

**HALIFAX**

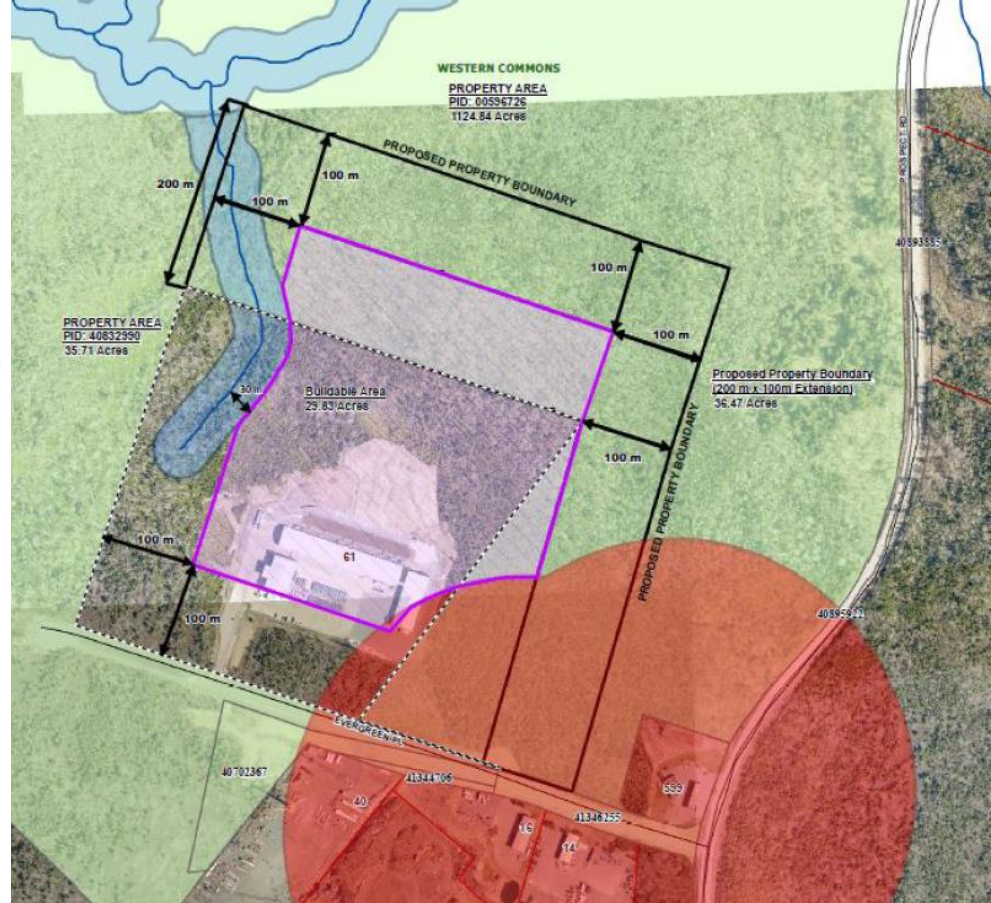
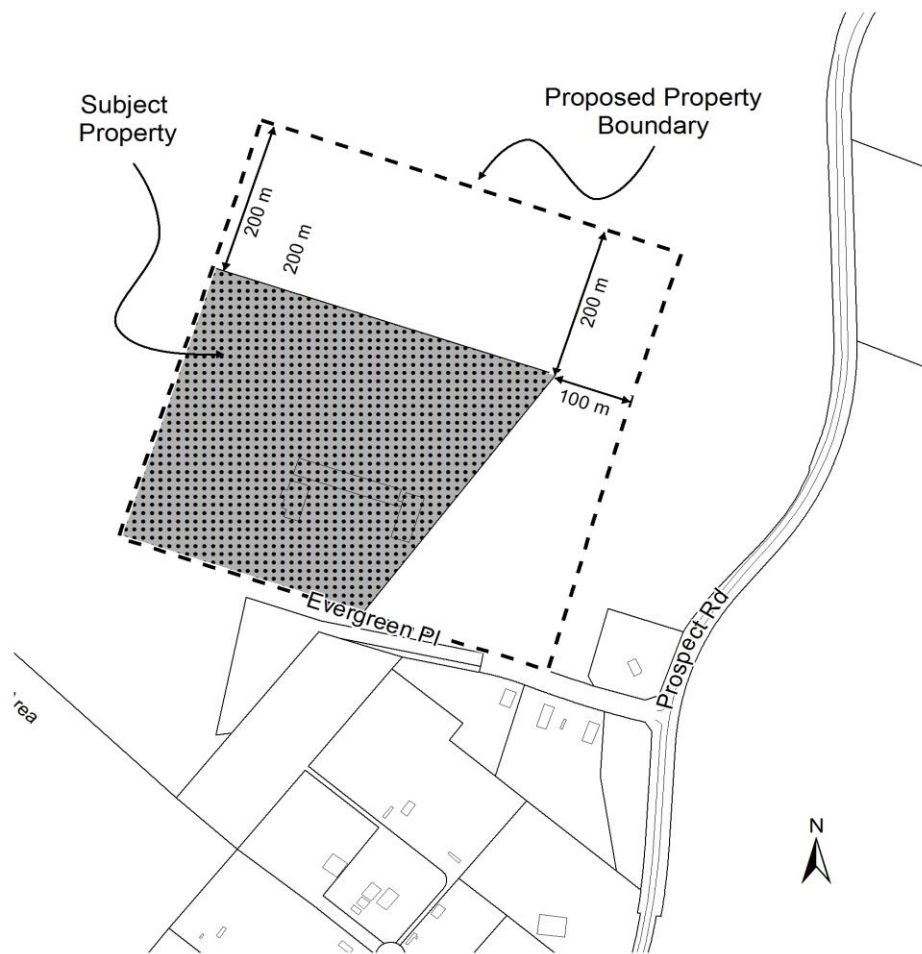
**Proposed Replacement and  
Expansion of Goodwood  
Composting Facility**  
Case 21209

