

**TOWN OF PORTUGAL COVE-ST. PHILIP'S
MUNICIPAL PLAN 2014 - 2024**



DEVELOPMENT REGULATIONS AMENDMENT No. 14, 2019

**RESIDENTIAL LOW DENSITY (RLD)
TO
RESIDENTIAL MEDIUM DENSITY (RMD)**

JULY 2019

PLAN-TECH



ENVIRONMENT

URBAN AND RURAL PLANNING ACT
RESOLUTION TO ADOPT
TOWN OF PORTUGAL COVE-ST. PHILIP'S
DEVELOPMENT REGULATIONS AMENDMENT No. 14, 2019

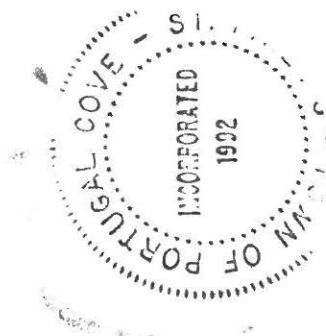
Under the authority of Section 16 of the *Urban and Rural Planning Act*, the Town Council of Portugal Cove-St. Philip's adopts the Town of Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019.

Adopted by the Town Council of Portugal Cove-St. Philip's on the 20th day of August, 2019.

Signed and sealed this 21 day of August, 2019.

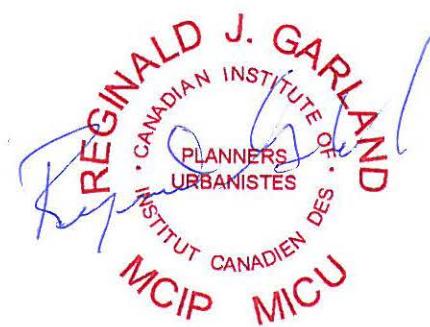
Mayor: Paul M. D'Arce (Council Seal)

Clerk: Claudine Murray



CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Town of Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019, has been prepared in accordance with the requirements of the *Urban and Rural Planning Act*.



TOWN OF PORTUGAL COVE-ST. PHILIP'S DEVELOPMENT REGULATIONS AMENDMENT No. 14, 2019

BACKGROUND

The Town of Portugal Cove-St. Philip's proposes to amend its Development Regulations. The Portugal Cove-St. Philip's Development Regulations 2014-2024 came into effect in 2014. The new Development Regulations rescinded and replaced the 1994-2004 Development Regulations.

The purpose of this Amendment is to allow for potential future residential subdivision development. The intent of the proposed amendment is to re-zone properties in the area of Civic No. 185-187 Old Broad Cove Road from **Residential Low Density** to **Residential Medium Density** on the Development Regulations Map.

PUBLIC CONSULTATION

During the preparation of this amendment Council undertook the following initiative so that individuals and groups could provide input to the proposed Development Regulations Amendment. The Town Council of Portugal Cove-St. Philip's published a notice in *The Telegram* newspaper on July 20, 2019, advertising the proposed amendment seeking comments or representations from the public. A copy of the Public Notice was posted on the Town's website and the draft amendment was placed on display at the Town Council office. Residents were invited to view the documents between July 22, 2019, and August 2, 2019 and to provide any comments or concerns in writing to Council by the August 2, 2019 deadline. No written comments or objections were received.

