



DISCRETIONARY NOTICE
112-138 SULLIVAN AVENUE, GANDER, NL

Notice is hereby given that the Town Council of Gander has received an application and a discretionary use request to construct two (2) 4 plex residential apartment buildings and further develop the site at the existing property known as 112-138 Sullivan Avenue, as a cluster development. (See attached drawing)

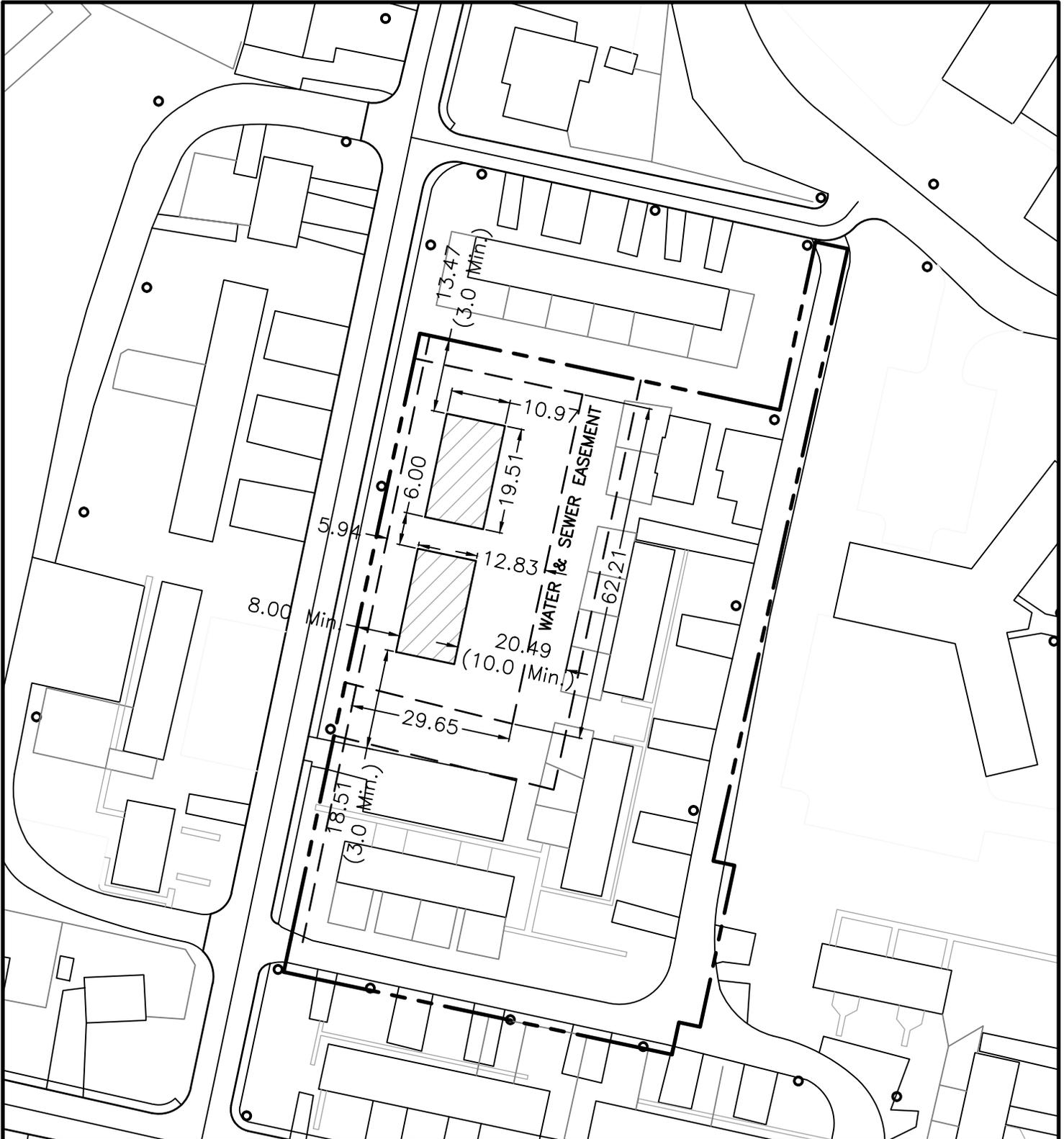
A Cluster Development means two or more residential and/or commercial buildings developed in combination on one lot, in single ownership.

It is noted that this area is zoned **Residential Medium Density (RMD)** and **Cluster Developments** are permitted as a Discretionary Use within the RMD zone in the Town of Gander Development Regulations.

Anyone wishing to make representation on this matter must do so in writing and the representation must be received by the Planning and Public Works Department, Town of Gander, no later than 12:00 noon, Thursday, April 9, 2026.

Further information on this matter may be obtained by contacting the Planning and Public Works Department at 651-5915.

John Boland
Planning & Control Technician
Town of Gander
100 Elizabeth Drive
Gander, NL
A1V 1G7



PROJECT

**PROPOSED 4-PLEX LOCATIONS
SULLIVAN AVE., GANDER, NL**

SCALE: 1:1000	DATE: February 2026
DRAWN BY: GS.	CHECKED BY: --
APPROVED BY: --	PROJECT NO. 23504

TITLE: SITE PLAN

SHEET NO. 1
