

Council,
September 12, 1963.

paid for at the rate of \$18.63 per cubic yard. This contract would only be awarded with the concurrence of the Province and Central Mortgage and Housing Corporation.

G. F. West,
COMMISSIONER OF WORKS.

MOVED by Alderman Trainor, seconded by Alderman Macdonald, that the recommendation of staff be approved and that His Worship the Mayor and City Clerk be authorized to execute the necessary contract on behalf of the City.

Alderman Trainor expressed disagreement with the statement in the report submitted by the Commissioner of Works to the effect that the Nova Scotia Light and Power Company Limited is the only company permitted to install electric power and distribution cables in the City, and he contended that there are a number of contractors in this area who make similar installations.

The City Manager was directed to confer with the Commissioner of Works to make a further study to resolve the conflict of opinions and to report at a subsequent meeting.

The motion was then put and passed.

Borrowing Resolutions: (1) Africville
(2) Uniacke Square Project
(3) Maritime Museum of Canada
(4) Waterfront Development

It is recommended that funds be provided for the following capital projects by Borrowing Resolutions:

- (1) \$60,000.00 - Acquisition of Properties - Africville;
- (2) \$300,000.00 - Acquisition of Properties - Uniacke Square Project;
- (3) \$100,000.00 - Maritime Museum of Canada;
- (4) \$100,000.00 - Acquisition of Properties - Waterfront Development.

It was agreed to consider the items separately.

(1) \$60,000.00 - Acquisition of Properties - Africville

MOVED by Alderman Meagher, seconded by Alderman LeBlanc, that the recommendation be approved, but that no action be taken to proceed with the general application of the proposed program for Africville until the report of the study of Africville approved by Council earlier at this meeting is received. Motion passed.

CITY COUNCIL
MINUTES

Council Chamber,
City Hall,
Halifax, N. S.,
September 12, 1963,
8:00 p. m.

A meeting of the City Council was held on the above date.

After the meeting was called to order, the members of Council, led by the City Clerk, joined in reciting the Lord's Prayer.

There were present His Worship the Mayor, Chairman; Aldermen DeWolf, Abbott, Breen, Macdonald, Butler, Meagher, LeBlanc, Trainor, Healy, Wyman and O'Brien.

Also present were Messrs. P. F. C. Byars, L. Mitchell, G. F. West, A. E. Fry, R. H. Stoddard, W. J. Clancey, L. M. Ronkey, K. M. Mannich, J. F. Thomson, G. H. Brundige and Dr. E. M. Fogo.

MINUTES

MOVED by Alderman Breen, seconded by Alderman DeWolf, that the minutes of meetings held on August 15 and 29, 1963, be approved. Motion passed.

SUBMISSION OF THE HALIFAX ADVISORY COMMITTEE ON HUMAN RIGHTS RE: AFRICVILLE

His Worship the Mayor advised that the Halifax Advisory Committee on Human Rights had prepared a submission in the interests of the residents of Africville. He asked if Council wished to consider this matter at this time and if they wished to hear Mr. H. A. J. Wedderburn, Chairman of the Advisory Committee. (Copies of the submission were circulated prior to the meeting and a copy of same is attached to the official copy of these minutes.)

MOVED by Alderman O'Brien, seconded by Alderman Trainor, that the matter be now considered and that Mr. Wedderburn be permitted to address Council. Motion passed.

Mr. Wedderburn addressed Council briefly and asked that Council favorably consider the recommendation contained in the submission respecting the engagement of a qualified person to make a study in depth of the Africville problem and to recommend certain ways and means of solving the housing problem, the first step towards implementing this recommendation being the engagement of a specialist to make a preliminary survey of Africville and after discussion

Council,
September 12, 1963.

with City staff, the Halifax Advisory Committee on Human Rights and other resources to determine whether a study in depth is indicated. The report intimated that Dr. Albert Rose, Professor of Social Work at the University of Toronto, author of a report on Canada's first extensive experiment in slum clearance and urban redevelopment would be qualified to carry out the preliminary survey.

