

Carbonear TOWN OF

MUNICIPAL PLAN 2004 - 2014

MUNICIPAL PLAN AMENDMENT No. 16, 2014

“COMMERCIAL” TO “RESIDENTIAL”

Clarke's Road

AUGUST 2014

PLAN-TECH



ENVIRONMENT

URBAN AND RURAL PLANNING ACT
RESOLUTION TO APPROVE
TOWN OF CARBONEAR
MUNICIPAL PLAN AMENDMENT No. 16, 2014

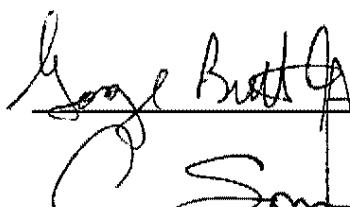
Under the authority of section 16, section 11 and section 18 of the *Urban and Rural Planning Act*, the Town Council of Carbonear.

- a) Adopted the Carbonear Municipal Plan Amendment No. 16, 2014 on the 21st day of October, 2014.
- b) Gave notice of the adoption of the Town of Carbonear Municipal Plan Amendment No. 16, 2014, by advertisement inserted on the 4th day and the 11th day of November, 2014 in *The Compass* newspaper.
- c) Set the 25th day of November, 2014, at 7:30 p.m. at the Town Hall, Carbonear 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 Carbonear approves the Town of Carbonear Municipal Plan Amendment No. 16, 2014 as adopted (or as amended).

SIGNED AND SEALED this 2nd day of December, 2014

Mayor:



(Council Seal)

Municipal Plan/Amendment

Clerk:



REGISTERED

Number 950-2015-021

Date February 16 2015

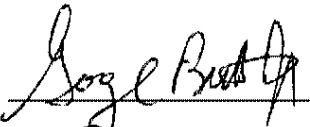
Signature 

URBAN AND RURAL PLANNING ACT
RESOLUTION TO ADOPT
TOWN OF CARBONEAR
MUNICIPAL PLAN AMENDMENT No. 16, 2014

Under the authority of Section 16 of the *Urban and Rural Planning Act*, the Town Council of Carbonear adopts the Town of Carbonear Municipal Plan Amendment No. 16, 2014.

Adopted by the Town Council of Carbonear on the 21st day of October, 2014.

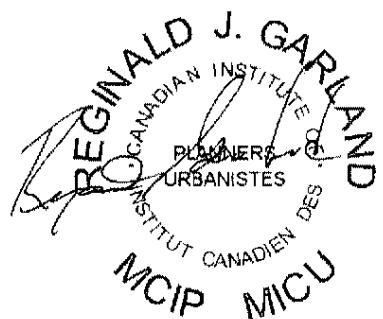
Signed and sealed this 2nd day of December, 2014.

Mayor:  (Council Seal)

Clerk: 

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Town of Carbonear Municipal Plan Amendment No. 16, 2014 has been prepared in accordance with the requirements of the *Urban and Rural Planning Act*.



TOWN OF CARBONEAR

MUNICIPAL PLAN AMENDMENT No. 16, 2014

BACKGROUND

The Town of Carbonear proposes to amend its Municipal Plan. The Town has received an application to develop a single family dwelling on property located on the north side of Clarke's Road. Another dwelling already exists on adjacent property to the east. There are no Town water or sewer services in the immediate vicinity.

The Future Land Use Map has this area designated as Commercial. The purpose of this amendment is to re-designate an area of land required for both the existing and proposed dwelling from Commercial to Residential.

