



Akoma Property Development

Akoma Land Acknowledgement

Akoma acknowledges that we are in Mi'kma'ki, the ancestral and unceded territory of the Mi'kmaq People who have lived here for over 10,000 years. We recognize and express our gratitude and appreciation to the Mi'kma'ki people who now permit us to live on their land. We honour them and the strength exhibited during the trials that they have endured and continue to endure!

We also acknowledge the many people of African descent whose ancestors were forcibly displaced as part of the transatlantic slave trade against their will and made to work on these lands. We honour and pay tribute to the ancestors of African origin and descent whose teachings, strength and perseverance continue to challenge and inspire our community.

Akoma recognizes that African Nova Scotians are a distinct founding people in Nova Scotia who have been a key part of the province's culture and history. Akoma's mission is to provide stewardship of our assets and seek opportunities for partnership by adhering to Africentric principles, thus creating economic and social opportunities for the African Nova Scotian community and general society.

Agenda

- History and Goal of Akoma
- Current Developments
- Developments in Progress
- Future Plans
- Benefits to People of African descent
- Challenges
- Who we are working with

Historical Black Communities In Nova Scotia c. 1749



1. Shelburne
2. Birchtown
3. Yarmouth
4. Greenville
5. Hassett
6. Southville
7. Danvers
8. Weymouth Falls
9. Acadiaville
10. Jordantown
11. Digby
12. LeQuille
13. Granville Ferry
14. Inglewood (Bridetown)
15. Cambridge
16. Middleton
17. Gibson Woods
18. Aldorshot
19. Kentville
20. Three Miles Plains
21. Truro
22. Springhill
23. Amherst
24. Trenton
25. New Glasgow
26. Antigonish
27. Linconville
28. Sunnyville
29. Upper Big Tracadie
30. Mulgrave
31. Monastery
32. New Waterford
33. North Sydney
34. Sydney
35. Glace Bay
36. Sydney Mines
37. Halifax
38. Cobequid Road
39. Lucasville
40. Hammonds Plains
41. Africville
42. Beechville
43. Dartmouth
44. East Preston
45. North Preston
46. Cherry Brook
47. Lake Loon
48. Liverpool
49. Conway
50. Delaps Cove
51. Guysborough Rd.
52. Maroon Hill

History and Goal of Akoma

- The first Home for Colored Children was destroyed in the Halifax Explosion
- Province purchased farmland in Dartmouth
- The land that is now called Akoma became the dwelling of the NS Home for Colored Children
- Had its roots in the Baptist Church and was the only Colored Home in Canada
- The intent was to keep families together
- The Home was closed in 1978/79 when two group homes were built on the land.

2 Entities Under Akoma

- Akoma Family Centre Inc.
- Akoma Holdings Inc.



