


HALIFAX

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Item No. 11.1.5
Halifax Regional Council
November 17, 2020

TO: Mayor Savage and Members of Halifax Regional Council

SUBMITTED BY: Original Signed by 
Jacques Dubé, Chief Administrative Officer

DATE: October 27, 2020

SUBJECT: **Case CA0130: Proposed Amendments to Administrative Order 29, Respecting HRM Civic Addressing Policies – Street Naming and Renaming from April 1, 2020 – July 14, 2020**

ORIGIN

Street naming and renaming requests submitted through new subdivision applications and development permits from April 1, 2020– July 14, 2020.

LEGISLATIVE AUTHORITY

Halifax Regional Municipality Charter, s.323 “The Council may... (c): by policy, name or rename any street or private road;”

By-law C-300, *Respecting Civic Addressing*

Administrative Order #29, *Respecting HRM Civic Addressing Policies*

RECOMMENDATION

It is recommended that Halifax Regional Council adopt the proposed amendments to Administrative Order 29 Respecting Civic Addressing Policies as set out in Attachment A of this report in order to approve:

1. the naming of five new private lanes as identified in Attachment A and Maps 1, 2, 3, 4, and 5;
2. the naming of two public streets as identified in Attachment A and Map 6;
3. the renaming of a portion of Park Avenue, Dartmouth to Flotilla Lane, Dartmouth, as identified in Attachment A and Maps 7 and 8; and
4. the retiring of two private lane names, Covesedge Court, Eastern Passage and Lodge Crescent, Halifax, as identified in Attachment A and Maps 9 and 10.

BACKGROUND

The *Halifax Regional Municipality Charter* allows Regional Council to name and rename any street or private lane by policy. In accordance with the *HRM Charter*, Council has adopted Administrative Order 29, Respecting HRM Civic Addressing Policies and By-law C-300, Respecting Civic Addressing. Regional Council officially approves all new street names for public streets and private lanes.

Civic Addressing Policy and By-Law

The Civic Addressing By-Law (C-300) requires that all names must be approved in accordance with the Civic Addressing Policy. Schedule A of the Policy contains the guidelines that must be followed for all new street or lane names (see Attachment C). Names are required for those streets or lanes which are submitted through:

- a) the subdivision process for new public street and new private lanes and;
- b) the application process for existing un-named private lanes.

The Civic Addressing By-law defines a private lane as any street, road or travel way which serves three or more structures or facilities and is not owned by Halifax Regional Municipality or the Province of Nova Scotia. Therefore, all private lanes providing access to three or more structures or facilities must be named.

DISCUSSION

The following list of street names have been reviewed in keeping with HRM's Civic Addressing Policies and By-law and staff advises that all the proposed names are consistent with the Policies and By-law. Attachment B provides a more detailed discussion on each recommendation, including an evaluation of the names in relation to the Policies and By-law. Therefore, it is recommended that Regional Council approve all names, as contained in Attachment A.

Proposed Street Namings/Retiring

1. Private Lane Naming

Proposed Name	Community	Origin	Map	Rationale For Naming
Arkle Lane	Lower Sackville	Subdivision #22202	1	Lane services at least 3 structures or facilities
Mooring Place	Head of St Margarets Bay	Subdivision #22733	2	Lane services at least 3 structures or facilities
Mossberry Close	Hubley	Conservation Design Development Case #17585	3	Lane services at least 3 structures or facilities
Solaris Ridge	Porters Lake	Subdivision #21657	4	Lane services at least 3 structures or facilities
Waxberry Lane	Upper Sackville	Subdivision #22885	5	Lane services at least 3 structures or facilities

2. Public Street Naming

Proposed Name	Community	Origin	Map	Rationale For Naming
Cortland Ridge	Halifax	Subdivision #19036	6	All public street names shall be named
Gala Court	Halifax	Subdivision #19036	6	All public street names shall be named

3, Public Street Renaming

Proposed Name	Community	Current Name	Map	Admin Order Criteria
Flotilla Lane	Dartmouth	Park Avenue (portion of)	7&8	No name shall be duplicated including similar names that are differentiated by street type

4.Private Lane Retiring

Proposed Name	Community	Origin	Map	Admin Order Criteria
Covesedge Court	Eastern Passage	Currently no addresses assigned to the lane name	9	Lanes must service at least 3 structures or facilities
Lodge Crescent	Halifax	Currently no addresses assigned to the lane name	10	Lanes must service at least 3 structures or facilities

FINANCIAL IMPLICATIONS

The costs associated with the Administration of the HRM's Civic Addressing By-law and Administrative Order can be accommodated within the 2020-2021 operating budget for C420 Land Development and Subdivision.

RISK CONSIDERATION

There are no significant risks associated with the recommendations contained within this report.

COMMUNITY ENGAGEMENT

The community engagement process is consistent with the intent of the HRM Community Engagement Strategy. The level of community engagement was notification and/or consultation with affected property owners in accordance with the HRM Civic Addressing By-law [Section 4(2)]. As per the standard consultation process all relevant property owners were notified and/or consulted.

ENVIRONMENTAL IMPLICATIONS

No environmental implications were identified.

ALTERNATIVES

Regional Council may choose not to approve some or all the street namings, renaming and retiring as contained in Attachment A. This alternative is not recommended as these street names meet the street naming criteria set out in HRM's Civic Addressing Policies (Administrative Order 29).

ATTACHMENTS

Map 1: Arkle Lane, Lower Sackville
Map 2: Mooring Place, Head of St Margarets Bay
Map 3: Mossberry Close, Hubley
Map 4: Solaris Ridge, Porters Lake
Map 5: Waxberry Lane, Upper Sackville
Map 6: Cortland Ridge and Gala Court, Halifax
Map 7: Park Ave, Dartmouth Current Alignment
Map 8: Park Ave/Flotilla Lane, Dartmouth Proposed Alignment
Map 9: Covesedge Court, Eastern Passage
Map 10: Lodge Crescent, Halifax

