

**AGENDA  
REGULAR MEETING**

**JUNE 10<sup>TH</sup>, 2013  
4:30 p.m.**

**ST. JOHN'S**

---

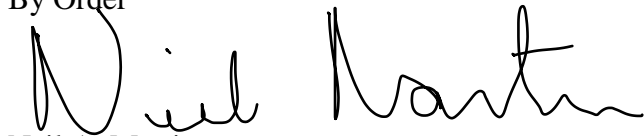
# MEMORANDUM

June 6<sup>th</sup>, 2013

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, June 10<sup>th</sup>, 2013 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  
JUNE 10<sup>th</sup>, 2013  
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.**

- 1. Call to Order**
- 2. Approval of the Agenda**
- 3. Adoption of the Minutes (June 3<sup>rd</sup>, 2013)**
- 4. Business Arising from the Minutes**

**A. Included in the Agenda**

- i. Notice of Motion – St. John’s Sign By-Law (Councillor Tilley)
- ii. Memorandum dated June 6, 2013 from the Acting Director of Planning  
Re: Proposed Hotel Development at 227-229-245 Kenmount Road  
Applicant: Pacific Coast Architecture for Northwood Properties Inc.

**B. Other Matters**

**C. Notices Published**

- 1. A Discretionary Use Application** has been submitted requesting permission to occupy a portion of **Civic No. 14 Riverside Drive East** as a home occupation that involves the making and delivery of baked goods. The proposed business will occupy a floor area of approximately 12m<sup>2</sup> (kitchen area) and will operate Monday to Friday, 9 a.m. to 2 p.m. The business involves baking with domestic cooking equipment. No on-site sales, delivery only in a non-commercial vehicle approximately twice per week. One on-site parking space is provided for the business. The applicant is the sole employee. **(Ward 1)**

Two (2) Submissions

- 2. A Discretionary Use Application** has been submitted to operate a restaurant as a Heritage Use from Waterford Manor at **Civic No. 185 Waterford Bridge Road**. The proposed restaurant will occupy a seating area of 60 m<sup>2</sup>. The property currently operates as a Bed and Breakfast. The facility also hosts wedding and private functions. On-site parking can accommodate 15 vehicles. **(Ward 3)**

Nine (9) Submissions

**5. Public Hearings**

**6. Committee Reports**

- a. Heritage Advisory Committee Report dated May 29, 2013
- b. Environmental Advisory Committee Report dated June 10, 2013
- c. Special Events Advisory Recommendation

**7. Resolutions**

**8. Development Permits List**

**9. Building Permits List**

**10. Requisitions, Payrolls and Accounts**

**11. Tenders**

- a. Tender – Supply and Install Bleachers (Lions Park)
- b. Tender –Two (2) New Stakebodies
- c. Tender – Infrastructure Improvements – Craigmillar Avenue  
Watermain, Storm and Sanitary Sewer Replacement

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

**13. Other Business**

- a. Memorandum from the Acting City Manager & City Clerk dated June 6<sup>th</sup>, 2013  
Re: Travel by Councillor Hickman
- b. Memorandum dated June 7, 2013 from the Director, Office of Strategy & Engagement  
Re: Recommendation – St. John’s Market Study
- c. **Correspondence from the Mayor’s Office**
- d. **Items Added by Motion**

**14. Adjournment**



June 3<sup>rd</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.

Acting Mayor Duff presided.

There were present also: Councillors O'Leary; Hickman, Hann, Colbert, Tilley, and Collins.

Regrets: His Worship the Mayor and Councillors Galgay, Hanlon and Breen.

Acting City Manager & City Clerk; Deputy City Manager, Public Works; Deputy City Manager, Planning, Development & Engineering; Acting Director of Planning; City Solicitor and Manager, Corporate Secretariat were also in attendance.

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

##### **SJMC2013-06-03/237R**

**It was decided on motion of Councillor Collins; seconded by Councillor O'Leary: That the Agenda be adopted as presented with the following additional item:**

- a. Email from His Worship the Mayor Re Recent Crime Incident

#### **Adoption of Minutes**

##### **SJMC2013-06-03/238R**

**It was decided on motion of Councillor Tilley; seconded by Councillor Hickman: That the minutes of May 27<sup>th</sup>, 2013 meeting be adopted as presented.**

#### **Business Arising**

##### **Proposed Hotel Development 227-229-245 Kenmount Road (Ward 4) Applicant: Pacific Coast Architecture for Northwood Properties Inc.**

Under business arising, Council considered a memorandum dated May 30, 2013 from the Acting Director of Planning regarding the above noted.

**SJMC2013-06-03/239R**

**It was moved by Councillor Hann; seconded by Councillor Hickman: That the following Resolutions for St. John’s Municipal Plan Amendment Number 109, 2013 and St. John’s Development Regulations Number 557, 2013 be adopted in the form as they were adopted by Council on March 4, 2013, which will now be sent to the Department of Municipal Affairs with a request for provincial registration:**

**RESOLUTION  
ST. JOHN’S MUNICIPAL PLAN  
AMENDMENT NUMBER 109, 2013**

**WHEREAS** the City of St. John’s wishes to allow a hotel development at Civic Number 227-229-245 Kenmount Road which will have a building height greater than 15 metres.

**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.

**Amend Part III, Section 3.3.3 (“Commercial Highway Land Use District – Building Height and Area”) by adding the following new sentence so that the Section reads as follows:**

**“Building Height and Area  
Building Heights in this District shall not exceed a height of 15 metres or a Floor Area Ratio of 1.0 with the exception of the property located at Civic Number 227-229-245 Kenmount Road [Parcel ID #: 31456-46771-44599] where the maximum allowed Building Height is 25 metres.**

**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 3rd day of **JUNE, 2013.**

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

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

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

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

\_\_\_\_\_  
MCIP

**RESOLUTION  
ST. JOHN'S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 557, 2013**

**WHEREAS** the City of St. John's wishes to allow a hotel development at Civic Number 227-229-245 Kenmount Road which will have a building height greater than 15 metres.

**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.

**Amend Section 10.20.3 ("Zone Requirements – Commercial Highway (CH) Zone) by adding the following new subsection:**

**“10.20.3 (3) Notwithstanding subsections (1) and (2) noted above, the maximum Building Height for the property located at Civic Number 227-229-245 Kenmount Road [Parcel ID #: 31456-46771-44599] is 25 metres.**

**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 3rd day of **JUNE, 2013**.

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

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

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

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

\_\_\_\_\_  
MCIP

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

## **Notices Published**

- i. **A Discretionary Use Application** has been submitted for a proposed **Home Occupation at Civic No. 31 Druken Crescent** for a photography studio. The proposed business will occupy a floor area of approximately 21 m<sup>2</sup> and will operate on an appointment basis only, with one client or family per session. Maximum two (2) sessions per day, each session is approximately one (1) hour. Sessions are booked between 11 a.m. and 5 p.m. The business involves taking photographs only; processing will not be done on-site. One (1) on-site parking space is provided for the business. The applicant is the sole employee. **(Ward 2)**

### **SJMC2013-06-03/240R**

**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**

### **Development Committee Report dated May 28<sup>th</sup>, 2013**

Council considered the following Development Committee Report dated May 28, 2013:

- 1. Application Crown Land Grant / 0.011 Hectares of Land  
31 Barrows Road (Ward 2)  
Industrial Quidi Vidi (IQ) Zone**

The Committee recommends that Council approve the subject Crown Land application for the wharf extension. Should the applicant be successful in obtaining Permission to Occupy Crown Land, a formal development application must be submitted to the City for review and approval prior to the commencement of any development on the site.

- 2. Proposed Crown Land Lease for Agriculture  
Pearltown Road (Ward 5)  
Agriculture (AG) Zone**

The Committee recommends that Council approve the subject application for the Crown Land Lease.

---

Neil Martin  
Acting City Manager

Regarding Item #1, Application for Crown Land Grant, 31 Barrows Road, Acting Mayor Duff suggested that the residents of the Village be consulted on the matter. She also asked for more information on the application for the wharf extension and how it and any potential development would fit in with the requirements of the Quidi Vidi Development Plan.

**SJMC2013-06-03/241R**

**It was then moved by Councillor Colbert; seconded by Councillor Hann: That the Committee’s recommendation be deferred pending further information.**

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

**SJMC2013-06-03/242R**

**Regarding Item #2: It was moved by Councillor Hann; seconded by Councillor O’Leary: That the Committee’s recommendation of approval be accepted.**

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

**Harbourside Jury 2013**

Council considered as information the following Harbourside Jury 2013 Report:

A meeting of the Music at Harbourside Jury was held on Tuesday, May 28, 2013. The purpose of the meeting was to review the 35 expressions of interest received from musicians for the City’s Music at Harbourside Lunchtime Concert Series, presented at Harbourside Park every Friday in July and August at 12:30 p.m. This concert series is free to attend and open to the general public.

The jury has selected the following line-up:

<b>Performer</b>
Fergus O’Byrne and Jim Payne
Matthew Hornell
The Skylarks
Ian Foster
Duane Andrews
Danette Eddy, Sandy Morris, and Bill Brennan
The Forgotten Bouzouki
Denis Parker
The Freels

Additionally, the jury has determined that the following musicians be contacted in the event that alternate performers are required:

<b>Performer</b>
Bill Brennan and Patrick Boyle
Brad Jefford Group

We look forward to another successful season with our lunchtime concert series and invite the public to come out and enjoy this program.

---

Councillor Sandy Hickman, Juror

**Para Transit Advisory (2013-2015)**

Council considered the following Para Transit Advisory Committee Report (2013-2015):

Council is requested to approve the following membership list for the Para Transit Advisory Committee for the term beginning in spring of 2013 to spring of 2015. The organizational representatives have been reappointed by their respective organizations.

<b>Member</b>	<b>Organizational Representation</b>
<b>Cecil Whitten</b>	<b>Cerebral Palsy Association</b>
<b>Bill Westcott</b>	<b>Epilepsy NL</b>
<b>Scott Batten</b>	<b>Independent Living Resource Center (ILRC)</b>
<b>Cecil Goulding</b>	<b>Canadian Council of the Blind</b>
<b>Pauline Crann</b>	<b>Canadian Paraplegic Association</b>
<b>Sheena King</b>	<b>CNIB Representative</b>
<b>Tesse Kennedy</b>	<b>Multiple Sclerosis Society Local St. John's/Mount Pearl Chapter</b>
<b>Ron Ellsworth</b>	<b>Community at Large</b>
<b>Member</b>	<b>Government/Funder Representation</b>
<b>Councillor Tom Hann</b>	<b>City of St. John's</b>
<b>Councillor Debbie Hanlon</b>	<b>City of St. John's</b>
<b>Mayor Randy Simms</b>	<b>City of Mount Pearl</b>
<b>Katherine Turner</b>	<b>Eastern Health</b>
<b>Gordon Butler</b>	<b>Advanced Education &amp; Skills</b>
<b>Bev Griffiths</b>	<b>Dept. of Health &amp; Community Services</b>
<b>Staff Advisors</b>	
<b>Robert Bishop</b>	<b>City of St. John's</b>

<b>Director of Finance &amp; City Treasurer</b>	
<b>Jason Collins Director of Community Services</b>	<b>City of Mount Pearl</b>
<b>Jason Silver Director of Finance</b>	<b>City of Mount Pearl</b>
<b>Susan Ralph Accessible Transit Coordinator</b>	<b>City of St. John's</b>

**Para Transit Advisory Committee**

**SJMC2013-06-03/243R**

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

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

**Special Events Report, May 29, 2013**

Council considered the following Special Events Report dated May 29, 2013:

- 1) **Event:** Athletics NorthEAST Running Club Duathlon
- Location:** Gould's
- Date:** June 16, 2013
- Time:** 8:00 -10:00 am

Affected Roads:  
 Back Line Road - Ruby Line to Doolings Line  
 Cochrane Pond Road  
 Ruby Line - Main Road to Robert E. Howlett

**Recommendation:**

It is the recommendation of the Committee that Council approve the above noted events, subject to the conditions set out by the Special Events Advisory Committee.

---

Robin King, P. Eng.  
 Chairperson – Special Events Advisory Committee

**SJMC2013-06-03/244R**

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

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

**Development Permits List**

Council considered as information the following Development Permits List for the period May 24<sup>th</sup> to 30<sup>th</sup>, 28, 2013:

**DEVELOPMENT PERMITS LIST  
DEPARTMENT OF PLANNING  
FOR THE PERIOD OF May 24, 2013 TO May 30, 2013**

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
RES		Demolition & Rebuild of Townhouse	25 Cook Street	2	<b>Approved</b>	13-05-24
RES		Proposed Building Lot	Adjacent 118 University Avenue	4	<b>Rejected</b> as per Restrictive Covenant on the parcel as condition of sale in 2002	13-05-24
RES		Subdivide for 2 Building Lots	26 Rostellan Place	4	Approved	13-05-27
AG		Proposed Residential Dwelling	189 Brookfield Road	5	<b>Rejected</b> as per Department of Agriculture	13-05-28
RES		Building Lot	Subdivision of 331 Thorburn Road	4	<b>Approved</b>	13-05-29
RES		Building Lot	Subdivision of 110 Howlett's Line	5	<b>Approved</b>	13-05-29
INST	Redwood Construction Limited	Extension to Iris Kirby House (site plan)	196 Waterford Bridge Road	3	<b>Approved</b>	13-05-30
RES		Residential Building Lot	300 Brookfield Road	5	<b>Approved</b>	13-05-30



\* Code Classification:  
 RES- Residential  
 COM- Commercial  
 AG - Agriculture  
 OT - Other

INST - Institutional  
 IND - Industrial

---

\*\* 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**

---

**Building Permits List**

**SJMC2013-06-03/244R**

**It was moved by Councillor Colbert; seconded by Councillor Collins: That the recommendation of the Deputy City Manager, Development, Planning & Engineering with respect to the following Building Permits List be approved:**

**Building Permits List  
 Council's June 03, 2013 Regular Meeting**

Permits Issued: 2013/05/23 To 2013/05/29

**Class: Commercial**

14 Forbes St, Matt's Driver	Co	Commercial School
50 Aberdeen Ave	Ms	Retail Store
90 Aberdeen Ave	Sn	Retail Store
394 Kenmount Rd	Sn	Convenience Store
193 Kenmount Rd	Ms	Retail Store
229 Kenmount Rd	Ms	Car Sales Lot
431-435 Main Rd	Ms	Take-Out Food Service
22 O'leary Ave	Ms	Restaurant
36 Pearson St	Sn	Service Shop
59 Pippy Pl Jrv Distribution	Sn	Retail Store
3 Stavanger Dr	Ms	Retail Store
390 Topsail Rd	Ms	Retail Store
390 Topsail Rd	Ms	Retail Store
340 Torbay Rd	Sn	Service Shop
660 Torbay Rd	Ms	Service Station
141 Torbay Rd	Ms	Restaurant
141 Torbay Rd	Ms	Restaurant
611 Torbay Rd	Ms	Retail Store
379 Duckworth St Rockhouse Bar	Rn	Tavern
43 Churchill Sq	Cr	Retail Store
267 Incinerator Rd	Rn	Light Industrial Use
199 Water St Smoothie Factory	Cr	Eating Establishment
3 Ruby Line	Nc	Agriculture
454 Water St	Rn	Mixed Use
50 White Rose Dr	Ex	Retail Store
341 Freshwater Rd	Rn	Bank