Holdings Vision and Mission

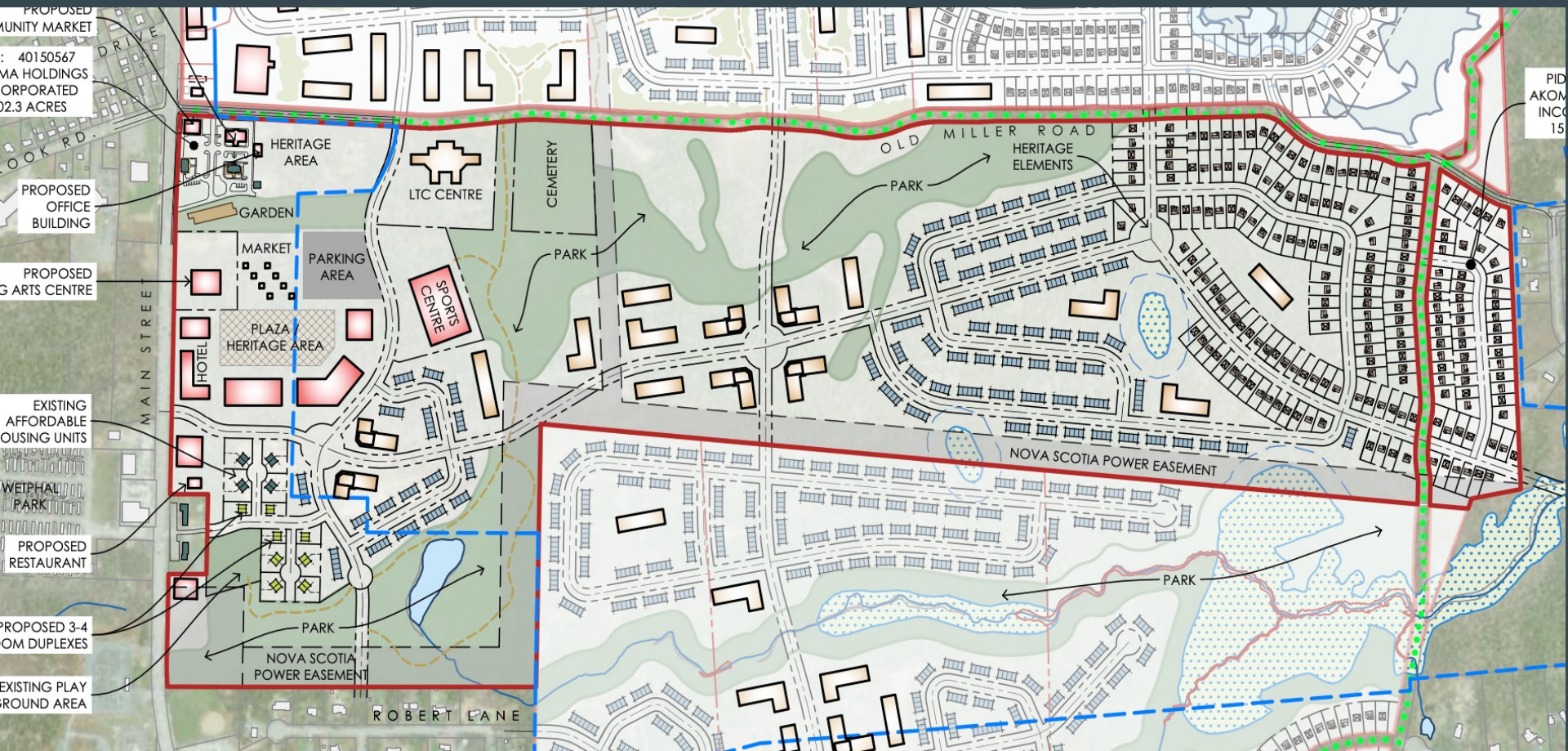
VISION

- To take advantage of opportunities and to provide services that will benefit African Nova Scotian communities and general society

MISSION

- Committed to providing stewardship of its assets to create economic and social opportunities for the African Nova Scotian community and the general society

Akoma (320 acres)



PROPOSED
COMMUNITY MARKET
: 40150567
AKOMA HOLDINGS
INCORPORATED
02.3 ACRES

PROPOSED
OFFICE
BUILDING

PROPOSED
ARTS CENTRE

EXISTING
AFFORDABLE
HOUSING UNITS

WEIPHAL
PARK

PROPOSED
RESTAURANT

PROPOSED 3-4
DOM DUPLEXES

EXISTING PLAY
GROUND AREA

PID
AKOMA
INC
15

Housing Needs Assessment

- In 2018 a needs assessment was completed
- Priorities were identified
 - Affordable housing due to homelessness
 - Long-term care facility was also identified as a key priority
 - Housing for seniors
 - Expanded public transit
 - Parks & trails
 - Recreation
 - Commercial Services

Current Developments

Akoma Family Centre Update

- 6 residents' capacity in building #2
- Ages 2-12 years of age
- Sibling group of up to 6
- All ethnic groups
- 11 staff of African descent
- 309 days average length of stay at Akoma
- East Preston Day Care Expansion in building #1