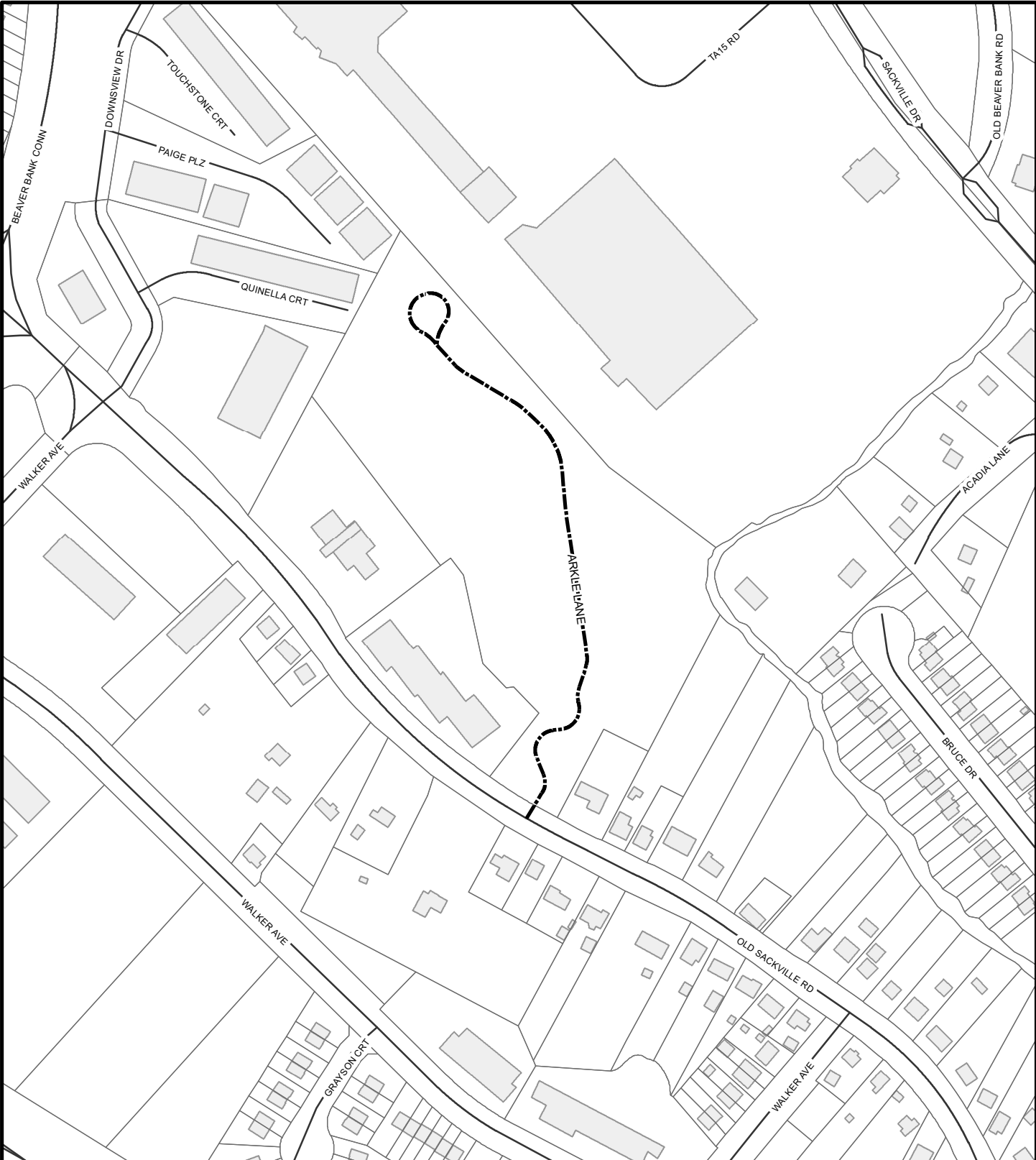
Attachment A: Amending Administrative Order #29

Attachment B: Project Details of Proposed Naming

Attachment C: Administrative Order #29 Schedule A - Street Naming Guidelines

A copy of this report can be obtained online at halifax.ca or by contacting the Office of the Municipal Clerk at 902.490.4210.

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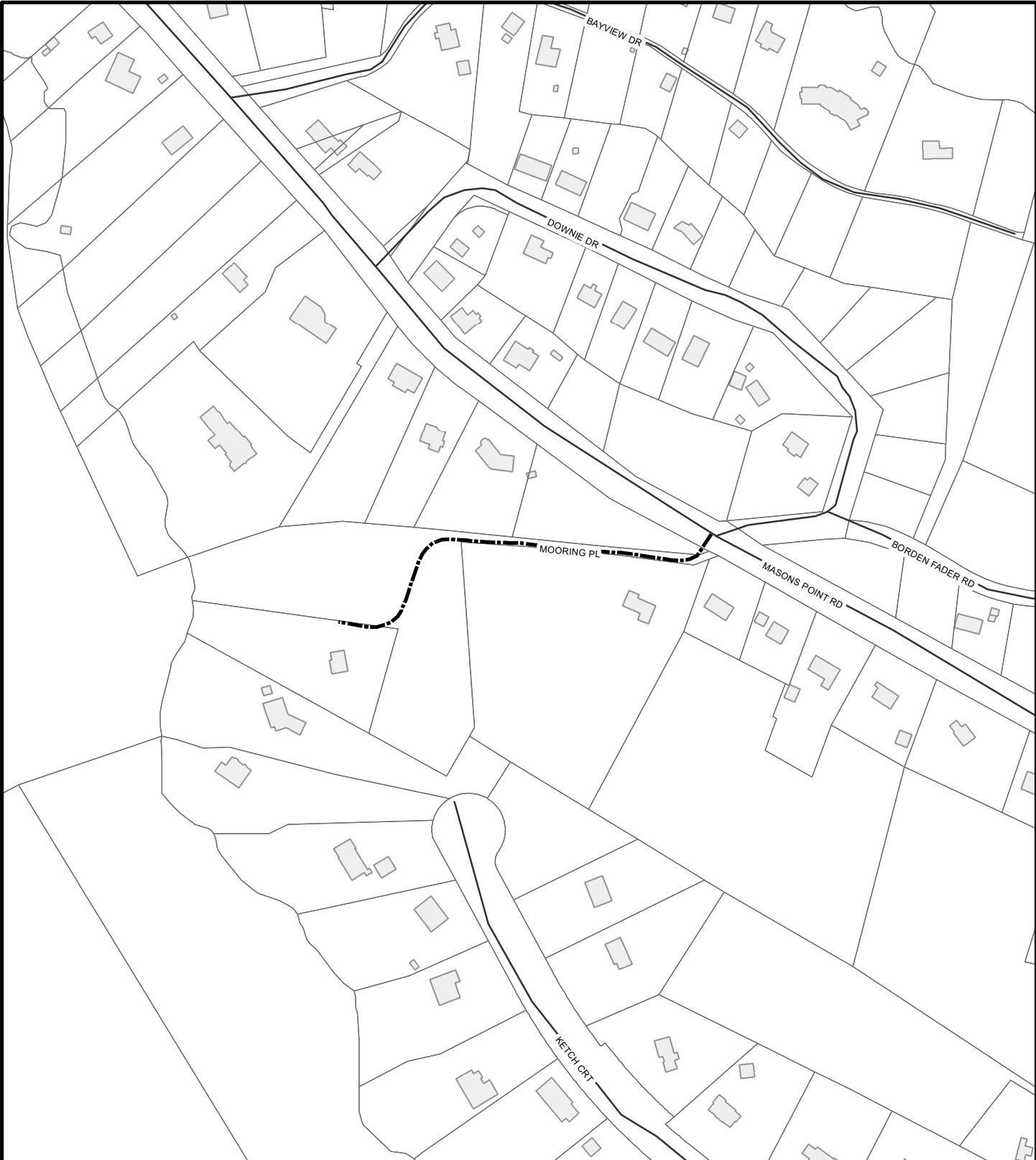
Map 1 - Arkle Lane, Lower Sackville

HALIFAX



--- New Private Road

This map was compiled by the staff of the Civic Addressing Program. Halifax Regional Municipality Civic Addressing takes responsibility only for civic address information portrayed in the map and does not guarantee the accuracy of any representation on this plan.



