



Plan Update: Mapping Housekeeping Amendments

Planning Advisory Committee

May 17, 2022

Planning Advisory Committee



EAST HANTS

Background

- As land is developed in the Municipality, there will be occasions where housekeeping amendments are required to be made to the Generalized Future Land Use Maps (GFLUM) and the Land Use Bylaw Maps (LUB) to address new roads, walkways, open space parcels, as well as issues where newly created lots result in awkward zoning boundaries.
- The purpose of this report is to address such housekeeping issues that have arisen since the adoption of the 2016 Planning Documents.
- Since the adoption of the 2016 East Hants Official Community Plan, there have been approximately 330 final plans of Subdivision submitted to East Hants for final approval.
- These amendments will be included in the final package of Plan Update documents and will require first and second reading.

New Roads & Walkways

Walkways

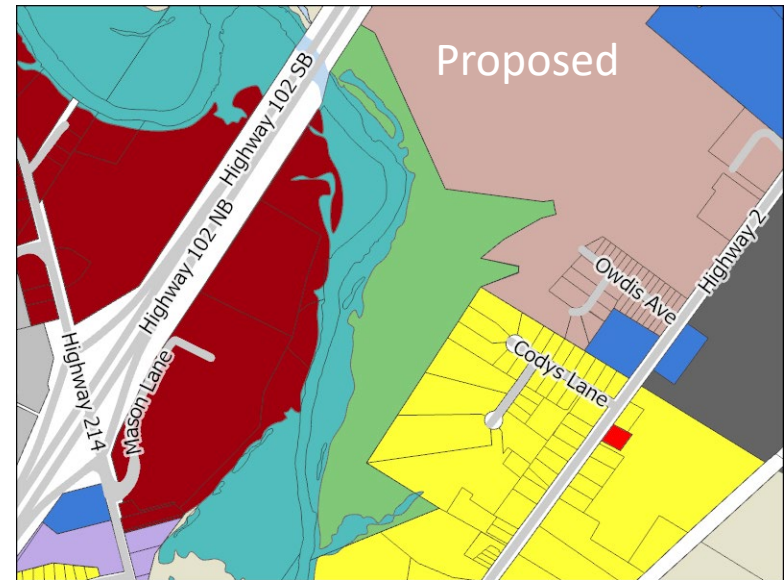
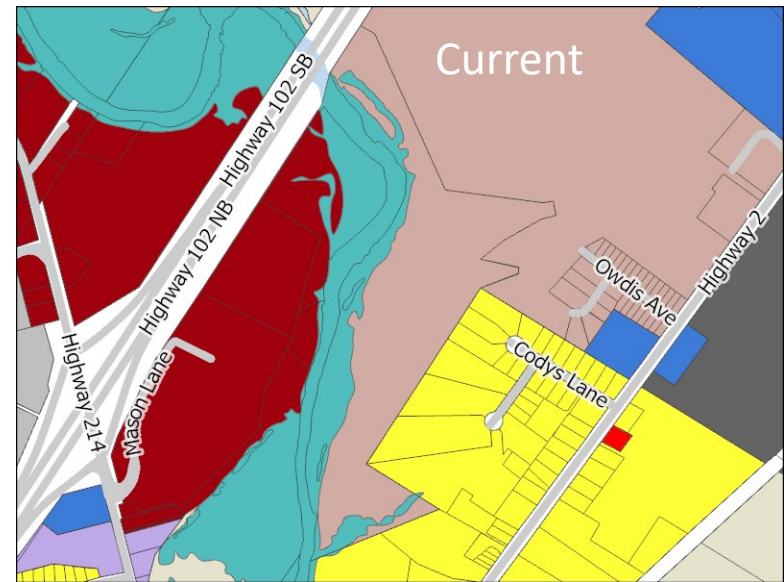
PID	Street	Community
45419835	Deer Run	Belnan
45419728	Meadow View	Belnan
45419629	Osprey	Belnan
45419587	Osprey	Belnan
45415049	Sam	Elmsdale
45395399	Concorde	Enfield
45384872	Kali	Elmsdale

- Proposal to remove the land use designation and zone from the listed walkway and road parcels, which is in keeping with current practices.