This Week \$ 1,459,075.00

**Class: Industrial**

This Week \$ .00

**Class: Government/Institutional**

30 Aldershot St	Sw	Church
40 Teakwood Dr	Nc	Place Of Assembly

This Week \$ 3,430,000.00

**Class: Residential**

26 Alderberry Lane	Nc	Accessory Building
48 Bayberry Pl	Nc	Fence
48 Spruce Grove Ave	Nc	Fence
51 Spruce Grove Ave	Nc	Fence
57 Spruce Grove Ave, Lot 92	Nc	Single Detached Dwelling
4 Blue Jacket Pl	Nc	Accessory Building
177 Campbell Ave	Nc	Fence
89 Cape Pine St	Nc	Fence
16 Cape Race St	Nc	Fence
16 Caribou Pl	Nc	Patio Deck
83 Casey St	Nc	Patio Deck
158 Cheeseman Dr	Nc	Fence
174 Cheeseman Dr, Lot 176	Nc	Single Detached Dwelling
20 Cook St	Nc	Accessory Building
32 Dauntless St	Nc	Accessory Building
84 Dooling's Line	Nc	Accessory Building
19 Douglas St, Lot 257	Nc	Single Detached Dwelling
3 Dublin Rd	Nc	Fence
45 Ferryland St E	Nc	Accessory Building
35 Fleming St	Nc	Townhousing
37 Fleming St	Nc	Townhousing
60 Glenlonan St	Nc	Fence
379 Hamilton Ave	Nc	Fence
52 Kenai Cres Lot 201	Nc	Accessory Building
64 Kenai Cres, Lot 207	Nc	Single Detached Dwelling
26 King's Bridge Rd	Nc	Fence
28 Lady Anderson St	Nc	Accessory Building
28 Lady Anderson St	Nc	Fence
206 Ladysmith Dr, Lot 500	Nc	Single Detached & Sub.Apt
208 Ladysmith Dr, Lot 501	Nc	Single Detached Dwelling
232 Ladysmith Dr, Lot 513	Nc	Single Detached & Sub.Apt
93 Ladysmith Dr, Lot 178	Nc	Single Detached Dwelling
20 Lannon St	Nc	Patio Deck
3 Livingstone St	Nc	Fence
3 Ruby Line	Nc	Accessory Building
6 Maple St	Nc	Fence
6 Maple St	Nc	Patio Deck
14 Maple St	Nc	Fence
85 Pennywell Rd	Nc	Fence
85 Pennywell Rd	Nc	Patio Deck
85 Pennywell Rd	Nc	Accessory Building
43 Pine Bud Ave	Nc	Fence
174 Pleasant St	Nc	Fence
223 Portugal Cove Rd	Nc	Accessory Building
223 Portugal Cove Rd	Nc	Patio Deck
16 Sequoia Dr Lot 302	Nc	Single Detached & Sub.Apt
18 Sequoia Dr, Lot 303	Nc	Single Detached Dwelling
27 Sequoia Dr, Lot 313	Nc	Single Detached Dwelling
152 Signal Hill Rd	Nc	Fence

12 Soldier Cres, Lot 41	Nc	Single Detached Dwelling	
34 Spratt Pl	Nc	Patio Deck	
39 Stanford Pl	Nc	Single Detached Dwelling	
6 Tansley St, Lot 13	Nc	Single Detached Dwelling	
11 Tigress St, Lot 631	Nc	Single Detached Dwelling	
15 Tigress St, Lot 629	Nc	Single Detached & Sub.Apt	
5 Trinity St	Nc	Patio Deck	
15 Firdale Dr	Cr	Subsidiary Apartment	
64 Carpasian Rd	Ex	Accessory Building	
20 Cedarhurst Pl	Ex	Single Detached Dwelling	
88 Lester St	Ex	Single Detached & Sub.Apt	
35 Pine Bud Ave	Ex	Single Detached Dwelling	
15 Allan Sq	Rn	Townhousing	
51 Bennett Ave	Rn	Single Detached Dwelling	
72 Blue Puttee Dr	Rn	Single Detached Dwelling	
38 Bonaventure Ave	Rn	Single Detached Dwelling	
40 Bonaventure Ave	Rn	Semi-Detached Dwelling	
89-91 Casey St	Rn	Semi-Detached Dwelling	
75 Cheyne Dr	Rn	Single Detached Dwelling	
16 Hatcher St	Rn	Single Detached Dwelling	
52 Kenai Cres	Rn	Single Detached Dwelling	
25-27 Maxse St	Rn	Townhousing	
212 Mundy Pond Rd	Rn	Single Detached Dwelling	
57 Portugal Cove Rd	Rn	Single Detached Dwelling	
100 Queen's Rd	Rn	Single Detached Dwelling	
18 Regina Pl	Rn	Single Detached Dwelling	
34 Rennie's Mill Rd	Rn	Fence	
57 Beothuck St	Sw	Single Detached Dwelling	
34 Spruce Grove Ave	Sw	Single Detached Dwelling	
51 Spruce Grove Ave	Sw	Single Detached Dwelling	
181 Cheeseman Dr	Sw	Single Detached Dwelling	
38 Connemara Pl	Sw	Single Detached Dwelling	
3 Nightingale Rd	Sw	Single Detached & Sub.Apt	
32 Pennywell Rd	Sw	Single Detached Dwelling	
54 Poplar Ave	Sw	Single Detached Dwelling	
			This Week \$ 4,198,356.00

**Class: Demolition**

Logy Bay Rd	Dm	Church	
			This Week \$ 6,000.00

This Week's Total: \$ 9,093,431.00

Repair Permits Issued: 2013/05/23 To 2013/05/29 \$ 141,800.00

10 Rosalind Street Lowback Rejected Due To Section 10.3.3 (1)(G) Of The St. John's Development Regulations.

Legend

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

Year To Date Comparisons			
June 3, 2013			
Type	2012	2013	% Variance (+/-)
Commercial	\$129,300,000.00	\$45,700,100.00	-65
Industrial	\$3,600,100.00	\$28,000.00	-99
Government/Institutional	\$12,300,200.00	\$11,000,000.00	-11
Residential	\$71,000,100.00	\$57,700,300.00	-19
Repairs	\$1,700,400.00	\$1,400,200.00	-18
Housing Units (1 & 2 Family Dwellings)	251	163	
<b>Total</b>	<b>\$217,900,800.00</b>	<b>\$115,828,600.00</b>	<b>-47</b>

Respectfully Submitted,

David Blackmore, R.P.A.  
Deputy City Manager - Planning, Development & Engineering

**Payrolls and Accounts**

**SJMC2013-06-03/245R**

**It was moved by Councillor Colbert; seconded by Councillor Collins: That the following Payrolls and Accounts for the week ending May 30<sup>th</sup>, 2013 be approved:**

**Weekly Payment Vouchers  
For The  
Week Ending May 30 2013**

**Payroll**

<b>Public Works</b>	<b>\$ 404,858.41</b>
<b>Bi-Weekly Casual</b>	<b>\$ 19,741.77</b>
<b>Accounts Payable</b>	<b>\$ 2,584,164.42</b>
<b>Total:</b>	<b>\$ 3,008,764.60</b>

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

**Tenders**

- a. Tender – 2013 Streets Rehabilitation Program – Contract #2
- b. Tender – 2013 Watermain Improvements

**SJMC2013-06-03/246R**

**It was moved by Councillor Colbert; seconded by Councillor Collins: That the recommendations of the Director of Engineering and the Deputy City Manager, Public Works be approved and the tenders awarded as follows:**

- a. **Modern Heavy Civil Ltd. @ \$4,166,196.44**
- b. **Coady Construction & Excavating ltd. @ \$967,487.92**

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

**Notice of Motion**

**Councillor Tilley gave the following Notice of Motion:**

**TAKE NOTICE** that I will at the next Regular Meeting of the St. John's Municipal Council move to enact an amendment to the St. John's Sign By-Law so as to include provisions related to election signage.

DATED at St. John's, NL this 3<sup>rd</sup> day of June, 2013.

**2013 Summer Meeting Schedule**

Council considered a memorandum dated May 31<sup>st</sup>, 2013 from the Acting City Manager & City Clerk regarding the above noted.

**SJMC2013-06-03/247R**

**It was moved by Councillor Colbert; seconded by Councillor O'Leary: That the following Summer Schedule for Regular and/or Special Meetings of Council following the meeting of Tuesday, June 25<sup>th</sup>, 2013 be approved.**

- Monday, July 8, 2013
- Monday, July 22, 2013
- Monday, August 5, 2013
- Monday, August 19, 2013

Regular Meetings will resume on Tuesday, September 3, 2013.

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

**MacMorran Community Centre – Parking Lot Sink Holes**

Council considered a memorandum from Deputy City Manager, Public Works regarding the above noted.

**SJMC2013-06-03/248R**

**It was moved by Councillor Tilley; seconded by Councillor Colbert: That funding in the amount of \$305,000.00 from the unallocated 2013 capital fund be approved towards the replacement of the storm drainage pipe which runs under the MacMorran Community Centre Parking Lot.**

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

**Request for an Exemption – Noise By-Law , Elim Tabernacle 565 Kenmount Road**

Council considered a memorandum dated May 29, 2013 from Deputy City Manager, Planning, Development & Engineering regarding the above noted.

**SJMC2013-06-03/249R**

**It was moved by Councillor Colbert; seconded by Councillor Hickman: That a request from Elim Tabernacle, 565 Kenmount Road for exemption from the Noise By-Law on three occasions, July 28, August 25 and September 8, 6 pm to 7:15 p.m., be approved.**

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

**11 Mapleview Place**

Council considered a memorandum dated May 30, 2013 from the City Solicitor regarding the above noted.

**SJMC2013-06-03/250R**

**It was moved by Councillor Colbert; seconded by Councillor Collins: That the owners of 11 Mapleview Place be compensated in the amount of \$12,500.00 plus legal fees for the closing of the transaction, for land expropriated in 2010 for street widening.**

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

**Barrows Road/Stone's Road**

Council considered a memorandum dated May 30, 2013 from the City Solicitor regarding the above noted.

**SJMC2013-06-03/251R**

**It was moved by Councillor Colbert; seconded by Councillor O'Leary: That the owners of land expropriated by the City on Barrows Road @ Stone's Road in 2007 for construction of a sewage lift station, be compensated in the amount of \$21,587.00 plus legal fees for the closing of the transaction.**

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

### **Economic Update, June 2013**

Councillor Tilley presented the June 2013 Economic Update.

### **Councillor O’Leary**

Councillor O’Leary referenced an email from His Worship the Mayor in response to a resident’s concern with respect to a recent drive-by shooting in a St. John’s Subdivision. Councillor O’Leary stressed the importance of community and neighbourhoods working together to create a safer neighbourhood and encouraged everyone to learn about the neighbourhood Watch Program, that does not require you to take on the responsibilities of the police, but it is about alerting the police to help prevent crime in our communities.

### **Councillor Hann**

Councillor Hann also referred to an email from His Worship the Mayor in response to a resident’s concern with to a drive-by shooting in a St. John’s Subdivision. He noted that he has been in contact with the RNC and an investigation is underway.

### **Councillor Hickman**

Councillor Hickman tabled a petition the prayer of which reads as follows:

“We are signing this petition to protest the approval of the application to subdivide civic # 26 Rostellan Place into 2 bldg lots. We ask as taxpayers of Rostellan Place and Rostellan Street for your review of our concerns and of this application.

This street was developed in 1962 by Garland Clarke Ltd. and 11 lots of 100 feet were approved by Council. We four original families of this 11 lot subdivision understood at the time of purchase that our lot size was protected by the City’s approval of 100 foot lots. We who have purchased the



properties of other original landowners paid a premium to live on this street and this is reflected in the municipal taxes we pay.

In the early 1990's R1 zoning was modified to allow 15 meter lots. Unfortunately Council at the time did not consider the implication for our street. And until the submittal of this application it was not a problem. Approval of this application will alter the landscape of this unique street. Streets such as Rostellan add to the charm of St. John's, they give character to the City and enjoyment to the property owners who invest there and all others who avail of this beautiful neighborhood for walking or biking.

We question why this gem in the middle of the City not be afforded the same protection that is afforded those living in the downtown neighborhoods. We believe that Councillors have a responsibility to step in when zoning relations fail to protect the property rights of existing taxpayers.

**We have included pictures of the site in question as it is only by viewing the site in question can you fully appreciate the concerns of taxpayers on this street. The property to be subdivided is to the right or east side of the white house. It is the site of #26, the wood faced side split.**

We thank you in advance for your consideration of this petition.”

**Councillor Colbert**

Councillor Colbert alluded to the application by RDG Holdings Ltd. for a proposed townhouse development on Nunnery Hill/Holloway Street, which was deferred by Council at its Regular Meeting held on May 27, 2013 to allow staff an opportunity to review the concerns submitted. He asked that staff confirm whether or not #5 Kickham Place, which is located below the property owned by Fortis, is owned by the City. Councillor Colbert mentioned whether the City could swap its land on Kickham Place, possibly with land owned by Fortis, to open a view corridor.

Councillor Colbert asked that staff investigate whether the Drill Hall in Pleasantville, which is scheduled for demolition, can be useful for any purpose.

**Councillor Tilley**

Councillor Tilley advised that concern has been expressed to him that the medians on various streets throughout the City are being used by people to solicit money, which is creating a serious safety hazard. He asked that the matter be referred to the Police and Traffic Committee for comment.

**Acting Mayor Duff**

Acting Mayor Duff tabled a letter from Ms. Heather MacLellan concerning the proposed development on Nunnery Hill.

Acting Mayor Duff expressed the need for adequate dumpster storage and regular emptying, on all construction sites. She asked that City Inspectors monitor the situation during their regular site inspections.

**Adjournment**

There being no further business, the meeting adjourned at 5:55 pm

---

**MAYOR**

---

**CITY CLERK**

**NOTICE OF MOTION**

**TAKE NOTICE** that I will at the next regular meeting of the St. John's Municipal Council move to enact an amendment to the St. John's Sign By-Law so as to include provisions related to election signage.

DATED at St. John's, NL this                      day of June, 2013.

---

COUNCILLOR

**ST. JOHN'S**

**BY-LAW NO.**

**SIGN (AMENDMENT NO. 1 – 2013) BY-LAW**

**PASSED BY COUNCIL ON**

---

Pursuant to the powers vested in it under the City of St. John's Act, RSNL 1990, c.C-17, as amended and all other powers enabling it, the City of St. John's enacts the following By-Law relating to signage in the City of St. John's.

**BY-LAW**

1. This By-Law may be cited as the "St. John's Sign (Amendment No. 1 – 2013) By-Law."
2. Section 2 of the St. John's Sign By-Law is amended by adding the following as sections (k) and (l):
  - "(k) "Traffic Control Device" means any traffic sign, traffic-control signal, marking, symbol or device as defined by the *Highway Traffic Act*, RSNL c. H-3, as amended;
  - (l) "Election Signs" means any Sign advertising or promoting a candidate in a federal, provincial, or municipal election."
3. Section 11(b) of the St. John's Sign By-Law is repealed and the following substituted:

"11. (b) interfere with or obstruct a Traffic Control Device; or"
4. Section 22 of the St. John's Sign By-Law is amended by adding the following as section 22.1:

"ELECTION SIGNS

22.1

  - (1) No person shall erect, attach, place or display an Election Sign except as permitted by this By-Law.
  - (2) Election Signs may be displayed for no more than sixty (60) days prior to election day, or such other time as dictated by Provincial or Federal Legislation and Regulations.