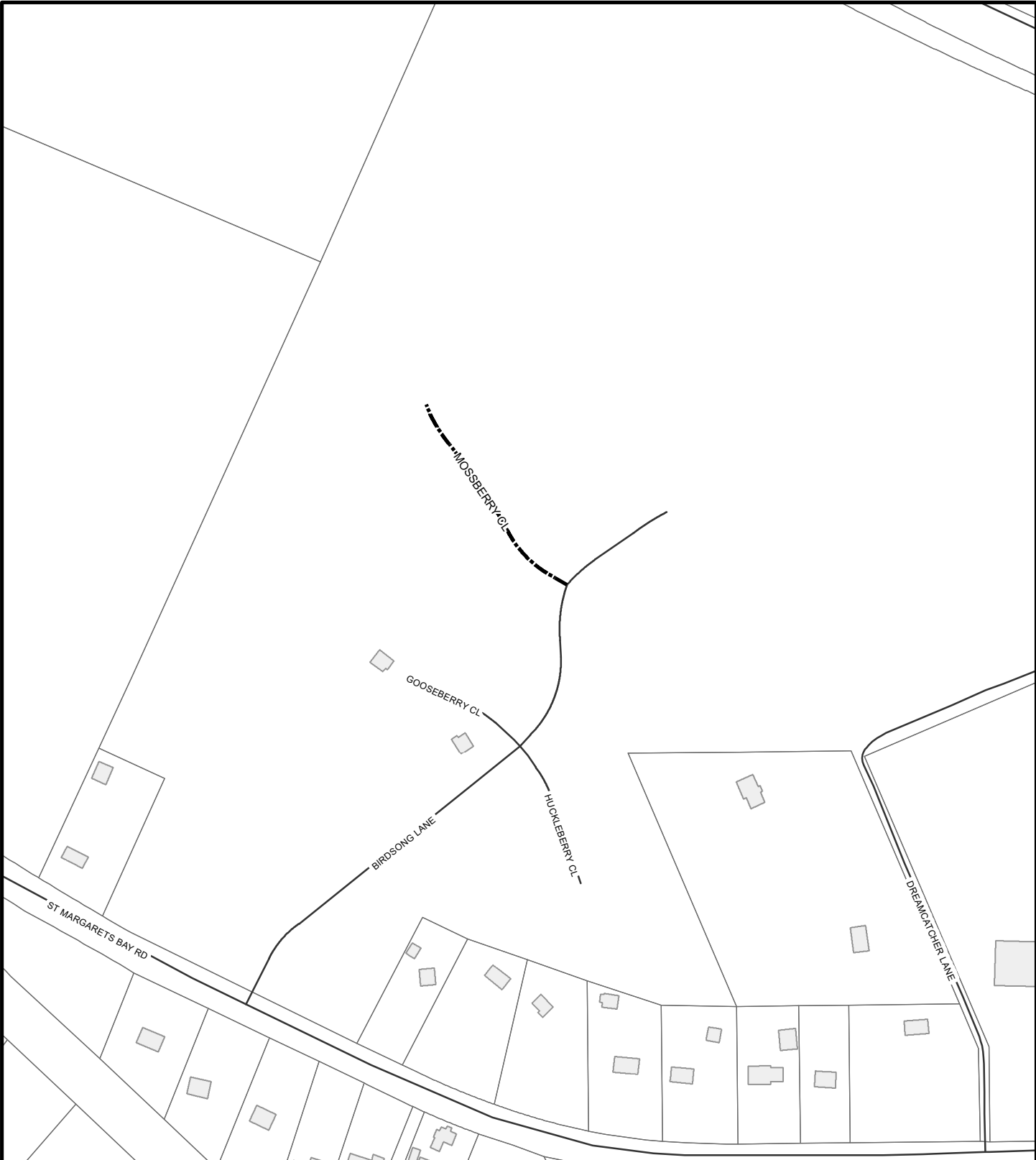
Map 2 - Mooring Place, Head of St Margarets Bay

HALIFAX



----- New Private Road

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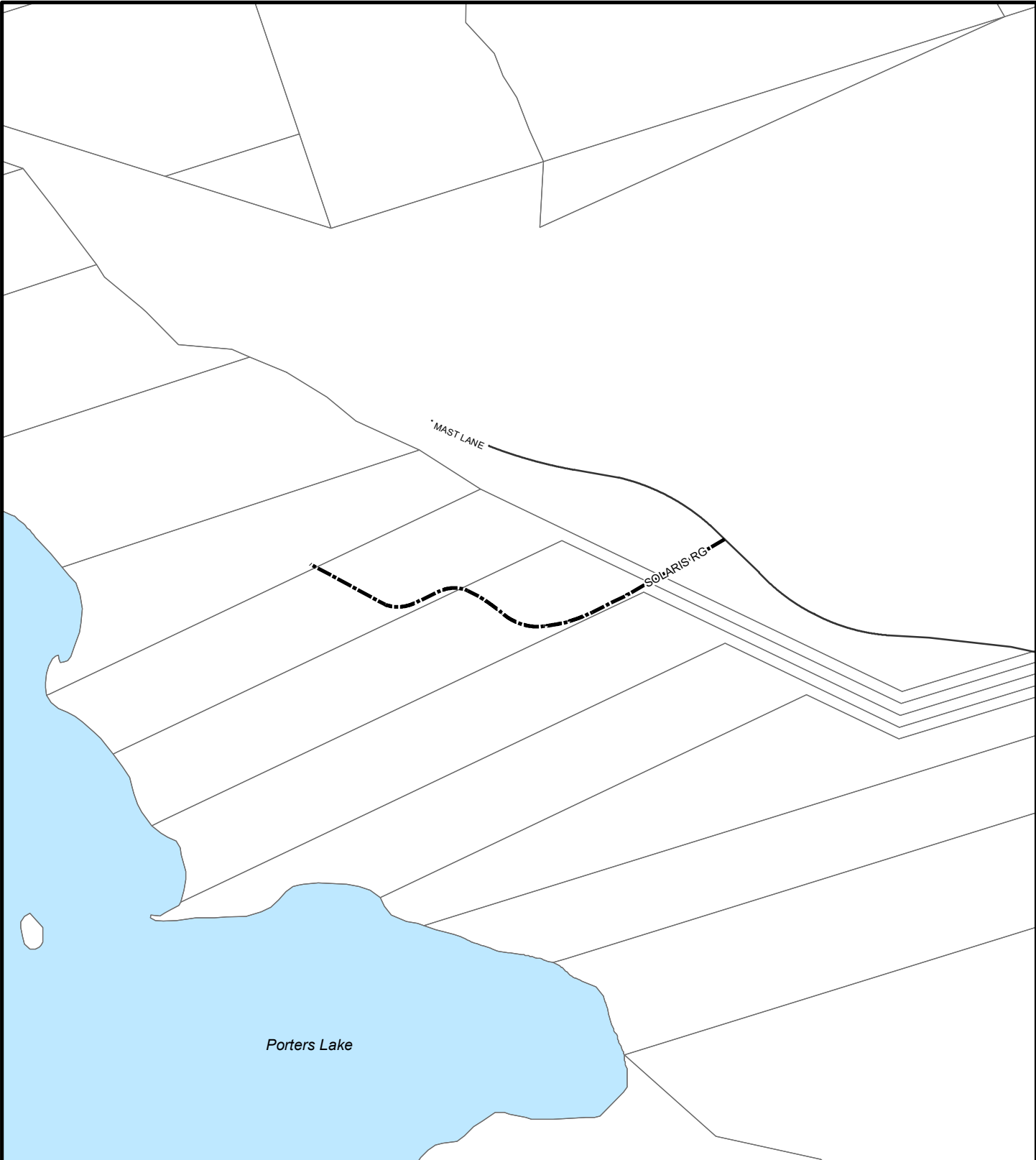
Map 3 - Mossberry Close, Hubley

