

**AGENDA  
REGULAR MEETING**

**JANUARY 6<sup>th</sup>, 2014  
4:30 p.m.**

**ST. JOHN'S**

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# MEMORANDUM

January 3rd, 2014

In accordance with Section 42 of the City of St. John's Act, the Regular Meeting of the St. John's Municipal Council will be held on **Monday, January 6th, 2014 at 4:30 p.m.**

This meeting will be preceded by a Special Meeting to be held on the same day in Conference Room A at **4:00 p.m.**

By Order

Neil A. Martin  
City Clerk

# ST. JOHN'S

DEPARTMENT OF CORPORATE SERVICES  
CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA

**AGENDA**  
**REGULAR MEETING**  
**JANUARY 6<sup>th</sup>, 2014**  
**4:30 p.m.**

**At appropriate places in this agenda, the names of people have been removed or edited out so as to comply with the Newfoundland and Labrador Access to Information and Protection of Privacy Act.**

**The regular business of the agenda will be preceded by a presentation from the Deputy City Manager of Public Works regarding the Department of Public Works Snow Clearing Operations for the Winter Season of 2013/2014.**

**1. Call to Order**

**2. Approval of the Agenda**

**3. Adoption of the Minutes** (December 16<sup>th</sup>, 2013)

**4. Business Arising from the Minutes**

**A. Included in the Agenda**

1. Memorandum dated December 19, 2013 from the Director of Planning & Development Re Proposed Rezoning to accommodate Development of Seniors Apartment Buildings, 640-642-644 Empire Avenue (**Ward 3**)

**B. Other Matters**

**5. Notices Published**

- a. A Discretionary Use Application has been submitted requesting permission to occupy the ground floor of **Civic No. 73 Hayward Avenue** as an Art Gallery. The proposed business will occupy a floor area of approximately 56 m<sup>2</sup> and will operate Monday to Friday, noon to 5 p.m. No on-site parking is provided for the business. The applicant is the sole employee. (**Ward 2**)

Two (2) Submissions

- b. A Discretionary Use (Extension of Non-Conforming Use) Application has been submitted by Powder House Hill Investments to demolish and rebuild the dwelling and accessory building at **Civic No. 41 Quidi Vidi Village Road**. The proposed dwelling, a two storey structure, will comprise of a floor area of 186 m<sup>2</sup>; the proposed accessory building will have a floor area of 54 m<sup>2</sup>. (**Ward 1**)

**6. Public Hearings**

**7. Committee Reports**

- a. Development Committee Report – December 17, 2013
- b. Planning & Housing Standing Committee Report dated December 20, 2013
- c. Heritage Committee Report dated December 13, 2013

**8. Resolutions**

**9. Development Permits List**

**10. Building Permits List**

**11. Requisitions, Payrolls and Accounts**

**12. Tenders**

- a. Tender – International Truck Parts

**13. Notices of Motion, Written Questions and Petitions**

**14. Other Business**

- a. Memorandum dated December 19, 2013 from the City Solicitor  
Re: 361-363 Water Street
- b. Memorandum dated December 4, 2013 from the Deputy City Manager, Community Services  
Re: Committee Selection – Mayor’s Advisory Committee on Crime Prevention (MACCP)
- c. **Correspondence from the Mayor’s Office**
- d. **Items Added by Motion**

**15. Adjournment**

**December 16<sup>th</sup>, 2013**

The Regular Meeting of the St. John's Municipal Council was held in the Council Chamber, City Hall at 4:30 p.m. today.

His Worship the Mayor presided.

There were present also: Councillors Hickman, Lane, Puddister, Breen, Tilley, Davis and Collins.

Regrets: Deputy Mayor Ellsworth, Councillors Hann and Galgay.

City Manager, Deputy City Manager, Corporate Services & City Clerk, Deputy City Manager, Planning, Development & Engineering, Deputy City Manager, Public Works, Deputy City Manager, Community Services, Deputy City Manager, Financial Management, Director of Engineering, Chief Municipal Planner, City Solicitor and Manager, Corporate Secretariat, were also in attendance.

**Call to Order and Adoption of the Agenda**

**SJMC2013-12169/555R**

**It was decided on motion of Councillor Davis; seconded by Councillor Puddister: That the Agenda be adopted as presented.**

**Adoption of Minutes**

**SJMC2013-12-16/556R**

**It was decided on motion of Councillor Tilley; seconded by Councillor Breen: That the minutes of December 9<sup>th</sup>, 2013 be adopted as presented.**

**Business Arising**

**Council Directive #R2013-12-09/3**

**St. John's Municipal Plan Amendment Number 123, 2013 and St. John's Development Regulations Amendment Number 594, 2013**

**Proposed six (6) storey residential condominium building**

**16 Francis Street, Ward 5- Mr. Sean Kavanagh, Kavanagh Associates**

Under business arising, Council considered a memorandum dated December 11, 2013 from the Chief Municipal Planner regarding the above noted.

**SJMC2013-12-16/557R**

**It was moved by Councillor Collins; seconded by Councillor Hickman: That the following Resolutions for St. John's Municipal Plan Amendment Number 123, 2013 and St. John's Development Regulations Amendment Number 594, 2013 be adopted, which then be referred to the Department of Municipal Affairs with a request for the issuance of a Provincial Release of the amendments in accordance with the provisions of the Urban and Rural Planning Act:**

**RESOLUTION  
ST. JOHN'S MUNICIPAL PLAN  
AMENDMENT NUMBER 123, 2013**

**WHEREAS** the City of St. John's wishes to allow a residential condominium development at Civic Number 16 Francis Street [Parcel ID #352388].

**BE IT THEREFORE RESOLVED** that the City of St. John's hereby adopts the following text amendment to the St. John's Municipal Plan in accordance with the provisions of the Urban and Rural Planning Act.

**Redesignate the land at 16 Francis Street from the Residential Low Density (RLD) District to the Residential High Density (RHD) District as shown on Map III-1A attached.**

**BE IT FURTHER RESOLVED** that the City of St. John's requests the Minister of Municipal Affairs to register the proposed amendment in accordance with the requirements of the Urban and Rural Planning Act, 2000.

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

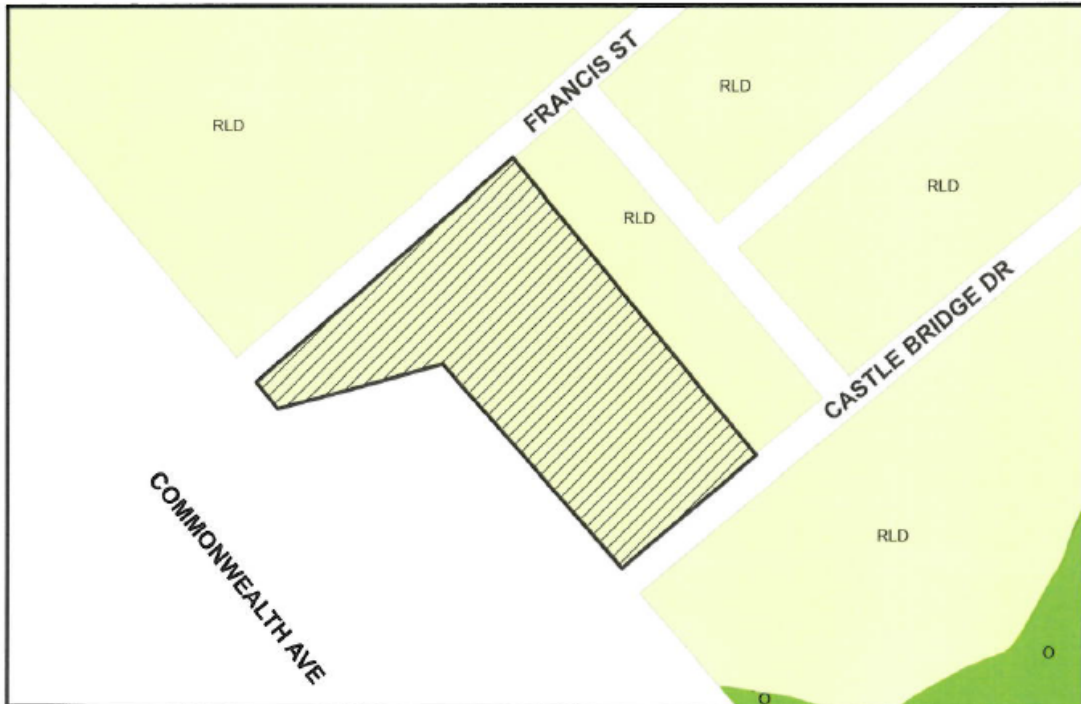
\_\_\_\_\_  
**Mayor**

\_\_\_\_\_  
**City Clerk**

\_\_\_\_\_  
**Council Adoption**

  
**MCIP**  
I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.

\_\_\_\_\_  
**Provincial Registration**



**CITY OF ST. JOHN'S  
MUNICIPAL PLAN  
Amendment No. 123, 2013  
[Map III-1A]**

2013 12 11 SCALE: 1:2000  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING,  
DEVELOPMENT & ENGINEERING

I hereby certify that this amendment  
has been prepared in accordance with the  
Urban and Rural Planning Act.



AREA PROPOSED TO BE REDESIGNATED FROM  
RESIDENTIAL LOW DENSITY (RLD) LAND USE DISTRICT TO  
RESIDENTIAL HIGH DENSITY (RHD) LAND USE DISTRICT

16 Francis Street & Castle Bridge Drive  
Apartment Building



M.C.I.P. signature and seal

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Council Adoption

Provincial Registration

**RESOLUTION  
ST. JOHN'S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 594, 2013**

**WHEREAS** the City of St. John's wishes to allow a residential condominium development at Civic Number 16 Francis Street [Parcel ID #352388].

**BE IT THEREFORE RESOLVED** that the City of St. John's hereby adopts the following text amendment to the St. John's Development Regulations pursuant to the provisions of the Urban and Rural Planning Act.

**Rezone land at Civic Number 16 Francis Street from the Residential Low Density (R1) Zone to the Apartment Medium Density (A2) Zone as shown on Map Z-1A attached.**

**BE IT FURTHER RESOLVED** that the City of St. John's requests the Minister of Municipal Affairs to register the proposed amendment in accordance with the requirements of the Urban and Rural Planning Act, 2000.

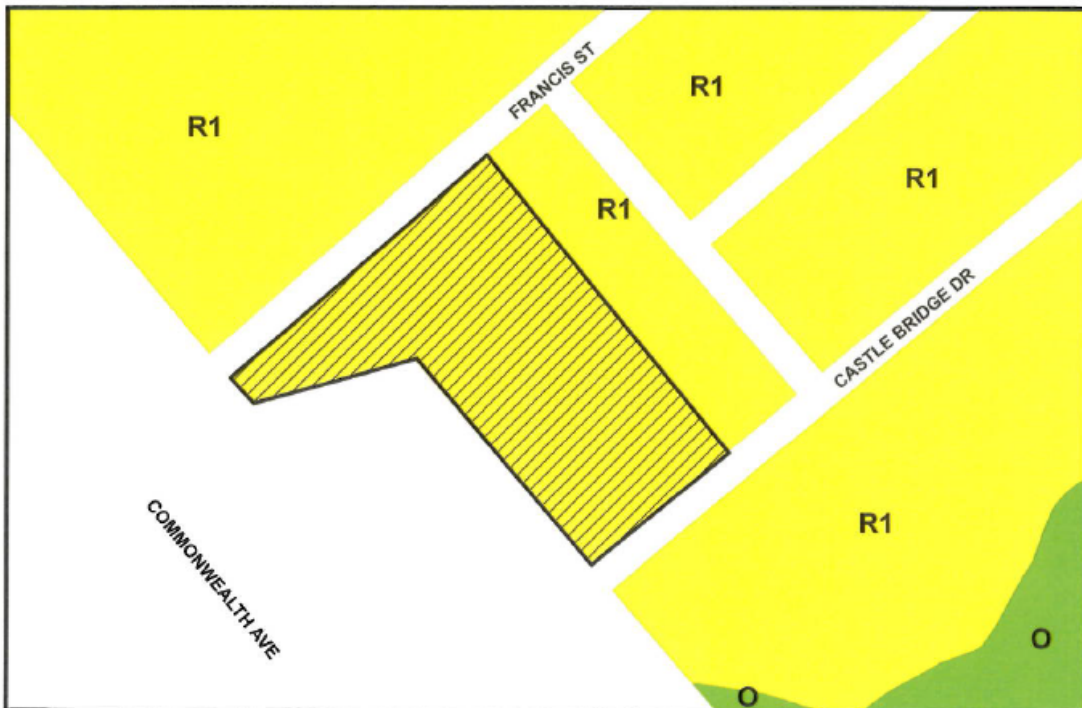
**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

  
MCIP  
I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.






**CITY OF ST. JOHN'S  
DEVELOPMENT REGULATIONS  
Amendment No. 594, 2013  
[Map Z-1A]**

2013 12 11 SCALE: 1:2000  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING,  
DEVELOPMENT & ENGINEERING

I hereby certify that this amendment  
has been prepared in accordance with the  
Urban and Rural Planning Act.

 AREA PROPOSED TO BE REZONED FROM  
RESIDENTIAL LOW DENSITY (R1) LAND USE ZONE TO  
APARTMENT MEDIUM DENSITY (A2) LAND USE ZONE

**16 Francis Street & Castle Bridge Drive  
Apartment Building**



M.C.I.P. signature and seal

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Council Adoption

Provincial Registration

**The motion being put was unanimously carried.**

### **Notices Published**

A **Discretionary Use Application** has been submitted requesting municipal approval to establish and operate a Jungle Jim's Restaurant and a Shamrock City Restaurant at **Civic No. 355 Main Road (Bidgood's Plaza)**. The total floor area of the Jungle Jim's side is 126.5m<sup>2</sup>, with 71.8m<sup>2</sup> of seating area, and the Shamrock City side has a total floor area of 102.5m<sup>2</sup>, with 25.7m<sup>2</sup> of seating area. Both restaurants will be sharing a kitchen which is 74.7m<sup>2</sup>. The Restaurant has proposed operating hours of seven days a week from 11 a.m. to 9 p.m. The total number of staff employed at the restaurant would be fourteen, with a maximum of eight employees per shift. The applicant is also requesting a Restaurant Liquor serving license for both restaurants. Adequate on-site parking is provided. **(Ward 5)**

#### **SJMC2013-12-16/558R**

**It was moved by Councillor Collins; seconded by Councillor Tilley: That the application be approved subject to all applicable City requirements.**

**The motion being put was unanimously carried.**

### **Committee Reports**

#### **Mayor's Advisory Committee on Affordable Housing – December 9, 2013**

Council considered the following Mayor's Advisory Committee on Affordable Housing – December 9, 2013:

Attendees: Deputy Mayor Ron Ellsworth  
Councillor Danny Breen  
Madonna Walsh, NL Housing Corporation  
Victoria Belbin, Canadian Home Builders Association  
Glenn Furlong, Canada Mortgage & Housing  
Gail Thornhill, Stella Burry Corporation  
Sheldon Pollett, Choices for Youth  
Gord Butler, Provincial Dept. of Advanced Education & Skills  
Dave Blackmore, Deputy City Manager of Planning, Development & Engineering  
Jill Brewer, Deputy City Manager of Community Services  
Judy Tobin, Senior Housing Officer  
Scott Morton-Ninomiya, Affordable Housing Coordinator  
Karen Chafe, Recording Secretary

1. **Make Room in the Boom – Forum Report – 2013**

The Committee reviewed the attached Forum Report and refers it for Council's information.

Scott Morton-Ninomiya  
Acting Chairperson

**SJMC2013-12-16/559R**

**It was moved by Councillor Davis; seconded by Councillor Lane: That the Committee Report be adopted as presented.**

**The motion being put was unanimously carried.**

**Regional Waste Water Committee Report dated December 4, 2013**

Council considered the following Regional Waste Water Committee Report dated December 4, 2013:

**In Attendance:**

City of St. John's: Mr. Bob Smart, City Manager  
Mr. Bob Bishop, Deputy City Manager – Financial Services  
Mr. Paul Mackey, Deputy City Manager, Public Works  
Ms. Lynnann Winsor, Director – Water and Wastewater  
Ms. Deanne Harper, Manager, Riverhead Wastewater Treatment Facility  
Mr. Terry Knee, Manager Regional Water System  
Mr. Derek Coffey, Manager of Budget and Treasury  
Ms. Maureen Harvey, Recording Secretary

City of Mount Pearl: Councillor Lucy Stoyles  
Councillor Dave Aker  
Mr. Jason Silver, Director of Corporate Services  
Ms. Tina O'Dea, Manager of Engineering Services

Town of Paradise: Mayor Dan Bobbett  
Mr. Ron Fleming, Director of Public Works  
Ms. Vanessa Barry, Manager of Engineering Services

**1. ADOPTION OF THE AGENDA**

The Agenda was adopted as presented. Moved by Councillor Aker; seconded by Councillor Stoyles.

**2. ADOPTION OF THE MINUTES**

The Minutes of the meeting held on May 24, 2013 were adopted as presented. Moved by Councillor Aker; seconded by Councillor Stoyles. Motion Carried.

**3. NEW BUSINESS:**

**a. 2013/2014 Wastewater Flow and Cost Projections**

The Committee considered a memorandum and table from the Manager, Riverhead Wastewater Treatment Facility dated November 20, 2013. The memo notes the wastewater rate for municipalities serviced by the Regional Wastewater system in 2013 has been updated based on actual operations and maintenance costs to date. As of October 31, 2013 flow metering and operations budget data, the Riverhead Wastewater Treatment Facility is projected to spend \$3,140,000 to treat 30,747,600 m<sup>3</sup> of wastewater in 2013. The unit cost of wastewater treatment is \$0.102/m<sup>3</sup>.

The 2014 Riverhead operating budget has been set at \$4,496,511 to treat an estimated 54,998,784 m<sup>3</sup> of wastewater. The unit cost of wastewater treatment will be \$0.082/m<sup>3</sup>.

The Committee reviewed a table showing operating costs and wastewater generation volumes by municipality for 2014 and 2014 a copy of which is appended to this report.

It was noted that as the flow for each municipality increases, the unit cost per m<sup>3</sup> reduces.

**b. Regional Wastewater 2014 Budget Projections**

The Committee considered a memorandum from the Manager of Budget and Treasury dated November 27, 2013 showing a projection of flows for the period 2013-2015. It is on the basis of these flows that the projected budget expenditure for each municipality for 2014 is set as follows:

St. John's	\$3,914,037
Mount Pearl	388,653
<u>Paradise</u>	<u>193,821</u>
Total	\$4,496,511

A copy of the memorandum is appended to this report.

Discussion took place with agreement that when Temperance Street becomes operational in 2014, volumes for the City of St. John's will increase to 81%. This will not affect the cost for the City of Mount Pearl and the Town of Paradise.

The Committee was reminded that the budget is based on best estimates and adjustments may be required throughout the year as variables change.

The Manager of Riverhead Wastewater Treatment Facility reported that the main changes to the budget over 2013 are as follows:

- a. Reduction of fuel costs on the basis that with an increase flow and the second digester back in operation, the facility will be able to use methane as opposed to furnace fuel.
- b. Salary increase is based on negotiated collective agreement rates and there are two positions approved that have not yet been filled. It was noted that efforts are ongoing to consolidate a lab/compliance position, which may result in the reduction of one new position.
- c. The budget includes a \$415,000 expense which was approved by the Committee in 2013 to be set up as a capital replacement reserve fund.

**Recommendation:**

**Moved by Councillor Dave Aker; seconded by Mayor Dan Bobbett, that approval be given to accept the 2014 budget estimates as presented.**

**c. Capital Replacement Reserve Expenditure**

The Committee considered a memorandum from the Manager, Riverhead Wastewater Treatment Facility dated November 22, 2013 and were reminded of the committee's decision to establish a capital replacement reserve fund. This fund is to be used to mitigate costs for member municipalities in the event of major repairs or new equipment. A list of priority items has been developed which will be reviewed on an ongoing basis.

The memo recommends that the first replacement required is that of a conveyor/compactor unit in the Deep Pump Station at an estimated cost of \$200,000.

**Recommendation:**

**Moved by Councillor Dave Aker; seconded by Mayor Dan Bobbett, that approval be given to move forward with the replacement of the compactor/conveyor unit in the Deep Pump Station.**

**d. Digester 2 Repairs Update**

The Committee considered a memorandum from the Manager, Riverhead Wastewater Treatment Facility dated November 18, 2013 with respect to repair of the gas-proofing coating in Digester 2 at the Riverhead WTF. A copy of the memorandum is appended to this report.

It was noted that work is currently scheduled to be completed by the end of February 2014 and the estimated cost of repairs is \$2.49 m.

Immediately following the completion of repairs, processed sludge will be transferred to Digester 2 from Digester 1 and the repaired digester will be back online. When both digesters are operational and digestion process is stable, Riverhead will be able to accept all wastewater flows from the Temperance catchment area.

While it was agreed that the cost of repairs must be absorbed as they are completed, when asked about the status of legal action ongoing in relation to this matter, the City Manager advised that the claim is slowly making its way through the system. Recognizing the number of parties involved, it is not likely there will be a quick solution, however, discovery meetings may commence in 2014.

**e. Wastewater Systems Effluent Regulations Update**

The Committee considered a memorandum from the Manager, Riverhead Wastewater Treatment Facility dated November 25, 2013 in relation to the above-noted matter.

The memorandum, a copy of which is appended to this report, illustrates the risk ranking for the first three quarters of 2013:

Quarter 1	66.7 points
Quarter 2	89.7 points
Quarter 3	71.7 points

While the average risk factor is 76 places Riverhead as a high risk facility requiring secondary treatment by 2020, it was felt that by emptying Digester 2 in June to facilitate repairs adversely impacted effluent quality and the results were not representative of the normal level of treatment achieved. To this end, negotiations are underway with Environment Canada to adjust the sampling figures to bring Riverhead into the medium risk category which would thereby move the need for secondary treatment from 2020 to 2030.

**f. Mount Pearl Flow Metering Station Update**

The Committee considered a memorandum from the Manager – Riverhead Wastewater Treatment Facility dated November 22, 2013 with respect to the Mount Pearl flow metering station, a copy of which is appended to this report.

The Manager reminded the group that in light of irregular and unrealistic flow reporting at this metering station, Kavanagh Associates were retained to analyse flows and to review the parshall flume to ensure there are no physical issues with the device. The result was that the velocity of flow was too high to be accurately measured using only the depth of the flume. Therefore, an algorithm was developed to use both the velocity and depth in the flume which resulted in flows at this station being much lower than actual flows. Using the algorithm to estimate flows on a retroactive basis to 2010 confirmed the inaccuracies previously suspected.

It was agreed that billings will be adjusted retroactively to 2010 and that, on a go-forward basis, the algorithm will be used until an alternative flow measurement device can be selected and installed.

**4. OTHER BUSINESS**

**5. ADJOURNMENT**

There being no further business, the meeting adjourned at 1:50 pm.

**6. DATE OF NEXT MEETING**

As Deputy Mayor Ellsworth, Chair of the Committee, was not in attendance, it was agreed that setting the date for the next meeting would be deferred pending his consultation.

