**BEECHVILLE COMMUNITY DEVELOPMENT ASSOCIATION**

**Location:** Beechville Baptist Church **Facilitator:** Carolann Wright

**Date:** October 16, 2018 **Minutes By:** Jenee Jarvis

**Time:** 6:00 pm **Distributed By:** Bev Alferink

**Attendance:**

|  |  |  |
| --- | --- | --- |
| Bev Alferink | Violet Drummond | Thelma Hill |
| Robert Hill | Deacon Patsy Crawford | Janelle Sampson |
| Jenee Jarvis | Narissa Crawford-Daniels | Josh Crawford |
| Cassie Dunn | Marlene Crawford | Doris Shephard |
| Marjorie Wright | Shon Shephard | Danielle Jackson |
| Wayne Drummond | Carolann Wright | A.J. Simmons |
| Tippy Scott |  |  |

Deacon Patsy Crawford opened in prayer.

**Updates**

Tonight the HRM Planners would like to share some updates with the Community around some of the questions the Community has asked over the last few meetings.

**Question 1** – *Mapping showing public land ownership in the community (Federal, Provincial, and Municipal).*

**Planner’s Answer** – The HRM Planners have brought several different maps for the Community to view.

* Heritage Map
* Boundaries Map (Beechville Boundary lines)
* Development Map (showing permit uses)
* Zoning Map
* A zoomed in map of Munroe Subdivision
* A map of the land around Beechville Baptist Church

**Question 2** – *An update on questions related to a 1970’s moratorium in the community.*

**Planner’s Answer** – The HRM Planners have been researching but have not found anything related to the moratorium but the HRM Planners are still looking for answers.

**Question 3** – *An update on the Road Reserve questions in the Munroe Subdivision.*

**Planner’s Answer**

* Looked at ways that Phase 2 of Munroe Subdivision could occur
* Looked at old surveys
* Able to have 100 homes per axis (per 1 exit)
* Munroe Subdivision could possibly double in phase 2 without adding another

entrance / exit

**Question 4** – *An update on initial meeting with African Nova Scotian Affairs (ANSA) and Housing Nova Scotia.*

**Planner’s Answer**

* Met with Wayn Hamilton (ANSA) – province owns 6 acres behind Munroe Subdivision
* Wayn would like to meet with Community before sharing an update with the HRM Planners
* Wayn would like to attend meeting with Housing Nova Scotia
* Met with Jesse Sparks (Housing Nova Scotia Planner) – HRM Planners shared their information around Council’s direction
* Jesse will update his director with the information from the HRM Planners and come up with a plan
* Advised Jesse that the Community has its own plans
* Advised the Community could share their plans with Housing Nova Scotia

**Tonight’s Work**

Tonight we will continue working on mapping out Community opportunities

* Identifying areas that should be protected, preserved or enhanced
* Identifying new areas that should include new public areas
* Identifying the areas that are appropriate for new development
* Identifying the desired types of development
* Identifying any other opportunities important to the community now or in the future

**Provide Updates on the following:**

Canada Post questions around community names on postal addresses.

*There are currently addresses in the Beechville boundaries that are listed as being in the community of Lakeside*

* Once the address renaming is completed all the homes / businesses within the Beechville boundary lines will be list in Canada Post in the community of Beechville
* There are some deeds belonging to homes in Munroe Subdivision that are listed as being in the community of Lakeside
* Older deeds are being used as frame work
* Councillor Zurawski wants Lakeside Industrial Park renamed as Beechville Industrial Park
* HRM Planners (Gail) is working on correcting the addressing errors in Beechville – this will take some time as it is easier for residents to change their addresses than it is for businesses – and HRM only wants to make the change once

*There are a lot of errors with the addressing in Beechville*

* HRM Planners are speaking with Community and Council around the Beechville boundary line
* Council approved the existing Beechville boundary lines in 2007
* *Are there notes from this meeting such as attendance because if the Community was not consulted about the change to the boundary lines that is problematic*
* Council named Lakeside Industrial Park without any consult with Community
* HRM is trying to move all of the renaming together as one
* Is there a timeline for completing the renaming because the Community has its own timeline and the renaming timeline should fit within the Community’s timeline
* From a 911 point of view in correct zoning is dangerous and problematic because addresses in the wrong community delay the caller from getting the assistance they are requesting

*The number of people in a community is important for establishing a community isn’t it?*

* There is no required number of residents to establish a community which is why we want to work with community to establish the boundary lines

*Where would the new exit go with the extension to the Munroe Subdivision?*

* One exit could go at the edge of Oliver Street where it seems to just dead end and the is also a possible exit off Balsam where it seems to dead end as well

