

HARBOUR EAST  
AND  
MARINE DRIVE, VALLEY AND CANAL  
JOINT COMMUNITY COUNCIL MEETING  
MINUTES  
August 6, 2009

PRESENT: Councillor Gloria McCluskey  
Councillor Lorelei Nicoll  
Councillor Jackie Barkhouse  
Councillor Jim Smith  
Councillor Bill Karsten  
Councillor Steve Streach  
Deputy Mayor Hendsbee

STAFF: Ms. Roxanne MacLauren, Municipal Solicitor  
Ms. Julia Horncastle, Legislative Assistant

TABLE OF CONTENTS

1.	CALL TO ORDER .....	03
2.	APPROVAL OF MINUTES - July 2, 2009 .....	03
3.	APPROVAL OF THE ORDER OF BUSINESS AND APPROVAL OF ADDITIONS AND DELETIONS .....	03
4.	BUSINESS ARISING OUT OF THE MINUTES .....	03
5.	MOTIONS OF RECONSIDERATION - NONE .....	03
6.	MOTIONS OF RESCISSION - NONE .....	03
7.	CONSIDERATION OF DEFERRED BUSINESS- NONE .....	03
8.	PUBLIC HEARINGS	
8.1	Case 01266 - Zone Amendments for Public Works, Planning Districts 14 & 17 .....	03
8.2	Case 01155 - Amendments to Planning Districts 14 & 17 Land Use By-Law: Pet Care Facilities .....	03
8.3	Case 01268- Signage - Downtown Dartmouth Land Use By-Law .....	03
9.	CORRESPONDENCE AND DELEGATIONS	
9.1	Correspondence .....	03
9.2	Petitions .....	03
10.	REPORTS	
10.1	Case 01293 - Dartmouth LUB Amendments - Undersized Lots .....	03
11.	MOTIONS .....	03
12.	ADDED ITEMS .....	03
13.	NOTICES OF MOTION .....	03
14.	PUBLIC PARTICIPATION .....	03
15.	NEXT MEETING - September 10, 2009 .....	03
16.	ADJOURNMENT .....	03

1. **CALL TO ORDER**

The meeting was called to order at 6:00 p.m.

2. **APPROVAL OF MINUTES - July 2, 2009**

**MOVED by Councillor Barkhouse, seconded by Councillor Karsten, that the minutes of July 2, 2009 be approved. MOTION PUT AND PASSED.**

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

**MOVED by Councillor Karsten, seconded by Councillor Smith, that the Order of Business be approved. 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 01266 - Zone Amendments for Public Works, Planning Districts 14 & 17**

- A report dated June 2, 2009, on the above noted was before Community Council.

Mr. Andrew Bone, Planner, presented the report to Community Council.

Mr. Tom Gorman, Halifax Water, advised it is a housekeeping matter.

Following clarification by members of Council, Councillor McCluskey called three times for anyone wishing to speak either in favour of or opposition to the proposal. Hearing none, the following motion was placed.

**MOVED by Councillor Karsten, seconded by Councillor Barkhouse, that public hearing close. MOTION PUT AND PASSED.**

**MOVED by Deputy Mayor Hendsbee, seconded by Councillor Streach, that the Marine Drive, Valley and Canal Community Council approve the proposed amendments to the Planning Districts 14 and 17 (Shubenacadie Lakes) Land Use**

**By-law, as shown on attachment A of the June 2, 2009 staff report. MOTION PUT AND PASSED.**

**MOVED by Councillor Karsten, seconded by Councillor Nicoll, that the Harbour East Community Council approve the proposed amendments to the Planning Districts 14 and 17 (Shubenacadie Lakes) Land Use By-law, as shown on attachment A of the June 2, 2009 staff report. MOTION PUT AND PASSED.**

**8.2 Case 01155 - Amendments to Planning Districts 14 & 17 Land Use By-Law: Pet Care Facilities**

- A report dated June 5, 2009, on the above noted was before Community Council.

Mr. Mitch Dickey, Planner, presented the report to Community Council.

Following clarification by members of Council, Councillor McCluskey called for those wishing to speak either in favour of or in opposition to the proposal.

**Ms. Joanne Pullin**, kennel owner advised she did not consider herself a kennel and advised she was no longer considered a kennel. She advised it is a wooded piece of land and there is no concern with her animals affecting the surrounding neighbourhood. Dogs are more social by being in these facilities. Contributes to a well behaved dog. She advised she does not believe a commercial area is a suitable area for a dog business.

