



**COMMUNITY PLANNING & ECONOMIC DEVELOPMENT STANDING COMMITTEE
MINUTES
October 15, 2015**

REVISED

PRESENT: Councillor Waye Mason, Chair
Councillor Stephen Adams, Vice Chair
Councillor Jennifer Watts
Deputy Mayor Lorelei Nicoll

REGRETS: Councillor Steve Craig
Councillor Darren Fisher

**OTHER MEMBERS:
OF COUNCIL** Councillor David Hendsbee
Mayor Mike Savage

STAFF: Mr. Derk Slaunwhite, Senior Solicitor
Mr. Mike Labrecque, Deputy Chief Administrative Officer
Ms. Sheilagh Edmonds, 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 the Community Planning and Economic Development Standing Committee are available online:

<http://www.halifax.ca/boardscom/SCcped/index.php>

The meeting was called to order at 9:01 p.m., and adjourned at 11:38 p.m.

1. CALL TO ORDER

The Chair called the meeting to order at 9:01 p.m.

2. APPROVAL OF MINUTES – September 17, 2015

MOVED by Deputy Mayor Nicoll, seconded by Councillor Watts

That the minutes of September 17, 2015 be approved.

MOTION PUT AND PASSED.

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

Additions:

12.1 Councillor Watts – Motion – Halifax Housing Needs Assessment

MOVED by Deputy Mayor Nicoll, seconded by Councillor Watts

That the agenda, as amended, be approved.

Two thirds majority vote required.

MOTION PUT AND PASSED.

4. BUSINESS ARISING OUT OF THE MINUTES

4.1 Clarification of July 23, 2015 Motion – Community Land Trust Models

The Legislative Assistant advised that, at the July 23, 2015 meeting and on the advice of staff, the Committee passed a motion requesting a report on Community Land Trust Models to come from the Halifax Housing Partnership. She clarified that, in accordance with usual processes, the report will be provided by staff and not the Halifax Housing Partnership.

5. MOTIONS OF RECONSIDERATION – NONE

6. MOTIONS OF RESCISSION – NONE

7. CONSIDERATION OF DEFERRED BUSINESS – NONE

8. CORRESPONDENCE, PETITIONS & DELEGATIONS - NONE

8.3 Presentation

8.3.1 Economic Strategy & Halifax Partnership Update Q1 and Q2 2015-2016

This matter was dealt with later in the meeting. See page 3.

Councillor Adams entered the meeting at 9:05 a.m.

8.3.2 Halifax Green Network Plan

The following was before the Standing Committee:

- A staff information report dated October 2, 2015.
- A Power Point Presentation

Mr. Peter Bigelow, Manager, Policy and Planning addressed the Committee and advised that the purpose of today's presentation was to inform the Standing Committee of the work done to date and the ongoing planning process for the completion of the Halifax Green Network Plan. Mr. Bigelow introduced Dr. Doug Olsen who was principal consultant on the Plan. Dr. Olsen provided the presentation which was on the first phase of the Plan, the State of the Landscape Report.

MOVED by Deputy Mayor Nicoll, seconded by Councillor Watts

That Community Planning and Economic Development Standing Committee forward the information report to Council for information.

Mr. Bigelow, Dr. Olsen, and Ms. Holly Richardson, Coordinator, Open Space Policy responded to questions.

In response to a question by Councillor Adams, Mr. Bigelow advised that he could provide a list of the individuals and organizations on the Stakeholders list.

Councillor Hendsbee advised that he would like to have a copy of the Stakeholders list, and he suggested that when the report goes to Council, it be accompanied by a staff presentation.

Deputy Mayor Nicoll suggested that staff include the Stakeholders list attached to the report when it goes to Regional Council.

MOTION PUT AND PASSED.

8.3.1 Economic Strategy & Halifax Partnership Update Q1 and Q2 2015-2016

The following was before the Standing Committee:

- A staff report dated October 15, 2015

Ms. Maggie MacDonald, Managing Director, Government Relations and External Affairs addressed the Committee and introduced Mr. Ron Hanlon, CEO for Halifax Partnership, and Mr. Jake Whalen, Senior Advisor, Economic Policy and Development. Ms. MacDonald and Mr. Hanlon provided a presentation on the update and responded to questions. In response to a question, Ms. MacDonald advised that this was an information update only and that staff were not seeking any specific direction at this time.

MOVED by Deputy Mayor Nicoll, seconded by Councillor Watts

That the Community Planning and Economic Development Standing Committee forward this report to Council for information.

MOTION PUT AND PASSED.

9. REPORTS

9.1 STAFF

9.1.1 Halifax Housing Needs Assessment

The following was before the Standing Committee:

- A staff information report dated September 25, 2015.
- A Power Point presentation.

Ms. Kasia Tota, Community Developer, provided the staff presentation on the Halifax Housing Needs Assessment, explaining the purpose of which was to identify the housing requirement in the Municipality based on housing supply, demand and estimates of future supply and demand trends over a five and ten year period at the regional level and at lower-level geographies. The key findings of the assessment were:

- 20 percent of the households in the Municipality are not able to afford average market rent and may require non-market housing (these households are earning \$29,566 or less in 2014).
- Households in need of non-market housing include a high proportion of lone parent households, one-person households, recent immigrants, persons with a disability, aboriginal-led households, youth households, and senior-led households.
- There is a need for a range of housing options throughout the Municipality but the Regional Centre has the greatest number and proportion of households facing affordability challenges.
- There is a need for a sufficient supply of rental and ownership housing options affordable to low and moderate income households (those earning \$29,567 - \$52,266 per year).

