



**NORTH WEST PLANNING ADVISORY COMMITTEE
SPECIAL MEETING
DRAFT MINUTES
DECEMBER 8, 2021**

PRESENT: Ann Merritt, Chair
Jacqueline LeVert
Jordan Foster
Donalda MacIsaac
Stacey Rudderham
Councillor Tim Outhit
Councillor Cathy Deagle Gammon

REGRETS: Nick Horne, Vice Chair
Gina Jones-Wilson

OTHERS PRESENT: Deputy Mayor Pam Lovelace
Councillor Paul Russell

STAFF: Andrea Lovasi-Wood, Legislative Assistant
Alicia Wall, Legislative Support

These minutes are considered draft and will require approval by the North West Planning Advisory Committee at a future meeting.

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

The agenda, reports, supporting documents, and information items circulated are online at halifax.ca.

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The meeting was called to order at 7:01 p.m., and the Committee adjourned at 8:00 p.m.

1. CALL TO ORDER

The Chair called the meeting to order at 7:01 p.m.

2. APPROVAL OF MINUTES – October 6, 2021

MOVED by Councillor Outhit, seconded by Donalda Maclsaac

THAT the minutes of October 6, 2021 be approved as circulated.

MOTION PUT AND PASSED.

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

Additions: None

Deletions: None

MOVED by Councillor Deagle Gammon, seconded by Stacey Rudderham

THAT the agenda be approved as presented.

MOTION PUT AND PASSED.

4. CALL FOR DECLARATION OF CONFLICT OF INTERESTS – NONE

5. CONSIDERATION OF DEFERRED BUSINESS – NONE

6. CORRESPONDENCE, PETITIONS & DELEGATIONS – NONE

6.1 Correspondence – None

6.2 Petitions – None

6.3 Delegations – None

7. REPORTS

7.1 STAFF

7.1.1 Case 23812: 216 and 218 Cobequid Road, Lower Sackville. Request to amend an existing development agreement to allow for addition of a parcel of land that will permit balconies facing Glendale Drive and Cobequid Road.

The following was before the Committee:

- Application Submissions
- Architectural Drawings
- Staff presentation dated December 8, 2021

Darrell Joudrey, Planner II, Current Planning, presented Case 23812 which involves adding a portion of acquired lands to the approved site plan to allow balconies on the Glendale Drive and Cobequid Road sides of the building.

Public engagement was achieved through a mailout notification and a webpage. A copy of the staff presentation is on file.

MOVED by Jacqueline LeVert, seconded by Jordan Foster

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THAT the North West Planning Advisory Committee has reviewed the application for Case 23812 and recommends approval of the application as presented.

MOTION PUT AND PASSED.

7.1.2 Case 23834 – 5 Bridle Path, Hammonds Plains. Request to enter into a development agreement to allow a commercial recreation use (The Little Gym of Halifax).

The following was before the Committee:

- Site Plan (original submission)
- Floor Plan (original submission)
- Traffic Impact Study (original submission)
- Public Engagement Fact Sheet
- Staff presentation dated December 8, 2021

Thea Langille, Principal Planner, Rural Policy and Applications presented Case 23834 which is an application to enter into a development agreement to allow the expansion of an existing business. It was noted that the current development agreement would need to be discharged and there is sufficient parking to accommodate the expansion.

Public engagement was achieved through a mailout notification and a webpage. Feedback from the public expressed support noting the children need more space for activities and parents need a larger viewing area. A copy of the staff presentation is on file.

Langille responded to questions of clarification from the North West Planning Advisory Committee.

MOVED by Jordan Foster, seconded by Councillor Outhit

THAT the North West Planning Advisory Committee has reviewed the application for Case 23834 and recommends approval of the application as presented.

MOTION PUT AND PASSED.

7.1.3 Case 23824 - Application by Harvey Architecture on behalf of Northwoodcare Bedford Incorporated to amend an existing Development Agreement to allow a pedway bridge to connect the buildings located at 123 and 185 Gary Martin Drive, Bedford.

The following was before the Committee:

- Building Plans
- Design Rationale
- Landscape Plan
- Rendering
- Site Servicing and Grading Plan
- Staff presentation dated December 8, 2021

Melissa Eavis, Planner III, Current Planning presented Case 23824 which is an application to amend the existing development agreement to allow the construction of a pedway bridge. The proposed pedway bridge would be approximately 197 feet in length and would connect the buildings located at 123 and 185 Gary Martin Drive.

Public engagement was achieved through a mailout notification, newspaper ad and a public information meeting that no members of the public attended. A copy of the staff presentation is on file.

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Eavis responded to questions of clarification from the Committee.

MOVED by Councillor Outhit, seconded by Donalda Maclsaac

THAT the North West Planning Advisory Committee has reviewed the application for Case 23824 and recommends approval of the application as presented.

MOTION PUT AND PASSED.

7.1.4 2022 North West Planning Advisory Committee Meeting Schedule

MOVED by Councillor Deagle Gammon, seconded by Donalda Maclsaac

THAT North West Planning Advisory Committee approve the proposed 2022 North West Planning Advisory Committee meeting schedule as outlined in the staff memorandum.

MOTION PUT AND PASSED.

8. DATE OF NEXT MEETING – January 12, 2022

9. ADJOURNMENT

The meeting adjourned at 8:00 p.m.

Alicia Wall
Legislative Support