THE CORPORATION OF THE CITY OF IQALUIT

BY-LAW # 1004

AMENDMENT TO GENERAL PLAN BY-LAW # 898

A By-law of the City of Iqaluit in Nunavut to amend By-law No. 898, The City of Iqaluit General Plan, pursuant to the Planning Act, R. S. N. (1988), c. P-7, s. 29.

WHEREAS the Council of the Corporation of the City of Iqaluit has adopted a General Plan (By-law No. 898), in accordance with the *Planning Act*, and

WHEREAS Council wishes to amend the General Plan to increase the delegated authority of the person appointed as the Development Officer.

NOW THEREFORE the Council of the City of Iqaluit enacts as follows:

1. By-law No. 898 is hereby amended by:
    a. Repealing and replacing Section 4 with the amending policy in Attachment 1.1.
    b. Amend the Watershed Protection Area in the General Land Use Map, with the new boundary depicted in Attachment 1.2.
    c. Replace all references to "Sylvia Grinnell Territorial Park" with references to "Iqaluit Kuunga Territorial Park".
    d. Insert the following text into Section 5.6:

    12. Legacy Cabins will be permitted in areas zoned C(1) within the Open Space designation.
2. This by-law shall come into effect on the date of its third reading.

READ a first time this 25th day of March, 2025.

Solomon Awa
Mayor

Steve England
Chief Administrative Officer

After due notice and a Public Hearing held on April 8, 2025

READ a second time this 8th day of April, 2025.

Solomon Awa
Mayor

Steve England
Chief Administrative Officer

APPROVED by the Minister of Community and Government Services this ___ day of _____, 2025.

Minister, Community and Government Services

READ a third and final time this ____ day of _____, 2025.

Solomon Awa
Mayor

Steve England
Chief Administrative Officer

Attachment 1.1

General Plan Section 4: Amending Policy

SECTION 4
BEYOND THE POPULATED AREA

Figure A of this Plan shows the boundaries of the City of Iqaluit encompassing 52.34 square kilometres. Municipal boundaries are specified in the Nunavut Land Claims Agreement (1993) and designed to accommodate expansion of the built-up area and location of future municipal services.

The boundary indicating the Populated Area of Iqaluit is shown in Figure A. Beyond it are four land use designations: the Iqaluit Kuunga Territorial Park Reserve (including existing and proposed boundaries of the park), the Watershed Protection Area around the current (Lake Geraldine) and future (Niaqunguk River) water supplies, Aggregate Resources, and Nuna, which represents the land. More detailed land use designations for the Populated Area are shown in Figure B.

4.1 Nuna

"Nuna" is an Inuktitut word referring to the land. It is used by Iqalungmiut to describe undeveloped hinterland where a variety of traditional and recreational activities occur. Access to Nuna for fishing, hunting, snowmobiling, berry picking, and camping is very important to both residents and visitors. There are also cultural heritage resources in Nuna that need to be protected.

Policies:

Permitted uses in Nuna

1. Permitted uses in Nuna will be limited to cultural and natural uses, which include the following:
   a) Temporary camping structures;
   b) Small-scale public buildings or structures for community use to support camping, hunting, fishing, and emergency shelter;
   c) Interpretation facilities associated with archaeological sites;
   d) Cabins, see Section 4.4.
   e) Legacy Cabins, see Section 4.5.
   f) Dog teams.

zone category

2. Council proposes to establish a Municipal Reserve (MR) Zone in the Zoning By-law.

Uses in Nuna subject to Zoning Amendment

3. The following uses are permitted in Nuna subject to a Zoning By-law amendment:
   a) A Waste Disposal Site in accordance with the policies in Section 7.2.1;
   b) Communications facilities in accordance with the policies in Section 7.3.4;
   c) Facilities for power generation, including conventional combustion and renewable energy sources such as hydro-electric, solar and wind power;
   d) Other public utilities, such as a water filtration plant;
   e) Commercial facilities to support camping, hunting and fishing.

criteria for evaluating proposals

4. Council will use the following criteria in evaluating proposed development for the uses listed in Policy 3, in addition to policies for specific uses elsewhere in this Plan:
   a) Impact on the environment;
   b) Road access;
   c) Consideration of long-term expansion to the Populated Area boundary;
   d) Known cultural heritage resources;
   e) Power availability;
   f) Completion of an environmental assessment, if applicable.

expansion of Populated Area boundary

5. The long-term need to expand the Populated Area boundary into Nuna will only be considered by amendment to this Plan

aggregate resources

and only after completion of an analysis indicating the need, servicing requirements, and potential impacts on the environment.

road access

6. New roads will be constructed only after a review of environmental impacts, cost and benefits to the City, and justification of need.

Development near the municipal boundary consultation

7. Any proposed development close to the municipal boundary or with potential impacts outside the municipal boundary shall be submitted to the Nunavut Planning Commission.
8. For any development in Nuna, the proponent is encouraged to consult with the Hunters and Trappers Organization.

