia