



GLENS COMMUNITY ASSOCIATION

Newsletter – Spring/Summer 2022

AGM

GLENS COMMUNITY ASSOCIATION

" Glens Going Forward"

Monday, June 13th, 2022, 7 P.M.

**The MET,
(Metropolitan Bible Church)
2176 Prince of Wales Drive**

- Meet our Councillor, Say Goodbye, Ask questions!**
- Discuss Fire at Eastwood Tanks Chief Hutt**
- Chat with the City Hydrogeologist**
- Airport, Flying Schools, and the Glens**
- Latest By-laws, OP**
- Pick-up your water testing bottle?**

Message from the President

Dear Neighbours, As the recently elected President of The Glens Community Association, I would first like to express my thanks to Agnes Warda who worked tirelessly to successfully lead the Association for many years. Thank you, Agnes, for all that you have done on behalf of our community. This year marks a milestone for the Glens Community Association. Formed in 1962, this year marks 60 years of organizing and advocating on behalf of residents. Much has changed over those 60 years, yet our purpose remains the same, to enhance the quality of life of Glens residents. Since the fall newsletter was published, there has been lots going on in the Glens. We held our first ever virtual AGM, saw the demolition of the Highway Inn Motel, experienced the tragic explosion and fire at Eastway Tank, and have hopefully seen the end of the restrictions brought by COVID-19. With the end of those restrictions, we are looking forward to organizing more events in the community. The Association initiated the Glens Gardening and Giving Project providing an opportunity for residents to grow and share the bounty from their garden (there are still gift certificates available as of this writing. See the website) and our AGM returns to an in-person format on June 13 at The Met, where we look forward to hearing from representatives of the various agencies involved in the response to the Eastway Tank tragedy. Later this year, on September 10, we are planning our Community Day/Picnic in Pineglen Park, with music, food, fun, and activities for kids of all ages. May is Membership Month and our annual membership campaign is currently underway. Thank you to all who have already renewed. This year are able to accept credit cards, both online and at the door. If you have not already done so, please log onto the website and renew your membership. The funds raised from the membership drive are the primary source of revenue that allow us to organize events.

I wish residents a very safe and happy summer and hope to see you at the AGM in June.

Storm Aftermath and Cleanup

Immediately before publishing, a storm has wreaked havoc on the Glens and we are in the early stages of cleaning up. The Association will work with the City and other stakeholders to help coordinate resources to assist with the cleanup and support for the community. After the cleanup is complete, we will look at organizing a campaign to replace the trees that have been lost so that future generations will be able to enjoy a majestic tree canopy. In the early days of the recovery we have seen the best Glens residents and community spirit as we see neighbour helping neighbour.

Eastway Tank Fire - Update

The deadly explosion and fire on January 13th at Eastway Tank Pump & Meter Ltd brought disaster to the Rideau Heights Industrial Park. It was Ottawa's worst industrial incident in decades and a human tragedy. Many of us saw the ominous column of black smoke and shooting flames. This image will stay with us for a long time. The roof collapsed, and a large portion of the building was completely destroyed. There were concerns that the blaze could spread to a nearby fuel depot, and there was talk of evacuation. Fortunately, the wind was blowing away from residential areas and the column of smoke containing hazardous particles dissipated into the air and was carried away. At no time during the incident was residents' air quality an issue of concern, and was confirmed by air quality testing. The changing colour of the smoke cloud was attributed to the combustion of materials on site such as plastic, roofing materials, paint thinners and other shop supplies. The Hazardous Material Team was brought on-site to deal with the situation and a containment field extending almost 1 kilometer was established to contain spillage and capture runoff of contaminated water off-site. Containment booms and straw bales were used to filter, capture and contain contaminants and fire suppressant on-site. Water used to extinguish the fire was removed from the site and surrounding ditches, then taken off-site for treatment. The volume of water used and contained on-site resulted in firefighters wading in water knee deep. Cold weather was an important factor in suppressing the fire and frozen ground acted as a barrier preventing water and contaminants from seeping into ground. Several agencies are investigating the incident, including the coroner's office, the Ontario Fire Marshal, the Ministry of Labour, and the Technical Standards and Safety Authority. The official fire report has not been released.

