



HALIFAX WATERSHED ADVISORY BOARD
October 19, 2005

Minutes

PRESENT: Ms. Ellinor Williams, Vice Chair
Mr. Frank Hope
Dr. Sankar Ray
Mr. Ross Evans
Mr. Walter Regan
Mr. Derrill Hynick
Ms. Janis Rod
Councillor Linda Mosher

ABSENT: Dr. Wayne Stobo, Chair (regrets)
Dr. Barry Thomas (regrets)
Ms. Christine Smith

**STAFF AND
OTHERS:** Ms. Sheilagh Edmonds, Legislative Assistant
Mr. Richard Harvey, Planner II
Mr. Andrew Bone, Planner
Ms. Anna McCarron, Observer

TABLE OF CONTENTS

1. Call to Order 3

2. Approval of the Agenda and Additions/Deletions 3

3. Items to be added to Next Agenda 3

4. Approval of the Minutes 3

5. Business Arising from Minutes/Deferred Items: 3

 5.1 Case 00617: Amendment to Districts 14 & 17 Plan and LUB for Aerotech
 Business Park 3

 5.2 Water Testing Results Review 4

 5.3 Letter to Staff RE: Concept Plan for Glen Arbour Phase 8 4

 5.4 Letter to Staff RE: Concept Plan for 24 Grant Line Rd., Stillwater Lake . 4

 5.5 Executive Summary - At A Watershed: Ecological Governance and
 Sustainable Water Management in Canada 5

6. New Business 5

 6.1 The Source Water Protection Plan - Municipality of East Hants 5

INFORMATION ITEMS: 6

 Concept Plan - Phase 7 Glen Arbour, Hammonds Plains 6

 Guidelines - Final Version 6

7. Date of Next Meeting 6

8. Adjourn 6

1. Call to Order

The Chair called the meeting to order at 6:40 p.m. in Halifax Hall, City Hall.

The Chair noted that Councillor Mosher has advised that she will be leaving the Board.

Councillor Mosher advised that due to increased demands with regard to her Councillor related duties, she found it necessary to remove herself from the Board. Councillor Mosher added that she believed it was important to have a member of Chebucto Community Council continue to sit on the Board, and Councillor Mary Wile has indicated she would like to do so. Councillor Wile will sit on the Board for a two year term. Councillor Mosher thanked the Board members and advised that she may come to the meetings from time to time and sit as an observer, and she requested that she continue to be copied the Board agendas.

2. Approval of the Agenda and Additions/Deletions

There were no additions or deletions to the agenda.

3. Items to be added to Next Agenda

The Chair advised that staff will have the following items for the Board's next agenda. She added that Mr. Andrew Bone, Planner, is dealing with a tight timeline on these applications, therefore, he will need the Committee's recommendations as soon as possible. The Chair encouraged the members to read the reports thoroughly once received so that discussion can be held at the next meeting:

- Case 00826: Application by 3098573 N.S. Limited to Rezone 2120 Hammonds Plains Road PID# 41090572 from MU-1 to C-4 to permit Multi-tenant Commercial Building.
- Case 00838: Application by Twin Brooks Development to Rezone a 5-acre Portion of PID# 40014870 Former Sackville Golf Course from P-1 (Open Space) to R-1 (Single Unit Residential Zone), Sackville.

4. Approval of the Minutes

The Chair noted two minor wording changes on page 4 of the minutes; and the minutes of September 14, 2005 were accepted as presented.

5. Business Arising from Minutes/Deferred Items:

5.1 Case 00617: Amendment to Districts 14 & 17 Plan and LUB for Aerotech Business Park

A draft copy of recommendations dated October 19, 2005 was circulated at the meeting.

The Board members reviewed the draft and made minor changes, noted as follows:

- page 2, Part II, No. 2 - correct the spelling of the word *pyritic*

- page 2, Part II, No. 3, second line - replace the word *and* with *as it*
- page 2, Part II, No. 4, sixth line - put a period after *level* and the next sentence should read, *In addition, the receiving waters should have a minimum dilution ratio of 5:1, the Provincial guideline.*
- page 2, Part II, No. 5, second line - replace the word *honour* with the word *respect*; and after the word *guideline* delete the remainder of the sentence and replace it with, "*A buffer strip of natural undisturbed vegetation should be provided adjacent to the ordinary high water mark on any watercourse and be a minimum of 30 metres wide on each side.*"
- delete the paragraph following item 5.