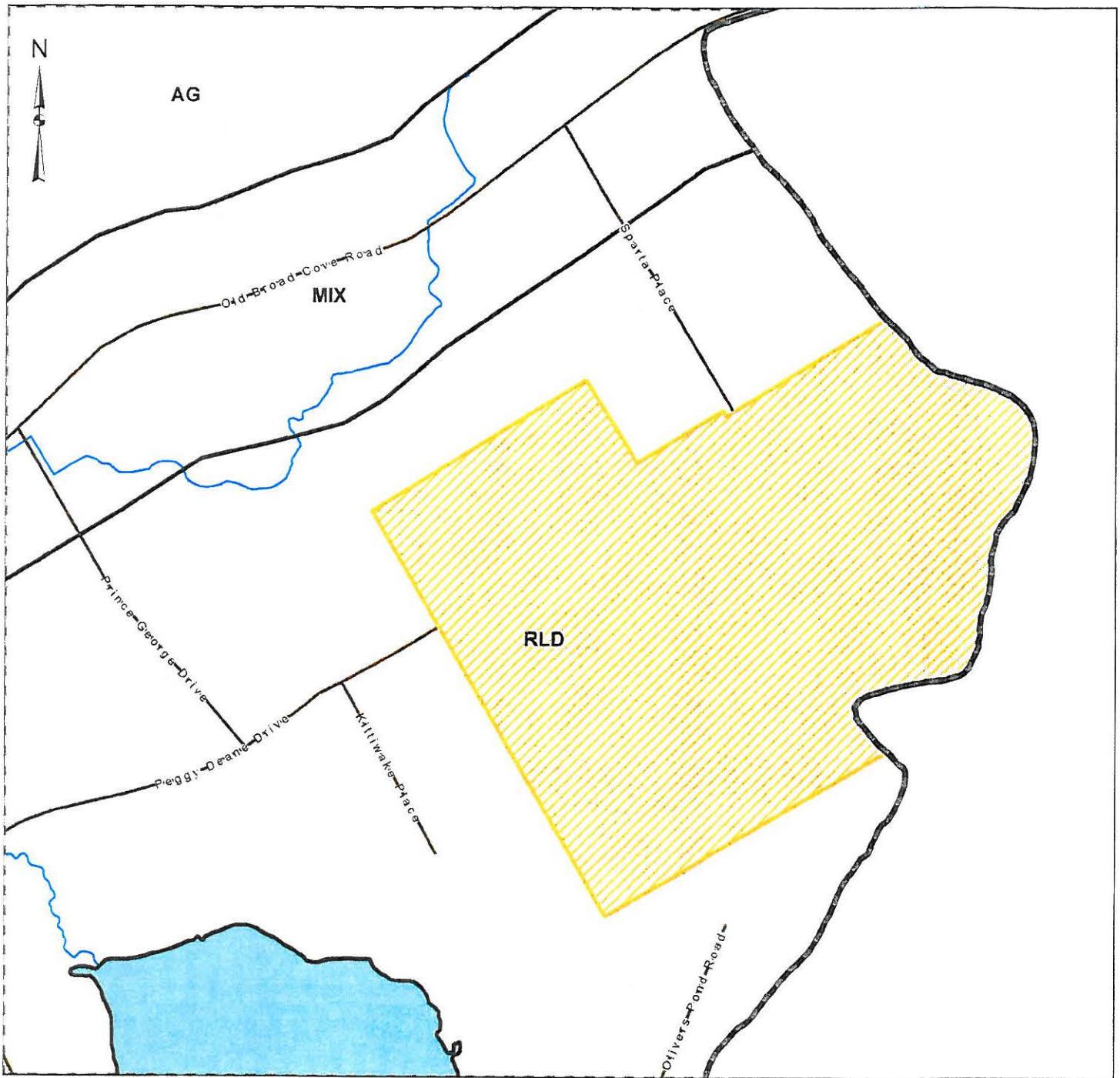
St. John's Urban Region Regional Plan

The proposed Development Regulations Amendment No. 14, 2019 consists of map changes to 2014-2024 Development Regulations Map and conforms to the St. John's Urban Region Regional Plan. It is concluded that no Regional Plan Amendment is required.

DEVELOPMENT REGULATIONS AMENDMENT No. 14, 2019

The Town of Portugal Cove-St. Philip's Development Regulations is amended by:

- A) *Changing*** land from “Residential Low Density” to “Residential Medium Density”, as shown on the attached copy of the Town of Portugal Cove-St. Philip’s Development Regulations Map.



Town of Portugal Cove-St. Philip's
Development Regulations

Development Regulations Map

Amendment No. 14, 2019

Dated at Portugal Cove-St. Philip's

This 21 day of August, 2019.



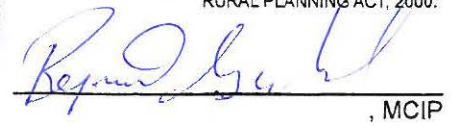


Reginald J. Garland
Mayor
Acting
Town Manager

 Residential Low Density to Residential Medium Density



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



Reginald J. Garland
MCIP

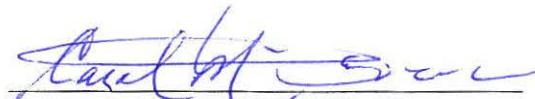
AFFIDAVIT – OBJECTIONS

NEWFOUNDLAND CANADA TO WIT

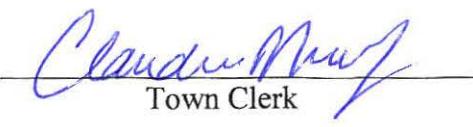
I, Claudine Murray, hereby make Oath and say that:

1. In accordance with Sections 24 and 35(5), the Town Council of Portugal Cove-St. Philip's gave notice of the intent of the proposed Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019, by advertisement inserted in *The Telegram* newspaper on July 20th, 2019.
2. Six pieces of correspondence with respect to the Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019, were received at the Portugal Cove-St. Philip's Town Office within the time stipulated in the notice and considered by Council at its regular meeting.
3. The Town of Portugal Cove-St. Philip's adopted the Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019, on the 20th day of August, 2019.
4. The attached Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019, is a correct copy of the Portugal Cove-St. Philip's Development Regulations Amendment No. 14, 2019, adopted by the Town Council of Portugal Cove-St. Philip's.

