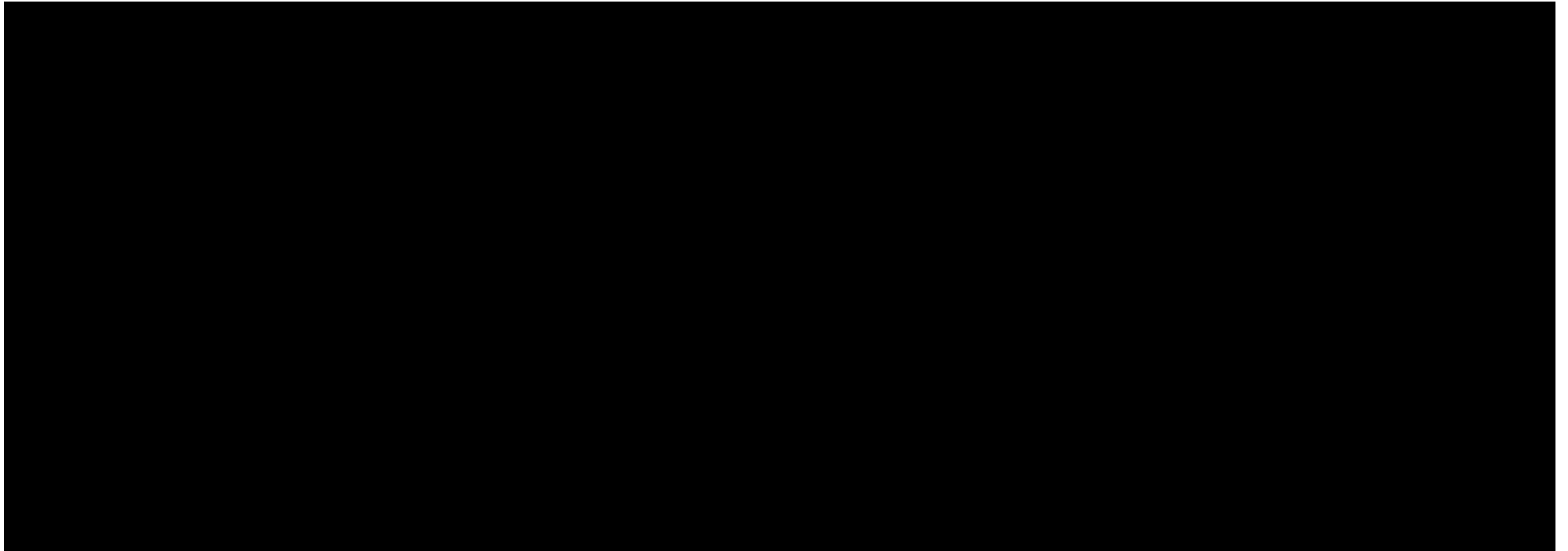




From: Orville Rose [REDACTED]
Sent: Tuesday, February 25, 2025 9:27 AM
To: Perrin, Leah <perrinl@halifax.ca>
Cc: Deagle Gammon, Cathy <deaglec@halifax.ca>
Subject: [External Email] Subdivision lot from 566 Highway 277

[This email has been received from an external person or system]

Ms. Perrin,
Thank you for speaking with us last week regarding this matter.
Please accept this letter as our formal request.

Looking to subdivide a lot off our property PID#41053117 for our daughter. We understand this requires 100ft frontage. We currently have 13.765 acres which would allow enough property for setbacks as needed.

Is it possible to use the unlisted portion of the old Halifax road as frontage or give her a right of way off our existing driveway which has 100ft frontage off highway 277 or are there other variances or allowances to accommodate this subdivision.

We have attached a photo of our current subdivision plan with a roughed in sketch of where we would like the new lot to be.

Thank you for your consideration.

Regards
Orville Rose
Teresa Rose



SEE DETAIL A

LOT 89-3
Lands of
PATRICK T. WILSON
DONA VELMA WILSON
Book 6108 Page 47
PID 40545295

LOT 89-1
Lands of
JOHN NATHAN MARTELL
CARLENE ANN MARTELL
Book 8347 Page 342
PID 40506354

Lands of
JOHN JASON ROSE
LOUI GAYLE ROSE
Book 7808 Page 1028
PID 40216848

Lands of
MARK LAURENCE ISENER
Book 7388 Page 352
PID 40542888

Lands of
KATHLEEN ELLEN ISENER
Book 7370 Page 20
PID 41003133

LOT 80-2
Lands of
DOROTHY ROSE BENERE
VERNON MARSHALL POTTER
Book 7018 Page 77
PID 40580284

LOT 80-1
Lands of
ROYAL BANK OF CANADA
PID 40560856

UNLISTED PORTION OF
OLD HALIFAX ROAD

NOTE:
LINE JOINING "A" and "B" HAVING A BEARING OF
S 61°07'51"E HELD AS GOVERNING LINE FOR BEARINGS.

LOT 95-ABCD-1AB
AREA=13.797 ACRES±

LOT 95-ABCD-1A
Remaining Land of
ORVILLE LOUIS J. ROSE
TERESA MARLENE ROSE
PID 41053117
AREA = 13.765 ACRES±

LOT 95-ABCD-2
Lands of
MARK ISENER
KATHLEEN ISENER
Book 6946 Page 602
PID 41053125

LOT 05-2-OR
AREA = 5.000 ACRES±

NOTE:
LOT 05-2-OR TO BE APPROVED AS A
ROAD ENTRANCE RESERVE.

LOT 8
Lands of
ROBERT LYLE BATES
APRIL MARY BATES
Book 6380 Page 160
PID 40601250

LOT 7
Lands of
RICHARD M. ARNOLD
BEVERLEE D. ARNOLD
Book 6364 Page 1083

New Lot
3-4 Acres
or whatever
is Required

Remaining Land
of Orville J. Rose

60,000 SF
Lot 1A

Civic 310
House

House

HIGHWAY No. 277
(66' wide)

LOT 95-ABCD