Western Common Advisory Committee  
September 27, 2017

# Proposal for 61 Evergreen Place Site

- Replace & expand the existing facility
- Existing site is 14.45ha  
Expand the property  
100m X 200 m
- Council directed staff to proceed with the planning process
- Amend Planning documents to reflect current and proposed uses





# Site Selection & Council Direction

- Why does the facility have to expand?
  - Success of Organic Composting Program
  - Age of existing facility ( approx. 20 years old)
  - Modern technology
- Allow the market to provide Halifax with an organics management and processing solution to:
  - Minimize capital and operating costs
  - Minimize impact to the community
  - Meet the 2010 NSE Guidelines for compost
  - Increase organics processing capacity to 60,000 tonnes per year, with the option to increase to 75,000 tonnes per year in the future.

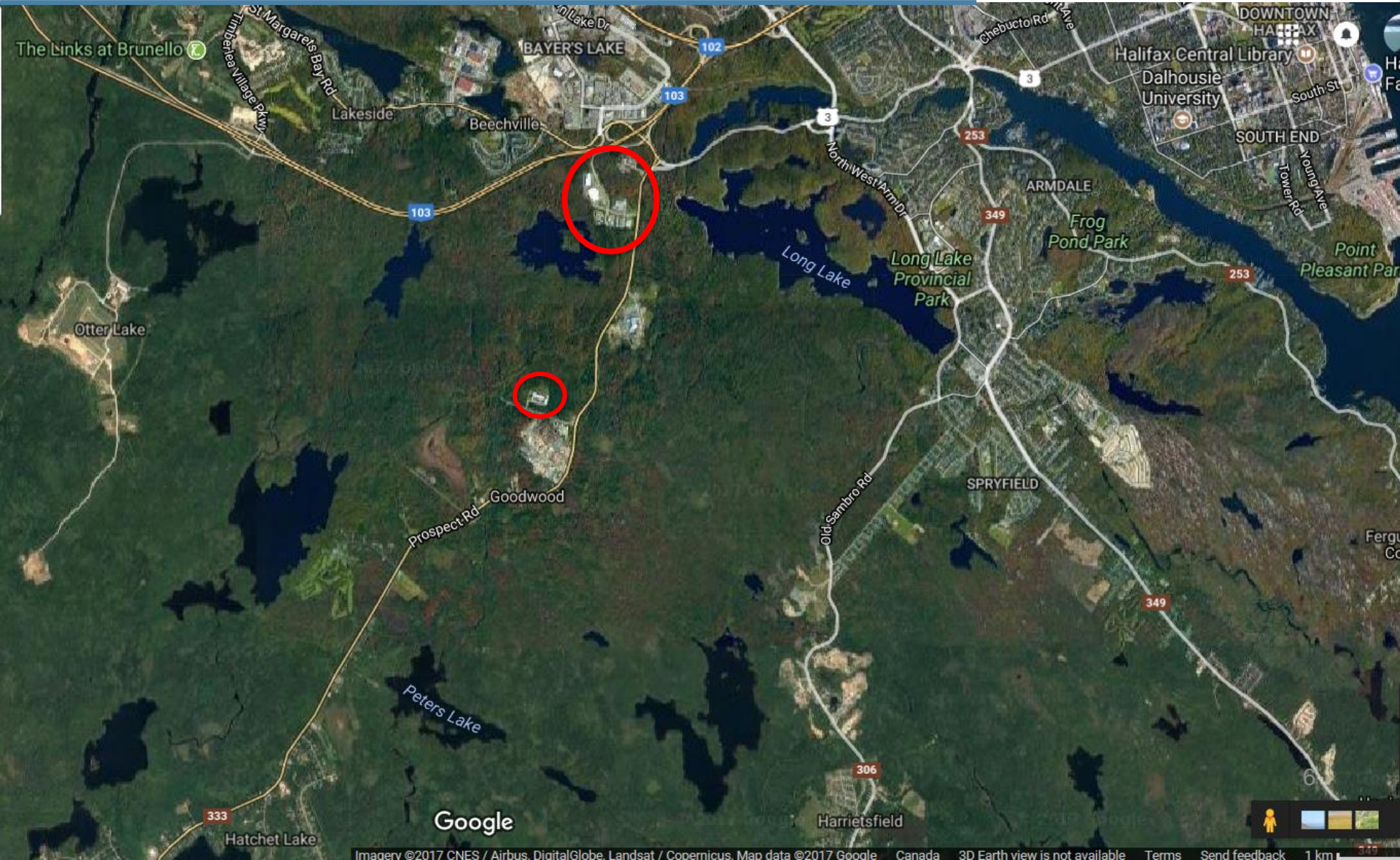
# Summary

- Site needs to meet NS Compost Guidelines and HRM size and operation Requirements
- No Current or planned inventory of suitable HRM owned land
- Will not negatively impact the overall delivery of WCWC Master Plan
- 7 recommendations approved by Council including 12 key terms for the Request of Qualification