Community-based trail network

9. The City shall permit and moderate the development of a Community-based trail network for recreational vehicles such as snowmobiles or ATVs. Community trails within the Community-based trail network may be built and designed by users of the Nuna designation. In support of community trails, the City shall:
   a) Establish and advertise a Trail Development Policy which will outline design requirements and guidelines.
   b) Maintain an online map of the Community-based trail network.

4.2 Watershed Protection Area

The Lake Geraldine Watershed provides the City's current water supply, and the Unnamed Lake Watershed is planned to supplement the City's water supply. When the Watersheds can no longer supply enough water to meet the City's demand, the Niaqunguk River, and Sylvia Grinnell River will be considered as possible supplemental sources. Additional policies regarding water supply and treatment are found in Section 7 of this Plan.

Policies:

1. No development, including roads or trails, is permitted within the Watershed Protection Area.

zone category

municipal boundary

2. Council proposes to establish a Municipal Reserve (MR) Exception Zone in the Zoning By-law.

3. The Watershed Protection Area extends beyond the municipal boundary. To ensure protection of the City's future water supply, Council shall:
   a) Communicate with the Nunavut Planning Commission to ensure that the watershed is identified and protected in the South Baffin Regional Land Use Plan;
   b) Explore the feasibility of extending the municipal boundary to encompass the watershed of the City's future water supply, pursuant to Article 14.6.2 (Municipal Boundaries) of the Nunavut Land Claims Agreement.

watershed mapping

4. When detailed watershed mapping is available, the boundaries of the Watershed Protection Area in this Plan and the Municipal Reserve (MR) Exception Zone in the Zoning By-law shall be amended to reflect the detailed mapping.

4.3 Iqaluit Kuunga Territorial Park Reserve

Iqaluit Kuunga Territorial Park Reserve currently extends from the West 40 to the eastern edge of the Sylvia Grinnell River. The existing Park boundary and proposed boundary expansion, as indicated in the Iqaluit Kuunga Master Plan, are combined and shown as Park Reserve in Figure A. The Park is an important natural resource area and special attraction for the region; it contains significant archaeological sites and is identified as having great potential for further archaeological research.

Policies:

permitted uses in the Park Reserve

1. Only development consistent with the policies of the Iqaluit Kuunga Master Plan will be permitted in the Park Reserve designation indicated in Figure A.

zone category

2. Council proposes to establish the Park Reserve as an Open Space (OR) Zone in the Zoning By-law.
3. Council will work with the GN Department of Environment to ensure that Iqaluit Kuunga Territorial Park Reserve is managed for the benefit of visitors and residents.

access ways to the Park

4. Council will ensure orderly development along the main access to the Park by:
   a) Passing and implementing a Property Maintenance By-law;
   b) Restricting the location of outdoor storage and introducing visual screening requirements in the Zoning By-law for

developments along the access road to the Park (sewage lagoon to Park entrance);

c) Encouraging the growth and regeneration of a natural tundra buffer on lands designated Open Space around the entrance to the Park.

4.4 Cabins

Iqalummiut rely on the use of cabins for enjoyment, country food harvesting, healing, recreation, family outings, and more. In regulating cabins within the Municipal Boundary, Cabin zones shall be used to control where cabin development can occur. Council shall direct cabin construction away from watersheds, resource extraction sites, future growth areas, and sensitive environments, while recognizing the vital connection cabins have with fishing, hunting, gathering, and natural landmarks.

permitted uses in the Cabin designation

1. Permitted uses in the Cabin Zone will be limited to cultural and natural uses, which include the following:
   a) Seasonally occupied or intermittently occupied cabin structures;
   b) Temporary camping structures;
   c) Small-scale public buildings or structures for community use to support camping, hunting, fishing, and emergency shelter;
   d) Interpretation facilities associated with archaeological sites;
   e) Cabins;
   f) Legacy Cabins, see Section 4.5.
2. Cabin development in the C and C(1) Zones shall be permitted only upon obtaining:
   a) A Cabin License as administered under the City's Land Administration By-law.
   b) A Development Permit as administered under the City's Zoning By-law.
3. The City shall set provisions for Cabin Zones for the following criteria:
   a) Respectful distance from other cabins;
   b) Respectful distance from water features;
   c) Distance from community-based or designated trails;

criteria for evaluating proposals

the cabin registry

4. The City shall maintain a Geospatial Cabin Registry that at minimum:
   a) Is publicly available online and updated regularly.
   b) Shows all licensed cabins, their locations, and their license identification numbers.
   c) Shows which areas of the Cabin Zone are available for new license applications, accounting for the minimum separation distance criteria outlined in 4.4(3).
   d) Allows applicants to select and note x,y coordinate locations for their perusal in scouting and applying for a new Cabin License.
   e) Displays the Community-based trail network.
   f) Allows users to lodge complaints.

4.5 Legacy Cabins

Legacy Cabin Zones will be established to recognize and manage cabins that existed prior to the creation of designated Cabin Zones. Within these zones, no new cabin permits will be issued. Only fully constructed cabins at the time of the zone's establishment will be considered for licensing. Additionally, Legacy Cabins may also be administered within regular Cabin Zones where the minimum criteria cannot be met due to pre-existing conditions.