Councillor Lucy Stoyles  
Acting Chairperson  
Chairperson

**SJMC2013-12-16/560R**

**It was moved by Councillor Tilley; seconded by Councillor Hickman: That the Committee's recommendations be approved.**

**The motion being put was unanimously carried.**

**Audit & Accountability Committee Report – December 3, 2013**

Council considered the following Audit & Accountability Committee Report – December 3, 2013:

**Present:** Deputy Mayor Ron Ellsworth, Chairperson  
Councillor Bruce Tilley  
Mr. Bob Smart, City Manager  
Mr. Harold Squires, Citizen Representative  
Mr. Neil Martin, Deputy City Manager, Corporate Services – City Clerk  
Mr. Robert Bishop, Deputy City Manager, Financial Management  
Derek Coffey, Manager, Budget and Treasury  
Mr. Sean Janes, Senior City Internal Auditor  
Mr. Dave Royle, Internal Auditor  
Mr. Nathan Barrett, Manager – Accounting Services  
Ms. Maureen Harvey, Recording Secretary

**1. 2012 Financial Statements and Audit Results Report 2012**

The Committee considered and reviewed the Year-end communication results of the 2012 audit which were presented by the Deputy City Manager – Financial Services and Sherry Walsh and Geoff Cochrane of Deloitte & Touche. The documents included:

- i. Audit scope and findings
- ii. Audit risks
- iii. Draft version of Auditor’s Report
- iv. Draft independence letter
- v. Management letter
- vi. Draft management representation letter

In addition, the Committee reviewed the draft consolidated financial statements for the year ending December 31, 2012 which included:

- i. Independent Auditor’s Report
- ii. Consolidated Statement of Operations and Accumulated Surplus
- iii. Consolidated Statement of Financial Position
- iv. Consolidated Statement of Changes in Net Debt
- v. Consolidated Statement of Cash Flows
- vi. Notes to the Consolidated Financial Statement
- vii. Consolidated Schedule of Tangible Capital Assets
- viii. Consolidated Schedule of Debenture Debt
- ix. Consolidated Schedule of Long-Term Debt
- x. Consolidated Schedule of Mortgages – Urban Living Non-Profit Housing
- xi. Consolidated Schedule of Revenues
- xii. Consolidates Schedule of Expenditures.



Discussion took place during the presentation of the material with points of clarification made.

**Recommendation**

**On a motion put forth by Councillor Tilley; seconded by the Harold Squires the Committee recommends that the attached Draft Consolidated Financial Statements for the year ending December 31, 2012 and accompanying report of audit findings as prepared by Deloitte & Touche be approved as presented.**

Deputy Mayor Ron Ellsworth  
Chair

**SJMC2013-12-16/561R**

**It was moved by Councillor Breen; seconded by Councillor Puddister: That the Committee's recommendations be approved.**

Councillor Breen advised that the financial statements will be presented to Council in the New Year.

**The motion being put was unanimously carried.**

**Environmental Advisory Committee Report – December 5, 2013**

Council considered the following Environmental Advisory Committee Report – December 5, 2013:

In Attendance: Councillor Dave Lane, Chairperson  
Deputy Mayor Ron Ellsworth  
Kieran Hanley, NL Environmental Industry Association  
Rick Kelly, Food Security Network NL  
Arvo McMillan, Individual Representative  
Jonas Roberts, Individual Representative  
Marvin Barnes, Individual Representative  
Rick Comerford, Individual Representative  
Bill Stoyles, Northeast Avalon ACAP  
Karen Chafe, Recording Secretary

**Municipal Food Policy Council Proposal.**

The Committee considered background information related to the proposed Municipal Food Policy Council including a draft letter inviting various organizations to participate in a food policy council. Also included in the agenda was the report: *Municipal Food Policy Entrepreneurs: A preliminary analysis of how Canadian cities and regional districts are involved in food system change.*

Mr. Kelly updated the Committee on the discussions which took place during the sub-committee meeting wherein an extensive list of prospective groups were identified to participate in a food policy council. The above referenced report outlines the general four functions of a food policy council:

1. To discuss food issues – balancing the interests of different actors (government, business, non-profits), and ultimately the mechanisms of regulatory pluralism.
2. To create opportunities for sectors in the food system to collaborate across the full range of sectors (silos) and rural/urban divides.
3. To analyze, influence, and create policy.
4. To create or support existing programs and services that address local needs, including helping with fundraising, program design and execution, and advocacy.

Given the food systems challenges faced by the Province because of physical isolation and dependence on outside food sources which make us vulnerable to food shortages, the Committee agreed that there is a need to develop a local food policy council. It was of particular concern to the Committee to discover that only 10% of the vegetables available through wholesalers are produced in the province, resulting in an estimated 2-3 day supply of fresh vegetables in the event of a disruption to our food supply, i.e. delays in ferry service, major hurricanes, etc. The Province also has the highest rate of food bank usage in Canada.

Given the aforementioned, the Committee recommends the following for Council's approval:

**That the City of St. John's support the Food Security Network NL in its development of a food policy council which would bring together citizens, community organizations, industry and government to discuss issues of local relevance and provide ideas and recommendations for new and/or improved policies, programs and civic-society interventions to strengthen the regional food system and improve food security.**

**The Committee further recommends that Council appoint as its representative to the food policy council the Chairperson of the Environmental Advisory Committee as well as a staff advisor.**

Councillor Dave Lane  
Chairperson

**SJMC2013-12-16/562R**

**It was moved by Councillor Lane; seconded by Councillor Davis: That the Committee's recommendations be approved.**

**The motion being put was unanimously carried.**

**Development Committee Report – December 10, 2013**

Council considered the following Development Committee Report dated December 10, 2013:

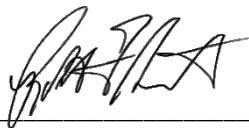
The following matters were considered by the Development Committee at its meeting held on December 10, 2013. A staff report is attached for Council's information.

- 1. Department of Planning, Development File No. DEV1  
Proposed Accessory Building  
121 Cuckold's Cove Road – Ward 2  
Open Space (O) Zone**

The Committee recommends that Council reject the proposed accessory building as it is contradictory to section 10.33.1 of the Development Regulations, and defer any further applications until the outstanding issues on the property have been resolved.

- 2. Department of Planning, Development File No. DEV1100053  
Proposed Construction of Deck in the Floodplain Buffer  
Civic No. 74 Old Bay Bulls Road, Ward 5  
Residential Low Density (R1) Zone**

The Committee recommends that Council approve the deck within the floodplain buffer.



Robert F. Smart, City Manager  
Chair – Development Committee

**SJMC2013-12-16/563R**

**It was moved by Councillor Tilley; seconded by Councillor Collins: That the Committee's recommendations be approved.**

**The motion being put was unanimously carried**

**Resolutions:**

**Borrowing Resolution**

**SJMC2013-12-16/564R**

**It was moved by Councillor Breen; seconded by Councillor Puddister:  
That the following Resolution be adopted:**

**Bond Resolution - \$60,000,000.00**

**WHEREAS** The St. John's Municipal Council (the "Council") is empowered under the provisions of *The City of St. John's (Loan) Act, 1978*, Chapter 9 of the Revised Statutes of Newfoundland and Labrador, 1978, as amended (the "said Act") to borrow upon the credit of the City of St. John's (the "City") by the issue and sale of bonds subject to the prior approval, in writing, of the minister, as defined in the said Act;

**AND WHEREAS** by resolution passed at a meeting held on November 12, 2013 (the "Resolution") the Council deemed it advisable to issue and sell bonds in the amount of Sixty Million Dollars (\$60,000,000.00) under the said Act for the purpose of repayment of loans of the City used as interim financing for the City's share of the 2012-2013 Multi-Year Capital Works Program, projects constructed under the 2012-2013 Building Canada Fund, City costs on the Bay Bulls Big Pond and Petty Harbour Long Pond Water Treatment facilities, land acquisition and other City costs related to the new Metrobus depot and the new West End Fire Station and to seek an approval of the minister (referred to in the Resolution as the "Minister of Municipal Affairs") to issue and sell bonds in the said amount for the said purpose;

**AND WHEREAS** the Minister of Municipal and Intergovernmental Affairs, Government of Newfoundland and Labrador, Department of Municipal Affairs, by a letter of approval to borrow dated November 19, 2013 (the "Approval"), gave approval to the City to borrow money on the credit of the City of St. John's by the issue and sale of bonds of the City in the amount of Sixty Million Dollars (\$60,000,000.00). The Approval provides that the proceeds of the sale of the bonds are to be used for the repayment of loans of the City used as interim financing for the City's share of the 2012-2013 Multi-Year Capital Works Projects, projects constructed under the 2012-2013 Building Canada Fund, City costs on the Bay Bulls Big Pond and Petty Harbour Long Pond Water Treatment facilities, land acquisition and other City costs related to the new Metrobus Depot and the new West End Fire Station, referred to in the Approval;

**AND WHEREAS** the proceeds of the sale of the bonds to be issued pursuant to this resolution are immediately required by the Council for the purpose of "the repayment of loans of the City used as interim financing for the City's share of the

2012-2013 Multi-Year Capital Works Projects, projects constructed under the 2012-2013 Building Canada Fund, City costs on the Bay Bulls Big Pond and Petty Harbour Long Pond Water Treatment facilities, land acquisition and other City costs related to the new Metrobus Depot and the new West End Fire Station”, referred to in the Approval (the “Purpose”), in accordance with Section 3 of the said Act, and the Purpose constitutes the “repayment of those loans of the City” that the Council, pursuant to the Resolution, designated as the purpose in respect of which the proceeds of the sale of the bonds are required to be applied;

**AND WHEREAS** Scotia Capital Inc. has been appointed as the City’s Lead Fiscal Agent and RBC Dominion Securities Inc. has been appointed as the City’s Co-Lead Fiscal Agent for the purposes of facilitating the City’s issue and sale of the Bonds, as defined below (Scotia Capital Inc. and RBC Dominion Securities Inc. are collectively referred to as the “Fiscal Agents”);

**AND WHEREAS** the City’s Fiscal Agents offered to assist the City in issuing and selling the bonds and in registering the Bonds, as defined below, in the name of CDS & CO. as nominee of CDS Clearing and Depository Services Inc. (“CDS”);

**AND WHEREAS** the City deems it advisable to issue and sell bonds for the Purpose, in the aforesaid amount;

**NOW THEREFORE BE IT RESOLVED:**

**THAT** the City, under and by virtue of the authority of and pursuant to the provisions of the said Act, borrow Sixty Million Dollars (\$60,000,000.00) on the credit of the City by the issue and sale of sinking fund bonds in global and definitive forms for the Purpose, not exceeding in total the amount of \$60,000,000.00 (the “Bonds”). The Bonds shall initially be issued in global fully registered form as two certificates, each in the principal amount of \$30,000,000.00 (in the aggregate principal amount of \$60,000,000.00) each in the name of CDS & CO. with provision for payment of principal and interest electronically in final and irrevocable same-day funds (the “Global Bonds”);

**THAT** the Global Bonds will be payable as to principal on the 20th day of December, 2033 in lawful money of Canada and in this connection, the City shall, subject to the provisions hereof, make or cause to be made the payment of principal to the registered holders thereof electronically in final and irrevocable same-day funds. The Bonds shall rank as obligations of the City *pari passu* with all existing bonds or debentures of the City. The Bonds shall bear interest at the rate of 4.50% per annum (from the 20th day of December, 2013), shall be dated the 20th day of December, 2013, and shall mature on the 20th day of December, 2033.

**THAT** in limited circumstances (as agreed to by both the City and CDS) the Global Bonds shall be exchangeable for bonds in definitive fully registered form in minimum denominations of \$1,000.00 upon surrender of the Global Bonds to the

Treasurer of the City. The definitive bonds shall aggregate the same principal amount as the principal outstanding balance of the Global Bonds as at the date of exchange, shall bear the same interest rate and maturity date, shall bear all unmatured interest obligations and shall be the same substantially in every respect to the Global Bonds. In issuing definitive bonds no change shall be made in the amount which would otherwise be payable under the Global Bonds.

**THAT** interest on the Bonds will be payable semi-annually in arrears (in the aggregate annual amount of \$2,700,000.00, in semi-annual amounts of \$1,350,000.00) on 20th day of June and the 20th day of December in each year of the currency of the Bonds in lawful money of Canada commencing on the 20th day of June, 2014. The first interest period shall commence on the 20th day of December, 2013. In this connection, the City shall, subject to the provisions hereof, make or cause to be made the payment of interest to the registered holders thereof electronically in final and irrevocable same-day funds as at the close of business at least two (2) business days prior to the day such interest becomes due.

**THAT** in the event that the Global Bonds are exchanged for Bonds in definitive fully registered form, the Bonds will be payable as to the principal on or after maturity in lawful money of Canada upon presentation and surrender at the City Hall in the City of St. John's, Newfoundland and Labrador, or at any specified branch of the bank designated in the Bonds otherwise, with provision for payment of interest electronically in final and irrevocable same-day funds;

**THAT** in the event that the Global Bonds are exchanged for Bonds in definitive fully registered form, the City will appoint a registrar in respect of such definitive fully registered Bonds and any such definitive fully registered Bonds may be exchanged for fully registered Bonds of an equal aggregate principal amount bearing the same rate of interest and maturity date without charge at a specified office of the appointed registrar (the City, in respect of the Global Bonds, and, in the event that the Global Bonds are exchanged for Bonds in definitive fully registered form, such registrar as the City may from time to time appoint, being hereafter referred to as the "Registrar");

**THAT** a register will be kept by the City at the City's Office in the City of St. John's in respect of the Global Bonds and in the event that the Global Bonds are exchanged for Bonds in definitive fully registered form, a register will be kept for and on behalf of the City by the Registrar at a specified office of the Registrar. The names and addresses of the holders of fully registered Bonds without coupons and particulars of the Bonds held by them respectively, shall be entered in the register and all transfers shall be recorded in the register;

**THAT** after the initial issue and registration of the Bonds, no transfer shall be valid unless made in the said register by the Registrar and unless such transfer is noted on such bonds by the Registrar upon the request of the registered holder or the registered holder's attorney, duly appointed by an instrument in writing in form and

execution satisfactory to the Registrar, or by the executors or administrators of such holder and upon compliance with the reasonable requirements which the Registrar may prescribe and upon surrender of any such bond for cancellation;

**THAT** the said register shall be closed for periods not exceeding thirty days immediately preceding any payment date;

**THAT** no notice of any trust shall be entered in the said register or otherwise recognized, but the Bonds may be registered in the name of a trustee or trustees, and in such case, neither the City nor the Registrar (if other than the City) shall be deemed to have notice of the trust represented by such trustee or trustees or be bound to see to the execution of any trust whether expressed, implied or constructive in respect of Bonds registered in the name of a trustee or trustees;

**THAT** the registered holder for the time being of any Bond shall be entitled to the principal moneys and interest represented thereby, free from all equities or rights of set-off or counterclaim between the City and the original or any intermediate holder thereof and all persons may act accordingly, and the receipt of any such registered holder for such principal moneys and interest shall be a good discharge to the City for the same and the City shall not be affected by notice of or be bound to see to the execution of any trust or equity affecting the ownership of any Bond or the principal moneys or interest owing upon it, or save as required by statute, be bound to enquire into the title to any Bond;

**THAT** in the case of joint registered holders of fully registered Bonds, the principal moneys and interest thereon shall be deemed to be owing to them, upon joint account, and may be paid to the holder whose name first appears in the said register and who shall be treated as the absolute owner of the Bonds by the City for all purposes, and whose receipt thereof shall constitute a valid discharge to the City;

**THAT** a sinking fund (hereinafter called the "Sinking Fund") for the redemption or retirement of the Bonds shall be established and that the Sinking Fund shall be under the control of RBC Investor Services Trust, which trust company is hereby appointed as trustee for the holders of the Bonds; that the Council shall pay into the Sinking Fund by the 20th day of December, for each of the years of 2014 to 2033, both inclusive, an amount of \$1,500,000.00 which is the prescribed amount of two and one-half percent (2 ½ %) of the aggregate principal amount of the Bonds issued, which prescribed amount is referred to in the said Act. In addition, the Council will pay into the Sinking Fund by the 20th day of December in each of the years of 2014 to 2033, both inclusive, an amount equivalent to the yearly interest on all Bonds retired through the operation of the Sinking Fund;

**THAT** in the event, however, that the amount in or the fair market value of the Sinking Fund, on the 20th day of December for any of the years 2014 to 2033, both inclusive, together with any amount required to be paid into the Sinking Fund for any such year, would be in excess of the aggregate principal amount of the Bonds then

outstanding, then in such event, the amount required to be paid into the Sinking Fund on the 20th day of December for that year may be reduced by the amount of any such excess, and any such excess funds in the Sinking Fund are to be returned to the City;

**THAT** the Council may, pursuant to the said Act, provide for the application of moneys in the Sinking Fund from time to time to the reduction of the principal amount of the Bonds by the retirement of any of the Bonds, either by drawing or by purchase in the market or both, and all Bonds so retired shall be cancelled and in this connection the Council empowers RBC Investor Services Trust, as trustee, to apply so much of the moneys in the Sinking Fund as it shall think proper to carry out such purposes and the Council shall take all appropriate actions to ensure that such purposes are fulfilled;

**THAT** the Council hereby empowers the trustee for the holders of the Bonds, to invest moneys in the Sinking Fund from time to time in any trustee investments authorized by the *Trustee Act*, Chapter T-10 of the Revised Statutes of Newfoundland and Labrador, 1990, as amended;

**THAT** subject to the immediately preceding two provisions, the Sinking Fund shall be applied towards the payment of the Bonds on maturity;

**THAT** the Bonds shall not be redeemable by the City prior to the maturity date except for Sinking Fund purposes, provided that nothing herein contained shall prevent the City from purchasing the Bonds in the market, and any Bonds so purchased shall be cancelled;

**THAT** the principal moneys payable under the Bonds and the interest thereon are charged upon and payable out of the assets and revenue of the City;

**THAT** the Council hereby orders that the annual amount to be paid into the Sinking Fund in respect of the Bonds and the annual amount to be paid for interest in respect of the Bonds are to be paid each year in full and in this connection the Council has the power to raise, collect and receive the rates, assessments, taxes, rents, fees, duties and appropriations and other money provided for in the *City of St. John's Act*, RSNL 1990, c C-17 (the "City Act") from which receipts the council will ensure that such annual Sinking Fund contribution and annual interest will be paid, in accordance with the provisions of this Bond Resolution, the said Act and the City Act;

**THAT** the proceeds from the issue and sale of the Bonds shall be used for the Purpose;

**THAT** the Deputy City Manager, Financial Management entered into an agreement dated December 11, 2013 with Scotia Capital Inc. and RBC Dominion Securities Inc. for the issue and sale of the Bonds on the terms and conditions set out therein (the "Agreement"), which terms and conditions include the interest rate in respect of the



Bonds and the price at which the Bonds will be sold and that the Agreement is hereby confirmed, ratified and approved;

**THAT** the Bonds shall be signed by the Mayor and the City Clerk or a trustee authorized by resolution of the Council pursuant to the said Act, that the City Clerk and the Deputy City Manager, Financial Management are hereby authorized to execute a BEO Acknowledgement and deliver the same to CDS, that one or more of the Deputy City Manager, Financial Management and the City Clerk are hereby individually authorized to generally do all things and to execute all other documents and papers in the name of the City in order to carry out the issue and sale of the Bonds and that the City Clerk is authorized to affix the seal of the City to any of such documents and papers;

**THAT** the City reserves the right to issue additional bonds of the same maturity, interest rate and terms and conditions.

**The motion being put was unanimously carried.**

**Building Permits List – December 16, 2013**

**SJMC2013-12-16/565R**

**It was decided on motion of Councillor Hickman; seconded by Councillor Lane: That the recommendation of the Director of Planning and Development with respect to the following building permits, be approved:**

**Building Permits List  
Council’s December 16, 2013 Regular Meeting**

Permits Issued: 2013/12/05 to 2013/12/11

**Class: Commercial**

585 Torbay Rd	Co	Retail Store
525 Water St	Co	Warehouse
50 Aberdeen Ave	Ms	Retail Store
57 Blackmarsh Rd	Ms	Place Of Assembly
44 Crosbie Rd	Ms	Convenience Store
10 Elizabeth Ave	Ms	Retail Store
10 Elizabeth Ave	Ms	Retail Store
84-86 Elizabeth Ave	Ms	Service Shop
92 Elizabeth Ave	Ms	Office
391-395 Empire Ave	Ms	Retail Store
324 Frecker Dr	Ms	Convenience Store
9 Hallett Cres	Ms	Retail Store
10 Hebron Way	Ms	Eating Establishment

12-20 Highland Dr	Ms	Retail Store
58 Kenmount Rd	Ms	Office
120 Kenmount Rd	Ms	Car Sales Lot
120 Kenmount Rd	Ms	Car Sales Lot
81 Kenmount Rd	Ms	Retail Store
193 Kenmount Rd	Ms	Retail Store
409 Kenmount Rd	Ms	Commercial Garage
461 Kenmount Rd	Ms	Car Sales Lot
475 Kenmount Rd	Ms	Car Sales Lot
479 Kenmount Rd	Ms	Car Sales Lot
541 Kenmount Rd	Ms	Retail Store
90 Logy Bay Rd	Ms	Club
326 Logy Bay Rd	Ms	Convenience Store
484 Main Rd	Ms	Club
431-435 Main Rd	Ms	Take-Out Food Service
219 Major's Path	Ms	Retail Store
10 Messenger Dr	Ms	Retail Store
110 Mundy Pond Rd	Ms	Church
119 New Cove Rd	Ms	Clinic
57 Old Pennywell Rd	Ms	Office
22 O'leary Ave	Ms	Restaurant
22 O'leary Ave	Ms	Restaurant
60 O'leary Ave	Ms	Retail Store
31 Peet St	Ms	Retail Store
36 Pearson St	Ms	Office
52 Pippy Pl	Ms	Retail Store
279 Portugal Cove Rd-Envy Hair	Ms	Service Shop
279 Portugal Cove Rd	Ms	Clinic
35 Ridge Rd	Ms	Club
46-50 Robin Hood Bay Rd	Ms	Industrial Use
20 Ropewalk Lane	Ms	Service Shop
45 Ropewalk Lane	Ms	Retail Store
16 Stavanger Dr	Ms	Restaurant
410 Stavanger Dr	Ms	Retail Store
3 Stavanger Dr	Ms	Restaurant
3 Stavanger Dr	Ms	Retail Store
397 Stavanger Dr	Ms	Retail Store
415 Stavanger Dr	Ms	Restaurant
88 Thorburn Rd	Ms	Convenience Store
390 Topsail Rd	Ms	Retail Store
390 Topsail Rd	Ms	Retail Store
446 Topsail Rd	Ms	Service Station
26-34 Torbay Rd	Ms	Tavern
10 Elizabeth Ave	Ms	Retail Store
192-194 Torbay Rd	Ms	Restaurant
320 Torbay Rd	Ms	Club
340 Torbay Rd	Sn	Service Shop
430 Torbay Rd	Ms	Tavern
660 Torbay Rd	Ms	Service Station
141 Torbay Rd	Ms	Restaurant
141 Torbay Rd	Ms	Service Shop
Torbay Road-Torbay Rd Mall	Ms	Retail Store
Torbay Road-Torbay Rd Mall	Ms	Communications Use
611 Torbay Rd	Ms	Retail Store
215 Water St-2nd Floor	Sn	Office
209 Blackmarsh Rd	Nc	Accessory Building
45-60 Cochrane Pond Road	Sw	Agriculture
48 Kenmount Road - The Nflder	Rn	Retail Store
18-28 Mews Pl Hilti Canada	Cr	Retail Store
351-353 Water St-Level 6	Rn	Office
121 Kelsey Drive, Lot 4/Bldg D	Nc	Office

This Week \$ 4,735,200.00

**Class: Industrial**

This Week \$ .00

**Class: Government/Institutional**

This Week \$ .00

**Class: Residential**

22 Antelope St	Nc	Accessory Building
48 Spruce Grove Ave	Nc	Accessory Building
122 Blackmarsh Rd	Nc	Patio Deck
140 Cashin Ave Exten	Nc	Patio Deck
4 Cherrybark Cres., Lot 209	Nc	Single Detached Dwelling
10 Cherrybark Cres., Lot 212	Nc	Single Detached Dwelling
4 Dunkerry Cres, Lot 288	Nc	Single Detached Dwelling
513 Empire Ave	Nc	Single Detached Dwelling
49 Fleming St	Nc	Single Detached Dwelling
13 Kenai Cres	Nc	Accessory Building
216 Ladysmith Dr, Lot 505	Nc	Single Detached & Sub.Apt
32 Parsonage Dr	Nc	Accessory Building
75 Penney Cres	Nc	Patio Deck
27 Stephano St, Lot 219	Nc	Single Detached Dwelling
11 Lunenburg St	Ex	Single Detached Dwelling
120 Bay Bulls Rd	Rn	Single Detached Dwelling
15 Brooklyn Ave	Rn	Single Detached Dwelling
106 Casey St	Rn	Semi-Detached Dwelling
41 Dunkerry Cres	Rn	Single Detached Dwelling
124 Empire Ave	Rn	Single Detached Dwelling
59 Fort Amherst Rd	Rn	Single Detached Dwelling
283 Hamilton Ave	Rn	Semi-Detached Dwelling
148 Pearltown Rd	Rn	Single Detached Dwelling
75 Penney Cres	Rn	Single Detached Dwelling
73 Waterford Bridge Rd	Rn	Single Detached Dwelling
315 Blackmarsh Rd	Sw	Single Detached Dwelling
9 Hatcher St	Sw	Single Detached Dwelling
40 Weymouth St	Sw	Single Detached Dwelling

This Week \$ 2,225,950.00

**Class: Demolition**

This Week \$ .00

This Week's Total: \$ 6,961,150.00

Repair Permits Issued: 2013/12/05 To 2013/12/11 \$ 39,000.00

10 Powell Place - porch extension is rejected as per Section 10.3.3(1)(c) of the St. John's Development regulations as it does not meet the required building line setback of 6.0 meters in the residential Low Density (R1) Zone.