# Site Context

61 Evergreen Place, Goodwood



# Planning Policy

## Regional & Halifax Municipal Planning Strategies

### Regional Plan

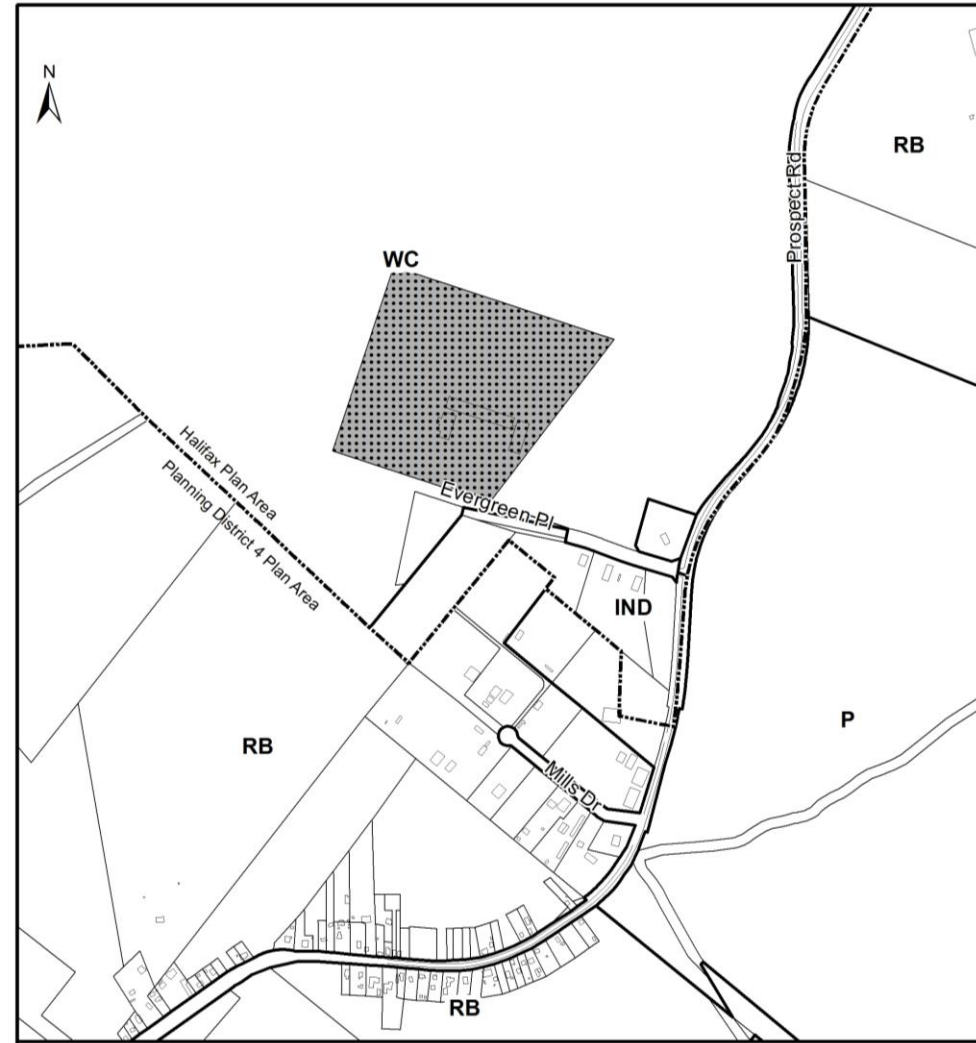