Bauld Centre

- Renovated 2014
- Open winter 2015
- NS Works/Y ongoing lease
- Community rentals ongoing
- Commercial kitchen



Bauld Annex

- Offices for 3 Black organizations
- Business Plan for Black Vendors Market



Community Garden

- Over 30 gardeners - from Congo, Tibet, Syria, Jamaica, Scotland, England, Portugal and Republic of Bruneli
- Winterize greenhouse for all year growing
- Partnerships with Discovery Centre & Imhotep
- Self-supporting
- Produce grown consists of: beans, okra, spinach, pumpkins, corn, tomatoes, carrots, leeks etc.
- Shelter with washroom



Hydroponic Farm



- Purchased Sept. 2021
- Youth mentored on operations
- Year long growth
- Produce consists of kale, basil, edible flowers, lettuce, peppers
- Sold at local stores i.e., Dave's market, Marriott, Birdies etc.
- Community market

Wood Pizza Oven

- Support by United Way and Shaw Brick
- Gazebo and picnic tables by TAEA
- Monday community pizza nights



Kinney Place

- 103 years old
- Withstood several hurricanes/storms
- Re-opened Oct. 23, 2022
- Named after 1st Superintendent
- Major federal gov. support
- Incubator for Black businesses
- Acknowledgment of past
- Heritage designation
- Café, Hair Salon, 902MU, MLA, TAEA & Akoma Offices
- 2 EV Chargers
- Dora Construction working with Black Businesses





Fairfax Homes

- Rapid Housing Initiative
- CMHC & Dept. of Housing Funded
- Eight 2-bedroom duplexes
- Affordable rent
- No cost utilities
- Partners Intake Committee
- Launch in Oct. 2023
- Tenants moved in Dec. 22, 2023
- Named after prominent ANS leader
- Dr. Rev. Donald Skeir Way & Paris Lane
- Dora Construction



Aerial View of Fairfax Homes



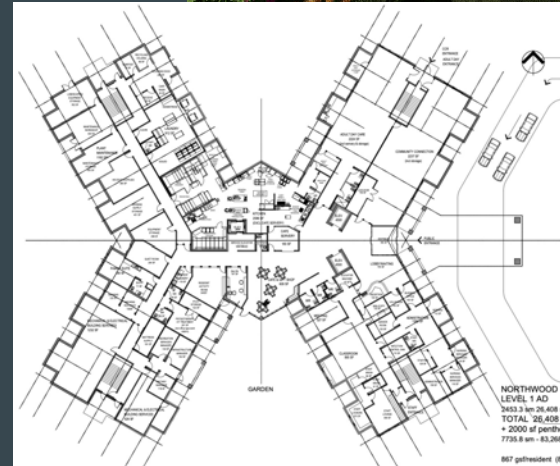




Developments in Progress

Long Term Care Facility

- Partnership with Northwood
- Funded by Province
- Property lease
- 96 beds
- Approximately 200 jobs
- Africentric Advisory Committee



Heritage Property





2nd Black Business Hub

- 6 Prospective Tenants
- Black Business & Black Serving
- Will be accessible
- Strive for net zero EE
- McConnell Foundation funding



