

New Bell Cellular Tower in Beaver Bank

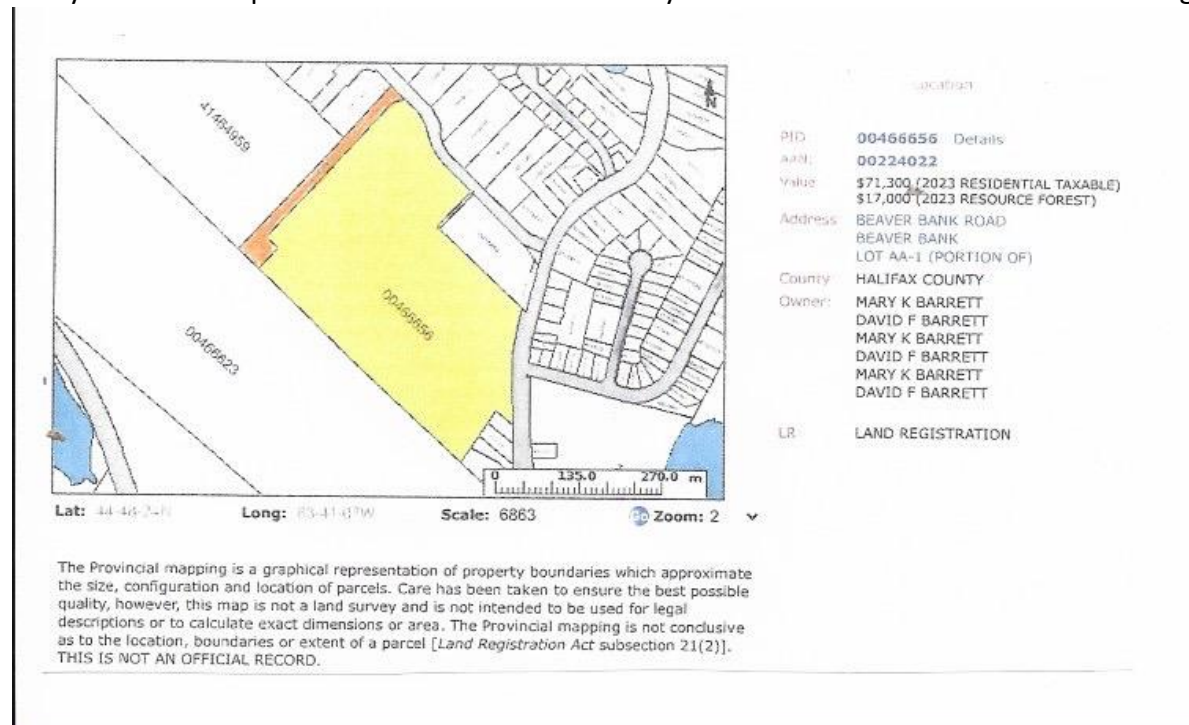
December 03, 2023

As you likely know, the developer who bought the land where the Bell cell tower now stands has declined to extend the lease. This would lead to no new upgrades, which Beaver Bank cell users badly need.

We, the descendants of Harold T. Barrett, because we are very large landowners, feel it's our civic duty to help make some of our property available for Beaver Bank infrastructure, if approached. So, when Bell approached Mary and me about putting a cell tower on our land near Sidhu Drive, we said "yes" for a number of reasons.

1. Beaver Bank needs an upgraded cell tower for better service.
2. It would mean the next generation of Barrett's would have some extra funds to pay HRM's exorbitant taxes without selling timberland. The tower would occupy approximately 1 acre, leaving about 32 acres in forestry, continually providing all the benefits of forestry as stated on the homepage of my blog davidfbarrettblc.ca.
3. The Beaver Bank Boy Scouts can continue with their 30+ year Christmas tree farm that Mary and I, who pay the property taxes, have never charged them for. I understand this Christmas tree lot is their main source of funds. A letter from the Boy Scouts is attached.
4. The Beaver Bank Lions Club can continue to have a community sign on the west side of Beaver Bank Road near Majestic Avenue at no cost to them for the foreseeable future unless HRM decides to tax them.
5. To make sure that land for the cell tower is secure for the future, we have done two things:
 - a. Made the tower site a flag lot, for which I applied and received a change of use from HRM (fee of \$1370 plus surveying costs of \$2616). It seems that even when a person wants to do something for their community, HRM wants their pound of flesh.
 - b. Since Mary and I are both 85 years old with health problems, we are arranging for our three children to own this tower site and adjoining lot. If they have to sell this site in the future, Bell will have right of first refusal. We also have a promise from our children that as long as they can afford it, the balance of the property will be kept in forestry (Boy Scouts tree lot and Lions sign) to provide Beaver Bankers with all the benefits of forest land as stated on the homepage of my blog (davidfbarrettblc.ca). Mary and I are arranging the transfer to our children—Robin, James and Mary Jeanne—by way of Barrett Enterprises Ltd.

In the plot plan below, the orange strip is the Bell cell tower flag lot, accessed from Sidhu Drive. The yellow area represents the 32 acres for the Boy Scout Christmas tree farm and Lions sign.



