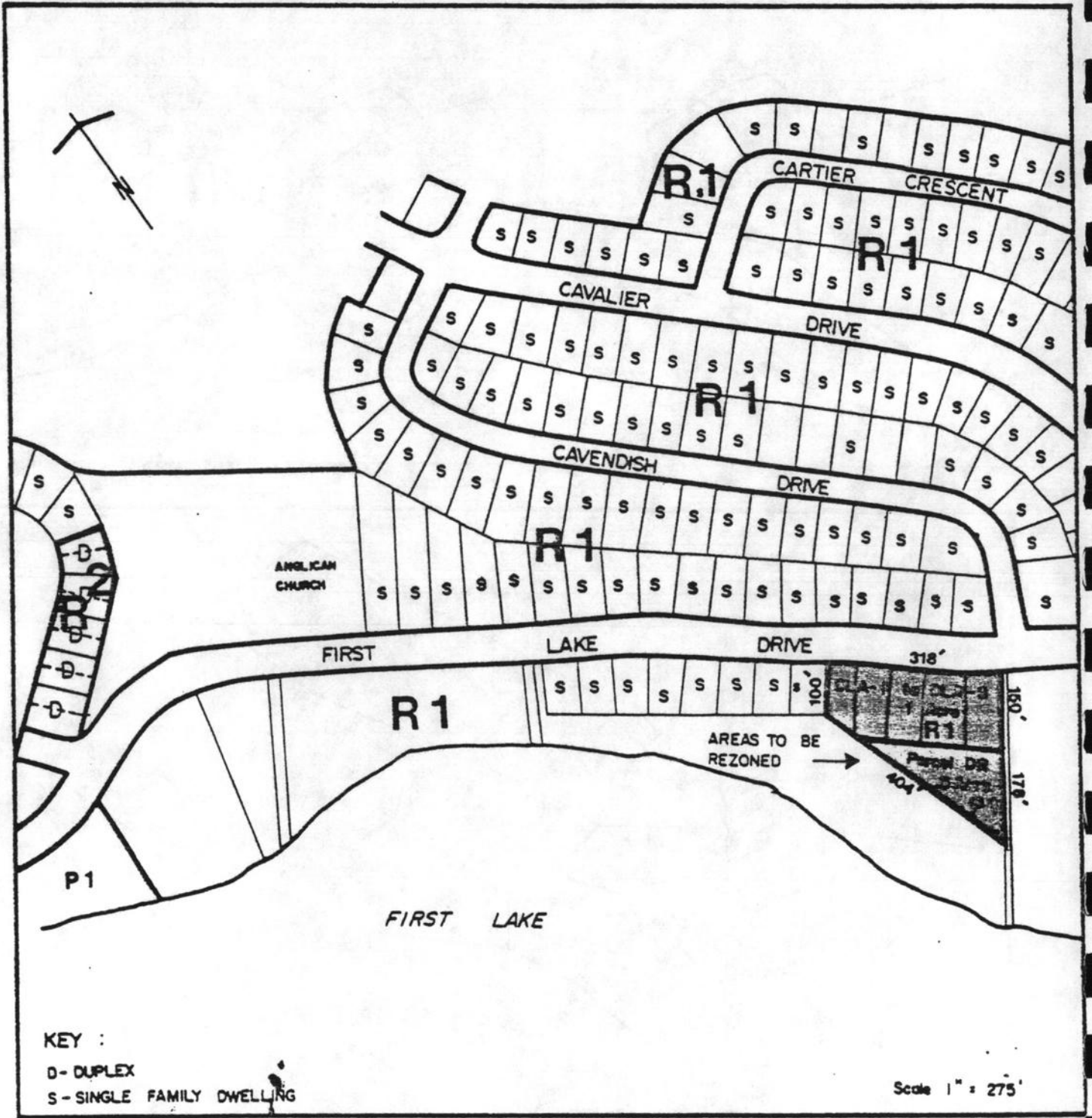


FIGURE NO. 2 - SURROUNDING LAND USES & ZONING



Nova Scotia



Planning and Development

**Department of
Housing**

PO Box 815
Dartmouth, Nova Scotia
B2Y 3Z3

902 424-4483

HEAD OFFICE
In reply please quote
file no.

200-390-S1-11

21 November 1985

Mr. Mike Hanusiak,
Planner
Municipality of the County of Halifax
P. O. Box 300, Armdale
Halifax, Nova Scotia
B3L 4K3

Dear Mr. Hanusiak:

The Department wishes to submit an application herewith to rezone Parcel D (lots DLA-1 to DLA-5 and Park Area Parcel DR) from R-4 to R-1 and P-1 respectively. The purpose of the rezoning is to allow the five lots to be developed for single family and to create some additional parkland. Approval of the lots and park parcel was previously granted by the Development Officer; the approval is dated August 10, 1984.

As you are aware, the Department has previously submitted an application to have Parcel D rezoned. This application was rejected by Council, however we feel our application is warranted for the following reasons. Firstly, the site is situated in an area of our Sackville Lakes Land Assembly where the development is all low-density single family. We feel that to develop this site for apartments would have an adverse impact on the surrounding development. Secondly, the grades of the site are steep which makes it difficult and costly to develop it for apartments. Some of these difficulties would be: servicing the units to First Lake Drive, number of units the site could physically handle, steep driveway access, and parking area.

Mr. Mike Hanusiak

- 2 -

21 November 1985

In support of our application, I am submitting a print of the legal plan showing Parcel D as subdivided and a copy of the legal descriptions for the lots and the park parcel. A cheque in the amount of \$500 to cover the cost of advertising has been requisitioned and will be forwarded to your attention upon receipt.

Should you have any questions regarding this application, please feel free to contact me.

Yours truly,



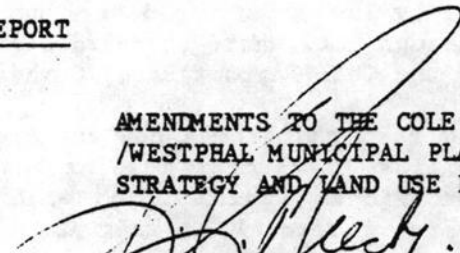
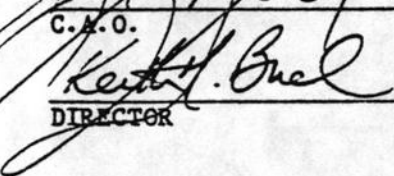
E. A. Clarke
Director, Planning Services

EAC/JG/tp
Enclosures

STAFF REPORT

TO Planning Advisory Committee
BY: Dept. of Planning & Development
DATE: September 30, 1985
RE: APPLICATION NO. PA-CH/W-14-85

AMENDMENTS TO THE COLE HARBOUR
/WESTPHAL MUNICIPAL PLANNING
STRATEGY AND LAND USE BY-LAW


C.A.O.

DIRECTOR

RECOMMENDATION

IT IS RECOMMENDED THAT THE ATTACHED AMENDMENTS TO THE COLE HARBOUR/WESTPHAL PLANNING STRATEGY BE ADOPTED IN CONJUNCTION WITH AMENDMENTS PREVIOUSLY ADOPTED AND AWAITING THE APPROVAL OF THE MINISTER OF MUNICIPAL AFFAIRS. FURTHER, A PRIORITY SHOULD BE PLACED ON DEVELOPING A SET OF FIRM STANDARDS TO REPLACE DEVELOPMENT AGREEMENTS, AND TO BE CONSIDERED DURING PLAN REVIEW OR EARLIER.

