

**TOWN OF BISHOP'S FALLS
DEVELOPMENT REGULATIONS**

DEVELOPMENT REGULATIONS AMENDMENT No. 6, 2021

URBAN AND RURAL PLANNING ACT 2000
RESOLUTION TO APPROVE
TOWN OF BISHOP'S FALLS
DEVELOPMENT REGULATIONS AMENDMENT No. 6, 2021

Under the authority of section 16, section 17 and section 18 of the *Urban and Rural Planning Act 2000*, the Town Council of Bishop's Falls

- a) Adopted the Bishop's Falls Development Regulations Amendment No. 6, 2021 on the 18th day of May 2021.
- b) Gave notice of the adoption of Bishop's Falls Development Regulations Amendment No. 6, 2021 by advertisement posted on the 19th day of May 2021:
 - (i) On Council's Facebook page with repeat postings on May 26, June 9, and June 26.
 - (ii) On Council's website.
 - (iii) On notice boards at the Town Hall, Glenn's Ultramar, and Krista's Clover Farm.
- c) Set the 21st day of June 2021 at 3:00 p.m. at the Town Hall, Bishop's Falls for receipt of written objections and other representations for consideration by the Public Hearing Commissioner.

Under the authority of Section 23 of the *Urban and Rural Planning Act 2000*, the Town Council of Bishop's Falls approves the Bishop's Falls Development Regulations as amended.

SIGNED AND SEALED this 11 day of August 2021

Mayor:

Bryan King
Bryan King

(Council Seal)

Clerk:

Randy Drover
Randy Drover

| | |
|-----------------------------------|------------------------|
| Development Regulations/Amendment | |
| REGISTERED | |
| Number | <u>405-2021-014</u> |
| Date | <u>August 27, 2021</u> |
| Signature | <u>[Signature]</u> |


URBAN AND RURAL PLANNING ACT 2000
RESOLUTION TO ADOPT
TOWN OF BISHOP'S FALLS
DEVELOPMENT REGULATIONS AMENDMENT No. 6, 2021

Under the authority of Section 16 of the *Urban and Rural Planning Act 2000*, the Town Council of Bishop's Falls adopts the Bishop's Falls Development Regulations Amendment No. 6, 2021.

Adopted by the Town Council of Bishop's Falls on the 18th day of May 2021.

Signed and sealed this 11 day of August 2021

Mayor:


Bryan King

Clerk:

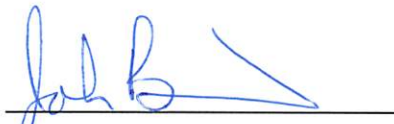

Randy Drover

(Council Seal)

CANADIAN INSTITUTE OF PLANNERS CERTIFICATION

I certify that the attached Development Regulations Amendment No. 6, 2021 has been prepared in accordance with the requirements of the *Urban and Rural Planning Act 2000*.

MCIP:


John Baird

(MCIP Seal)



TOWN OF BISHOP'S FALLS
DEVELOPMENT REGULATIONS AMENDMENT No. 6, 2021

BACKGROUND

Amendment No. 6, 2021 to the Bishop's Falls Development Regulations is enacted to comply with Amendment No. 4, 2021 to the Bishop's Falls Municipal Plan.

The amendment:

