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1. **INVOCATION**

The meeting was called to order with an Invocation at 7:00 p.m. at the Acadia Hall, 650 Sackville Drive, Lower Sackville.

Councillor Harvey explained that the meeting was being held in historic Acadia Hall to mark the beginning of celebrations of the 75th Anniversary of the Acadia Recreation Club. The Acadia Recreation Club has done a great deal over the last three quarters of a century to provide recreational services in the Sackville area and made a lot of history. He introduced the President of Acadia Recreation Club, Mr. Archie Fader.

Mr. Fader welcomed Councillors, staff and citizens to Acadia Hall, provided information on the on-going upgrading of Acadia Hall and that the Hall had been built in 1924 by volunteers and former members of the Recreation Club. He asked that those in attendance sign a book in remembrance for historical purposes of the meeting tonight. He also introduced Eugene Roberts, Vice-President and Director and David Peverill, Director and Manager of the Club.

On behalf of North West Community Council and Halifax Regional Municipality, Councillor Harvey presented a Certificate to the Acadia Recreation Club which extended warm and sincere wishes on its 75th Anniversary.

2. **APPROVAL OF MINUTES**

2.1 **Regular Meeting - April 15, 1999**

MOVED by Councillors Harvey and Barnet to approve the Minutes of meeting held on April 15, 1999 as circulated. MOTION PUT AND PASSED.

2.2 **Special Council Session - May 11, 1999**

MOVED by Councillors Barnet and Harvey to approve the Minutes of Special Council Session held on May 11, 1999 as circulated. MOTION PUT AND PASSED.

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

MOVED by Councillors Barnet and Harvey to approve the Order of Business as presented. MOTION PUT AND PASSED.

4. **BUSINESS ARISING OUT OF THE MINUTES** - None
5. **MOTIONS OF RECONSIDERATION** - None
6. **MOTIONS OF RESCISSION** - None
7. **CONSIDERATION OF DEFERRED BUSINESS** - None
8. **PUBLIC HEARINGS**
- 8.1 **Case 00065 - Application by Kevin Barrett to Enter into a Development Agreement to Permit a Golf Driving Range, Beaverbank Road**

Andrew Whittemore, Planner, with the aid of overheads, provided an overview of the Staff Report dated March 26, 1999 and advised that staff was recommending approval of the application. A Memorandum dated April 9, 1999 was also before Community Council from North West Planning Advisory Committee recommending approval of the application.

There were no questions from members of Community Council.

The applicant, Mr. Kevin Barrett advised that, in his opinion, people in his area felt this was a better proposal than having a subdivision and they were in favour.

Mr. Walter Regan, Sackville Rivers Association advised that the major concern was that the area drains into Feely Lake, which is slated to become a municipal park. Mr. Barrett advised that water drains towards Beaverbank Road and across into Woodbine Trailer Park. Mr. Whittemore added that Department of Environment found that the natural drainage occurs during peak times and was recommending that a silt fence and drainage ditch be put in place to prevent any type of runoff from occurring onto the neighbouring property.

Mr. Regan asked how many trees will be left next to the railroad tracks. In reply, Mr. Whittemore advised that the tree buffer was 20'. The Development Agreement applies to the entire parcel of land whereas the driving range activity was limited to a smaller parcel of land. The area currently zoned I-1 will continue to allow industry resource uses, such as harvesting of Christmas trees.

The Chair called three times for further speakers. There were none.

MOVED by Councillors Barnet and Harvey to close the Public Hearing. MOTION PUT AND PASSED.

MOVED by Councillors Barnet and Harvey to approve the Development Agreement attached to the Staff Report dated March 26, 1999 to permit the development of a golf driving range and associated uses on the subject property, generally described as Lot #97-2, Beaverbank Road. Further, require that the Development Agreement be signed within 120 days, or any extension thereof granted by Community Council on request of the applicant, from the date of final approval of said Agreement by North West Community Council and any other bodies as necessary, whichever approval is later, including applicable appeal periods. Otherwise, this approval shall be void and obligations arising hereunder shall be at an end.

Councillor Barnet advised he had received a number of calls in favour of the application and took the opportunity to visit the site. It was his view that the proposal would be less intrusive than what could go there as of right and would create a solution to a growing HRM problem of golf hackers using soccer and baseball fields for the same purpose and creating a great deal of damage.

Councillor Harvey also spoke in favour of the application and advised he had received calls about golfers on school grounds and he hoped more people would make use of this new facility.

MOTION PUT AND PASSED.

8.2 Case 00114 - Development Agreement Application by Darrell and Nancy Johnston to allow Infill and Excavation to Occur within 50' of a Watercourse - Kearney Lake Road, Bedford

Thea Langille-Hanna, Planner, with the aid of overheads, provided an overview of the Staff Report dated April 23, 1999. A Memorandum dated May 6, 1999 from North West Planning Advisory Committee was also before Community Council recommending approval of the application. Ms. Langille-Hanna advised that staff was recommending approval of the application.

There were no questions from members of Community Council.

Mr. Marvin Silver, Chair, Bedford Waters Advisory Committee advised that his Committee reviewed the proposal and it was acceptable because of the very sophisticated mitigating measures being taken. Because of this, the Bedford Waters Advisory Committee has recommended approval of the development within 50' of a watercourse.

The Chair called three times for further speakers. There were none.

MOVED by Councillors Barnet and Harvey to close the Public Hearing. MOTION PUT AND PASSED.

Councillor Kelly encouraged a motion of support.

