



EAST HANTS

# Site Plan Approval Forms

Appendix C

Appendix	A site plan must accompany this application which adequately shows the following information:
C1 Application for Site Plan Approval Rural Use (RU) Zone	<ul style="list-style-type: none"><li>a. all existing and proposed structures.</li><li>b. the location of all watercourses.</li><li>c. the location of all intensive livestock operations on the subject property and neighbouring properties.</li><li>d. the distance between the proposed dwelling and the intensive livestock operation.</li><li>e. location, extent and type of vegetation or other fencing separating the proposed dwelling and the intensive livestock operation.</li></ul>
C2 Application for Site Plan Approval Agricultural Reserve (AR) Zone	<ul style="list-style-type: none"><li>a. all existing and proposed structures.</li><li>b. the location of all watercourses and wells.</li><li>c. the proposed location of all intensive livestock operations on the subject property and neighbouring properties.</li><li>d. the distance between the proposed intensive livestock operation and the watercourse or well.</li><li>e. location, extent and type of vegetation or other buffer separating the proposed intensive livestock operation and the watercourse or well.</li></ul>
C3 Application for Site Plan Approval Large Scale Wind Energy Developments	<b>Information required by Appendix D.</b>



<p>C4 Application for Site Plan Approval Residential Neighbourhood (LR, CR, R1, R2) Zones</p>	<ul style="list-style-type: none"> <li>a. all proposed and existing structures and areas for outdoor storage &amp; display are identified on the site plan.</li> <li>b. all proposed and existing automotive parking.</li> <li>c. all proposed and existing bicycle parking.</li> <li>d. all proposed and existing driveway accesses.</li> <li>e. the type, location, and height of walls, fences, hedges, trees, shrubs, ground cover, or other landscaping necessary to protect and minimize the land use impact on adjoining lands.</li> <li>f. all requirements under the Land Use Bylaw for landscaping and hedges or fencing used for buffering including proposed landscaping for yard setbacks, parking areas, and property lines.</li> <li>g. all retained vegetation including trees, shrubs, and ground cover.</li> <li>h. all proposed walkways are identified on the site plan and are located to provide safe and accessible pedestrian access to the commercial entrance from the parking area and from the street.</li> <li>i. the type and location of outdoor lighting.</li> <li>j. All facilities for the storage of solid waste.</li> </ul> <p><b>Building elevations to scale showing the front, side and rear elevations of the proposed development must also be submitted.</b></p>
<p>C5 Application for Site Plan Approval Mixed Use (R2-T, R3, MC) Zones</p>	<ul style="list-style-type: none"> <li>a. all proposed and existing structures and areas for outdoor storage &amp; display are identified on the site plan.</li> <li>b. all proposed and existing automotive parking.</li> <li>c. all proposed and existing bicycle parking.</li> <li>d. all proposed and existing driveway accesses.</li> <li>e. the type, location, and height of walls, fences, hedges, trees, shrubs, ground cover, or other landscaping necessary to protect and minimize the land use impact on adjoining lands.</li> <li>f. all requirements under the Land Use Bylaw for landscaping and hedges or fencing used for buffering including proposed landscaping for yard setbacks, parking areas, and property lines.</li> <li>g. all retained vegetation including trees, shrubs, and ground cover.</li> <li>h. all proposed walkways are identified on the site plan and are located to provide safe and accessible pedestrian access to the commercial entrance from the parking area and from the street.</li> <li>i. the type and location of outdoor lighting.</li> <li>j. all facilities for the storage of solid waste.</li> </ul> <p><b>Building elevations to scale showing the front, side and rear elevations of the proposed development must also be submitted.</b></p>
<p>C6 Application for Site Plan Approval Village Core (VC) Zone</p>	<ul style="list-style-type: none"> <li>a. all information identified as being required as part of the Form Based Zone Requirements for the Village Core (VC) Zone.</li> </ul>

<p>C7 Application for Site Plan Approval Separated Commercial (GC, HC, RC, BP) Zones</p>	<ul style="list-style-type: none"> <li>a. all proposed and existing structures and areas for outdoor storage &amp; display are identified on the site plan.</li> <li>b. all proposed and existing automotive parking.</li> <li>c. all proposed and existing bicycle parking.</li> <li>d. all proposed and existing driveway accesses.</li> <li>e. the type, location, and height of walls, fences, hedges, trees, shrubs, ground cover, or other landscaping necessary to protect and minimize the land use impact on adjoining lands.</li> <li>f. all requirements under the Land Use Bylaw for landscaping and hedges or fencing used for buffering including proposed landscaping for yard setbacks, parking areas, and property lines.</li> <li>g. all retained vegetation including trees, shrubs, and ground cover.</li> <li>h. all proposed walkways are identified on the site plan and are located to provide safe and accessible pedestrian access to the commercial entrance from the parking area and from the street.</li> <li>i. the type and location of outdoor lighting.</li> <li>j. all facilities for the storage of solid waste.</li> </ul> <p><b>Building elevations to scale showing the front, side and rear elevations of the proposed development must also be submitted.</b></p>
<p>C8 Application for Site Plan Approval Non-conforming Uses and/or Structures</p>	<ul style="list-style-type: none"> <li>a. all existing structures and/or existing partial structures.</li> <li>b. the proposed structure to be repaired, and the portion of structure to be removed.</li> <li>c. setbacks from all property lines.</li> <li>d. footprint of original structure compared to footprint of proposed repair to structure.</li> </ul>
<p>C9 Application for Site Plan Approval Watercourse Greenbelt (WG)</p>	<ul style="list-style-type: none"> <li>a. all existing and proposed structures.</li> <li>b. the location of all watercourses.</li> <li>c. the location of all slopes exceeding 15% grade.</li> <li>d. soil conditions.</li> <li>e. location, extent and type of existing vegetation and proposed vegetation to be removed.</li> </ul>
<p>C10 Application for Site Plan Approval Campground Development</p>	<ul style="list-style-type: none"> <li>a. the dimensions and area of the lot.</li> <li>b. all existing and proposed structures.</li> <li>c. the location of all watercourses.</li> <li>d. location, extent and type of existing vegetation and proposed vegetation to be removed.</li> <li>e. adjacent uses.</li> <li>f. buffering if required.</li> <li>g. All elements, including parking, camp sites, public gathering areas, loading areas, refuse, and outdoor storage.</li> <li>h. traffic circulation and pedestrian circulation.</li> <li>i. areas to be left undisturbed.</li> </ul>

C11

Application for Site Plan Approval  
Agrivoltaics

- a. the proposed location and area of agrivoltaics on the lot.
- b. the dimensions and area of the lot.
- c. the location of all watercourses.
- d. all existing and proposed structures on the lot.
- e. setbacks from adjoining property lines and existing or proposed structures.
- f. type and area of agricultural lands to be farmed.
- g. any other information the Development Officer deems necessary to properly evaluate the proposal.



EAST HANTS

# Application for Site Plan Approval

Property Owners Name:

Appendix C:

Agent (if acting on behalf of owner):

Mailing Address:

Email:

Contact Person:

Description of Proposed Development:

Applicant's Signature

Date

Date Application Received:

Initial:

Date Application Completed:

Initial:

Site Plan:  Approved

Refused

Development Officer's Signature

Date