HALIFAX



----- New Private Road

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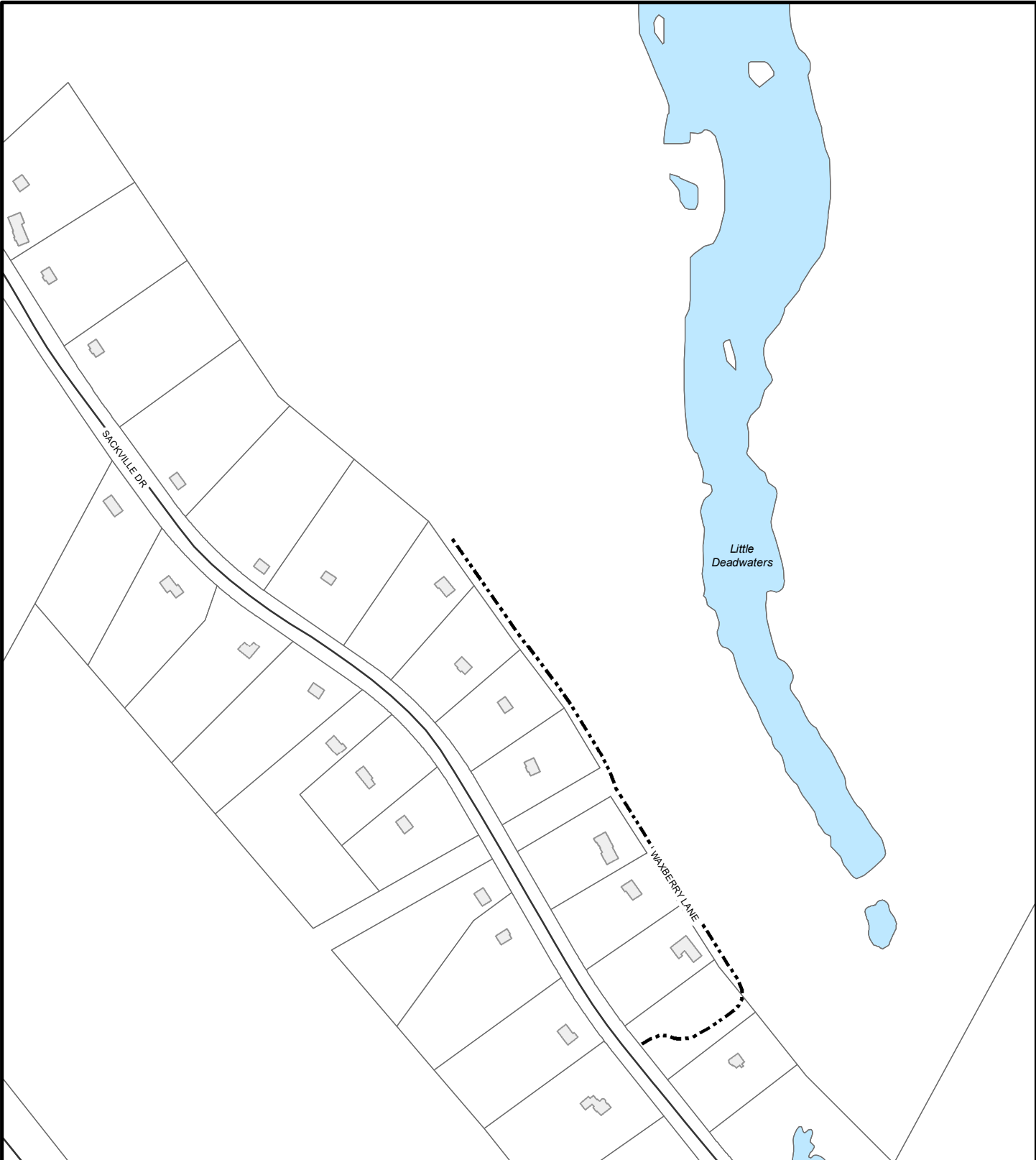
Map 4 - Solaris Ridge, Porters Lake

--- New Private Road

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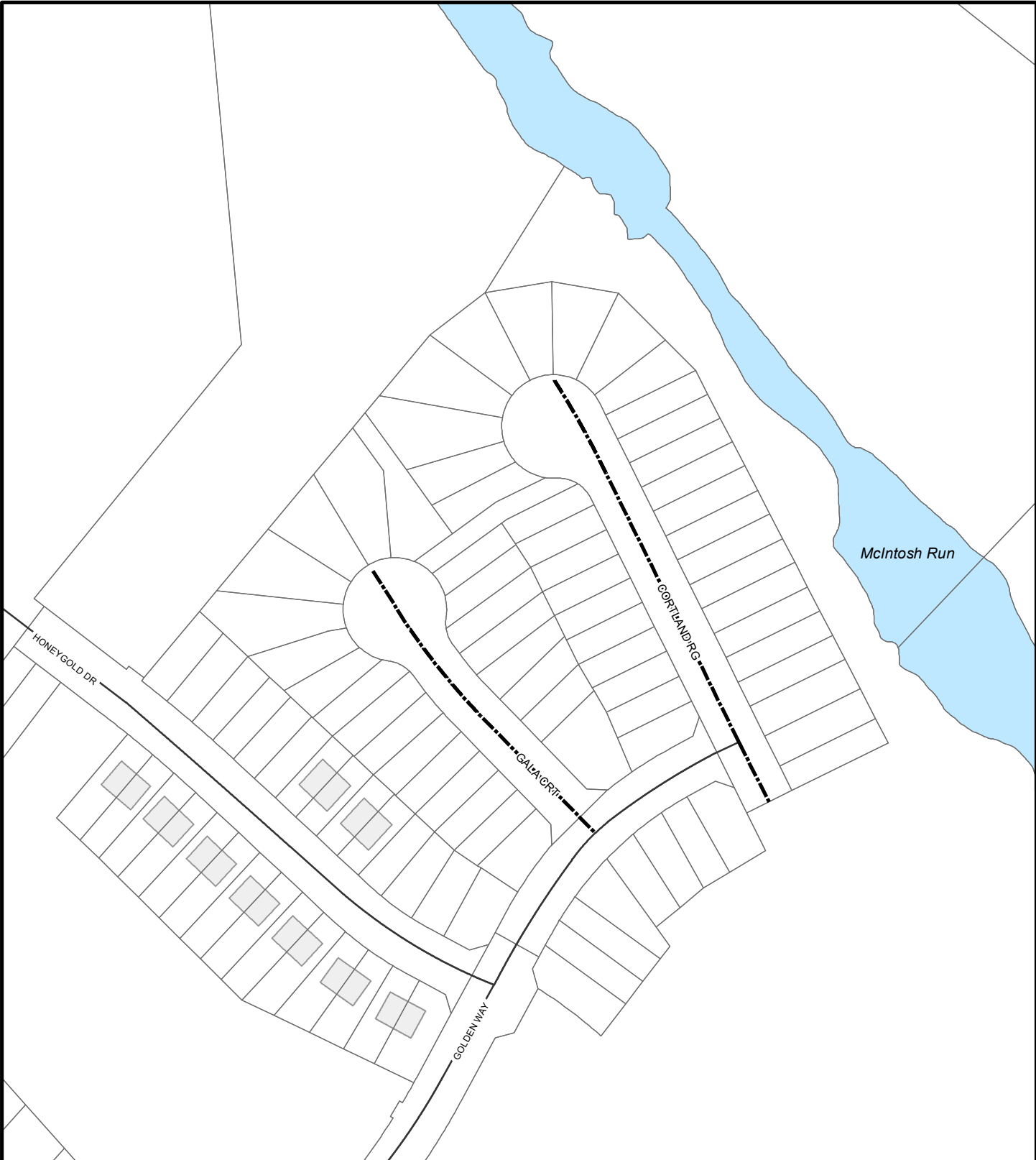
Map 5 - Waxberry Lane, Upper Sackville