MOVED by Councillors Barnet and Harvey to approve the Development Agreement attached to the Staff Report dated April 23, 1999 to allow infill and excavation activity to occur within 50' of a watercourse. Further, require the Development Agreement be signed within 120 days, or any extension thereof granted by Community Council on request of the applicant, from the date of final approval of said agreement by North West Community Council and any other bodies as necessary, whichever is later, including applicable appeal periods. Otherwise, this approval shall be void and obligations arising hereunder shall be at an end. MOTION PUT AND PASSED.

8.3 Case 00067 - Application by Exit Realty to Rezone the Baxter Property on Kaye Street, Sackville

Andrew Whittemore, Planner, with the aid of overheads, provided an overview of the Staff Report dated April 13, 1999. A Memorandum dated May 6, 1999 from North West Planning Advisory Committee recommending approval of the application was also before Community Council. Staff was recommending approval of the application.

There were no questions from members of Community Council.

The Chair called three times for speakers for or against the application. There were none.

MOVED by Councillors Barnet and Harvey to close the Public Hearing. MOTION PUT AND PASSED.

Councillor Harvey expressed support for the application. The fact that there was no one in attendance to speak against the application was an indication that the people who attended the Public Information Meeting had their questions or concerns answered.

MOVED by Councillors Harvey and Barnet to approve the application to rezone the northernmost two-acre portion of land known as the Baxter property on Kaye Street, Sackville (PID #364190, 364182 and #364208) from C-3/R-4 (Commercial Corridor/Multiple Unit Dwelling) Zones to R-1/R-2 (Single Unit Dwelling/Two Unit Dwelling) Zones, as shown on Map #2 of the Staff Report dated April 13, 1999. MOTION PUT AND PASSED.

9. **CORRESPONDENCE, PETITIONS AND DELEGATIONS** - None

10. **REPORTS**

10.1 **Case 00068 - Development Agreement Application by the Armoyan Group to Permit the Development of a Multi-Unit Dwelling Use at 64 Cobequid Road, Lower Sackville**

A Memorandum dated May 17, 1999 from North West Planning Advisory Committee was before Community Council which recommended that the application be rejected and referred to Planning staff for further negotiations relative to recreation concerns. A Supplementary Report dated May 17, 1999 from Planning staff was also before Community Council which recommended that Community Council consider the application at a Public Hearing - date suggested June 24, 1999 - since Armoyan Group has agreed to address the recreational aspects as outlined in the Supplementary Report.

Councillor Kelly asked if there would be any problem with a Public Hearing being held on July 8, 1999 rather than June 24, 1999 since July 8 was the next scheduled meeting of Community Council. In response, Mr. Whittemore, Planner advised that the applicant was willing to wait until that date.

MOVED by Councillors Harvey and Barnet to give Notice of Motion to consider an application by the Armoyan Group to enter into a Development Agreement to permit the development of a multiple unit dwelling use at 64 Cobequid Road, Sackville at a Public Hearing on July 8, 1999. MOTION PUT AND PASSED.

10.2 **Report from Committee of the Whole**

A report dated May 12, 1999 prepared by the Clerk was before Community Council.

MOVED by Councillors Barnet and Harvey to accept the recommendations of Committee of the Whole. MOTION PUT AND PASSED.

The recommendations were:

Request from Sackville Community Development Association for Funding from the Sackville Landfill Compensation Funds

That the request not be granted as Councillors from Districts 19 and 20 have identified another source of funding and agreed upon an amount to be funded.

Request from Sackville River Walkway Committee to be appointed as a Sub-Committee of North West Community Council

That the request to be approved as a Sub-Committee of North West Community Council not be granted and that a letter be written to the Committee advising of Community Council's decision.

North West Recreation Advisory Committee - Dissolution

North West Recreation Advisory Committee to be dissolved. No one has ever been appointed to this Sub-Committee.

Upper Sackville Recreation Facility Advisory Committee - Dissolution

Upper Sackville Recreation Facility Advisory Committee to be dissolved. No one has ever been appointed to this Sub-Committee.

10.3 Appointment to Bedford Waters Advisory Committee

A Memorandum dated May 20, 1999 was before Community Council recommending the appointment of Will Matheson to the above Committee.

Mr. Marvin Silver, Chair, Bedford Waters Advisory Committee spoke in support of Mr. Matheson's appointment.

MOVED by Councillors Barnet and Harvey to appoint Will Matheson to the Bedford Waters Advisory Committee for a term to expire in November, 2000. MOTION PUT AND PASSED.

11. **MOTIONS** - None
12. **ADDED ITEMS** - None
13. **NOTICES OF MOTION** - None
14. **PUBLIC PARTICIPATION**

Mr. Fader introduced Mr. Reg Fenerty, Secretary-Treasurer of Acadia Recreation Club.

Mr. Reg Fenerty said he understood that recently HRM entered into an agreement with Canada Life to provide insurance services to employees. He asked why HRM did not go

first to those brokers who live in the area and pay taxes and could provide an equivalent service and equal rates as anyone from the outside.

It was agreed to check and obtain a report.

Mr. Walter Regan, Sackville Rivers Association advised of the following upcoming events:

- Sackville Rivers Association will be a part of the Open House displays put on by Acadia Recreation Club on June 7, 8 and 9, 1999.
- Sackville Rivers Association will hold two river clean ups in the near future: Saturday, May 29, 1999 at 10:00 a.m. in Bedford and Saturday, June 5, 1999 in Riverside Estates.
- Sunday, May 30, 1999 2-4 p.m. at the Lions Den across from Superstore - Open House to announce the Trail Building Program.

15. **NEXT MEETING**

Thursday, July 8, 1999 at Sunnyside Mall, Bedford.

16. **ADJOURNMENT**

On a motion from Councillor Barnet, the meeting adjourned at 8:15 p.m.

Sandra M. Shute
Assistant Municipal Clerk