- (3) The candidate shall be responsible for the removal of his/her Election Sign(s) within three (3) days after election day.
- (4) Election sign(s) shall not be located on a roadway as defined in the *Highway Traffic Act*, RSNL c. H-3, as amended and/or a road or road surfaces including paved or gravel shoulders, centre medians, traffic islands or traffic circles.
- (5) Election Sign(s) shall not be located within 20 meters of a signalized intersection or within 15 meters of an unsignalized intersection.
- (6) Election Sign(s) shall not be located on any Traffic Control Device or in any place where it may interfere with the interpretation of a Traffic Control Device.
- (7) Election Signs are not permitted on the same post as, or immediately adjacent to any Traffic Control Device, including all signage.
- (8) Election Sign(s) are not permitted in any place where, in the opinion of the City's Traffic Department, they create a sight line obstruction or interfere with the flow of vehicle or pedestrian traffic.
- (9) An Election Sign(s) which is erected or displayed in violation of this By-Law, shall be removed immediately without notice.
  - (a) The City is not responsible for any damage to Election Sign(s) that are removed pursuant to this section; and
  - (b) Any Election Sign(s) that is removed by the City will be stored for no more than thirty (30) days after removal after which it may be destroyed or otherwise disposed of by the City without notice and without compensation to the owner of the Election Sign(s)."

**IN WITNESS WHEREOF** the Seal of the City of St. John's was hereunto affixed and this By-Law was signed by the Mayor and City Clerk this day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CITY CLERK




## 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, June 10, 2013**

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	Civic Number 14 Riverside Drive East  Residential Low Density (R1) Zone	1	A Discretionary Use Application has been submitted requesting permission to occupy a portion of <b>Civic No. 14 Riverside Drive East</b> as a Home Occupation that involves the making and delivery of baked goods. The proposed business will occupy a floor area of approximately 12m <sup>2</sup> (kitchen area) and will operate Monday-Friday, 9:00am – 2:00pm. The business involves baking with domestic cooking equipment. No on-site sales, delivery only in a non-commercial vehicle approximately twice per week. One (1) on-site parking space is provided for the business. The applicant is the sole employee.	12 m <sup>2</sup>	1	1	2 submissions received	<b>The Planning and Development Division recommends approval of the application subject to all applicable City requirements.</b>
2	Civic Number 185 Waterford Bridge Road  Residential Low Density (R1) Zone	3	A Discretionary Use application has been submitted to operate a Restaurant as a Heritage Use from Waterford Manor at <b>Civic No. 185 Waterford Bridge Road</b> . The proposed restaurant will occupy a seating area of 60 m <sup>2</sup> . The property currently operates as a Bed and Breakfast. The facility also hosts wedding and private functions. On-site parking can accommodate fifteen (15) vehicles.	60 m <sup>2</sup>	Unknown	15	9 submissions received	<b>The Planning and Development Division recommends rejection of the application.</b>

The City Clerk's Department and the Planning and Development Division, 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.

  
 Ken O'Brien, MCIP  
 Acting Director of Planning

## **Submissions of Objection – 14 Riverside Drive East**

Discretionary Use Application

No. 14 Riverside Drive East

I would like to register my objection to the Discretionary Use Application for Civic No 14 Riverside Drive East. As this is a residential neighbourhood, I feel that Commercial activity should not be allowed and that this will be the beginning of other requests for discretionary uses which could have a negative effect on property values and the quality of life in the area. As well, if No. 14 Riverside Drive East is sold at a later date, it may be viewed as a Commercial Property which could lead to requests for additional discretionary uses by the new owner.

Thank you.



To Whom It May Concern:

My husband and I received a letter of Application re:  
Permission to Occupay a portion of Civic No. 14 Riverside  
Drive East to Make and Delivery Baked Goods.

We Do Not Support this request. This is a residential area and we do no want this to become commercial no matter how big or small this business has plans for. It may start of as a one person business but it could develop into something larger in the future, therefore we would oppose this request.

Thanking you in advance.

Sincerely,

## **SUBMISSIONS OF OBJECTION/CONCERN – 185 WATERFORD BRIDGE ROAD**

City Clerk  
Mayor  
Councillors All

Re Discretionary Use Application Civic No. 185 Waterford Bridge Road.

This letter is in addition to the attached communication of April 21, 2013 registering our objections with the Mayor and Council re the proposed Restaurant at Civic No. 185 Waterford Bridge Road.

As anticipated the wording of Councils April 15, 2013 rejection of this Restaurant proposal simply invited the owners to resubmit their application for a smaller operation. Again we reiterate our demand that City Council reject this proposal out of hand as totally inappropriate in this Residential neighbourhood. The applicants suggestion of a smaller operation is nothing but a sham and window dressing, who will monitor their compliance? We all know that no one will and the operation will grow to their original intended size.

The proposed parking for fifteen vehicles will not be sufficient to service The B&B, Staff parking and Restaurant Patron parking not to mention the Special Events regularly held there which already choke the entire area. Their patrons will not use the establishments parking facility rather they will park wherever it is most convenient which will be on Waterford Bridge Road. This will exacerbate an already serious traffic problem in this area especially during snow clearing season.

It is our belief that this establishment will also include a stand alone Bar which will serve drinks to the general public without purchasing a meal. It is also our understanding that this Bar will include VLTs. Of much greater concern is the persistent rumour in the neighbourhood that there is illicit activity occurring at this location.

It takes very little imagination to see what this “reasonable” application will morph itself into in a very short time. To illustrate this one needs only to look at the current operation and compare it to the operation originally proposed. This establishment has now become a threat to the viability of this entire Residential neighbourhood. The residents of this neighbourhood have invested massively in their properties and we have no intention of watching that investment destroyed by activities at this locale. As we have already stated **THIS OPERATION HAS NO PLACE IN A RESIDENTIAL NEIGHBOURHOOD OF THIS TYPE AND THIS PROPOSAL MUST BE REJECTED OUT OF HAND BY COUNCIL.**

Mayor and Councillors  
City of St John's

It is with great interest and greater alarm we learned of the latest attempts by Waterford Manor to expand their commercial operation at their Waterford Bridge Road location. To say we are opposed to a restaurant at this location would be a gross understatement. A quick survey of our neighbours reveals a universal and ferocious opposition to any such operation in this neighbourhood. We have watched over the years while this establishment has grown from an exclusive High End B&B to what is now a very public gathering place catering to all types of social gatherings to the present Proposal which is the final straw. For any councillor to justify voting in favour of this by saying that this type of operation will help preserve The Manor as a Heritage establishment makes no sense. This buildings heritage is as a private residence not a profit motivated public enterprise. How can you justify maintaining that building's heritage while at the same time destroying the Heritage and Culture not to mention the property values of the neighbourhood which produced it. How could anybody possibly justify imposing this on our neighbourhood while knowing full well they would never tolerate it in their own.

The wording of your rejection invites a reapplication for this Permit, in fact Councillor Duff has encouraged the applicants to do just that. When this reapplication is made we expect it to be rejected not on the basis of parking or any other consideration but to be rejected out of hand as totally inappropriate for this residential area. We also fully expect our Ward Councillor, Mr. Bruce Tilley, to notify us immediately when this or any other application of this sort is made.

May 29, 2013

Email

cityclerk@stjohns.ca  
City Clerk's Department  
City of St. John's  
100 New Gower Street  
St. John's,

NL Dear

Sir:

Reference: Discretionary Use (Restaurant) - Civic No. 185 Waterford Bridge Road

Waterford Bridge Road is an historic area and includes RA residential properties. It would be a colossal mistake to start commercializing it because one retail outlet begets another; and in due course, the area would not be a prime residential area.

Note that parking is problematic when wedding functions are held at the existing Bed and Breakfast.

Yours truly,

City Clerk

City of St. John's

[cityclerk@stjohns.ca](mailto:cityclerk@stjohns.ca)

Re: Discretionary Use application

Waterford Manor Restaurant

185 Waterford Bridge Road

St. John's, NL

Dear Sir,

It has come to our attention that the Waterford Manor is applying to operate a restaurant at 185 Waterford Bridge Road. As neighbors living within close proximity to the Manor, we have serious concerns with this application. My wife and myself have lived at our residence for the past sixteen years and my wife's family since 1960. We have always found the operators of the Manor to be good neighbors and thus have tolerated this business even though there are many interruptions and inconveniences that are directly related to the operation of the Manor.

When the Manor first opened, it operated as a small four-bedroom bed and breakfast. People came and went quietly, without incident. As the business matured it began to book weddings, private parties etc... All events were supposed to be concluded prior to 11 pm. A few years ago there was an application to obtain a bar license at the Manor. This application was approved allowing the Manor to operate a bar during private functions (wedding/parties). They were not permitted to serve alcohol to any other patrons. The expansion of their business resulted in increased noise levels and parties that often continue well beyond 11PM. There are more intoxicated people loitering in the parking lot and an increase in traffic congestion and parking problems.

Now, the Manor is looking to expand its operations with its application to operate a restaurant. There are a number of concerns we have regarding this application. Because the Waterford Manor is a very old building with no air conditioning and poor building circulation, the interior of the building can become unbearably warm. Patrons and guests cannot smoke inside the building and often spend many hours outside on the front step and driveway cooling off, smoking, drinking and partying. The longer the party lasts, the louder they can become. This is not the case at every party or function but it does happen quite often. This is especially noticeable on weekend nights and evenings when the weather conditions are conducive. Again, these parties often extend well past the 11 pm deadline.

.

A restaurant license will inevitably increase the daily traffic and liquor consumption of patrons throughout both the day and night, every day of the week. Another concern is that a license for a restaurant could open the door for a public bar with little food ever being served.

Over the past few years my wife and myself have had to vacate our master bedroom and sleep in a smaller room at the back of our home. This move was to escape the noise and partying in the front driveway/parking lot of the Manor and from patrons leaving parties, honking their car horns and loudly bidding each other farewell. Even in our back bedroom we are often awakened in the early hours of the morning with noise from the manor.

Alcohol often makes people speak more loudly and act in ways that they would not normally do in a more sober state.

The Manor is a "Heritage Inn" that was approved and accepted by the people in our "residential" neighborhood based on the premise that it would be a four bedroom B&B to accept approximately eight "Comers and Goers." The Manor was originally built as a summer residence for the family of a wealthy fish merchant. The heritage of the Inn is rooted in a quiet, gentle, peaceful environment.

It is also our understanding that according to city by-laws many establishments, including restaurants and bars are not permitted in R1 residential areas.

I understand that businesses must be able to grow and thrive but it should not be to the detriment of other residents. We and other homeowners in this neighborhood have a huge financial investment in their property and want to enjoy and preserve, in peace, the fruit of a lifetime of hard work.

We respectfully request that the city ensures due diligence is seriously complied with regarding this application. We strongly oppose this application and request that this application be declined.

Yours truly

cc mayor, deputy mayor and councillors

To whom it may concern:

We are writing to express strong opposition to the above proposal. We currently live  
Our concerns are as follows:

1)Waterford manor is currently a Bed & Breakfast but caters also to weddings, family parties and other private functions. In the interest of being good neighbors we have never raised issue regarding the inconvenience it has posed for us on many occasions. The outcome of such functions in many instances is loud music well past 11PM, people outside on the premises smoking and behaving loudly, having overindulged. When leaving the premises in many instances one can hear cars screeching their tires such that it is frightening. To further develop the establishment to include a restaurant which will undoubtedly include a full time liquor licence (currently have a part time licence) we feel will aggravate the problem. We initially purchased our property and have invested considerable monies believing we had chosen a quiet residential area of St John's. We now feel it is evolving into a partial commercial neighborhood.

HOW CAN THIS BE DONE IN THE AREA AS IT IS CURRENTLY ZONED?

2)Patrons using the facility, park on most occasions, out of necessity, on the east side of Waterford Lane. The traffic congestion created undoubtedly poses high risk for a vehicle accident. (Photo included) With these cars parked on the Lane there is no room for normal traffic as the photo shows. This has also created an inconvenience for us in accessing our driveway and our garage both of which are accessed from Waterford Lane. In addition the development of the industrial property on the Southside Rd (previously CNR Valley Car Repair) has resulted in us encountering commercial traffic such as huge trucks , excavators and flat bed trailers passing by our premises daily at any hour.

HOW CAN THIS BE DONE IN AN AREA AS IT IS CURRENTLY ZONED?

3) Lastly, traffic volume on Waterford Bridge Rd has recently increased tremendously. We feel this is largely in part to the development of The Corporate

Campus. The development of a restaurant in the area can only add to our existing problems. We feel we have absorbed as much as is tolerable.

HOW CAN THIS BE DONE IN AN AREA AS IT IS CURRENTLY ZONED?

We are totally supportive of maintaining our Heritage Properties in our wonderful city as it continues to grow. We do however feel it should not compromise our living conditions in this area as it is zoned. Similar operations in the area seem to be doing quite well. Owners need to seek an alternative way of enhancing their business so as not to infringe on the community. We are relying on our Council to give this matter serious consideration based on the concerns that have been outlined.

Thank you for your anticipated co operation .



## TO WHOM IT MAY CONCERN

I spoke with the owner of Victoria Manor and his son on Monday. I asked if the proposed restaurant was going to be closed while a wedding/private party event was being held at Victoria Manor. Advised “no” unless the organisers requested an exclusive event. Therefore, they could have the following parking requirements:

- <!--[if !supportLists]--> <!--[endif]-->7 B&B rooms (7 cars)
- <!--[if !supportLists]--> <!--[endif]-->20 or more restaurant attendees (10 cars or more)
- <!--[if !supportLists]--> <!--[endif]-->An event party presumably of more than 30 (12 cars or more)
- <!--[if !supportLists]--> <!--[endif]-->owners’ 2 cars, 2 restaurant waiters’, and 3 party servers’ cars (7 cars)
- <!--[if !supportLists]--> <!--[endif]-->cooks/caters’ vehicles (2 cars)

That is a minimum of 36 cars to fit into the 15 car spaces – NOT POSSIBLE. If it were an exclusive wedding party, then there would presumably be many more guests with many more cars that can’t be accommodated in the 15 car spaces.

I am advised by the Manor’s neighbours, there is a particular annoying problem that occurs throughout the summer months; most events spill out onto the front parking lot to have a smoke or to cool off because there is no A/C inside and they bring their drinks – by the end of the evening (*after a few drinks*) this outdoor party becomes a loud, disturbing noise for the neighbours (*in addition to being a violation of drinking in a public place*).

This is a “R1 Zone” Residential area. Across from Victoria Manor, a house that probably tops over 2 million dollars is being built for the last 2 years. Is he building to be near a restaurant – doubt it? The new subdivision has clients building their house on two lots costing a half million \$ and one client is building his house on three lots – three quarters of a million and they haven’t even bought a 2 X 4). This proposal is requested under “Discretionary Use”; use your discretion and good judgement; would you want this in your front lawn. This is not a case of “Not in my back yard”; we will have to experience increased parking, traffic, and noise annoyances if approved.