Legend

Co	Change Of Occupancy	Sn	Sign
Cr	Chng Of Occ/Renovtns	Ms	Mobile Sign
Ex	Extension	Cc	Chimney Construction
Nc	New Construction	Cd	Chimney Demolition
Oc	Occupant Change	Dv	Development File
Rn	Renovations	Ws	Woodstove
Sw	Site Work	Dm	Demolition
Ti	Tenant Improvements		

YEAR TO DATE COMPARISONS			
December 16, 2013			
TYPE	2012	2013	% VARIANCE (+/-)
Commercial	\$213,900,300.00	\$103,200,700.00	-52
Industrial	\$5,000,000.00	\$2,300,000.00	-54
Government/Institutional	\$16,200,900.00	\$79,800,000.00	393
Residential	\$185,000,600.00	\$157,600,500.00	-15
Repairs	\$5,100,500.00	\$4,700,100.00	-8
Housing Units (1 & 2 Family Dwellings)	598	440	
<b>TOTAL</b>	<b>\$425,202,300.00</b>	<b>\$347,601,300.00</b>	<b>-18</b>

Respectfully Submitted,

Jason Sinyard, P. Eng., MBA  
Director of Planning & Development

**Payrolls and Accounts**

**SJMC2013-12-16/566R**

**It was decided on motion of Councillor Hickman; seconded by Councillor Lane: That the following Payrolls and Accounts for the week December 11, 2013 be approved:**

**Weekly Payment Vouchers  
For The  
Week Ending December 11, 2013**

Payroll	
Public Works	\$ 463,954.88
Bi-Weekly Casual	\$ 24,118.78
Accounts Payable	\$6,545,899.25
Total:	\$7,033,972.91

**New Business**

**Memorandum dated December 13, 2013 from the Deputy City Manager, Corporate Services & City Clerk Re: Travel by Councillor Breen – Gander, Urban Municipalities Committee Meeting, Jan 10-11, 2014**

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**SJMC2013-12-16/567R**

**It was moved by Councillor Collins; seconded by Councillor Puddister: That travel by Councillor Breen to Gander, to attend the Urban Municipalities Committee Meeting, Jan 10-11, 2014, be approved.**

**The motion being put was unanimously carried.**

**Memorandum dated December 13, 2013 from the Deputy City Manager, Corporate Services & City Clerk Re: Travel by Councillor Hickman to Ottawa, Canadian Capital Cities Meeting, January 29, 2013 to February 1, 2014**

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**SJMC2013-12-16/568R**

**It was moved by Councillor Collins; seconded by Councillor Puddister: That travel by Councillor Hickman to Ottawa, to attend the Canadian Capital Cities Meeting, January 29, 2013 to February 1, 2014, be approved.**

**The motion being put was unanimously carried.**

**St. John's Homelessness Partnering Strategy Community Entity 2014-2019**

Council considered a memorandum dated December 12, 2013 from the Deputy City Manager regarding the above noted.

**SJMC2013-12-16/569R**

**It was moved by Councillor Lane; seconded by Councillor Davis: That the City agree to become the Community Entity for the Homelessness partnering Strategy from April 1, 2014 to March 31, 2019.**

**The motion being put was unanimously carried.**

**372 Duckworth Street**

Council considered a memorandum dated December 11, 2013 from the City Solicitor regarding the above noted.

**SJMC2013-12-16/570R**

**It was moved by Councillor Breen; seconded by Councillor Hickman: That City owned land at the corner of Duckworth and Henry Streets be sold at a price to be based at \$45.00 per square foot (approximately \$40,000.00).**

**The motion being put was unanimously carried.**

**Demolition Order – 48 Spencer Street**

Council considered a memorandum dated December 9, 2013 from the Director of Planning and Development regarding the above noted.

**SJMC2013-12-16/571R**

**It was moved by Councillor Tilley; seconded by Councillor Collins: That a Demolition Order be issued under Section 375 of the City of St. John's Act directing the removal of the building at 48 Spencer Street and the repair of the adjoining party wall failing which the City will arrange to have the work completed and the cost of same charged to the property owner.**

**The motion being put was unanimously carried.**

**Councillor Hickman**

Councillor Hickman noted that nominations are open for renovated heritage buildings and encouraged residents to submit their nominations to recognize property owners who have carried out restoration work on buildings in the City's heritage areas as well as the construction of buildings that blend into heritage areas.

**Councillor Lane**

Councillor Lane noted that business owners in the downtown have expressed concern with respect to the snow pileup in the downtown and the impact this has on their businesses. The Deputy City Manager explained the snow clearing and snow removal protocol, noting that once immediate priorities are looked after, downtown becomes a priority, noting however, that generally snow removal in the downtown takes place several days after a storm. In the meantime, the Deputy City Manager noted that crews take every opportunity to take care of the downtown.

**Councillor Davis**

Councillor Davis advised residents that the new parking meter devices will be installed in January.

**His Worship the Mayor**

His Worship the Mayor expressed concern over the recent announcement by Canada Post that it will be phasing out door-to-door delivery of regular mail to urban residents and increasing the cost of postage.

**SJMC2013-12-16/572R**

**It was moved by Councillor Davis; seconded by Councillor Puddister: That His Worship the Mayor forward a letter to Canada Post, the President and CEO, and the Minister Responsible for Canada Post, requesting a re-evaluation and reconsideration of a decision by Canada Post to cut door to door delivery of regular mail to urban residents and increasing the cost of postage.**

During discussion Councilor Puddister noted, on behalf of consumers, that the amount of money the Government of Canada will raise as general revenue throughout the country through its 5% portion of the 13% HST charge on mail should be entered into the equation

**Following discussion, the motion being put was unanimously carried.**

**Adjournment**

There being no further business the meeting adjourned at 5:45 p.m.

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**MAYOR**

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**CITY CLERK**



# MEMORANDUM

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Date: December 19, 2013

To: His Worship the Mayor and Members of Council

**Re: St. John's Municipal Plan Amendment Number 121, 2013 and Development Regulations Amendment Number 591, 2013  
Proposed Rezoning to Accommodate Development of Seniors Apartment Buildings  
640-642-644 Empire Avenue, Ward 3  
Applicant: N.D. Dobbin Properties Limited**

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At the Regular Meeting of Council held on November 25, 2013, Council agreed to proceed with the proposed amendments and asked the Department of Municipal Affairs to issue a Provincial release for St. John's Municipal Plan Amendment Number 121, 2013 and St. John's Development Regulations Amendment Number 591, 2013. These amendment would re-designate and rezone land at Civic Number 640-646 Empire Avenue to the Apartment Medium Density (A2) Zone. This is to allow development of two 3-storey, 15-unit rental apartment buildings for seniors, in addition to the one 3-storey, 15-unit rental apartment building for seniors previously planned for 640-642 Empire Avenue; resulting in a total of 3 buildings and 45 apartment dwelling units. Rather than create an isolated, remnant parcel of property zoned Residential Low Density (R1) Zone, 646 Empire Avenue would also be included in this rezoning.

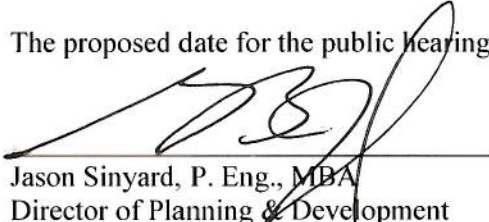
The Department of Municipal Affairs has advised that it has now issued a Provincial release for the City's proposed amendments and it is now in order for Council to proceed with the next steps in the amendment process.

## **Recommendation**

It is recommended that Council now adopt the attached resolutions for St. John's Municipal Plan Amendment Number 121, 2013 and St. John's Development Regulations Amendment Number 591, 2013, to rezone land from the Residential Low Density (R1) Zone and Apartment Low Density (A1) Zone to the Apartment Medium Density (A2) Zone to permit the proposed seniors apartment buildings.

If the resolutions are adopted by Council, then it is further recommended that Council appoint Mr. Wayne Thistle, Q.C., a member of the City's commissioner list, as the commissioner to conduct a public hearing on the Municipal Plan and Development Regulations amendments.

The proposed date for the public hearing is Tuesday, January 28, 2014 at 7pm at St. John's City Hall.



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Jason Sinyard, P. Eng., MBA  
Director of Planning & Development

LLB/

Attachment

G:\Planning and Development\Planning\LLyghtleBrushett\2013\Mayor - Civic 640 & 646 Empire Avenue - adoption - December, 2013 doc.docx

# ST. JOHN'S

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DEPARTMENT OF PLANNING, DEVELOPMENT AND ENGINEERING  
CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA

**RESOLUTION  
ST. JOHN'S MUNICIPAL PLAN  
AMENDMENT NUMBER 121, 2013**

**WHEREAS** the City of St. John's wishes to allow the construction of Seniors Apartment Buildings and/or Multiple Dwellings at Civic Number 640-642-644-646 Empire Avenue [Parcel ID # 36337, 38135, 13363 & 22398].

**BE IT THEREFORE RESOLVED** that the City of St. John's hereby adopts the following map amendment to the St. John's Municipal Plan in accordance with the provisions of the Urban and Rural Planning Act:

**Redesignate properties situate at Civic Number 640-642-644-646 Empire Avenue from the Residential Low Density (RLD) Land Use District and the Open Space (OS) Land Use District to the Residential Medium (RMD) Density Land Use District as shown on Map III-IA attached.**

**BE IT FURTHER RESOLVED** that the City of St. John's requests the Minister of Municipal Affairs to register the proposed amendment in accordance with the requirements of the Urban and Rural Planning Act, 2000.

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this \_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
**Mayor**

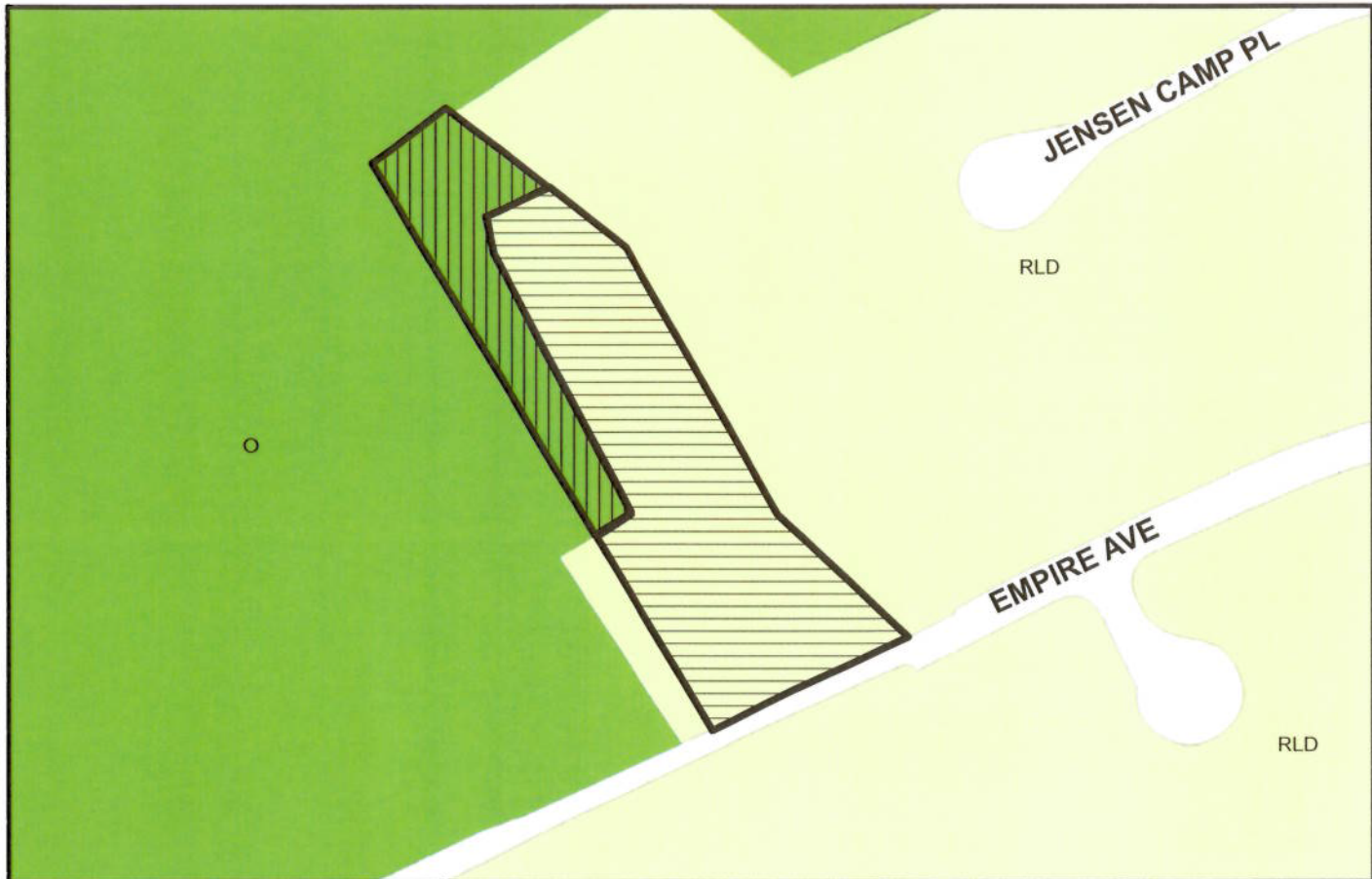
\_\_\_\_\_  
**City Clerk**

\_\_\_\_\_  
**Council Adoption**



\_\_\_\_\_  
**MCIP**  
I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.

\_\_\_\_\_  
**Provincial Registration**



**CITY OF ST. JOHN'S  
MUNICIPAL PLAN  
Amendment No. 121, 2013  
[Map III-1A]**

2013 11 18 SCALE: 1:2000  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING,  
DEVELOPMENT & ENGINEERING

I hereby certify that this amendment  
has been prepared in accordance with the  
Urban and Rural Planning Act.

 AREA PROPOSED TO BE REDESIGNATED FROM  
OPEN SPACE (O) LAND USE DISTRICT TO  
RESIDENTIAL MEDIUM DENSITY (RMD) LAND USE DISTRICT

 AREA PROPOSED TO BE REDESIGNATED FROM  
RESIDENTIAL LOW DENSITY (RLD) LAND USE DISTRICT TO  
RESIDENTIAL MEDIUM DENSITY (RMD) LAND USE DISTRICT

640-646 Empire Avenue



M.C.I.P. signature and seal

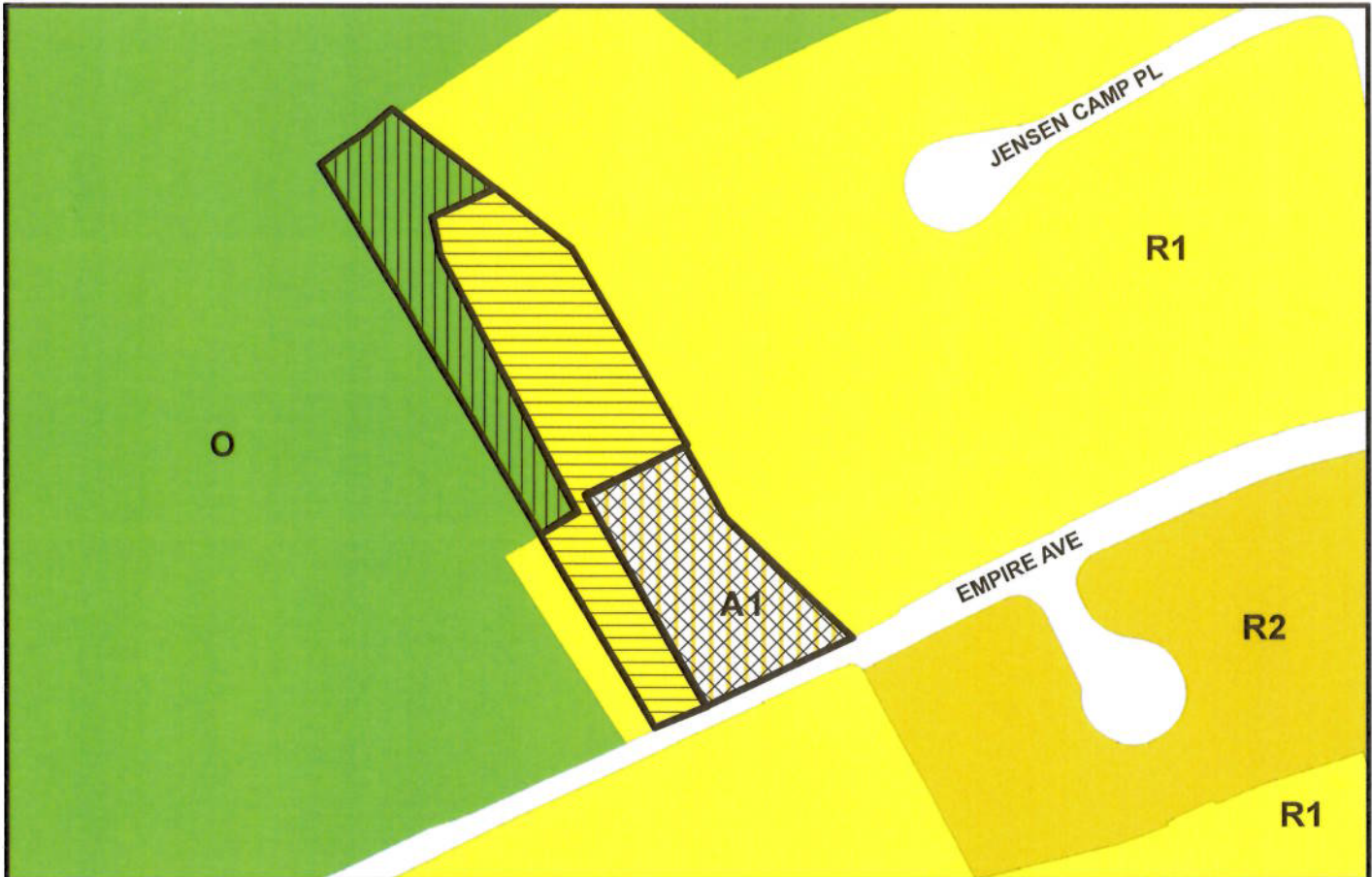
\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Council Adoption

Provincial Registration

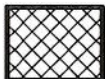

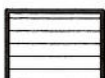




**CITY OF ST. JOHN'S  
DEVELOPMENT REGULATIONS  
Amendment No. 591, 2013  
[Map Z-1A]**

2013 11 18 SCALE: 1:2000  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING,  
DEVELOPMENT & ENGINEERING

I hereby certify that this amendment  
has been prepared in accordance with the  
Urban and Rural Planning Act.

-  AREA PROPOSED TO BE REZONED FROM APARTMENT LOW DENSITY (A1) LAND USE ZONE TO APARTMENT MEDIUM DENSITY (A2) LAND USE ZONE
-  AREA PROPOSED TO BE REZONED FROM OPEN SPACE (O) LAND USE ZONE TO APARTMENT MEDIUM DENSITY (A2) LAND USE ZONE
-  AREA PROPOSED TO BE REZONED FROM RESIDENTIAL LOW DENSITY (R1) LAND USE ZONE TO APARTMENT MEDIUM DENSITY (A2) LAND USE ZONE

**640-646 Empire Avenue**

  
M.C.I.P. signature and seal

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Council Adoption

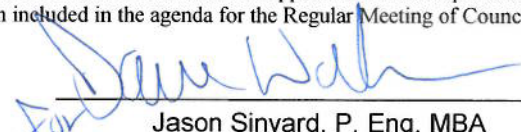
Provincial Registration

## NOTICES PUBLISHED

Applications which have been advertised in accordance with the requirements of Section 5.5 of the St. John's Development Regulations and which are to be considered for approval by Council at the **Regular Meeting of Council on Monday, January 6, 2014**

Ref #	Property Location/ Zone Designation	Ward	Application Details	Floor Area (square metres)	# of Employees (includes the applicant)	# of On-Site Parking Spaces	Written Representations Received	Planning and Development Division Notes
1	73 Hayward Avenue Residential Downtown (RD) Zone	2	A Discretionary Use Application has been submitted requesting permission to occupy the ground floor of <b>Civic No. 73 Hayward Avenue</b> as an Art Gallery. The proposed business will occupy a floor area of approximately 56 m <sup>2</sup> and will operate Monday to Friday, 12:00 p.m.-5:00 p.m. No on-site parking is provided for the business. The applicant is the sole employee.	56 m <sup>2</sup>	1		2	<b>The Planning and Development Division recommends approval of the application subject to all applicable City requirements.</b>
2	41 Quidi Vidi Village Road Open Space (O) Zone	2	A Discretionary Use (Extension of Non-Conforming Use) Application has been submitted by Powder House Hill Investments to demolish and rebuild the dwelling and accessory building at <b>Civic No. 41 Quidi Vidi Village Road</b> . The proposed dwelling, a two storey structure, will comprise of a floor area of 186 m <sup>2</sup> ; the proposed accessory building will have a floor area of 54 m <sup>2</sup> .				0	<b>The Planning and Development Division recommends approval of the application subject to all applicable City requirements.</b>

The Office of the City Clerk and the Department of Planning, Development & Engineering, in joint effort, have sent written notification of the applications to property owners and occupants of buildings located within a minimum 150-metre radius of the application sites. Applications have also been advertised in The Telegram newspaper on at least one occasion and applications are also posted on the City's website. Where written representations on an application have been received by the City Clerk's Department, these representations have been included in the agenda for the Regular Meeting of Council.

  
 Jason Sinyard, P. Eng, MBA  
 Director of Planning and Development

We are opposed to the application before Council, to operate an art gallery, at 73 Hayward Avenue. This address is at the intersections of Hayward/Macdougall and Hayward/Maxse, each one offset from the other by just a few feet. The Georgestown Bakery already operates at the corner of Maxse and Hayward, and generates a lot of visiting traffic from outside of Georgestown. There is also traffic related to the nearby Georgestown Pub. These intersections are already too busy to allow the operation of another commercial venture. Winter conditions make the congestion and parking situation at these intersections all the worse.

Due to the existing configuration of one way streets, for any traffic wishing to travel through Georgestown, a West-to-East thoroughfare requires use of Howley Avenue, then MacDougall Street, and finally Maxse Street. This address is on this one-way artery and is an additional factor contributing to traffic at this intersection.

Georgestown maintains a delicate balance between residential life and a limited number of commercial operations. This corner is already at its limit. Past bids to establish businesses at this corner were rejected. Please also reject this application.

Thank you,

I            the street from 73 Hayward Avenue which has applied to use that building as an art gallery. I support that use provided that the premises are not used for another purpose such as a bar, club or restaurant at a later date. I expect Council to obtain assurances that no application to amend the requested purpose will be proposed.