BACKGROUND

A September 30, 1985 staff report to PAC suggested amendments to the Cole Harbour/Westphal land use by-law which would have required that commercial and multiple unit developments on lots with frontage on the Cole Harbour Road, Cumberland Drive or Forest Hills Drive would be permitted to have road access to only those roads.

At a public hearing held on December 5, 1985, it was brought to Council's attention that this amendment would create difficulties for some property owners. Situations existed where the Department of Transportation had denied a lot access to one of these major streets but had granted access to a local street. The proposed land use by-law amendments would have created a situation where no road access would be permitted. Council referred the matter back to PAC.

A December 16, 1985 staff memorandum to PAC suggested amendments to the land use by-law which would have permitted access to local streets from corner or through lots where standard engineering practices indicated that direct access to the Cole Harbour Road, Cumberland Drive or Forest Hills Drive was unsafe.

PAC felt that these new amendments would not significantly improve Council's ability to control road access. Staff was, therefore, directed to prepare specific amendments which would require a development agreement in instances where commercial or multiple unit developments were denied access to one of the three major collectors but could gain access onto a local street.

ANALYSIS

Although this report outlines the specific plan and by-law amendments to PAC's directive, there are reservations with respect to this approach to access control.

Section 54(1)(a) of the Planning Act states that "where a municipal planning strategy, so provides, a land use by-law may, "subject to the Public Highways Act, regulate or restrict the location, size and number of accesses from a lot to the abutting streets, provided that a lot has access to at least one street".

The Provincial Department of Transportation, under the Public Highways Act issues permits which authorizes access to the public road system. The Department of Transportation maintains trained traffic engineers capable of assessing the impacts of specific access requests while the Municipality does not now employ a traffic engineer or planner.

In situations where Transportation denies access to the major road and therefore a development agreement would be required, it seems clear that Council cannot refuse to enter an agreement since at least one access must be provided. Council may perhaps refuse one agreement in favour of another, however this refusal must be supported by the plan's considerations. If ultimate approval is indeed mandatory, this may not be acceptable or understandable to residents attending a public hearing nor to the developer who may view the hearing as an extra step toward the inevitable. In addition this could generate conflict between Council and the Department of Transportation.

The rejection of any specific agreement can, of course, be appealed. In this, the technical aspects will be a prime consideration. As indicated, the expertise of municipal traffic engineers directly advising the Council and giving evidence to support the Council's decision is lacking.

Whether or not access can be denied, the matters to be negotiated would include the actual design of the road accesses and other traffic matters. In some cases, other aspects of the total development should be considered. This

may be particularly important when Council wishes to set conditions, such as a limitation on the number of apartment units, or the size of a commercial building. However, this should only be undertaken when there is quite clearly a relationship between the amount of traffic generated by particular uses. This is already recognized in the Cole Harbour/Westphal plan which requires that fast food restaurants and commercial uses exceeding 10,000 square feet of floor area may only proceed by development agreement. The adequacy of the road network serving these uses and the location of accesses are among the specific concerns to be addressed by Council. In the amendments at hand, there are no references to setting limitations on a use as a condition of having a driveway, since those identifiable are already specified in the plan.

Residents attending a public hearing often may assume or demand that Council will reject an application based on the development in total, as opposed to the specific access under consideration. In addition, the public hearing mechanism may lead to requests to consider some commercial uses by development agreement even though they do have approved access to the Cole Harbour or other major roads.

The decision of Council to adopt the Community Commercial Designation on the Cole Harbour Road signified an overall intent to encourage the development of commercial and higher density residential uses in the area. It must be made clear that the institution of a development agreement process for corner and through lots is not intended to alter Council's intentions for the area. Development in the C-2 zone has reduced pressure for rezoning of alternative lands in strictly residential areas. Any uncertainty created by the process and time required for negotiations, statutory advertising and appeal periods could discourage development.

CONCLUSION

The proposed amendments outlined in Appendix "A" and "B" would affect approximately 18 corner lots now zoned C-2 and 4 through lots. Of these, there are about four undeveloped corner C-2 lots. Most of the developed lots already have side street access. It is anticipated that in most cases of redevelopment, existing driveways would suffice and therefore, the agreement procedure will affect only a few properties.

There are many technical and design considerations with respect to access. Many of these have been dealt with through substantial studies and are published in design manual form. Such manuals offer options for a wide variety of situations.

It is possible through close co-operation between municipal and provincial staff to review both planning and engineering issues and methods related to access and traffic and to arrive at a set of standards and design requirements for driveway design, size, number and location for all multiple unit residential and commercial uses. It is recommended that, over the longer term, this is preferable to individual development agreements.

APPENDIX "A"

A BY-LAW TO AMEND THE MUNICIPAL DEVELOPMENT PLAN

FOR COLE HARBOUR/WESTPHAL

The Municipal Development Plan for Cole Harbour/Westphal is hereby amended by:

- a) inserting immediately following Policy P-21(a) the following:

As much commercial traffic as possible should be directed to the Cole Harbour Road and similar larger roads and away from the residential local streets. However, for reasons of safety, the provision of access to a local street may be a preferable course of action. Concern with residential environments will require greater control when these situations arise.

P-21(b) It shall be the intention of Council to require commercial and high density residential uses to access only onto the Cole Harbour Road, Cumberland Drive or Forest Hills Drive. Notwithstanding this, where a lot is to be developed for commercial or higher density residential use and it has been determined through standard engineering practices that access to the Cole Harbour Road, Cumberland Drive or Forest Hills Drive is undesirable, Council shall require any access(es) to any other road to be subject to the provisions of Sections 33(2) and 34 of the Planning Act. In considering such an agreement Council shall have regard to the provisions of Policy P-93 and to the most efficient and unobtrusive method of access and egress, for vehicles and pedestrians, and the optimum design of on-site parking, aisles, signage and other traffic features.

- b) Inserting immediately following Policy P-92(111)(b) the following:

(c) access to commercial or multiple unit residential uses other than to Cole Harbour Road, Cumberland Drive or Forest Hills Drive according to Policy P-21(b).

APPENDIX "B"

A BY-LAW TO AMEND THE ZONING BY-LAW

FOR COLE HARBOUR/WESTPHAL

The Zoning By-law for Cole Harbour/Westphal is hereby amended by:

a) inserting immediately following Part 3.6(j) the following:

(k) access to commercial and multiple unit residential use within the C-2 (General Business) Zone other than to Cole Harbour Road, Cumberland Drive or Forest Hills Drive.

COUNCIL SESSION

MARCH 18, 1986

PRESENT WERE: Warden MacKenzie
Councillor Walker
Councillor Fralick
Councillor P. Baker
Councillor C. Baker
Councillor Deveaux
Councillor DeRoche
Councillor Adams
Councillor Randall
Councillor Bayers
Councillor Reid
Councillor Snow
Councillor Merrigan
Councillor MacKay
Councillor McInroy
Councillor MacDonald
Deputy Warden Wiseman
Councillor Mont

ALSO PRESENT: Mr. D.D. Reinhardt, Deputy Municipal Clerk
Mr. R.G. Cragg, Municipal Solicitor
Mr. K. Wilson, Director of Finance

SECRETARY: Glenda Higgins

Warden MacKenzie called the meeting to order at 6:10 p.m.