Additionally, consider the City’s administrative costs that will pursue to follow-up on future violation reports that will assuredly come should Council approve this Application because this facility is unsuitable/incapable of conducting business without violating the impending operational restrictions. Ultimately, the City will have to go to court and incur the legal costs associated to withdraw the “Discretionary Use”. Why? - because, although neighbours have overlooked past violations, I have heard all future violations will be reported if the restaurant goes ahead.

Brought out in this evening’s Waterford Bridge Road meeting, should the Manor receive a Restaurant licence, they would be eligible to put in 5 VLT’s. **THIS IS TOTALLY UNACCEPTABLE FOR A R1 ZONE NEIGHBOURHOOD.** Council may not respect the neighbour’s interests and approve the restaurant application but the neighbourhood will **NEVER** accept 1 VLT in our R1 Zone neighbourhood.

Be kind to the owners and reject the Application now and save them what will prove to be ill-spent restaurant transformation costs along with the future lawyers' costs they will surely waste trying to defend an erroneous use of this "Heritage Use" loophole.

In closing, please use your good and responsible DISCRETION and vote this Restaurant Application down.

To Council, I object to having a restaurant at the above address. This is an R1 neighbourhood and this building and site are the wrong place for a restaurant.

## **SUBMISSIONS OF SUPPORT -185 WAERFORD BRIDGE ROAD**

I would like to endorse the application to operate a small restaurant at 185 Waterford Bridge Road. Indeed, at 60 square meters (645 square feet), this is a small restaurant. I think it would be lovely for our neighbourhood to have somewhere to go on foot to meet, share food and drink, and get to know each other better.

I would like to endorse the application to operate a small restaurant at 185 Waterford Bridge Road. Indeed, at 60 square meters (645 square feet), this is a small restaurant. I think it would be lovely for our neighbourhood to have somewhere to go on foot to meet, share food and drink, and get to know each other better.

I would like to endorse the application to operate a small restaurant at 185 Waterford Bridge Road. Indeed, at 60 square meters (645 square feet), this is a small restaurant. I think it would be lovely for our neighbourhood to have somewhere to go on foot to meet, share food and drink, and get to know each other better.

# Report/Recommendations

## Heritage Advisory Committee

May 29, 2013

In Attendance: Deputy Mayor Shannie Duff, Chairperson  
Councillor Sheilagh O'Leary  
Taryn Sheppard, Nexter Representative  
Jeremy Bryant, NL Association of Architects  
Tony Lockyer, Eastern NL Homebuilders Association  
Dave Lane, NL Historic Trust  
Melanie DelRizzo, Citizen Representative  
Gerard Hayes, Citizen Representative  
Sylvester Crocker, Manager of Technical Services  
Peter Mercer, Heritage Officer  
Lindsay Lyghtle Brushett, Planner  
Mark Hefferton, Planner  
Helen Miller, City Archivist  
Margaret Donovan, Tourism Industry Coordinator  
Karen Chafe, Recording Secretary

### 1. **Request to Demolish Richmond Hill Cottage at 18 Topsail Road**

#### **(REQUEST WITHDRAWN BY APPLICANT)**

The Committee met with Paul Fowler and Dermot Karney of Wrightland Development Corporation who submitted a request for approval to demolish Richmond Hill Cottage at 18 Topsail Road and to replicate the existing with a new structure that would be more energy efficient and situated further back on the site. They outlined the rationale for demolition, a copy of which is attached to this report.

- Essentially, the developers feel that the property has deteriorated to the point that it is beyond repair as a result of a pipe break on the second floor, flooding the entire house and damaging the hardwood floors. Vandals have also caused damage by stealing fuel from the storage tanks and busting all visible copper pipes from the furnace for salvage. The developer further asserts that there is nothing of architectural significance or material value that can be retained from the existing house. The developer also stated that when the leak occurred, the property was vacant and they were only checking on it on a bi-weekly basis.
- The developer has also outlined concerns about the steep grade which has been created by the excavation for the new cul-de-sac at McLea Park. Consequently, Richmond Hill Cottage now sits higher above the cul de sac street grade which increases the difficulty of incorporating new garages and front door entries. The developer also claims that there is a very real exposure to undermining the existing foundation.

ST. JOHN'S



The Heritage Advisory Committee notes that Council agreed to approve the subdivision of land for a residential development subject to preservation and restoration of Richmond Cottage which was designated as a heritage structure by the City of St. John's on June 9, 2003. At that time, Council also adopted By-Law 1461 under Section 355 of the City of St. John's Act which in part states the following:

*Section 355*

- (b) A building, structure, land or area designated by Council shall not be demolished or built upon nor shall the exteriors of the building or structure be altered, except with the approval of Council; and*
- (c) In exercising this power under the City Act, Council shall have regard to the following considerations:*
  - i. The need of preserving heritage buildings, structures, land or areas that collectively represent a cross-section of all periods and styles in the City's historic and cultural evolution;*
  - ii. The costs and benefits of the preservation; and*
  - iii. The compatibility of preservation with other lawful uses of the buildings, structures or lands.*

The Committee further notes that Section 5.9.3 of the St. John's Development Regulations provides that no person shall remove, pull down, or demolish any heritage building except for life safety reasons or for a public work, nor shall the exterior of any heritage building be repaired or altered without the express written permission of Council.

The Committee expressed major objection to the proposed demolition given that Richmond Hill Cottage was structurally sound when it was given heritage designation in 2003. Council's approval of the residential development surrounding the cottage was also subject to the maintenance of Richmond Hill as per the above noted By-Law 1461 and Section 355 of the City of St. John's Act. The Committee concludes, therefore, that the owner's failure to provide adequate security and maintenance to the property is an irresponsible act of demolition by neglect.

**The Committee recommends that the request to demolish Richmond Cottage at 18 Topsail Road be rejected and that this cottage be fully restored and maintained.**

**The Committee also recommends that the regulatory process be reviewed to ensure that heritage designated properties are properly maintained by their property owners prior to Council's granting permission to develop the lands surrounding them.**

The historical background for Richmond Cottage was presented during the meeting and is also attached to this report. Richmond Cottage is a 165 year old building consisting of early classical vernacular architecture, with distinctive Scottish features and unique long narrow windows. Its historic value is associated with the Honourable Kenneth McLea and Gilbert Browning. McLea was a St. John's merchant who purchased the land near the Crossroads in Riverhead in 1848. He was a candidate for St. John's west in the election of 1861, and his candidature resulted in an election riot in which three people were shot to death on Water Street. He died a year later. Subsequently his business went bankrupt and the family sold the property. Gilbert Browning was a Scottish builder-architect who came to Newfoundland following the Great Fire of 1846 in which a large portion of St. John's was burnt. Browning arrived amongst a large number of men who were engaged in the building trades in England and who came to help with rebuilding the town. He was hired by McLea to design and build Richmond Hill. Thirty years after Browning built the house, he purchased it as his family residence. He became a prominent businessman in his own right. His most successful venture was a biscuit factory near the Crossroads, which afterwards was carried on under the name of Browning-Harvey. This company is still in operation today.

2. **271-275 Duckworth Street (Former Telegram Building) Proposed Renovation**

The Committee met with Charlie Oliver, property owner and Beaton Sheppard, Architect to discuss their proposal for exterior renovation to 271-275 Duckworth St. The elevations are attached.

**The Committee, with the abstention of Taryn Sheppard, recommends approval of the elevations as outlined.**

3. **53-67 Margaret's Place (St. Michael's Convent and Belvedere Orphanage) Proposed Renovations and Extension**

The Committee met with Steve Saunders, Vice President of Future Group and Jeremy Bryant, Architect with Sheppard Case (and new member of the Heritage Advisory Committee) to discuss the proposed renovations and extension to the former Belvedere Orphanage. Mr. Bryant abstained from voting on this matter.

The developer proposes to develop seven condominiums in the former St. Michael's Convent, each with two storeys, and an additional 29 new condos in the former Belvedere orphanage and its proposed addition. Artist renderings and site layout were circulated and reviewed by the Committee. The exteriors of both St. Michael's Convent and the Belvedere Orphanage will be restored. The proposal for the new extension is preliminary and subject to the Committee's feedback and direction. The exterior is a simple design at present and the cladding intended is masonry. The scale of the new extension would be in keeping with the height of the existing buildings. The developer would like to create an oasis in the middle of this very plain area, and a landscape plan was circulated for the Committee's review.

With regard to concerns about emergency access to the laneway, it was noted that the new landscape plan should improve the access. The proposed development will also reduce the density by the removal of the commercial component thereby reducing traffic by at least half.

The Committee was receptive to the preliminary design and the contrast of the new building from the existing structures.

**The Committee recommends approval in principle subject to ongoing consultation about material and design details with the Heritage Officer and the Heritage Advisory Committee.**

**Deputy Mayor Shannie Duff**  
**Chairperson**

## **18 Topsail Road - "Richmond Hill Cottage" Rationale for Demolition and New Construction**

---

While 18 Topsail Road, as it stands today without consideration of modifications and additions to the existing structure may be classified as structurally sound, after further extensive analysis, to achieve the approved redesign concept, there will be only stick framing and stone foundation remaining through the course of redevelopment.

To effectively rebuild Richmond Hill Cottage, all siding, windows, doors, roof, electrical and mechanical, and complete interior finish, must be removed from the structure.

Unfortunately, during last winter, we experienced a pipe break on the second floor, which resulted in the entire house being flooded and all existing hardwood floors being destroyed.

Additionally, the home has been broken into on a couple of occasions and vandalized. Fuel was stolen from the storage tank and all visible copper pipes busted off the furnace for salvage.

There is absolutely nothing of architectural significance or material value that can be retained from the existing house. (Apart from interior wrought iron railings, fireplace mantels and chimney tops).

Further, in order to achieve the redesign, new openings for additional windows and door entries must be cut through the existing building envelope framing, which will expose potential compromises to the existing structural integrity.

As well, the grade of the new cul de sac for McLea Park had to be lowered as much as possible to improve the excessive and rapid grade change that was occurring in the case of Lots 4 and 5. (See photos). Consequently, Richmond Hill Cottage sits higher above the cul de sac street grade than initially conceived, making what was to begin with, an even more difficult task incorporating and attaching new garages and front door entries. Given the acute excavation required to add the new entries and garages, there is a very real exposure to undermining the existing foundation.

Wrightland is intent on achieving the most desirable end result for it's McLea Park project and are committed to producing in the highest form the redesign concept for Richmond Hill Cottage.

McLea Park has employed Restrictive Covenants to ensure all new home designs maintain complimentary architectural elements that essentially have been influenced by the property's heritage. Visit website: [www.mcleapark.ca](http://www.mcleapark.ca)

Through its approach to master plan development projects, optimum building design and construction integrity represent the core values of Wrightland Development Corporation.

Attempting to modify the existing Richmond Hill Cottage structure into a state-of-the-art, energy efficient, refined and well-crafted end product, represents an almost impossible challenge given the foregoing.

Also for consideration, is the fact that once the building has been stripped to the frame there is effectively no heritage value remaining?

Wrightland believes it has employed with the assistance of Beaton Sheppard, a refined master plan development in McLea Park that has been sensitive to the property's heritage.

The creation of two semi-detached McLea Park Townhomes represented the only feasible approach for preserving the exterior detail and form of the massive scaled house at 8,000 sf.

Each dwelling embraces and carries forward primary architectural features including.

- A. 12' main floor ceiling height with expansive floor to ceiling windows.
- B. Circular through floor openings with wrought iron railing in main foyers.
- C. Pediments and exterior casing, corner board and clapboard detailing.
- D. Mansard roof and dormers. (Note: Existing dormers do not represent original).

Each dwelling additionally receives redesign enhancements including:

- A. Attached garages and decks.
- B. New cul de sac fronting main entries.
- C. Increased glazing and rooftop observatory over-looking the city and harbour.

Wrightland's complete new reconstruction of the Beaton Sheppard redesigned Richmond Hill Cottage will enable optimum energy efficiency and demising party wall construction. It will facilitate the opportunity to improve each dwelling's relationship to street grades, setbacks and side yards. The end product will be constructed using the highest caliber materials and will be maintenance-free and stand the test of time for many years to come for it's future homeowners.



PO Box 2403, ST. JOHN'S, NEWFOUNDLAND, CANADA A1C 6E7

29 May 2013

City of St. John's Heritage Advisory Committee  
10 New Gower Street  
P.O. Box 908  
St. John's, NL A1C 5M2

Dear Members of the Heritage Advisory Committee:

18 Topsail Road, Richmond Hill was designated a municipal heritage building in 2003 because it has historic and aesthetic values.

The structure's historic value is tied to its associations with the Honorable Kenneth McLea, and Gilbert Browning. McLea was a St. John's merchant who purchased the land in 1848. He was a candidate for St. John's West in the election of 1861. His campaign resulted in an election riot in which three people were shot and killed on Water Street and his business premises were destroyed. He died a year later. The family sold the property to Reverend George Bond, Sir Robert Bond's brother, in 1875.

Gilbert Browning was a Scottish builder and architect who came to Newfoundland following the Great Fire of 1846. He had been hired by McLea to design and build Richmond Hill. Thirty years after Browning built the house, he purchased it from Bond for his family residence. Browning had become a prominent businessman in his own right. His most successful venture was a biscuit factory, which is still in operation today under the name of Browning-Harvey.

Richmond Hill is aesthetically valuable because of its age – it is 165 years old – and because it is a very good example of early Classical Vernacular architecture. This house has narrow wooden siding and wide cornerboards and is one of only two or three houses in Newfoundland with distinctive Scottish features, notably the five-sided dormer windows with peaked roofs. Richmond Hill has unique windows, which are very tall, spanning from the floor to the top of the first floor. Classical pediments adorn the façade over each window and door. The main entrance is recessed and has a transom. This building speaks to the wealth of its original owner, being one of the finest, earliest residences in St. John's.

As I'm sure you are aware, Richmond Hill was to be divided into townhouses as part of a 12-lot subdivision at the corner of Old Topsail Road and Shaw Street. The development was approved by Council in fall 2010. A City Notice appeared in *The Telegram* on October 13, 2010, that stated, "The original dwelling on the property will be maintained."

Paul Fowler, a principle with the project's proponent, Wrightland Development Corporation was quoted in a January 2011 article in *The Telegram* as saying, "It's a very large house, that's our plan, to develop it in to two town homes."

Councillor Frank Galgay was also quoted in that article and said that he considered the development a good one. He particularly liked that Wrightland had committed to maintaining the integrity of Richmond Hill. He said, "It's important that [they] do that because there were people associated with that particular cottage who were very prominent in the economic, cultural and business community of St. John's."

The support that was given for the original development proposal and the text amendment to the Development Regulations that would allow for the conversion of the house into two residential dwellings was given with the understanding that the heritage structure would be maintained. The amendment was supported as part of a consultative process. The demolition application that has been filed is not subject to public consultation requirements.

The Trust would propose that the Heritage Advisory Committee recommend that approval for demolition be rejected as the structure is a Municipally Designated Building and holds great significance to the city. In addition, the demolition of the building would contravene the original agreement whereby approval for the development of the surrounding property was given with the understanding that the developer would maintain the original dwelling.

Sincerely,



Robyn Pike  
President  
Newfoundland Historic Trust

271 Duckworth St.







1 3D View



2 3D View

**SHEPPARD CASE**  
 ARCHITECTS INC.  
 95 Elm Street  
 17 New Street St. John's, N.L. Canada A1C 2B8  
 1702 753-7121  
 info@sheppardscase.com

Do not scale from this drawing. The Designer is liable for all dimensions on this drawing.

