



**NORTH WEST COMMUNITY COUNCIL
MINUTES
January 14, 2019**

PRESENT: Councillor Matt Whitman, Chair
Councillor Lisa Blackburn
Councillor Steve Streach
Councillor Steve Craig
Councillor Tim Outhit

STAFF: Liam MacSween, Legislative Assistant

The following does not represent a verbatim record of the proceedings of this meeting.

The agenda, reports, supporting documents, and information items circulated are online at halifax.ca.

The meeting was called to order at 7:01 p.m. and adjourned at 8:41 p.m.

1. CALL TO ORDER

Councillor Whitman, Chair called the meeting to order in the Cafetorium, Lockview High School,

2. APPROVAL OF MINUTES – December 10, 2018 & December 11, 2018 Joint Meeting of Halifax and West; Harbour East-Marine Drive; and North West Community Councils

MOVED Councillor Blackburn, seconded by Councillor Craig

THAT the minutes of December 10, 2018 & December 11, 2018 Joint Meeting of Halifax and West; Harbour East-Marine Drive; and North West Community Councils be approved as presented.

MOTION PUT AND PASSED.

3. APPROVAL OF THE ORDER OF BUSINESS AND APPROVAL OF ADDITIONS AND DELETIONS

Additions:

16.1 Councillor Blackburn - Sackville Heights Community Centre Lift Project Funding

MOVED by Councillor Streach, seconded by Councillor Outhit

THAT the agenda be approved as amended.

Two-third majority vote required.

MOTION PUT AND PASSED.

4. BUSINESS ARISING OUT OF THE MINUTES – NONE

5. CALL FOR DECLARATION OF CONFLICT OF INTERESTS – NONE

6. MOTIONS OF RECONSIDERATION – NONE

7. MOTIONS OF RESCISSION – NONE

8. CONSIDERATION OF DEFERRED BUSINESS – NONE

9. NOTICES OF TABLED MATTERS – NONE

10. HEARINGS – NONE

11. CORRESPONDENCE, PETITIONS & DELEGATIONS

11.1 Correspondence

Liam MacSween, Legislative Assistant noted correspondence received by the Municipal Clerk's Office in relation to Item No. 13.1.1. This correspondence was distributed to members of North West Community Council.

11.2 Petitions – NONE

11.3 Presentations – NONE

12. INFORMATION ITEMS BROUGHT FORWARD – NONE

13. REPORTS

13.1 STAFF

13.1.1 Case 20594: Amendments to the Municipal Planning Strategy and Land Use By-law for Planning Districts 14 and 17 for lands at Opportunity Site B, Fall River

The following was before Community Council:

- A staff recommendation report dated October 22, 2018
- Correspondence from David Harrison dated January 14, 2019
- Correspondence from Alan Joyce dated January 14, 2019

Thea Langille, Principal Planner, provided a presentation on Case 20594: Amendments to the Municipal Planning Strategy and Land Use By-law for Planning Districts 14 and 17 for lands at Opportunity Site B, Fall River.

MOVED by Councillor Streach, seconded by Councillor Craig

THAT North West Community Council recommends that Regional Council:

1. Give First Reading to consider the proposed amendments to the Municipal Planning Strategy (MPS) and Land Use By-law (LUB) for Planning Districts 14 and 17, specifically the River-lakes Case 20594: SPS Amendment Secondary Planning Strategy (SPS), as set out in Attachments A and B of this staff report dated October 22, 2018 to establish a new zone which will allow a “residential complex inclusive of supporting uses” on Residential Opportunity Site B and add two additional properties to Opportunity Site B and schedule a public hearing; and

2. Approve the proposed amendments to the MPS and LUB for Planning Districts 14 and 17 as set out in Attachments A and B of the staff report dated October 22, 2018.

In response to questions from North West Community Council, Langille noted the following:

- The existing Municipal Planning Strategy and Land Use By-Law came into effect in 2013 as part of the Fall River visioning project.
- Further information from staff and the applicant will be provided at the public hearing respecting onsite servicing and traffic impacts associated with the proposed development.
- The proposed zoning, as outlined in attachment B of the October 22, 2018 staff report is similar in nature to Development Agreement which regulated the permitted onsite uses.