Mr. Reinhardt called the Roll.

APPOINTMENT OF RECORDING SECRETARY

It was moved by Councillor DeRoche, seconded by Councillor Snow:

"THAT Glenda Higgins be appointed as Recording Secretary."
Motion Carried.

APPROVAL OF MINUTES

It was moved by Councillor Mont, seconded by Councillor Snow:

"THAT the minutes of the February 18, 1986, Regular Session of Council be approved as circulated."
Motion Carried.

It was moved by Councillor DeRoche, seconded by Councillor Randall:

"THAT the minutes of the February 24, 1986, Public Hearing be approved as circulated."
Motion Carried.

AGENDA ITEMS

Councillor P. Baker - M.H.A.
Councillor C. Baker - Department of Transportation
Councillor MacDonald - Department of Transportation

MEETING WITH REGIONAL ASSESSMENT DEPARTMENT OFFICIALS

Mr. Charles Peck and Mr. Bob Warren were in attendance to discuss the Regional Assessment Division with Council Members.

Mr. Warren outlined some of the main occurrences that have led to better assessment throughout the Province. The first was the three year re-assessment program, which demands assessors to visit every property and thoroughly inspect it once every three years. He explained that two attempts are made to get in so that people are assured that they are assessed for what they own, the details are proper, and to extend some public relations with the people.

Mr. Warren informed that the last re-assessment resulted in a reduction in the number of appeals by almost one-half. This indicates that people are a little more comfortable with the process of assessment.

Mr. Warren stated that the assessment department is subject to an external audit. Touche-Ross and Company have been carrying out audits on the assessment since 1982, and it is felt that the people are getting the best possible service under the circumstances. The audit has also shown that very little could happen in the way of tampering with assessments.

Mr. Warren informed that assessment will soon be computerized. Currently all card calculations are done manually, and the computer-assisted program should give more security to the system and confidence to the ratepayers. Then the areas that should be looked at closer can be concentrated on.

The Regional Assessment Office will also be initiating a new course for assessors which will be a four year program through Henson College. This will be a big step for the assessors because they will be better qualified and they will do a better job.

A restructure at the head office has also recently been completed. Mr. Warren advised that there had been very limited numbers at the Assessment Division of Municipal Affairs, and three Operations Officers were added to the staff in this office. They came from vacancies in the region. They are doing much analysis work, providing the assessors with useful information and statistics. Three senior people have been set up in areas of expertise to them: a field operations person, a training and technical person, and an administrative person. This will also benefit the assessors and the ratepayers throughout the province.

Mr. Warren stated that Halifax County had an exceptional year in 1985 because they achieved a creditable increase in assessment with new construction, etc. Halifax County has completed a new numbering system where accounts can be easily followed. All accounts are put on a Provincial field card, and the Provincial manual is now being used.

Mr. Warren informed that Mr. Lorne Croucher, from Halifax County, was selected as Assessor of the Year. From Halifax County, Thelma Newcombe lead the computer people throughout the Province in inputting information into the system, which was the largest amount of data for one person. Mr. Warren advised this shows employees in the region of Halifax County are working very hard.

Mr. Warren concluded that the 1987 re-assessment has begun, and the Councillors will be asked to cooperate in carrying out the re-assessment and attempting to answer the questions of ratepayers after the re-assessment is complete.

Mr. Peck advised that Halifax County has the largest and the busiest assessment region in the Province. He stated that two tremendous jobs were completed in 1985: Shearwater and the Halifax International Airport. These two assessment have been brought down to a satisfactory assessment.

Councillor Bayers asked what the goal is in achieving the real property value assessment. He wondered how close the assessors attempt to come to the resale value of a property or home. Mr. Warren advised that a base date is first established, which will be January 1, 1986 for the year ahead. After that it is attempted to achieve market value on all properties as of the base date. This means 100 percent market value, but the roll is filed in 1987, which means the market is behind by one year.

Councillor Bayers next asked how the market value is achieved. Mr. Warren advised the information about the property itself is used, all sales information for particular areas is used to establish the market for particular types of property. Different routes are taken to do this: a cost on the property, the market information is used, and if the property is an income-type property, an income approach is used.

Councillor Bayers advised that the public is not aware that the Province do the assessment and the County send out the tax bills. He suggested that more public relations be done in this area. Councillor Bayers also suggested improvement in the area of identification of properties. He stated that people often get tax bills for property they do not own.

Councillor Deveaux asked Mr. Peck if it is true that the Federal government agreed with the Provincial assessment of the Shearwater base. Mr. Peck advised that they have agreed on this matter. Figures have been changed until an agreement was reached. A group from the Provincial Assessment office and a group from the Federal government worked together to come up with an agreeable assessment.

Councillor Reid wishto clarify that every home and property in the County would be visited for assessment purposes. He asked if a note is left should nobody be present when the assessor visits a home. Mr. Warren advised that an initial call is made, and should nobody be home a callback card is left to contact the assessment department for an inspection. If no response is received, another attempt is made by the assessor. Councillor Reid then asked if it is safe to tell people they will be visited by an assessor this year. Mr. Warren advised 1986 is a bad year because this is the third year of the three-year cycle. In the first two years, approximately 60 percent of the properties to be assessed were completed. However, because of massive calculations and updating, there will not be the required inspection time. The re-assessment cycle will be continued in 1987; therefore, it will be difficult to advise people they will be visited this year, but they will be visited once every three years.

Councillor P. Baker asked what assessors look for when they inspect a home. Mr. Peck advised the property has to be graded; the assessor has to have all the information concerning the property, such as age, and sales in the area. The assessor looks at the style of the home, the condition of it, etc. Councillor P. Baker then asked what happens if no response is received after a callback card is left. Mr. Warren replied that another attempt is made, and failing that, the information from an external inspection is used for the assessment.

Warden MacKenzie thanked Mr. Warren and Mr. Peck for their presentation to Council.

TABLING OF 1986 BUDGET

Mr. Wilson advised that the major budget details are in the same format as 1985; however, the information section has been changed in order to provide more information. Mr. Wilson advised that the letter at the beginning, from Mr. Meech, mentions certain areas where alternative tax rates could be used. Some assumptions had to be made, the main one

being the School Board budget because they have not yet presented their budget. One assumption made was that the mandatory contributions and the excess contributions would remain the same as in 1985. Mr. Wilson also pointed out that the Social Services budget increased by 16.8 percent due to the zero increase in funding by the province, particularly in homes for the aged. Mr. Wilson next pointed out that there was \$1.5 million used as a transfer from surplus to keep the rate at a reasonable amount last year. This year, however, only \$1 million was used. This reduction of the transfer is because there is not the extra \$500,000 in surplus. For every \$500,000 that cannot be transferred from surplus because it is not there, the tax rate is increased by 2.5 cents. Hopefully, in 1987 the amount to be transferred will be \$500,000, and in 1988 there would be no transfer from surplus. Mr. Wilson advised that \$2.6 million is deed transfer tax.

After Mr. Wilson discussed various aspects of the budget, he advised that the budget is only being tabled at this time and dates should be established to have Committee of the Whole discuss this matter with department heads. Suggested dates were Thursday, April 3 and Friday, April 4 from 2:30 p.m. until 5:30 p.m. Another meeting should also be arranged to discuss the School Board budget.