- Urban Reserve Designation

### Plan Area

- Halifax Mainland Secondary Plan Area

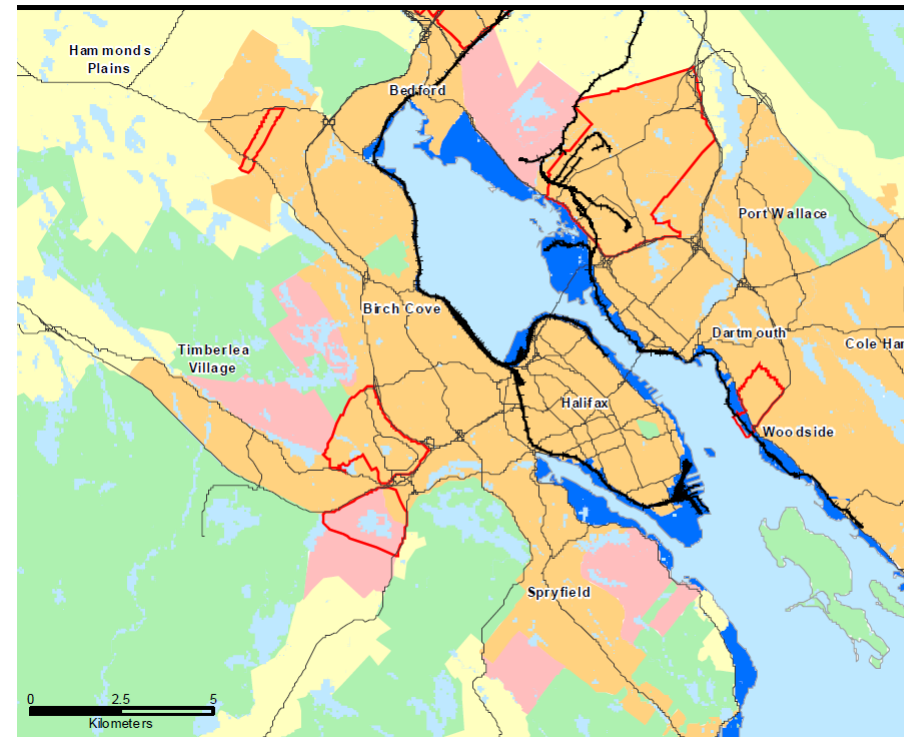
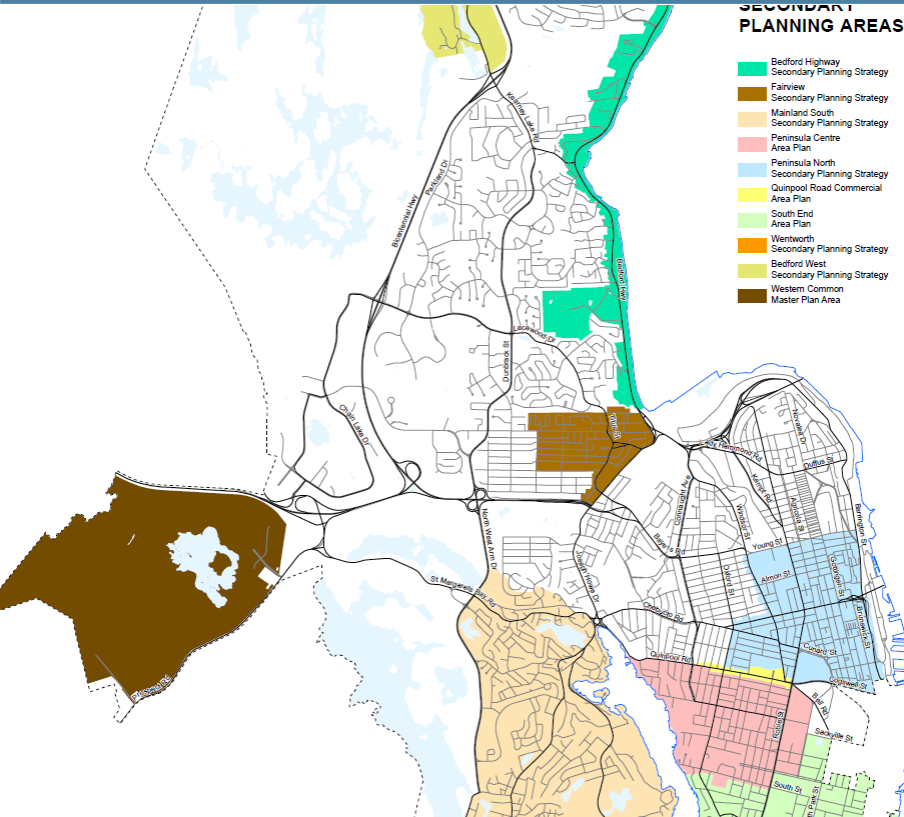
### Land Use Designation