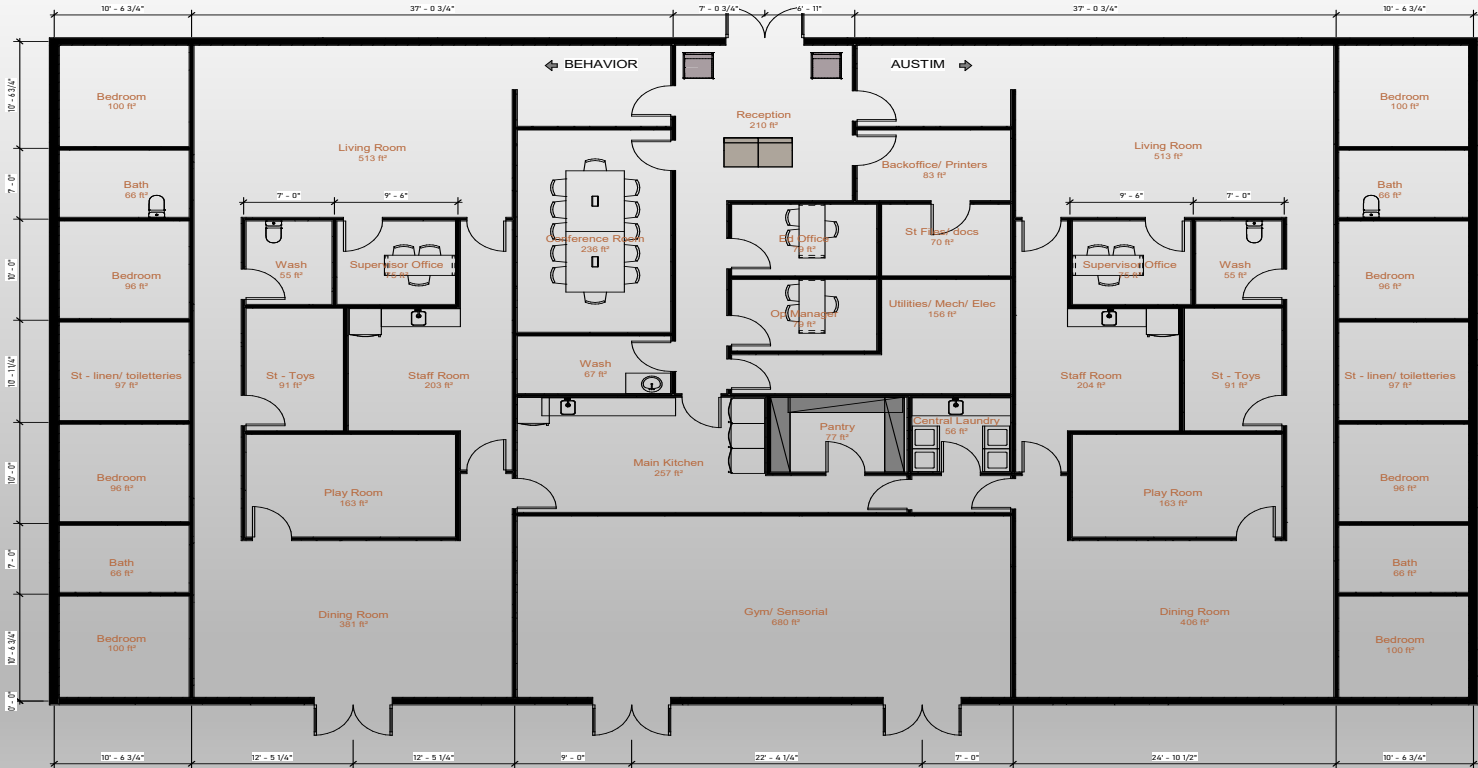
Food Franchise

- Opportunity for Franchise
- Employment opportunities
- Leadership training



New Family Centre

AKOMA
DSP
HOME



1 0F- Ground Floor
1/8" = 1'-0"

Fairfax Homes Phase 2 and Lake Loon

- Application for funding to CMHC & NS DoH
- Black residents
- 3 & 4 Bedrooms
- Mixed Income

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Athlete images have been used with their permission