It was moved by Councillor Snow, seconded by Councillor Mont:

"THAT April 3, 1986 and April 4, 1986 from 2 to 5 p.m. be established as dates to deal with budget figures for 1986."
Motion Carried.

It was moved by Councillor Walker, seconded by Councillor C. Baker:

"THAT 4 p.m. on March 27, 1986 be set aside for discussion with School Board officials about the School Board budget."
Motion Carried

LETTERS AND CORRESPONDENCE

Mr. Reinhardt read a memorandum from Mr. Lloyd Gillis regarding an Adolescent Treatment Centre.

It was moved by Councillor C. Baker, seconded by Councillor DeRoche:

"THAT this item of correspondence from Mr. Lloyd Gillis be received."
Motion Carried.

Councillor Mont stated that this has been supported in principle by both the School Board and the Board of Directors of the Halifax County Rehabilitation Centre. There has been a request that staff come back with a plan of action on this matter. When this plan is developed, it will be brought to Council for their information.

PLANNING ADVISORY COMMITTEE REPORT

Application No. RA-SA-01-86-16 - Rezoning a portion of Lot YA8AR-2AXC of the Lands of O.E.L. Limited and the Lands of Oakdene Estates Limited, Florence Street, Lower Sackville

Councillor Mont declared a conflict of interest.

Mr. Reinhardt identified the application and outlined the recommendation of the Planning Advisory Committee.

It was moved by Councillor DeRoche, seconded by Councillor C. Baker:

"THAT the staff report be approved by Council, and a public hearing be held on May 5, 1986, at 7 p.m."
Motion Carried.

File Nos. RA-CH/W-23-86-17 and RA-CH/W-24-86-17 Zoning Maps - Amendments to the Zoning By-law for Cole Harbour/Westphal.

Mr. Reinhardt outlined the application and advised that the Planning Advisory Committee has recommended that a public hearing be held on May 5, 1986, at 7 p.m.

It was moved by Councillor DeRoche, seconded by Councillor Deveaux:

"THAT a public hearing be held to rezone the lands of the Cole Harbour Boys Club from R-2 to P-2 on May 5, 1986, at 7 p.m."
Motion Carried.

Application No. RA-TLB-78A-85-02 - Rezoning of Lot 12B of the Lands of Edna P. Cox, St. Margaret's Bay Road, Lakeside

Mr. Reinhardt identified the application and advised Members of Council of the Planning Advisory Committee's recommendation.

It was moved by Councillor DeRoche, seconded by Councillor Fralick:

"THAT the application be approved and a public hearing be held on May 26, 1986, at 7 p.m."
Motion Carried.

Application No. RA-TLB-78B-85-02 - Rezoning of the Lands of Dorothy Blanche Boylan, St. Margaret's Bay Road, Lakeside

Mr. Reinhardt identified the application and informed that the Planning Advisory Committee has recommended a public hearing for May 26, 1986, at 7 p.m.

It was moved by Councillor Fralick, seconded by Councillor DeRoche:

"THAT this application be approved and a public hearing be held on May 26, 1986, at 7 p.m."
Motion Carried.

File No.s ZA-SA-13-86, ZA-CH/W-14-86, ZA-EP/CB-15-86, ZA-TLB-16-86 and ZA-LM-17-86 - Proposed amendments to all Land Use By-laws - standardize setback requirements for accessory uses in Residential Zones.

Mr. Reinhardt outlined the application and advised that the Planning Advisory Committee has recommended approval of the application and a public hearing on April 21, 1986, at 7 p.m.

It was moved by Councillor McInroy, seconded by Councillor MacDonald:

"THAT the recommendation be approved and a public hearing be held on April 21, 1986, at 7 p.m."
Motion Carried.

Councillor McInroy acknowledged the promptness of staff and the Planning Advisory Committee in dealing with this matter.

Application No. RA-24-12-86-18 - Rezoning of Parcel A of the Uplands Park Subdivision, Woodlyn Drive, Village of Uplands Park

Councillor McInroy declared a conflict of interest.

Mr. Reinhardt outlined the application and advised that a suggested date for a public hearing is April 21, 1986 at 7 p.m.

It was moved by Councillor DeRoche, seconded by Councillor Bayers:

"THAT this application be approved, and a public hearing be held on April 21, 1986 at 7 p.m."
Motion Carried.

Interim Industrial Zoning - Airport Area

Mr. Reinhardt identified the application and advised that the Planning Advisory Committee recommends a public hearing be held on May 26, 1986, at 7 p.m.

It was moved by Councillor Mont, seconded by Councillor MacDonald:

"THAT a date for a public hearing regarding interim Industrial Zoning in the airport area be held on May 26, 1986 at 7 p.m."
Motion Carried.

Councillor MacKay clarified that this matter was considered by the Halifax County Industrial Commission.

DIRECTOR OF DEVELOPMENT REPORTS

It was moved by Councillor Adams, seconded by Councillor Randall:

"THAT the Director of Development Reports be received."
Motion Carried.

SUPPLEMENTARY REPORT OF THE MUNICIPAL PLAN COMMITTEE

Mr. Reinhardt read the report from the Municipal Plan Committee.

It was moved by Councillor DeRoche, seconded by Councillor Randall:

"THAT Council contact the Minister of Municipal Affairs in support of the retention or reinstatement of the 20 lot development per year limitation in the Lawrencetown area until such time as a Municipal Planning Strategy is approved for the area."
Motion Carried.

Councillor DeRoche informed that the Lawrencetown Citizen's Committee has already spoken to the Minister of Municipal Affairs and with the M.L.A. asking that the Regional Development Plan restriction of 20 lots per year be reinstated for their area as an interim measure.

Councillor MacKay asked if there was overwhelming support or much debate on this matter at the Municipal Planning Strategy Committee meeting because sometimes in the past there have been expressions by Members of Council and the public that there have been too severe restrictions.

Councillor DeRoche advised that a representative of the Lawrencetown Citizen's Committee indicated to the Municipal Planning Strategy Committee that there was overwhelming support for this motion from the community. When the matter was reviewed, there also appeared to be overwhelming support for the motion from Committee Members.

Councillor MacKay clarified that if this restriction is imposed a developer could develop a maximum of 20 lots per subdivision per year.

Councillor Randall advised that he had attended a number of public meetings in Lawrencetown which were well-attended and this particular motion had unanimous approval. The people were very much in support of restricting the development until the Municipal Development Plan is in place.

METROPOLITAN AUTHORITY REPORT - COUNCILLOR McINROY

Councillor McInroy spoke of comments made by Mr. Harris, Chairman of the Metropolitan Transit Commission. Councillor McInroy felt the proposed amendments to the Metropolitan Authority Act as related to the Metropolitan Transit Commission are required. Frustrations that have been experienced previously are directly related to legislation. In a newspaper article, Mr. Harris maintained that the regional transit system is operating smoothly and should be left as it is. Mr. Harris felt it would be a mistake to make transit a department of the Authority simply to find something for that body to do.

Councillor Mont also expressed concern over the comments made by Mr. Harris, feeling they were unfair. Councillor Mont stated there have been problems in the operation and in relationships within the Transit Commission.

