

WM FARES

ARCHITECTS

February 21, 2020

URBAN ENABLED APPLICATIONS | PLANNING & DEVELOPMENT
HALIFAX
PO BOX 1749
HALIFAX NS B3J 3A5

Re: 1319 + 1323 Main Road, Eastern Passage

Dear Dean,

Please accept the enclosed planning application to amend the C2 zone within the Eastern Passage/Cow Bay Land Use Bylaw in relation to Fishing Industry uses.

Do Lobster is an advanced Live Lobster Holding and Storage Facility for world-wide export. They buy Lobster from licenced Lobster dealers all over the Maritimes. Once on site, lobster is graded sorted and stored in tank houses.

The purpose of this application is to amend the C2 requirements to allow a connection between the existing 2 buildings and a limited expansion. The connection between the existing buildings will create a safer environment for both staff and animals during winter conditions; and the expansion will help the business respond to market demands and provide better handling and storing methods.

Recognizing the nature of the existing business which is seasonal and where space is predominantly being utilized for storage tanks, we are asking Staff to add a specific clause under the C2 zone for fisheries with special provisions for building footprint,

gross floor area, parking and landscaping. It is our understanding that the size of buildings will still be controlled by lot coverage and height as specified under Section 14.2 of the Land Use Bylaw.

In support of our application we have included a signed form, application fee, and preliminary building plans . Thank you for your time and we look forward to working with you.

Yours truly,

Original Signed

Cesar Saleh, P.Eng.

WM Fares Architects