Prominent Nova Scotian Athletes



Dwayne Provo – Men's Football



Nevell Provo - Men's Basketball



Nkemji Ezurike - Women's Soccer



Sydney Crosby - Men's Hockey



Daneesha Provo – Women's Basketball



Jacob Shaffelburg - Men's soccer

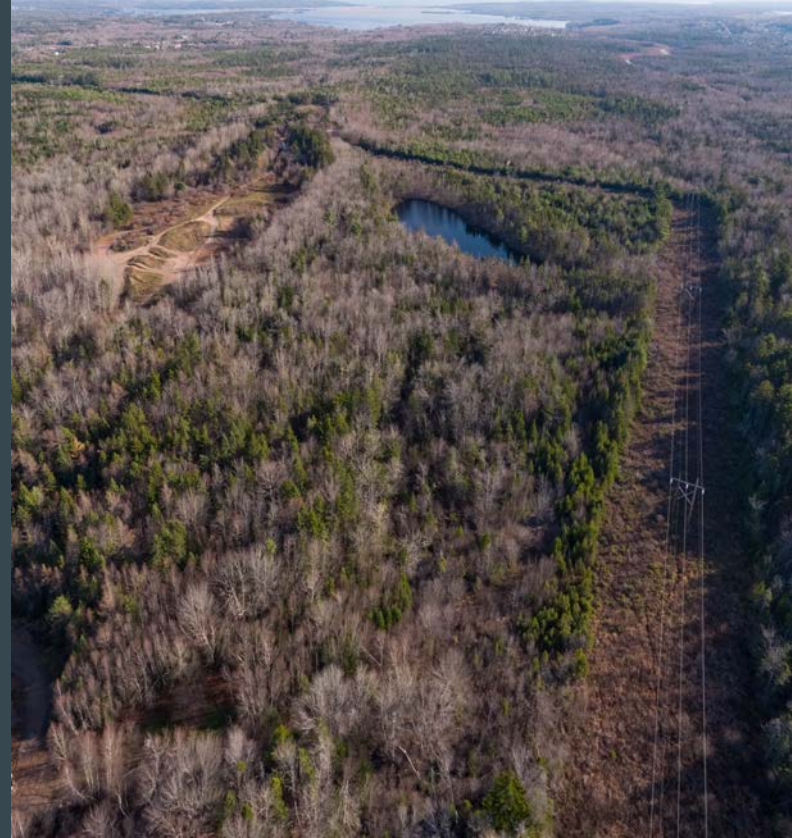


Justine Colly - Women's Basketball

- Phased in approach
- Various sports organizations in support
- Community use is ultimate goal

Special Planning Area Designation

- Provincial authority
- Adhere to municipal standards



Future Plans

Future Development Opportunities

- Black owned funeral home/cemetery/crematorium
- Secure funding & tenant for Black Vendors Market
- Secure Program Planner & Volunteer Coordinator
- Seniors Complex
- Develop trails
- Black Artist Society
- Hotel
- More Homes



Benefits to People of African Descent

- Largest Black Land-Owner/developer in Canada
- Economic development in Black Community (we can do this!)
- Opportunity to stay in community (Opus, Studio Lounge, Affordable Housing, LTC, Hotel etc.)
- B-3 Business
- Consistency in resiliency
- Provide affordable services (Bauld Centre, Annex, Garden, Farm, Kinney Place, Fairfax Homes, etc)
- Opportunities for Black Businesses (Black Top, Simmonds Paving, W. Colley Ent., NDS Property Services, etc.)
- Employment Opportunities (Family Centre, LTC Facility, Market, Hotel, Sports Facility, etc)
- Sharing of information/lessons learned
- Be Part of the vision (Committee & Board member)
- Volunteer Opportunities – By Us for Us

Challenges:

- Boundaries prevented development
- Land Capability Analysis
- Traffic Challenges
- Wetland
- Bedrock
- Financial Resources
 - Development
 - Capacity
 - Sustainable funding
- Regional plan completion



Who Are We Working With?

Consultants:

- Dave Harrison, MCIP,
- Abigail Moriah, Planner
- T.A. Scott, Architecture + Design
- ABLE Engineering & Land Surveying Services
- Sargasso Philanthropic
- ZZap Architecture & Planning

Dora Construction

Road to Economic Prosperity for African Nova Scotians

Africentric Architects – Be Spoke & Regenerating Roots



Let's Connect:

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Donations accepted at:



@akomanovascotia



Akoma Hold/Fam Incorporated



@Akoma_NS

Thank You for permitting me to share the Akoma vision!

**Thank
you!**