



Minutes

NECA Board Meeting – 20 November 2018 New Edinburgh House, 255 MacKay Street

Present: Ari Abonyi, Ted Bennett, Roslyn Butler, Natasha Cappon, Joe Chouinard, Matt DeWolfe, Sean Flynn, Christina Leadlay, Gail McEachern, Cindy Parkanyi

Absent: Dave Arnold

Guests: Councillor Tobi Nussbaum and his assistant, Brad Sweeney (Rockcliffe Park association), Nicole Poitras (Park Vision Working Group) and approximately 6 community members

Welcome, approval of minutes and agenda

Gail McEachern moved that the Agenda be approved. Joe Chouinard seconded the motion and it passed unanimously.

Since not everyone had read the October 2018 NECA Board minutes, it was decided that Cindy would re-send them to board members and then conduct an approval vote by email.

Councillor's Report:

Tobi noted the following:

- Sales of cannabis from retail stores in the City of Ottawa is an issue which will be voted on by Council early in the new year.
- The sidewalk installation project along the south side of Dufferin/Stanley St. is underway.
- There is a go-ahead for the approval of site plan for construction of a two-storey office building at 119-121 Beechwood Ave. The existing buildings will be demolished.
- The CSST project continues at a slower pace than planned. The tunnelling machine is in place and beginning to bore the tunnel.

There was a Q&A session with the Councillor after his report:

- There were several questions about the re-development of Beechwood Ave. How many stories permitted on the north side (New Edinburgh/Rockcliffe side)? Traditional Mainstreet guidelines say 6 storeys while original zoning may say 4 storeys.
- There was a discussion on the mixed use of the retail space created by the new developments along this avenue. Many spaces are vacant and “papered over”. There are tax savings for developers who are unable to lease these spaces, which creates an incentive to keep them empty until they can get the high rents their business model is built on. Smaller, reasonable shop spaces would permit small “Mom and Pop” type stores serving the community with a variety of goods and services. This is an issue that the Councillor wants to see corrected.

Committee reports/updates:

Traffic and Safety: Joe Chouinard reported continuing concerns with “cut-through” traffic.

He was joined by Brad Sweeney of Rockcliffe Park who noted that they also have “cut-through” traffic since these vehicles enter Rockcliffe from the parkway or Beechwood Ave. and then head through New Edinburgh to try to get to the MacDonald/Cartier bridge or downtown Ottawa quickly. There have been some traffic studies involving vehicle numbers and speed of travel that should help our cases to try to reduce this “cut-through” traffic.

Our community seems to want the speed reduced to 40km/hr. It may be possible to reduce the speed limit even more (30 or 35km/hr) on the side streets if the community supports the idea. Rockcliffe Park wants this to happen in their community too especially near schools. There will have to be some community consultation meetings organized to determine the level of community support for these proposals.

There is a need to revise the signs at Crichton and Beechwood Ave. because drivers are still confused about not turning left onto Beechwood there and having a right turn only lane onto the St. Patrick’s bridge instead. Many drivers are using this intersection in the old way and either are not aware of the changes or not reading the traffic signs at all.

Drivers will need to be watchful when the heavy trucks with excavation muck are added to this intersection.

Heritage and Development: Gail McEachern reported. She drew our attention to a letter/article in the Citizen newspaper on 15 Nov., critical of the City of Ottawa’s lack of concern for its heritage buildings.

She said they have formed a consortium with 20 other heritage groups in the City. They have produced a report outlining their concerns (see the New Edinburgh website).

This consortium wants City planners and developers to pay attention to the heritage rules already in place. Currently these rules are ignored or at best regarded as suggestions. By joining forces, they hope to have stronger voice to prevent these rules from being disregarded. They also want the public to be more aware of what is going on.

She was asked whether Stanley Park is a “heritage” park. If so, can the many big old trees which were removed for the CSST project be replaced with trees other than small saplings?

Beechwood Development: Ari Abonyi reported. He is working with the multi-community working group to develop a strategy to address things earlier and to better meet community needs.

Specific developments on Beechwood include the following:

- A conditional offer on the Lauzon properties along Beechwood from what appears to be a Toronto developer.
- Minto is looking at the properties from Fraser Café on Springfield to further east on Douglas Ave or Langevin St.
- The St. Charles project is underway and is allowed to go as high as 8 stories.