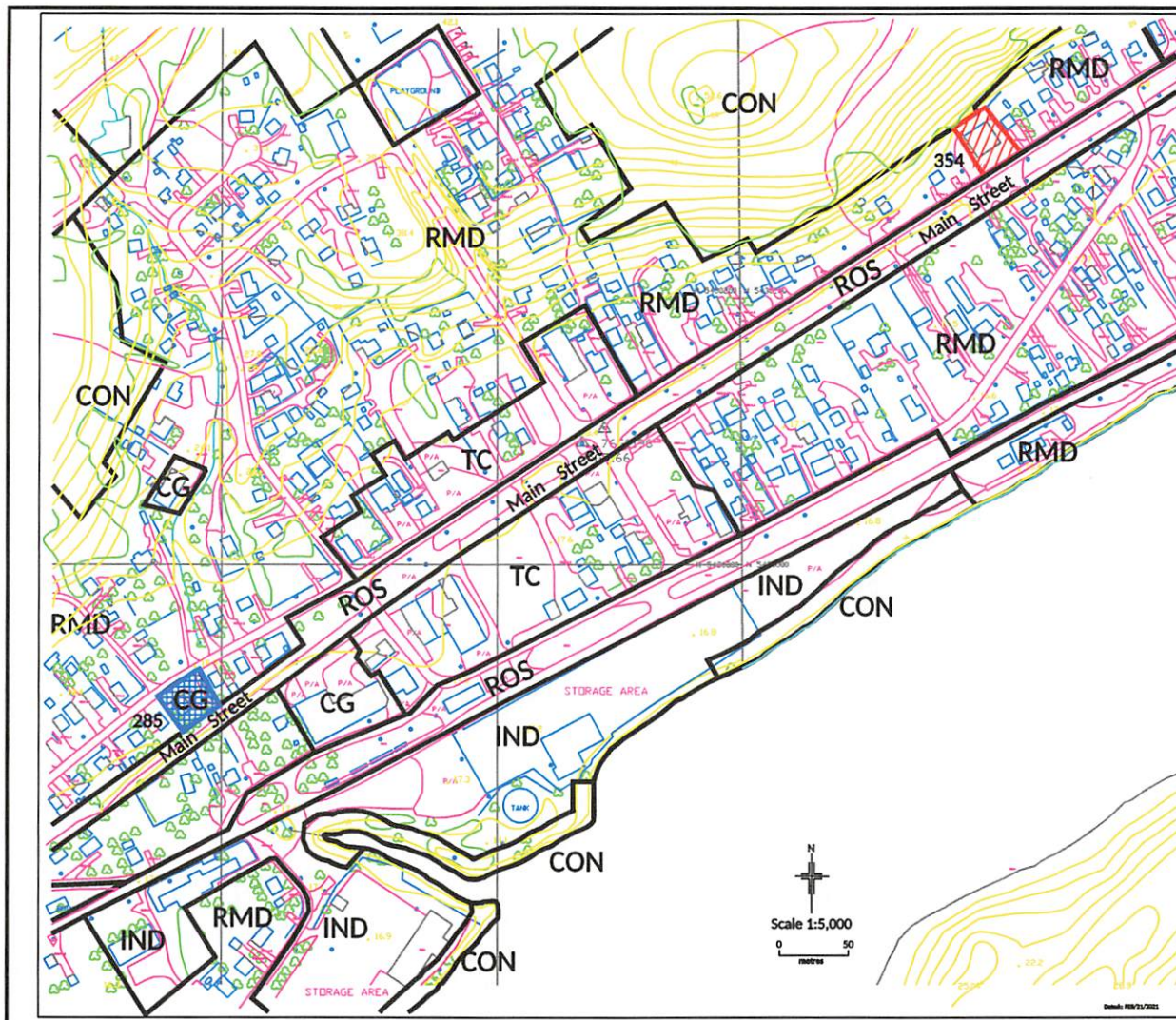
- (1) Rezones the property at 285 Main Street from General Commercial to Residential Medium Density and
- (2) Rezones the property at 354 Main Street from Residential Medium Density to General Commercial.

PUBLIC CONSULTATION

Please refer to Municipal Plan Amendment No. 4.

DEVELOPMENT REGULATIONS AMENDMENT No. 6, 2021

The Bishop's Falls Land Use Zoning Map is amended as shown on the attached map.



Bishop's Falls **Development Regulations** Zoning Map 5.1 Amendment No. 6, 2021

-  From: Residential Medium Density (RMD)
To: General Commercial (GC)
-  From: General Commercial (GC)
To: Residential Medium Density (RMD)

Dated at Bishop's Falls, Newfoundland and Labrador
 Aug 11, 2021


 Bryan King, Mayor


 Randy Drover, Town Clerk

I certify that this Development Regulations Amendment No. 6, 2021 has been prepared in accordance with the requirements of the Urban and Rural Planning Act:


 John Baird, MCIP



Development Regulations/Amendment
REGISTERED
 Number 405-2021-014
 Date August 27, 2021
 Signature [Signature]