

HALIFAX

Centre Plan Package B

Design Advisory Committee

December 8, 2021

Centre Plan Process

Engage and Define

- Sept. 2015 – Mar. 2016
- Background Studies & Community Engagement Strategy

Guiding Direction

- May 2016 – June 2017
- Consultation on Centre Plan Framework document (Purple Document)
- Council direction

Package A (2018-2019)

- High growth areas
- Approved in Sept. 2019

Package B (2020-2021)

- All remaining areas, resulting in one comprehensive plan



Package A Lands

- Package B generally carries forward key Council decisions related to density, height, bonus zoning etc.
- Streamlined use of site plan approval tool
- Minor changes to built form and building design requirements
- Additional Package A Zone Lands



Package B

- Parks and Community Facility Designation
- Downtown Designation
- Established Residential Designation
- Institutional Employment Designation
- Industrial Employment Designation
- Water Access Designation



Repeal and Amendments to Existing Planning Documents

- Repeal of the *Regional Centre Plan and LUB for Package A*
- Repeal of the *SMPS and LUB for Downtown Dartmouth*
- Repeal of the *Halifax Peninsula LUB*
- Amendments to the *Halifax SMPS*
- Amendments to the *Dartmouth SMPS and LUB*
- Amendments to the *Downtown Halifax SMPS and LUB*

Governance

- Continuation of Community Council roles (HEMDCC, HWCC & RCCC)
- **Updates to Design Advisory Committee (DAC) terms of reference**
- Continuation of Design Review Committee (DRC) for remaining portion of Downtown Halifax Plan
- Updates to AO 2020-007-ADM, Respecting Incentive or Bonus Zoning Public Benefit and AO 2020-008-ADM, Respecting Grants for Affordable Housing



Design Advisory Committee

- For entire Regional Centre Plan Area
- Site plan approval variations only
- Revised site plan approval variations include:
 - Roof edge setbacks for height exempted features;
 - Streetwall articulation;
 - Grade-oriented premises;
 - Maximum building dimensions(excluding tower portions);
 - Form and design of institutional and community facility uses; and
 - Heritage design.





Thank You
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