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----- New Private Road



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Map 6 - Cortland Ridge and Gala Court, Halifax

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--- New Public Streets



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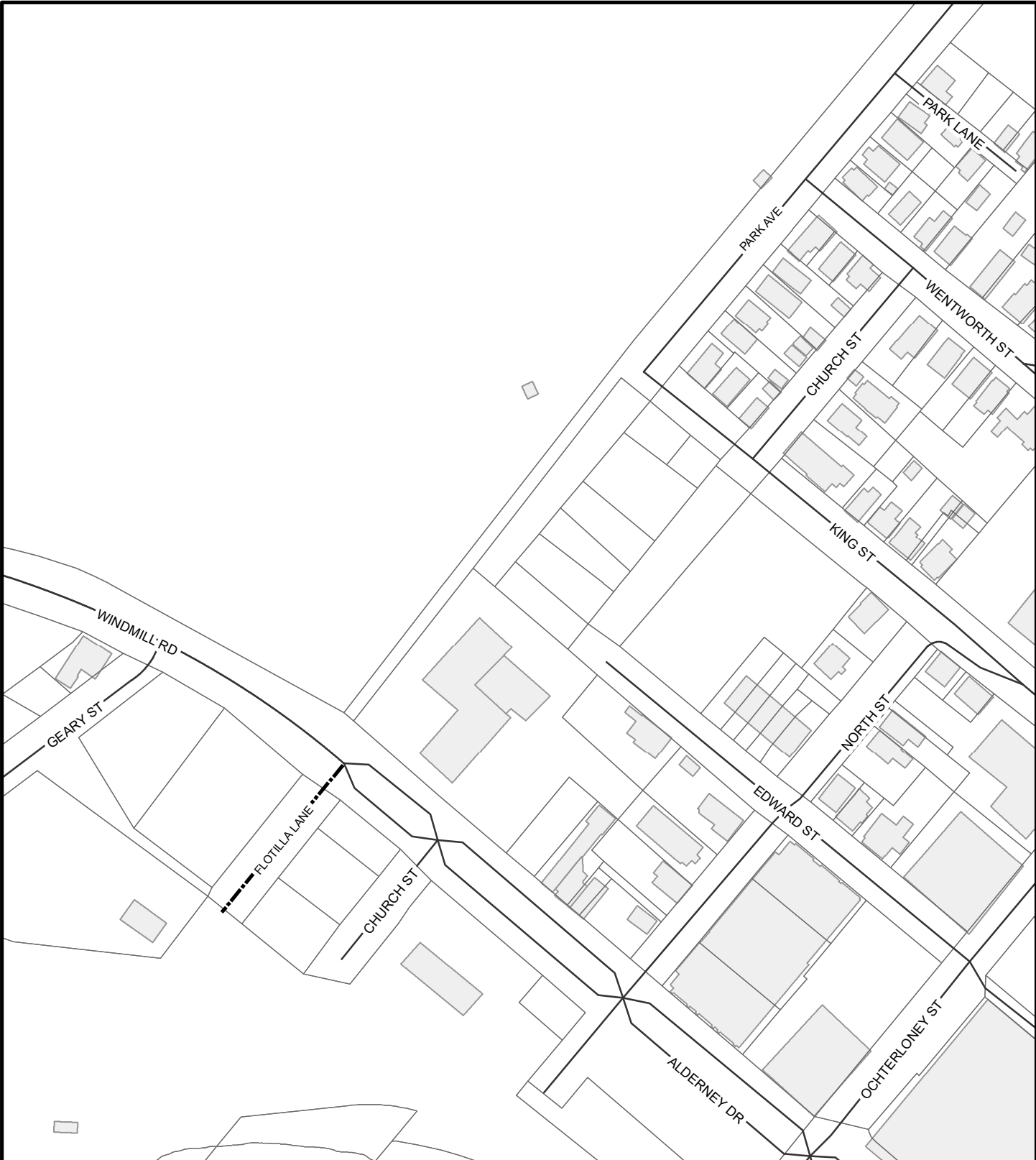
**Map 7 - Park Ave Dartmouth
Current Alignment**