SWORN to at Portugal Cove-St. Philip's
this 22 day of August, A.D. 2019
before me



Notary Public, Justice of the Peace,
Commissioner of Oaths



Claudine Murray
Town Clerk

A Commissioner for Oaths
in and for the Province, being
the Mayor of Portugal Cove-St. Philip's



From the Regular Public Council meeting held on August 20, 2019:

#3.2 - Development Regulations Amendment No. 14, 2019 (Old Broad Cove Road RLD to RMD)

The Committee discussed a proposed amendment to the Town's Development Regulations 2014-2024 to rezone an area of land off Old Broad Cove Road from Residential Low Density to Residential Medium Density.

A public consultation notice was published in The Telegram (as per the Urban and Rural Planning Act, 2000), and 70 notices were forwarded to property owners within a 200 m offset of the area proposed to be rezoned (in accordance with Motion 2014-184). Five pieces of correspondence were received as a result of these notices.

Motion 2019-240

Moved by Darryl J. Harding; Seconded by Madonna Stewart-Sharpe

Resolved that Council adopt Development Regulations Amendment No. 14, 2019 and forward the amendment documents and correspondence received to the Department of Municipal Affairs and Environment for review and registration.

CARRIED. Unanimously

TOWN OF PORTUGAL COVE - ST. PHILIPS
CERTIFIED TRUE COPY
SUBJECT: Development Reg. Amendment
DATE: August 21, 2019
TOWN CLERK: Claudine Murray

BUSINESS DIRECTORY

Contractors
#1 A. Chas. Garage removal, tree services, interior/exterior. Demolition, painting, cleaning, tree removal, fencing & repairs and maintenance. 709-726-6423

City licensed糸
contractors available for all jobs.
Res./Com. Phone Bob @ 748-9538

MARSHALIA for the removal of trees, stumps, garage removal, decks and fencing. Call Ron 743-3343 or 807-2652.

Landscaping/Lawn Services
A lawn in need? We offer complete lawn care and gardening services. Call Nature Friends @ 654-6114.

Adults
Looking for a lovely lady, down to earth, don't drink or smoke aged between 50 and 65. Call: 709-381-0104.

STATUTORY NOTICE
IN THE MATTER of the Will and Estate of Albert George Baker of St. John's, in the Province of Newfoundland and Labrador, deceased.

All persons claiming to be creditors of or who have any claims or demands upon or affecting the Estate of Albert George Baker late of St. John's, deceased, who died on the 25th day of January, 2018, are hereby requested to send particulars thereof in writing, duly attested, to the undersigned. Solicitors for the Executor or the Estate and Effects of the deceased on or before the 26th day of August, 2019, after which date the said Executor will proceed to distribute the said Estate and Effects having regard only to the claims of which the Executor shall then have had notice.

DATED at St. John's, Newfoundland and Labrador this 17th day of July, 2019.

FRAZEE LAW OFFICES, Solicitors for the Executor of the Estate and Effects of Albert George Baker, deceased.

ADDRESS FOR SERVICE:
P.O. Box 5217, Ste. G
26A Duckworth Street
St. John's, NL A1C 5W1
ATTENTION: THOMAS W. FRAZEE, Q.C.



AUCTION
In accordance with the Warehouseman's Lien Act, there will be a sold by online public auction on the abandoned properties stored at Metro Self-Storage; 790 Kenmount Road, St. John's, 1111 Topsail Road, St. John's, 20 White Rose Drive, Mount Pearl, 203 Commonwealth Avenue, Mount Pearl. The auction will take place on Tuesday, the 23rd of July 2019.

The Auction will take place online by following the links <https://auctions.metrosselfstorage.ca/>. Final bids must be placed by 12:00pm (noontime) on June 23, 2019. For a full list of units, please refer to our web site, www.metrosselfstorage.ac.ca

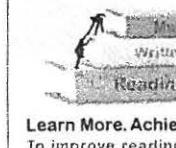
The personal effects and belongings of the following tenants will be sold:

Frederick Hitler

Items to be auctioned include miscellaneous household goods, furniture, toys, etc.

www.metrosselfstorage.ca

AUCTION



WorkplaceNL

Health | Safety | Compensation

Request for Proposals

Proposal # 2019-19-P Description: Medical Consulting Services

Closing Date: August 19, 2019 before 2:00 pm (ET/Time)

Proposed documents are available on WorkplaceNL's website workplaceNL.ca or by contacting Carla Reid at 709.778.1569, carla.reid@workplaceNL.ca or at the main desk, 146-148 Forest Road.