In concluding her remarks, Ms. Tota advised that the Assessment will serve to inform the Housing and Homelessness Partnership work plan, and the program development of individual partners; and it will serve to engage a broader spectrum of stakeholder on housing issues.

Ms. Tota responded to questions.

Committee members expressed concern over the findings of the Assessment, with particular note on the decline in the below-market housing stock needs in the Municipality.

The Chair advised that Councillor Watts added an item to the agenda today in regard to a motion on this matter, and it would be appropriate to bring it forward at this time.

12.1 Councillor Watts – Motion – Halifax Housing Needs Assessment

MOVED by Councillor Watts, seconded by Deputy Mayor Nicoll

That the Community Planning and Economic Development Standing Committee:

- 1. Request a staff report regarding possible municipal response using planning documents to ensure there is no net loss of affordable housing when property is redeveloped and the potential of inclusionary zoning for new developments and report back to CPED with the staff report.**
- 2. Request that staff work with the Housing Partnership to develop an analysis of the needs assessment that will quantify the number and types of units needed to be built to meet the below-market needs in HRM and report back to CPED with a staff report.**
- 3. Request that the Mayor convey to the Minister of Community Services the Committee's concern in light of the recent housing report and the need to work together to ensure the current available below-market stock does not continue to decline.**
- 4. Forward the information report to Halifax Regional Council.**

MOTION PUT AND PASSED UNANIMOUSLY.

9.1.2 Fort Needham Park Master Plan

The following was before the Standing Committee:

- A staff recommendation report dated October 5, 2015.

Ms. Carolle Koziak Roberts, Landscape Architect, Parks and Recreation presented the staff presentation. In her remarks she noted that the Master Plan will seek a balance between the recreation and commemorative aspects of the Park. Highlights of the Plan were noted as follows

- Phase 1 includes the priority projects to implement for the 100th Anniversary of the Halifax Explosion in 2017. The projects focus on improving the site around the Bell Tower monument; giving the park more presence on the surrounding streets, and providing better access up to the park's hilltop.
- Phase 2 consists of large interconnected projects that will bring the most dramatic changes and improvements to the park. The biggest move entails shifting and regrading the sport field to improve the spatial layout and create space for a path on the western side of the park.
- Phase 3 includes projects that can be done incrementally over a longer time frame or are stand-alone projects that are not tied to the major construction works in phase 1 and 2.

Ms. Koziak Roberts advised that upon adoption of the Master Plan by CP & ED and Regional Council, staff would then begin the detail design in the fall and winter of 2015 and 2016, and construction of phases 1 and 2 would be carried out in 2016 and 2017, and the rededication of the memorial park targeted for December 2017.

MOVED by Councillor Watts, seconded by Councillor Adams

That the Community Planning & Economic Development Standing Committee recommend Regional Council:

- 1. Adopt the Fort Needham Master Plan as direction for future improvements to Fort Needham Memorial Park;**
- 2. Direct staff to include for consideration in 2016/2017 capital budget deliberations, additional funding in the amount of \$2.2 M for Phase 1 of the project and to undertake detailed design for the implementation of Phases 1 and 2 as outlined in the Master Plan;**
- 3. Direct staff to include for consideration in the 2017/2018 capital budget additional funding for Phase 2 in the amount of \$3 M subject to receipt of cost-shared funding;**
- 4. Pursue Partnership funding for capital costs from other levels of government and private sector.**

Mr. Peter Bigelow, Manager, Policy and Planning, and Ms. Denise Schofield, Acting Deputy Chief Administrative Officer responded to questions, clarifying the following points:

- Presently, there is a permanent year-round off-leash area in the park and the Plan does not contemplate removing this; one aspect staff is reviewing is how to handle the off-leash in the memorial areas.
- Staff plan to maintain the 'wild' areas in the Park; 2.5% will be hard scape and the rest will be soft scape.
- It is too early in the process to determine whether new hires will be required concerning the operation and maintenance of the Park; once staff have completed the Horticultural Study, it will provide better information in this regard.

MOTION PUT AND PASSED UNANIMOUSLY.

9.2 COMMUNITY DESIGN ADVISORY COMMITTEE

9.2.1 Membership of Community Design Advisory Committee – Extension of Term

The following was before the Standing Committee:

- A recommendation report dated October 2, 2015 from the Chair of the Community Design Advisory Committee.

MOVED by Councillor Watts, seconded by Councillor Adams

That the Community Planning and Economic Development Standing Committee recommend to Halifax Regional Council that the terms of the existing members of the Community Design Advisory Committee be extended for one year to November 2016.

MOTION PUT AND PASSED UNANIMOUSLY.

10. MOTIONS - NONE

11. IN CAMERA - NONE

12. ADDED ITEMS

12.1 Councillor Watts: Motion RE Halifax Housing presentation

This was dealt with in item 9.1.1. See page 4.

13. NOTICES OF MOTION - NONE

14. DATE OF NEXT MEETING

The Chair advised that November and December's agendas were looking quite lengthy, therefore, he was proposing that these meetings begin at 9:30 a.m. instead of 10:00 a.m.

Councillor Adams referred to the December meeting and noted that CP & ED's meeting is scheduled during the Council break. He questioned if the December meeting could be moved up to be held on December 10th instead of December 17th.

The Chair asked the Legislative Assistant to look into the feasibility of rescheduling the December meeting, and advised that the Committee would discuss rescheduling the December meeting at the November 19, 2015 meeting.

15. ADJOURNMENT

The meeting adjourned at 11:38 a.m.

Sheilagh Edmonds
Legislative Assistant