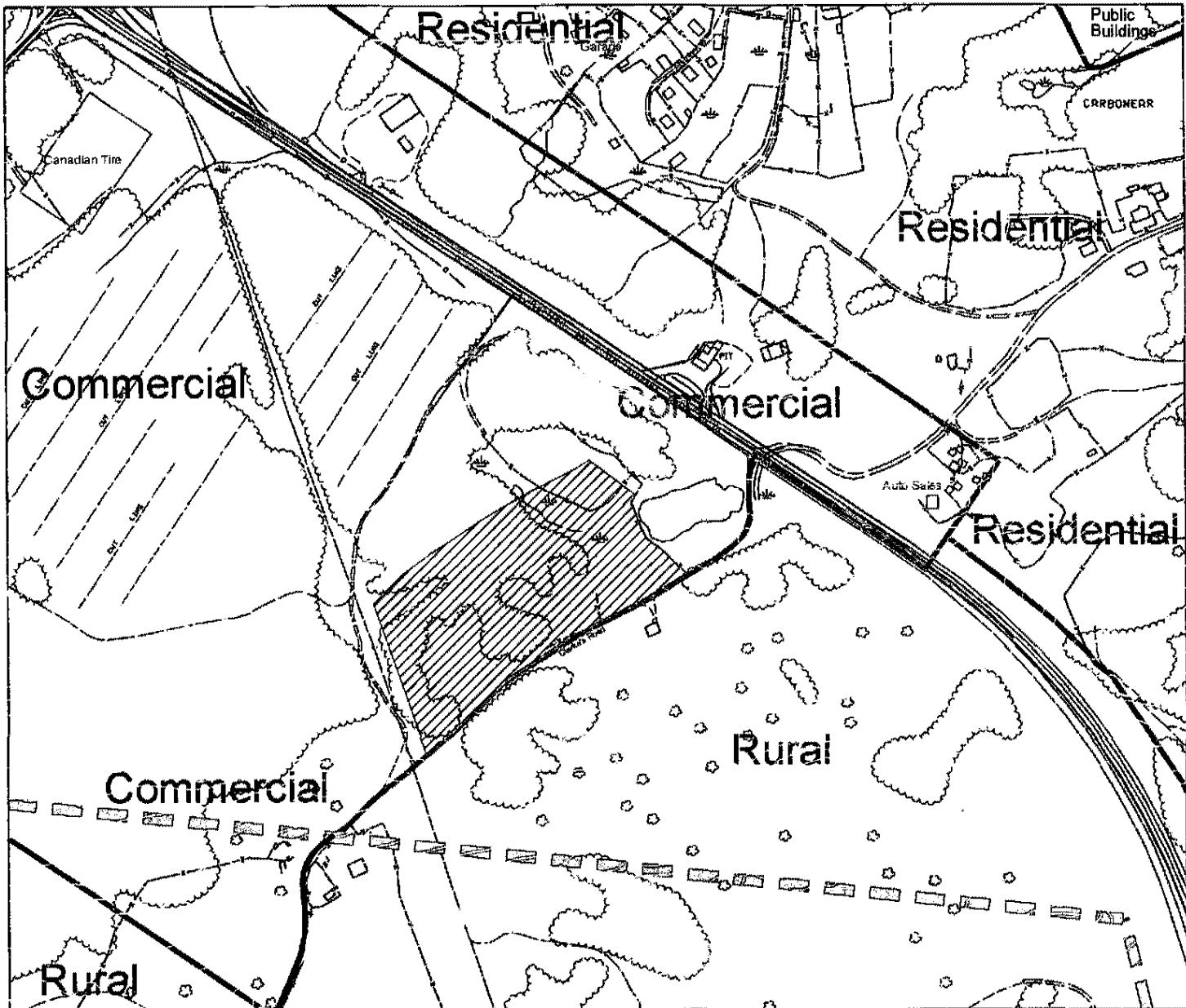
PUBLIC CONSULTATION

During the preparation of this amendment, Council undertook the following initiatives so that individuals and groups could provide input to the proposed Municipal Plan amendment. The Town Council of Carbonear published a notice in *The Compass* newspaper on August 19, 2014, advertising the development proposal seeking comments or representations from the public. The Town Council placed the proposed amendment on display at the Town Office from August 19, to August 28, 2014, for residents to view and to provide any comments or concerns in writing to the Council concerning the proposed amendment. No verbal or written comments were received during the time period.

AMENDMENT No. 16, 2014

The Town of Carbonear Municipal Plan is amended by:

- A) Changing an area of land from "Commercial" to "Residential" as shown on the attached copy of the Town of Carbonear Municipal Plan Future Land Use Map.**



TOWN OF CARBONEAR

MUNICIPAL PLAN 2004-2014 Municipal Plan/Amendment Dated at Carbonear

FUTURE LAND USE MAP

**MUNICIPAL PLAN
AMENDMENT No. 16, 2014**

REGISTERED

Number 950-2015-021
Date January 16 2015
Signature John Garry

This 2nd Day of December 2014

George Bell Mayor
C. Son Clerk



Area to be changed from: "Commercial"
to "Residential"

Seal

BRONALD J. GARRY
CANADIAN INSTITUTE OF
PLANNERS
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PLANNERS
MCIP MICU

PLAN-TECH



ENVIRONMENT

Scale: 1:5000

I certify that the attached Town of Carbonear Municipal Plan Amendment No. 16, 2014, has been prepared in accordance with the requirements of the *Urban and Rural Planning Act*.