MOVED by Alderman Butler, seconded by Alderman Macdonald, that the recommendation of the Halifax Advisory Committee on Human Rights be approved and that the City Manager be directed to: (a) invite Dr. Rose to come to Halifax to make a preliminary survey of Africville; and (b) to report to Council the terms and conditions under which the study would be undertaken if the need for same is indicated. Motion passed unanimously.

PUBLIC HEARING RE: AMENDMENT TO PART I - DEFINITIONS,
HALIFAX ZONING BY-LAW

A Public Hearing was held at this time to consider the following proposed amendment to the Halifax Zoning By-Law:

BE IT ENACTED by the City Council of the City of Halifax under the authority of the Town Planning Act, being Chapter 292 of the Revised Statutes of Nova Scotia, 1954, as follows:

1. Part I - Definitions, of the Zoning By-law of the City of Halifax, is amended by

(a) deleting the definition of "basement" as it now appears and substituting therefor the following definition:

"basement" means, for the purposes of this by-law, that storey which is partly under ground but having not more than half of its clear floor to ceiling height below the average of the finished grade of the land outside the building in which such basement is located, such grade being taken at the foundation walls;

(b) deleting the definition of "cellar" as it now appears and substituting therefor the following definition:

"cellar" means, for the purposes of this by-law, that storey of a building which has more than half of its clear floor to ceiling height below the average of the finished grade of the land outside the building in which such cellar is situated, such grade being taken at the foundation walls;

Halifax
Nova Scotia
September 6, 1963

His Worship the Mayor
and Aldermen
City of Halifax
Nova Scotia

Your Worship,
Madam, and Gentlemen:

The Halifax Advisory Committee on Human Rights submits for consideration by City Council the following statement prepared in the interests of the residents of Africville, whose future has been for some time a concern of City Council.

The Halifax Advisory Committee on Human Rights is a volunteer non-delegate group consisting of residents of Africville and citizens living elsewhere in Halifax and its vicinity. The Committee was formed in August 1962, at the invitation of several residents of Africville, to advise in matters related to an anticipated clearance of the Africville land area for industrial use. A list of the Committee's eighteen members is appended.

The Committee has met approximately sixteen times on its own, including two meetings at which City staff members were present; once at City Hall, with representatives of City Council or City staff; and five times at Africville, where public meetings were conducted by the Chairman of the Committee and at which, on one occasion, City staff members were present.

It is clear that residents of Africville have a strong sense of community. A survey which the Committee conducted, through personal interviews with one adult member in each of sixty-nine of the approximately eighty families living in Africville, indicates that the average adult has lived in Africville for thirty-five years. In reply to the question, "If Africville is expropriated, what kind of housing would you like to have, and where?", most respondents indicated that they would prefer to live in the north end of the City and definitely in single-family dwellings with low down-payments and low monthly repayments.

It is clear, also, that residents of Africville vary in their ability to provide acceptable housing accommodation for themselves. The Committee

Sent Sept. 10

submits that there are at least two possible means by which acceptable housing might be made available:

(1) By the formation of a limited-dividend housing company on a non-profit basis (under Section 16 of the National Housing Act) for the advantage of Africville residents financially able to benefit from such a formation;

(2) By the construction of high-density housing on the upper slopes of Africville, provided by the City of Halifax in agreement with a corporate body (under provisions of the Municipal Corporation Supplementary Powers Act, 1954) to be made available to persons displaced through the redevelopment program anticipated for the Africville area and, regardless of race, to other citizens of Halifax.

The Committee has concluded, in view of its numerous meetings and consultations, that

- (1) the complexity of property tenure in Africville,
- (2) the strong sense of community in Africville,
- (3) the probable high cost of relocation arrangements likely to be acceptable mutually to Africville residents and the City of Halifax, and the apparent need for special financial arrangements, and
- (4) the depressed condition of housing in Africville, would warrant the City's taking extraordinary measures.

