

**Town of
Conception Bay South
Development Regulations
Amendment No. 18, 2016**



Prepared by the

Town of Conception Bay South

April 2016



**Urban and Rural Planning Act
Resolution to Approve
Town of Conception Bay South
Development Regulations
Amendment No. 18, 2016**

Under the authority of Sections 16, 18 and 18 of the *Urban and Rural Planning Act 2000*, the Town Council of Conception Bay South

- a) Adopted the Conception Bay South Development Regulations Amendment No. 18, 2016 on June 14, 2016

- b) Gave notice of the adoption of the Conception Bay South Development Regulations Amendment No. 18, 2016 by advertisement in the Shoreline News on June ~~16~~ ²³ and ~~20~~ ^{30 (110)}, 2016 and in The Telegram on June 18, 2016.

- c) Set July 6 2016, at 7:00 pm at the Town Hall, Conception Bay South, for the holding of a public hearing to consider objections and submissions.

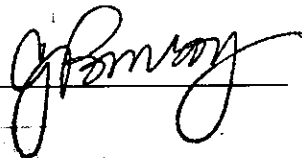
Now under the authority of Section 23 of the *Urban and Rural Planning Act 2000*, the Town Council of Conception Bay South approves the Conception Bay South Development Regulations Amendment No. 18, 2016 as adopted.

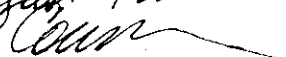
SIGNED AND SEALED this 19th day of July 2016.

Mayor:



Clerk:



1145-2016-014
August 12 2016


**Urban and Rural Planning Act
Resolution to Adopt
Town of Conception Bay South
Development Regulations
Amendment No. 18, 2016**

Under the authority of Section 16 of the *Urban and Rural Planning Act 2000*, the Town Council of Conception Bay South adopts the Conception Bay South Development Regulations Amendment No. 18, 2016

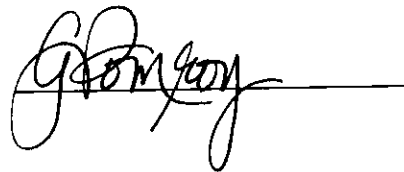
Adopted by the Town Council of Conception Bay South on the 14th day of June 2016.

Signed and sealed this 7th day of July 2016.

Mayor:

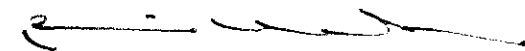


Clerk:



Canadian Institute of Planners Certification

I certify that the attached Development Regulations amendment has been prepared in accordance with the requirements of the *Urban and Rural Planning Act 2000*.



Elaine Mitchell, MCIP

Purpose

The purpose of this proposed Development Regulations amendment is to add general assembly as a permitted use in the Commercial Light Industrial (CLI) zone to accommodate a martial arts studio in the Conception Bay South Industrial Park, located off Fowlers Road. This amendment implements Municipal Plan Amendment No. 11, 2016, which is being processed concurrently.

Telecommunications and antennas, conservation, light industrial, office and utilities are identified as permitted uses in the Commercial Light Industrial zone. General industry, passenger assembly, recreational open space, service station, shop, take-out food serve and taxi stand are listed as discretionary uses.

Consultation

A notice was published in the April 14 and 21, 2016 editions of the Shoreline and the April 16, 2016 edition of the Telegram. The notice was posted on the Town's website. Written submissions were requested by Thursday April 28, 2016, and none were recieved.

Amendment

The Conception Bay South Land Use Zoning, Subdivision and Advertisement (Development) Regulations shall be amended as follows:

1. Section 10.22.1 **Permitted Uses** is amended by adding "General Assembly".