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**Chebucto Community Council**  
**March 5, 2007**

**TO:** Chair and Members of Chebucto Community Council

**SUBMITTED BY:** Sharon Bond for  
Paul Dunphy, Director of Community Development

**DATE:** February 6, 2007

**SUBJECT:** Temporary Real Estate Sales Trailers

## INFORMATION REPORT

### ORIGIN

Chebucto Community Council Motion, Agenda Item 11.1, January 8, 2007

### BACKGROUND

On November 4, 2006, Chebucto Community Council held a variance hearing to consider the location of a temporary real estate sales trailer associated with the Waterton Condominium. On January 8, 2007, Council requested that the Halifax Mainland Land Use Bylaw (LUB) be amended to permit such trailers.

**DISCUSSION**

Most major development projects within the Halifax Mainland that have temporary real estate sales trailers are approved by development agreement. Staff's recent practice has been to enable the installation of trailers within the terms of such agreements. This is advantageous because appropriate locations and other terms for their installation are best determined based upon the attributes of a particular site and its surroundings, with an assessment of important matters such as traffic safety.

Older development agreements, such as the one that applies to the Waterton, do not always have allowances for real estate sales trailers. However, when applicable, all future development agreements that come before Council will contain provisions for them. Staff recommend that this is the most appropriate means to address this matter.

**BUDGET IMPLICATIONS**

None.

**FINANCIAL MANAGEMENT POLICIES / BUSINESS PLAN**

This report complies with the Municipality's Multi-Year Financial Strategy, the approved Operating, Capital and Reserve budgets, policies and procedures regarding withdrawals from the utilization of Capital and Operating reserves, as well as any relevant legislation.

**ATTACHMENTS**

None.

A copy of this report can be obtained online at <http://www.halifax.ca/council/agendasc/cagenda.html> then choose the appropriate meeting date, or by contacting the Office of the Municipal Clerk at 490-4210, or Fax 490-4208.

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