

TOWN • OF Lewisporte

MUNICIPAL PLAN 2005 - 2015

MUNICIPAL PLAN AMENDMENT No. 10, 2013

“Rural” to “Mixed Use”

Premier Drive and Hillgrade Street

MAY 2013

PLAN-TECH



ENVIRONMENT

**URBAN AND RURAL PLANNING ACT
RESOLUTION TO APPROVE
TOWN OF LEWISPORTE
MUNICIPAL PLAN AMENDMENT No. 10, 2013**

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

- a) Adopted the Lewisporte Municipal Plan Amendment No. 10, 2013 on the 2nd day of July, 2013.
- b) Gave notice of the adoption of the Town of Lewisporte Municipal Plan Amendment No. 10, 2013 by advertisement inserted on the 10th day and the 17th day of July, 2013 in *The Pilot* newspaper.
- c) Set the 31st day of July at 7:00 p.m. at the Town Hall, Lewisporte for the holding of a public hearing to consider objections and submissions.

Now under section 23 of the *Urban and Rural Planning Act*, the Town Council of Lewisporte approves the Town of Lewisporte Municipal Plan Amendment No. 10, 2013 as adopted (or as amended).

SIGNED AND SEALED this 8th day of August, 2013

Mayor:

Brian Scerif (Council Seal)

Clerk:

Elaine Bursy

Municipal Plan Amendment	
REGISTERED	
Number	<u>2775-2013-007</u>
Date	<u>Sept. 11, 2013</u>
Signature	<u><i>[Signature]</i></u>

**URBAN AND RURAL PLANNING ACT
RESOLUTION TO ADOPT
TOWN OF LEWISPORTE
MUNICIPAL PLAN AMENDMENT No. 10, 2013**

Under the authority of Section 16 of the *Urban and Rural Planning Act*, the Town Council of Lewisporte adopts the Town of Lewisporte Municipal Plan Amendment No. 10, 2013.

Adopted by the Town Council of Lewisporte on the 2nd day of July, 2013.

Signed and sealed this 8th day of August, 2013.

Mayor:

Brian Scoville

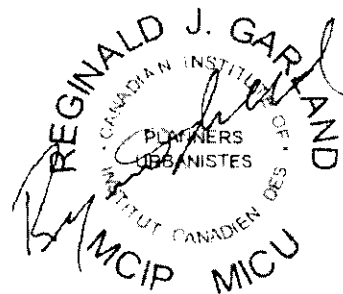
(Council Seal)

Clerk:

Elaine Buxey

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Town of Lewisporte Municipal Plan Amendment No. 10, 2013, has been prepared in accordance with the requirements of the *Urban and Rural Planning Act*.



TOWN OF LEWISPORTE
MUNICIPAL PLAN AMENDMENT No. 10, 2013

BACKGROUND

The Town of Lewisporte proposes to amend its Municipal Plan. Lewisporte is slowly running out of available land for residential, commercial and light industry. The Town has taken an aggressive approach to identify lands for future development to encourage a planned and comprehensive development, rather than the application driven approach. A site has been identified to the west of Premier Drive and north of Hillgrade Street which has suitable conditions for a mix of residential, commercial and light industry development. Services will be extended as development phases require and the area will eventually be fully serviced.

A portion of the proposed amendment area contains a man made pond which was used for a back up reservoir for firefighting support to protect the fuel tank storage during World War II. The reservoir has no natural drainage with run in or run out and has since been drained. The area of the former reservoir will be re-designated to Mixed Use.

The amendment will re-designate an area of land east of Premier Drive and north of Hillgrade Street from Rural to Mixed Use.

