



HALIFAX & WEST COMMUNITY COUNCIL

MINUTES

April 8, 2014

REVISED

PRESENT: Councillor Linda Mosher, Chair
Councillor Wayne Mason, Vice-Chair
Councillor Jennifer Watts
Councillor Russell Walker
Councillor Stephen Adams

REGRETS: Councillor Reg Rankin

STAFF: Ms. Karen Brown, Senior Solicitor
Mr. Liam MacSween, Legislative Assistant

The following does not represent a verbatim record of the proceedings of this meeting.

The agenda, supporting documents, and information items circulated to Community Council are available online: <http://www.halifax.ca/Commcoun/west/140408hwccAgenda.html>

The meeting was called to order at 7:00 p.m. Community Council moved into an In Camera session at 7:20 and reconvened at 7:26 p.m. Community Council adjourned at 7:27 p.m.

1. CALL TO ORDER

The Chair called the meeting to order at 7:00 p.m.

2. APPROVAL OF MINUTES – February 18, 2014

MOVED by Councillor Adams, seconded by Councillor Walker that the minutes be approved as presented. MOTION PUT AND PASSED.

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

There were no additions/deletions to the agenda.

MOVED by Councillor Waker, seconded by Councillor Watts that the agenda be approved as presented. MOTION PUT AND PASSED.

4. BUSINESS ARISING OUT OF THE MINUTES

With respect to the status sheet, Councillor Mason commented that he would like an update on Item No. 7 - Staff Report request detailing possible amendments to the Halifax Peninsula LUB to implement bedroom limits and/or gross floor area limits in the R2A zone. He commented that this item was not sufficiently addressed at the Community Planning and Economic Development Standing Committee meeting and requested that staff be available at the next meeting to provide an update on this matter.

5. MOTIONS OF RECONSIDERATION – NONE

6. MOTIONS OF RESCISSION – NONE

7. CONSIDERATION OF DEFERRED BUSINESS – NONE

8. HEARINGS - NONE

9. CORRESPONDENCE, PETITIONS & DELEGATIONS

9.1 Correspondence

9.2 Petitions

9.2.1 Councillor Walker

Councillor Walker submitted a petition signed by 12 residents requesting no parking signs to be installed on Chelsea Lane, Halifax. He further requested that the petition be forwarded to staff.

9.3 Presentation - NONE

10. REPORTS

10.1 STAFF

10.1.1 Case 18474: Rezoning - Property ID No. 00338319, Washmill Lake Drive, Halifax

The following was before Community Council:

- *A staff recommendation/information report dated March 20, 2014*

Councillor Walker stated that in Councillor Rankin's absence, he will manage constituency matters in Clayton Park-West, while Councillor Matt Whitman will manage constituency matters in Timberlea.

MOVED by Councillor Walker, seconded by Councillor Mason that Halifax and West Community Council give First Reading to the proposed rezoning of the property to the east of the CBC transmitter lands on Washmill Lake Drive, Halifax, PID No. 00338319, from the Schedule "K" Zone and the I-2 (Radio Transmitter) Zone to the R-2P (General Residential) Zone, as contained in Attachment A of the staff report, dated March 20 and schedule a public hearing.

Councillor Mason stated that he would like to acknowledge Ms. Leah Perrin, Development Technician Intern who was in attendance at the meeting and worked on Case 18474.

MOTION PUT AND PASSED.

10.1.2 Case 18655: Rezoning - 552 Washmill Lake Drive, Halifax

The following was before Community Council:

- *A staff recommendation/information report dated March 20, 2014*

MOVED by Councillor Walker, seconded by Councillor Adams that Halifax and West Community Council give First Reading of the proposed rezoning of 552 Washmill Lake Drive, Halifax, from Schedule K to the R-2P (General Residential) Zone, as contained in Attachment A of the staff report, dated March 20 and schedule a public hearing.

Councillor Watts stated that there is quite a history with respect to non-compliance associated with Case 18655. She commented that the rezoning will give greater security around the use of the lands.

