

**CITY OF CORNER BROOK
RESOLUTION TO APPROVE**

DEVELOPMENT REGULATIONS AMENDMENT DR14-05

FEBRUARY, 2015

URBAN AND RURAL PLANNING ACT
RESOLUTION TO APPROVE
CITY OF CORNER BROOK
DEVELOPMENT REGULATIONS AMENDMENT DR14-05

Development Regulations Amendment
REGISTERED
Number <u>200-2015-35</u>
Date <u>May 8, 2015</u>
<u>[Signature]</u>

Under the authority of Section 16, Section 17 and Section 18 of the *Urban and Rural Planning Act 2000*, the City Council of Corner Brook

- a) adopted the Development Regulations Amendment DR14-05 on the 15th day of December, 2014.
- b) gave notice of the adoption of the Development Regulations Amendment DR14-05 by advertisement inserted on the 20th day of December 2014 and the 3rd day of January, 2015 in the Western Star newspaper and on the City's website.
- c) set the 15th day of January, 2015 at 7:00 p.m. at City Hall, Corner Brook 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 City Council of Corner Brook approved the Development Regulations Amendment DR14-05 on the 16th day of March, 2015, as adopted.

SIGNED AND SEALED this 31 day of March, 2015.

Mayor: [Signature]

Clerk: [Signature]

(Council Seal)

I hereby certify that this Development Regulations Amendment DR14-05 has been prepared in accordance with the requirements of the Urban and Rural Planning Act.

[Signature]

Colleen Humphries, M.C.I.P.

(seal)

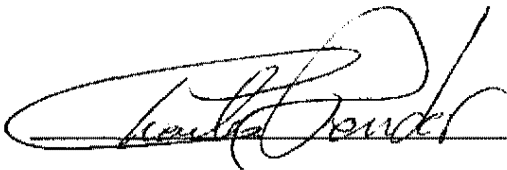
**URBAN AND RURAL PLANNING ACT
RESOLUTION TO ADOPT**

**CITY OF CORNER BROOK
DEVELOPMENT REGULATIONS AMENDMENT DR14-05**

Under the authority of Section 16 of the Urban and Rural Planning Act 2000, the City of Corner Brook adopts the Corner Brook Development Regulations Amendment DR14-05.

Adopted by the City Council of Corner Brook on the 15th day of December, 2014.

Signed and sealed this 31 day of March, 2015.


Mayor:  _____

(Council Seal)

City Clerk:  _____

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Development Regulations Amendment DR14-05 has been prepared in accordance with the requirements of the Urban and Rural Planning Act, 2000.

MCIP:  _____

(MCIP Seal)

CITY OF CORNER BROOK

DEVELOPMENT REGULATIONS AMENDMENT DR14-05

BACKGROUND:

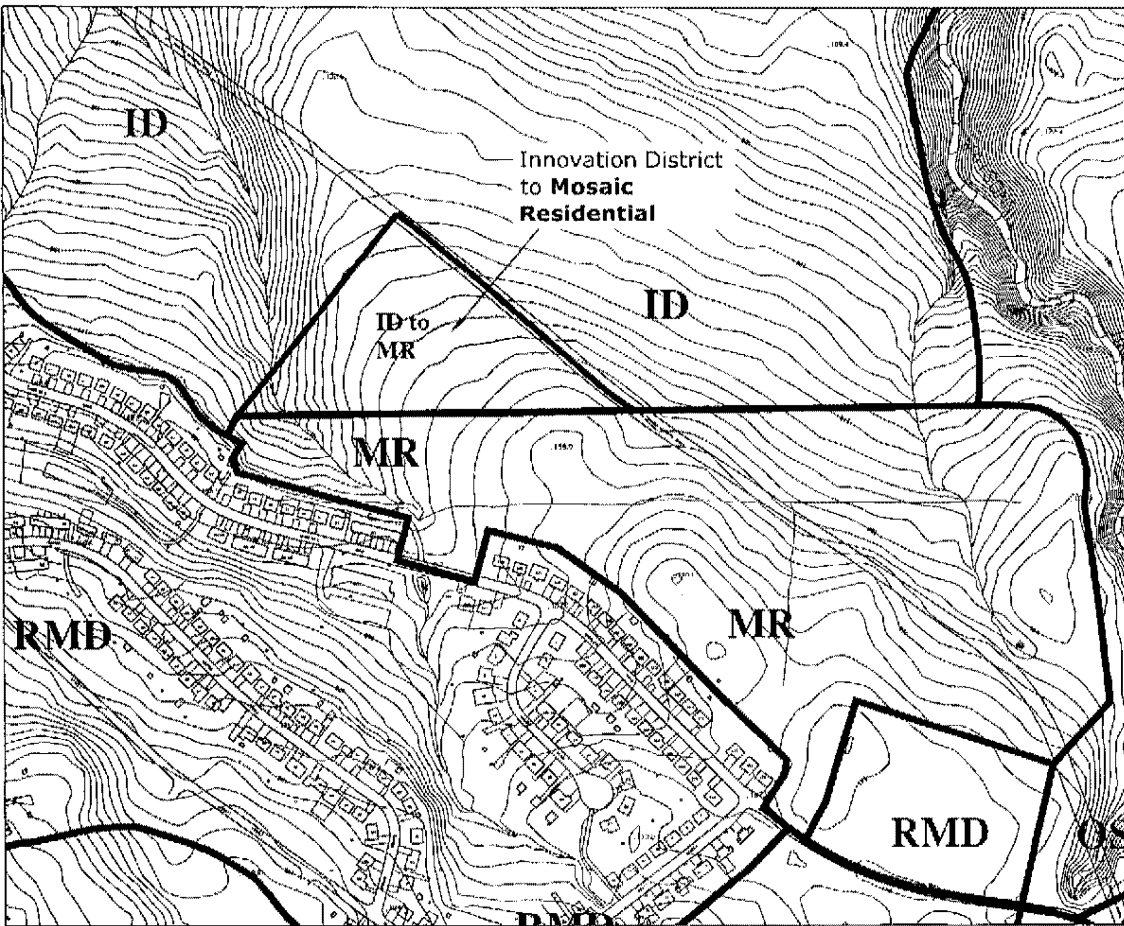
The amendment is proposed in order to change the land use zoning of an area of land off Wheeler's Road (in the vicinity of Mattie Mitchel Avenue and Beaumont Hamel Street which are currently under construction as part of the Wheeler's Road Subdivision), from Innovation District to Mosaic Residential. The amendment is proposed in order to accommodate continued residential development, contiguous with the adjacent Mosaic Residential land use and zoning designation and subdivision development.