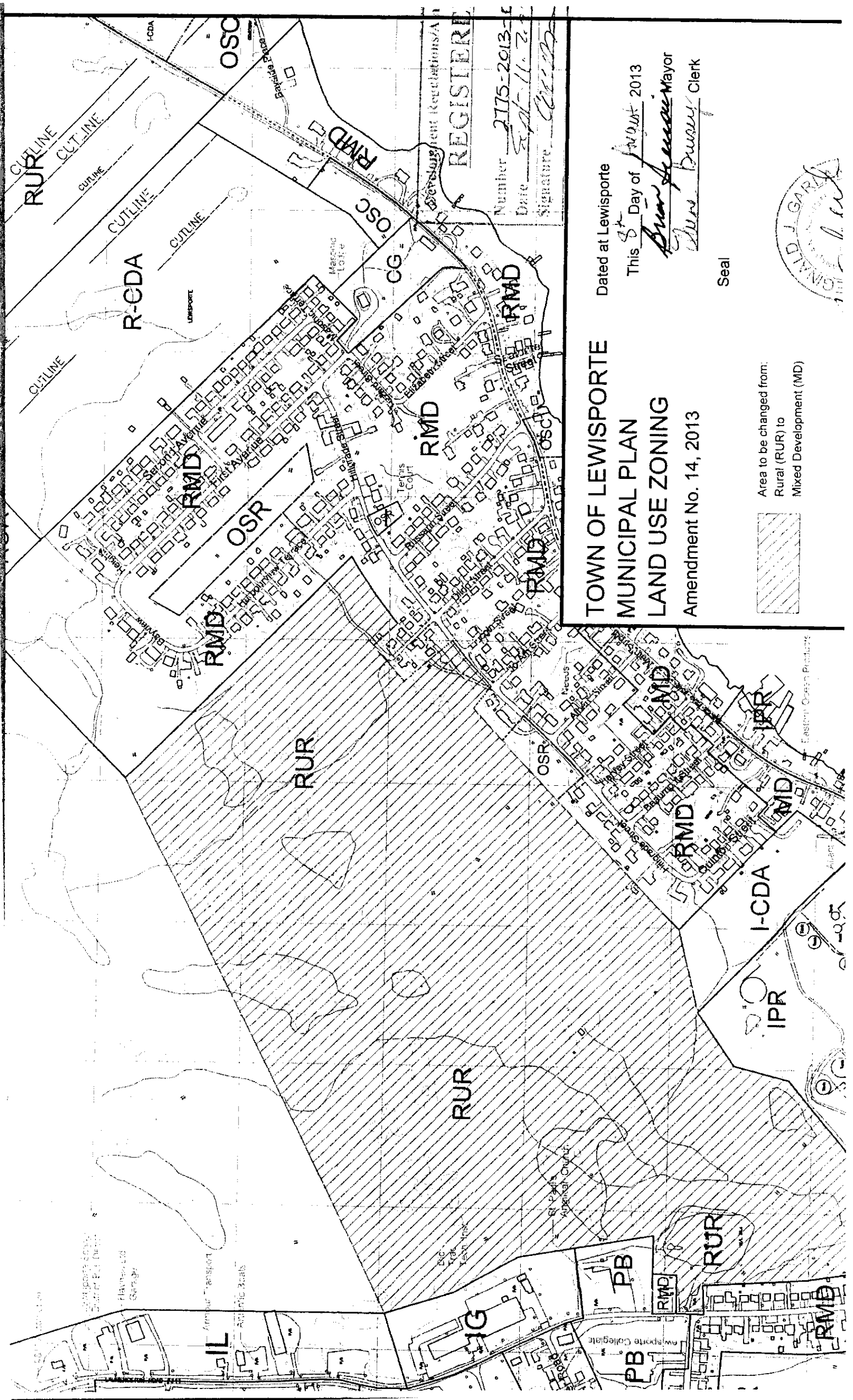
PUBLIC CONSULTATION

During the preparation of this amendment, Council undertook the following initiative so that individuals and groups could provide input to the proposed Municipal Plan Amendment. The Town Council of Lewisporte published a notice in *The Pilot* newspaper on June 11, 2013, advertising the proposed amendment to consider comments, objections and representations from the public. The Town Council also placed the proposed amendment on display at the Town Council Office from June 11 to June 18, 2013, 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.

AMENDMENT No. 10, 2013

The Town of Lewisporte Municipal Plan is amended by:

- A) *Changing* an area of land from “**Rural**” to “**Mixed Use**” as shown on the attached copy of the Town of Lewisporte Future Land Use Map.



**TOWN OF LEWISPORTE
MUNICIPAL PLAN
LAND USE ZONING
Amendment No. 14, 2013**

Dated at Lewisporte

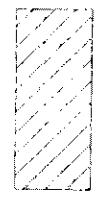
This 3rd Day of August 2013

Brian A. ... Mayor

Ann ... Clerk

Seal

Area to be changed from:
Rural (RUR) to
Mixed Development (MD)



REGISTERED
Number 2775-2013-1
Date Sept 11, 2013
Signature *[Signature]*