Enforcement and clauses

1. Legacy Cabin Licenses will be enforceable under the same policies outlined in Section 4.4, excepting the criteria outlined in 4.4(3). Special evaluation criteria will be applied to Legacy Cabins to promote safety, protect traditional uses of the area, and apply specificities relevant to the context of each legacy zone:
   a) End of the Runway – consideration for mitigating attractants of avian wildlife; consideration for campfire sizes and resulting smoke.
   b) Apex Coastal Area – consideration for the unserviced nature of cabins despite proximity to services.
   c) West 40 Peninsula – consideration for the unserviced nature of cabins despite proximity to services;

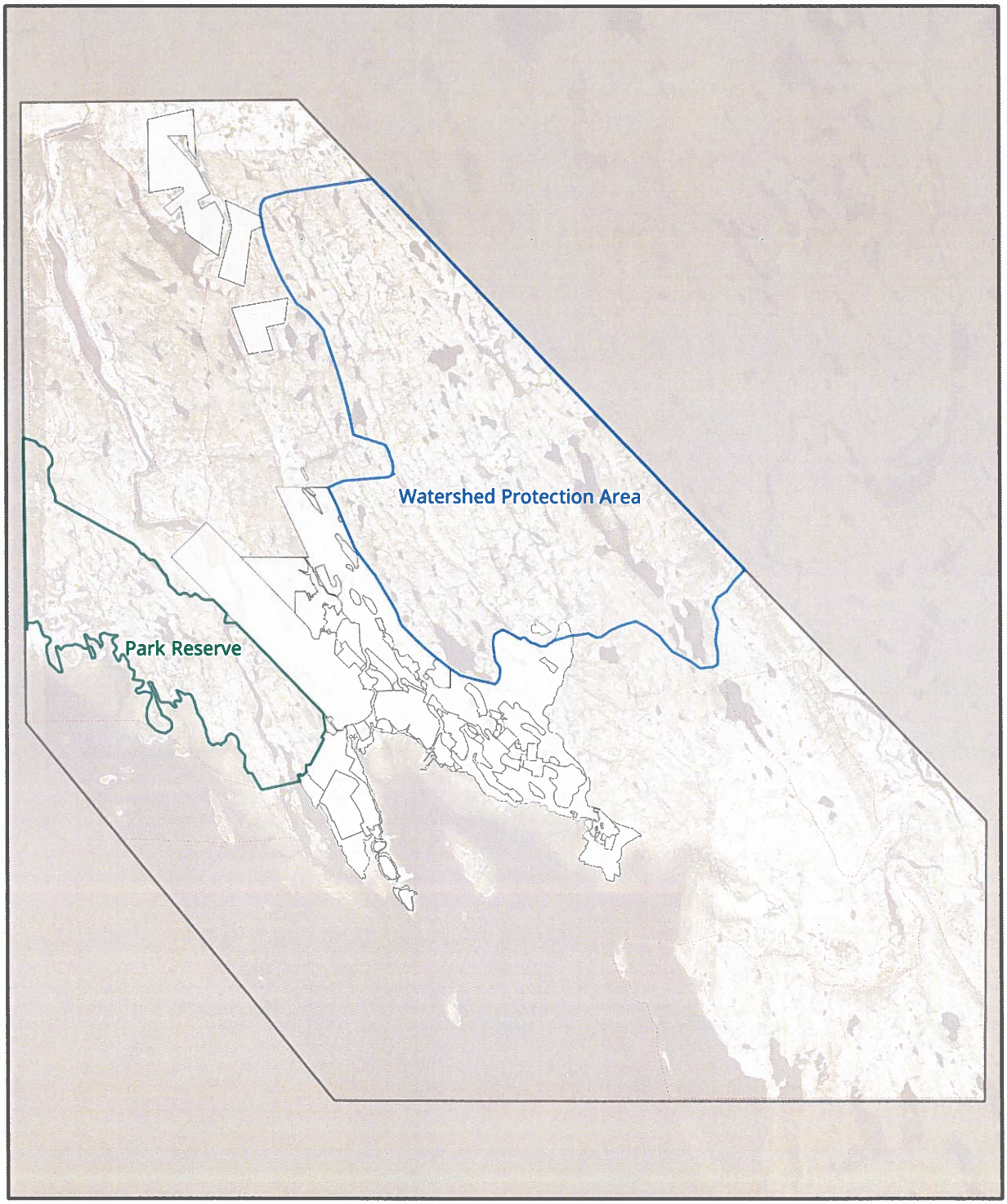
consideration for the river; consideration of cabin density, fire history, and fire-spread mitigation requirements.

zone category

2. Council shall establish a C(1) Zone to recognize historical clusters of cabins that would not be permitted under current regulations. Cabins within the C(1) Zone shall be considered for Legacy status, allowing for a Cabin License.
3. Cabins constructed in a C Zone before the establishment of this policy, that are unable to meet the criteria outlined in 4.4(2), may also apply for Legacy status.

Nested Attachment 1.2

General Land Use Map



Iqaluit

PLANNING AND DEVELOPMENT

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