Mr. Paul Sampson, Planner, noted that the use of the property will not change. He commented that there is single family dwelling, an auto repair business and a number of accessory buildings, one of which was constructed without a permit located on the property. He explained that all of the uses on the property are either conforming or non-conforming but are legally in place and noted if the R2P zone is applied, it will not change the non-conforming status of the buildings but allows for apartments to be developed without going through the two-step development agreement process as applied to Schedule "K" properties.

Councillor Watts inquired if the rezoning will facilitate an easier process to allow for building permits.

Mr. Sampson replied in the affirmative and noted that anything built within the R2-P zone will be subject to the appropriate building project permits. He further commented that there have been no comments from the community received by staff on this matter.

Councillor Walker noted that this has been a long, slow process. He remarked that he has been working with the owner of the property for over five years to get to this stage. He further noted that the rezoning of this property is long overdue.

MOTION PUT AND PASSED.

10.1.3 Case 18734: Rezoning, 8A-8D Hillcrest Street, Halifax

The following was before Community Council:

- *A staff recommendation/information report dated March 18, 2014*

MOVED by Councillor Walker, seconded by Councillor Mason that Halifax and West Community Council Give First Reading to the proposed rezoning of 8A-8D Hillcrest Street, Halifax, from the R-2(Two Family Dwelling) Zone to the R-2P (General Residential) Zone, as contained in Attachment A of the staff report dated March 18, 2014 and schedule a public hearing.

Councillor Watts commented that were no Public Information Meetings held in reference to Case 18734 as well as Case 18655. She requested further clarification on the process for receiving correspondence from the public in relation to an application.

Ms. Jillian MacLellan, Planner, commented that if staff receives formal comments from the public in relation to a planning application, they will include a copy of the letter within the staff report if given permission to do so by the resident.

Councillor Walker commented that staff did a mail-out of the neighbourhood requesting public input in relation to this matter.

MOTION PUT AND PASSED.

11. MOTIONS – NONE

12. IN CAMERA

12.1 Personnel Matter

12.1.1 Citizen Appointment to District 7 & 8 Planning Advisory Committee

Councillor Watts suggested that the In Camera matter be moved to the end of the agenda.

MOVED by Councillor Watts, seconded by Councillor Mason that Halifax and West Community Council move Item 12.1.1 – Citizen Appointment to District 7 & 8 Planning Advisory Committee to the end of the meeting. MOTION PUT AND PASSED.

Halifax and West Community Council dealt with this matter later in the meeting. Please see page 5-6.

MOTION PUT AND PASSED.

13. ADDED ITEMS – NONE

14. NOTICES OF MOTION

15. PUBLIC PARTICIPATION

Chair called three times for members of the public wishing to address Community Council. There were no speakers present.

16. DATE OF NEXT MEETING – April 22, 2014.

The chair noted that a meeting will be required for April 22, 2014 to accommodate two variance appeal hearings, and two staff reports.

The Chair further noted that the May 6, 2014 meeting will begin at 6:00 p.m. to accommodate several public hearings scheduled for that date. She commented that the public hearings will begin at 7:00 p.m.

MOVED by Councillor Watts, seconded by Councillor Adams to convene to In Camera to discuss a Personnel Matter. MOTION PUT AND PASSED.

12. IN CAMERA

12.1 Personnel Matter

12.1.1 Citizen Appointment to District 7 & 8 Planning Advisory Committee

Halifax & West Community Council Minutes
April 8, 2014

At 7:20 p.m., Halifax and West Community Council convened an In Camera session to discuss a personnel matter. At 7:26 p.m., Community Council reconvened in public session to ratify the following motion:

MOVED by Councillor Watts, seconded by Councillor Mason that Halifax & West Community Council:

- 1.) Appoint one (1) eligible applicant to the District 7 & 8 Planning Advisory Committee and re-advertise for candidates when a vacancy occurs.**
- 2) Release the citizen appointment to the public following notification of the successful candidate and ratification.**

17. ADJOURNMENT

The meeting was adjourned at 7:27 p.m.

Liam MacSween
Legislative Assistant