

PLANNING APPLICATION CASE NO. 21094

An application has been submitted by Sunrose Land Use Consulting, on behalf of Clearwater Seafoods, to discharge a development agreement and apply zoning which permits the existing commercial development at 757 Bedford Highway, Bedford.



SITE INFORMATION

Plan Area	Bedford and Halifax
District	16 Bedford-Wentworth (Councillor Tim Outhit)
Regional Plan Designation	Harbour
Community Plan Designation and Zoning	<i>Northern portion of the site (existing building):</i> Commercial Comprehensive Development District and Commercial Comprehensive Development District Zone, Bedford Plan Area; <i>Southern portion of the site (existing parking lot):</i> Highway Commercial and C-2B (Highway Commercial) Zone, Halifax Plan Area
Size of Site	7820.4 square metres
Street Frontage	130.4 metres
Current Land Use	Clearwater Seafoods – retail and wholesale of seafood products, associated office and service space, and a surface parking lot
Surrounding Uses	Primarily commercial development, including the Esquire Motel, offices, restaurants, personal services

PROPOSAL DETAILS

To allow Clearwater Seafoods to build a parking garage for their employees and customers, the applicant has requested to discharge an existing development agreement and apply zoning to the site which will recognize the existing Clearwater Seafoods building. The development agreement allowed Clearwater Seafoods to construct the building in its current configuration. This proposal would allow a parking garage to be constructed which meets the C-2B Zone applied on the southern (Halifax) portion of the site, and allow the current Clearwater building to remain. The C-2B Zone permits buildings to a maximum of 35 feet in height.

For further information, please visit

www.halifax.ca/business/planning-development/applications/case-21094-757-bedford-highway-bedford

or contact **Leah Perrin**, Planner II, 902-490-4338, perrinl@halifax.ca