



Executive Panel on Housing in HRM Minutes

May 14, 2026

Present: Vicki Elliott, Micah Richardson, Kristin O'Toole Scott, Erin MacIntyre, Peter Duncan, Brandon Umpherville, Matt Neville (for Tanya Davis).

Guests: Margie Pike, Doris Fox.

Regrets: Peter Nightingale, Mark Peachey, Tanya Davis, Gary Rafuse, Dawn Sutherland.

Agenda Items:

1. PRELIMINARIES

1.1. Welcome & Call to Order

- The Chair called the meeting to order at 1:33 p.m.

1.2 Approval of Agenda

- Agenda was circulated electronically prior to the meeting. No amendments were made.

Motion: Peter Duncan

Second: Kristin O'Toole Scott

Carried: Chair, Vicki Elliott

VOTE: *Aye (4) Nay () Abstain ()*

Next steps: Agenda for May 14, 2026 to be posted on the Executive Panel website.

1.3 Approval of Minutes

- Approval of minutes for April 9, 2025 was deferred to the next meeting.

2. Continuation of Deferred Business

2.1. Westphal/Morris Lake FSC

- Discussion was held regarding the Westphal and Morris Lake Expansion FSC studies and the following motion was considered:

That the Chair of the Panel write a letter to HRM supporting initiation of amendments to relevant planning documents to consider site-specific proposals within the Westphal Special Planning Area serviced by central water and on-site wastewater systems, as identified in Table 1 of the memo prepared by HRM dated March 23, 2026.

Motion: Kristin O'Toole Scott

Second: Micah Richardson

Carried: Chair, Vicki Elliott

VOTE: *Aye (4) Nay () Abstain ()*



3. Trusted Partner Program Update

- Margie Pike and Doris Fox provided an update on HRM's rollout of the Trusted Partner Program.
- Since the last update to the Panel in summer 2025, a meeting with the Development Liaison Group has taken place.
- It is anticipated that technical requirements, program outline, and potential draft regulatory or legislative changes will be identified sometime in October to December 2026, and an implementation of Phase 1 will take place sometime between January and June of 2027.
- The Panel recommended that the next update should include more significant progress, including a straw model of the program for review and feedback.

4. Special Planning Area Updates

- HRM staff gave progress updates on several Special Planning Area applications.

5. Roundtable

- The Panel discussed various development issues

6. Next Meeting

- Next meeting: June 4, 2026

7. ADJOURNMENT

- Meeting adjourned: 2:42 p.m.