

# PROPOSAL FACT SHEET

2<sup>nd</sup> PUBLIC MEETING

CASE #: 01290

MEETING DATE: September 21, 2011

## PROPOSAL INFORMATION

**APPLICANT:** Kiel Developments and Terrain Group for lands of Geldart Property Development Ltd.

**REQUEST:** Amend the Regional Municipal Planning Strategy (RMPS) by redesignating the subject property from Urban Reserve to Rural Commuter, in order to enable Council to consider the proposed the extension of a Water Service Area to the lands, and a development agreement application to permit a 106 unit Open Space Design subdivision.

**PROPOSAL DESCRIPTION:** The applicants wish to develop the subject property with an open space design subdivision comprised of single unit dwellings that would be serviced with municipal water and clustered/shared sewage treatment systems.

Consideration cannot be given to the proposed development unless the RMPS Generalized Future Land Use designation of the subject property is changed to Rural Commuter. Development of the property as proposed also requires that Regional Council approve an amendment to the Regional Subdivision By-law to extend an abutting Water Service Area to the lands; and that Marine Drive, Valley and Canal Community Council approve a development agreement to permit the residential development.

**DISTRICT 3: Preston – Lawrencetown – Chezzetcook, Councillor David Hendsbee**

**PLAN AREA:**

- Cole Harbour/Westphal

**REGIONAL DESIGNATION:**

- Urban Reserve

**COMMUNITY PLAN DESIGNATION:**

- Rural Residential

**ZONING:**

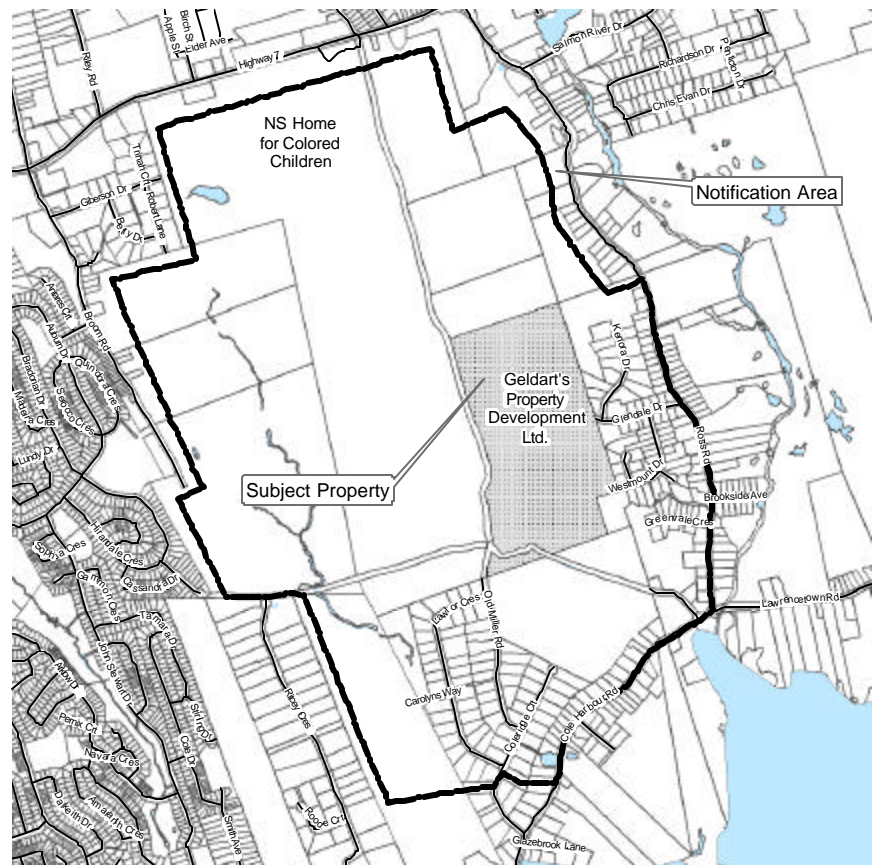
- Urban Reserve

**PROPOSAL:**

- 100 Unit Open Space Design Subdivision

**PROPERTY INFO:**

- Approximately 100 acres  
- Undeveloped



Details of the proposal can be found at [www.halifax.ca/planning/Case01290Details.html](http://www.halifax.ca/planning/Case01290Details.html)

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