Several residents expressed concern about the potential impact of fire suppressants and other chemicals upon groundwater in both the immediate aftermath and in the longer term. Discussions with the Ottawa Public Health and the Ministry of the Environment, Conservation and Parks indicated that fire douse water was mostly contained and recovered during fire-fighting activities. The water which found its way beyond the temporary containment measures during the fire was limited to a drainage ditch on the north side of the railway corridor and local municipal sewer systems. There was no evidence any fire douse water migrated south of the railway corridor or west across Merivale Road. Visual assessment, on-site vapour analysis and well water sampling from a private well located on the Eastway property confirmed that groundwater in the well did not contain any contaminants indicative of firewater, fuel or other chemicals reasonably expected at the site. The Ministry of the

Environment was satisfied that the risks to groundwater from the fire, both on-site and in the Glens remain very low and that there was no indication of contaminants from the fire escaping the Eastway property. On-site, steps were taken to secure and begin clean up of the property before the spring melt. It is expected that an on-site monitoring plan will be put in place to ensure any residual environmental impacts are contained to the Eastway property and do not become a wider contamination concern. The site will be assessed during periods of mild weather to ensure any meltwater is collected and removed or contained to the site. The need for and the extent of any groundwater monitoring programs at Eastway will be determined based upon information gathered as the on-site environmental assessment and clean-up progresses. Residents will have an opportunity to ask questions during the upcoming AGM on June 13. Fire Chief Hutt who attended the fire, city staff and a representative from the Ministry of the Environment will attend. If residents notice changes in their well water quality (taste, odour, colour), they should contact the ministry's Ottawa District Office at 613-521-3450 to discuss steps that can be taken to ensure their wells are properly secured and maintained.

The Community Association has continued to meet with provincial and municipal officials and monitor progress. The safety of local ground water supply has been a longstanding concern. The investigation of what safety protocols and the mitigation practices had been employed at the site before and after the event continues, we will share information as it becomes available.

Zoning Concerns

The fire at the Eastway Tank site resurrected concerns with industrial zoning. Indeed, the City of Nepean allowed the current buildings and businesses to be located upon these sites, however, under the Nepean Bylaw industrial uses, including those which by their nature generate noise, fumes, odours, and are hazardous or obnoxious were specifically excluded. Nepean zoning MM and MP zones were consolidated into The City of Ottawa's IH - Heavy Industrial Zone. The IH1 permits a wide range of industrial uses, including those which, by their nature, **generate noise, fumes, odours, and are hazardous or obnoxious**, in accordance with the Employment Area designation of the Official Plan or, the General Urban. This is a reversal of the City of Nepean's designation. We believe the zoning should provide development standards ensuring that industrial uses would not negatively impact the adjacent non-industrial areas. The GCA has asked planning department to have a look at this inconsistency when the zoning review commences.

MacFarlane Road Study and Resurfacing

The City of Ottawa is undertaking a local traffic calming study for MacFarlane Road between Merivale Road and Deakin Street to address traffic safety concerns and to recommend solutions to reduce the negative impacts of motorized traffic on this road. The main focus of the study is to explore solutions to address speeding, pedestrian and cyclist safety concerns. Learn more at: <https://ottawa.ca/en/city-hall/public-engagement/projects/macfarlane-road-traffic-calming-study>

MacFarlane Road will be resurfaced in 2022. The exact timeline of construction is undetermined but is anticipated to begin in June as indicated in a recent flyer. It was recommended not to reinstate delineators on MacFarlane Road for the time being, until further information is known relating to this construction project. We will provide updates as we receive them.

South Merivale Park Appeal Withdrawn

The appeal of the application for Zoning By-Law Amendment has been withdrawn. Staff indicate that the site plan application for the warehouse and sortation facility is waiting for Broccolini to agree to plant more trees as requested during the site plan debate. The appeal would have needed

to include a lawyer, a planner, and a traffic expert, which would significantly increase our costs. The hope remains that the new Official Plan will provide more rules and better-defined zoning preventing bringing in mega-facilities with hundreds of heavy trucks into residential neighbourhoods. One can also hope that the Transportation Plan review will address some of our concerns.

Climate Initiatives

The NCC will ban the use of gas-powered leaf blowers, line trimmers, hedge trimmers and small chainsaws on its lands starting on April 1, 2023. Gas-powered gardening and lawn tools could also be banned at Ottawa. This initiative would reduce the air and noise pollution. Residents are to consider the many negative impacts of gas-powered leaf blowers that emit more than 20 times the toxic and carcinogenic exhaust than a vehicle. These engines operate at a decibel level and frequency that was determined to negatively impact our health. Although city restrict the hours during which they can be used, they do not currently specify an acceptable decibel level for leaf blowers.