- Western Common





# Western Common Secondary Plan Area & RMPS designation



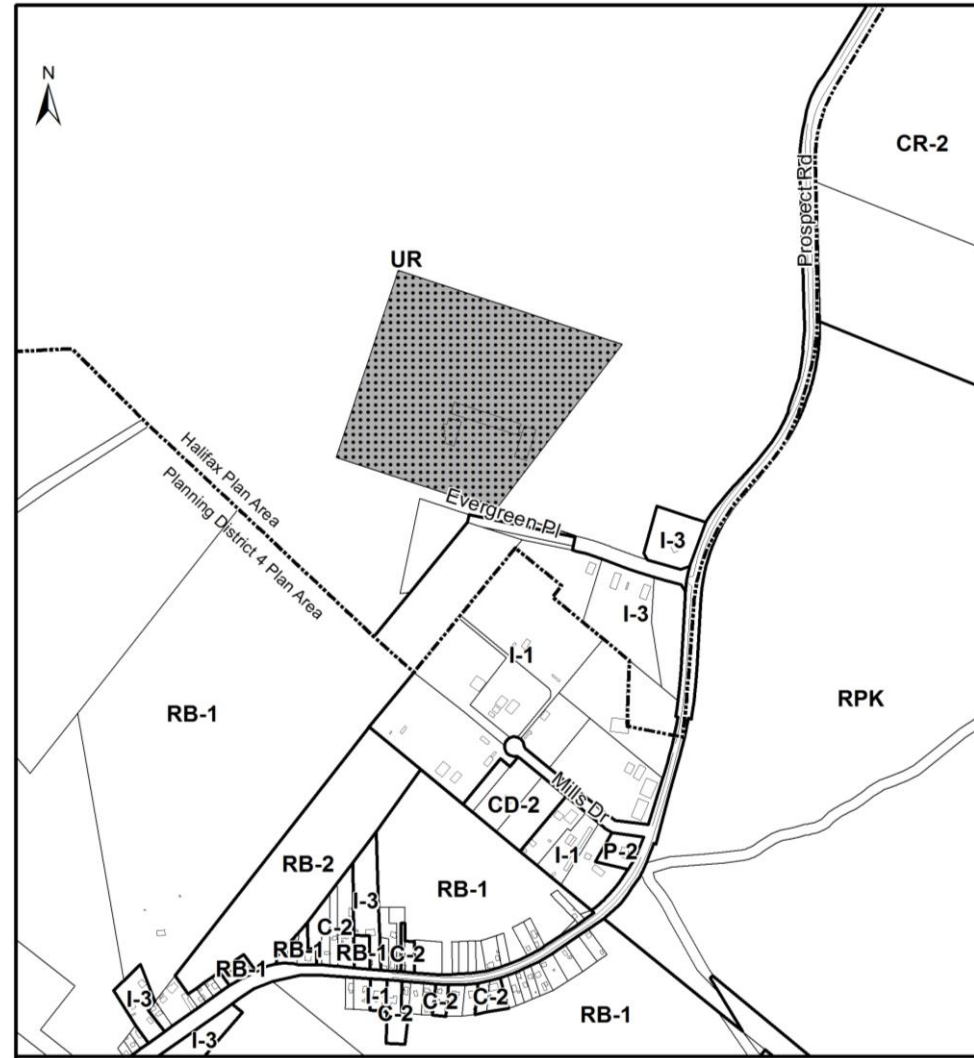
**HALIFAX**



# Land Use By-law

## Halifax Main Land LUB

- **Currently** zoned UR- Urban Reserve (permits limited development as land is held in reserve until 2031)
- **Previously** zoned WC- Wilderness Common and I-3 Industrial