**REPORT/RECOMMENDATIONS TO COUNCIL**  
**Development Committee**  
**December 17, 2013**

The following matter was considered by the Development Committee at its meeting held on December 17, 2013. A staff reports are attached for Council's information.

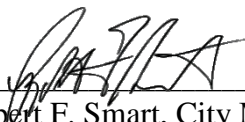
1. **Proposed Crown Land Grant**  
**Proposed Access to Glencrest Development**  
**Department of Environment & Conservation File 1035413**  
**Crown Land Grant Referral for 0.64 Hectares**  
**Trans Canada High Way and Duffett's Road (Ward 5)**  
**Industrial General (IG) Zone**

The Committee recommends that Council grant approval for the above noted Crown Land Grant. The development of the site is subject to **10718 NLFD Inc.** submitting a development application. Final approval is subject to the developer satisfying all requirements of the City of St. John's.

2. **Development of Non-Conforming Lot**  
**Proposed Demolition of Dwelling and Construction of Single Detached**  
**Dwelling, Civic No. 36 Blackhead Village Road (Ward 5)**  
**Rural Village Zone (RV) Zone**

It is the recommendation that this application be Approved-in-Principle as a non-conforming lot in accordance with Section 7.12.1(c) of the Development Regulations subject to the following conditions:

1. Service NL approval for drilled well and septic disposal system.
2. The proposed dwelling must meet the yard requirements as stated in Section 10.42.3 of the St. John's Development Regulations.
3. Meeting any necessary requirements of the Department of Planning, Development and Engineering.

  
\_\_\_\_\_  
Robert F. Smart, City Manager  
Chair – Development Committee

Attachment

# MEMORANDUM

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**Date:** December 19, 2013

**To:** His Worship the Mayor and Members of Council

**From:** Robert Smart, City Manager  
Chairperson, Development Committee

**Re:** **Department of Planning, Development & Engineering File No. CRW1300011**  
**Proposed Crown Land Grant**  
**Proposed Access to Glencrest Development**  
**Department of Environment & Conservation File 1035413**  
**Crown Land Grant Referral for 0.64 Hectares**  
**Trans Canada High Way and Duffett's Road (Ward 5)**  
**Industrial General (IG) Zone**

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An application for Crown Land has been submitted to the Development Division to provide access to the future Glencrest Development. This parcel of Crown Land is located in the Industrial General (IG) Zone. It should be noted that this parcel is located directly adjacent a Trans-Canada Highway. The parcel of land is 0.64 Hectares in area.

The Development Committee has reviewed the Crown Land Grant referral and is of the opinion that the proposed Crown Land Grant should be permitted. Should the applicant be successful in obtaining the Crown Land Grant, a formal development application must be submitted to the City for review and approval prior to the commencement of any development on the site.

**Recommendation:**

Council grant Approval for the above noted Crown Land Grant. The development of the site is subject to **10718 NLFD Inc.** submitting a development application. Final approval is subject to the developer satisfying all requirements of the City of St. John's.



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Robert Smart  
Chairperson, Development Committee

RS/sba

# ST. JOHN'S

# MEMORANDUM

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**Date:** December 19, 2013

**To:** His Worship the Mayor and Members of Council

**From:** Robert Smart, City Manager  
Chairperson, Development Committee

**Re:** **Department of Planning, Development File No. 13-00221**  
**Development of Non-Conforming Lot**  
**Proposed Demolition of Dwelling and Construction of Single Detached Dwelling**  
**Civic No. 36 Blackhead Village Road (Ward 5)**  
**Rural Village Zone (RV) Zone**

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An application has been submitted to the Department of Planning and Development requesting permission to demolish the existing residence and construct a single detached dwelling located at the above-referenced location. The subject lot is Non-conforming as it does not meet the minimum zone requirements for Lot Area in the (RV) zone. The minimum Lot Area for development in the (RV) zone is 2,000 square metres. This lot has a Lot Area of 876 square metres.

The property is currently zoned (RV) under the St. John's Development Regulations. While the lot does not meet the minimum Lot Area requirements of the (RV) zone, its redevelopment may be allowed under Section 7.12.1 (c) of these Regulations.

Section 7.12.1 (c) of the St. John's Development Regulations, states:

*A Non-Conforming Lot may be developed, provided the Development:*

- 1. meets the requirements of these Regulations, except those pertaining to minimum Lot size and frontage; and*
- 2. is not in conflict with the policies set out in the Municipal Plan or any scheme or plan adopted by Council.*

**Recommendation:**

It is the recommendation that this application be Approved-in-Principle as a non-conforming lot in accordance with Section 7.12.1(c) of the Development Regulations subject to the following conditions:

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# ST. JOHN'S

1. Service NL approval for drilled well and septic disposal system.
2. The proposed dwelling must meet the yard requirements as stated in Section 10.42.3 of the St. John's Development Regulations.
3. Meeting any necessary requirements of the Department of Planning, Development and Engineering.



---

Robert Smart  
Chairperson, Development Committee

RS/sba

**REPORT / RECOMMENDATIONS TO COUNCIL**  
**Planning and Development Standing Committee**  
**Friday, December 20, 2013**

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**In Attendance:** Councillor Tom Hann, Chairperson  
Councillor Wally Collins  
Councillor Bruce Tilley  
Councillor Danny Breen  
Councillor Art Puddister  
Councillor Dave Lane  
Councillor Sandy Hickman  
Councillor Bernard Davis  
Councillor Jonathan Galgay (via teleconference)  
Robert Smart, City Manager  
Dave Blackmore, Deputy City Manager, PDE  
Brendan O'Connell, Director, Engineering  
Jason Sinyard, Director, Planning and Development  
Lindsay Lyghtle Brushett, Planner  
Karen Chafe, Recording Secretary

1. **Proposed Expansion to Scotia Centre  
Eastport Properties Ltd.  
235 Water Street (Ward 2)  
Commercial Central Retail (CCR) Zone – Heritage Area 2  
Planning File No. 13-00122/B-17-W.13**
- 

Mr. Phillip Pratt was in attendance to present the above noted proposal. He conducted a power point presentation, a copy of which is on file with the City Clerk's Department. Following a brief question and answer period and Mr. Pratt's retirement from the meeting at 12:20 p.m., the following motion was put forth:

**That the application for the proposed expansion to the Scotia Centre at 235 Water Street by Eastport Properties be referred to Council with a recommendation of Approval-in-Principle of the development subject to the following conditions:**

- **That the project meet all the conditions as determined by the Department of Planning, Development and Engineering;**
- **That the developer provide to the City's Parks Services Division an acceptable landscape design and art work for the remaining Water Street podium and the Harbor Drive podium;**

**ST. JOHN'S**

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- That the developer meet with staff and discuss other parking options which may be considered by Council under Section 9.2.2 (2) (IV)(b)(1) of these Regulations for off-street parking requirements;
- And that Council schedule a public meeting on the application to enable the public to engage and respond to the proposed development.

2. **Proposed Text Amendment for Building Line Setback  
Civic 292 Kenmount Road  
Applicant: Redwood Construction Ltd.  
Planning File No. REZ1300010**

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The Committee considered a memo dated December 13, 2013 from the Department of Planning, Development & Engineering regarding the above noted. The Committee recommends Council's approval of the following:

**That a text amendment for the new minimum building line setback, along noted arterial roads, as outlined in the attached resolution, be considered for approval subject to the Department of Planning being directed to advertise the amendment for public review and comment. Upon completion of this process, the amendment would then be referred to a future Regular Meeting of Council for consideration of adoption.**

3. **Proposed Amendments for Commercial and Residential Development  
(The Light House Project)  
83 & 90 Duckworth Street, Ward 2  
Applicant: Republic Properties Inc.  
Planning File No. B-17-D.3**

---

The Committee considered a memo dated December 20, 2013 from the Department of Planning, Development & Engineering regarding the above noted. The Committee recommends approval of the staff recommendation as follows:

**A Council Directive for the Regular Meeting of Council held on October 21, 2013, directed staff to proceed with the amendment process and draft the appropriate amendments to the St. John's Development Regulations. After further review of the St. John's Municipal Plan and discussion with the Legal Department, it has been determined that amendments should be made to both the St. John's Municipal Plan and Development Regulations to better manage the development of both buildings, their use and shared parking.**

**As a public meeting on the proposed development has already been held and the design of the project is not changing, it is recommended that the proposed amendments to the St. John's Municipal Plan and Development Regulations be advertised for public review and comment. If considered by Council, at a later stage the Municipal Plan amendment process would require a public hearing chaired by an independent commissioner appointed by Council.**

#### **4. Proposed Mobile Vending Location – Harbour Drive**

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The Committee considered a memo dated December 18, 2013 from the Director of Planning and Development regarding an application to operate a Beavertails franchise from a 24' mobile vending trailer on Harbour Drive. It is the applicant's intention to operate from May to November. Direction was requested as to whether Council wishes to grant additional spaces for mobile vending units resulting in the loss of parking spaces in the downtown; and secondly, if spaces are made available, should they be tendered rather than assigned to a particular applicant. The following points were outlined:

- Beavertails is a reputable Canadian based international franchise specializing in fried dough pastries and offering a mobile vending product currently not available in St. John's.
- The five downtown mobile vending locations (located on Water, Adelaide, George and New Gower St.) require mobile vending licenses and are currently occupied. However, mobile vendors wishing to operate on Harbor Drive are only required to pay for the parking meter space they use. This particular application, if approved, will result in the loss of two parking spaces on Harbor Drive.
- Given the ongoing development on Harbor Drive, which is anticipated to attract more foot traffic in the long run, the Committee felt that consideration should be given to designating a limited number of spaces in that area for mobile vendors.
- The concern about the loss of on-street parking space will be offset once the public parking garage is constructed.
- The Committee felt that given the growing popularity of mobile vending operations in major cities across the nation, it is appropriate to encourage such operations here which will also help revitalize Harbor Drive.

The following recommendations were put forth:

**That as there is currently no permit process in place for mobile vendors on Harbor Drive, the unsolicited application from *Beavertails* be approved subject to that franchise working with City staff to find an appropriate location on Harbor Drive.**

**In anticipation of future mobile vending proposals for the Harbor Drive area, the Committee further recommends that staff implement the same permit process already in place for the five sites situated on Water, Adelaide, George and New Gower St., by identifying and designating the most appropriate spaces on Harbor Drive for mobile vending.**

**That the City review its mobile vending policy so that consideration may be given to opportunities for mobile vending within the City's public parks and open spaces. Once a draft policy is developed, it will be referred back to this Committee for review and eventual approval.**

Councillor Tom Hann  
Chairperson



# MEMORANDUM

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**Date:** December 19, 2013

**To:** Chair and Members  
Planning and Development Committee

**Re:** **Planning File No. 13-00122/B-17-W.13**  
**Proposed Expansion to Scotia Centre**  
**Eastport Properties Ltd.**  
**235 Water Street Ward 2**  
**Commercial Central Retail (CCR) Zone-Heritage Area 2**

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An application has been submitted by Eastport Properties Ltd to the City requesting Approval-in-Principle for an expansion of Scotia Centre. The applicant has advised that the proposed extension will be constructed on the podium deck (open area) to the north and east side of the existing office tower. This redevelopment will be three (3) storeys in height and create 2,661 square metres of gross floor area. Primary use of the expanded area will be for offices while retail use is proposed for a portion of the ground floor fronting Water Street.

The front podium has an open area of approximately 647 square metres; 290 square metres of front podium deck will remain undeveloped under the expansion proposal. To encourage greater public use, the proponent intends to revitalize the rear of the property (Harbour Drive side) and Ayre's Lane comprising an area of about 500 square metres.

## BACKGROUND

The subject site is located in the (CCR) zone where the maximum height of a building is four (4) storeys and the maximum Floor Area Ratio (FAR) is set at 3.0. The site is also located within MAP F under the St. John's Development Regulations where Additional Building Height, up to ten (10) storeys and Floor Area Ratio (maximum 6.0) is permitted. If developed, the entire building will have a FAR of 4.5. This property is also located in the Heritage 2 Area.

The three (3) storey expansion is within the permitted height and preserves the existing Light Plane as required under Section 11.5 of these Regulations, LIGHT PLANES (as defined):

**LIGHT PLANES:** No Building shall project above a Light Plane of sixty (60E) degrees - at an elevation of 15 m, not exceeding 4 Storeys above Grade - when situated on a Lot Frontage on a Street designated on Map F, Section 3 of these Regulations, and as set out below:

# ST. JOHN'S

- Water Street: from Prescott Street to Brennan Street, *except for Atlantic Place (1995-06-09)*
- Central Street and John Street
- Prescott Street: from Duckworth Street to Harbour Drive
- Ayre's Cove

The expansion of 2,661 square metres will require the developer to provide one (1) on-site, off-street parking space for every sixty (60) square metres of Net Floor Area. The total parking required under Section 9.1.2(2)(I) (c) of these Regulations for the development is thirty-six (36) spaces. The applicant intends to provide a cash-in-lieu payment to meet the off-street parking requirements as part of approval for the development.

Section 9.2.2(2) (IV)(b)(1) of these Regulations state that where requested by the Applicant Council may permit the following:

Provision of a cash-in-lieu payment in satisfaction of part or all of the off-street parking space requirement pursuant to the applicable Downtown Parking Standard in an amount as established, from time to time, by resolution of Council.

## **TECHNICAL CONSIDERATIONS**

1. There are municipal sewer mains in Ayer's Cove that the development may connect to. There is water main in Water Street and Harbour Drive that the development may connect to. The applicant would be required to submit plans in accordance with the City's Commercial Development Policy should site work entail such engineering design.
2. There does not appear to be any specific traffic related concerns. Should the construction activities encroach into the street right of way the applicant will be required to submit a traffic control plan to the Streets and Traffic Department for review and comment.

## **CONCLUSION**

The proposed development appears to meet the conditions of permitted uses in Section 10.24.3 (1) of the St. John's Development Regulations for expansion to a building in the (CCR) zone. The Planning and Development Committee recommends Approval-in-Principle of the development subject to the following conditions:

1. The project meeting all the conditions as determined by the Department of Planning, Development and Engineering.

2. The developer provide to the City's Parks Services Division an acceptable landscape design and art work for the remaining Water Street podium and the Harbour Drive podium.
3. The developer shall meet with staff and discuss other parking options which may be considered by Council under Section 9.2.2(2) (IV)(b)(1) of these Regulations, Off-Street Parking Requirements.
4. Council schedule a Public meeting on the application to enable the public to engage and respond to the proposed development.

*(original signed)*

*(original signed)*

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Gerard Doran, CET  
Development Officer

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Jason Sinyard, P.Eng., MBA  
Director of Planning and Development

GD/JS/sba

# MEMORANDUM

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**Date:** December 13, 2013

**To:** Chair and Members  
Planning and Development Committee

**Re:** **Department of Planning File Number REZ1300010**  
**Proposed Text Amendment for Building Line Setback**  
**Civic 292 Kenmount Road**  
**Applicant: Redwood Construction Ltd.**

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An application was received to subdivide and redevelop Civic 292 Kenmount Road. The property is currently owned by Blue Buoy Foods and has three existing commercial buildings. The applicant, Redwood Construction Limited, wishes to purchase and redevelop the commercial building closest to Kenmount Road, therefore requiring that the property be subdivided. Once subdivided, based on current regulations, the other two commercial buildings would be located beyond the established building line for Kenmount Road and not meet the requirements of the Development Regulations.

Section 8.3 Building Lines and Yards of the St. John's Development Regulations provides direction on the establishment of building lines, with specific reference to those buildings located along the City's arterial streets. Current wording of this policy sets the building line at a specific distance from the road, without providing any discretion or flexibility.

This issue has recently been discussed by the City's Development Committee and with the Legal Department, who are both of the opinion that there is merit in considering a text amendment to the Development Regulations.

## RECOMMENDATION

Should the Planning and Development Committee agree to allow a text amendment for the new minimum building line setback, along noted arterial roads, it is recommended that the Department of Planning be directed to advertise the amendment for public review and comment. Upon completion of this process, the amendment would then be referred to a future Regular Meeting of Council for consideration of adoption.

This is provided for the consideration of the Planning and Development Committee.



Ken O'Brien, MCIP  
Manager, Planning & Information



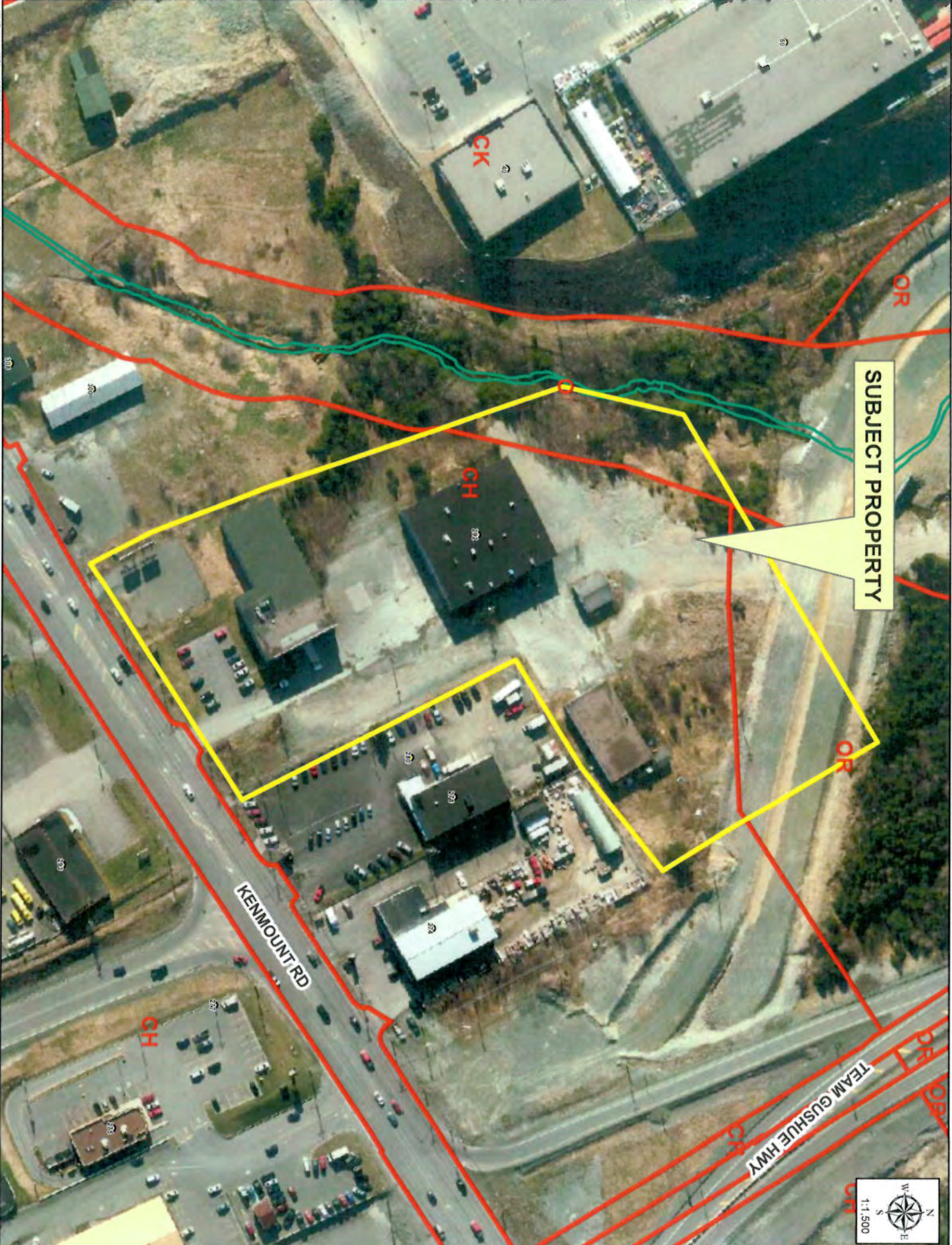
Lindsay Lyghtle Brushett, MCIP  
Planner

KO/LLB/sba

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# ST. JOHN'S

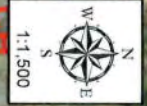
DEPARTMENT OF PLANNING, DEVELOPMENT AND ENGINEERING  
CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA



SUBJECT PROPERTY

KENMOUNT RD

TEAM GUSHUE HWY





**RESOLUTION  
ST. JOHN'S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 595, 2013**

**WHEREAS** the City of St. John's wishes to allow for minimum building lines along identified arterial streets.

**BE IT THEREFORE RESOLVED** that the City of St. John's hereby adopts the following text amendment to the St. John's Development Regulations in accordance with the provisions of the Urban and Rural Planning Act.

- 1. Repeal Section 8.3.1 ("Building Lines and Yards") and replace it with the following new section:**

**"8.3.1 Building Lines**

**Except as provided in Section 8.3.2 and notwithstanding Section 10, Council shall have the power to establish or re-establish the Building Line for any existing Street or Service Street, or for any Lots or individual Lot situated thereon, at any point or place that Council deems appropriate and that is not behind the actual line on which any existing Building is built. Further, Council shall have the power to require that any new Buildings constructed on Lots on existing Streets or Service Streets be built on, or at any specific point behind, the Building Line established or re-established pursuant to this Section."**

- 2. Repeal Section 8.3.2 ("Building Lines and Setbacks – Arterial Roads") and replace it with the following new section:**

**"8.3.2 Building Lines – Arterial**

**The following Arterial Streets shall have minimum Building Lines as indicated:**

- |                                |  |
|--------------------------------|--|
| <b>(a) Kenmount Road:</b>      | <b>35 m from the center line of the Street;</b>  |
| <b>(b) Logy Bay Road:</b>      | <b>25 m from the center line of the Street for that portion located between Harding Road and the City Limits;</b>                        |
| <b>(c) Portugal Cove Road:</b> | <b>25 m from the center line of the Street for that portion located between the intersection of MacDonald Drive and the City Limits;</b> |
| <b>(d) Topsail Road:</b>       | <b>30 m from the center line of the Street from Forbes Street west to City Limits;</b>   |
| <b>(e) Torbay Road:</b>        | <b>25 m from the center line of the Street."</b>   |

- 3. Repeal Section 10.20.3 (g) Building Line (minimum) and replace it with the following new section:**

**"10.20.3 (g) Building Line Setback (minimum)           6m"**

**BE IT FURTHER RESOLVED** that the City of St. John's requests the Minister of Municipal Affairs to register the proposed amendment in accordance with the requirements of the Urban and Rural Planning Act, 2000.

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on Behalf of Council this      day of      , 2014.



\_\_\_\_\_  
**Mayor**

\_\_\_\_\_  
**MCIP**

I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.

\_\_\_\_\_  
**City Clerk**

\_\_\_\_\_  
**Council Adoption**

\_\_\_\_\_  
**Provincial Registration**



# MEMORANDUM

**Date:** December 20, 2013

**To:** Chair and Members  
Planning and Housing Standing Committee

**Re:** **Department of Planning File Number B-17-D. 3**  
**Proposed Amendments for Commercial and Residential Development (The Light House Project)**  
**83 & 90 Duckworth Street, Ward 2**  
**Applicant: Republic Properties Inc.**

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A public meeting chaired by Councillor Frank Galgay was held on May 22, 2013, to provide an opportunity for public review and comment on the application submitted by Republic Properties Inc. to redevelop properties at 83 and 90 Duckworth Street for a joint development - a boutique hotel with ground-floor commercial space, and a residential building atop two levels of parking (one of which would be partly underground). The minutes of the public meeting were attached to a memorandum sent to a Regular Meeting of Council on October 21, 2013, along with copies of all written public representations received.

The following is an overview of the proposed development and the zone requirements for both sites:

**Civic Number 83 Duckworth Street (commercial property):** The proposal is to demolish the existing one (1) storey building as viewed from Duckworth Street and replace it with a six (6) storey building. The ground floor of the development would have commercial/retail use, while the upper storeys would be a boutique hotel with 25 sleeping units. Parking would be provided across the street at 90 Duckworth Street.