This land was David and Mary's old homestead before they were burned out on Christmas Eve in 1992. This timber lot was harvested in 1974/1975, silvicultured in 1982, and harvested again in 2019, with the next harvesting in about 30 years from the fields we planted in the 1980s. This is in addition to the annual harvest of Christmas trees by the Boy Scouts over the last 30 years.

The cost to Mary and David Barrett to make sure that Beaver Bank has good cellular service:

HRM change of use fee	\$1,370.00
Surveying costs	<u>2,616.25</u>
Total	\$3,986.25



It starts with Scouts.

**Tout commence
avec les Scouts.**

2nd Beaver Bank
Group Commissioner
7 Woods Court
Beaver Bank, NS
B4G1C2

To whom it may concern.

RE: 2nd Beaver Bank Tree Farm and Adventure Base

Through the generous support of Dave Barrett, 2nd Beaver Bank Scouting has operated a u cut Christmas tree farm and outdoor adventure base at 454 Beaver Bank Road for approximately 30 years.

2nd Beaver Bank is a member of Scouts Canada, a registered charity for youth between the ages of 5-26. The tree farm is maintained and operated by volunteers from 2nd Beaver Bank Scouting. The U cut is only open for 2-3 weekends per year and the funds raised stay in our community to support scouting programs in so many ways. A few highlights of how the funds are used include:

- Youth camping (ages 5 – 18)
- Purchase of youth camping and outdoor gear
- Volunteer training and recruitment
- Attending national and international Jamboree's
- Special events (rock climbing, zip lining, canoeing, etc.).

2nd Beaver Bank Scouting has also collected food and donations for Beacon House at the U Cut. During the Covid pandemic, 2nd Beaver Bank Scouting partnered with the Brown Hall, another local nonprofit, so they could raise much needed funds to keep the hall opening during those challenging times.

The tree farm and surrounding wooded area is also extensively used through out the year as our outdoor adventure base in the community. Activities include:

Overnight survival training for senior youth.

- Fire lighting
- Axe and Saw permit
- Camp cooking
- Pioneering skills
- Campfire gatherings
- Hiking and trail skills
- And so much more!

The location and proximity of the property makes this an ideal location for these activities and provides a significant benefit to our community. This has been made possible to the youth of



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our community at no cost by the generous support of Dave Barrett and we are hoping to be able to continue for the next 30 years!

I have enclosed a few photos of our activities at the tree lot as well as some photos of activities that been supported by the funds raised.

If you have any questions, please don't hesitate to contact me.

Sincerely,

Matthew Brufatto
2nd Beaver Bank
Volunteer Group Commissioner
902-225-9295
Mbrufatto@gmail.com

Camp Cooking



Camp Fire



Fire Lighting



Fundraising



Beacon House Donation



Camping at Smiley's Provincial Park



Tents



2017 Canadian Jamboree



Recognize that forests help:

- To provide an income for forest land owners for their investment in forestry property.
- To sequester the large amount of carbon (trees) rather than have them rot and release all that carbon into the air.
- Fight flooding, for a forest is like a great sponge.
- Slow the water flow by reducing the surface runoff.
- Fill the groundwater.
- Fill the underground aquifers while sustaining watershed stability and resistance.
- Provide mulch with its water saving qualities.
- Act as a natural reservoir, treatment plant and stormwater management system.
- Pump water into the air by way of its leaves, needles etc.
- Accept the runoff of adjacent roadways.
- Mitigate pollution from highway spills etc.

Recognize that:

- Private forest land owners do more stormwater control than the land produces. In fact, the forest land owners provide relief to the storm water infrastructure.
- Private forest land is completely different than retail, service businesses and industrial land.
- Satellite imagery is wrong as it relates to forestry and does not work on freshly harvested forest or forest blow downs.
- The misrepresentation of forest land by satellite imagery has the potential of destroying forestry.
- Satellite imagery taken before the leaves are out on private forest land in the spring will give false readings.
- Rock outcrops are a fact of nature and has nothing to do with private forest land disturbances.
- Trees blown down by hurricanes or other large wind storms are a fact of nature and has nothing to do with forest land owners disturbing the forest land.
- A forest landowner should not be penalized because the local planning committee zones forest land commercial (1986 Beaver Bank Plan).
- HRM Fire departments were able to stop the Kingswood fire because BLC had a graveled ditch forest extraction road in front of that fire.
- Thousands of Nova Scotia private forest land owners provide forest extraction roads for recreation.
- Private forest land owners spend thousands of dollars each year to maintain and upgrade miles of forest extraction roads for public use and fire protection.
- The more private forestry land owners that keep their land in forestry, the less stormwater management our municipalities have to do.
- No government should tax forest land beyond its ability to grow wood fiber.

A few more of the benefits from private forest owners:

“Gills of the Planet”

- Forests are one key source of breathable air. They provide oxygen, an essential element to life.
- Every ton of wood that a forest grows releases 1.07 tons of oxygen.
- On average one tree produces nearly 260 lbs of oxygen each year.
- Two mature trees can provide enough oxygen for a family of 4 per year.
- One acre of forest produces enough oxygen for 18 people to breath for a year.

