



**HARBOUR EAST – MARINE DRIVE COMMUNITY COUNCIL  
DRAFT MINUTES  
November 4, 2021**

PRESENT: Councillor David Hendsbee, Chair  
Councillor Trish Purdy  
Councillor Sam Austin  
Councillor Tony Mancini

REGRETS: Councillor Becky Kent, Vice Chair

STAFF: Josh Judah, Q.C., Solicitor  
Simon Ross-Siegel, Legislative Assistant  
Liam MacSween, Legislative Support

*These minutes are considered draft and will require approval by Harbour-East Marine Drive Community Council 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](http://halifax.ca).*

*The meeting was called to order at 6:09 p.m. and adjourned at 6:38 p.m.*

**1. CALL TO ORDER**

The Chair called the meeting to order at 6:09 p.m.

**2. APPROVAL OF MINUTES – October 14, 2021**

MOVED by Councillor Austin, seconded by Councillor Purdy

**THAT the minutes of October 14, 2020 be approved as circulated.**

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

Additions: None

Deletions:

- Case 23791: Discharge Development Agreement for 42 Townhouses on Brian Dickie Drive, Musquodoboit Harbour

Harbour East – Marine Drive Community Council advised that the applicant has chosen not to discharge the development agreement for 42 Townhouses on Brian Dickie Drive, Musquodoboit Harbour. As such the matter can be deleted from future Harbour East- Marine Drive Community Council meeting agendas until another application for the subject property is submitted.

MOVED by Councillor Austin, seconded by Councillor Purdy

**THAT the agenda be approved as amended.**

**MOTION PUT AND PASSED.**

**4. BUSINESS ARISING OUT OF THE MINUTES – NONE**

**5. CALL FOR DECLARATION OF CONFLICT OF INTERESTS – NONE**

**6. MOTIONS OF RECONSIDERATION – NONE**

**7. MOTIONS OF RESCISSION – NONE**

**8. CONSIDERATION OF DEFERRED BUSINESS**

**8.1 Case 23374: Development Agreement for 246 Waverley Road and 2 and 4 Montebello Drive, Dartmouth**

The following was before Community Council:

- A staff recommendation report dated September 27, 2021
- Correspondence from Jane Barbour, Kendall Taylor and Kathy Colaiacovo

MOVED by Councillor Mancini, seconded by Councillor Austin

**THAT Harbour East-Marine Drive Community Council refuse the proposed development agreement enabling the development of a six storey multi-unit dwelling at 246 Waverley Road and 2 & 4 Montebello Drive, as set out in Attachment A of the September 27, 2021 report.**

Harbour East – Marine Drive Community Council discussed recent changes to the development proposal following a public information meeting that further aligns with the Dartmouth Municipal Planning Strategy. Community Council further discussed proceeding with alternative recommendation 1. a of the September 27, 2021 staff report which would allow the proposal to proceed to second reading allowing for additional public input.

**MOTION PUT AND DEFEATED.**

MOVED by Councillor Mancini, seconded by Councillor Austin

**THAT Harbour East – Marine Drive Community Council give notice of motion to consider the proposed development agreement, as set out in Attachment A of the September 27, 2021 staff report to construct a six (6) storey apartment building at 246 Waverley Road and 2 and 4 Montebello Drive, and schedule a public hearing.**

**MOTION PUT AND PASSED.**

**9. NOTICES OF TABLED MATTERS – NONE**

**10. HEARINGS – NONE**

**11. CORRESPONDENCE, PETITIONS & DELEGATIONS**

**11.1 Correspondence**

Correspondence was received and circulated for agenda item 8.1. For a detailed list of correspondence received refer to the specific agenda item.

**11.2 Petitions – None**

**11.3 Presentation – None**

**12. INFORMATION ITEMS BROUGHT FORWARD – NONE**

**13. REPORTS**

**13.1 STAFF**

**13.1.1 Case 22867: Stage 2 Development Agreement for 16 Kings Wharf Place, Dartmouth (Lot E)**

The following was before Community Council:

- A staff recommendation dated September 21, 2021

MOVED by Councillor Austin, seconded by Councillor Mancini

**THAT Harbour East-Marine Drive Community Council:**

- 1. Approve the proposed Stage 2 Development Agreement, which shall be substantially of the same form as set out in Attachment A of the September 21, 2021 report; and**
- 2. Require the agreement be signed by the property owner within 240 days, or any extension thereof granted by Council on request of the property owner, from the date of final approval by Council and any other bodies as necessary, including applicable appeal periods, whichever is later; otherwise this approval will be void and obligations arising hereunder shall be at an end.**

*These minutes are considered draft and will require approval by Community Council at a future meeting.*

**Harbour East- Marine Drive Community Council  
Draft Minutes  
November 4, 2021**

Jamy Ellen - Klenavic, Planner II, Current Planning gave a presentation on Case 22867: Stage 2 Development Agreement for 16 Kings Wharf Place, Dartmouth (Lot E) and responded to questions of clarification from Harbour East-Marine Drive Community Council. A copy of the staff presentation is on file.

**MOTION PUT AND PASSED.**

**14. MOTIONS – NONE**

**15. IN CAMERA (IN PRIVATE) – NONE**

**16. ADDED ITEMS – NONE**

**17. NOTICES OF MOTION – NONE**

**18. PUBLIC PARTICIPATION**

The Chair called three (3) times for any members of the public wishing to address Community Council; there were none.

**19. DATE OF NEXT MEETING – December 2, 2021**

**20. ADJOURNMENT**

The meeting was adjourned at 6:38 p.m.

Liam MacSween  
Legislative Support