Councillor DeRoche advised that Mr. Harris does have the authority to speak on behalf of the Commission between meetings; however, this item has not been discussed at any meeting of the Transit Commission, nor did the Commission reinforce its previous position in relation to the Metropolitan Authority. Councillor DeRoche advised that the Transit Committee had discussed the matter in general terms when the proposed amendments to the Metropolitan Authority Act were presented. It was never put to a resolution or a vote. Therefore, Mr. Harris' comments in the newspaper was his personal opinion, which reflect on the Transit Commission because of the position he holds.

Councillor McInroy advised that the estimated cost-saving relative to the administration of the Metropolitan Transit Commission is approximately \$200,000. He further advised that the City of Halifax has chosen not to approve of the amendments at this point in time.

Councillor McInroy outlined his report.

Councillor MacKay asked when the presentation was made to the Metropolitan Authority on the 911 system, if the City of Halifax and the City of Dartmouth showed support. Warden MacKenzie stated there appeared to be support from the City of Dartmouth and the mayor from the City of Halifax also appeared supportive. He further stated that the Metropolitan Authority would like to see the total area involved in order to be economical. A representative from Maritime Tel & Tel would also like to make a presentation to Council. When he makes his presentation, staff from the Metropolitan Authority would also like to be present. Warden MacKenzie advised Mr. Reinhardt that if Council accepts this, a meeting should be arranged with Maritime Tel & Tel before the end of April.

It was moved by Councillor McInroy, seconded by Councillor Fralick:

"THAT the Metropolitan Authority Report be adopted."
Motion Carried.

Councillor Deveaux expressed concern over approving this report and if it would in turn approve the changes to the Metropolitan Authority Act. Warden MacKenzie advised that this Council had approved the changes in principle with some changes that have been forwarded to the Metropolitan Authority. He clarified that by this motion Council is simply accepting Councillor McInroy's report.

EXECUTIVE COMMITTEE REPORT

Report, re Review of Warden and Councillor's Remuneration

Mr. Reinhardt outlined the report.

It was moved by Deputy Warden Wiseman, seconded by Councillor Adams:

"THAT approval be granted to the recommendations respecting the Warden and Councillors salaries as outlined in the report and further that appropriate amendments to the Municipal Council By-law and the Municipal Officers By-law be prepared and submitted to the Department of Municipal Affairs for approval."

Councillor Deveaux suggested that the Ad-hoc Committee should have considered the Municipality as one; they should not have considered other Municipalities in the area. He commented that Warden MacKenzie has done a fine job, and he deserves the extra dollars, but the 1986 budget has not even been considered yet. The proposed increase is much more than 4 percent. Councillor Deveaux stated he cannot justify the extra dollars percentage-wise.

Deputy Warden Wiseman advised that a number of things were taken into consideration when the Ad-Hoc Committee determined that the recommendations would be as presented. First, when the full-time Chief Magistrate's positions across the province were considered, it was determined that the position of Warden for Halifax County was certainly very low. If an equitable type of arrangement is wanted, this should be taken into consideration. Second, the \$5,000 paid for mileage was considered to be very low in comparison to the actual miles the Warden drives. Third, in comparison to other positions of this type, it was determined that an equitable salary be given because the Warden is still responsible for his district affairs, besides taking the Chair. This was the basis for determining that an equitable salary be given and that consideration be given to the Councillors' stipend being added to the existing salary.

Councillor Mont spoke in favour of the committee's recommendation. He stated that the Warden's job is more than a full-time position, and he deserves the raise.

Councillor Deveaux again stated that he cannot justify a 30 percent raise in salary during these times when people are supposed to be concerned with austerity.

Councillor MacKay advised that he has never before supported a salary increase for Council. However, he did support the increase this time. He stated that the Warden's salary should have increased long ago. It is a full-time position, and Council has been very ably represented. Therefore, the salary should be in support of that full-time capacity. Councillor MacKay commented that the Ad-hoc Committee used a very good formula in their recommendations. Councillor MacKay suggested that item (c) of the report be amended to read "that Council approve a policy reviewing Council remuneration effective January 1 of each year..." He stated that in the future there may be a time when it may not be appropriate to increase Councillor remuneration.

Warden MacKenzie also pointed out that the Minister of Municipal Affairs would not approve of the recommendation retroactive. He further advised that Committee and Boards By-law should also be included in the motion.

The mover and seconder agreed to the amendments to the motion. The amended motion read as follows:

"THAT the Councillor's stipend and committee pay be increased by 4 percent; THAT the Warden's remuneration be comprised of the Councillor's stipend plus the existing (1985) salary as a base; THAT Council approve a policy of reviewing Councillor remuneration effective January 1 each year upon recommendation from the Executive Committee; and THAT appropriate amendments to the Municipal Council By-law, the Municipal Officers By-law, and the Committee and Board's By-law be prepared and submitted to the Department of Municipal Affairs for approval."

Motion Carried as Amended.

Request for District Capital Grant, District 12

Mr. Reinhardt read the report.

It was moved by Councillor Reid, seconded by Councillor Bayers:

"THAT approval be given for a District Capital Grant, District 12 in the amount of \$2,000 for the Upper Musquodoboit Fire Department."

Motion Carried.

Request for District Capital Grant, District 14

Mr. Reinhardt read the report.

It was moved by Councillor Snow, seconded by Councillor DeRoche:

"THAT approval be given for a District Capital Grant, District 14, in the amount of \$5,000 for the Waverley Volunteer Fire Department."

Motion Carried.

Request for Loan, Seabright and District Volunteer Fire Department

Mr. Reinhardt read the report.

It was moved by Councillor Fralick, seconded by Councillor P. Baker:

"THAT approval be granted for a loan in the amount of \$220,000 to the Seabright and District Volunteer Fire Department for the purpose of renovating and extending the fire station. The loan is to be extended on a fifteen (15) year repayment term of principal and interest with Council reserving the right to levy an area rate in default of principal and/or interest repayment."

Motion Carried.

Former Lakeview School

Mr. Reinhardt read the report.

It was moved by Councillor Snow, seconded by Councillor Deveaux:

"THAT the former Lakeview School building be demolished due to the condition of the building and the high cost of carrying out necessary major repairs."
Motion Carried.

Councillor MacKay asked what would happen to the land once the former school is demolished. Councillor Snow advised that the Lakeview Residents' Association have requested that the land be leased for recreation purposes. The land in question is approximately one acre. Councillor MacKay suggested that the building be sold and the money used to buy other lands. He commented that it is the same building that was used for the sub-system supervisor's office until it moved the Sackville last year; therefore, he felt it would not be in such terrible condition. Warden MacKenzie pointed out that the Property Manager has indicated that the building is in very bad disrepair. Councillor Snow agreed that it is; the roof is bad, the furnace does not work, etc.

Councillor Bayers asked what the high costs for carrying out the repairs to the building would be. Councillor Snow advised that the ratepayers of Lakeview had looked at the building anticipating putting it on a tax rate to maintain it, but after they examined it with a contractor it was determined that the cost would be outrageous. He did not, however, give a dollar value.

Councillor Snow then stated that Councillor MacKay may have had a point. Perhaps it could be sold for a few dollars, and it might be worth trying to sell it.

Warden MacKenzie pointed out that the former school was constructed in 1931; it is a very old building.

Tax Exemption By-law

Mr. Reinhardt read the report.

It was moved by Councillor McInroy, seconded by Councillor MacKay:

"THAT the original Tax Exemption By-law be rescinded."
Motion Carried.

