

P.O. Box 1749 Halifax, Nova Scotia B3J 3A5 Canada

Item No. Information 1
Design Review Committee
March 10, 2016

TO:

Chair and Members of the Design Review Committee

Original Signed

**SUBMITTED BY:** 

Bob Bjerke, Director and Chief Planner, Planning & Development

DATE:

February 29, 2016

SUBJECT:

Case 19322: Nova Centre, Amendment to Substantial Site Plan Approval

# **INFORMATION REPORT**

### **ORIGIN**

HRM Staff

## **LEGISLATIVE AUTHORITY**

Halifax Regional Municipality Charter (HRM Charter), Part VIII, Planning & Development

#### BACKGROUND

On June 12, 2014, the Design Review Committee granted approval of the building design for the Nova Centre, the office, retail, hotel, and a convention centre development that is being built in Downtown-Halifax. Following this, the necessary permits were issued by the Municipality and the building is well under construction. As this has progressed, staff have become aware that the developer intends on changing some elements of the exterior design of the building, particularly with regard to the Market Street elevation and the exterior materials of the base of the building and the tower at the corner of Sackville and Market Streets.

### **DISCUSSION**

The purpose of this report is to inform the Design Review Committee of the manner in which construction on the Nova Centre is continuing, while changes to some parts of the building are being considered by the developer. It is also to advise that a new substantive site plan approval application to address any proposed changes to the building design should be expected by the Design Review Committee in the near future.

Work on the parts of the building that may be the subject of proposed changes has been limited and is not proceeding until a substantial site plan approval application is considered. In the meantime, through

coordination between the developer and HRM staff, work on other parts of the building is progressing. In addition to other regular inspections, staff are monitoring site activity on a weekly basis.

At this time, the exact nature of the proposed changes to the building have not been finalized and provided to HRM. However, due to the extent of the modifications that are expected and the length of time that has passed since design of the building was outlined to the public, public notification will be required as part of a pre-application process. This would be followed by a full substantive site plan approval application. The developer has been aware of this required process since September 2015 and staff expects an application to be submitted once the plans for the building changes are finalized by the developer.

#### **FINANCIAL IMPLICATIONS**

There are no financial implications.

# **COMMUNITY ENGAGEMENT**

No community engagement is necessary for the purposes of this report.

# **ATTACHMENTS**

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A copy of this report can be obtained online at http://www.halifax.ca/boardscom/drc/Agendas.php then choose the
appropriate Community Council and meeting date, or by contacting the Office of the Municipal Clerk at 902.490.4210,
or Fax 902.490.4208.

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