**Mr. Steve Gibbon**, stated he has no problem with a facility with a lot of land surrounding it. There are a lot of R-6 properties that do not have buffering. He requested community Council turn this down. He stated many areas do not have enough land for a kennel.

**Mr. Don Stewart**, Holland Road, stated he would like to keep his dogs in the community when he goes on trips and feels this should be allowed so this facility could continue. There is a large are and lots of buffering.

Councillor McCluskey call three times for any additional speakers. Hearing none, the following motion was placed.

**MOVED by Councillor Karsten, seconded by Councillor Barkhouse, that the public hearing close. MOTION PUT AND PASSED.**

Councillor Smith expressed concern that changing lot size is not going to help anyone with concerns. Need to change separation distances. Increase distance from homes.

Following discussion on lot sizes, the following motion was placed.

**MOVED by Deputy Mayor Hendsbee, seconded by Deputy Mayor Hendsbee, that the minimum lot size be 80 thousand square feet. MOTION PUT AND PASSED.**

**MOVED by Councillor Karsten, seconded by Councillor Nicoll that the Harbour East Community Council approve the proposed amendments to the Land Use By-law for Planning Districts 14 and 17 (Shubenacadie Lakes) as set out in Attachment A of the June 5, with the amendment that lot sizes be set at a minimum of 80 thousand square feet. MOTION PUT AND PASSED.**

**MOVED by Deputy Mayor Hendsbee, seconded by Councillor Streach, that the Marine Drive, Valley and Canal Community Council approve the proposed amendments to the Land Use By-law for Planning Districts 14 and 17 (Shubenacadie Lakes) as set out in Attachment A of the June 5, with the amendment lot sizes be set at a minimum of 80 thousand square feet. MOTION PUT AND PASSED.**

### **8.3 Case 01268- Signage - Downtown Dartmouth Land Use By-Law**

- A report dated June 12, 2009 on the above noted was before Council.

Mr. Mitch Dickey, Planner, presented the report to Council.

Councillor McCluskey called for those wishing to speak either in favour of or opposition to the proposal.

**Ms. Evelyn Barkhouse**, United Way, spoke in favour of the proposal.

**Ms. Elizabeth Ann Macdonald**, Admiralty Place, stated she had no concerns with the amendments.

**Mr. Gary Morgan**, United Sign, advised the lighting will be very muted from street level but will be able to be seen from across the harbour.

Councillor McCluskey called three times for any additional speakers. Hearing none, the following motion was placed.

**MOVED by Councillor Nicoll, seconded by Councillor Karsten, that the public hearing close. MOTION PUT AND PASSED.**

**MOVED by Councillor Karsten, seconded by Councillor Smith, that the Harbour East Community Council approve the proposed amendments to the Downtown Dartmouth Land Use By-law as shown in Attachment A of the June 12, 2009 staff**

report. MOTION PUT AND PASSED.

9. CORRESPONDENCE AND DELEGATIONS

9.1 Correspondence - None

9.2 Petitions - None

10. REPORTS

10.1 Case 01293 - Dartmouth LUB Amendments - Undersized Lots

- A report dated July 16, 2009 on the above noted was before Council.

**MOVED by Councillor Barkhouse, seconded by Councillor Nicoll, that Harbour East Community Council give first reading to the proposed amendments to the Dartmouth Land Use By-law, as set out in Attachment A of the July 16, 2009 staff report and schedule a public hearing. MOTION PUT AND PASSED.**

11. MOTIONS - NONE

12. ADDED ITEMS - NONE

13. NOTICES OF MOTION - NONE

14. PUBLIC PARTICIPATION

No speakers came forward.

15. NEXT MEETING - September 10, 2009

16. ADJOURNMENT

The meeting adjourned at 7:37 p.m.

Julia Horncastle  
Legislative Assistant



### INFORMATION ITEMS

1. Report from Director of Community Development dated July 14, 2009 re Land Use By-Law Amendments - Larger Accessory Buildings
2. Report from Director of Community Development dated July 22, 2009 re Eastern Passage/Cow Bay Land Use By-Law Amendment - Watercourse Buffers

Minutes, agendas and reports for the Harbour East Community Council can be found at:  
<http://www.halifax.ca/commcoun/hecc/hecc.html>

For further information regarding agenda items, please contact Julia Horncastle at  
490-6483