Sub-Consultants:

Revisions:

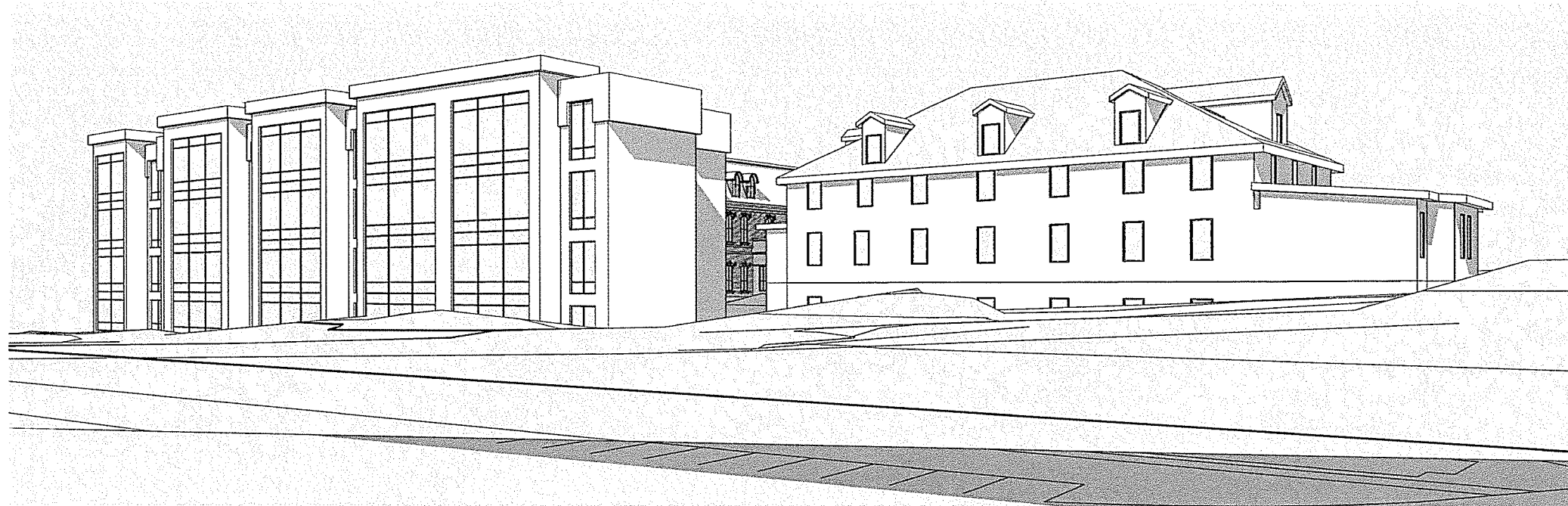
Client: \_\_\_\_\_

Project: **Belvedere  
 Redevelopment**

Location: **Margaret's Place  
 St. John's, N.L.**

Perspective

A1.07



1 3D View



2 3D View

Sub Consultants:

Revisions:

No.	Description	Date
-----	-------------	------

Client:

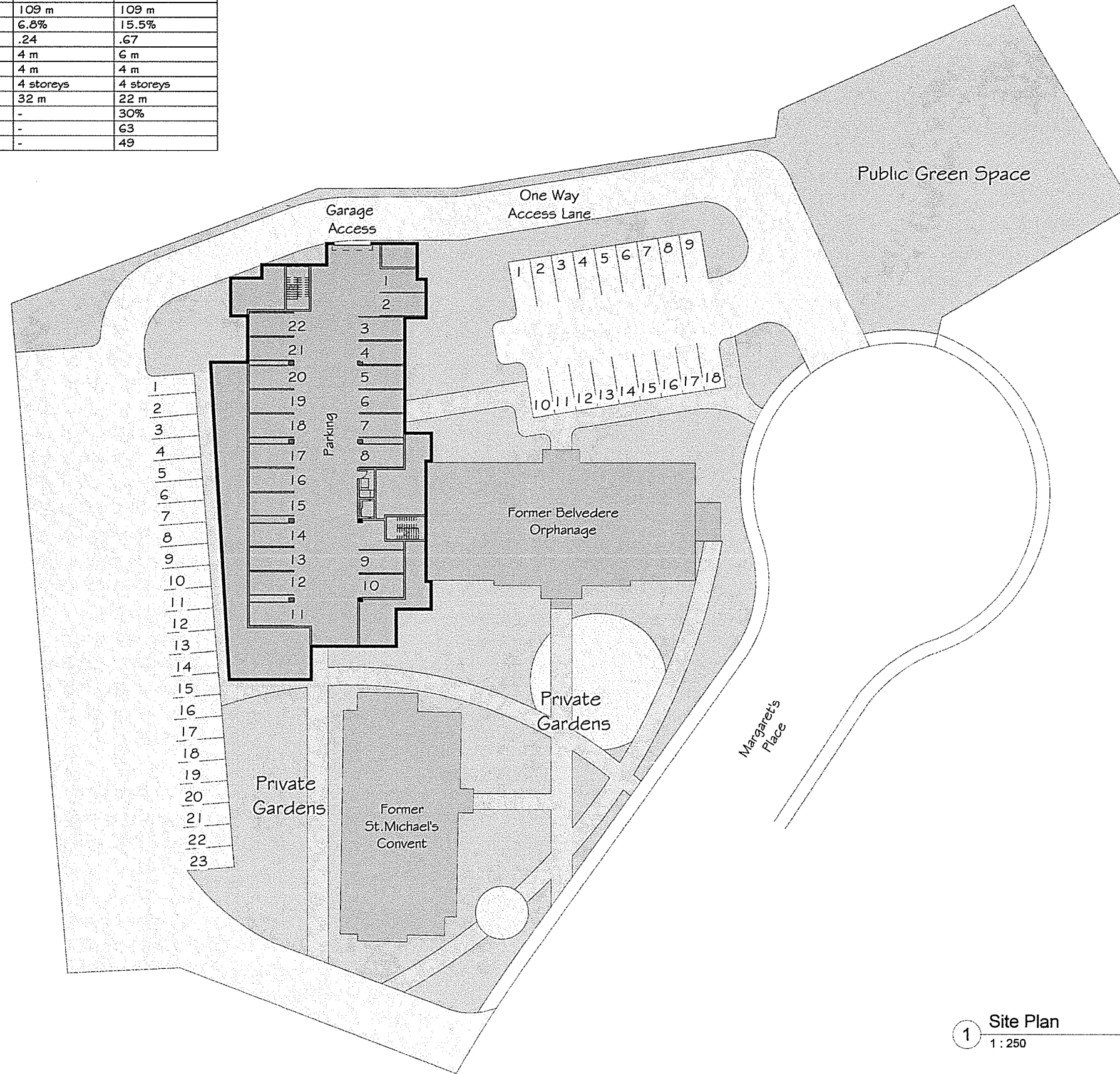
Project:

**Belvedere  
Redevelopment**

Location: Margaret's Place  
St. John's, NL

Perspective

CO - Zone Requirements	Required	Existing	Proposed
Lot Area	900	11795 m <sup>2</sup>	11795 m <sup>2</sup>
Lot Frontage	20 m	109 m	109 m
Lot Coverage	50%	6.8%	15.5%
FAR	2.0	.24	.67
Side Yard	1 m/storey	4 m	6 m
Building Line	6m	4 m	4 m
Building Height	3 storeys	4 storeys	4 storeys
Rear Yard	6m	32 m	22 m
Landscaping	20%	-	30%
Parking	49	-	63
Dwelling Units	-	-	49



1 Site Plan  
1:250

**SHEPPARD CASE**  
ARCHITECTS INC  
PO Box 6323  
7 Park Road, St. John's, NL, Canada A1C 9X8  
1709 753-7132 info@sheppardcase.nl.ca

Do not scale from this drawing. The Contractor is to verify all dimensions on site before proceeding with this work.

Sub Consultants:

Revisions:

No.	Description	Date

Client:

Project:  
**Belvedere Redevelopment**

Location: Margaret's Place  
St. John's, NL

Site Plan

A1.01



**SHEPPARD CASE**  
 ARCHITECTS INC.  
 PO Box 4232  
 1785 Wood St. Jersey, NJ, 07033  
 973 753 7332

Do not scale from this drawing. The Contractor is to verify all dimensions on site before proceeding with this work.



Please Note: The proposed addition is shown in the context of the existing site and buildings. Please refer to the proposed site plan for the location and extent of new landscaping.

Sub-Consultants:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Revisions:

No.	Description	Date

Client: \_\_\_\_\_

Project: **Belvedere  
Redevelopment**

Location: **Margaret's Place  
St. John's, NJ**

Perspective

A1.11



Please Note: The proposed addition is shown in the context of the existing site and buildings. Please refer to the proposed site plan for the location and extent of new landscaping.

**SHEPPARD CASE**  
 ARCHITECTS INC.  
 70 BELLEVILLE ST. JERICHO, N. CAROLINA 27450  
 707-533-7332

Do not scale from this drawing. The Contractor is to verify all dimensions on the before proceeding with this work.

Blank rectangular box.

Sub-Consultants:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Revisions:

No.	Description	Date

Client: \_\_\_\_\_

Project: **Belvedere  
Redevelopment**

Location: **Margaret's Place  
St. John's, NL**

Perspective

**Report/Recommendations**  
**ENVIRONMENTAL ADVISORY COMMITTEE**  
**June 10, 2013**

**Attendees:** Councillor Sheilagh O’Leary  
Deputy Mayor Shannie Duff  
Kieran Hanley, NL Environmental Industry Association  
Randal Greene, Nature Conservancy Canada  
Rick Kelly, Food Security Network  
Bill Stoyles, Northeast Avalon ACAP  
Arvo McMillan, Individual Representative  
Jonas Roberts, Individual Representative  
Marvin Barnes, Individual Representative  
Rick Comerford, Individual Representative  
Stephanie Curran, Individual Representative  
Ken O’Brien, Manager of Planning and Information  
Karen Chafe, Recording Secretary

**1. Revision to Terms of Reference for the Environmental Advisory Committee**

The Committee requests Council’s approval of the following:

**The Committee recommends that Council approve the addition of the Manager of Parks and Open Spaces as a staff advisor to the Environmental Advisory Committee, and that the Committee’s Terms of Reference be revised to reflect this change.**

**Councillor Sheilagh O’Leary**  
**Chairperson**

# MEMORANDUM

---

Date: May 29, 2013

To: His Worship the Mayor and Members of Council

From: Robin King, P. Eng.  
Chairperson, Special Events Advisory Committee

Re: Special Events Advisory Recommendation

---

The following recommendations of the Committee are forwarded to Council for approval in principle subject to any conditions that may be required by the Special Events Advisory Committee:

- 1) **Event:** Athletics NorthEast Running Club Duathlon  
**Location:** Gould's  
**Date:** June 16, 2013  
**Time:** 8:00 -10:00 am

**Affected Roads:**

Back Line Road - Ruby Line to Doolings Line  
Cochrane Pond Road  
Ruby Line - Main Road to Robert E. Howlett

**Recommendation:**

It is the recommendation of the Committee that Council approve the above noted events, subject to the conditions set out by the Special Events Advisory Committee.

---

Robin King, P. Eng.  
Chairperson – Special Events Advisory Committee

---

# ST. JOHN'S

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

# Building Permits List

## Council's June 10, 2013 Regular Meeting

Permits Issued: 2013/05/30 To 2013/06/05

### CLASS: COMMERCIAL

15 Aberdeen Ave, U-Auto	Co	Retail Store	
323 Hamilton Ave., Suite 6	Co	Office	
29 Howley Ave Exten	Co	Commercial School	
29 Howley Ave Exten	Co	Office	
29 Howley Ave Exten	Co	Office	
79-81 New Gower St	Co	Eating Establishment	
17-19 Pippy Pl -Sassytuna	Co	Custom Workshop	
302 Water St -Junk	Co	Retail Store	
323 Hamilton Ave, Suite 6	Sn	Office	
385 Water St - Oceanex Inc.	Sn	Harbour Use	
421 Torbay Rd	Ms	Retail Store	
302 Water St	Sn	Retail Store	
50 White Rose Dr	Ms	Retail Store	
371-373 Duckworth St	Rn	Patio Deck	
319 Water St	Nc	Accessory Building	
275 East White Hills Rd	Nc	Accessory Building	
139 Torbay Rd	Sw	Restaurant	
465 East White Hills Rd	Rn	Retail Store	
		This Week \$	635,840.00

### Class: Industrial

National Harbour Board/Pier 17	Nc	Accessory Building	
		This Week \$	100,000.00

### Class: Government/Institutional

435 Back Line, Skilled Trades	Rn	School	
2a Bonaventure Ave	Rn	School	
		This Week \$	152,700.00

### Class: Residential

19 Aldergrove Pl	Nc	Fence	
19 Aldergrove Pl	Nc	Accessory Building	
22 Bavidge St	Nc	Accessory Building	
48 Bell's Turn	Nc	Single Detached & Sub.Apt	
5 Bennett Ave	Nc	Accessory Building	
5 Bennett Ave	Nc	Fence	
41 Spruce Grove Ave	Nc	Accessory Building	
47 Blackmarsh Rd	Nc	Fence	
143 Blue Puttee Dr , Lot 73	Nc	Single Detached Dwelling	
169 Canada Dr	Nc	Patio Deck	
6 Capulet St, Lot 204	Nc	Single Detached Dwelling	
23 Cypress St	Nc	Accessory Building	
47 Cypress St	Nc	Accessory Building	
' Cumberland Cres	Nc	Fence	
12 Douglas St, Lot 252	Nc	Single Detached & Sub.Apt	
31 Downing St	Nc	Fence	
41 Dunkerry Cres, Lot 318	Nc	Single Detached Dwelling	
590 Empire Ave	Nc	Fence	