Sealed submissions should be addressed to:

WorkplaceNL
PO: Box 900, 146-148 Forest Road
St. John's, NL A1A 3B8

WorkplaceNL does not bind itself to accept the lowest or any proposal

July 12, 2019

PUBLIC NOTICE

Three weeks from July 13th, 2019 application will be made to the NLC for a Liquor Establishment License to sell beers, and wines at Donovan's Irving Restaurant, 65 Clyde Avenue in the community of Donovan's Industrial Park in the Provincial District of Mount Pearl.

Terry Lidstone

If you have any concerns regarding this application please forward an email to complaints@nlsc.gov.ca

July 12, 2019

FITZPATRICK'S AUCTION

722-5865 FAX 722-9612



Fitzpatrick's

AUCTIONEERS • APPRAISERS • VALUERS • CONSULTANTS

12noon, Wednesday July 24th, HOUSE CONTENT AUCTION,

4 Palmer's Place, including Ian Sparks waterfront "D"

Diamond artwork (all Stevensons prints) by

Charles Stevensons, sunroom, dining room

table & chairs, dining chairs, occasional table, floor

lamp, coffee table, bassoon, Persian rug, beaded

set, grandfather clock, new dining room chairs, for

top fishing, fly rods, trout, spring, freezer, bbq, table saw, drill

press, lots much more. Viewing Sun to action line. Sam

Saturday, July 27th, HOUSEHOLD/INDUSTRIAL/VEHICLE

AUCTION, 7 Morley St. including all household & automotive

VEHICLES & 1 ton. Viewing Friday July 26th from 10:00 to

4pm. Upcoming Auctions: House Content Auction - July 25th,

Tobac, older industrial/antique/collectible auctions - late July

Please visit www.FitzpatrickAuction.com for more information.

"NL's Largest Retail Public Car Auction Company"



TOWN OF FLATROCK DISCRETIONARY USE

The Town of Flatrock has received an application for a Tax Stand operating out of 235 Pouch Cove Highway

Any person(s) who may be adversely affected by this application is asked to contact the Town Office in writing no later than 3:00 pm July 26, 2019. Anyone who would like more information can contact the town hall at 437-6312.

Andrew Tobin
Finance and Administration Officer
Town of Flatrock
663 Windgap Road
Flatrock, NL A1K 1C7



TOWN OF MASSEY DRIVE

INVITATION TO TENDER SUPPLY OF EQUIPMENT:

ONE (1) NEW 1/4 TON 4X4 CREW CAB

TRUCK TENDER NO. 002-2019P

Tenders are invited by the Town of Massey Drive for the supply & delivery of the following equipment:

- One (1) New 3/4 ton 4x4 Crew Cab truck

Tender documents may be obtained from Roger Hunt at:

tenderman@masseydrive.com or by calling 709-624-2742.

Sealed envelopes containing the tender are to clearly marked

"Tender 002-2019P, New 3/4 ton 4x4 Ton Truck" and addressed to

the Town of Massey Drive, Attn: Roger Hunt, 85 Massey Drive, Massey Drive NL, A2B 7A2. Tenders will be received until 12 Noon on Monday August 12, 2019.

Procurement is subject to trade agreements, if applicable.

The Town of Massey Drive does not bind itself to accept the lowest or any tender.

NOTICE OF AQUACULTURE LICENCE APPLICATION

TAKE NOTICE that LBA Enterprises Ltd. has applied under the provisions of the Aquaculture Act, 1996, s. 10, para. 1, for the issuance of a licence for the Town of Norman's Cove - Long Cove hatchery (hereinafter referred to as the "Applicant") to farm mussels for the purpose of aquaculture in the Town of Norman's Cove - Long Cove.

Information regarding the property intended to be farmed is available from the Office of the Town Clerk of the Town of Norman's Cove - Long Cove.

The above noted property shall be sold by public auction at Wednesday, August 15th, 2018 at 2:00 p.m. at the Town Hall of the Town of Norman's Cove - Long Cove.

Information regarding the property intended to be farmed is available from the Office of the Town Clerk of the Town of Norman's Cove - Long Cove.

In addition to any other sale conditions required by law, the successful purchaser(s) must pay to the Town Clerk of the Town of Norman's Cove - Long Cove the full amount at rates set by the property as horticultural status which is twenty four (24) hours of completion of the auction. The balance of the purchase price is to be paid within 30 days of the date of sale. Prices are not inclusive of HST and the successful purchaser(s) shall be responsible for same if applicable.

Comments on this application should be directed to:

Aquaculture Licensing Administrator
Department of Fisheries and Land Resources
P.O. Box 679

58 Hardy Ave
Grand Falls-Windsor, NL A2A 2K2

Tel: 709-292-4103

Fax: 709-292-4113

E-mail: aquaculturelicensing@gov.ca

Comments must be received no later than

August 7, 2018

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