The Chair advised that the Legislative Assistant will revise the recommendations and forward to Mr. Bone.

5.2 Water Testing Results Review

Mr. Harvey advised that he reviewed various rezoning and development agreement applications on which the Board made recommendations and there were only a few that the Board had requested water testing as a recommendation, and it was generally a recommendation for pre construction testing. He added that, with regard to the question of whether staff have records of ongoing testing that was recommended by the Board, he would have to do further analysis on this aspect.

A brief discussion ensued and the Chair thanked Mr. Harvey for his work to date, and advised that she looked forward to the next update.

5.3 Letter to Staff RE: Concept Plan for Glen Arbour Phase 8

Mr. Regan advised that he would provide the letter for next month's meeting.

5.4 Letter to Staff RE: Concept Plan for 24 Grant Line Rd., Stillwater Lake

- A copy of a draft memo pertaining to a generic response for concept plan recommendations, prepared by Mr. Frank Hope, was circulated .

Referring to the submitted draft memo, the Chair questioned the effectiveness of the Board submitting the same memo to staff for each concept plan.

A discussion ensued concerning the standards staff use and the guidelines that the Board uses, and Mr. Harvey suggested that the Board may want to contact Regional Plan staff and, either invite them to make a presentation or provide a response in a memo regarding standards proposed in the Regional Plan versus the Guidelines developed by the Board. He added that if the Board wanted a presentation, a copy of the Board's Guidelines could be forwarded to Regional Plan staff and they could then compare it with what is proposed in the Regional Plan.

Following further discussion on concept plans, the Board was in agreement to continue to receive the concept plans from staff.

With regard to the Old Post Road concept plan the Chair noted that Ms. Karen Godwin submitted a response to the Board's recommendations, and she has advised that if the Board wanted, she could provide a copy of the approved concept plan, to which the Board agreed.

Subsequently, a motion was put forward in regard to requesting a presentation by Regional Plan staff.

MOVED by Mr. Regan, seconded by Ms. Rod that Halifax Watershed Advisory Board recommend Regional Plan staff attend a meeting of the Board to provide Board members with a better understanding of:

1. **How the Board's concerns, as expressed in its Guidelines, are being addressed in Regional Plan;**
2. **How the Regional Plan will address as-of-right development from a watercourse protection perspective.**

MOTION PUT AND PASSED.

With regard to the concept plans for 34 Stillwater Lane and 24 Grant Line Rd., the Board agreed to forward staff the standard memo developed by Mr. Hope.

5.5 Executive Summary - At A Watershed: Ecological Governance and Sustainable Water Management in Canada

A brief discussion ensued and it was agreed that the Chair would prepare a covering memo to attach to the Executive Summary and circulate to Council. The Chair will bring the memo back to the Board's next meeting for approval before it is forwarded to Regional Council.

6. New Business:

6.1 The Source Water Protection Plan - Municipality of East Hants

- A letter dated September 9, 2005 from Terry Matheson, Municipality of East Hants was submitted.

The Chair explained that the Municipality of East Hants is working to develop and implement a Source Water Protection Plan and, in doing so, is seeking input from stakeholder groups, such as this Board.

A discussion ensued and the Board agreed to invite the representatives to the January meeting. In the interim, Mr. Harvey will see if there is background information on this matter.

INFORMATION ITEMS:

Concept Plan - Phase 7 Glen Arbour, Hammonds Plains

No discussion.

Guidelines - Final Version

- A final version of the *Guidelines for Protecting our Water Resources* was submitted.

Councillor Mosher expressed appreciation to all for their input on Guidelines and advised that she had made arrangements to have 500 copies printed.

7. **Date of Next Meeting** - November 16, 2005

8. **Adjourn**

The meeting adjourned at 8:20 p.m.

Sheilagh Edmonds
Legislative Assistant