PUBLIC CONSULTATION:

During the preparation of this amendment, Council advertised the proposed amendment in the Western Star newspaper on September 20 and September 27, 2014 which advised of Council's intention to seek the said amendment to its Development Regulations. In addition to this, the proposed amendment was posted on the City's website and was available for viewing at City Hall until October 10, 2014. In response to the public notification, two responses were received. Both residents oppose the proposed rezoning.

AMENDMENT:

The 2012 Development Regulations Map C-2 is hereby amended by changing the land use zoning of the affected area off Wheeler's Road from Innovation District to Mosaic Residential, as per the attached copy of the map.



LEGEND

ZONING BOUNDARY

Zone Title	Zone Symbol	Zone Title	Zone Symbol	Zone Title	Zone Symbol
Residential Special Density	RSD	Downtown Commercial	DTC	Community Service	CS
Residential Low Density	RLD	Downtown Millville	DTS	Innovation District	ID
Residential Medium Density	RMD	General Commercial	GC	Open Space	OS
Residential High Density	RHD	Residential/Commercial Mix	RCM	Cemetery	C
Mobile/Mini Home Residential	MHR	Highway and Tourist Commercial	HTC	Environmental Protection	EP
Mosaic Residential	MR	Shopping Centre	SC	Environmental Conservation	EC
Comprehensive Residential Development Area	CRDA	Large Scale Commercial	LSC	Protected Water Supply Area	PWSA
Townsite Residential	TR	Waterfront Mixed Use	WMU	Rural	R
Townsite Commercial	TC	General Industrial	GI	Solid Waste/Scrap Yard	SWSY
Downtown Residential	OTR	Light Industrial	LI	Mineral Working	MW
		Hazardous Industrial	HI	Special Management Area	SMA

CITY OF CORNER BROOK

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

PROJECT TITLE:

INTEGRATED MUNICIPAL SUSTAINABILITY PLAN 2012

I hereby certify that this City of Corner Brook Integrated Municipal Sustainability Plan 2012, Map C2 has been prepared in accordance with the requirements of the Urban and Rural Planning Act

DRAWING TITLE:

LAND USE ZONING MAP C2 (AMENDMENT DR14-05)

M.C.I.P. *William Thompson*
DATE *April 2, 2015* (M.C.I.P. SEAL)

SEAL AND SIGNATURE

Certified that this City of Corner Brook Integrated Municipal Sustainability Plan 2012, Map C2 is a correct copy of the Integrated Municipal Sustainability Plan 2012, Map C2 approved by the Council of the City of Corner Brook on the *16th* day of *March* *2015* (month) (year)



City of Corner Brook
Community Services Department
Planning Division

DATE: NOVEMBER 2014

SCALE: 1:5000



DESCRIPTION

LAND USE ZONING CHANGE FROM INNOVATION DISTRICT TO MOSAIC RESIDENTIAL

Number *1200-2013-35*
Date *May 8, 2015*

MAYOR *[Signature]*
CLERK *[Signature]* (COUNCIL SEAL)
DATE *March 31, 2015*

THIS MAP IS A GRAPHICAL REPRESENTATION OF THE CITY OF CORNER BROOK SHOWING THE APPROXIMATE LOCATION OF ROADS, BUILDINGS AND OTHER ELEMENTS. THIS MAP IS NOT A LAND SURVEY AND IS NOT INTENDED TO BE USED FOR LEGAL DESCRIPTIONS.