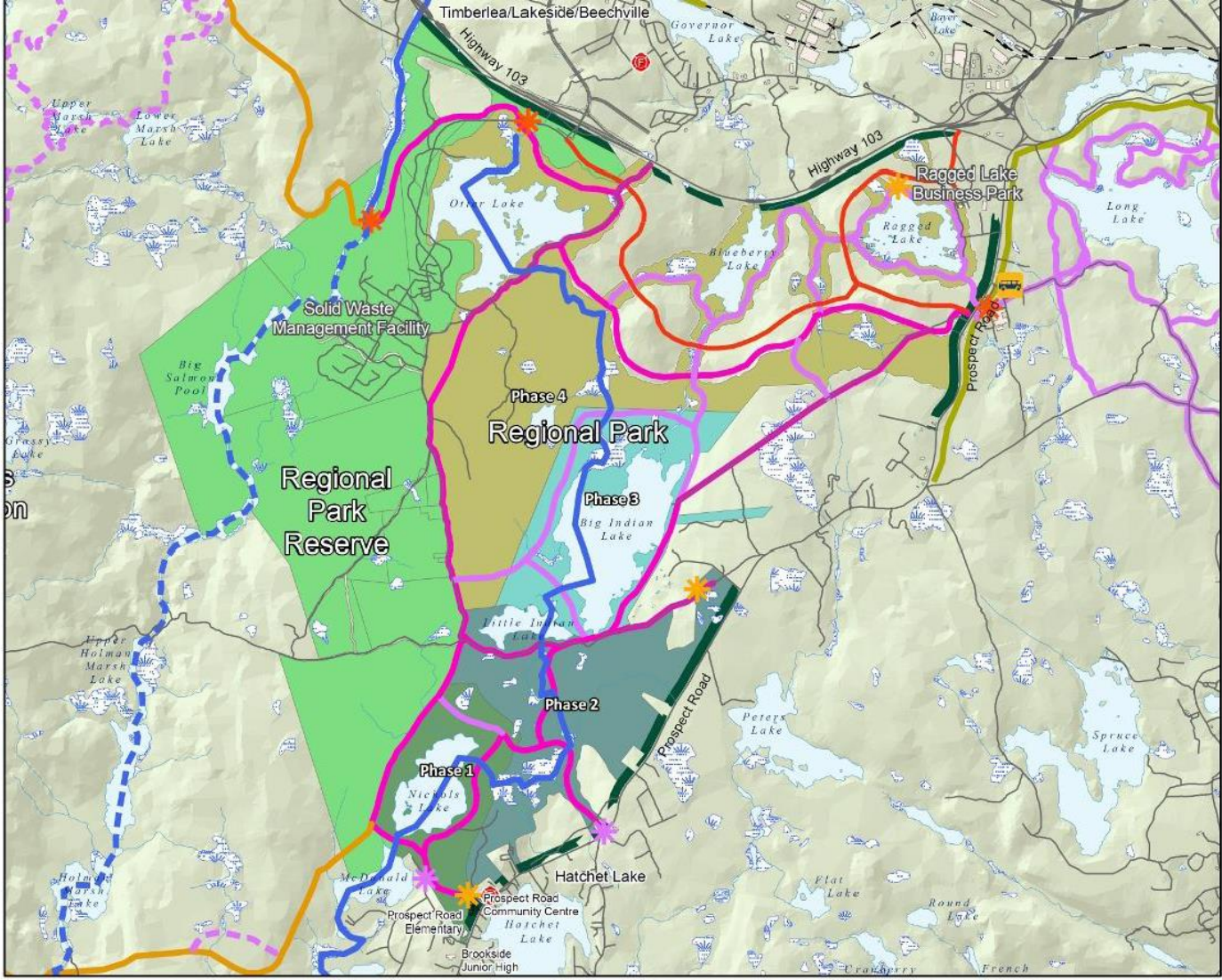


# Time line

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- 1998 - Regional Compost facility
- 2000 - The Western Commons Land Use Conceptual Plan and zoning approved by council
- 2006 – Regional Plan parcels were re-zoned from WC to UR but retained WC designation in the GFLUM
- 2010 - Western Common Wilderness Common Master Plan was approved

# Phase 5 2030+



- Trail Access Nodes**
- Regional
  - Community
  - Neighborhood
  - Metro Transit Park & Ride
  - Fire Station
- Present Water Routes and Trails**
- Open Water Route
  - Limited Use Route
- Proposed Trail System**
- Collector Road Reserve
  - HRM Active Transportation/Rails to Trails
  - Shared Use Trails
  - Barrier Free Trail
  - Back Country Hiking Trails
  - Limited Use Walking
  - Forested Buffer
- Master Plan Phasing**
- Regional Park - Phase 1
  - Regional Park - Phase 2
  - Regional Park - Phase 3
  - Regional Park - Phase 4
  - Regional Park - Phase 5