----- Existing Park Ave

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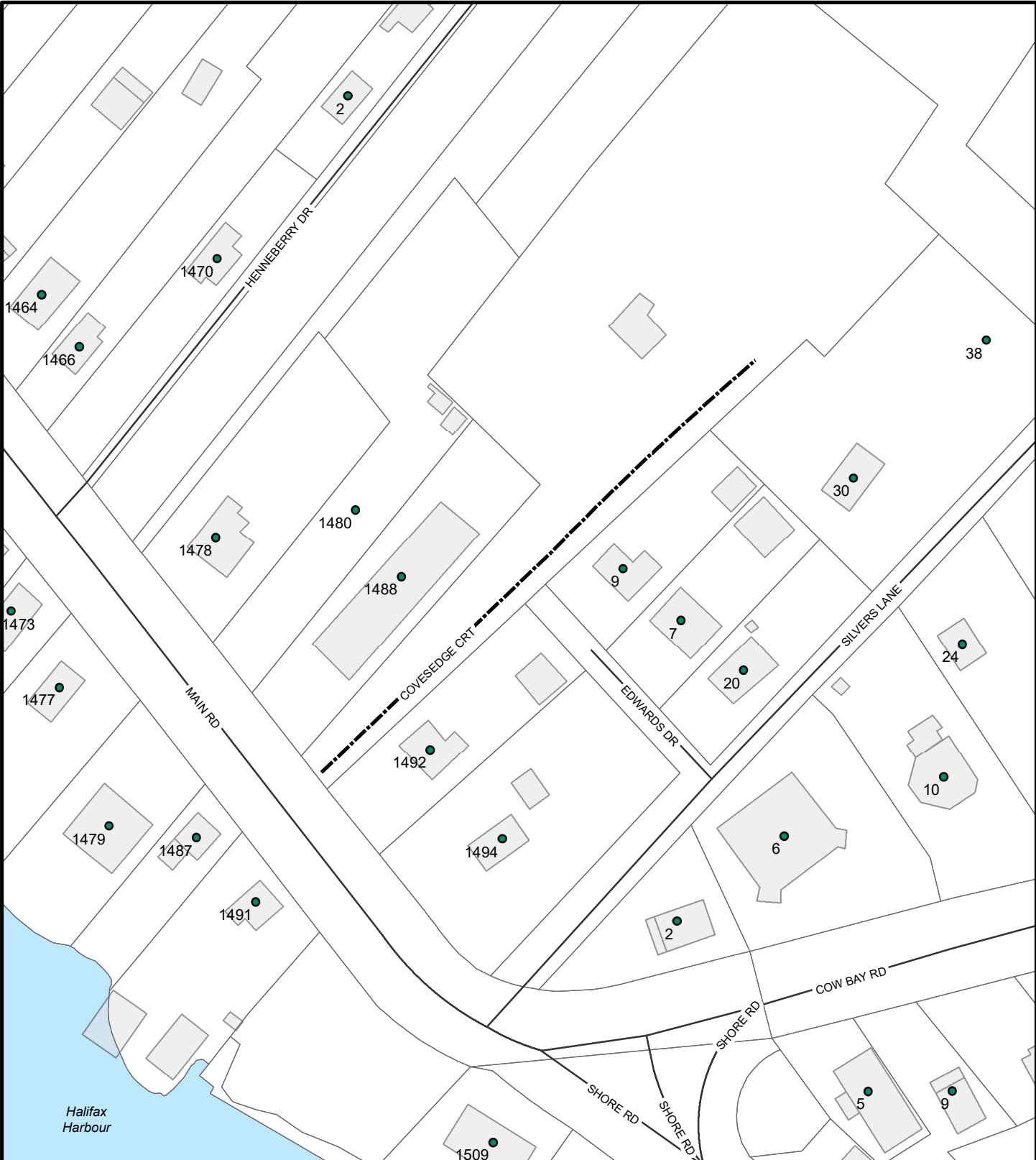
**Map 8- Park Ave/ Flotilla Lane, Dartmouth
Proposed Alignment**

--- Street to be renamed

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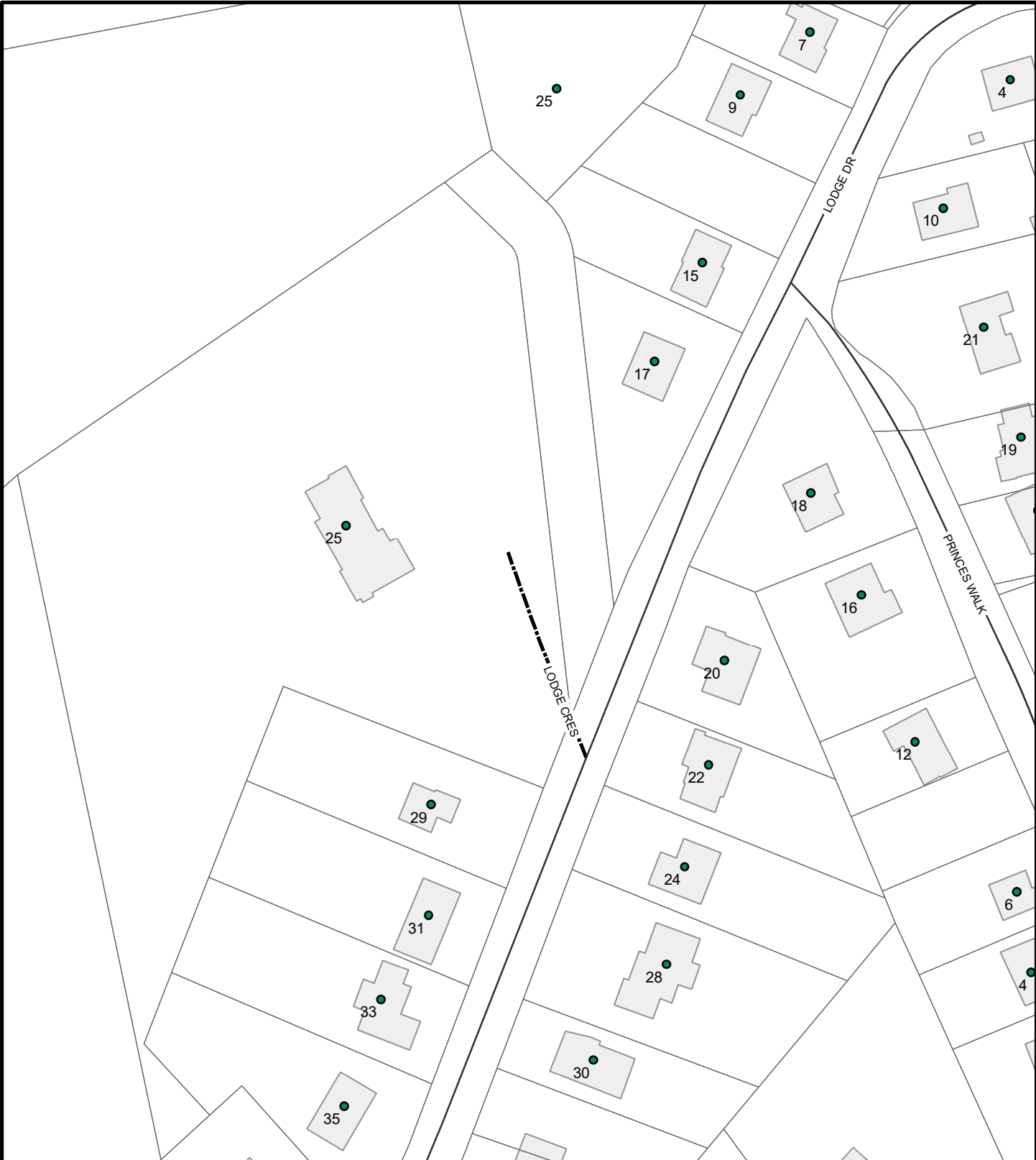
Map 9 - Covesedge Court, Eastern Passage

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--- Street to be retired



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Map 10 - Lodge Crescent, Halifax

--- Street to be retired

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Attachment A:
(Amending Administrative Order #29)