*The Community has gone through a similar process with HRM 1 ½ years ago in regards to the playground in Munroe Subdivision. They asked the Community for their input but in the end the city went with their own plans and ignored the Community.*

* This process is nothing like any other process

*Can you layout the process so that we are doing credible work and not met with red tape when we try to move forward? \*\**

* Yes, we can work on that and bring back some answers to the next meeting
* Just to make sure we’re clear the Community is focusing on expanding the Beechville boundaries and Beechville’s historical footprint
* We will be using the mapping and zoning that the Community brings forward for the boundaries proposal to Council
* Council will need to approve the new boundaries
* *This has been a 40 year fight*

*How do we access the roadway if the zoning has changed?*

* We (HRM Planners) will meet with the engineering department, look at policy and make sure that the road standards are still workable
* Building Munroe Subdivision and the rest of Beechville out will create new hubs and expand Beechville in the process
* We (HRM Planners) have been asked are we advocates for Beechville – No, except when it comes to talking to Council about the Community’s wants and concerns
* We (HRM Planners) can rezone and make things happen; we can control what developers build
* The plan is to create a policy with Community so they can see their input and involvement
* If ARMCO proposes X we have to look at the way it affects the Community – the Community proposes Y how does that fit in

*Can the Community take what was given tonight, plan amongst ourselves with the larger Community, then meet with you (HRM Planners) at a later date and share our ideas?*

* Yes, if that’s what will work best for the Community that is a great idea
* Council has directed that this process needs Community input and their expertise to map Community assets and heritage before anyone else is invited to the table
* We understand that to you the Community we are representing HRM; the ones creating the problems for your Community but we are here to try to fix things that are going wrong and have gone wrong and we have moved further that other groups with this process; we hope you the Community see that
* I (Sean, HRM Planner) feel it is better to complete the work tonight while it’s fresh and people are here
* *But as a Community we have to make sure that we include the large Community in as to what is going on and if they choose not to participate from there that’s their choice*
* Is it possible to start the work tonight and get a foundation and continue with the larger Community?
* *Last meeting the Community made a lot of headway. Community as a whole will never be on the same page – we are still missing answers to some questions*

**Community Questions**

*Yes, the Community needs its own Strategic Planning meeting, what does the Community want to accomplish tonight that means something?*

*I (Cass Dunn) contacted Housing and CMHC and what and where we can build now but we need to decide as a Community what do we want? \*\**

*Do we really want more cars driving / speeding through the Subdivision?*

*Phase 2 as of now is 1 way in and 1 way out – this needs to be flagged as problematic \*\**

*How can people develop on their own property?*

* That’s up to the homeowner
* If your home is zoned as residential you should be able to move forward with development on your land with the proper permits

*Other Communities don’t have industrial throughout them the way that Beechville does*

* No, they don’t and that is why we have to look at the zoning
* The Community should think about the type of zoning they see for the Community now and 30 years in the future \*\*
* Creating opportunities for home owners to use their homes as a way to help create / or making an income

*In the beginning the Community asked about vacant land in Beechville; has it been identified.*

* Yes, and Council has instructed us (HRM Planners) to aid the Community in building a plan for the land \*\*
* *We as a Community have to finalize some plans that have already been discussed \*\**

*What can be put on Heritage land?*

* When looking at the Burnt it only represents a part of the Heritage land
* A percentage of Heritage land will always stay as Crown land
* ANSA has an update around the lands but they are not sharing their information until after meeting with the Community
* Heritage land is not all hands off

*When was the land designated as Heritage land?*

* Spring 2018

*The Community was offered a tour / walk through of the land but it hasn’t happened yet – I (Pasty Crawford) would still like to see the land in person*

* That can and will still happen

The Community needs to gather their wants / needs / ideas both short / long term on paper because it helps the HRM Planners when updating / presenting to Council \*\*

The HRM Planners can bring more visuals (Visual Preference Surveys) for the Community to work with

**Decision**

Work on mapping out what the Community sees now and continue at the Community Strategic Meeting

**Thing to focus on for Community Strategic Meeting**

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**Request for HRM Planners**

An update on questions related to a 1970’s moratorium in the community.

Jesse will update his director with the information from the HRM Planners and come up with a plan

Canada Post questions around community names on postal addresses.

Can you layout the process so that we are doing credible work and not met with red tape when we try to move forward? *\*\**

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**Next meeting Tuesday, Nov. 13, 2018 @ 6:00 pm - Beechville Baptist Church**

Deacon Wayne Drummond closed in prayer.