



Municipal Plan 2005-2015

Plan Amendment #1
and
Development Regulations Amendment #1

Prepared for:
Makkovik Inuit Community Government



May, 2012

Makkovik Municipal Plan Amendment #1

Council Resolution to Adopt

Under the authority of Section 16 of the Urban and Rural Planning Act 2000, the Makkovik Inuit Community Government hereby adopts Amendment #1 to the Makkovik Municipal Plan.

Adopted by the Makkovik Inuit Community Government on the 27 day of June, 2012.

Signed and sealed this 19 day of Sept, 2012.

Mayor: Herbert R. Jacque (Seal)

Clerk: Heleen Winkler

Canadian Institute of Planners Certification

I hereby certify that this amendment has been prepared under the provisions of the Urban and Rural Planning Act 2000.

Dennis Knight
Dennis Knight, M.C.I.P.
Dated: 02 of Aug, 2012

(Seal)

Municipal Plan/Amendment	
REGISTERED	
Number	<u>3116 - 2013 - 003</u>
Date	<u>March 19, 2013</u>
Signature	<u>[Signature]</u>

Council Resolution to Approve

Under the authority of sections 16, 17 and 18 of the Urban and Rural Planning Act 2000, the Makkovik Inuit Community Government:

- a) Adopted the Makkovik Municipal Plan Amendment #1 on the 27 day of June, 2012.
- b) Gave notice of the adoption of said amendment by advertisement inserted on the 16 day and the 23 day of July, 2012 in the Labradorian newspaper.
- c) Set the 02 day of August at 7 p.m. at the Community Hall 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 Makkovik Inuit Community Government approves the Makkovik Municipal Plan Amendment #1 as adopted.

Signed and sealed this 19 day of September, 2012.

Mayor:

Herbert R. Jaeger

(Seal)

Clerk:

Heleen Wintus

Makkovik Municipal Plan Amendment No. 1

Background:

The Makkovik Inuit Community Government (MICG) proposes to amend its municipal plan to permit two developments:

- i) a 6,300 sq. ft. office/daycare building, to be owned and operated by Nunatsiavut Government (NG) at the corner of Andersen Street and Harmony Road (see site plan below), and*
- ii) a 1,848 sq. ft. community craft centre at the southwest corner of Harmony Road and Middle Drive to be owned by Makkovik Inuit Community Government and operated by Makkovik Craft Council.*

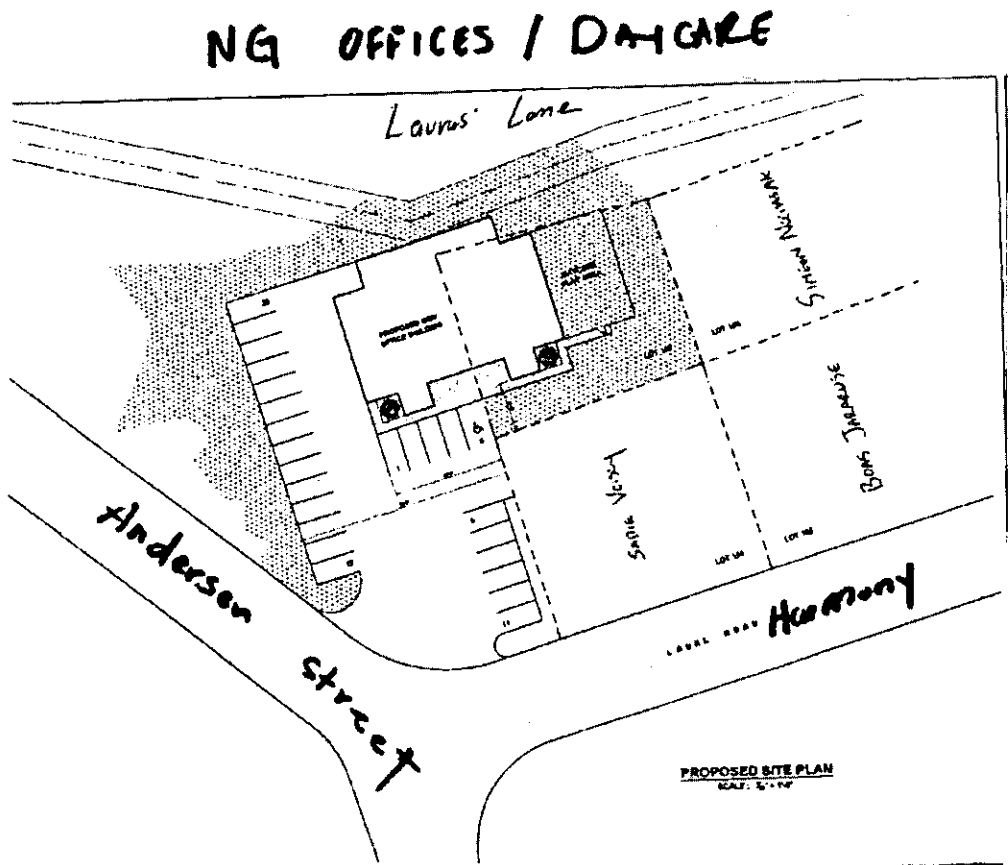
The proposed office/daycare building will house a daycare facility and a dental office (both operated by the NG Department of Health and Social Development (DHSD)) as well as office space to accommodate twelve employees of Inuit Pathways and DHSD Staff.

The community craft centre building will include a craft shop and workshop, an information centre and office space.

Both sites are currently designated Residential in the Makkovik Municipal Plan and zoned Residential (RES) in the Development Regulations. The Residential designation of the Municipal Plan intends that affected areas contain primarily residential uses. Other uses, such as home-based business may be permitted if the primary use for each lot remains residential.