THE COMMITTEE RECOMMENDS, therefore, that City Council engage a person of outstanding qualifications, in training and experience, to study Africville in depth and for the purpose of formulating specific recommendations of sound ways and means of solving problems in housing.

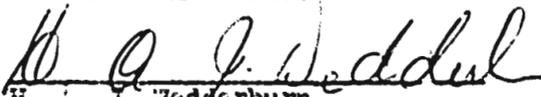
The Committee advises that, as a first step towards implementing its recommendation, City Council bring to Halifax a specialist who would be requested (after a preliminary survey of Africville, and discussion with City staff, with the Halifax Advisory Committee on Human Rights, and with other resources) to state whether, in his judgment, a study in depth is indicated.

The Committee's recommendation is submitted for the reasons intimated above and, also, in the knowledge of an outstanding report published in 1958 by Dr. Albert Rose, Professor of Social Work, University of Toronto, of Canada's first extensive experiment in slum-clearance and urban redevelopment: Regent Park, Toronto. Dr. Rose's report, a record of social and administrative significance, impresses the Committee that a study of like calibre would yield similar far-reaching solutions for Africville. A biographical statement about Dr. Rose is appended.

- 3 -

Yours very truly,

THE HALIFAX ADVISORY COMMITTEE
OF HUMAN RIGHTS


H. A. J. Wedderburn
CHAIRMAN


Donald F. Maclean
SECRETARY
5787 Ogilvie Street
Halifax, Nova Scotia

THE HALIFAX ADVISORY COMMITTEE ON HUMAN RIGHTS

Membership List

Mr. F. C. Prodie
55 Melwood Ave.
Ardale, N. S.

Mr. Harry Carter
1873 Barrington St.
Halifax, N. S.

Rev. Charles Coleman
49½ Cornwallis St.
Halifax, N. S.

Mrs. Wendell Colpitts
Millview, R. R. #1
Bedford, N. S.

Mr. George Davis
100 Maynard St.
Halifax, N. S.

Rabbi Joseph Deitcher
6674 Quinpool Road
Halifax, N. S.

Rabbi Emanuel S. Goldsmith
1055 Lucknow St.
Halifax, N. S.

Mr. John Horricks
255 Barrington St.
Halifax, N. S.

Mr. Ian M. MacKeigan
43 Granville St.
Halifax, N. S.

Mr. & Mrs. Donald F. Maclean
5787 Ogilvie St.
Halifax, N. S.

Mr. George Mantley
1833 Barrington St.
Halifax, N. S.

Rev. W. P. Oliver
R. R. #2
Lower Sackville, N. S.

Mr. Lloyd R. Shaw
16 Armitage Avenue
Halifax, N. S.

Mr. & Mrs. Leon Steed
1833 Barrington St.
Halifax, N. S.

Rev. A. W. Verrall
42 Windsor St.
Halifax, N. S.

Mr. H. A. J. Wedderburn
29 Pader St.
Dartmouth, N. S.

DR. ALBERT ROSE

Professor of Social Work
University of Toronto

Dr. Albert Rose graduated in 1939 as a gold medalist in the Honours Political Science and Economics course at the University of Toronto, and he received his Ph.D three years later from the University of Illinois. From 1943 to 1945 he served with the Canadian Army, after which he held the post of Research Director of the Welfare Council of Toronto until, in 1948, he joined the staff of the School of Social Work, University of Toronto, where he is now Professor of Social Work.

Dr. Rose has been associated with the Civic Advisory Council of Toronto, the Canadian Welfare Council, Central Mortgage and Housing Corporation, the Department of Citizenship and Immigration, and the Community Planning Association of Canada.

Dr. Rose has published a number of significant reports on various aspects of housing and metropolitan planning, including An Experimental Study of Local Housing Conditions and Needs, submitted to Central Mortgage and Housing Corporation in 1953, and his principal study, Regent Park: A Study in Slum Clearance, published in 1958.