- Current zoning for the site is Commercial Central Mixed-Use (CCM).
- Proposed building height is six (6) storeys as measured from established grade along Duckworth Street (established grade is the average elevation of the ground where it meets the exterior or the front of a building).
- Floor-area ratio proposed is 4.55 (FAR is calculated based on a lot area of 507.57 square metres and a gross floor area of 2,310 square metres; when calculating FAR, we exclude parking and amenity space (storage), which the basement would be used for).
- Parking requirements based on the new Downtown Parking Standards require one (1) parking space for every 100 square metres of net floor area, and for new hotels one (1) space for every four (4) guest sleeping rooms. There is no banquet room in this development. Therefore four (4) spaces are required for the retail/commercial space (based on 355 square metres net floor area) and seven (7) spaces for the hotel, for a total of 11 spaces. These would be provided in the proposed new building across the street at Civic Number 90 Duckworth Street.

**Civic Number 90 Duckworth Street (former East End Fire Station):** The proposal is to demolish the existing two (2)-storey building and replace it with a new building consisting of three (3) storeys of residential units and two (2) levels of parking (one level is partly underground).

# ST. JOHN'S

DEPARTMENT OF PLANNING

CITY OF ST. JOHN'S - PO BOX 908 - ST. JOHN'S NL CANADA A1C 5M2 - WWW.STJOHN'S.CA


- Current zoning for the site is mostly Residential Downtown (RD), while a small portion of the property is within the Commercial Central Mixed-Use (CCM) Zone.
- The proposed development has 17 units and a floor-area ratio of 2.48 (FAR is calculated based on a lot area of 845 square metres and a gross floor area of 2,096 square metres). Parking is not included in FAR calculations.
- Density proposed is not more than 1 dwelling unit per 50 square metres.
- Proposed building height is four (4) storeys as measured from established grade along Ordnance Street (established grade is the average elevation of the ground where it meets the exterior or the front of a building). Please note that the building would be five (5) storeys high on Duckworth Street.
- The new Downtown Parking Standard requires 1 parking space per dwelling unit. Therefore 17 parking spaces are required.
- Parking is provided on-site for both 83 and 90 Duckworth. Total required parking for both buildings is 28 parking spaces; the 37 spaces proposed exceed the minimum required.

## RECOMMENDATIONS

A Council Directive for the Regular Meeting of Council held on October 21, 2013, directed staff to proceed with the amendment process and draft the appropriate amendments to the St. John's Development Regulations. After further review of the St. John's Municipal Plan and discussion with the Legal Department, it has been determined that amendments should be made to both the St. John's Municipal Plan and Development Regulations, to better manage the development of both buildings, their use and shared parking.


As a public meeting on the proposed development has already been held and the design of the project is not changing, it is recommended that the proposed amendments to the St. John's Municipal Plan and Development Regulations be advertised for public review and comment. If considered by Council, at a later stage the Municipal Plan amendment process would require a public hearing chaired by an independent commissioner appointed by Council.

This is provided for the consideration of the Planning and Housing Committee.



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Jason Sinyard, P. Eng., MBA  
Director of Planning & Development



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Lindsay Lyghtle Brushett, MCIP  
Planner

LLB/dlm

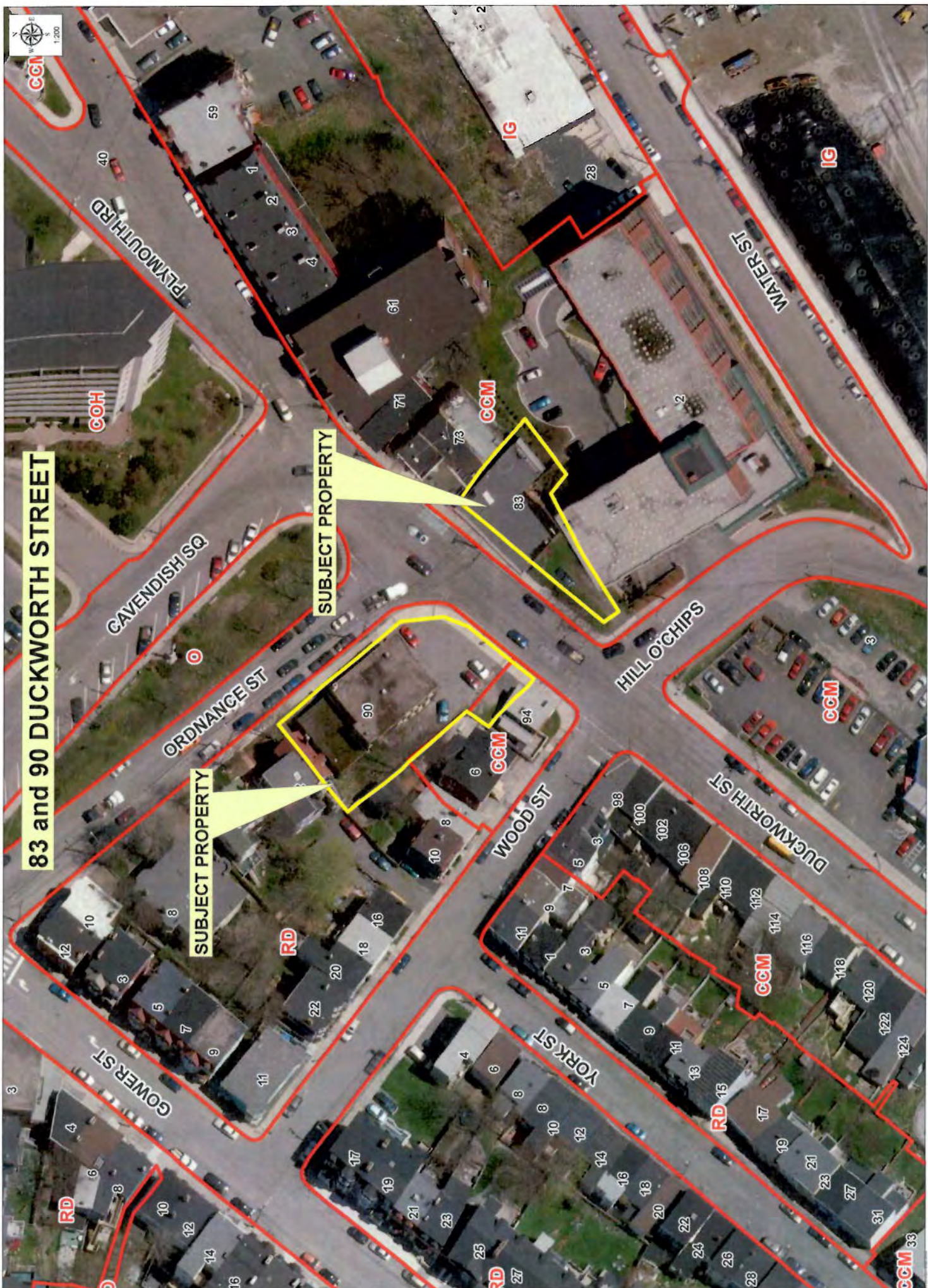
Attachments



**83 and 90 DUCKWORTH STREET**

**SUBJECT PROPERTY**

**SUBJECT PROPERTY**



**RESOLUTION  
ST. JOHN'S MUNICIPAL PLAN  
AMENDMENT NUMBER 124, 2013**

**WHEREAS** the City of St. John's wishes to make provision for the development of Civic 83 and 90 Duckworth Street [**Parcel ID # 16907 & 33781**].

**BE IT THEREFORE RESOLVED** that the City of St. John's hereby adopts the following text and map amendment to the St. John's Municipal Plan in accordance with the provisions of the Urban and Rural Planning Act:

1. "Introduce a new Land Use District to Part III of the Municipal Plan to read as follows:

"3.3.6 Commercial – Duckworth East Land Use District

Uses That May Be Permitted:

In this district, which applies only to Civic Number 83 & 90 Duckworth Street, the City may permit any or all of the following uses:

1. Retail;
2. Service shops;
3. Office;
4. Parking;
5. Transient accommodations; and
6. Residential.

Building Height and Area

Building height and floor area ratio shall be as provided for in the St. John's Development Regulations.

2. Redesignate land at Civic Number 83 and 90 Duckworth Street from the Commercial – Downtown (CD) Land Use District and the Residential Downtown (RD) Land Use District to the Commercial – Duckworth East (CDE) Land Use District as shown on Map III-1A attached."

**BE IT FURTHER RESOLVED** that the City of St. John's requests the Minister of Municipal Affairs to register the proposed amendment in accordance with the requirements of the Urban and Rural Planning Act, 2000.

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
**Mayor**

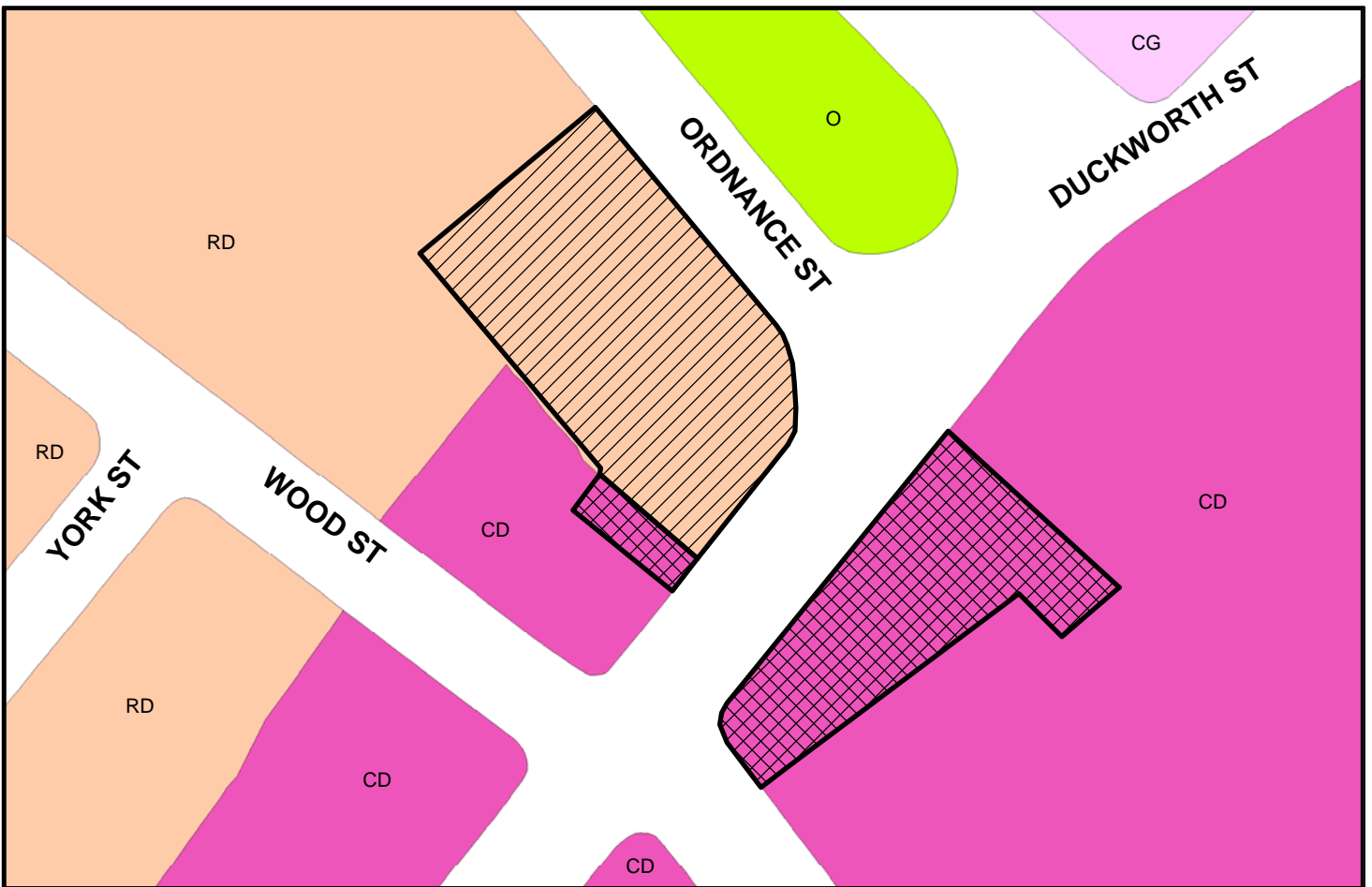
\_\_\_\_\_  
**MCIP**

I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.

\_\_\_\_\_  
**City Clerk**

\_\_\_\_\_  
**Council Adoption**

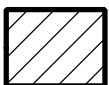
\_\_\_\_\_  
**Provincial Registration**



**CITY OF ST. JOHN'S  
MUNICIPAL PLAN  
Amendment No. 124, 2013  
[Map III-1B]**

2013 12 17 SCALE: 1:750  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING,  
DEVELOPMENT & ENGINEERING

**I hereby certify that this amendment  
has been prepared in accordance with the  
Urban and Rural Planning Act.**



AREA PROPOSED TO BE REDESIGNATED FROM  
RESIDENTIAL DOWNTOWN (RD) LAND USE DISTRICT TO  
COMMERCIAL DUCKWORTH EAST (CDE) LAND USE DISTRICT



AREA PROPOSED TO BE REDESIGNATED FROM  
COMMERCIAL DOWNTOWN (CD) LAND USE DISTRICT TO  
COMMERCIAL DUCKWORTH EAST (CDE) LAND USE DISTRICT

**83 & 90 DUCKWORTH STREET**

\_\_\_\_\_  
M.C.I.P. signature and seal

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Council Adoption

Provincial Registration

**RESOLUTION  
ST. JOHN'S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 589, 2013**

**WHEREAS** the City of St. John's wishes to make provision for the development of Civic 83 and 90 Duckworth Street [**Parcel ID # 16907 & 33781**].

**BE IT THEREFORE RESOLVED** that the City of St. John's hereby adopts the following text and map amendment to the St. John's Development Regulations in accordance with the provisions of the Urban and Rural Planning Act.

1. Add a new Zone to Section 10 of the Regulations.

“Section 10.50 Commercial – Duckworth East (CDE) Zone.

Purpose of this Zone: This zone sets forth the Uses and Zone Requirements in relation to the development of Civic Numbers 83 & 90 Duckworth Street.

10.50.1 Discretionary Uses

Commercial:

- a. Hotel
- b. Office
- c. Parking area
- d. Restaurant
- e. Retail Store
- f. Service Shop

Residential:

- a. Dwelling Units located in the second and/or higher Storeys of a Building

10.50.2 Zone Requirements

The following requirements shall apply to all uses:

- |                                  |   |
|----------------------------------|---|
| a. Floor Area Ratio (maximum)    | 4.6 – at property known as Civic No. 83 Duckworth Street<br>2.5 – at property known as Civic No. 90 Duckworth Street  |
| b. Building Height (maximum)     | 23 metres - measured at the established grade along Duckworth Street at property known as Civic No. 83 Duckworth Street<br>18 metres - measured at the established grade along Duckworth Street at property known as Civic No. 90 Duckworth Street  |
| c. Residential Density (maximum) | One (1) Dwelling Unit per 50 square metres of Lot Area  |
| d. Off-street Parking            | Notwithstanding anything else in the St. John's Development Regulations the minimum off-street parking requirement for the Civic No. 90 Duckworth Street site shall be established by the application of the Downtown Parking Standard, as provided for in section 9.1.2(2) of the said Regulations, to all uses and development at both the Civic No. 90 and Civic No. 83 Duckworth Street sites. The foregoing shall serve to satisfy any requirement for |

off-street parking to be provided at the Civic No. 83 Duckworth Street site.

2. Rezone land at Civic Number 83 and 90 Duckworth Street from the Commercial Central Mixed Use (CCM) Zone and the Residential Downtown (RD) Zone to the Commercial – Duckworth East (CDE) Zone as shown on Map Z-1A attached.”

**BE IT FURTHER RESOLVED** that the City of St. John’s requests the Minister of Municipal Affairs to register the proposed amendment in accordance with the requirements of the Urban and Rural Planning Act, 2000.

**IN WITNESS THEREOF** the Seal of the City of St. John’s has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

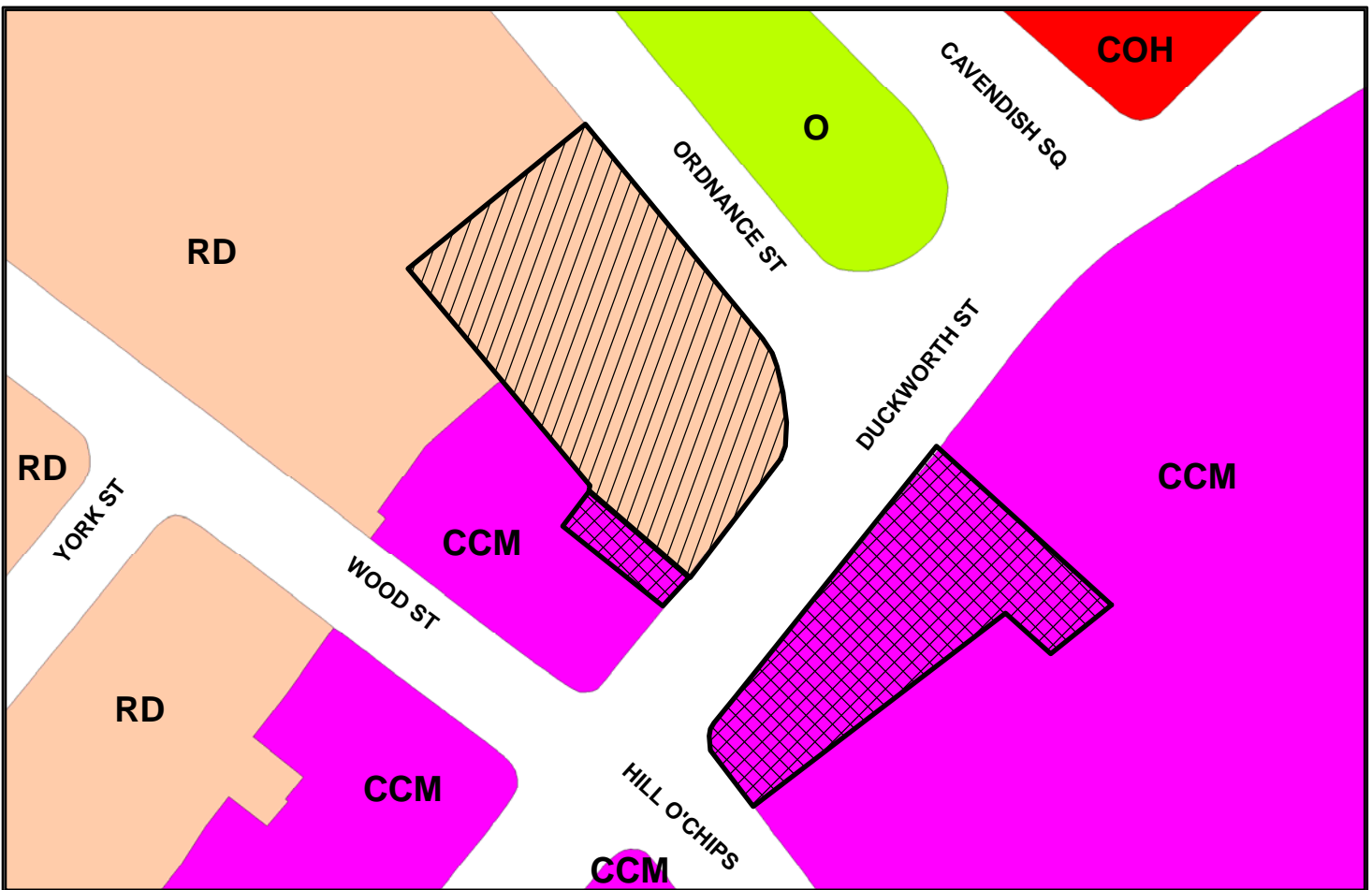
\_\_\_\_\_  
**Mayor**

\_\_\_\_\_  
**MCIP**  
I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.

\_\_\_\_\_  
**City Clerk**

\_\_\_\_\_  
**Council Adoption**

\_\_\_\_\_  
**Provincial Registration**



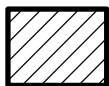
**CITY OF ST. JOHN'S  
DEVELOPMENT REGULATIONS  
Amendment No. 589, 2013  
[Map Z-1B]**

2013 12 17 SCALE: 1:750  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING,  
DEVELOPMENT & ENGINEERING

I hereby certify that this amendment  
has been prepared in accordance with the  
Urban and Rural Planning Act.



AREA PROPOSED TO BE REZONED FROM  
COMMERCIAL CENTRAL MIXED (CCM) LAND USE ZONE TO  
COMMERCIAL DUCKWORTH EAST (CDE) LAND USE ZONE



AREA PROPOSED TO BE REZONED FROM  
RESIDENTIAL DOWNTOWN (RD) LAND USE ZONE TO  
COMMERCIAL DUCKWORTH EAST (CDE) LAND USE ZONE

**83 & 90 DUCKWORTH STREET**

\_\_\_\_\_  
M.C.I.P. signature and seal

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Council Adoption

Provincial Registration



# MEMORANDUM

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Date: December 18, 2013

To: Chairperson and Members of the Planning & Development Committee

Re: **Proposed Mobile Vending Location – Harbour Drive**

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We have received an application seeking approval to operate a Beavertails franchise from a 24' mobile vending trailer on Harbour Drive. It is the applicant's intention to operate from May to November. Historically the City has not approved mobile vending spaces on Harbour Drive. Mobile venders have been permitted to use Harbour Drive on a daily basis and are required to pay the parking meter while there. If approved, the proposed 24' trailer will result in the loss of two parking spaces. However, it should be noted that one of the five current mobile vending spaces may be vacated as of December 31, 2013 and if Council reverted this space back to a metered parking space, the proposed Beavertails application would result in a net loss in the downtown of one parking space. To date all five downtown mobile vending locations are currently occupied. These include sites at Water Street, Adelaide Street, two on George Street and one on New Gower Street. The history of leased mobile vending spaces in the downtown is provided for your information:

- 1992 - 3 sites established in the Downtown for a 5 year term. 2 sites occupied & renewed on a continual basis since that time – Tony Pike on Adelaide Street & Ziggy's on Water Street.
- 1997 - Leases were given the first right of refusal by council for the continued lease of sites.
- 1999 – 3<sup>rd</sup> site on Adelaide Street adjacent Sundance leased for short term by several operators.
- 2002 – 3<sup>rd</sup> site on Adelaide Street was taken over by Ziggy's on continual basis since that time.
- 2003 – Council reinstated 5 year term for leasing spaces (CD# S2003-07-15/14).
- 2003 – 2 additional lease sites established in the Downtown in response to public demand.
  - Duckworth Street – leased by 2 separate operators for a short term.
  - George Street/Queen Street location adjacent Dooley's.
- 2007 – Duckworth Street site relocated to the north side vacant lot following a public notice.
- 2007 – In Conjunction with the relocation of the above site Council approved the use of an electric service from a mobile unit.
- 2008 – Council agreed to offer existing leases first option on renewal versus offering via public tender/5 year term due to there being no demand for sites. (CD# R2008-03-24/3).
- 2012 – Adelaide Street space adjacent to Kelly's Pub was relocated to George Street West as a result of new development.

# ST. JOHN'S

- 2012 - New mobile vending site approved for New Gower Street and used by "Long Dicks Sausage Emporium. This space was relocated from Duckworth Street.
- 2012 – George Street/Queen Street location was leased by "Kozy Kitchen".
- 2013 – New Gower Street site to be vacated by December 31, 2013.

There are two items for consideration with this proposal. Firstly, does Council wish to grant additional spaces for mobile vending units resulting in the loss of parking spaces in the downtown and secondly, if spaces are made available should they be tendered rather than assigned to a particular applicant.