It was moved by Councillor McInroy, seconded by Deputy Warden Wiseman:

"THAT the revised Tax Exemption By-law be approved to become effective in the Municipal Taxation year 1986 for a three (3) year period."
Motion Carried.

Councillor Bayers spoke in opposition to the motion because there are some discrepancies in the By-law. He expressed concern over how well researched the properties in By-law are. He suggested that either the Property Manager or Mr. Kelly investigate the By-law more thoroughly.

One property Councillor Bayers had particular concern with was No. 15, Lot - East Jeddore. Warden MacKenzie advised that this property would be further investigated.

URBAN SERVICES COMMITTEE REPORT

Transit Route 59, Colby Village

Mr. Reinhardt read the report.

It was moved by Councillor DeRoche, seconded by Councillor MacDonald:

"THAT Council approve the continuance of Route 59, Colby Village on Sundays and holidays."
Motion Carried.

CHIEF BUILDING INSPECTOR'S REPORT

Mr. Reinhardt read the report, advising that Mr. Hefler has recommended approval for a lesser side yard clearance of four feet on property located at Porter's Lake.

It was moved by Councillor DeRoche, seconded by Deputy Warden Wiseman:

"THAT approval be granted to Mr. William Stanbrook for a lesser side yard clearance of four feet for property located at Porter's Lake."
Motion Carried.

RESOLUTION, RE PROPERTY EXPROPRIATION

Mr. Reinhardt advised there was some information included in the agenda relating to two land expropriations.

It was moved by Councillor MacDonald, seconded by Councillor Deveaux:

"THAT the Municipality of the County of Halifax approve the expropriation of certain lands of William Clements and Rose Clements, for the purpose of road improvement of Springfield Lake Road, in the County of Halifax."
Motion Carried.

Councillor MacKay clarified the location of the property in question. He asked if this was the land which the Department of Transportation were willing to take over a few years ago. He commented that all residents were in agreement except one at that time. Councillor MacDonald stated that originally there was only the one property-owner in opposition to the take-over of the road. Since then there has been a change in hands of the property, and some disagreement as to the expropriation of the land. However, after negotiations it was decided by the Engineering Department, the Municipal Solicitor, and Councillor MacDonald to expropriate the property in question.

Councillor MacKay pointed out that there was consideration about an offer being made to residents for landscaping. He clarified that if the County has to resort to expropriation, the residents were not desiruous of turing over the necessary frontage for widening the road. Therefore, there should not be any consideration for landscaping.

Councillor MacDonald stated that Mr. Millar had asked Mr. Theriault to include landscaping in the price he wanted for the property. The Municipality would not do the landscaping, but the money for it could be included in the price for the expropriation. Councillor MacKay stated that other residents will not receive anything when the road is widened. Therefore, it is not fair that people who held everything up should get additional money for landscaping. Councillor MacDonald stated that the landscaping funds will be minimal.

Councillor MacKay clarified that the Department of Transportation have agreed to widen the street and bring it up to their standards. He strongly favoured this move by the Department of Transportation because it is presently less than adequate. He next asked where the money comes from to expropriate the land. Councillor MacDonald stated that the residents will pay a share and part of it is paid for from District Capital Grants.

It was moved by Councillor MacDonald, seconded by Councillor Snow:

"THAT the Municipality of the County of Halifax approve the expropriation of certain lands of Leon Theriault and Evangeline Theriault, for the purpose of road improvement of Springfield Lake Road, in the County of Halifax."
Motion Carried.

RESOLUTION, RE METROPOLITAN AUTHORITY

Mr. Reinhardt advised that attached to the agenda was a copy of a resolution approving the sale of lands of the Halifax County Correctional Centre to the Queen.

It was moved by Councillor McInroy, seconded by Councillor DeRoche:

"THAT the Municipality of the County of Halifax approve of the sale of the Property by the Authority to Her Majesty the Queen in the right of the Province of Nova Scotia, as represented by the Minister of Government Services, for the price of One Dollar (\$1)."
Motion Carried.

RESOLUTION, RE AEROTECH BUSINESS PARK FIRE PROTECTION

Mr. Reinhardt read the report from the Halifax County Industrial Commission.

It was moved by Councillor Snow, seconded by Councillor MacKay:

"THAT Council consider the whole matter of Fire Protection for Aerotech and its surrounding area."
Motion Carried.

Councillor Reid asked if this matter should not be referred to the Fire Advisory Board because this committee is presently working on a report to present to the public and to the Councillors for the area. Warden MacKenzie stated that it will be left to the administration to refer to the appropriate committee.

REPORT, RE LAND SALE MUSQUODOBOIT HARBOUR - HALIFAX COUNTY INDUSTRIAL COMMISSION

Councillor Randall informed that he did not receive this report until March 17, 1986, and he did not have opportunity to review the report. Therefore,

It was moved by Councillor Randall, seconded by Councillor McInroy:

"THAT the matter of Land Sale - Musquodoboit Harbour be deferred until the next Council Session."
Motion Carried.

Councillor MacKay suggested that Mr. Denny be in attendance at the next Session of Council to discuss this matter; he also suggested that if Councillor Randall has any other information regarding this matter, that it be presented to other Councillors prior to the meeting so that they will have time to review it. Warden MacKenzie requested Councillor Randall to make a report on this topic and circulate it to Members of Council before the next Session of Council.

It was moved by Councillor P. Baker, seconded by Councillor C. Baker:

"THAT Mr. Denny be in attendance at the next Session of Council to answer any questions."
Motion Carried.

SPRINGFIELD LAKE - COUNCILLOR MacDONALD

Councillor MacDonald advised that since the announcement of funding for the Eastern Passage Treatment Plant, he has been under a lot of pressure from the people of Springfield Lake. He stated there is a real urgency in the area to acquire funding to begin this project. He asked Mr. Wilson if there is any way to acquire such funding, although it has been committed for the next three years. Mr. Wilson suggested that the three year capital projects have been prepared and the funding has been done on a basis of some from the province, some from the capital grants, and the balance from the ratepayers. With the reduction in capital grants, it is necessary to look at the entire capital grants useage and money should be set aside from the general

rate. Also part of the Deed Transfer Tax could be set aside for infrastructure. He advised that it is a matter of getting all thoughts together and making a report. He advised that such a report will be done when the capital budget is brought forth, which should be done shortly.

Councillor MacDonald clarified that the Eastern Passage Treatment Plant is paid for with 50 percent coming from the Province, 30 percent from the Municipality, and 20 percent from the residents.

Councillor Reid asked if the 50 percent funding does not become available from the Province this year, will the general capital grants be set aside for the Eastern Passage Plant. Mr. Wilson advised that the money would either have to come from the capital grants or from the ratepayers. Councillor Reid advised that the motion regarding the Eastern Passage Treatment Plant was dependent on the 50 percent funding from the Province. Councillor Deveaux informed that he was of the understanding that this money would be available within one year, but he has recently been made aware that the money is to be made available over a five year period. The money will be made available, but it will be over a five year period, which will take up the capital grants for such projects over the next five years. Mr. Wilson stated that the money will be borrowed from the bank until the funding is in place.

