



RCDD APPROVED PLAN				1995 SUBSTITUTION				
R-0 LOTS				R-0 CONVERTED TO R-1 LOTS				
KEY	STREET	NO. OF LOTS		STREET	SERVICED/ APPROVED	SERVICED/ UNAPPROVED	UNSERVICED	NO. OF LOTS
	A	30		A	-	-	15	15
	B	43		B	-	-	21	21
	C	17		C	-	-	8	8
	D	16		D	-	-	8	8
	M	2		M	-	-	1	1
TOTAL:		108		TOTAL:			53	

R-1 LOTS				R-1 CONVERTED TO R-0 LOTS				
KEY	STREET	NO. OF LOTS		STREET	SERVICED/ APPROVED	SERVICED/ UNAPPROVED	UNSERVICED	NO. OF LOTS
	RICHARDSON	26		RICHARDSON	16	-	38	54
	BAHA	19		BAHA	32	7	-	39
	E	8		E	-	-	15	15
TOTAL:		53		TOTAL:			108	

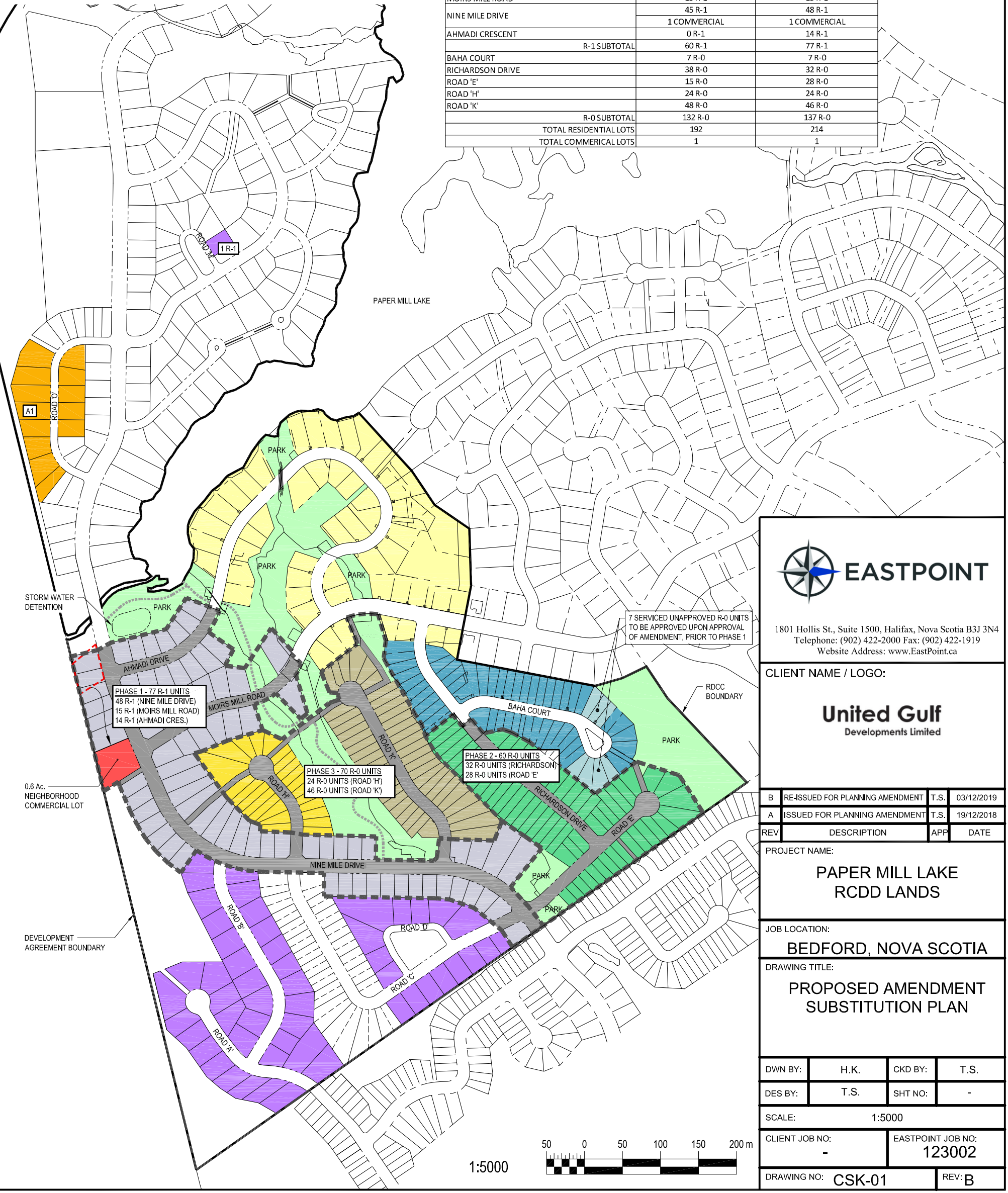
SUMMARY: 53 R-1 LOTS SUBSTITUTED FOR 108 R-0 LOTS, PLUS 108 R-0 LOTS SUBSTITUTED FOR 53 R-1 LOTS. THEREFORE NO CHANGE IN TOTAL LOT NUMBERS OR RATIOS. IN ADDITION, 52 R-1 LOTS WERE SERVICED AND APPROVED AS PER THE RCDD PLAN FOR A TOTAL OF 100 APPROVED SINGLE FAMILY LOTS.