Road Name	Ownership	New 2016-2022?
Alicia Scott Ave	M	Y
Andrew Mitchell Dr	M	Y
Autumn Way	M	Y
Cottage Crt	M	Y
Deer Run Lane	M	Y
Development Dr	M	Y
Enterprise Way	M	Y
Expansion Lane	M	Y
Lady Mary Way	M	Y
Lew Cres	M	Y
McKenzie Lane	M	Y Ext
Meadow View Way	M	Y Ext
Nature Dr	M	Almost
Osprey Ridge	M	Y
Owdis Ave	M	Y
Sam Cres	M	Y
Sherwood Dr	M	Y
Tyler St	M	Y Ext
Gala Lane	P	Y
River Country Dr	P	Y
Annie's Lane	P	Y
Danyellas Lane	P	Y
Kiln Creek Blvd	M	Y (Not in our Mapping layer yet)
Allan Shaw Blvd	M	Y (Not in our Mapping layer yet)
Lantz Connector	NSPW	Y
Clay Brick Way	NSPW	Y
Village Dr	M	Almost

Open Space

- Staff are recommending that any new parcels of open space have the land use designation changed to Community Use (CU) Designation and the zone changed to Open Space (OS) Zone.
- A list of all the proposed amendments have been included in the staff report.
- To the right is an example of a proposed change for the newly acquired open space parcel that is part of the Shaw development agreement.



Minor Zoning Amendments

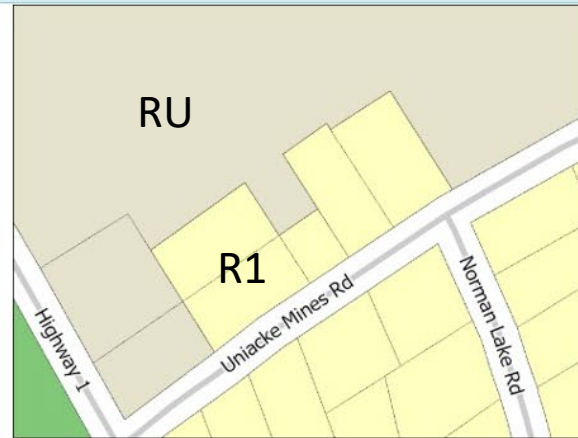
- Staff have identified a variety of housekeeping and minor mapping issues that have arisen from the subdivision of land.
- Many of the properties staff have identified have been subdivided in a manner which has resulted in the split zoning of the property.

