

**NORTH WEST COMMUNITY COUNCIL  
MINUTES**

April 23, 2009

**PRESENT:** Councillor Robert Harvey, Chair  
Councillor Brad Johns  
Councillor Tim Outhit

**STAFF:** Ms. Karen Brown, Municipal Solicitor  
Ms. Melody Campbell, Legislative Assistant

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**1. CALL TO ORDER**

The Chair called the meeting to order at 7:00 p.m. in the Basinview School, 273 Basinview Drive, Bedford.

**2. APPROVAL OF MINUTES - March 26, 2009 & April 7, 2009**

**MOVED BY Councillor Johns, seconded by Councillor Outhit, that the minutes of March 26, 2009 and April 7, 2009, as presented, be approved. MOTION PUT AND PASSED.**

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

**MOVED BY Councillor Outhit, seconded by Councillor Johns that the order of business, as amended, be approved. MOTION PUT AND PASSED.**

**4. BUSINESS ARISING OUT OF THE MINUTES**

**4.1 Status Sheet Items**

**4.1.1 Case 01193 - Bedford Land Use By-law Amendment**

There was no update to this item.

**4.1.2 Imagine Our Schools**

There was no update to this item.

**5. MOTIONS OF RECONSIDERATION - NONE**

**6. MOTIONS OF RESCISSION - NONE**

**7. CONSIDERATION OF DEFERRED BUSINESS**

**7.1 Case 01226: Amending Agreements - Bedford South**

The public hearing was held on March 26, 2009. The decision on the development agreement was deferred pending the expiration of the appeal period for the non-substantive matter.

**MOVED BY Councillor Outhit, seconded by Councillor Johns, that North West Community Council:**

- 1. Approve the proposed amending development agreement set out in Attachment "A" of the Supplementary Report dated April 13, 2009.**
- 2. Require that the Agreement be signed within 120 days, or any extension**

thereof granted by North West Community Council on the Request of the applicant, from the date of final approval by North West Community Council and any other bodies as necessary, whichever is later, including any appeal periods. Otherwise, this approval will be void and obligations arising hereunder shall be at an end.

**MOTION PUT AND PASSED.**

**8. HEARINGS**

**8.1 Public Hearings**

**8.1.1 Case 01216: Amending Agreements - 950 Bedford Highway**

- A staff report dated March 17, 2009 was before the Community Council.
- A North West Planning Advisory Committee report dated April 2, 2009 was before the Community Council.
- A Supplementary report dated April 8, 2009 was before Council.

The case includes non-substantive and substantive matters. The non-substantive matters are not included as part of the public hearing. The public hearing is for substantive matters of Case 01216 only. A decision will not be made on the substantive matters at this time. A decision on the substantive matters will be made following the appeal period for the non-substantive matters.

Mr. Darrell Joudrey, Planner, presented the non-substantive matter to Council.

Councillor Outhit noted that the applicant has agreed that the Community would be able to use the sign to advertise Community Events. Mr. Joudrey advised that this has been negotiated with the applicant.

**MOVED BY Councillor Outhit, seconded by Councillor Johns, that North West Community Council:**

- 1. Approve the proposed amending agreement which deals with the non-substantive matter of a second sign, as set out in Attachment A of the report dated March 17, 2009.**
- 2. Require the proposed amending agreements be signed and delivered within 120 days, or any extension thereof granted by North West Community Council on request of the applicants, from the date of final approval of said agreement by North West Community Council and any other bodies as necessary whichever is later, including any appeal periods. Otherwise this approval shall be void and any obligations arising hereunder shall be at an end.**

**MOTION PUT AND PASSED.**

Mr. Darrell Joudrey, Planner, presented the substantive matter to Council.

In response to a request by Councillor Outhit, Mr. Joudrey advised that no trees would be removed for the sign placement. It was noted that there is only one leaning, damaged tree that will be removed in the process.

Councillor Harvey, Chair, reviewed the public hearing procedures; then opened the public hearing calling for any speakers for or against the substantive matter to come forward at this time.

The following speakers came forward to address Council on the substantive matters of Case 01216: Amending Agreements - 950 Bedford Highway:

**Ms. Judy Tooke, Bedford**, advised Community Council that the land was cleared when the centre was being developed. She stated that after the development was completed more trees on site were removed. She expressed concern that more trees would be cut down for the sign placement. She advised that she is relieved that no tree removal is necessary.

**Mr. Ian Smith, Bedford**, addressed Council. He advised that he has owned a salon business in the Hammonds Plains Centre for seven and a half years employing seventeen plus people. He advised Council that the signage is needed in order for his business to get proper exposure and ensure patrons are aware that there is an entrance to the business off the Hammonds Plains Road. He stated that the proposed sign would meet his business needs.

Councillor Harvey gave the third and final call for speakers; hearing none, it was **MOVED BY Councillor Johns, seconded by Councillor Outhit, that the public hearing be closed. MOTION PUT AND PASSED.**

**MOVED BY Councillor Johns, seconded by Councillor Outhit, that the decision for the substantive matters be deferred to the May 28, 2009 North West Community Council. MOTION PUT AND PASSED.**

8.2            Variance Hearings - None

9.             CORRESPONDENCE, PETITIONS AND DELEGATIONS

9.1            Correspondence - None

9.2            Petitions - None

9.3            Presentations - None

10.            REPORTS - NONE

11.            ADDED ITEMS

12.            NOTICES OF MOTION - NONE

13.            PUBLIC PARTICIPATION

Mr. Walter Regan addressed the Community Council requesting updates to the topsoil bylaw and the Pinehill matter. Mr. Regan advised that the water testing report going to Regional Council is very impressive and he urged Council to support its finding.

Mr. Nick Antoft advised the Community Council that plows have done damage to the roads by scraping off Class A material over the winter. The Chair advised that winter damage is normally fixed in the spring, and he advised Mr. Antoft that these areas should be called in to the HRM Call Centre at 490-4000.

**14.           NEXT MEETING DATE - May 28, 2009**

**15.           ADJOURNMENT**

The meeting adjourned at 7:27 p.m.

Melody Campbell  
Legislative Assistant