28 Gary Dr	Nc	Accessory Building
3 Gibbons Pl, Lot 4	Nc	Single Detached & Sub.Apt
22 Gilbert St	Nc	Accessory Building
9 Glen Abbey St	Nc	Accessory Building
27 Glenlonan St	Nc	Accessory Building
27 Gold Medal Dr	Nc	Fence
31 Gold Medal Dr	Nc	Fence
166 Green Acre Dr	Nc	Accessory Building
151 Green Acre Dr	Nc	Fence
119 Groves Rd	Nc	Accessory Building
28 Gullage St	Nc	Single Detached Dwelling
30 Kenai Cres	Nc	Accessory Building
24 Laurier St	Nc	Accessory Building
99 Lester St	Nc	Accessory Building
31 Long Beach St	Nc	Accessory Building
14 Lucyrose Lane	Nc	Accessory Building
13 Lucyrose Lane	Nc	Accessory Building
23 Macbeth Dr	Nc	Accessory Building
28 Mccrae St	Nc	Fence
26 Main Rd	Nc	Accessory Building
30 Melville Pl	Nc	Fence
52 Monkstown Rd	Nc	Accessory Building
99 Montague St	Nc	Single Detached & Sub.Apt
7 Myrick Pl	Nc	Fence
Nautilus Street	Nc	Accessory Building
23 Navajo Pl	Nc	Accessory Building
22 Oberon St	Nc	Accessory Building
37 Oberon St, Lot 178	Nc	Single Detached Dwelling
41 Oberon St, Lot 176	Nc	Single Detached Dwelling
46 Parkhill St	Nc	Fence
60 Parkhill St	Nc	Accessory Building
60 Parkhill St	Nc	Fence
10 Parliament St	Nc	Fence
57 Parsonage Dr, Lot 2.18	Nc	Single Detached Dwelling
78 Petite Forte Dr	Nc	Fence
20 Pitcher's Path	Nc	Fence
22 Pluto St	Nc	Fence
20 Regent St	Nc	Accessory Building
17 Rosalind St, Lot 456	Nc	Single Detached Dwelling
58 Rotary Dr , Lot 82	Nc	Single Detached & Sub.Apt
125 Shoal Bay Rd	Nc	Accessory Building
806 Southside Rd	Nc	Fence
99 Springdale St	Nc	Single Detached Dwelling
334 Stavanger Dr	Nc	Patio Deck
3 Stoneley Pl, Lot 2.11	Nc	Single Detached Dwelling
24 Tigress St , Lot 620	Nc	Single Detached & Sub.Apt
144 Watson St	Nc	Fence
31 Almond Cres	Co	Subsidiary Apartment
10 Keith Dr	Co	Home Office
199-201 New Gower St, Tattoo	Co	Service Shop
171 Cheeseman Dr	Cr	Single Detached & Sub.Apt
8 Georgina St	Cr	Subsidiary Apartment
27 Oberon St	Cr	Single Detached Dwelling
39 Balnafad Pl	Ex	Single Detached Dwelling
9 James Lane	Ex	Single Detached Dwelling
10 Mahogany Pl	Ex	Single Detached Dwelling
58 Barnes Rd	Rn	Semi-Detached Dwelling
84 Battery Rd	Rn	Single Detached Dwelling
4 Forest Rd	Rn	Single Detached Dwelling
13 Forest Rd	Rn	Townhousing
64 Freshwater Rd	Rn	Semi-Detached Dwelling
455-459 Logy Bay Rd	Rn	Condominium
182 Old Petty Harbour Rd	Rn	Single Detached Dwelling
108 Pleasant St	Rn	Semi-Detached Dwelling
223 Portugal Cove Rd	Rn	Single Detached Dwelling
10 Stephen Pl	Rn	Semi-Detached Dwelling
586 Water St	Rn	Townhousing

89 Firdale Dr  
 3 Winter Pl  
 355b Main Rd

Sw Single Detached & Sub.Apt  
 Sw Single Detached Dwelling  
 Ms Clinic

This Week \$ 4,012,823.00

**Class: Demolition**

This Week \$ .00

This Week's Total: \$ 4,901,363.00

Repair Permits Issued: 2013/05/30 To 2013/06/05 \$ 73,600.00

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			
June 10, 2013			
TYPE	2012	2013	% VARIANCE (+/-)
Commercial	\$129,700,400.00	\$46,400,900.00	-64
Industrial	\$3,600,100.00	\$128,000.00	-96
Government/Institutional	\$12,300,200.00	\$11,100,800.00	-10
Residential	\$77,400,000.00	\$61,700,200.00	-20
Repairs	\$2,000,500.00	\$1,400,800.00	-30
Housing Units (1 & 2 Family Dwellings)	277	178	
<b>TOTAL</b>	<b>\$225,001,200.00</b>	<b>\$120,730,700.00</b>	<b>-46</b>

Respectfully Submitted,

David Blackmore, R.P.A.  
 Deputy City Manager - Planning, Development & Engineering

# MEMORANDUM

## **Weekly Payment Vouchers For The Week Ending June 6, 2013**

### **Payroll**

<b>Public Works</b>	<b>\$ 409,762.89</b>
<b>Bi-Weekly Administration</b>	<b>\$ 764,695.69</b>
<b>Bi-Weekly Management</b>	<b>\$ 872,885.36</b>
<b>Bi-Weekly Fire Department</b>	<b>\$ 575,622.26</b>
<b>Accounts Payable</b>	<b>\$5,543,566.68</b>
<b>Total:</b>	<b>\$ 8,166,532.88</b>

# **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
NEWFOUNDLAND POWER	00053467	ELECTRICAL SERVICES	\$37,409.04
PARTS FOR TRUCKS INC.	00053468	REPAIR PARTS	\$2,110.79
CITY OF ST. JOHN'S	00053469	REPLENISH PETTY CASH	\$433.51
LAWRENCE, ELIZABETH	00053470	TRAVEL ADVANCE	\$2,435.58
ROGERS CABLE	00053471	INTERNET SERVICES	\$395.38
NEWFOUNDLAND POWER	00053472	ELECTRICAL SERVICES	\$70,614.12
BELL MOBILITY	00053473	CELLULAR PHONE USAGE	\$25,637.59
BELL ALIANT	00053474	TELEPHONE SERVICES	\$12,009.71
RECEIVER GENERAL FOR CANADA	00053475	PAYROLL DEDUCTIONS	\$126,589.91
RECEIVER GENERAL FOR CANADA	00053476	PAYROLL DEDUCTIONS	\$3,506.67
PUBLIC SERVICE CREDIT UNION	00053477	PAYROLL DEDUCTIONS	\$6,721.88
GLYNN, KENNETH	00053478	REIMBURSEMENT CAMERA	\$158.18
CROMBIE PROPERTIES	00053479	COURT OF APPEAL REFUND	\$200.00
CROMBIE REIT	00053480	COURT OF APPEAL REFUND	\$200.00
WILLIAM AND REBEKAH HALLEY	00053481	COURT OF APPEAL REFUND	\$60.00
RICHARD AND BARBARA LEBLANC	00053482	COURT OF APPEAL REFUND	\$60.00
DAVID COFFIN AND REBEKAH SLEMIN	00053483	COURT OF APPEAL REFUND	\$60.00
BERNICE O'REILLY	00053484	COURT OF APPEAL REFUND	\$60.00
THOMAS HOGAN AND HEATHER BOWDEN-HOGAN	00053485	COURT OF APPEAL REFUND	\$60.00
WYCHRESCHUK, ELAINE	00053486	COURT OF APPEAL REFUND	\$60.00
CHRISTOPHER FINCH AND JEAN MARTIN	00053487	COURT OF APPEAL REFUND	\$60.00
FRANCESCA SWANN	00053488	COURT OF APPEAL REFUND	\$180.00
NEWFOUNDLAND EXCHEQUER ACCOUNT	00053489	REGISTRATION FOR A RELEASE OF MORTGAGE	\$100.00
D PETERS BRONZE & BRASS	00053490	NAME PLATES	\$186.45
PF COLLINS CUSTOMS BROKER LTD	00053491	DUTY AND TAXES	\$11,945.24
GOODLIFE FITNESS	00053492	FITNESS MEMBERSHIP	\$1,726.90
RBC GLOBAL SERVICES/RBC INVESTOR SERVICES	00053493	PAYROLL DEDUCTIONS	\$784,964.06
UNITED WAY OF NEWFOUNDLAND & LABRADOR	00053494	PAYROLL DEDUCTIONS	\$31.30
HEALTH CARE FOUNDATION	00053495	PAYROLL DEDUCTIONS	\$12.00
THE WORKS	00053496	MEMBERSHIP FEES	\$717.05
NAPE	00053497	PAYROLL DEDUCTIONS	\$732.34
CUPE LOCAL 569	00053498	PAYROLL DEDUCTIONS	\$26,512.36
RECEIVER GENERAL FOR CANADA	00053499	PAYROLL DEDUCTIONS	\$2,025.88
MUGFORD, WENDY	00053500	TRAVEL ADVANCE	\$737.20
MULLETT, CHERYL	00053501	TRAVEL ADVANCE	\$1,393.04
BELL MOBILITY	00053502	CELLULAR PHONE USAGE	\$201.11
PIK-FAST EXPRESS INC.	00053503	BOTTLED WATER	\$33.90
DICKS & COMPANY LIMITED	00053504	OFFICE SUPPLIES	\$1,335.00
VOKEY'S JANITORIAL SERVICE	00053505	JANITORIAL SERVICES	\$1,061.07
BELL MOBILITY	00053506	CELLULAR PHONE USAGE	\$402.05
BELL ALIANT	00053507	TELEPHONE SERVICES	\$782.87



NAME	CHEQUE #	DESCRIPTION	AMOUNT
ADT SECURITY SERVICES CANADA	00053508	MONITORING AND/OR MAINTENANCE CHARGES	\$118.93
AIMS LTD.	00053509	REPAIRS TO OVERHEAD DOORS	\$453.13
AIR COOLED ENGINE SERVICE LTD.	00053510	REPAIR PARTS	\$387.82
APEX CONST. SPECIALITIES INC.	00053511	CONSTRUCTION MATERIALS	\$1,495.84
ATLANTIC OFFSHORE MEDICAL SERV	00053512	MEDICAL SERVICES	\$3,226.95
BABB LOCK & SAFE CO. LTD	00053513	PROFESSIONAL SERVICES	\$475.76
COSTCO WHOLESALE	00053514	MISCELLANEOUS SUPPLIES	\$704.18
FEDERAL EXPRESS CANADA LTD.	00053515	COURIER SERVICES	\$1,146.34
RDM INDUSTRIAL LTD.	00053516	INDUSTRIAL SUPPLIES	\$273.46
ROBERT BAIRD EQUIPMENT LTD.	00053517	RENTAL OF EQUIPMENT	\$6,672.79
LIGHTING & TRAFFIC SYSTEMS LTD	00053518	TRAFFIC CONTROLS	\$1,390.43
HERCULES SLR INC.	00053519	REPAIR PARTS	\$700.28
DOMINION STORES 924	00053520	MISCELLANEOUS SUPPLIES	\$171.29
STAPLES THE BUSINESS DEPOT - OLD PLACENTIA RD	00053521	STATIONERY & OFFICE SUPPLIES	\$293.56
TOWN OF CONCEPTION BAY SOUTH	00053522	GARBAGE COLLECTION	\$200.00
PREMA NEWFOUNDLAND	00053523	REPAIR PARTS	\$110.60
PRINT THREE	00053524	PHOTOCOPYING SERVICES	\$1,358.26
BELBIN'S GROCERY	00053525	CATERING SERVICES	\$104.62
THE HUB TROPHIES & MEDICAL SUPPLIES	00053526	NAME PLATES	\$17.52
CHARLES R. BELL LTD.	00053527	APPLIANCES	\$1,026.04
PATHIX ASP INC.	00053528	NETWORK SUPPORT/COMPUTER EQUIPMENT	\$12,139.09
BEST DISPENSERS LTD.	00053529	SANITARY SUPPLIES	\$1,204.27
ASPENS & OAKS	00053530	PROFESSIONAL SERVICES	\$80.00
CREDIT INFORMATION SERVICES NFLD LTD.	00053531	CREDIT INFORMATION	\$81.02
ROCKWATER PROFESSIONAL PRODUCT	00053532	CHEMICALS	\$919.36
TIM HORTONS STORE 387	00053533	GIFT CARDS	\$100.00
BLAZER CONCRETE SAWING & DRILL	00053534	PROFESSIONAL SERVICES	\$5,593.50
GRAPHIC ARTS & SIGN SHOP LIMITED	00053535	SIGNAGE	\$1,078.39
OVERHEAD DOORS NFLD LTD	00053536	PROFESSIONAL SERVICES	\$3,344.19
BRENKIR INDUSTRIAL SUPPLIES	00053537	PROTECTIVE CLOTHING	\$2,487.50
UNITED RENTAL OF CANADA INC.	00053538	RENTAL OF EQUIPMENT	\$177.68
CANSEL SURVEY EQUIPMENT INC.	00053539	ELECTRICAL DRAWINGS	\$12.71
OFFICEMAX GRAND & TOY	00053540	OFFICE SUPPLIES	\$746.65
PINNACLE OFFICE SOLUTIONS LTD	00053541	PHOTOCOPIES	\$1,529.95
BDI CANADA INC	00053542	REPAIR PARTS	\$266.67
OUTFITTERS	00053543	PROTECTIVE CLOTHING	\$214.69
FASCO INDUSTRIES COMPANY LTD.	00053544	REFUND BUSINESS OCCUPANCY TAX	\$218.63
ATLANTIC TRAILER & EQUIPMENT	00053545	REPAIR PARTS	\$158.14
TRIWARE TECHNOLOGIES INC.	00053546	COMPUTER EQUIPMENT	\$497.20
CHESTER DAWE CANADA - O'LEARY AVE	00053547	BUILDING SUPPLIES	\$2,460.11
NEW VALVE SERVICE & CONSULTING	00053548	REPAIR PARTS	\$5,582.20

NAME	CHEQUE #	DESCRIPTION	AMOUNT
CAMPBELL RENT ALLS LTD.	00053549	HARDWARE SUPPLIES	\$581.85
AIR LIQUIDE CANADA INC.	00053550	CHEMICALS AND WELDING PRODUCTS	\$2,721.81
CARSWELL DIV. OF THOMSON CANADA LTD	00053551	PUBLICATIONS	\$671.02
WAL-MART 3196-ABERDEEN AVE.	00053552	MISCELLANEOUS SUPPLIES	\$147.76
ROGERS CABLE	00053553	INTERNET SERVICES	\$94.47
D PETERS BRONZE & BRASS	00053554	NAME PLATES	\$581.95
SOBEY'S INC	00053555	PET SUPPLIES	\$2,801.84
BLUE WATER MARINE & EQUIPMENT	00053556	REPAIR PARTS	\$739.13
NORTRAX CANADA INC.,	00053557	REPAIR PARTS	\$441.13
ALLAN MURPHY'S MOBILE WELDING SERVICES	00053558	REPAIRS TO EQUIPMENT	\$1,864.50
JOE JOHNSON EQUIPMENT INC.	00053559	REPAIR PARTS	\$790.27
SUBWAY	00053560	SANDWICHES	\$39.55
CANCELLED	00053561	CANCELLED	\$0.00
BRAEMAR PEST CONTROL SERVICES	00053562	PEST CONTROL	\$53.11
HAZMASTERS INC.	00053563	EARPLUGS	\$145.77
DULUX PAINTS	00053564	PAINT SUPPLIES	\$38.47
RON FOUGERE ASSOCIATES LTD	00053565	ARCHITECTURAL SERVICES	\$144,547.49
STEELE COMMUNICATIONS	00053566	ADVERTISING	\$1,186.50
COLONIAL GARAGE & DIST. LTD.	00053567	AUTO PARTS	\$15,612.70
EASTERN VALVE & CONTROL SPEC.	00053568	REPAIR PARTS	\$292.68
CONSTRUCTION SIGNS LTD.	00053569	SIGNAGE	\$3,684.94
THE IDEA FACTORY	00053570	PRINTER SERVICES	\$779.70
CONTROLS & EQUIPMENT LTD.	00053571	REPAIR PARTS	\$911.10
SCOTT WINSOR ENTERPRISES INC.,	00053572	REMOVAL OF GARBAGE & DEBRIS	\$226.00
CRANE SUPPLY LTD.	00053573	PLUMBING SUPPLIES	\$368.58
JAMES G CRAWFORD LTD.	00053574	PLUMBING SUPPLIES	\$1,319.57
SHU-PAK EQUIPMENT INC.	00053575	REPAIR PARTS	\$187.61
CROSBIE INDUSTRIAL SERVICE LTD	00053576	PROFESSIONAL SERVICES	\$143,771.48
CUMMINS EASTERN CANADA LP	00053577	REPAIR PARTS	\$491.76
KENDALL ENGINEERING LIMITED	00053578	PROFESSIONAL SERVICES	\$3,408.00
CHESTER DAWE CANADA - TOPSAIL RD	00053579	BUILDING SUPPLIES	\$197.28
CHESTER DAWE CANADA - GOULDS	00053580	BUILDING SUPPLIES	\$248.68
AUTO TRIM DESIGN	00053581	STICKERS FOR VEHICLES & HELMET	\$997.23
ROGERS ENTERPRISES LTD	00053582	REGISTRATION FEE - CONFINED SPACE	\$372.90
CABOT READY MIX LIMITED	00053583	WASHED STONE	\$2,016.42
ACKLANDS-GRAINGER	00053584	INDUSTRIAL SUPPLIES	\$1,017.00
DIESEL INJECTION SALES & SERVICES LTD.	00053585	REPAIR PARTS	\$5,525.44
H. KHALILI PH.D. & ASSOCIATES	00053586	PROFESSIONAL SERVICES	\$150.00
KPMG	00053587	CONSULTING SERVICES	\$23,475.75
REEFER REPAIR SERVICES LTD.	00053588	REPAIR PARTS	\$1,000.14
ATLANTIC HOSE & FITTINGS	00053589	RUBBER HOSE	\$45.74