Municipal Election 2022

It's nearly election time! Inspire your friends, family, and everyone you know to go vote in the municipal election. Remember Plato's words "*One of the penalties for refusing to participate in politics is that you end up being governed by your inferiors.*" Ladies remember "*Someone struggled for your right to vote. Use it.*" I hear often I will not vote as a protest but "*not voting is not a protest. It is a surrender.*" Finally, Thomas Jefferson's historic truisms "*We do not have government by the majority. We have government by the majority who participate*". Municipal election is set for Monday, Oct. 24, 2022. We will be electing a new mayor for the first time in 10 years. Two current councillors Diane Deans (considering) and Catherine McKenney (registered) plan to run for Mayor. The other registered candidates are Brandon Bay, Bob Chiarelli, Bernard Couchman and Graham MacDonald. Four councillors will not be seeking re-election – Jean Cloutier, Jan Harder, Mathieu Fleury, Scott Moffatt and our own councillor Keith Egli. There will be a new "Ward 24 – Barrhaven East". Remember, *somewhere inside of all of us is the power to change the world*".

Rainfall Program Incentive

The Council approved [Rain Ready Ottawa pilot program](#), to encourage property owners to reduce the harmful impacts of rainwater runoff on our streams and rivers. It will provide training, home assessments, education and **financial rebates** to help residents make landscaping changes to resolve rainwater issues on their properties. Completion of four new eLearning courses added to the Rain Ready Ottawa rebate program will allow residents qualify sooner for rebates to start their own yard improvement projects. Residents who are not eligible for rebates based on geographic requirements can still take the eLearning course to learn about ways to improve rainwater management on their properties.

Tax on Vacant Residential Dwellings

The City of Ottawa approved a new vacant property tax that would apply to homes and condos that remain vacant for more than 184 days. Vacant homes are often neglected by owners, become an eyesore and impact nearby property values. The tax means to encourage owners to maintain, occupy, or rent their properties. All 307,000 homeowners in Ottawa will have to sign a declaration stating whether their home is occupied or not. The new tax will be implemented in 2022. Billing begins in 2023. A principal residence is exempted.

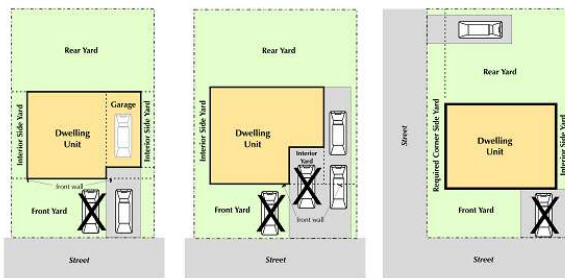
By-laws Residents Need to Be Aware Of

Introduction of two recent Bylaws have created a number of complaints. Site Alteration By-law 2018-164 - to prevent drainage issues and public nuisances resulting from site alteration. Alteration that occurs within 10 m of the property boundary requires notification to the owner of any abutting property. The bylaw does not apply to minor landscaping or yard maintenance activities, such as the planting of trees or shrubs, the top-dressing of lawns, or the creation and maintenance of garden beds. A property owner/occupant cannot alter, obstruct, or contribute to the obstruction of a ditch, drain, or lot grade, changing or increasing the flow of water thus causing adverse condition on any abutting property.

The widening of a driveway, landscaping or adding parking space is regulated by zoning and by-law restrictions in order to maintain effective stormwater management, manage street parking, meet accessibility requirements, ensure adequate snow storage, and promote an attractive streetscape. Driveways must have a minimum width of three meters for a single traffic lane, and 6.0 meters for a double traffic lane: (By-laws 2016-249 & 2020-299). Triple wide driveways are not permitted within the Greenbelt. Steep driveways are discouraged. The Right-of-way (the city-owned portion of a piece of land) extends onto your property and is often wider than the road and sidewalks that may abut your property.

In general, front yard parking is prohibited. You cannot park a vehicle in the front yard of your property, in front of the front walls of the building.