Jason Sinyard, P.Eng., MBA  
Director of Planning & Development

JS/dlm

**Report/Recommendations  
Heritage Advisory Committee  
December 13, 2013**

**In Attendance:** Councillor Dave Lane, Co-Chair  
Councillor Sandy Hickman, Co-Chair  
George Chalker, Heritage Foundation of NL  
Taryn Sheppard, Nexter Representative  
Jeremy Bryant, NL Association of Architects  
Wayne Purchase, Downtown St. John's  
Dave Blackmore, Deputy City Manager of Planning, Development & Engineering  
Jason Sinyard, Director of Planning & Development  
Ken O'Brien, Chief Municipal Planner  
Sylvester Crocker, Manager of Technical Services  
Peter Mercer, Heritage Officer  
Margaret Donovan, Tourism Industry Coordinator

**1. 180 Military Road (Presentation Sisters Convent)**

The Committee considered an application for replacement of windows at the rear of 180 Military Road. The building is situated within the Ecclesiastical District and is also a heritage designated building.

**The Committee recommends approval of the window replacement subject to the applicant maintaining the existing configuration and style of the windows, preferably incorporating a fiber glass vertical slider or awning.**

**Councillor Dave Lane  
Co-Chair**

**Councillor Sandy  
Hickman Co-Chair**

**ST. JOHN'S**



**DEVELOPMENT PERMITS LIST**  
**DEPARTMENT OF PLANNING, DEVELOPMENT AND ENGINEERING**  
**FOR THE PERIOD OF December 5, 2013 TO January 1, 2014**

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
COM	Carl Yetman Architect Inc.	Construction of 2-Storey Extension to Existing Building	222 Kenmount Road	4	Approved	13-12-06
RES		Home Office	50 Gower Street	2	Approved	13-12-10
RES	Balnafad Co.	Two (2) Building Lots 1&2	Adjacent to 13 Walsh's Lane	5	Approved	13-12-18
RES		Demolition & Rebuild of Townhouse	6 Cumberland Crescent	4	Approved	13-12-30
RES	Southcott Homes	37 Residential Building Lots – Roncalli Ridge Subdivision	Portugal Cove Road at Craig Dobbin's Way	1	Approved	12-12-19

\* Code Classification:  
RES - Residential                      INST - Institutional  
COM - Commercial                      IND - Industrial  
AG - Agriculture  
OT - Other

\*\* This list is issued for information purposes only. Applicants have been advised in writing of the Development Officer's decision and of their right to appeal any decision to the St. John's Local Board of Appeal.

**Gerard Doran**  
**Development Officer**  
**Department of Planning**

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# Building Permits List

## Council's January 6, 2014 Regular Meeting

Permits Issued: 2013/12/12 To 2014/01/01

**CLASS: COMMERCIAL**

55 BOND ST	CO	COMMUNICATIONS USE
515 KENMOUNT RD -HAPPYS FIREWK	CO	RETAIL STORE
445 NEWFOUNDLAND DR	CO	RESTAURANT
121 KELSEY DRIVE, LOT 4/BLDG D	NC	OFFICE
355A MAIN RD	NC	ACCESSORY BUILDING
11 MAJOR'S PATH	NC	ACCESSORY BUILDING
20 ROPEWALK LANE	NC	ACCESSORY BUILDING
390 DUCKWORTH ST	RN	EATING ESTABLISHMENT
193 KENMOUNT RD	RN	RESTAURANT
40 ABERDEEN AVE	MS	RETAIL STORE
40 ABERDEEN AVE	MS	RETAIL STORE
56 ABERDEEN AVE	MS	RETAIL STORE
56A ABERDEEN AVE	MS	RETAIL STORE
1 ANDERSON AVE	MS	CLINIC
37 ANDERSON AVE	MS	EATING ESTABLISHMENT
260 BLACKMARSH RD	MS	RETAIL STORE
92 ELIZABETH AVE	MS	SERVICE SHOP
92 ELIZABETH AVE	MS	OFFICE
336 FRESHWATER RD	MS	COMMUNICATIONS USE
336 FRESHWATER RD	MS	OFFICE
12 GLENEYRE ST	MS	SERVICE SHOP
179 HAMLYN RD	MS	CLUB
78 HARVEY RD TIM HORTONS	MS	EATING ESTABLISHMENT
12-20 HIGHLAND DR	MS	CLINIC
55B KELSEY DR	MS	COMMUNICATIONS USE
55C KELSEY DR	MS	OFFICE
75 KELSEY DR	MS	EATING ESTABLISHMENT
54 KENMOUNT RD	MS	EATING ESTABLISHMENT
33 KENMOUNT RD	MS	OFFICE
35 KENMOUNT RD	MS	EATING ESTABLISHMENT
85-95 KENMOUNT RD	MS	CAR SALES LOT
193 KENMOUNT RD CLEARENCE CNTR	MS	RETAIL STORE
275 KENMOUNT RD	MS	EATING ESTABLISHMENT
345-349 MAIN RD	MS	EATING ESTABLISHMENT
446 NEWFOUNDLAND DR MR SUB	MS	EATING ESTABLISHMENT
445 NEWFOUNDLAND DR	MS	RESTAURANT
445 NEWFOUNDLAND DR	MS	RESTAURANT
57 OLD PENNYWELL RD	MS	PLACE OF AMUSEMENT
40 O'LEARY AVE	MS	RETAIL STORE
78 O'LEARY AVE	MS	RETAIL STORE
37 O'LEARY AVE	MS	RETAIL STORE
37 O'LEARY AVE	MS	OFFICE
20 PEET ST	MS	CAR SALES LOT
260 PORTUGAL COVE RD	MS	RETAIL STORE
30 ROPEWALK LANE	MS	EATING ESTABLISHMENT
117 ROPEWALK LANE MR SUB	MS	EATING ESTABLISHMENT
14 STAVANGER DR	MS	RESTAURANT
16 STAVANGER DR	MS	RETAIL STORE
386 STAVANGER DR	MS	COMMERCIAL SCHOOL
386 STAVANGER DR	MS	RETAIL STORE
386 STAVANGER DR	MS	SERVICE SHOP
15 STAVANGER DR	MS	RETAIL STORE
25 STAVANGER DR	MS	RETAIL STORE
15-27 STAVANGER DR	MS	RETAIL STORE
15-27 STAVANGER DR	MS	RETAIL STORE
92 THORBURN RD	MS	EATING ESTABLISHMENT

267 THORBURN RD-ARTISTIC	MS	LIGHT INDUSTRIAL USE
500 TOPSAIL RD	MS	EATING ESTABLISHMENT
506 TOPSAIL RD	MS	EATING ESTABLISHMENT
644 TOPSAIL RD	MS	CLUB
644 TOPSAIL RD	MS	COMMERCIAL SCHOOL
686 TOPSAIL RD	MS	RESTAURANT
248 TORBAY RD	MS	EATING ESTABLISHMENT
286 TORBAY RD COUNTRY KEEPSAKE	MS	RETAIL STORE
286 TORBAY RD	MS	RESTAURANT
286 TORBAY RD	MS	RETAIL STORE
320 TORBAY RD	MS	TAVERN
320 TORBAY RD	MS	RESTAURANT
320 TORBAY RD	MS	EATING ESTABLISHMENT
436 TORBAY RD	MS	NURSERY SCHOOL
464 TORBAY RD	MS	RETAIL STORE
585 TORBAY RD	MS	RETAIL STORE
475 WATER ST	SN	TRANSPORTATION DEPOT
15 HEBRON WAY (SERVICE SHED)	NC	ACCESSORY BUILDING
15 ABERDEEN AVE	NC	ACCESSORY BUILDING
180 SOUTHSIDE RD	NC	ACCESSORY BUILDING
2 STEAD PL	SW	DAY CARE CENTRE
27 COOKSTOWN RD	RN	MIXED USE
13-15 PIPPY PL	RN	UNDERTAKERS ESTABLISHMENT
156 DUCKWORTH ST	RN	RETAIL STORE
90 PEARLTOWN RD	SW	AGRICULTURE
57 OLD PENNYWELL RD, FLOOR 1&2	RN	OFFICE
95 BONAVENTURE AVE	RN	OFFICE
115 DUCKWORTH ST	RN	OFFICE
215 WATER ST- SUITE 511	RN	OFFICE
125 HARBOUR DR	RN	RESTAURANT
HEBRON WAY MILESTONE'S RESTAUR	SW	RETAIL STORE

THIS WEEK \$ 4,285,442.00

**CLASS: RESIDENTIAL**

372 BACK LINE	NC	ACCESSORY BUILDING
67 CHEROKEE DR	NC	ACCESSORY BUILDING
43 CHERRYBARK CRES, LOT 233	NC	SINGLE DETACHED & SUB.APT
85 COWAN AVE	NC	FENCE
6 DOUGLAS ST, LOT 249	NC	SINGLE DETACHED DWELLING
8 DOUGLAS ST LOT 250	NC	SINGLE DETACHED & SUB.APT
12 GIBBON PL	NC	FENCE
6 KENAI CRES LOT 179	NC	SINGLE DETACHED DWELLING
32 KENAI CRES	NC	ACCESSORY BUILDING
70 KENAI CRES, LOT 210	NC	SINGLE DETACHED DWELLING
104 PEARLTOWN RD	NC	PATIO DECK
35 PORTUGAL COVE RD	NC	PATIO DECK
246 STAVANGER DR, LOT 68	NC	SINGLE DETACHED DWELLING
3 TANSLEY ST, LOT 56	NC	SINGLE DETACHED DWELLING
26 SITKA ST	NC	ACCESSORY BUILDING
95 JASPER ST	CO	HOME OCCUPATION
404 EMPIRE AVE	EX	SINGLE DETACHED DWELLING
89 BARTER'S HILL	RN	SINGLE DETACHED DWELLING
19 BOYLE ST	RN	SINGLE DETACHED & SUB.APT
102 CODROY PL	RN	SINGLE DETACHED DWELLING
3 KENAI CRES	RN	SUBSIDIARY APARTMENT
47 LONG BEACH ST	RN	SINGLE DETACHED DWELLING
55 ST. CLARE AVE	RN	SINGLE DETACHED DWELLING
12 GLENEYRE ST	MS	RETAIL STORE
497 KENMOUNT RD	MS	CAR SALES LOT
24 STAVANGER DR	MS	RETAIL STORE

THIS WEEK \$ 1,888,540.00

**CLASS: DEMOLITION**

180 SOUTHSIDE RD-PIER 22

DM HOME OFFICE

THIS WEEK \$ 850,000.00

THIS WEEK'S TOTAL: \$ 7,023,982.00

REPAIR PERMITS ISSUED: 2013/12/12 TO 2014/01/01 \$ 43,000.00

LEGEND

CO CHANGE OF OCCUPANCY      SN SIGN  
NC NEW CONSTRUCTION      SW SITE WORK  
RN RENOVATIONS      EX EXTENSION  
MS MOBILE SIGN      DM DEMOLITION

<b>YEAR TO DATE COMPARISONS</b>			
<b>January 6, 2014</b>			
<b>TYPE</b>	<b>2013</b>	<b>2014</b>	<b>% VARIANCE (+/-)</b>
Commercial	\$108,300,100.00	\$0.00	-100
Industrial	\$2,300,000.00	\$0.00	-100
Government/Institutional	\$79,800,000.00	\$0.00	-100
Residential	\$160,500,000.00	\$0.00	-100
Repairs	\$4,700,100.00	\$0.00	-100
Housing Units(1 & 2 Family Dwelling	\$446.00	\$0.00	
<b>TOTAL</b>	<b>\$355,600,200.00</b>	<b>\$0.00</b>	<b>-100</b>

Respectfully Submitted,

Jason Sinyard, P. Eng., MBA  
Director of Planning & Development



# MEMORANDUM

## Weekly Payment Vouchers For The Week Ending December 18, 2013

### Payroll

Public Works	\$ 494,689.96
Bi-Weekly Administration	\$ 746,786.48
Bi-Weekly Management	\$ 723,680.03
Bi-Weekly Fire Department	\$ 561,210.72
Accounts Payable	\$3,758,210.70
<b>Total:</b>	<b>\$ 6,284,577.89</b>

# ST. JOHN'S

NAME	CHEQUE #	DESCRIPTION	AMOUNT
TRANSOFT SOLUTIONS INC.	00062317	SOFTWARE UPGRADE	\$1,310.80
NEWFOUNDLAND POWER	00062318	ELECTRICAL SERVICES	\$64,253.73
BRYAN, TARA	00062319	DESIGN ARTWORK CONVENTION CENTRE	\$25,000.00
DEBORAH PETITE	00062320	COURT OF APPEAL REFUND	\$60.00
LLOYD & BLANCH GARF	00062321	COURT OF APPEAL REFUND	\$60.00
INFINITY CONSTRUCTION	00062322	PROGRESS PAYMENT	\$240,952.93
BELL MOBILITY	00062323	CELLULAR PHONE USAGE	\$191.80
NORTH ATLANTIC ISLAND PASS	00062324	DIESEL & GAS	\$95.53
EUGENE HOWLETT	00062325	REFUND MAINTENANCE SECURITY	\$2,000.00
RECREONICS INC.	0000000716	PROMOTIONAL ITEMS	\$1,137.25
GRAND CONCOURSE AUTHORITY	00062326	MAINTENANCE CONTRACTS	\$3,516.36
CREATIVE BOOK PUBLISHING	00062327	PROMOTIONAL ITEMS	\$215.20
LA BREA INT'L INC.	00062328	PROMOTIONAL MATERIALS	\$1,202.34
JOHNSON INVESTMENTS INC.	00062329	PROFESSIONAL SERVICES	\$274.87
HOLLAND NURSERIES LTD.	00062330	FLORAL ARRANGEMENT	\$67.80
BELL MOBILITY	00062331	CELLULAR PHONE USAGE	\$332.82
BRUCE W. CHAFE	00062332	PROFESSIONAL SERVICES	\$240.00
THE MAGIC BEAN TOY SHOPPE AND BOUTIQUE	00062333	PROMOTIONAL ITEMS	\$3,302.30
S & L ENTERPRISE	00062334	RENTAL OF EQUIPMENT	\$31,381.71
DESTINATION ST. JOHN'S	00062335	SPORT TOURISM PARTNERSHIP	\$8,000.00
COLETTE NAP ARCHITECT INC.,	00062336	PROFESSIONAL SERVICES	\$510.76
PITCHER, ROXANNE	00062337	OVERPAYMENT OF RENT	\$62.00
LAURIE LEEHANE	00062338	HONORARIUM	\$522.00
NEWFOUNDLAND POWER	00062339	ELECTRICAL SERVICES	\$362,955.75
PARTS FOR TRUCKS INC.	00062340	REPAIR PARTS	\$2,772.32
NEWCAP BROADCASTING LTD.	00062341	PUBLIC ANNOUNCEMENTS	\$734.50
TRIDENT CONSTRUCTION	00062342	PROGRESS PAYMENT	\$287,515.30
INDUSTRY CANADA ALS FINANCIAL CENTRE	00062343	RADIO RENEWAL LICENCE FEE	\$2,139.20
RICK MAGILL	00062344	CLEANING SERVICES	\$120.00
POMERLEAU INC.,	00062345	PROGRESS PAYMENT	\$839,430.38
VIPOND INC.,	00062346	PROGRESS PAYMENT	\$136,723.59
CITY OF ST. JOHN'S	00062347	REPLENISH PETTY CASH	\$299.68
ST. JOHN'S TRANSPORTATION COMMISSION	00062348	INSURANCE/ OIL/ DIESEL FOR OLD METRO BUILDIN	\$17,834.45
RECEIVER GENERAL FOR CANADA	00062349	PAYROLL DEDUCTIONS	\$114,616.74
RECEIVER GENERAL FOR CANADA	00062350	PAYROLL DEDUCTIONS	\$4,612.91
PUBLIC SERVICE CREDIT UNION	00062351	PAYROLL DEDUCTIONS	\$6,322.31
RUNNING THE GOAT BOOKS & BROADSIDES COVE ROAD	00062352	TOM DAWE LEGACY PROJECT	\$2,482.52
GILLINGHAM, SHAWN	00062353	REIMBURSEMENT FOR COURSE	\$200.00
DAWE, BARBARA	00062354	TRAVEL REIMBURSEMENT	\$1,226.57
BURTON, JOHN	00062355	REIMBURSEMENT FOR IPHONE ACCESSORIES	\$163.24
DEACON INVESTMENTS LTD.	00062356	COURT OF APPEAL REFUND	\$200.00
TRINAV PROPERTIES INC.	00062357	COURT OF APPEAL REFUND	\$200.00
KAELAM MATTHEW POWER	00062358	COURT OF APPEAL REFUND	\$60.00
CARLA KING	00062359	COURT OF APPEAL REFUND	\$60.00

NAME	CHEQUE #	DESCRIPTION	AMOUNT
DAMIAN CASTRO & CAROLINA TYTLEMAN	00062360	COURT OF APPEAL REFUND	\$60.00
GORDON BARNES	00062361	2013 HONORARIA	\$2,400.00
WELSH, SHERRY	00062362	2013 HONORARIA	\$900.00
HURLEY, ANNETTE	00062363	2013 HONORARIA	\$400.00
ELIZABETH HOWARD	00062364	2013 HONORARIA	\$200.00
ERIN HEYS	00062365	2013 HONORARIA	\$100.00
AMANADA SWEERS	00062366	2013 HONORARIA	\$75.00
HOLLY LAWRENCE	00062367	2013 HONORARIA	\$75.00
ACKLANDS-GRAINGER	00062368	INDUSTRIAL SUPPLIES	\$1,388.02
ADT SECURITY SERVICES CANADA	00062369	MONITORING AND/OR MAINTENANCE CHARGES	\$118.93
MEDICAL TECHNOLOGY W-B INC.	00062370	RECREATION SUPPLIES	\$4,813.80
REARDON CONSTRUCTION & DEVELOPMENT LTD.	00062371	REFUND MUNICIPAL TAX	\$382.62
AIR COOLED ENGINE SERVICE LTD.	00062372	REPAIR PARTS	\$611.68
SERVICEMASTER CONTRACT SERVICE	00062373	CLEANING SERVICES	\$485.90
ANIXTER CANADA INC.	00062374	REPAIR PARTS	\$1,423.80
ASHFORD SALES LTD.	00062375	REPAIR PARTS	\$279.90
PROFESSIONAL ENGINEERS AND GEOSCIENTISTS NFLD & LA	00062376	MEMBERSHIP DUES	\$306.68
ATLANTIC OFFSHORE MEDICAL SERV	00062377	MEDICAL SERVICES	\$1,271.25
ATLANTIC PURIFICATION SYSTEM LTD	00062378	WATER PURIFICATION SUPPLIES	\$3,592.90
MUNICIPAL CONSTRUCTION LIMITED	00062379	ASPHALT	\$8,662.48
COSTCO WHOLESALE	00062380	MISCELLANEOUS SUPPLIES	\$552.28
BRINK'S CANADA LIMITED	00062381	DELIVERY SERVICES	\$30.26
JACKIE'S CATERING & CANTEEN SERVICES	00062382	MEAL ALLOWANCES	\$400.00
KELLOWAY CONSTRUCTION LIMITED	00062383	CLEANING SERVICES	\$36,216.50
RDM INDUSTRIAL LTD.	00062384	INDUSTRIAL SUPPLIES	\$86.61
ROBERT BAIRD EQUIPMENT LTD.	00062385	RENTAL OF EQUIPMENT	\$2,737.85
DISCOUNT CAR & TRUCK RENTALS	00062386	VEHICLE RENTAL	\$1,524.37
QUEEN'S PRINTER	00062387	ADVERTISING	\$274.59
NEWFOUNDLAND EXCHEQUER ACCOUNT	00062388	WATER QUALITY AGREEMENT	\$36,160.00
HERCULES SLR INC.	00062389	REPAIR PARTS	\$874.82
BATTLEFIELD EQUIP. RENTAL CORP	00062390	REPAIR PARTS	\$1,356.90
DONALD C PECKHAM	00062391	COMMISSIONER - ASSESSMENT REVIEW COURT	\$1,990.00
GRAND CONCOURSE AUTHORITY	00062392	MAINTENANCE CONTRACTS	\$13,252.04
CABOT PEST CONTROL	00062393	PEST CONTROL	\$2,210.73
CARR MCLEAN	00062394	OFFICE SUPPLIES	\$770.66
INTEGRATED OCCUPATIONAL HEALTH SERVICES	00062395	JOBSITE ANALYSIS	\$866.25
CANADIAN BROADCASTING CORP.	00062396	RENTAL OF TOWER SPACE	\$18,842.75
TWIN CITIES IMAGING	00062397	UNIFORMS (EMBROIDERY)	\$5,068.49
CHARLES R. BELL LTD.	00062398	APPLIANCES	\$1,137.91
HOSPITALITY NEWFOUNDLAND AND LABRADOR	00062399	MEMBERSHIP DUES	\$344.65
WASTE MANAGEMENT	00062400	PROFESSIONAL SERVICES	\$350.61
CREDIT INFORMATION SERVICES NFLD LTD.	00062401	CREDIT INFORMATION	\$57.63
ROCKWATER PROFESSIONAL PRODUCT	00062402	CHEMICALS	\$8,335.89
NEWCAP BROADCASTING LTD.	00062403	PUBLIC ANNOUNCEMENTS	\$6,551.74

NAME	CHEQUE #	DESCRIPTION	AMOUNT
STANTEC CONSULTING LTD. (SCL)	00062404	PROFESSIONAL SERVICES	\$545.52
BLACK & MCDONALD LIMITED	00062405	PROFESSIONAL SERVICES	\$4,468.00
GRAPHIC ARTS & SIGN SHOP LIMITED	00062406	SIGNAGE	\$932.93
DESTINATION ST. JOHN'S	00062407	ADVERTISING	\$4,479.50
PIZZA DELIGHT	00062408	REFRESHMENTS	\$87.94
BARNES/BOWMAN DISTRIBUTION	00062409	REPAIR PARTS	\$51.47
PINETREE MANUFACTURING CO. LTD.	00062410	DISTRIBUTION BOX (PARKS DEPT.)	\$79.04
CANADIAN INSTITUTE OF PLANNERS	00062411	MEMBERSHIP DUES	\$425.51
BRENKIR INDUSTRIAL SUPPLIES	00062412	PROTECTIVE CLOTHING	\$904.05
JLG TRANSPORATION LTD.	00062413	TAXI SERVICES	\$40.50
OFFICEMAX GRAND & TOY	00062414	OFFICE SUPPLIES	\$423.63
OUTFITTERS	00062415	PROTECTIVE CLOTHING	\$3,421.41
CHRISTMAS WAREHOUSE	00062416	XMAS TREE	\$676.87
ATLANTIC TRAILER & EQUIPMENT	00062417	REPAIR PARTS	\$490.65
LEVITT SAFETY	00062418	SAFETY SUPPLIES	\$12,646.79
LEXISNEXIS CANADA INC.	00062419	PUBLICATION	\$191.63
TERRA NOVA VETERINARY CLINIC	00062420	PROFESSIONAL SERVICES	\$45.20
CHESTER DAWE CANADA - O'LEARY AVE	00062421	BUILDING SUPPLIES	\$708.67
AIR LIQUIDE CANADA INC.	00062422	CHEMICALS AND WELDING PRODUCTS	\$38,404.52
HISCOCK'S SPRING SERVICE	00062423	REPAIR PARTS	\$373.05
DAVE CARROLL	00062424	BAILIFF SERVICES	\$38.00
WAL-MART 3196-ABERDEEN AVE.	00062425	MISCELLANEOUS SUPPLIES	\$322.72
ROGERS CABLE	00062426	INTERNET SERVICES	\$287.02
SOBEY'S INC	00062427	PET SUPPLIES	\$80.82
NORTH ATLANTIC SYSTEMS	00062428	REPAIR PARTS	\$1,723.14
MAC TOOLS	00062429	TOOLS	\$1,419.36
ALLAN MURPHY'S MOBILE WELDING SERVICES	00062430	REPAIRS TO EQUIPMENT	\$341.83
NORTH ATLANTIC SUPPLIES INC.	00062431	REPAIR PARTS	\$180.80
SUBWAY	00062432	MEAL ALLOWANCES	\$39.55
ATLANTIC HOME FURNISHINGS LTD	00062433	APPLIANCES	\$516.41
PF COLLINS CUSTOMS BROKER LTD	00062434	DUTY AND TAXES	\$51.45
COLONIAL GARAGE & DIST. LTD.	00062435	AUTO PARTS	\$13,114.68
SAFWAY SERVICES CANADA INC.	00062436	SCAFFOLD STORAGE RACKS	\$302.64
CONSTRUCTION SIGNS LTD.	00062437	SIGNAGE	\$6,625.87
SCOTT WINSOR ENTERPRISES INC.,	00062438	REMOVAL OF GARBAGE & DEBRIS	\$8,130.35
BALNAFAD CO. LTD.	00062439	REFUND MAINTENANCE SECURITY	\$3,000.00
MASK SECURITY INC.	00062440	TRAFFIC CONTROL	\$4,491.09
MAXXAM ANALYTICS INC.,	00062441	WATER PURIFICATION SUPPLIES	\$320.08
CRANE SUPPLY LTD.	00062442	PLUMBING SUPPLIES	\$1,645.85
JAMES G CRAWFORD LTD.	00062443	PLUMBING SUPPLIES	\$626.34
HETEK SOLUTIONS INC.	00062444	REPAIR PARTS	\$13,419.28
LONG & MCQUADE	00062445	REAL PROGRAM	\$592.00
HANLONS TAEWONDO	00062446	REAL PROGRAM	\$2,292.00
KENDALL ENGINEERING LIMITED	00062447	PROFESSIONAL SERVICES	\$11,643.80

