



**PUBLIC HEARING  
Monday May 27, 2024  
Justina Centre  
7:00 pm**

**Logy Bay-Middle Cove-Outer Cove Municipal Plan Amendment No. 1, 2023 and  
Development Regulations Amendment No. 1, 2023**

**St. John's Urban Region Regional Plan Amendment No. 5, 2023**

**(Wexford Estates- Phase 3)**

The Town Council of Logy Bay-Middle Cove-Outer Cove has adopted Municipal Plan Amendment No. 1, 2023 and Development Regulations Amendment No.1, 2023 on May 6, 2024.

Municipal Plan Amendment No.1, 2023 proposes to re-designate approximately 2.4-2.8 hectares of land located on Cloyne Drive to the west and northwest of the St. Francis Assisi Roman Catholic Church from 'Rural' and 'Public Use' to 'Rural Residential'. No text amendment is proposed.

Development Regulations Amendment No. 1, 2023 correspondingly proposes to rezone the property from 'Rural (RUR)' and 'Public Use (PUB)' to 'Rural Residential 2 (RR2)'. No text amendment is proposed.

These amendments are concurrent with the St. John's Urban Region Regional Plan 1976, Amendment No 5, 2023 being undertaken by the Department of Municipal and Provincial Affairs, which proposes to redesignate the land on the south side of St. Francis Road and west of Outer Cove Road from 'Rural' to 'Urban Development'. If approved, the amendment would permit the Town of Logy Bay-Middle Cove-Outer Cove to make the proposed changes to the Municipal Plan and Development Regulations.

The purpose of the regional plan, municipal plan and development regulations amendments is to accommodate a 6 lot residential subdivision as part of the Wexford Estates Phase 3 residential subdivision.

The proposed amendment is available on the Town's website under public notices at [www.lbmcoc.ca](http://www.lbmcoc.ca) . Should you have any questions or wish further information on the proposed amendments please contact the Town by email at [office@lbmcoc.ca](mailto:office@lbmcoc.ca) or telephone (709) 726-7930.

The public may provide objections or representations on the proposed regional plan, municipal plan and development regulations amendments in writing by email ([office@lbmcoc.ca](mailto:office@lbmcoc.ca)) or hand delivered to the Town Office. **The deadline for written submissions shall be 4:30 pm., Saturday May 25, 2024.**