Councillor Deveaux next asked about the ratio that the taxpayers would be paying. Mr. Wilson informed that generally the Municipal policy is to have 70 percent come from grants and 30 percent from the property-owners. If the Province is paying 50 percent, then 20 percent comes from the capital grants, and 30 percent from the property-owners. Councillor Deveaux clarified that the 50 percent from the Province is first borrowed and then the Municipality is reimbursed at a later date. In this way, interest is being paid on the money.

APPOINTMENT OF AUDITORS

Mr. Reinhardt advised that the existing auditors are Thorne-Ridell, and Mr. Wilson advised that they have been doing a good job. Their rates have not been increasing.

It was moved by Councillor Walker, seconded by Councillor Adams:

"THAT the Municipality appoint Thorne-Ridell as auditiros for the Municipality for 1986."
Motion Carried.

AGENDA ITEMS

Councillor P. Baker - MHA

Councillor P. Baker expressed concern over James Paul Jollimore being in the Halifax County Correctional Centre. He stated that it is inappropriate for any mentally ill person to be placed in such a facility. Keeping Mr. Jollimore in the Halifax County Correctional Centre is inhumane and it is regressive towards all mentally ill people. Councillor P. Baker firmly advised that Mr. Jollimore does not belong in the Halifax County Correctional Centre.

It was moved by Councillor P. Baker, seconded by Councillor MacKay:

"THAT a letter with regard to Mr. Jollimore's placement in the Halifax County Correctional Centre, be forwarded to the N.S.M.H.A. and the Metro Mental Health Planning Board asking them to have Mr. Jollimore removed from the Halifax County Correctional Centre."

Motion Carried.

Councillor MacKay advised that he had a resolution passed by Council some time ago asking the Attorney General to have Mr. Jollimore removed from this facility. The rationale behind that motion was that the Correctional Centre is not the appropriate facility for that type of a patient. Such facilities are not equipped to handle patients with such mental disorders. He concluded stating that it is not fair to either the patients or the staff.

Councillor C. Baker - N.S. Department of Transportation

It was moved by Councillor C. Baker, seconded by Councillor Deveaux:

"THAT a letter be sent to the Nova Scotia Department of Transportation requesting the Department to resurface part of the Harrietsfield Road due to the conditions of the highway; further that a copy of this letter be sent to the premier."

Motion Carried.

Councillor MacDonald - NS Department of Transportation

Councillor MacDonald advised that there have been many layoffs at the Nova Scotia Department of Transportation. He stated there are 30,000 people in Sackville, and the Department of Transportation has been having a problem keeping up with the maintenance of the roads all along. He expressed concern over how they will handle such problems with all these layoffs.

It was moved by Councillor MacDonald, seconded by Councillor Walker:

"THAT a letter be sent to the Nova Scotia Department of Transportation encouraging them not to make such large layoffs because it is affecting the County of Halifax."

Motion Carried.

IN-CAMERA ITEM

It was moved by Councillor Snow, seconded by Deputy Warden Wiseman:

"THAT Council go in-camera."

Motion Carried.

Members of Council agreed to come out of camera.

It was moved by Councillor Walker, seconded by Councillor Reid:

"THAT the three year Employment Contract between K.R. Meech and the Municipality of Halifax County be approved as presented and that the Warden and the Municipal Clerk be authorized to execute the contract on behalf of the Municipality of the County of Halifax."

Motion Carried.

ADJOURNMENT OF ANNUAL SESSION

Members of Council agreed to defer this matter to the next Council Session of April 1, 1986.

ADDITION OF ITEMS TO THE APRIL 1, 1986 COUNCIL SESSION

None.

ADJOURNMENT

It was moved by Councillor DeRoche, seconded by Councillor Reid:

"THAT this Session of Council adjourn."

Motion Carried.

APPROVAL OF 1986 TAX RATES

May 6/86

Councillor Lichter asked if, after much discussion, this matter be deferred because of the absence of four Councillors.

Mr. Meech advised that the four absent Councillors were in attendance at the Committee of the Whole meeting to discuss the budget. Those in attendance left bearing in mind that the committee had agreed to have staff work on an 83 cent residential tax rate. If this is agreed to tonight, it will be in accord with what those Councillors understood when they left the budget discussion.

Mr. Wilson outlined changes to the budget in order to allow for an 83 cent residential tax rate. Mr. Wilson went on to advise that revenue received from the deed transfer tax could be increased based on what has come in during the first four months of 1986. Sales of services to the Town of Bedford has been reduced by \$3,000. Other revenue sources have been made available based on interest earned, and building permits have also been up recently. He continued going over increases and decreases in revenue as per the final budget for 1986.

It was moved by Councillor DeRoche, seconded by Councillor MacKay:

"THAT the general tax rate for Halifax County for 1986 be 82.9 cents, and that the commercial rate for Halifax County for 1986 be \$1.70."

Councillor Lichter commented that proposed level 5 does not compare with the original proposed level 5 because it is substantially reduced. He then commented that the auditor's report contains a substantially larger surplus this year than Council was told to expect. Mr. Wilson replied that the auditor's report is a consolidated surplus, which contains any surplus in water utility, the Rehab Centre, Ocean View Manor, and a general surplus. Councillor Lichter clarified that \$2,251,000 is the actual surplus. Mr. Wilson recommended that \$1,000,000 be used this year.

Councillor Lichter advised he could accept a 4.9 percent increase in the tax rate if the cost of living increase was approximately 4.9 percent, and if there was no real growth in the County of Halifax. However, the tax payers of 1986 will be paying 14.2 percent more taxes than what they have paid before. He felt in a year of healthy growth, such as 1985, the tax rate should remain the same or increase slightly. He expressed opposition to the proposed increase in the tax rate, and he felt a 2.3 percent increase would be better for the residents. Warden MacKenzie commented that with growth comes the need for more services. Councillor Lichter stated the same number of Councillors will represent the people, and staff is not being increased at the same rate as the growth in order to serve the growth, and the amount of service is not being increased. The service may be improved, but it is not increased. He stated that much of the building permit revenue received in 1985 was from Pratt Whitney. This is a one-time occurrence, and this revenue will not be realized every year. He expressed opposition to the increase in the tax rate for 1986.

Mr. Wilson stated that the transfer from surplus to based on last year's budget to derive the rate was only \$1.5 million. This year it is only \$1 million. Therefore, there is \$500,000 to be made up, which is equal to 2.5 cents on the tax rate. Also, the School Board budget makes up 54 percent of the County budget, and their increase was 10.7 percent. This is approximately \$500,000 more than originally anticipated. Third, the revenues projected are quite conservative, and after four months into the budget year, revenue appear to be lower this year than last year at this time.

Council Session

It was moved by Councillor MacKay, seconded by Councillor Merrigan:
THAT the area rates for each district be approved as circulated
subject to initial approval by the district Councillor."
MOTION CARRIED.

Councillors agreed to suggest any adjustments to the area rates to Mr.
Wilson.