NAME	CHEQUE #	DESCRIPTION	AMOUNT
CRAWFORD & COMPANY CANADA INC	00062448	ADJUSTING FEES	\$474.00
CABOT READY MIX LIMITED	00062449	DISPOSAL OF USED CONCRETE	\$398.38
DICKS & COMPANY LIMITED	00062450	OFFICE SUPPLIES	\$1,333.11
WAJAX POWER SYSTEMS	00062451	REPAIR PARTS	\$28.92
HITECH COMMUNICATIONS LIMITED	00062452	REPAIRS TO EQUIPMENT	\$874.20
REEFER REPAIR SERVICES LTD.	00062453	REPAIR PARTS	\$233.06
ASTRO PARADE FLOAT MATERIALS	00062454	SPIRAL SNOWFLAKE POLE MOUNT (PARADE)	\$3,769.50
CANADIAN TIRE CORP.-ELIZABETH AVE.	00062455	MISCELLANEOUS SUPPLIES	\$137.54
CANADIAN TIRE CORP.-MERCHANT DR.	00062456	MISCELLANEOUS SUPPLIES	\$161.43
CANADIAN TIRE CORP.-KELSEY DR.	00062457	MISCELLANEOUS SUPPLIES	\$536.59
JAMES R EALES EQUIP RENTAL LTD	00062458	RENTAL OF EQUIPMENT	\$1,084.80
EAST CHEM INC.	00062459	CHEMICALS	\$648.16
EASTERN MEDICAL SUPPLIES	00062460	MEDICAL SUPPLIES	\$73.34
ELECTRIC MOTOR & PUMP DIV.	00062461	REPAIR PARTS	\$385.33
ENVIROMED ANALYTICAL INC.	00062462	REPAIR PARTS AND LABOUR	\$84.75
ESRI CANADA	00062463	TRAINING COURSE	\$197.75
THE TELEGRAM	00062464	ADVERTISING	\$5,953.30
DOMINION STORE 935	00062465	MISCELLANEOUS SUPPLIES	\$223.97
BASIL FEARN 93 LTD.	00062466	REPAIR PARTS	\$719.36
IPS INFORMATION PROTECTION SERVICES LTD.	00062467	PAPER SHREDDED ON SITE	\$830.55
EMERGENCY REPAIR LIMITED	00062468	AUTO PARTS AND LABOUR	\$6,429.99
EXECUTIVE TAXI LIMITED	00062469	TRANSPORTATION SERVICES	\$190.97
REDWOOD CONSTRUCTION LIMITED	00062470	REFUND MAINTENANCE SECURITY	\$3,000.00
O'KEEFE'S FLOWERS	00062471	FLOWERS	\$101.70
CONTROL PRO DISTRIBUTOR INC.	00062472	REPAIR PARTS	\$93.25
FULL STEAM CLEANING SERVICES	00062473	CLEANING SERVICES	\$565.00
ARTHUR JAMES CLOTHING CO.	00062474	RECREATION SUPPLIES	\$3,973.08
PRINCESS AUTO	00062475	MISCELLANEOUS ITEMS	\$71.12
IMPACT SIGNS AND GRAPHICS	00062476	SIGNAGE	\$565.00
MILLENNIUM EXPRESS	00062477	COURIER SERVICES	\$191.54
STELLAR INDUSTRIAL SALES LTD.	00062478	INDUSTRIAL SUPPLIES	\$232.67
PROVINCIAL FENCE PRODUCTS	00062479	FENCING MATERIALS	\$1,044.12
PETTY HARBOUR CANVAS CO. LTD.	00062480	2 TARPS & 1 REPAIR TARP	\$1,163.90
SPECTRUM NASCO	00062481	FIRE DEPARTMENT SUPPLIES	\$694.72
XYLEM CANADA COMPANY	00062482	REPAIR PARTS	\$863.58
XYLEM CANADA COMPANY	00062483	REPAIR PARTS	\$1,066.72
STARGARDEN GROUP	00062484	PROFESSIONAL SERVICES	\$678.00
SCOPE MEDIA INC.	00062485	ADVERTISING	\$512.57
HARRIS & ROOME SUPPLY LIMITED	00062486	ELECTRICAL SUPPLIES	\$96.32
HARVEY & COMPANY LIMITED	00062487	REPAIR PARTS	\$7,991.52
A HARVEY & CO. LTD.	00062488	ROAD SALT	\$74,367.19
HARVEY'S OIL LTD.	00062489	PETROLEUM PRODUCTS	\$32,341.41
BOMA NL	00062490	WORKSHOP FEES	\$339.00
BRENNTAG CANADA INC	00062491	CHLORINE	\$34,709.81

NAME	CHEQUE #	DESCRIPTION	AMOUNT
PRACTICAR CAR & TRUCK RENTALS	00062492	VEHICLE RENTAL	\$1,740.53
GRAYMONT (NB) INC.,	00062493	HYDRATED LIME	\$19,150.47
STELLA BURRY COMMUNITY SER.	00062494	HPS FUNDING	\$31,000.00
NU-QUEST DISTRIBUTION INC.	00062495	REPAIR PARTS	\$488.16
GLOBAL KNOWLEDGE NETWORK (CANADA) INC.	00062496	COURSE FEES (2 PEOPLE)	\$5,074.84
CORPUS CHRISTI PARISH	00062497	REFUND MUNICIPAL TAX	\$51.04
BELL DISTRIBUTION INC.,	00062498	CELL PHONES & ACCESSORIES	\$338.60
HOLDEN'S TRANSPORT LTD.	00062499	RENTAL OF EQUIPMENT	\$6,294.10
SWISS CHALET	00062500	MEAL ALLOWANCES	\$58.01
CAR GUYS APPEARANCE CENTER INC.	00062501	AUTO CLEANING	\$541.15
UCP PAINTS INC.,	00062502	PAINT	\$7,626.14
HUMPHRY'S RESTAURANT & PUB	00062503	LUNCHEON	\$810.24
WEIR MINERALS CANADA	00062504	REPAIR PARTS	\$8,381.23
SCOTIA RECYCLING (NL) LIMITED	00062505	DISPOSAL SERVICES	\$145,870.40
IMPRINT SPECIALTY PROMOTIONS LTD	00062506	PROMOTIONAL ITEMS	\$846.37
ONX ENTERPRISE SOLUTIONS LIMITED	00062507	SOFTWARE RENEWAL	\$1,145.59
IDEXX LABORATORIES	00062508	VETERINARY SUPPLIES	\$894.96
BOSCH REXROTH CANADA CORP.	00062509	REPAIR PARTS	\$112.32
KAVANAGH & ASSOCIATES	00062510	PROFESSIONAL SERVICES	\$30,287.28
KEEP COOL REFRIGERATION & AIR CONDITIONING LTD.	00062511	PROFESSIONAL SERVICES	\$456.52
WORK AUTHORITY	00062512	CLOTHING ALLOWANCE	\$141.25
ATLANTICA MECHANICAL SERVICES	00062513	PROFESSIONAL SERVICES	\$2,598.92
BACCALIEU TRAIL ANIMAL HOSPITAL	00062514	PROFESSIONAL SERVICES	\$2,034.00
HICKEY'S TIMBER MART	00062515	BUILDING SUPPLIES	\$79.04
KERR CONTROLS LTD.	00062516	INDUSTRIAL SUPPLIES	\$420.43
KING'S PLUMBING & HEATING LTD.	00062517	PLUMBING SUPPLIES	\$8,966.86
57325 NEWFOUNDLAND & LARBRADOR	00062518	RENTAL OF CARIBOU COMPLEX	\$440.00
MODERN MILLWORK & CABINETRY LTD.	00062519	PROFESSIONAL SERVICES	\$1,231.70
MANNA EUROPEAN BAKERY AND DELI LTD	00062520	REFRESHMENTS	\$125.62
JT MARTIN & SONS LTD.	00062521	HARDWARE SUPPLIES	\$118.65
WAJAX INDUSTRIAL COMPONENTS	00062522	REPAIR PARTS	\$65.45
NU-WAY EQUIPMENT RENTALS	00062523	RENTAL OF EQUIPMENT	\$9,566.58
NEWFOUND DISPOSAL SYSTEMS LTD.	00062524	DISPOSAL SERVICES	\$32,787.87
TRC HYDRAULICS INC.	00062525	REPAIR PARTS	\$191.31
NFLD KUBOTA LTD.	00062526	REPAIR PARTS & SNOW BLOWER	\$24,660.44
BELL ALIANT	00062527	TELEPHONE SERVICES	\$55.70
R NICHOLLS DISTRIBUTORS INC.	00062528	PROTECTIVE CLOTHING	\$395.50
PENNECON ENERGY HYDRAULIC SYSTEMS	00062529	REPAIR PARTS	\$134.02
PBA INDUSTRIAL SUPPLIES LTD.	00062530	INDUSTRIAL SUPPLIES	\$591.40
GCR TIRE CENTRE	00062531	TIRES	\$25,525.85
PERIDOT SALES LTD.	00062532	REPAIR PARTS	\$1,376.15
PETER PAN SALES LTD.	00062533	SANITARY SUPPLIES	\$112.14
POWERLITE ELECTRIC LTD.	00062534	ELECTRICAL PARTS	\$80.80
K & D PRATT LTD.	00062535	REPAIR PARTS AND CHEMICALS	\$143.49

NAME	CHEQUE #	DESCRIPTION	AMOUNT
PROFESSIONAL UNIFORMS & MATS INC.	00062536	PROTECTIVE CLOTHING	\$237.27
PUROLATOR COURIER	00062537	COURIER SERVICES	\$35.87
NEWFOUNDLAND EXCHEQUER ACCOUNT	00062538	BOOK	\$55.50
TRANSCONTINENTAL NEWFOUNDLAND & LABRADOR DIV.	00062539	ACTIVE LIVING GUIDE BOOKS	\$10,013.13
LIFESAVING SOCIETY NFLD & LAB.	00062540	AQUATIC RECERTIFICATION	\$429.41
S & S SUPPLY LTD. CROSSTOWN RENTALS	00062541	REPAIR PARTS	\$6,182.53
ST. JOHN'S PORT AUTHORITY	00062542	SAFETY/SECURITY FENCE (5TH PAYMENT)	\$77,957.37
ST. JOHN'S VETERINARY HOSPITAL	00062543	PROFESSIONAL SERVICES	\$456.25
ST. JOHN'S TRANSPORTATION COMMISSION	00062544	CHARTER SERVICES	\$3,650.00
BIG ERICS INC	00062545	SANITARY SUPPLIES	\$1,126.34
SAUNDERS EQUIPMENT LIMITED	00062546	REPAIR PARTS	\$542.44
SANSOM EQUIPMENT LTD.	00062547	REPAIR PARTS	\$785.35
SMITH STOCKLEY LTD.	00062548	PLUMBING SUPPLIES	\$2,038.31
SMITH'S HOME CENTRE LIMITED	00062549	HARDWARE SUPPLIES	\$129.01
SPEEDY GLASS	00062550	WINDSHIELD REPAIRS	\$530.03
STATE CHEMICAL LTD.	00062551	CHEMICALS	\$1,253.85
SUPERIOR OFFICE INTERIORS LTD.	00062552	OFFICE SUPPLIES	\$789.87
THE SUNDANCE SALOON	00062553	SANDWICH TRAY	\$67.80
THRIFTY CAR RENTALS	00062554	VEHICLE RENTAL	\$2,391.08
WEIRS CONSTRUCTION LTD.	00062555	ROAD GRAVEL	\$530.27
WESCO DISTRIBUTION CANADA INC.	00062556	REPAIR PARTS	\$672.26
SIEMENS CANADA LIMITED	00062557	MOTOR/REPAIRS	\$13,447.00
WAL-MART 3092-KELSEY DRIVE	00062558	MISCELLANEOUS SUPPLIES	\$533.26
XEROX CANADA LTEE	00062559	PHOTOCOPIER RENTAL	\$829.35
SCOUT SHOP #53	00062560	REAL PROGRAM	\$329.42
ELTON, DOUG	00062561	REAL PROGRAM	\$610.20
MOUNT PEARL SCHOOL OF DANCE	00062562	REAL PROGRAM	\$727.72
WALLNUTS INC.	00062563	YOUTH PROGRAM	\$209.05
DR. KARL MISIK	00062564	MEDICAL EXAMINATION	\$20.00
MAX ARTS ATHLETICS WELLNESS	00062565	REAL PROGRAM	\$1,026.14
BELL MOBILITY INC. RADIO DIVISION	00062566	MAINTENANCE CHARGES & REPAIRS	\$4,046.57
CANADIAN PUBLIC WORKS ASSOCIATION	00062567	MEMBERSHIP RENEWAL	\$2,531.20
SOCCERTOTS NL	00062568	REAL PROGRAM	\$1,118.70
STAPLES THE BUSINESS DEPOT - KELSEY DR	00062569	OFFICE SUPPLIES	\$91.62
CLUETT, DR. JOY	00062570	MEDICAL EXAMINATION	\$20.00
HILLMAN, DR. A.	00062571	MEDICAL EXAMINATION	\$20.00
A HOLDING PLACE	00062572	PROFESSIONAL SERVICES	\$76.85
DR. JAMES A. SHEPPARD	00062573	MEDICAL EXAMINATION	\$20.00
NONIA	00062574	10 GUEST BOOKS	\$146.34
SOBEYS ROPEWALK LANE	00062575	MISCELLANEOUS SUPPLIES	\$611.65
PARSONS, CATHERINE	00062576	CHRISTMAS PARTY CENTER PIECES	\$120.00
WALLNUTS CLIMBING CENTRE	00062577	REAL PROGRAM	\$1,906.88
DR. CARL D. MOORES PROFESSTIONAL MEDICAL CORP.	00062578	MEDICAL EXAMINATION	\$20.00
BLUEGRASS AND OLD-TIME COUNTRY MUSIC SOCIETY - NL	00062579	HOLDBACK SPECIAL EVENTS GRANT	\$100.00

NAME	CHEQUE #	DESCRIPTION	AMOUNT
LEASIDE MANOR INC.	00062580	TRAVEL WRITERS ACCOMMODATIONS	\$442.26
HOWARD MORRY	00062581	REFUND MUNICIPAL TAX	\$201.40
FRED COLBERT	00062582	REFUND WATER ON/OFF PERMIT	\$50.00
FIRST ST. JOHN'S DEVELOPMENTS LIMITED	00062583	REFUND WATER METER TAX	\$1,791.35
BIDGOODS PROPERTY MANAGEMENT LTD.	00062584	REFUND MUNICIPAL TAX	\$150.00
CONGREGATION OF THE SISTERS OF MERCY OF NFL	00062585	REFUND MUNICIPAL TAX	\$10.00
CANADIAN TIRE REAL ESTATE LTD.	00062586	REFUND MUNICIPAL TAX	\$38,114.45
THE JOHN HOWARD SOCIETY OF N & L	00062587	REFUND MUNICIPAL TAX	\$8,752.97
JENNIFER ABBOTT	00062588	RECREATION PROGRAM REFUND	\$60.00
BILL COULTAS	00062589	RECREATION PROGRAM REFUND	\$150.00
CORINA YETMAN	00062590	RECREATION PROGRAM REFUND	\$42.00
LEE HEDD	00062591	RECREATION PROGRAM REFUND	\$56.00
JEANNETTE GOSSE-TAYLOR	00062592	RECREATION PROGRAM REFUND	\$60.00
CRITCH, ROBERT	00062593	TELEPHONE EXPENSE	\$101.52
NOSEWORTHY, WANDA	00062594	CLOTHING ALLOWANCE	\$125.00
OSBORNE, ROBERT	00062595	CLOTHING ALLOWANCE	\$125.00
MACKENZIE, NEIL	00062596	MILEAGE	\$49.59
CROWE, DAVID	00062597	VEHICLE BUSINESS INSURANCE	\$194.00
HARRIS, BRYANT	00062598	MILEAGE	\$89.47
ALIA WALSH	00062599	MILEAGE	\$25.85
DUGGAN, DEREK	00062600	MILEAGE	\$21.58
MURPHY, ROBYN	00062601	MILEAGE	\$70.59
MULLETT, DAVID	00062602	VEHICLE BUSINESS INSURANCE	\$147.00
JORDAN, CRYSTAL	00062603	MILEAGE	\$56.06
COURAGE, SCOTT	00062604	MILEAGE	\$76.36
HILLIER, HEATHER	00062605	MILEAGE	\$16.07
TOBIN, JUDY	00062606	REIMBURSEMENT FOR 30TH ANNIVERSARY RHT'S	\$256.38
CREWE, RYAN	00062607	VEHICLE BUSINESS INSURANCE	\$393.21
KRISTA BABIJ	00062608	MILEAGE	\$104.59
GLYNN, KENNETH	00062609	MILEAGE	\$125.00
MCLOUGHLAN SUPPLIES LTD.	00062610	ELECTRICAL SUPPLIES	\$3,785.84
CITY OF ST. JOHN'S	00062611	REPLENISH PETTY CASH	\$133.73
NEWFOUNDLAND EXCHEQUER ACCOUNT	00062612	REGISTRATION OF EASEMENT	\$370.40
MAGNA CONTRACTING & MANAGEMENT	00062613	PROGRESS PAYMENT	\$459,089.36
GORDON BARNES	00062614	PROFESSIONAL SERVICES	\$2,400.00
CITY OF ST. JOHN'S	00062615	REPLENISH PETTY CASH	\$203.00
DELOITTE & TOUCHE	00062616	PROFESSIONAL SERVICES	\$47,932.85
WATERWORKS SUPPLIES DIV OF EMCO LTD	00062617	REPAIR PARTS	\$5,556.34
CANADIAN TIRE JUMPSTAT CHARITIES	00062618	REAL PROGRAM	\$5,000.00
LAHEY, ANITA	00062619	REIMBURSEMENT FOR CHRISTMAS DECORATIONS	\$250.07
PEACH, JERRY	00062620	REIMBURSEMENT FOR FUEL FOR VEHICLES	\$155.70
NATIONAL FIRE PROTECTION ASSOC	000000717	MEMBERSHIP RENEWAL	\$310.50
RYDIN DECAL	000000718	PARKING PERMIT CARDS	\$6,783.87

**Total: \$3,758,210.70**



# MEMORANDUM

## **Weekly Payment Vouchers For The Week Ending December 25, 2013**

### **Payroll**

**Public Works** \$ 497,025.74

**Bi-Weekly Casual** \$ 19,084.97

**Accounts Payable** \$2,289,358.33

**Total:** \$ 2,805,469.04

# **ST. JOHN'S**

DEPARTMENT OF FINANCE

CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA

NAME	CHEQUE #	DESCRIPTION	AMOUNT
STONCOR	00062621	PROFESSIONAL SERVICES	\$20,905.00
NEWFOUNDLAND & LABRADOR COLLEGE OF VETERINARI	00062622	MEMBERSHIP RENEWAL	\$1,137.05
REARDON CONSTRUCTION & DEVELOPMENT LTD.	00062623	REFUND MUNICIPAL TAX	\$163.99
HUMPHRY'S RESTAURANT & PUB	00062624	LUNCHEON	\$51.84
REARDON CONSTRUCTION & DEVELOPMENT LTD.	00062625	REFUND MUNICIPAL TAX	\$218.63
HUMPHRY'S RESTAURANT & PUB	00062626	LUNCHEON	\$758.40
PIK-FAST EXPRESS INC.	00062627	BOTTLED WATER	\$80.64
THE TELEGRAM	00062628	ADVERTISING	\$187.94
LA BREA INT'L INC.	00062629	PROMOTIONAL MATERIALS	\$46.71
JOHNSON INVESTMENTS INC.	00062630	PROFESSIONAL SERVICES	\$351.43
MCAP LEASING	00062631	LEASING OF OFFICE EQUIPMENT	\$510.78
MANNA EUROPEAN BAKERY AND DELI LTD	00062632	REFRESHMENTS	\$150.03
NEWFOUNDLAND POWER	00062633	ELECTRICAL SERVICES	\$3,383.49
RANDOM HOUSE OF CANADA LIMITED	00062634	PROMOTIONAL MATERIALS	\$221.07
RCAP	00062635	LEASING OF OFFICE EQUIPMENT	\$192.71
EVEREST	00062636	PROMOTIONAL MATERIALS	\$1,869.17
RECREATION NL	00062637	9 MEMBERSHIP RENEWALS	\$425.00
PUBLIC SERVICE CREDIT UNION	00062638	PAYROLL DEDUCTIONS	\$8,630.83
GENTARA REAL ESTATE LP	00062639	LEASE OF OFFICE SPACE	\$27,129.44
LEGEND TOURS LTD	00062640	PROMOTIONAL ITEMS	\$149.16
N.D. DOBBIN PROPERTIES	00062641	REFUND MAINTENANCE SECURITY DEPOSIT	\$5,000.00
TIMOTHY HOWARD	00062642	REFUND MUNICIPAL TAX	\$2,095.00
O'KEEFE, DENNIS	00062643	REIMBURSEMENT FOR INTERNET	\$609.52
KENNEDY, CRAIG	00062644	REIMBURSEMENT FOR COURSE	\$306.00
ABBOTT, DWAYNE	00062645	REIMBURSEMENT FOR REFRESHMENTS	\$273.32
NADINE MARTIN	00062646	MILEAGE	\$25.31
KAY FILLIER	00062647	REIMBURSEMENT FOR PROCTORING FEE	\$25.00
ACKLANDS-GRAINGER	00062648	INDUSTRIAL SUPPLIES	\$1,611.59
SERVICEMASTER CONTRACT SERVICE	00062649	CLEANING SERVICES	\$485.90
APEX CONSTRUCTION SPECIALTIES INC.	00062650	CONCRETE	\$1,135.65
ATLANTIC OFFSHORE MEDICAL SERV	00062651	MEDICAL SERVICES	\$986.59
ATLANTIC PURIFICATION SYSTEM LTD	00062652	WATER PURIFICATION SUPPLIES	\$373.08
AVALON FORD SALES LTD.	00062653	AUTO PARTS	\$27.89
MIGHTY WHITES LAUNDROMAT	00062654	LAUNDRY SERVICES	\$79.27
COSTCO WHOLESALE	00062655	MISCELLANEOUS SUPPLIES	\$733.72
BRINK'S CANADA LIMITED	00062656	DELIVERY SERVICES	\$1,058.07
KELLOWAY CONSTRUCTION LIMITED	00062657	CLEANING SERVICES	\$21,160.80
BAKER FLOORING CONTRACTS LTD.	00062658	SUPPLY/INSTALL FLOORING	\$3,955.00
NEWFOUNDLAND EXCHEQUER ACCOUNT	00062659	ANNUAL OPERATING FEES	\$384.20
LIGHTING & TRAFFIC	00062660	PROFESSIONAL SERVICES	\$2,831.69
HERCULES SLR INC.	00062661	REPAIR PARTS	\$251.40
STAPLES THE BUSINESS DEPOT - OLD PLACENTIA RD	00062662	STATIONERY & OFFICE SUPPLIES	\$276.66