In response to a question from North West Community Council, Chief Stuebing of Halifax Regional Fire and Emergency Services (HRFE) clarified HRFE's ability to provide fire and rescue service to the area with the addition of the proposed development. Stuebing provided further commentary on the necessary equipment and staffing levels that are in place to provide fire service to the area.

MOTION PUT AND PASSED.

13.1.2 Councillor Appointment to the Special Events Advisory Committee

The following was before Community Council:

- A staff memorandum respecting Councillor Appointments to the Special Events Advisory Committee

MOVED by Councillor Craig, seconded by Councillor Outhit

THAT North West Community Council nominate Councillor Lisa Blackburn from the North West Community Council membership to the Special Events Advisory Committee for a term to November 2020.

MOTION PUT AND PASSED.

13.2 MEMBERS OF COMMUNITY COUNCIL

13.2.1 Councillor Whitman – Hammonds Plains Common Area Rate Funding Request – Hammonds Plains Community Centre

The following was before Community Council:

- A Councillor Request for Community Council consideration form from Councillor Whitman

MOVED by Councillor Whitman, seconded by Councillor Outhit

THAT North West Community Council defer consideration of the Hammonds Plains Common Area Rate Funding Request to the next regular meeting of Community Council.

MOTION PUT AND PASSED.

13.2.2 Councillor Whitman – Hammonds Plains Area Rate Funding Request – Glen Arbour Home Owners Association – Basketball Court for Glen Arbour Way.

The following was before Community Council:

- A Councillor request for Community Council consideration form from Councillor Whitman

MOVED by Councillor Streach, seconded by Councillor Blackburn

THAT North West Community Council recommend that Halifax Regional Council request a staff report for a one time allocation of up to \$39,000.00 from the Hammonds Plains Area Rate to the Glen Arbour Home Owners Association for the installation of a half Basketball Court on Glen Arbour Way.

MOTION PUT AND PASSED.

14. MOTIONS

15. IN CAMERA (IN PRIVATE)

15.1 Approval of In Camera Minutes – December 10, 2018

The following motion was approved in public session:

MOVED by Councillor Craig, seconded by Councillor Outhit

THAT North West Community Council approve the In Camera (In Private) minutes of December 10, 2018 as circulated.

MOTION PUT AND PASSED.

16. ADDED ITEMS

16.1 Councillor Blackburn - Sackville Heights Community Centre Lift Project Funding

The following was before Community Council:

- A Councillor request for Community Council consideration form from Councillor Blackburn

MOVED by Councillor Blackburn, seconded by Councillor Craig

THAT North West Community Council approve a contribution of \$60,000 from the Sackville Landfill Compensation Fund to the Sackville Heights Community Centre Lift project.

MOTION PUT AND PASSED.

17. NOTICES OF MOTION – NONE

18. PUBLIC PARTICIPATION

Sandra Carr, of Fall River provided commentary with respect to the proposed seniors housing project for Fall River. Carr read correspondence from seniors in the area that are in support of senior friendly housing options for Fall River.

Bryant of Fall River provided commentary with respect to traffic concerns at the intersection of Fall River Road at the Wilsons Gas Station.

Kevin O'Halloran, of Waverly provided commentary with respect to the Waverly Community Association and Heritage Society, and its relationship with the Halifax Regional Municipality. O' Halloran advised of a potential loss in funding for the organization and expressed interest in working with HRM to find a solution to the problem.

Christine Mirabelly, of Fall River spoke in support for senior housing solutions for Fall River. Mirabelly advised that a more recent traffic study should be completed for the lands at Opportunity Site B in Fall River.

Alan Joyce, of Fall River expressed concerns regarding the proposed development on Opportunity Site B in Fall River and noted that North West Community Council should defer consideration until a more comprehensive traffic study is completed.

Stacy Rudderham, Fall River, reiterated concerns raised by previous speakers in relation to the traffic study for the proposed development agreement for Opportunity Site B in Fall River and provided further commentary on housing affordability for seniors.

Barry Dalrymple, of Waverly expressed concern with respect to financial support needed to maintain the operations of the Waverly Community Association and Heritage Society. Dalrymple provided an overview of the group's activities and encouraged members of North West Community Council to work with HRM staff to support the organization.

19. DATE OF NEXT MEETING – February 11, 2019 – Bedford-Hammonds Plains Community Centre, 202 Innovation Drive, Bedford

20. ADJOURNMENT

The meeting was adjourned at 8:41 p.m.

Liam MacSween
Legislative Assistant