

FORTEAU MUNICIPAL PLAN 1988-1998

AMENDMENT NO. 3

JULY 1992

COMMUNITY OF FORTEAU

MUNICIPAL COUNCIL



URBAN AND RURAL PLANNING ACT
COUNCIL RESOLUTION TO ADOPT MUNICIPAL PLAN
AMENDMENT NO. 3

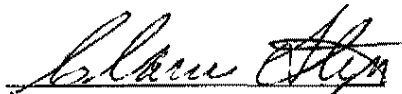
Resolved, pursuant to section 15 of the Urban and Rural Planning Act, that the Municipal Council of the Community of Forteau adopt the Municipal Plan Amendment No. 3, which is attached hereto and is impressed with the Seal of the Council, signed by the Mayor, and certified by the Clerk.

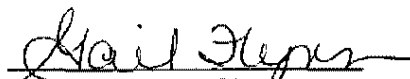
Resolved further, pursuant to section 17 of the Urban and Rural Planning Act, that the Municipal Council of the Community of Forteau apply to the Minister of Municipal and Provincial Affairs for the setting of the time and place of a Public Hearing to consider objections or representations to the Municipal Plan Amendment No. 3.

PROPOSED BY: Frank FLYNN

SECONDED BY: IVY BELL

Certified as a correct copy of a Resolution passed at a meeting of the Council held at the Community of Forteau on the 28th day of July, 1992.


Mayor

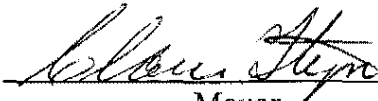

Clerk

SEAL AND SIGNATURE

Signed and sealed pursuant to section 15(3) of the Urban and Rural Planning

Act this 29th day of July, 1992.

(SEAL)


Mayor

CLERK'S CERTIFICATE

Certified that the attached Forteau Municipal Plan Amendment No. 3, is a correct copy of the Forteau Municipal Plan Amendment adopted by the Community Council of Forteau on the 29th day of July, 1992.


Clerk

INTRODUCTION

The Forteau Municipal Plan and Development Regulations came into effect in September of 1989. Since then Council has made two amendments to its Plan, and two amendments to its Land Use Zoning, Subdivision and Advertisement Regulations.

Amendments to municipal plans are prepared and adopted under The Urban and Rural Planning Act by the municipal council at any time after the municipal plan has come into effect.

The purpose of a municipal plan as set out in the Act is to contain proposals for such general development of the municipal planning area as can be foreseen for a period not exceeding ten years from the date of completion of the municipal plan and shall be designed to co-ordinate the public purposes of the council that bear upon urban development so as to achieve the common well being of the community and to conserve the financial and material resources of the municipal planning area. Municipal plan amendments must have the same purpose.

The process of preparing, adopting and bringing into legal effect a municipal plan amendment is the same as for a municipal plan. Briefly that is:

1. Preparation and adoption of the amendment by the municipal council.
2. The amendment is put on public display for four weeks.

3. A public hearing is arranged and a hearing commissioner appointed by the Minister. The hearing may be cancelled by the Minister in the event there are no representations made by the public.
4. The commissioner submits a report on the hearing and recommends a course of action to the Minister, if the hearing is not cancelled.
5. The Minister approves, or approves subject to changes or disapproves the amendment.

When a municipal plan amendment is approved by the Minister and comes into legal effect, the amendment becomes a part of the municipal plan. It is then legally binding on the municipal council and the public as is the municipal plan. As a consequence of the municipal plan amendment, an amendment may be necessary to the development regulations.

The rationale for change is given in the background to the amendment. Unless otherwise stated, the remaining policies in the plan text continue unchanged and these should be consulted in conjunction with this amendment.

BACKGROUND TO AMENDMENT NO. 3

This amendment is in response to a request from Council to allow for the development of a senior citizens home in the Community. The only appropriate space is found in the "Commercial" designation, in the centre of the community. This location provides easy access to community facilities and services, and is only 300 m from the hospital.

The proposal is for a single storey, 12 unit residential building. The project will be financially sponsored by Newfoundland and Labrador Housing Corporation, with the intent that the Southern Labrador Development Association will manage the facility when occupied.

AMENDMENT NO. 3

The Community of Forteau Municipal Plan is hereby amended by changing the land use designation of a parcel of land of the Community of Forteau Municipal Plan, Map No. 2, from "Commercial" to "Public Buildings" as shown on the attached map.

COMMUNITY
of
FORTEAU

MUNICIPAL PLAN 1988-98
MAP No. 2
AMENDMENT No. 3, 1992



Change from Commercial TO PUBLIC
BUILDINGS

DATED AT Forteau
THIS 29th DAY OF July A.D. 19 92
Blaise Stymon MAYOR
Neil Dupre CLERK