There are no issues with providing municipal services to the two sites. Both lots are already connected to existing water and sewer service.

The proposed office/daycare site contains an existing dwelling, which shall be dismantled prior to development. For the proposed Craft Centre site, the fencing for the former Community Garden shall be removed, as well as any top soil (much of the fencing is already down, so it is just a matter of re-locating any salvageable top soil).



Site Plan, Proposed Office/Day Care Facility, Makkovik

Residential uses adjoin both sites. A public notice on the proposed developments was already posted by MICG, as per the Town's Policy. With the exception of one positive comment, no further reaction was received; therefore, community reaction appears to be positive.

Conclusion:

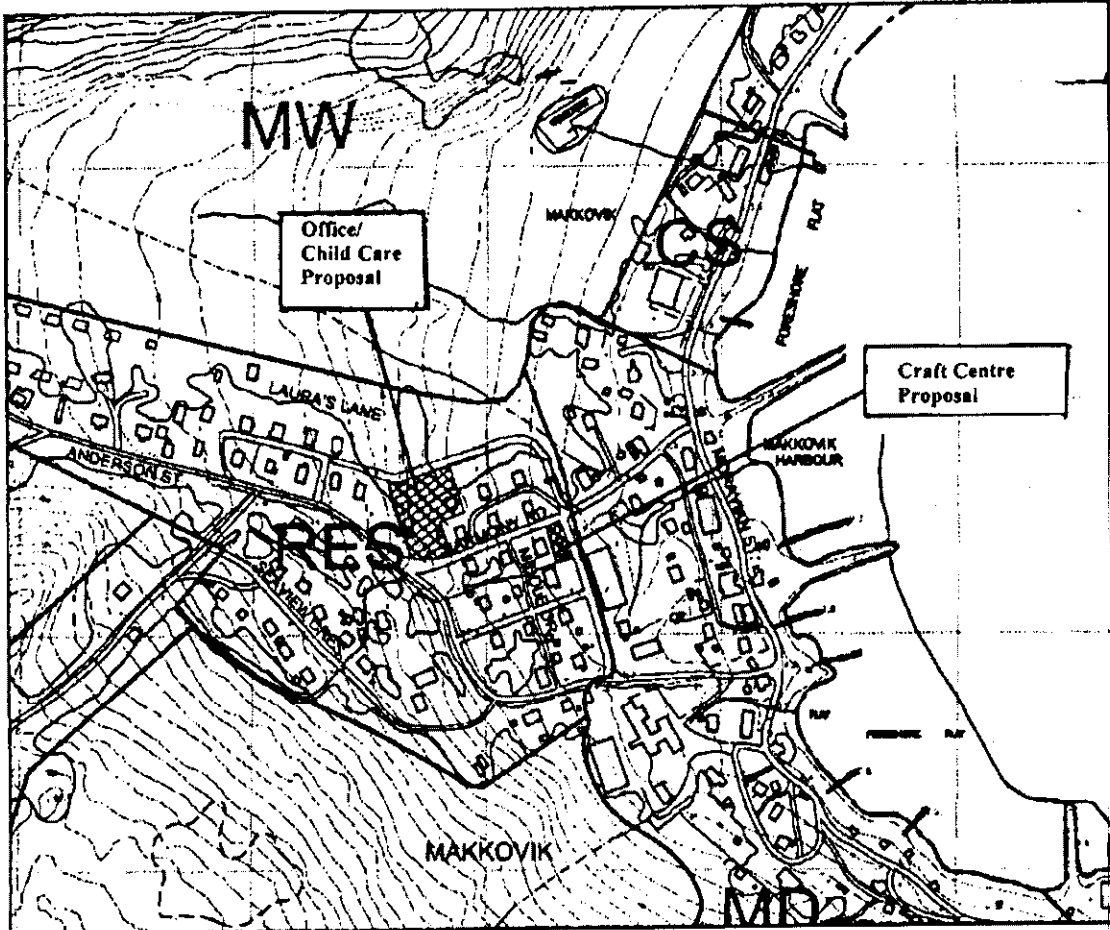
The proposal to re-designate the land identified in this amendment from Residential to Mixed Development is therefore considered to be sound. The developments will meet all environmental and servicing standards of the Makkovik Inuit Community Council.

Makkovik Municipal Plan Amendment #1

The Makkovik Municipal Plan 2005 - 2015 is hereby amended as follows:

The Future Land Use Map is amended with a change from Residential to Mixed Development for the land outlined on the map following.

Development of the two sites will be subject to meeting all health and environmental standards and Makkovik Inuit Community Government requirements for construction.



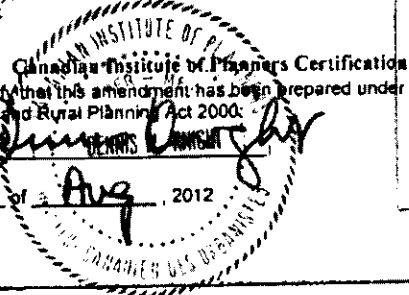
Town of Makkovik
 Municipal Plan 2005-2015
 Amendment #1

Signed and Sealed at Makkovik
 this 19 day of Sept, 2012
Robert R. Jacques Mayor
Harsen W. Smith Clerk

Seal



Areas to be changed from Residential
 to Mixed Development



I hereby certify that this amendment has been prepared under the provisions
 of the Urban and Rural Planning Act 2000:
 MCIP *[Signature]*
 Dated: 02 of Aug, 2012

Municipal Plan/Amendment
REGISTERED
 Number 210-2013-003
 Date March 19, 2013
 Signature *[Signature]*