

**HALIFAX REGIONAL MUNICIPALITY
Public Information Meeting
Case 22334**

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

**Wednesday, August 15, 2019
7:00 p.m.**

Sackville Heights Community Centre - Silver and Gold Room

STAFF IN

ATTENDANCE: Dean MacDougall, Planner, HRM Planning and Development
Holly Kent, Planning Technician, HRM Planning and Development
Tara Couvrette, Planning Controller, HRM Planning and Development

ALSO IN

ATTENDANCE: Cesar Saleh, WM Fares Architects

REGRETS: Councillor Lisa Blackburn, District 14

PUBLIC IN

ATTENDANCE: Approximately 6

The meeting commenced at approximately 7:03 p.m.

1. Call to order, purpose of meeting – Dean MacDougall

D. MacDougall is the Planner and Facilitator for the application and introduced HRM Staff members and the Applicant.

Case 22334 - Application by WM Fares requesting to enter into a development agreement to allow for commercial uses at 1401 Sackville Drive, Middle Sackville.

The purpose of the Public Information Meeting (PIM) is to:

- Identify the proposal site and highlight the proposal;
- Give the Applicant an opportunity to present the proposal; and
- Receive public feedback and input regarding the proposal that will be used to prepare the staff report and go forward with this application.

No decisions are made at the PIM or have been made up to this point.

2. Presentation of Proposal – Dean MacDougall

D. MacDougall gave a brief presentation of the proposal for the property located at 1401 Sackville Dr., Middle Sackville outlining the status of the application, the Applicant's request for a development agreement, site context of the subject land, the proposal (site plan, building elevations, landscape plan), the land designation (Urban Residential) and enabling Planning Policy [UR-20 (Requires a development agreement to permit commercial service uses)] within the Sackville Municipal Planning Strategy and the Zoning [R-6 (Rural Residential) Zone] within the Sackville Land Use By-law (LUB).

Presentation of Proposal – Cesar Saleh, WM Fares Architects

C. Saleh presented their proposal for the subject properties outlining the planning context/site plan, photos of the proposed building and the building elevations.

3. Questions and Comments

Susan Morris, Sackville Dr., has concerns of what could be built there and the type of businesses will be in this location and why this property. Also, how will this affect the property values. **C. Saleh** explained how in a development agreement the types of uses can be noted and because it is a legal document it would have to be adhered to. They would like to make sure any uses at this location are also compatible with the community.

Dallas McDonald, Avebury Court, likes this proposal, the design and believes there was a lot of thought put into this. Would just like to make sure that any businesses that go in there are stores that she wouldn't mind her kids walking by.

Finley Evong, Sackville Dr., Is friends with the land owner, they have a good reputation and will make sure the project is done right.

Councillor Blackburn, wanted to know if a Traffic Impact Study has been completed.

D. MacDougall & C. Saleh stated it was already done.

4. Closing Comments

D. MacDougall thanked everyone for coming and expressing their comments.

5. Adjournment

The meeting adjourned at approximately 7:25 p.m.