**HALIFAX REGIONAL MUNICIPALITY
ADMINISTRATIVE ORDER 29
RESPECTING HRM CIVIC ADDRESSING POLICIES**

BE IT RESOLVED that Administrative Order 29, Respecting HRM Civic Addressing Policies, is further amended as follows:

1. Schedule C is amended by adding the following row after the row starting “Ariel” and before the row starting “Armament”:

ARKLE	LANE	LOWER SACKVILLE	<i>Date of Council Approval</i>
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2. Schedule C is further amended by adding the following row after the row starting “Cornerstone” and before the row starting “Costa”:

CORTLAND	RIDGE	HALIFAX	<i>Date of Council Approval</i>
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3. Schedule C is further amended by adding the following row after the row starting “Gabriel” and before the row starting “Gale”:

GALA	COURT	HALIFAX	<i>Date of Council Approval</i>
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4. Schedule C is further amended by adding the following row after the row starting “Moonstone” and before the row starting “Moraine”:

MOORING	PLACE	HEAD OF ST MARGARETS BAY	<i>Date of Council Approval</i>
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5. Schedule C is further amended by adding the following row after the row starting “Moss” and before the row starting “Mosshaven”:

MOSSBERRY	CLOSE	HUBLEY	<i>Date of Council Approval</i>
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6. Schedule C is further amended by adding the following row after the row starting “Softwood” and before the row starting “Solitude”:

SOLARIS	RIDGE	PORTERS LAKE	<i>Date of Council Approval</i>
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7. Schedule C is further amended by adding the following row after the row starting “Waves” and before the row starting “Waxwing”:

WAXBERRY	LANE	UPPER SACKVILLE	<i>Date of Council Approval</i>
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8. Schedule D is amended by adding the following row after the row starting “Florries Lane” and before the row starting “Forgotten Lane”:

FLOTILLA LANE	DARTMOUTH	(PORTION OF) PARK AVE	<i>Date of Council Approval</i>
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9. Schedule E is amended by adding the following row after the row starting "Bright Place" and before the row starting "Dogwood Drive":

COVEEDGE COURT	EASTERN PASSAGE	<i>Date of Council Approval</i>
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10. Schedule E is further amended by adding the following row after the row starting "Dogwood Drive" and before the row starting "Loop Road":

LODGE CRESCENT	HALIFAX	<i>Date of Council Approval</i>
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Attachment B: Project Details of Proposed Street Renaming and Naming

1. Private Lane Namings:

a) Arkle Lane, Lower Sackville, Private Lane Naming

<u>Reason for the naming:</u>	This private lane was created through subdivision #22202 A map of the proposed Arkle Lane is included as Map 1.
<u>Civic Addressing By-law/Policy:</u>	As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There will be at least three (3) addresses assigned to this lane and in accordance with Policies, any lane providing access to three or more structures or facilities shall be named and the structures addressed accordingly.
<u>HRM Civic Addressing Public Safety Committee:</u>	The Committee does not provide recommendations on private lane namings.
<u>Proposed Name:</u>	Arkle Lane - This name was suggested by the developer. This name meets the street naming criteria laid out in the Policies.
<u>Recommendation:</u>	In accordance with the By-law and Policies civic addressing staff recommends that the new lane way, as shown in Map 1, be named Arkle Lane.

b) Mooring Place, Head of St Margarets Bay, Private Lane Naming

<u>Reason for The naming:</u>	This private lane was created through Subdivision #22733. A map of the proposed Mooring Place is included as Map 2.
<u>Civic Addressing By-law/Policy:</u>	As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There will be at least three (3) addresses assigned to this lane and in accordance with Policies, any lane providing access to three or more structures or facilities shall be named and the structures addressed accordingly.
<u>HRM Civic Addressing Public Safety Committee:</u>	The Committee does not provide recommendations on private lane namings.
<u>Proposed Name:</u>	Mooring Place – This name was suggested by the property owner. This name meets the street naming criteria laid out in the Policies.
<u>Recommendation:</u>	In accordance with the By-law and Policies civic addressing staff recommends that the un-named lane way, as shown in Map 2, be named Mooring Place.

c) Mossberry Close, Hubley, Private Lane Naming

Reason for the naming: This private lane was created through open space design development case #17585. A map of the proposed Mossberry Close is included as Map 3.

Civic Addressing By-law/Policy: As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There will be at least three (3) addresses assigned to this lane and in accordance with Policies, any lane providing access to three or more structures shall be named and the structures addressed accordingly.

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on private lane namings.

Proposed Name: Mossberry Close - This name was suggested by the developer. This name meets the street naming criteria laid out in the Policies.

Recommendation: In accordance with the By-law and Policies civic addressing staff recommends that the un-named lane way, as shown in Map 3, be named Mossberry Close.

d) Solaris Ridge, Porters Lake, Private Lane Naming

Reason for the naming: This private lane was created through Subdivision #21657. A map of the proposed Solaris Ridge is included as Map 4.

Civic Addressing By-law/Policy: As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There will be at least three (3) addresses assigned to this lane and in accordance with Policies, any lane providing access to three or more structures shall be named and the structures addressed accordingly.

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on private lane namings.

Proposed Name: Solaris Ridge - This name was suggested by the property owner. This name meets the street naming criteria laid out in the Policies.

Recommendation: In accordance with the By-law and Policies civic addressing staff recommends that the new lane way, as shown in Map 4, be named Solaris Ridge.

e) Waxberry Lane, Upper Sackville, Private Lane Naming

Reason for the naming: This private lane was created through Subdivision #22885. A map of the proposed Waxberry Lane is included as Map 5.

Civic Addressing By-law/Policy: As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There will be at least three (3) addresses assigned to this lane and in accordance with Policies, any lane providing access to three or more structures shall be named and the structures addressed accordingly.

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on private lane namings.

Proposed Name: Waxberry Lane - This name was suggested by the property owner. This name meets the street naming criteria laid out in the Policies.

Recommendation: In accordance with the By-law and Policies civic addressing staff recommends that the new lane way, as shown in Map 5, be named Waxberry Lane.

2. Public Street Namings:

a) Cortland Ridge, Halifax Public Street Naming

Reason for the naming: This public street was created through subdivision #19036. A map of the proposed Bloom Lane is included as Map 6.

Civic Addressing By-law/Policy: *Halifax Regional Municipality's Charter* allows for Regional Council to name and rename any street or private road in accordance with the Civic Addressing Policies as submitted through the subdivision process for new public streets and new private roads

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on public street namings

Proposed Name: Cortland Ridge, Halifax – this name was suggested by the developer. This name meets the street naming criteria laid out in the Policies.

Recommendation: In accordance with the By-law, Policies and Standard Procedures, civic addressing staff recommends that the unnamed public street, as shown in Map 6, be named Cortland Ridge and signed appropriately.

a) Gala Court, Halifax Public Street Naming

Reason for the naming: This public street was created through subdivision #19036. A map of the proposed Gala Court is included as Map 6.