NAME	CHEQUE #	DESCRIPTION	AMOUNT
THYSSENKRUPP ELEVATOR	00053590	ELEVATOR MAINTENANCE	\$2,113.10
MUNICIPALITIES NEWFOUNDLAND AND LABRADOR	00053591	REGISTRATION FEE	\$250.00
RUSSEL METALS INC.	00053592	METALS	\$192.10
CANADIAN TIRE CORP.-ELIZABETH AVE.	00053593	MISCELLANEOUS SUPPLIES	\$761.29
CANADIAN TIRE CORP.-MERCHANT DR.	00053594	MISCELLANEOUS SUPPLIES	\$414.48
CANADIAN TIRE CORP.-KELSEY DR.	00053595	MISCELLANEOUS SUPPLIES	\$356.09
EAST CHEM INC.	00053596	CHEMICALS	\$747.50
EASTERN TURF PRODUCTS	00053597	REPAIR PARTS	\$494.83
ELECTRONIC CENTER LIMITED	00053598	ELECTRONIC SUPPLIES	\$355.51
NATIONAL ENERGY EQUIPMENT INC.	00053599	PROFESSIONAL SERVICES	\$686.10
EMCO SUPPLY	00053600	REPAIR PARTS	\$1,599.02
THE TELEGRAM	00053601	ADVERTISING	\$17,735.15
EXECUTIVE COFFEE SERVICES LTD.	00053602	COFFEE SUPPLIES	\$302.40
FACTORY FOOTWEAR OUTLET LTD.	00053603	PROTECTIVE FOOTWEAR	\$338.98
HOME DEPOT OF CANADA INC.	00053604	BUILDING SUPPLIES	\$722.42
ROYAL CANADIAN LEGION	00053605	CATERING SERVICES	\$508.50
DOMINION STORE 935	00053606	MISCELLANEOUS SUPPLIES	\$56.14
21ST CENTURY OFFICE SYSTEMS 1992 LTD.	00053607	OFFICE SUPPLIES	\$894.34
FASTSIGNS	00053608	SIGNAGE	\$124.30
SPIRIT OF NEWFOUNDLAND PRODUCTIONS	00053609	CATERING SERVICES	\$1,228.80
BASIL FEARN 93 LTD.	00053610	REPAIR PARTS	\$287.02
EMERGENCY REPAIR LIMITED	00053611	AUTO PARTS AND LABOUR	\$17,695.57
O'KEEFE'S FLOWERS	00053612	FLOWERS	\$101.70
OMB PARTS & INDUSTRIAL INC.	00053613	REPAIR PARTS	\$161.27
FUN "N" FAST 1986 LTD.	00053614	REPAIR PARTS	\$395.44
PRINCESS AUTO	00053615	MISCELLANEOUS ITEMS	\$598.89
MILLENNIUM EXPRESS	00053616	COURIER SERVICES	\$1,221.26
COASTLINE SPECIALTIES	00053617	PROFESSIONAL SERVICES	\$24,571.85
GREENWOOD SERVICES INC.	00053618	OPEN SPACE MAINTENANCE	\$13,560.00
TENCO INC.	00053619	REPAIR PARTS	\$3,116.44
NEWALTA INDUSTRIAL SERVICES	00053620	INDUSTRIAL SUPPLIES	\$35,671.90
ATLANTIC OILFIELD & INDUSTRIAL SUPPLY	00053621	INDUSTRIAL SUPPLIES	\$17,213.48
DW MECHANICAL	00053622	REPAIR PARTS	\$457.09
CRITTERS N' THINGS	00053623	PET SUPPLIES	\$151.61
PROVINCIAL FENCE PRODUCTS	00053624	FENCING MATERIALS	\$8,233.63
PENNEY'S HOLDINGS LIMITED	00053625	PROFESSIONAL SERVICES	\$14,362.30
WOLSELEY CANADA WATERWORKS	00053626	REPAIR PARTS	\$1,353.56
PETTY HARBOUR CANVAS CO. LTD.	00053627	WELDER COVER	\$113.00
XYLEM CANADA COMPANY	00053628	REPAIR PARTS	\$8,866.21
STARGARDEN GROUP	00053629	PROFESSIONAL SERVICES	\$1,695.00
SERVICE PLUS INC.	00053630	RENTAL OF EQUIPMENT	\$2,766.24

NAME	CHEQUE #	DESCRIPTION	AMOUNT
KEITH W. BUSSEY EXCAVATING LTD	00053631	RENTAL OF EQUIPMENT	\$5,480.50
HARRIS & ROOME SUPPLY LIMITED	00053632	ELECTRICAL SUPPLIES	\$2,751.32
HARVEY & COMPANY LIMITED	00053633	REPAIR PARTS	\$5,542.46
HARVEY'S OIL LTD.	00053634	PETROLEUM PRODUCTS	\$87,201.58
HARVEY'S TRAVEL AGENCY LTD.	00053635	AIRFARE COSTS	\$1,017.97
MS GOVERN	00053636	PROFESSIONAL SERVICES	\$90,524.30
INTERSTATE ALL BATTERY CENTER	00053637	BATTERIES	\$62.39
GUILLEVIN INTERNATIONAL CO.	00053638	ELECTRICAL SUPPLIES	\$80.12
BRENNTAG CANADA INC	00053639	CHLORINE	\$5,254.50
STELLA BURRY COMMUNITY SER.	00053640	HPS FUNDING	\$3,500.00
NOVOTECH	00053641	REPAIR PARTS	\$2,358.20
CANADIAN PUBLIC WORKS ASSN	00053642	REGISTRATION FEE	\$300.00
ECONOLITE CANADA INC.,	00053643	REPAIR PARTS	\$132,775.00
HICKMAN MOTORS LIMITED	00053644	AUTO PARTS	\$858.24
BELL DISTRIBUTION INC.,	00053645	CELL PHONES & ACCESSORIES	\$431.19
HISCOCK RENTALS & SALES INC.	00053646	HARDWARE SUPPLIES	\$317.94
IRVING OIL MARKETING GP	00053647	GASOLINE & DIESEL PURCHASES	\$9,340.54
HOLDEN'S TRANSPORT LTD.	00053648	RENTAL OF EQUIPMENT	\$2,197.85
HUMPHRY'S RESTAURANT & PUB	00053649	CATERING SERVICES	\$989.44
MURRAY PREMISES HOTEL	00053650	ROOMS - KEN CAMERON	\$978.12
DISTRIBUTION BRUNET INC.,	00053651	REPAIR PARTS	\$1,169.10
HENRY'S	00053652	INK CARTRIDGES	\$293.36
CERTIFIED LABS	00053653	CHEMICALS	\$4,983.30
ONX ENTERPRISE SOLUTIONS LIMITED	00053654	COMPUTER SUPPLIES	\$21,567.37
PINNACLE ENGINEERING LTD.	00053655	PROFESSIONAL SERVICES	\$494.38
PRINTER TECH SOLUTIONS INC.,	00053656	REPAIRS TO EQUIPMENT	\$67.80
CDMV	00053657	VETERINARY SUPPLIES	\$648.06
IDEXX LABORATORIES	00053658	VETERINARY SUPPLIES	\$460.24
CHRISTOPHER'S CAFE & CATERING	00053659	CATERING SERVICES	\$88.12
HOME APPLIANCE REPAIR LTD.	00053660	REPAIRS TO APPLIANCES	\$1,285.37
CHANNELL COMMERCIAL CANADA	00053661	REPAIR PARTS	\$6,995.84
DBI-GARBAGE COLLECTION REMOVAL LTD.	00053662	GARBAGE COLLECTION	\$966.15
KANSTOR INC.	00053663	REPAIR PARTS	\$208.24
KAVANAGH & ASSOCIATES	00053664	PROFESSIONAL SERVICES	\$63,118.78
WORK AUTHORITY	00053665	UNIFORMS	\$811.07
BF KENNEDY SOUND SYSTEMS LTD	00053666	SPEAKERS	\$39.55
LITECO	00053667	REPAIR PARTS	\$272.08
GARDA	00053668	SECURITY SERVICES	\$20,009.18
PINE ENVIRONMENTAL SERVICES	00053669	REPAIR PARTS	\$502.79
HALIFAX SEED	00053670	HI-WAY MIXTURE	\$457.48
BACCALIEU TRAIL ANIMAL HOSPITAL	00053671	PROFESSIONAL SERVICES	\$3,660.20



NAME	CHEQUE #	DESCRIPTION	AMOUNT
KERR CONTROLS LTD.	00053672	INDUSTRIAL SUPPLIES	\$589.34
MARK'S WORK WEARHOUSE	00053673	PROTECTIVE CLOTHING	\$194.34
JT MARTIN & SONS LTD.	00053674	HARDWARE SUPPLIES	\$61.53
MARTIN'S FIRE SAFETY LTD.	00053675	SAFETY SUPPLIES	\$484.02
MCCLOUGHLAN SUPPLIES LTD.	00053676	ELECTRICAL SUPPLIES	\$738.44
MOORE CANADA	00053677	PUBLICATIONS	\$5,017.41
WAJAX INDUSTRIAL COMPONENTS	00053678	REPAIR PARTS	\$1,019.54
NU-WAY EQUIPMENT RENTALS	00053679	RENTAL OF EQUIPMENT	\$9,052.99
NEWFOUND DISPOSAL SYSTEMS LTD.	00053680	DISPOSAL SERVICES	\$22,261.87
NEWFOUNDLAND DISTRIBUTORS LTD.	00053681	INDUSTRIAL SUPPLIES	\$450.58
NFLD KUBOTA LTD.	00053682	REPAIR PARTS	\$177.50
BELL MOBILITY	00053683	CELLULAR PHONE USAGE	\$649.75
TOROMONT CAT	00053684	AUTO PARTS	\$1,185.13
NORTH ATLANTIC PETROLEUM	00053685	PETROLEUM PRODUCTS	\$1,662.68
PBA INDUSTRIAL SUPPLIES LTD.	00053686	INDUSTRIAL SUPPLIES	\$1,686.26
GCR TIRE CENTRE	00053687	TIRES	\$2,647.18
PERIDOT SALES LTD.	00053688	REPAIR PARTS	\$925.43
PETER PAN SALES LTD.	00053689	SANITARY SUPPLIES	\$3,013.04
PETRO PLUS INC.	00053690	REPAIR PARTS	\$336.74
J & J SEARCHING SERVICES	00053691	MECHANIC LIEN SEARCH	\$28.25
POLAR CONSTRUCTION LIMITED	00053692	TOPSOIL	\$678.00
PROFESSIONAL UNIFORMS & MATS INC.	00053693	PROTECTIVE CLOTHING	\$388.16
REPROGRAPHICS LTD.	00053694	TONER CARTRIDGES	\$316.96
RIDEOUT TOOL & MACHINE INC.	00053695	TOOLS	\$515.56
NAPA ST. JOHN'S 371	00053696	AUTO PARTS	\$736.56
TRANSCONTINENTAL NEWFOUNDLAND & LABRADOR DIV.	00053697	REFUND BUSINESS OCCUPANCY TAX	\$2,511.82
CANCELLED	00053698	CANCELLED	\$0.00
LIFESAVING SOCIETY NFLD & LAB.	00053699	AQUATIC RECERTIFICATION	\$283.63
S & S SUPPLY LTD. CROSTOWN RENTALS	00053700	REPAIR PARTS	\$14,592.02
ST. JOHN'S BOARD OF TRADE	00053701	ADVERTISING	\$161.03
BIG ERICS INC	00053702	SANITARY SUPPLIES	\$689.65
SAUNDERS EQUIPMENT LIMITED	00053703	REPAIR PARTS	\$9,625.24
STRONGCO	00053704	AUTO PARTS	\$609.24
SMITH STOCKLEY LTD.	00053705	PLUMBING SUPPLIES	\$341.19
SMITH'S HOME CENTRE LIMITED	00053706	HARDWARE SUPPLIES	\$196.08
CHANDLER	00053707	UNIFORMS	\$7,634.28
STEELFAB INDUSTRIES LTD.	00053708	STEEL	\$550.30
SUPERIOR OFFICE INTERIORS LTD.	00053709	OFFICE SUPPLIES	\$784.22
SUPERIOR PROPANE INC.	00053710	PROPANE	\$108.64
K & D PRATT INSTRUMENTATION	00053711	REPAIR PARTS	\$1,673.67
TULKS GLASS & KEY SHOP LTD.	00053712	PROFESSIONAL SERVICES	\$221.37