Uniacke Mines Road

Current

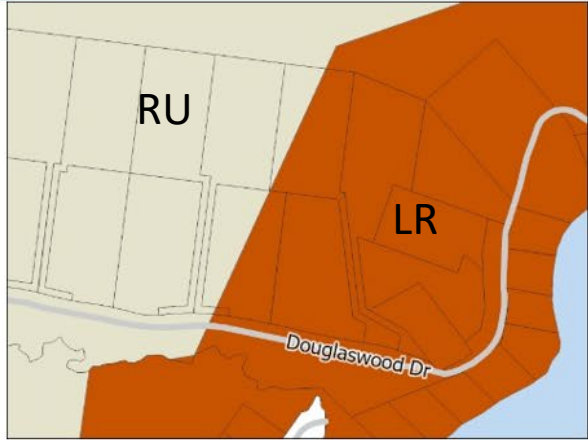


Proposed



Douglas Wood Drive - New Lots

Current

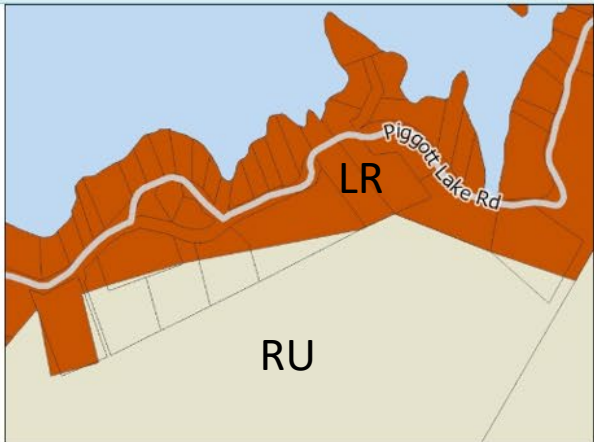


Proposed

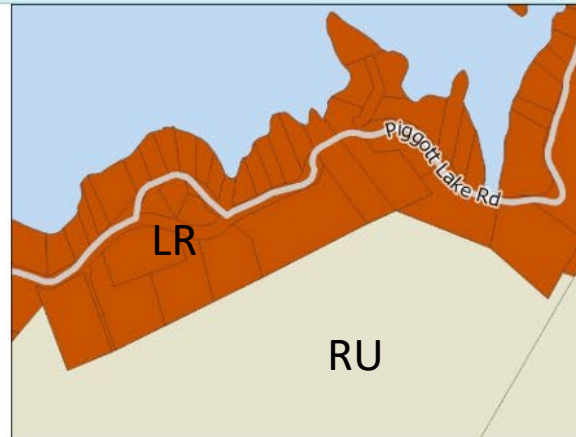


Piggott Lake Road - New Lots

Current

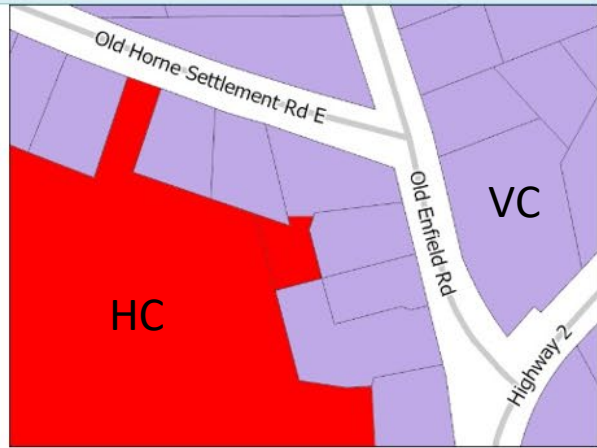


Proposed

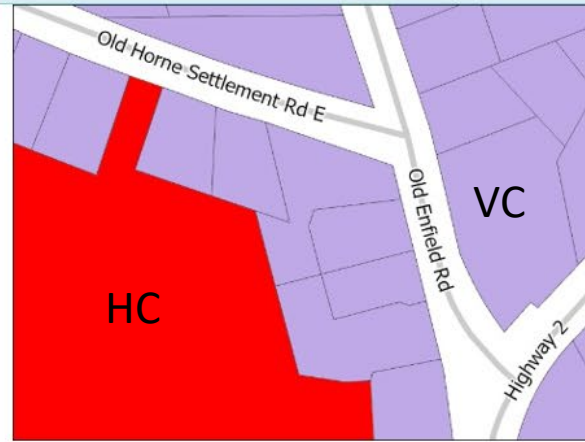


2 Old Horne Settlement Road - Split Zoned Due to Subdivision

Current

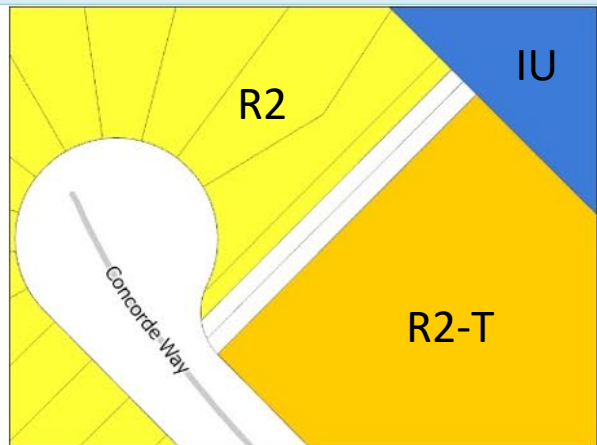