Civic Addressing By-law/Policy: *Halifax Regional Municipality's Charter* allows for Regional Council to name and rename any street or private road in accordance with the Civic Addressing Policies as submitted through the subdivision process for new public streets and new private roads

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on public street namings

Proposed Name: Gala Court, Halifax – this name was suggested by the developer. This name meets the street naming criteria laid out in the Policies.

Recommendation: In accordance with the By-law, Policies and Standard Procedures, civic addressing staff recommends that the unnamed public street, as shown in Map 6, be named Gala Court and signed appropriately.

3. Public Street Re-Naming:

a) Flotilla Lane, Dartmouth

Reason for the renaming: There are currently two unconnected pieces of Park Ave, Dartmouth (Map 7). The southern portion of Park Avenue off Alderney Drive has no residences or businesses, so it is an ideal candidate for renaming.

Civic Addressing By-law/Policy: Civic Addressing Policy states that no shall be duplicated including similar names that differentiated by street type.

HRM Civic Addressing Public Safety Committee: The Committee confirmed at the July 11, 2019 meeting that they are in agreement with the renaming.

Recommendation: In accordance with the By-law, Policies and Standard Procedures, civic addressing staff recommends that the portion of Park Avenue as shown on Map 8 be renamed Flotilla Lane.

4. Private Street Retiring:

a) Covesedge Court, Eastern Passage

Reason for the retiring: This private lane will no longer service three structures, and is not required. A map of the current Covesedge Court is included as Map 9.

Civic Addressing By-law/Policy: As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There are no structures or facilities that are being served by this lane.

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on private lane retiring.

Recommendation: Retire Covesedge Court, as shown in Map 9, including remove from the mapping and the official HRM Street List.

b) Lodge Crescent, Halifax

Reason for the retiring: This private lane has no associated addresses and does not physically exist. A map of the current location of Lodge Crescent in the mapping is included as Map 10.

Civic Addressing By-law/Policy: As per section 3(h) of the Civic Addressing By-law a private road means any street, road or travel way which serves three or more structures or facilities and is not owned by HRM or the Province of Nova Scotia. There are no structures or facilities that are being served by this lane.

HRM Civic Addressing Public Safety Committee: The Committee does not provide recommendations on private lane retiring.

Recommendation: Retire Lodge Crescent, as shown in Map 10, including remove from the mapping and the official HRM Street List.

Schedule A Street Naming Guidelines

General Principles

Uniqueness - there should be no duplication of names.

Distinctiveness - names that sound very similar should be avoided in order to avoid diction problems when people are making emergency calls under stress .

Continuity - a road running in one direction should have one name only and should have the same name throughout its entire length.

Guidelines

Street Name Characteristics

- A1. No name shall be duplicated including similar names that are differentiated by street type.
- A2. No name shall sound like an existing name.
- A3. No name shall contain numbers, special characters, decimals, hyphens, apostrophes, periods, or punctuation of any kind.
- A4. No double barreled names shall be permitted except for HRM place names listed in the Nova Scotia Gazetteer or approved heritage names.
- A5. No streets names shall incorporate product, trademark or copyright names.
- A6. No name of more than 10 characters in length shall be permitted where the street type is more than 2 characters in length and no name of more than 11 characters in length shall be permitted where the street type is 2 characters in length except for HRM place names listed in the Nova Scotia Gazetteer or approved heritage names.

Street Type Definitions (new streets only)

A7. An appropriate street type shall be used as follows:

Street Type	Use Guideline <i>currently under review</i>	Primary Abbreviation (Database Application)	Secondary Abbreviation (Signage Application)	Notes
Avenue		AVE	AVE	
Boulevard		BLVD	BLVD	
<i>Brae</i>		<i>BRAE</i>	<i>BR</i>	<i>No longer accepted</i>
Circle		CIRC	CIR	
Close		CLOSE	CL	
<i>Connector</i>		<i>CONN</i>	<i>CN</i>	<i>No longer accepted</i>
Court		CRT	CT	
Crescent		CRES	CR	
<i>Crest</i>		<i>CREST</i>	<i>CRST</i>	<i>No longer accepted</i>
<i>Cross</i>		<i>CROSS</i>	<i>CRS</i>	<i>No longer accepted</i>
<i>Diversion</i>		<i>DIVRSN</i>	<i>DIV</i>	<i>No longer accepted</i>
Drive		DR	DR	
<i>East</i>		<i>EAST</i>		<i>No longer accepted</i>
<i>Extension</i>		<i>EXTN</i>	<i>EXT</i>	<i>No longer accepted</i>
Gate		GATE	GT	
<i>Gateway</i>		<i>GTWY</i>	<i>GWY</i>	<i>No longer accepted</i>
Green		GREEN	GRN	
Grove		GROVE	GRV	
<i>Hall</i>		<i>HALL</i>	<i>HL</i>	<i>No longer accepted</i>
Heights		HTS	HTS	
Highway		HWY	HWY	
Hill		HILL	HL	
Street Type	Use Guideline <i>currently under review</i>	Primary Abbreviation (Database Application)	Secondary Abbreviation (Signage Application)	Notes

Landing		LNDG	LDG	
Lane		LANE	LN	
Loop		LOOP	LP	
Park		PARK	PK	
Parkway		PKY	PKY	
Path		PATH	PTH	
Place		PLACE	PL	
Ramp		RAMP	RMP	
Ridge		RIDGE	RG	
Road		RD	RD	
Route		RTE	RTE	
Row		ROW	ROW	
Run		RUN	RUN	
<i>Siding</i>		<i>SI</i>	<i>SI</i>	<i>No longer accepted</i>
<i>Square</i>		<i>SQR</i>	<i>SQ</i>	<i>No longer accepted</i>
Street		ST	ST	
Terrace		TERR	TR	
Trail		TRL	TL	
<i>Turn</i>		<i>TURN</i>	<i>TRN</i>	<i>No longer accepted</i>
Walk		WALK	WK	
Water Access		WA		
Way		WAY	WAY	
<i>West</i>		<i>WEST</i>		<i>No longer accepted</i>
<i>Woods</i>		<i>WOODS</i>	<i>WDS</i>	<i>No longer accepted</i>

Italics indicates legacy street types that are no longer acceptable in HRM.

Street Network Considerations

- A8. Continuous streets shall have one name throughout their entire length.
- A9. No street name shall be continued through a right angle turn.
- A10. A continuous street intersecting the same collector road more than twice shall be given a different name.

- A11. The same name shall not be used at both ends of a loop road if the middle portion of the road has not been taken over by the Municipality.
- A12. A cul-de-sac shall have a different street name from its cross road.

Water Access

- A13. Where access to a property is by water only, the street name shall be deemed to be the name of the island or waterbody as listed in the Nova Scotia Gazetteer.

Heritage Names

- A14. The use of heritage names shall be encouraged.
- A15. All street names for the community of Bedford (Municipal District 21) shall conform with the former Town of Bedford Street Naming Policy (1987)¹ .

Theme Names

- A16. Where street names in a neighbourhood are based on a specific theme, the name of all new street within the neighbourhood shall be consistent with the theme.

¹ This policy is currently administered by the Development Officer for the Central Region