Examples of Front Yard Parking Prohibitions



Glens and the Official Plan

The Glens have been advocating to have our zoning better reflect our private servicing and offer improved protection to our way of life. The Official Plan (OP) review gave us a chance to address some of our concerns. Section 4.7.2 policy 8 says *where new lots are proposed for residential purposes that rely upon private sewage systems, including areas of partial servicing, the minimum lot size shall be 0.4 hectares in villages and private service areas identified on Annex 9.* Additionally, 800 sq m of undeveloped area must be maintained for the sewage system, where the new development is proposed that relies on septic including partially serviced areas. Many rural applications to sever, or for minor variance, required more studies and are more detailed than the same applications in the Glens though both have the same servicing concerns. An argument often presented at the Committee of Adjustment is that new more efficient technologies exist, hence severance would be OK. This is incorrect. The issue should be supported by proper engineering studies. The issue of Glens-specific zoning will also be on the agenda during the review.

The Glens Gardening and Giving Project

The Glens were lucky to receive grants which allowed us to amend and enhance the "A Garden for Everyone" initiative into "*The Glens - Gardening and Giving Project*". In the spirit of community building and environmental stewardship, GCA is offering gift certificates to be used for seeds, nursery plants, seedlings, soil and gardening supplies. Interested residents commit to growing edible plant(s) and sharing a portion of the harvest with one or more neighbours or a local food bank. The gift certificate is redeemable at the Green Thumb Garden Centre and can be used for edibles and

supplies. The objective is to share gardening experiences and outcomes. Participating residents will plant, harvest, and share herbs and vegetables which can be grown in containers or in a garden. There will also be opportunities to participate in workshops on gardening topics, and exchange plants. Two workshops were offered earlier in the Spring to share gardening tips and ideas. The first, led by resident Marie Primeau Maurice was entitled "*Gardening in the Glens, Let's talk wildlife and native gardening*". The second, "*Spring is Springing - Tips and Tricks for Edibles in Your Garden*" was led by Mary Shearman Reid of Green Thumb Garden Centre. At the time of writing, gift certificates were still available, please register at [glenscommunity.ca/event-info/the-glens-gardens-and-giving-project](https://www.glenscommunity.ca/event-info/the-glens-gardens-and-giving-project)

Website and Membership Drive

May is the month of our membership drive. You can renew your membership for \$10 online using (PayPal or Credit Card). Businesses can also renew their membership which includes advertising for a fee of \$100 at <https://www.glenscommunity.ca/business> For those having difficulty paying membership or logging in, please use the 'contact us' link or click <https://www.glenscommunity.ca/contactus> for assistance. Our website offers many venues to express concerns or opinions. The Glens Forum allows to ask questions and get answers from the community or be a part of an ongoing or topical discussion. <https://www.glenscommunity.ca/forum>

BECOME A BOARD MEMBER

We have need of new board members. Secretary and Director roles need to be filled. A time commitment of an hour or two a month is required. Email

executive@glenscommunity.ca

Save the Date! Community Picnic

To celebrate social reopening after years of Covid restriction and to remember our 60th anniversary. The GCA is planning a picnic on 10th September at the Pineglen Park. Volunteers needed!

Community Businesses for Hire

Commercial business: \$100 annually, includes newsletter website ads

No charge classified for ads for local residents – babysitting, dog walking, lawn/snow services, etc.

Two born and raised Glens kids Matthew & William Larkin are up to the task of mowing lawns in the Glens Community. Approx. \$40 per cut. Please call Tracey (Mom) to arrange time and day at 613-806-6469.

Surian and Sivani Asokan are excited to say a big hello to their new Pineglen neighbors. They are pleased to announce that they are available to do outside work and babysitting for reasonable rates. Whether it's keeping kids happy, gardening, mowing the lawn, weeding, raking, dealing with those pesky grubs, taking out the trash or tidying up your branches, Surian and Sivani are up to the job. Call Heather at 343-262-3776!

Police Reporting: non-emergency 613-236-1222, extension 7300
<https://www.coplogic.ca/dors/en/filing/selectincidenttype?dynparam=1602814404507> report online

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2021/2022**

President	Brian Kelly.....	222-4205
Vice President	Agnes Warda.....	226-9576
Secretary	vacant.....	
Treasurer	Randy Leagault.....	730-3879

DIRECTORS


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Senior's Issues	Andrew McAlpine.....	225-2808
Events	Jamie Larkin	601-0492
Logistics	Sue Briard.....	220-3911

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Pineglen East	Tingting Liu.....	794-6886
Pineglen West	Pat McLachlan.....	225-6913
Pineglen Annex	Sue Briard.....	220-3911
Directors at Large	Daintry Topshee.....	225-5371
	Don Lafontaine.....	225-1841
	Marilyn Booth.....	730-3879

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<https://www.facebook.com/groups/16774640991988>

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