# Planning Application Process

We Are Here



Initiation Report

HRM Internal Circulation &  
Review

Public Information Meeting

Western Common Advisory  
Committee

Plan Revisions &  
Refinement

Staff Report with Draft  
Policy & Recommendation

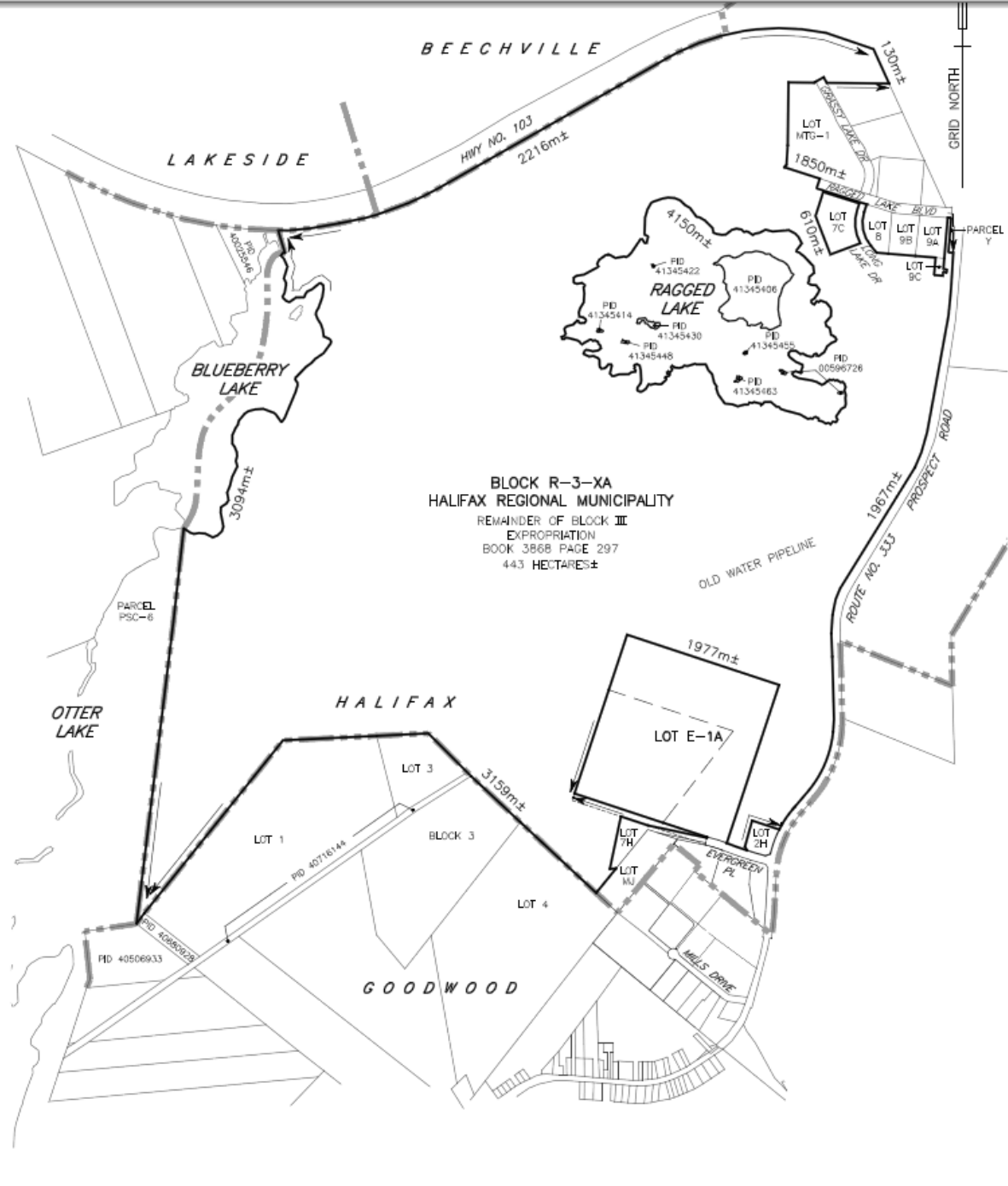
Halifax and West  
Community Council

Regional Council Public  
Hearing & Decision



**Questions & Answers**

**Comments & Feedback**



**BLOCK R-3-XA**  
**HALIFAX REGIONAL MUNICIPALITY**  
 REMAINDER OF BLOCK III  
 EXPROPRIATION  
 BOOK 3868 PAGE 297  
 44.3 HECTARES±

LAKESIDE

BEECHVILLE

HALIFAX

GOODWOOD

BLUEBERRY LAKE

RAGGED LAKE

OTTER LAKE

Hwy No. 103  
2216m±

3094m±

OLD WATER PIPELINE

ROUTE NO. 533

GRID NORTH

1850m±

1967m±

1977m±

3159m±

PD 405069.33

PD 408080.29

PD 407161.04

PD 41345422

PD 41345406

PD 41345414

PD 41345430

PD 41345448

PD 41345450

PD 00599728

PD 41345463

PARCEL PSC-6

PARCEL Y

LOT MTG-1

LOT 7C

LOT 7D

LOT 7E

LOT 7F

LOT 7G

LOT 7H

LOT 7J

LOT 7K

LOT E-1A

LOT 7H

LOT 7J

LOT 7K

EVERGREEN PL

MILLS DRIVE