MINUTES & REPORTS

OF THE

FIRST YEAR MEETINGS

OF THE

FORTY - SECOND COUNCIL

OF THE

MUNICIPALITY OF THE COUNTY OF HALIFAX

APRIL COUNCIL SESSION

TUESDAY, APRIL 1 and 15, 1986

and

COMMITTEE OF THE WHOLE

APRIL 22, 1986

&

PUBLIC HEARINGS

APRIL 7 and 21, 1986

April Council Session - 1986

I N D E X

Beaver Bank Transit -----	25 - 26
Chief Building Inspectors Report -----	5 & 24-25
Cable T.V. - District #4 -----	8-9
C.N. Right-of-Way -----	21-22
Crandall Developments -----	23
Cole Harbour Branch Library -----	25
Director of Development Report -----	25
FCM Conference -----	25 & 34-35
First Chain Lake -----	33
Grants To Organizations -----	26
Motion - Appointment of Recording Secretary -----	1 & 14
Motion - Approval of Minutes -----	1-2 & 14
Motion - Letters and Correspondence -----	2-3 & 22
Motion - Dates for Public Hearings -----	3-5 & 22-24
Motion - Chief Building Inspectors Report -----	5 & 24-25
Motion - Municipal Awareness Week -----	5-6
Motion - Village Services Act Application, Waverley -----	6-7
Motion - Land Sale, Musquodoboit Harbour -----	7-8
Motion - United Way Appointments -----	8
Motion - 1986 Suburban Street Paving Program -----	8
Motion - Cable T.V. District #4 -----	8-9
Motion - Position of Director of Planning & Development --	13
Motion - Adjournment -----	13 & 35
Motion - C.N. Right-of-Way -----	21-22
Motion - Crandell Developments -----	23
Motion - Director of Development Report -----	25
Motion - Cole Harbour Branch Library -----	25
Motion - FCM Conference -----	25 & 34-35
Motion - Beaver Bank Transit -----	25-26
Motion - Vehicle Reserve Fund -----	26
Motion - Grants To Organizations -----	26
Motion - RRAP Program -----	26-27
Motion - District Capital and Parkland Grants -----	27
Motion - Mill Cove Treatment Plant Lands -----	27-28
Motion - Metropolitan Authority Report -----	28-29
Motion - 911 Emergency Telephone System -----	15-21 & 29-31
Motion - Meeting with Hon. Tom McInnes re North Preston --	31-32
Motion - First Chain Lake -----	33
Motion - Missing Link -----	33
Motion - Housing Units -----	33
Public Hearings -----	3-5 & 22-24
RRAP Program -----	26-27
United Way Appointment -----	8
Village Services Act Application, Waverley -----	6-7
Vehicle Reserve Fund -----	26

COUNCIL SESSION

APRIL 1, 1986

PRESENT WERE: Warden MacKenzie
Councillor Walker
Councillor Poirier
Councillor Fralick
Councillor P. Baker
Councillor C. Baker
Councillor Deveaux
Councillor DeRoche
Councillor Adams
Councillor Randall
Councillor Bayers
Councillor Reid
Councillor Lichter
Councillor Snow
Councillor Merrigan
Councillor MacKay
Councillor McInroy
Councillor Eisenhauer
Councillor MacDonald
Councillor Mont

ALSO PRESENT: Mr. K.R. Meech, Chief Administrative Officer
Mr. G.J. Kelly, Municipal Clerk
Mr. R.G. Cragg, Municipal Solicitor

SECRETARY: Glenda Higgins

Warden MacKenzie called the meeting to order at 6:25 p.m. with the Lord's Prayer.

Mr. Kelly called the Roll.

APPOINTMENT OF RECORDING SECRETARY

It was moved by Councillor DeRoche, seconded by Councillor Adams:

"THAT Glenda Higgins be appointed as Recording Secretary."
MOTION CARRIED.

APPROVAL OF MINUTES

It was moved by Councillor Mont, seconded by Councillor MacKay:

"THAT the minutes of the March 4, 1986, Regular Session of Council be approved as circulated."

Councillor DeRoche pointed out that "Nova Scotia Department of Housing" on page 8 of these minutes should read "Nova Scotia Department of Transportation."

MOTION CARRIED AS AMENDED.

It was moved by Councillor Snow, seconded by Councillor Deveaux:

"THAT the minutes of the March 10, 1986, Public Hearing be approved as circulated."

MOTION CARRIED.

AGENDA ITEMS

Councillor MacKay - Department of Transportation, Suburban Street Paving Program

Councillor P. Baker - Prospect Cable TV
- Fire Services Coordinator

Councillor DeRoche - Personnel Policy

Councillor Deveaux - Visit to Shearwater

Mr. Meech - Waverley, Village Services Act Application

Warden MacKenzie - In-camera item

LETTERS AND CORRESPONDENCE

UI Benefits - J. Michael Forrestall

Mr. Kelly advised this letter was in response to a letter from Council with respect to amendments to the Unemployment Insurance Benefits.

It was moved by Councillor Deveaux, seconded by Councillor C. Baker:

"THAT this item of correspondence be received."
MOTION CARRIED.

Royal Canadian Mounted Police

Mr. Kelly advised this letter, from Inspector Turnbull, is in response to Council's resolution making inquiry as to the area served by the R.C.M.P. detachment of Sackville.

It was moved by Councillor P. Baker, seconded by Councillor DeRoche:

"THAT this item of correspondence be received."
MOTION CARRIED.

Councillor MacKay advised that several times the Bedford Police set up speed traps on Magazine Hill. Mr. Kelly suggested that the R.C.M.P. may be responsible only for traffic accidents, and the Town Police responsible for other areas of policing. Warden MacKenzie suggested that sections of the highway that the Province is responsible for would be the responsibility of the R.C.M.P. in areas of policing.

Public Hearing Date - Mr. and Mrs. John Boylan

Mr. Kelly read the letter from Mr. and Mrs. Boylan advising that they were concerned over the length of time it is taking to acquire a zone change. They requested an earlier public hearing date for Mr. Ghosn, the prospective purchaser of the property.

Mr. Birch stated he received a call relating to this matter, and he explained to them that the date of May 26 had been set by recommendation by the Planning Advisory Committee. The only way it would be changed would be an action by Council. Mr. and Mrs. Boylan are indicating that though their application was dealt with by the Planning Advisory Committee before others, the public hearing arising therefrom is scheduled later than the others. Mr. Birch stated that the only date this matter could be brought forward to is May 5, 1986. He made a recommendation that the application for the land of Edna Cox and Blanche Boylan of Lakeside be made to May 5, 1986, in exchange for those of T.L. Cook of the Sackville Cross Road, Lower Sackville and Archibald Fader of the Sackville Cross Road, Lower Sackville. These applications were dealt with later than the Boylan application by the Planning Advisory Committee.

Councillor DeRoche advised that this letter has not been discussed by the Planning Advisory Committee. He stated that the Committee has made recommendations to Council for the holding of Public Hearings in relation to applications that are received and based on other factors, not strictly time. Another factor is whether or not the particular applications can be accommodated on another night in conjunction with some other hearing that is being held for that area. He pointed out that the hearing presently scheduled for May 5, 1986, were recommended on the basis that they could be accommodated in conjunction with others that had already been designated for that night. He added that the two applications referenced for May 26, 1986, are both for the Timberlea/Lakeside/Beechville area were matters that should be considered in conjunction with one another because they are by the same developer and the properties are within sight of one another.

Councillor Poirier advised that she had a call from one of the involved people, and they were very disturbed over the long wait. She advised that she does not want to inconvenience anybody or interfere with the Committee, but this should be dealt with first because this application came before the committee first.

Mr. Birch advised that on May 5, 1986, there are two public hearings relating to the Cole Harbour Boys' Club and the lands of adjacent owner of Mr. Reardon. This is an action taken to correct a mistake in the plan itself, and there would be no difficulty to advance this application to May 26, 1986.