Sequesters Carbon Dioxide

- Every ton of wood that a forest grows it removes 1.47 tons of carbon and can store that carbon for centuries.
- One acre of mature trees absorbs the amount of carbon dioxide produced when you drive an average car 26,000 miles in a year.
- Forest provides jobs and efficient building materials that store carbon.

“The Lungs of our Land”

- A forest helps to stabilize and cool the climate in general, helping to regulate regional temperatures, by releasing water vapor into the air through leaves.
- A forest absorbs odors, pollutant gases such as carbon monoxide, nitrogen oxide, ammonia, sulfur dioxide and ozone... a forest filters particulate matter which causes respiratory irritation and illness. Trees do this by trapping particulates on their leaves and bark. In other words, trees act as filters to clean the air of dust etc. that we breathe. A single tree can absorb 10 pounds of air pollution per year.

Water Purifiers and Flood Control

- A forest contains the necessary mechanisms for clean healthy filtered water.
- A forest fights flooding for it's like a great sponge. The forest slows the water flow by reducing the surface runoff, refilling the groundwater and underground aquifers while sustaining watershed stability and resistance.
- A forest provides mulch with its water saving qualities.
- A forest promotes regular rainfall.
- A forest acts as natural reservoirs, treatment plants and stormwater management systems.

Healthy Living

- A forest provides society a healthy atmosphere of shade, greenery, activity and tranquility be it visual, physical or spiritual.
- A forest provides both food and shelter to humans, animals, birds etc.
 - A forest reduces pollution.
- A forest provides a wind break.
- A forests root network stabilizes huge amounts of soil.
- A forest reduces ultraviolet radiation levels and noise (USDA Forestry Service).
- A forest uses Phytoremediation to clean up a contaminated environment. Trees can either sequester the toxins away or degrade them to make them less dangerous such as sewage, roadside spills or contaminated runoff.

A forest is great at controlling and curing mental health.

- A forest provides great places for recreation such as:
 - Cross Country Skiing
 - Sleighing
 - Tobogganing
 - Fishing
 - Boating
 - Canoeing
 - Kayaking
 - Hiking
 - Jogging
 - Horseback Riding
 - Bird Watching
 - Swimming
 - Picnicking
 - Berry Picking
 - Nature Walks
 - Walking for enjoyment and health
 - Walking Dogs
 - Admiring Fall Colors
 - Boy Scouts, including group camping
 - Girl Guides, including group camping
 - Cadet Movement, including group camping
 - Sitting by a lake or brook for peace of mind
 - A beautiful place to bring guests from away at any time of the year
 - Dog Sledding

Forestry Fact Sheet

Forest Products Association of Nova Scotia



Forests are a Renewable Resource – When many people think about forestry, they think about cutting trees – a moment in time. What’s hard for some to remember is that the minute those trees are cut, a new forest starts to grow. Trees are a renewable resource that not only build and heat our homes, but they provide for countless products we use every day and cutting-edge new products that will be green and renewable because they come from trees.

Deforestation vs. Forestry – Deforestation is removing trees from an area and not allowing them to regrow – think of a parking lot. In forestry, when we cut down trees the next step in our plan is to grow more trees as soon as we can, to provide wood to the mills and jobs for Nova Scotians. There is a huge difference. Don’t let people tell you that forestry is the same as deforestation.

Backbone of the Rural Economy – Natural Resources like our forests tend to be developed in the more rural regions of our province, and our country. From private woodland owners, contractors and mill sites – most of our industry is based in rural Nova Scotia and is a major driver of the economy of those areas. The people in our industry build homes, pay taxes, buy groceries, do their banking, and invest in their rural home communities. Their jobs in forestry keep them home – and keep them as an important part of the community.

An Interconnected Industry – The many sectors of the forest industry (i.e., woodlot owners, silviculture, harvesting, trucking, specialty product mills, sawmills, pellet mills, pulp/paper mills, biomass facilities, etc.) in our province are highly interconnected and rely heavily on one another. When one sector does well, the others follow. The same is true when one struggles, which can result in a domino effect of work stoppages, shut-downs and closures. Strong markets, a reliable workforce and a clear regulatory environment help keep our interconnected industry moving forward.

Economic Impact – The forest industry has a major economic impact on our province as a whole. Forestry contributes more than \$575 million annually to our GDP, and creates work for more than 10,200 Nova Scotians – equaling \$414 million in household income. We’re also a leader in Nova Scotia’s international exports, accounting for 10.1% of exports in 2012. That’s impact.

Different Harvesting Practices – Clearcutting may not be pretty to look at, but it is often the right harvest choice for the forests of Nova Scotia. Saying we should ban clearcutting is as ‘silly’ as saying we should always clearcut. Our forests can tell us by the characteristics of the landscape how we should harvest, and what we should promote to grow on a site. That’s the science behind forestry and Nova Scotia’s industry is a world-wide leader in using science guide management.

Balance – It’s vital to find the right balance of environmental, social and economic goals as we manage the forests of Nova Scotia. Our industry works to seek that balance every day. And it’s by keeping that balance that our industry will continue to grow into the future.