Proposed

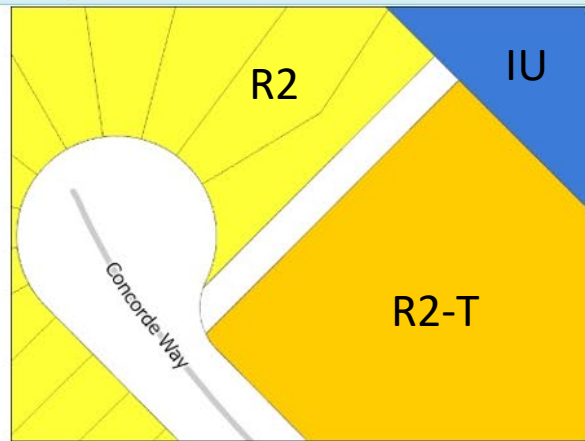


Concorde Way - Walkway Realignment Resulted in Split Zone

Current

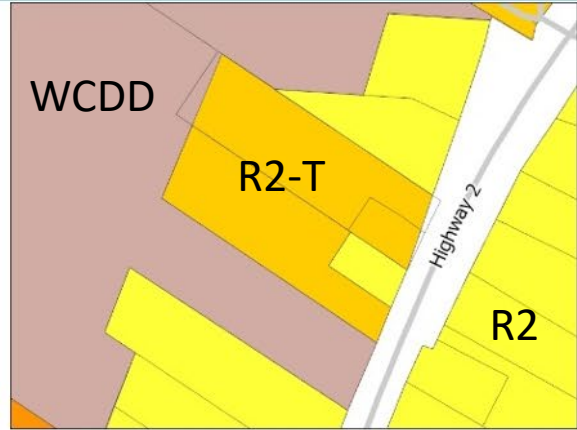


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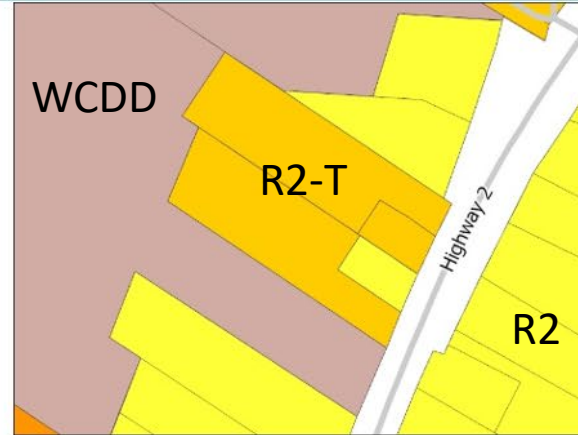


1356 Highway 2 - Subdivision of Land Resulted in Split Zone

Current

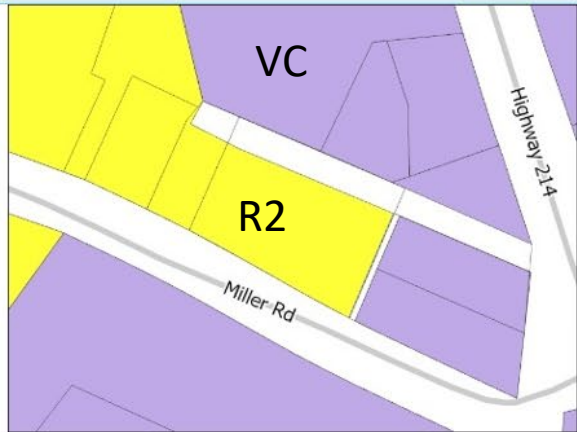


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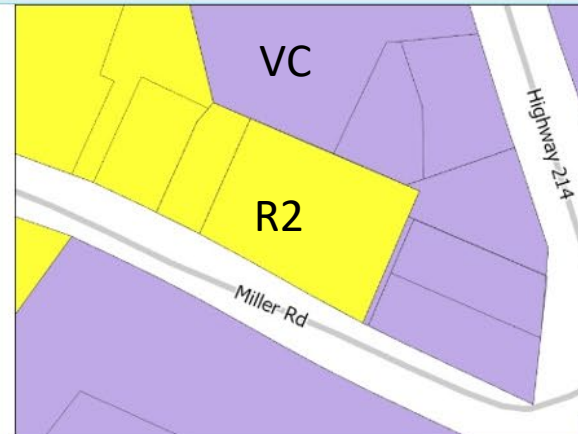