The working group is exploring a vehicle to give the community more control over new business development to fill available spaces along Beechwood – using “Social impact Investing” tools to fund these small businesses. They are working with Councillor Nussbaum on this.

Park Vision: Nicole Poitras reporting: Regarding the request for an Elisabeth Salm memorial butterfly garden, Nicole notes that the “existing” butterfly garden has been totally overgrown and is inaccessible. The idea is a good one but perhaps it could be relocated to a better place, or find a better way to maintain it where it is.

The park vision working group is also looking at the on-going monitoring and maintenance aspects, which will continue to be need long after the eventual rehabilitation post CSST project. The “Friends of the Park” is a separate entity with charitable status (not linked to NECA) that may be leveraged for this purpose.

NECA Board priorities and work plan for 2018-19

(See NECA Strategic Priorities – Update for 2018) on New Edinburgh website.

Cindy Parkanyi outlined these priorities for 2019:

- Beechwood development
- Traffic and safety in our neighbourhood
- Protecting our heritage
- Fostering communication engagement
- Greening New Edinburgh – especially south of Dufferin Rd.
- Park vision – continuing work

CCMC – Community Construction Monitoring Committee (CSST Project)

This is a summary of the 07 Nov 2018 meeting:

It was noted that the huge noise barriers appeared without the community or City having to ask for them. The conclusion drawn was that the contractor realized there was a major noise problem and these barriers were necessary to avoid stoppages due to noise exceedances.

Joe Chouinard said he was not sure the City staff is able to monitor the contractor. What seems to happen is that New Edinburgh residents and NECA monitor what is going on then go to the City with a complaint, and then the City officials go to the contractor.

The City may simply be overwhelmed because they have 10 or 12 major projects going on around the city at this time. City staff may not be able to keep track of everything at the same time.

Community Group updates:

NECTAR – New Edinburgh House Update: Sean Flynn reported that so far the sale of the house is still on.

The appeal against the proposed plan has been sent to the new appeal board (LPAT) that replaced the Ontario Municipal Board (OMB). There will be a Case Management Conference in mid-January 2019 where a decision will be given. If the decision is in favour of the buyer/developer the sale of the New Ed. House goes through. If the appeal is accepted there is no sale. At the moment there are other buyers who are interested in this property, but the time-line is problematical. The plans may have to be revised and new

approvals sought from the City, which will take many months and is something NECTAR cannot afford.

If the appellant can negotiate with the buyer to make “agreed to” changes in the redevelopment plan, the process of City approval can be simpler and faster.

CCC Report. Matt DeWolfe reported. They are waiting for enough snow on the ground and a spell of cold to establish the two rinks. They also are hoping to have the rink boards from Rockcliffe Park school. Volunteers to do this are lined up.

There will be the usual skating activities and the New Year’s breakfast on 1st January.

NECA asked if the Fieldhouse could be available to hold our monthly meetings if New Edinburgh House is sold.

Community Collective: Cindy reported. She noted that in the imminent aftermath of the tornado that struck Arlington Woods, affected residents looked to their community association for help. We need to have some sort of plan if something terrible were to strike New Edinburgh. She has asked Michael Histed (a former NECA Board member) to be on a working group to set up a plan and tools. Michael is the University of Ottawa Risk Officer so has some expertise to do this. This will be a multi-community working group on emergency management.

Other Business:

NECA is hosting the Federation of Community Associations (FCA) tomorrow (21 Nov 2018) at the Fieldhouse for their meeting. Ted Bennett proposed a motion for \$65 to purchase refreshments for this FCA Meeting. Sean Flynn seconded this motion and it passed.

NECA Holiday Party: After some discussion it was decided that no party will be held in December but may be tried in January.

December NECA Board meeting: everyone agreed that there would be no meeting in December.

There was a question about the actual boundaries of New Edinburgh. Different maps show different boundaries. NECA will try to get an official map, as the boundaries on the north side are confusing.

Next NECA Meeting / Adjourn

Our next NECA Board meeting will be held on Tuesday 15 January at 7:30 p.m.

Sean Flynn moved, seconded by Ari Abonyi that the meeting adjourn. Passed.