NAME	CHEQUE #	DESCRIPTION	AMOUNT
BEST DISPENSERS LTD.	00062663	SANITARY SUPPLIES	\$3,147.75
ROCKWATER PROFESSIONAL PRODUCT	00062664	CHEMICALS	\$4,586.54
STANTEC CONSULTING LTD. (SCL)	00062665	PROFESSIONAL SERVICES	\$3,667.84
BLACK & MCDONALD LIMITED	00062666	PROFESSIONAL SERVICES	\$15,745.39
BLAZER CONCRETE SAWING & DRILL	00062667	PROFESSIONAL SERVICES	\$2,942.52
BARNES/BOWMAN DISTRIBUTION	00062668	REPAIR PARTS	\$25.88
BRENKIR INDUSTRIAL SUPPLIES	00062669	PROTECTIVE CLOTHING	\$2,040.51
FRESHWATER SUZUKI	00062670	REPAIR PARTS FOR EQUIPMENT	\$657.71
BROWNE'S AUTO SUPPLIES LTD.	00062671	AUTOMOTIVE REPAIR PARTS	\$347.93
SCHOLARS CHOICE MOYER	00062672	OFFICE SUPPLIES	\$4,357.34
OFFICEMAX GRAND & TOY	00062673	OFFICE SUPPLIES	\$741.46
SGS LASER INC	00062674	SERVICING OF EQUIPMENT/TONER	\$80.00
WESTERN HYDRAULIC 2000 LTD	00062675	REPAIR PARTS	\$2,440.80
FLAGHOUSE INC	00062676	RECREATIONAL SUPPLIES	\$1,371.60
AMEC EARTH & ENVIRONMENTAL	00062677	WEATHER REPORTS	\$11,724.97
OUTFITTERS	00062678	PROTECTIVE CLOTHING	\$965.02
ATLANTIC TRAILER & EQUIPMENT	00062679	REPAIR PARTS	\$1,046.36
STAPLES THE BUSINESS DEPOT - STAVANGER DR	00062680	STATIONERY & OFFICE SUPPLIES	\$238.58
TRIWARE TECHNOLOGIES INC.	00062681	COMPUTER EQUIPMENT	\$1,637.37
CHESTER DAWE CANADA - O'LEARY AVE	00062682	BUILDING SUPPLIES	\$152.41
NEW VALVE SERVICE & CONSULTING	00062683	REPAIR PARTS	\$9,020.96
CABOT FORD LINCOLN SALES LTD.	00062684	REPAIR PARTS	\$18.02
AIR LIQUIDE CANADA INC.	00062685	CHEMICALS AND WELDING PRODUCTS	\$1,375.26
HISCOCK'S SPRING SERVICE	00062686	REPAIR PARTS	\$427.55
DAVE CARROLL	00062687	BAILIFF SERVICES	\$70.00
ROGERS CABLE	00062688	INTERNET SERVICES	\$22.15
NORTRAX CANADA INC.,	00062689	REPAIR PARTS	\$1,151.65
BEATTIE INDUSTRIAL	00062690	REPAIR PARTS	\$35.21
KENT BUILDING SUPPLIES-PLACENTIA RD	00062691	BUILDING MATERIALS	\$45.05
ATLANTIC HOME FURNISHINGS LTD	00062692	APPLIANCES	\$516.41
RON FOUGERE ASSOCIATES LTD	00062693	ARCHITECTURAL SERVICES	\$7,752.27
STEELE COMMUNICATIONS	00062694	ADVERTISING	\$90.00
COLONIAL GARAGE & DIST. LTD.	00062695	AUTO PARTS	\$2,823.87
PETER'S AUTO WORKS INC.	00062696	TOWING OF VEHICLES	\$508.50
CONSTRUCTION SIGNS LTD.	00062697	SIGNAGE	\$8,948.11
SCOTT WINSOR ENTERPRISES INC.,	00062698	REMOVAL OF GARBAGE & DEBRIS	\$56.50
MASK SECURITY INC.	00062699	TRAFFIC CONTROL	\$10,261.45
MAXXAM ANALYTICS INC.,	00062700	WATER PURIFICATION SUPPLIES	\$13,495.87
SHU-PAK EQUIPMENT INC.	00062701	REPAIR PARTS	\$436.16
CROSBIE INDUSTRIAL SERVICE LTD	00062702	PROFESSIONAL SERVICES	\$1,429.45
FASTENAL CANADA	00062703	REPAIR PARTS	\$82.66
KENDALL ENGINEERING LIMITED	00062704	PROFESSIONAL SERVICES	\$7,978.09

NAME	CHEQUE #	DESCRIPTION	AMOUNT
AUTO TRIM DESIGN	00062705	PROFESSIONAL SERVICES	\$2,884.89
DICKS & COMPANY LIMITED	00062706	OFFICE SUPPLIES	\$2,295.08
H. KHALILI PH.D. & ASSOCIATES	00062707	PROFESSIONAL SERVICES	\$150.00
MIC MAC FIRE & SAFETY SOURCE	00062708	REPAIR PARTS	\$6,796.95
HITECH COMMUNICATIONS LIMITED	00062709	REPAIRS TO EQUIPMENT	\$9.21
CANADIAN TIRE CORP.-ELIZABETH AVE.	00062710	MISCELLANEOUS SUPPLIES	\$273.96
CANADIAN TIRE CORP.-MERCHANT DR.	00062711	MISCELLANEOUS SUPPLIES	\$121.95
CANADIAN TIRE CORP.-KELSEY DR.	00062712	MISCELLANEOUS SUPPLIES	\$187.52
JAMES R EALES EQUIP RENTAL LTD	00062713	RENTAL OF EQUIPMENT	\$508.50
EAST CHEM INC.	00062714	CHEMICALS	\$1,452.28
ELECTRONIC CENTER LIMITED	00062715	ELECTRONIC SUPPLIES	\$456.81
NATIONAL ENERGY EQUIPMENT INC.	00062716	REPAIR PARTS	\$170.88
ENVIROMED ANALYTICAL INC.	00062717	REPAIR PARTS AND LABOUR	\$395.50
HOME DEPOT OF CANADA INC.	00062718	BUILDING SUPPLIES	\$938.38
DOMINION STORE 935	00062719	MISCELLANEOUS SUPPLIES	\$187.39
EMERGENCY REPAIR LIMITED	00062720	AUTO PARTS AND LABOUR	\$2,444.48
MEDICALMART NEWFOUNDLAND & LABRADOR	00062721	MEDICAL SUPPLIES	\$184.61
MAYNARD-REECE ENGINEERING EQUIPMENT LIMITED	00062722	REPAIR PARTS	\$1,080.28
ABSTRACT & AUXILIARY SERVICES	00062723	TITLE SEARCH	\$3,323.80
PRINCESS AUTO	00062724	MISCELLANEOUS ITEMS	\$271.18
MILLENNIUM EXPRESS	00062725	COURIER SERVICES	\$316.40
CITY WIDE TAXI	00062726	TRANSPORTATION SERVICES	\$31.00
STELLAR INDUSTRIAL SALES LTD.	00062727	INDUSTRIAL SUPPLIES	\$1,452.28
BOOMIT	00062728	MICROSOFT AUDIT	\$1,015.87
SIMPLEX GRINNELL	00062729	PROFESSIONAL SERVICES	\$985.62
PROVINCIAL FENCE PRODUCTS	00062730	FENCING MATERIALS	\$4,878.89
PENNEY'S HOLDINGS LIMITED	00062731	PROFESSIONAL SERVICES	\$536.75
WOLSELEY CANADA WATERWORKS	00062732	REPAIR PARTS	\$1,015.50
DELL CANADA INC.	00062733	COMPUTER SUPPLIES	\$327.98
XYLEM CANADA COMPANY	00062734	PROFESSIONAL SERVICES	\$834.60
THE WORKS	00062735	REAL PROGRAM	\$812.49
PIZZA HUT	00062736	MEAL ALLOWANCES	\$181.02
MADSEN CONSTRUCTION EQUIPMENT INC.	00062737	NEW CASE CX31 COMPACT EXCAVATOR	\$50,908.63
HARRIS & ROOME SUPPLY LIMITED	00062738	ELECTRICAL SUPPLIES	\$5,301.72
HARVEY & COMPANY LIMITED	00062739	REPAIR PARTS	\$8,866.67
A HARVEY & CO. LTD.	00062740	ROAD SALT	\$141,956.48
HARVEY'S OIL LTD.	00062741	PETROLEUM PRODUCTS	\$36,322.09
MS GOVERN	00062742	PROFESSIONAL SERVICES	\$13,729.50
GUILLEVIN INTERNATIONAL CO.	00062743	ELECTRICAL SUPPLIES	\$326.10
BRENTAG CANADA INC	00062744	CHLORINE	\$36,940.66
PRACTICAR CAR & TRUCK RENTALS	00062745	VEHICLE RENTAL	\$1,511.94
GRAYMONT (NB) INC.,	00062746	HYDRATED LIME	\$37,854.95

NAME	CHEQUE #	DESCRIPTION	AMOUNT
NOVOTECH	00062747	REPAIR PARTS	\$1,267.86
BELL DISTRIBUTION INC.,	00062748	CELL PHONES & ACCESSORIES	\$203.23
SNF CANADA LTD.	00062749	REPAIR PARTS	\$8,797.05
HOLIDAY INN	00062750	BANQUET ROOM RENTAL	\$2,950.17
HOLLAND NURSERIES LTD.	00062751	FLORAL ARRANGEMENT	\$654.94
NL NEWS NOW INC.	00062752	ADVERTISING	\$85.11
IRC NEWFOUNDLAND LTD.	00062753	REPAIR PARTS	\$209.05
IMPRINT SPECIALTY PROMOTIONS LTD	00062754	PROMOTIONAL ITEMS	\$6,586.66
ONX ENTERPRISE SOLUTIONS LIMITED	00062755	PROFESSIONAL SERVICES	\$67,788.14
CHRISTOPHER'S CAFE & CATERING	00062756	CATERING SERVICES	\$117.50
BEAGLE PAWS	00062757	CALENDAR AD	\$120.00
ATARA EQUIPMENT LTD	00062758	REPAIR PARTS	\$2,203.50
SOFTCHOICE CORPORATION	00062759	PROFESSIONAL SERVICES	\$23,944.49
TRAFFIC LOGIX CORPORATION	00062760	PROFESSIONAL SERVICES	\$5,751.70
BOSCH REXROTH CANADA CORP.	00062761	REPAIR PARTS	\$1,604.15
KAVANAGH & ASSOCIATES	00062762	PROFESSIONAL SERVICES	\$1,892.75
S & H CODNER'S CONSTRUCTION	00062763	SNOW CLEARING CONTRACT	\$5,555.84
CANDUIT ELECTRIC INC.,	00062764	PROFESSIONAL SERVICES	\$3,870.83
GARDA CANADA SECURITY CORP	00062765	SECURITY SERVICES	\$21,451.11
ATLANTICA MECHANICAL SERVICES	00062766	PROFESSIONAL SERVICES	\$1,536.80
MODERN HEAVY CIVIL LIMITED	00062767	PROFESSIONAL SERVICES	\$378,787.11
SCHOOL FURNITURE OF CANADA	00062768	OFFICE SUPPLIES	\$316.72
DATARITE.COM	00062769	STATIONERY & OFFICE SUPPLIES	\$21,830.13
JT MARTIN & SONS LTD.	00062770	HARDWARE SUPPLIES	\$337.59
MCLOUGHLAN SUPPLIES LTD.	00062771	ELECTRICAL SUPPLIES	\$424.99
MIKAN INC.	00062772	LABORATORY SUPPLIES	\$519.35
KONICA MINOLTA BUSINESS SOLUTIONS CANADA LTD	00062773	LEASING OF PHOTOCOPIER	\$116.46
WAJAX INDUSTRIAL COMPONENTS	00062774	REPAIR PARTS	\$248.83
NU-WAY EQUIPMENT RENTALS	00062775	RENTAL OF EQUIPMENT	\$3,700.75
NEWFOUND DISPOSAL SYSTEMS LTD.	00062776	DISPOSAL SERVICES	\$2,737.06
NEWFOUNDLAND DISTRIBUTORS LTD.	00062777	INDUSTRIAL SUPPLIES	\$300.87
NEWFOUNDLAND DESIGN ASSOCIATES	00062778	PROFESSIONAL SERVICES	\$8,996.23
TOROMONT CAT	00062779	AUTO PARTS	\$64.58
NORTH ATLANTIC PETROLEUM	00062780	PETROLEUM PRODUCTS	\$31,903.14
R NICHOLLS DISTRIBUTORS INC.	00062781	PROTECTIVE CLOTHING	\$616.98
PBA INDUSTRIAL SUPPLIES LTD.	00062782	INDUSTRIAL SUPPLIES	\$1,211.42
ORKIN CANADA	00062783	PEST CONTROL	\$254.26
GCR TIRE CENTRE	00062784	TIRES	\$4,985.16
PERIDOT SALES LTD.	00062785	REPAIR PARTS	\$22.88
PETER PAN SALES LTD.	00062786	SANITARY SUPPLIES	\$3,051.00
PROFESSIONAL UNIFORMS & MATS INC.	00062787	PROTECTIVE CLOTHING	\$61.00
PUROLATOR COURIER	00062788	COURIER SERVICES	\$33.59

NAME	CHEQUE #	DESCRIPTION	AMOUNT
PYRAMID CONSTRUCTION LIMITED	00062789	PROFESSIONAL SERVICES	\$1,808.00
RIDEOUT TOOL & MACHINE INC.	00062790	TOOLS	\$2,513.01
NAPA ST. JOHN'S 371	00062791	AUTO PARTS	\$1,304.55
ROYAL FREIGHTLINER LTD	00062792	REPAIR PARTS	\$437.86
S & S SUPPLY LTD. CROSSTOWN RENTALS	00062793	REPAIR PARTS	\$1,486.52
ST. JOHN'S TRANSPORTATION COMMISSION	00062794	CHARTER SERVICES	\$87,563.62
SANSOM EQUIPMENT LTD.	00062795	REPAIR PARTS	\$5,036.80
STRONGCO	00062796	REPAIR PARTS	\$176.35
SEARS CANADA INC.	00062797	TOOLS	\$118.63
SMITH STOCKLEY LTD.	00062798	PLUMBING SUPPLIES	\$49.03
SMITH'S HOME CENTRE LIMITED	00062799	HARDWARE SUPPLIES	\$245.03
AETTNL	00062800	MEMBERSHIP RENEWAL	\$186.45
TUCKER ELECTRONICS LTD.	00062801	ELECTRONICS	\$1,487.02
TULKS GLASS & KEY SHOP LTD.	00062802	PROFESSIONAL SERVICES	\$585.62
WEIRS CONSTRUCTION LTD.	00062803	ROAD GRAVEL	\$2,452.19
WESCO DISTRIBUTION CANADA INC.	00062804	REPAIR PARTS	\$241.47
WINDCO ENTERPRISES LTD.	00062805	PROFESSIONAL SERVICES	\$4,830.75
SHALLAWAY	00062806	REAL PROGRAM	\$899.97
N.D. DOBBIN PROPERTIES	00062807	REFUND MAINTENANCE SECURITY DEPOSIT	\$25,000.00
DR. JOHN JANES	00062808	MEDICAL EXAMINATION	\$20.00
DR. ELIZABETH CALLAHAN	00062809	MEDICAL EXAMINATION	\$20.00
HUNGRY HEART CAFE	00062810	LUNCHEON	\$69.60
A HOLDING PLACE	00062811	PROFESSIONAL SERVICES	\$19.20
ISLANDERS VOLLEYBALL CLUB	00062812	CTJS FALL 2013	\$1,500.00
SOBEYS ROPEWALK LANE	00062813	MISCELLANEOUS SUPPLIES	\$26.57
ATLANTIC PROPERTY MANAGEMENT	00062814	PROFESSIONAL SERVICES	\$168.48
MOUNT PEARL MINOR BASKETBALL ASSOCIATION	00062815	REAL PROGRAM	\$190.00
IAFF, LOCAL 1075	00062816	CHARITY & DONATIONS	\$263.47
HEATHER MORGAN	00062817	INSTRUCTOR FEE	\$113.31
RHK HOLDINGS LTD.	00062818	COOKIE TRAYS	\$95.95
ANDREW MCKILLOP	00062819	RECREATION PROGRAM REFUND	\$56.00
MARTIN CHAISSON	00062820	HONORARIUM	\$50.00
N. C. H. HOLDINGS LIMITED	00062821	REFUND MAINTENANCE SECURITY DEPOSIT	\$16,500.00
JONES, CHRISTINA	00062822	MILEAGE	\$59.85
CAREW, RANDY	00062823	REIMBURSEMENT FOR INTERNET	\$55.57
WHITE, PETER	00062824	MILEAGE	\$58.90
BARFITT, ANGELA	00062825	MILEAGE	\$75.19
MCGRATH, JENNIFER	00062826	MILEAGE	\$148.30
SHERRY MERCER	00062827	MILEAGE	\$20.89
CHRISTA NORMAN	00062828	MILEAGE	\$65.41
DAY, DAVID	00062829	REIMBURSEMENT FOR SD MEMORY CARD	\$67.75
ALYSSA FEENER	00062830	MILEAGE	\$9.64

NAME	CHEQUE #	DESCRIPTION	AMOUNT
KRISTA GLADNEY	00062831	MILEAGE	\$38.80
ALLISON VINCENT	00062832	MILEAGE	\$22.39
RJG CONSTRUCTION LIMITED	00062833	PROGRESS PAYMENT	\$91,610.11
VIPOND INC.,	00062834	PROGRESS PAYMENT	\$42,462.30
NEWFOUNDLAND POWER	00062835	ELECTRICAL SERVICES	\$4,313.28
RECEIVER GENERAL FOR CANADA	00062836	PAYROLL DEDUCTIONS	\$616,467.07
RECEIVER GENERAL FOR CANADA	00062837	PAYROLL DEDUCTIONS	\$3,389.87
PUBLIC SERVICE CREDIT UNION	00062838	PAYROLL DEDUCTIONS	\$6,322.31
RECEIVER GENERAL FOR CANADA	00062839	PAYROLL DEDUCTIONS	\$126,070.41
CANADIAN SOCIETY FOR CIVIL ENGINEERING	00062840	MEMBERSHIP RENEWAL	\$209.05
GERHARD ERL	00062841	REFUND OVERPAYMENT OF TAXES	\$1,466.55
GERALD & ANN MCDONALD	00062842	REFUND OVERPAYMENT OF TAXES	\$611.61
WAYNE & ELAINE HALBOT	00062843	REFUND OVERPAYMENT OF TAXES	\$266.22
MICHAEL DAVIS	00062844	REFUND OVERPAYMENT OF TAXES	\$637.32
JULIEN WILLM & DOLORES DELANEY	00062845	REFUND OVERPAYMENT OF TAXES	\$841.71
COMPTON HOUSE	00062846	REFUND OVERPAYMENT OF TAXES	\$2,388.28
SEAN & LINDA TRACEY	00062847	REFUND OVERPAYMENT OF TAXES	\$2,572.91
JEFFREY QUINLAN & LESLEY BOLAND	00062848	REFUND OVERPAYMENT OF TAXES	\$747.69
NATIONAL BANK OF CANADA	00062849	REFUND OVERPAYMENT OF TAXES	\$647.16
SHERRY MORRISSEY & SUSAN FISHER	00062850	REFUND OVERPAYMENT OF TAXES	\$392.19
PATRICK & JOANNE HOGAN	00062851	REFUND OVERPAYMENT OF TAXES	\$816.54
FRANK C. KING	00062852	REFUND OVERPAYMENT OF TAXES	\$827.52
INTERNATIONAL ASSOCIATION OF ELECTRICAL INSPECTORS	0000000719	MEMBERSHIP RENEWAL	\$155.25
INTERNATIONAL SOCIETY OF CERTIFIED EMPLOYEE BENEFICIARIES	0000000720	MEMBERSHIP RENEWAL	\$424.35
RECREONICS INC.	0000000721	REPAIR PARTS	\$103.57
NEWFOUNDLAND POWER	00062853	ELECTRICAL SERVICES	\$6,386.11
CITY OF ST. JOHN'S	00062854	REPLENISH PETTY CASH	\$218.98
SIMPLY SEARCHING INC.	00062855	TAX SALE TITLE SEARCH	\$649.75
GAMBERG, MIKE	00062856	CLOTHING ALLOWANCE	\$158.17
<b>Total:</b>			<b><u>\$2,289,358.33</u></b>

# MEMORANDUM

**Date:** December 20, 2013  
**To:** Mr. Neil Martin, Ms. Margaret Bennett, Ms. Phyllis Bartlett.  
**From:** Chris Davis – Buyer  
**Re:** Council Approval

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The results for Tender # 2013109 International Truck Parts are as follows;

1.) Parts For Trucks (136 Items)	\$81,527.79
2.) Harvey & Company Limited (213 Items)	\$74,590.12
3.) Colonial Garage (35 Items)	\$ 4,200.88

It is recommended to award this Tender to the above three bidders on an item by item basis, as per the Public Tendering Act.

(Prices are Excluding HST)

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Chris Davis

# ST. JOHN'S

DEPARTMENT OF CORPORATE SERVICES  
CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA



# MEMORANDUM

Date: December 19, 2013

To: His Worship the Mayor and Members of Council

From: Robert J. Bursey, City Solicitor

Re: **361-363 Water Street**

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During the Harbour Cleanup project it was necessary to relocate a waterline and a Newfoundland Power duct bank over property of 361-363 Water Street. Newfoundland Power agreed to reimburse the City for the cost of rerouting their duct bank (\$677,000.00) once the City acquires the required easements for same and to have them transferred to Newfoundland Power. One of the easements required is on this property and the other is on property of 351 Water Street. Acquisition of the easement on 351 Water Street has been negotiated.

An offer was made for the acquisition of the two easements on 361-363 Water Street, however, without response. The offer was \$5,000 for the two easements which is, in our opinion, the fair value for these easements.

I recommend that the two easements be expropriated on this property and attached are the notices of expropriation for execution.

I request this matter be brought before Council at its next Regular Meeting.

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Robert J. Bursey  
City Solicitor

RB/mp

# ST. JOHN'S

LEGAL DEPARTMENT

CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA

# MEMORANDUM

[REDACTED]

Date: 2013-12-04

To: His Worship the Mayor and Members of Council

From: Jill Brewer, Deputy City Manager, Community Services

Re: **Committee Selection – Mayor’s Advisory Committee on Crime Prevention (MACCP)**

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The Mayor’s Advisory Committee on Crime Prevention is comprised of individuals invited to participate on the Committee from the Royal Newfoundland Constabulary, the St. John’s Citizen’s Crime Prevention Committee, Eastern Health and the Eastern School District. The designated representatives are:

Deputy Chief Ab Singleton	Royal Newfoundland Constabulary
Dolly Sweetapple	St. John’s Citizen’s Crime Prevention Committee
Wayne Bishop	Eastern Health
David Dyer	Eastern School District

A public call was advertised for representation from four (4) other community organizations whose mandate includes crime prevention and/or safety, and two (2) residents of the City, at least one of whom shall be between the ages of 18 and 35.

An internal staff committee with members from the Divisions of Parks and Open Spaces, City Buildings, Recreation and the Department of Community Services reviewed the applications and recommend the following appointments to the MACCP:


**Community Organizations:**

Darlene Scott	Community Sector Council NL
Cindy Murphy	John Howard Society of NL Inc.
Wayne Follett	NL Housing Corporation
Angela Crockwell	Thrive

**Individuals:**

Sarah McHugh-Wade  
Marie Ryan (White)

The Chair of the Committee is selected by Council and it is recommended by the internal committee that Marie Ryan (White) be appointed Chair.

  
\_\_\_\_\_  
Jill Brewer, M.P.E. (Admin.)  
Deputy City Manager  
Community Services

# ST. JOHN'S

DEPARTMENT OF RECREATION

CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 WWW.STJOHNS.CA