Miller Road - Housekeeping Issue

Current

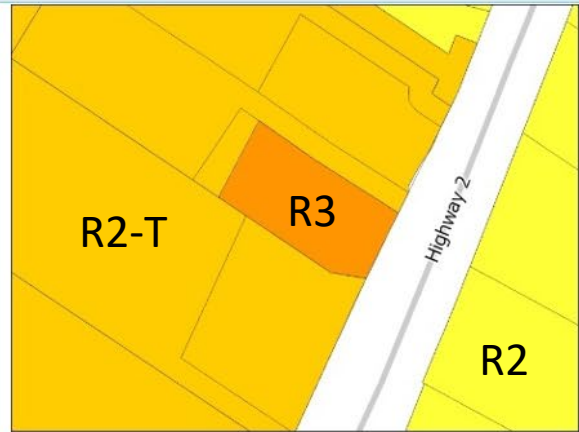


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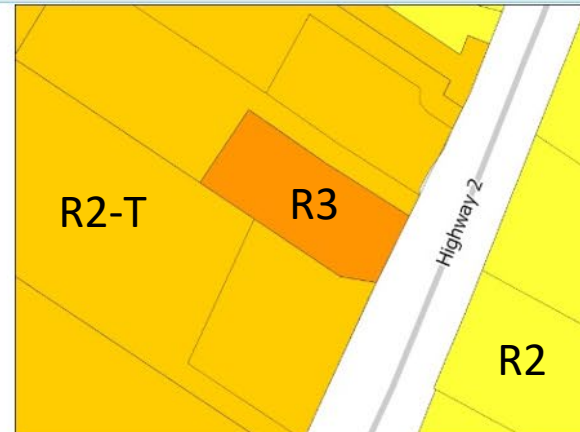


1286 Highway 2, Lantz - Subdivision and Consolidation of Land

Current

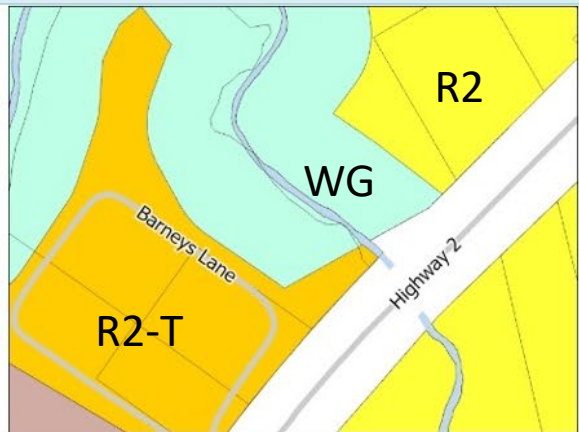


Proposed



3 Barneys Lane - Housekeeping Amendment to the WG Zone

Current



Proposed



Recommendation

- That Planning Advisory Committee recommend that Council authorize staff to make minor and housekeeping amendments to the Generalized Future Land Use Maps and the Land Use Bylaw Maps for the comprehensive planned portion of the Municipality, as presented to Executive Committee on May 17, 2022 and outlined in this staff report.

Recommended Motion

Planning Advisory Committee recommends that Council:

- *authorize staff to make minor and housekeeping amendments to the Generalized Future Land Use Maps and the Land Use Bylaw Maps for the comprehensive planned portion of the Municipality, as presented to Executive Committee on May 17, 2022 and outlined in this staff report.*