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Item No. 13.2.1
Harbour East Marine Drive Community Council
August 4 2016

North West Community Council
August 8, 2016

TO: Chair and Members of Harbour East Marine Drive Community Council

SUBMITTED BY: Original Signed

Vice Chair, Port Wallace Public Participation Committee

DATE: July 7, 2016

ORIGIN

At the March 4, 2014 meeting, Regional Council directed staff to assess the merits of including the additional lands requested by WSP Canada Limited in the Secondary Plan Area as outlined in Map 1 of Attachment E of the February 11, 2014 staff report, under the Land Suitability and Pre-design Baseline Infrastructure Capacity studies (Attachment A – February 11, 2014 Staff Report)

LEGISLATIVE AUTHORITY

At the March 4, 2014 meeting, Regional Council adopted a public participation program for the Port Wallace Secondary Planning process. The program included formation of a public participation committee with a mandate which included making recommendations regarding any policy and regulatory amendments proposed for the Port Wallace Secondary Plan Area

RECOMMENDATIONS

The Port Wallace Public Participation Committee recommends that the North West and Harbour East – Marine Drive Community Councils recommend that Halifax Regional Council consider the Conrad request to:

1. have 470 acres of its quarry lands zoned for industrial uses and proceed with a separate planning process from that of the remainder of Port Wallace;
2. have a 53 acre parcel included in the Port Wallace secondary planning process to allow for residential development; and
3. allow for 242 of the 470 acres of the quarry lands to be serviced with municipal water and wastewater services and to allow for highway commercial uses on this portion of the property.

BACKGROUND

Conrad requests were discussed at the June 15 and June 29, 2016 meetings of the public participation committee. Planning staff provided background on the requests and circulated a map illustrating the lands subject to the requests. Tom Swanson, a consultant representing the Conrads was also in attendance and responded to questions.

DISCUSSION

The committee was satisfied that the requests were worthy of further consideration. It was noted that the committee was not recommending approval of the Conrads requests at this time.

FINANCIAL IMPLICATIONS

Not applicable

RISK CONSIDERATION

None identified at this time.

COMMUNITY ENGAGEMENT

Committee members attended the open house sessions held on May 29, 2016 and are satisfied that members of the public were made aware of the Conrad requests and were given an opportunity to comment.

ENVIRONMENTAL IMPLICATIONS

None identified at this time.

ALTERNATIVES

Council could accept or reject any of the recommendations being put forward.

ATTACHMENTS

None.

A copy of this report can be obtained online at <http://www.halifax.ca/council/agendasc/cagenda.php> then choose the appropriate meeting date, or by contacting the Office of the Municipal Clerk at 902.490.4210, or Fax 902.490.4208.

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