KEY	STREET	UNIT TYPE	NO. OF UNITS	UNIT TYPE	NO. OF UNITS
	H	R-1	12	CONVERTED TO R-0	24
	O	R-0	24	CONVERTED TO R-1	12
	K	R-2	54	CONVERTED TO R-0	48 (THIS RESULTS IN A LOSS OF 6 UNITS)
	NINE MILE DR	R-1	54	CONVERTED TO SMALLER R-1	60 (THIS REPLACES THE 6 UNITS LOST)
TOTAL UNITS:			144	TOTAL UNITS:	144
	NINE MILE DR	COMMERCIAL	1 (0.6 Ac.)	RELOCATED COMMERCIAL	1 (0.6 Ac.)
PROPOSED ROAD CONSTRUCTION					

CHANGE #**	STREET	LOTS DEC. 19/18	LOTS DEC. 3/19	INCREASE/ (DECREASE)
1	RICHARDSON	38	32	(6)
	ROAD 'E'	15	28	13
4	ROAD 'K'	48	46	(2)
NET INCREASE TO R-0 LOTS				
1 & 2	NINE MILE DRIVE	8	4	(4)
3	NINE MILE DRIVE	7	5	(2)
5	NINE MILE DRIVE	16	18	2
6	NINE MILE DRIVE	13	14	1
NET LOSS OF R-1 LOTS WITHIN DEC. 19/18 PLAN AREA				
NET INCREASE IN TOTAL LOTS WITHIN DEC. 19/18 PLAN AREA				
AREA ADDED TO AMENDMENT REQUEST				
7	NINE MILE DRIVE/AHMADI LOOP	20 ON D.A. PLAN***	21	1
NET LOSS OF R-1 LOTS				
OVERALL NET INCREASE IN LOTS (INCLUDING 20 FROM ADDITIONAL AREA AND 2 FROM INCREASED DENSITY)				

*THESE ADDITIONAL CHANGES DO NOT INCLUDE SUBSTITUTIONS BETWEEN TYPES OF LOTS AS WERE SUMMARIZED IN TABLES 1 AND 2, BUT REFLECT CHANGES TO STREET AND LOT ARRANGEMENTS TO MINIMIZE TRAFFIC AND ENVIRONMENTAL CONCERNS. **SEE SKETCH CSK-02 REV. C AND ACCOMPANYING WRITE UP FOR DESCRIPTION OF SIGNIFICANT CHANGES FROM DEC. 2018 CONCEPT PLAN. ***THE LOT IMMEDIATELY TO THE NORTH OF THE RELOCATED COMMERCIAL LOT IS INCLUDED IN BOTH THE DEC. 2018 AND DEC. 2019 CONCEPTS. ****CLAUSE 4. (1) OF THE DEVELOPMENT AGREEMENT ALLOWS A GROSS DENSITY UP TO 4.5 UNITS/ACRE FOR 221 ACRES FOR A TOTAL DENSITY NOT TO EXCEED 984 UNITS. THE RCDD CONCEPT PLAN SHOWS 921 UNITS. UNDER THIS AMENDMENT WE REQUEST APPROVAL OF THE 2 ADDITIONAL UNITS BE PART OF THE DIFFERENCE BETWEEN THE 921 AND THE 984.

STREET NAME	DEC. 2018 CONCEPT # OF LOTS	DEC. 2019 CONCEPT # OF LOTS
MOIRS MILL ROAD	15 R-1	15 R-1
NINE MILE DRIVE	45 R-1	48 R-1
AHMADI CRESCENT	1 COMMERCIAL	1 COMMERCIAL
	0 R-1	14 R-1
R-1 SUBTOTAL		
BAHA COURT	60 R-1	77 R-1
RICHARDSON DRIVE	7 R-0	7 R-0
ROAD 'E'	38 R-0	32 R-0
ROAD 'H'	15 R-0	28 R-0
ROAD 'K'	24 R-0	24 R-0
	48 R-0	46 R-0
R-0 SUBTOTAL		
TOTAL RESIDENTIAL LOTS	132 R-0	137 R-0
TOTAL COMMERCIAL LOTS	1	1






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CLIENT NAME / LOGO:



United Gulf
Developments Limited

B	RE-ISSUED FOR PLANNING AMENDMENT	T.S.	03/12/2019
A	ISSUED FOR PLANNING AMENDMENT	T.S.	19/12/2018
REV	DESCRIPTION	APP	DATE

PROJECT NAME:

**PAPER MILL LAKE
RCDD LANDS**

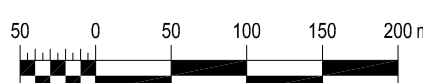
JOB LOCATION:

BEDFORD, NOVA SCOTIA

DRAWING TITLE:

**PROPOSED AMENDMENT
SUBSTITUTION PLAN**

DWN BY:	H.K.	CKD BY:	T.S.
DES BY:	T.S.	SHT NO:	-
SCALE:		1:5000	
CLIENT JOB NO:	-	EASTPOINT JOB NO:	123002
DRAWING NO:	CSK-01	REV:	B



1:5000