NAME	CHEQUE #	DESCRIPTION	AMOUNT
URBAN CONTRACTING JJ WALSH LTD	00053713	PROPERTY REPAIRS	\$67.80
WATERWORKS SUPPLIES DIV OF EMCO LTD	00053714	REPAIR PARTS	\$7,641.97
WESCO DISTRIBUTION CANADA INC.	00053715	REPAIR PARTS	\$33.79
SIEMENS CANADA LIMITED	00053716	MOTOR/REPAIRS	\$2,084.85
WAL-MART 3092-KELSEY DRIVE	00053717	MISCELLANEOUS SUPPLIES	\$720.50
STERLING MARKING PRODUCTS INC.	00053718	CAT TAGS	\$98.30
WELLS & COMPANY PLC INC.	00053719	REFUND COMPLIANCE LETTER	\$300.00
NEWFOUNDLAND & LABRADOR BASKETBALL ASSOCIATIO	00053720	NATIONAL U15 MIDGET CHAMPIONSHIP	\$1,000.00
DR. RANDY HART	00053721	MEDICAL EXAMINATION	\$20.00
DR. DAVID PACE	00053722	MEDICAL EXAMINATION	\$20.00
SANI SMART WASTE DISPOSAL SERVICES INC.	00053723	PROFESSIONAL SERVICES	\$99.56
STAPLES THE BUSINESS DEPOT - KELSEY DR	00053724	OFFICE SUPPLIES	\$118.55
NEWFOUNDLAND & LABRADOR VOLLEYBALL ASSOCIATIO	00053725	EASTERN ELITE CHAMPIONSHIP	\$1,000.00
CANCELLED	00053726	CANCELLED	\$0.00
THE PEOPLE CENTRE	00053727	COUNSELING SERVICES	\$170.00
NEWFOUNDLAND LABRADOR DARTS ASSOCIATION	00053728	NATIONAL YOUTH & ADULT DART CHAMPIONSH	\$5,500.00
ACUREN GROUP INC.	00053729	PROFESSIONAL SERVICES	\$141.25
SHERRY MONTYKA & MURRAY'S LANDSCAPING SERVICES	00053730	LEGAL CLAIM	\$892.70
CANADIAN EMPLOYEE ASSISTANCE PROGRAM ASSOCIAT	00053731	MEMBERSHIP FEES	\$100.00
HEATHER WHITE	00053732	PROFESSIONAL SERVICES FOR NAOSH	\$2,000.00
JOHN HENNEBURY	00053733	REFUND SPECIAL GARBAGE PICKUP	\$45.00
SHELLY FAREWELL	00053734	REFUND RECREATION PROGRAM	\$40.00
FACULTY OF EDUCATION, EDGE CONFERENCE	00053735	2013 EDGE CONFERENCE	\$750.00
HUBERT TUCKER	00053736	LEGAL CLAIM	\$263.02
GILLIAN VOISEY	00053737	REFUND RECREATION PROGRAM	\$140.00
TREVOR LLOYD	00053738	REFUND BUILDING PERMIT	\$27.00
JOSEPH HOLLOHAN & BODYWORKS	00053739	LEGAL CLAIM	\$2,392.70
AVISCAR INC.	00053740	REFUND OVERPAYMENT OF TAXES	\$7,590.75
57770 NEWFOUNDLAND AND LABRADOR INC.	00053741	REFUND OVERPAYMENT OF TAXES	\$3,450.07
SOOTHE BEAUTY AND FACIAL BAR INC.	00053742	REFUND OVERPAYMENT OF TAXES	\$561.00
NANCY DAWSON & DONALD BARRY	00053743	REFUND OVERPAYMENT OF TAXES	\$3,333.07
FAIRVIEW INVESTMENTS	00053744	REFUND OVERPAYMENT OF TAXES	\$19.00
PATRICIA ESCOTT	00053745	REFUND OVERPAYMENT OF TAXES	\$166.35
MARY K. SCOTT	00053746	REFUND OVERPAYMENT OF TAXES	\$784.70
PETER LAKIN & ROBERT NELDER	00053747	REFUND OVERPAYMENT OF TAXES	\$496.70
CAPSERVCO LP	00053748	REFUND MUNICIPAL TAX	\$325.51
BRIAN SPURRELL	00053749	REFUND WATER ON/OFF	\$450.00
MARK BROWN	00053750	REFUND SEWER BACKUP	\$2,280.00
SWEENEY, KEITH	00053751	VEHICLE BUSINESS INSURANCE	\$272.00
PURCELL, TIMOTHY	00053752	REIMBURSEMENT GROCERIES	\$104.84
MARSH, ROSS	00053753	VEHICLE BUSINESS INSURANCE	\$200.00



NAME	CHEQUE #	DESCRIPTION	AMOUNT
SKINNER, BEVERLY	00053754	VEHICLE BUSINESS INSURANCE	\$268.00
MURPHY, PATRICIA	00053755	MILEAGE	\$13.83
EDWARDS, AMANDA	00053756	MILEAGE	\$12.24
EDMUNDS, CHRISTINE	00053757	MILEAGE	\$27.71
WHITE, PETER	00053758	MILEAGE	\$80.34
WINDSOR, JOSEPH	00053759	MILEAGE	\$332.00
STANSBURY, LYDIA	00053760	REIMBURSEMENT FOR TRAINING	\$25.00
JORDAN, CRYSTAL	00053761	MILEAGE	\$51.81
HOUNSELL, SHERRY	00053762	MILEAGE	\$16.17
LYNCH, KAYLA	00053763	MILEAGE	\$15.10
JAMES LENNON MATCHIM	00053764	VEHICLE BUSINESS INSURANCE	\$12.33
EAST COAST MARINE & INDUSTRIAL	00053765	MARINE & INDUSTRIAL SUPPLIES	\$264.87
CROWN CONTRACTING INC.,	00053766	PROGRESS PAYMENT	\$108,721.89
NEWFOUNDLAND EXCHEQUER ACCOUNT	00053767	REGISTRATION OF EASEMENT	\$135.60
ROGERS BUSINESS SOLUTIONS	00053768	DATA & USAGE CHARGES	\$5,424.00
GORDON BARNES	00053769	PROFESSIONAL SERVICES	\$2,400.00
NEWFOUNDLAND POWER	00053770	ELECTRICAL SERVICES	\$14,347.08
HUMPHRY'S RESTAURANT & PUB	00053771	CATERING SERVICES	\$2,883.21
PARTS FOR TRUCKS INC.	00053772	REPAIR PARTS	\$3,535.20
ROYAL BANK VISA	00053773	VISA PAYMENT	\$2,979.74
NEWFOUNDLAND EXCHEQUER ACCOUNT	00053774	PAYROLL TAX MAY 2013	\$111,363.35
REILLY, TERRY	00053775	2013 TEDDY BEAR PICNIC	\$2,000.00
TAYLOR, MICHAEL	00053776	LEGAL CLAIM	\$26,701.46
TAPPER, GAYLE	00053777	PERFORMANCE FEE	\$250.00
KURT POMEROY & DOANNE TARRANT	00053778	LEGAL CLAIM	\$621.75
WALSH, BERNADETTE	00053779	REFUND REGISTRATION FEE	\$219.48
WINSOR, LYNNANN	00053780	TRAVEL REIMBURSEMENT	\$347.48
POWER, RON	00053781	TRAVEL REIMBURSEMENT	\$180.47
CLARKE'S TRUCKING & EXCAVATING	00053782	GRAVEL	\$399.14
CLOVER CONSTRUCTION INC.	00053783	REFUND MAINTENANCE SECURITY DEPOSIT	\$1,745.09
ROYAL FREIGHTLINER LTD	00053784	REPAIR PARTS	\$199.22
CLARKE'S TRUCKING & EXCAVATING	00053785	GRAVEL	\$7,191.34
CLOVER CONSTRUCTION INC.	00053786	REFUND MAINTENANCE SECURITY DEPOSIT	\$254.91
ROYAL FREIGHTLINER LTD	00053787	REPAIR PARTS	\$2,140.65
SENIORS RESOURCE CENTRE	00053788	COMMUNITY GRANTS	\$10,000.00
SOCIETY FOR THE PREVENTION OF CRUELTY TO ANIMALS	00053789	COMMUNITY GRANTS	\$10,000.00
ST. JOHNS BOYS AND GIRLS CLUB	00053790	COMMUNITY GRANTS	\$75,000.00
THE GATHERING PLACE	00053791	COMMUNITY GRANTS	\$5,000.00
VERA PERLIN SOCIETY	00053792	COMMUNITY GRANTS	\$10,000.00
KIDS HELP PHONE	00053793	COMMUNITY GRANTS	\$10,000.00
BEAGLE PAWS	00053794	COMMUNITY GRANTS	\$3,300.00



NAME	CHEQUE #	DESCRIPTION	AMOUNT
VIBRANT COMMUNITIES	00053795	COMMUNITY GRANTS	\$15,000.00
GEORGE STREET UNITED CHURCH	00053796	COMMUNITY GRANTS	\$3,000.00
BRIDGES TO HOPE INC.	00053797	COMMUNITY GRANTS	\$10,000.00
MACMORRAN COMMUNITY CENTRE	00053798	COMMUNITY GRANTS	\$20,000.00
BUCKMASTER CIRCLE COMMUNITY CENTRE	00053799	COMMUNITY GRANTS	\$20,000.00
RABBITTOWN COMMUNITY CENTRE	00053800	COMMUNITY GRANTS	\$16,000.00
FROUDE AVENUE COMMUNITY CENTRE	00053801	COMMUNITY GRANTS	\$20,000.00
VIRGINIA PARK COMMUNITY CENTRE	00053802	COMMUNITY GRANTS	\$16,000.00
FRIENDS OF VICTORIA PARK	00053803	COMMUNITY GRANTS	\$10,000.00
SCHOOL LUNCH ASSOCIATION	00053804	COMMUNITY GRANTS	\$10,000.00
THRIVE	00053805	COMMUNITY GRANTS	\$10,000.00
CHOICES FOR YOUTH INC.	00053806	COMMUNITY GRANTS	\$12,000.00
AQUARENA	00053807	COMMUNITY GRANTS	\$100,000.00
THE FRIENDS OF MEMORIAL UNIVERSITY	00053808	COMMUNITY GRANTS	\$500.00
NEWFOUNDLAND SYMPHONY ORCHESTRA	00053809	COMMUNITY GRANTS	\$50,000.00
ST. JOHN'S NORTHWEST ROTARY MUSIC FESTIVAL	00053810	COMMUNITY GRANTS	\$3,500.00
ST. JOHN'S LIBRARY BOARD	00053811	COMMUNITY GRANTS	\$8,000.00
FOR THE LOVE OF LEARNING	00053812	COMMUNITY GRANTS	\$7,500.00
ST. JOHN'S THERAPEUTIC RIDING ASSOCIATION, "RAINBC	00053813	COMMUNITY GRANTS	\$20,000.00
THE POTTLE CENTER	00053814	COMMUNITY GRANTS	\$7,000.00
EASTER SEALS NEWFOUNDLAND AND LABRADOR	00053815	COMMUNITY GRANTS	\$5,000.00
SPECIAL OLYMPICS NEWFOUNDLAND & LABRADOR	00053816	COMMUNITY GRANTS	\$5,000.00
GOULDS DAFFODIL SENIORS & 50+	00053817	COMMUNITY GRANTS	\$1,000.00
KILBRIDE 50+ CLUB	00053818	COMMUNITY GRANTS	\$1,000.00
LSPU HALL OPERATING GRANT	00053819	COMMUNITY GRANTS	\$50,000.00
SIGNAL HILL TATTOO	00053820	COMMUNITY GRANTS	\$30,000.00
GRAND CONCOURSE AUTHORITY	00053821	COMMUNITY GRANTS	\$36,000.00
EAST COAST TRAIL ASSOCIATION	00053822	COMMUNITY GRANTS	\$25,000.00
QUIDI VIDI RENNIES RIVER DEVELOPMENT FOUNDATION	00053823	COMMUNITY GRANTS	\$25,000.00
ST. JOHN'S CLEAN & BEAUTIFUL	00053824	COMMUNITY GRANTS	\$63,750.00
CYGNUS GYMNASTICS	00053825	COMMUNITY GRANTS	\$20,000.00
THE JOHNSON GEO CENTRE	00053826	COMMUNITY GRANTS	\$60,000.00
CANADIAN RED CROSS	00053827	COMMUNITY GRANTS	\$20,000.00
KIWANIS MUSIC FESTIVAL ASSOCIATION OF ST. JOHN'S	00053828	COMMUNITY GRANTS	\$3,500.00
ALLIED CONSTRUCTORS INC.	00053829	PROGRESS PAYMENT	\$299,164.11
CMH CONSTRUCTION LIMITED	00053830	PROGRESS PAYMENT	\$511,971.47
BARACO-ATLANTIC CORPORATION	00053831	PROGRESS PAYMENT	\$400,428.53
POMERLEAU INC.,	00053832	PROGRESS PAYMENT	\$847,944.09
PUBLIC SERVICE CREDIT UNION	00053833	PAYROLL DEDUCTIONS	\$9,390.02
MANULIFE FINANCIAL	00053834	LTD PREMIUMS	\$525.60
MALLORY WARD	00053835	HONORARIUM	\$375.00

NAME	CHEQUE #	DESCRIPTION	AMOUNT
AMY TILLER	00053836	HONORARIUM	\$375.00
JENNA DESBARRES	00053837	HONORARIUM	\$375.00
ATLANTIC PROPERTY MANAGEMENT	00053838	CARPET CLEANING	\$73.45
BARRY, JOHN	00053839	REIMBURSEMENT REGISTRATION FEE	\$384.20
JANES, DEBBIE	00053840	CLOTHING ALLOWANCE	\$167.23
SWANA	000000626	MEMBERSHIP FEES	\$250.02
ARMA INTERNATIONAL	000000627	MEMBERSHIP FEES	\$208.00
<b>TOTAL:</b>			<b><u>\$5,543,566.68</u></b>

# MEMORANDUM

Date: May 31, 2013  
Mr. Neil Martin , Ms. Margaret Bennett, Ms. Phyllis Bartlett

From: John Hamilton – Senior Buyer

Re: Council Approval Tender 2013050 Supply and Install Bleachers (Lions Park)

---

The result of Tender 2013050 Supply and Install Bleachers (Lions Park) is as follows:

Bids were received from:

<b>Centaur Products</b>	<b>\$33,267.00</b>
Coastline Specialities	\$35,819.00

Pricing is before HST

It is recommended to award of this Tender to the lowest bidder meeting specifications **Centaur Products, \$33,267.00** taxes are extra to quoted price, as per the Public Tendering Act.

John Hamilton  
Senior Buyer

# ST. JOHN'S

DEPARTMENT OF FINANCE

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

# MEMORANDUM

Date: May 31, 2013  
Mr. Neil Martin , Ms. Margaret Bennett, Ms. Phyllis Bartlett

From: John Hamilton – Senior Buyer

Re: Council Approval Tender 2013040 (2) Two New Stakebodies

---

The result of Tender 2013040 (2) Two New Stakebodies is as follows:

Bids were received from:

<b>Avalon Ford</b>	<b>\$38,667.00 ea</b>
Harvey & Company	\$54,775.90 ea
Hickman Chrysler	\$50,956.00 ea

Pricing is before HST

It is recommended to award of this Tender to the lowest bidder meeting specifications Avalon Ford, \$38,667.00 taxes are extra to quoted price, as per the Public Tendering Act.

John Hamilton  
Senior Buyer

# ST. JOHN'S

DEPARTMENT OF FINANCE

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



# MEMORANDUM

Date: June 5, 2013

To: His Worship the Mayor and Members of Council

From: David Blackmore, R.P.A.  
Deputy City Manager  
Department of Planning, Development, and Engineering


Re: **Tender - Infrastructure Improvements – Craigmillar Avenue  
Watermain, Storm and Sanitary Sewer Replacement**

The following tenders have been received for the project “**2013 Watermain Improvements - Craigmillar Avenue Watermain, Storm and Sanitary Sewer Replacement**”:

- |    |                                      |                |
|----|--------------------------------------|----------------|
| 1. | Coady Construction & Excavating Ltd. | \$5,057,548.81 |
| 2. | R.J.G. Construction Ltd.             | \$5,984,333.10 |
| 3. | Pyramid Construction Ltd.            | \$6,531,360.45 |

## RECOMMENDATION

It is recommended that the tender be awarded to the lowest bidder, Coady Construction & Excavating Ltd. in the amount of Five Million Fifty-Seven Thousand, Five Hundred Forty-Eight Dollars and Eighty-One Cents.



David Blackmore, R.P.A.  
Deputy City Manager  
Department of Planning, Development, and Engineering

/spl

# ST. JOHN'S



# MEMORANDUM

Date: June 6<sup>th</sup>, 2013

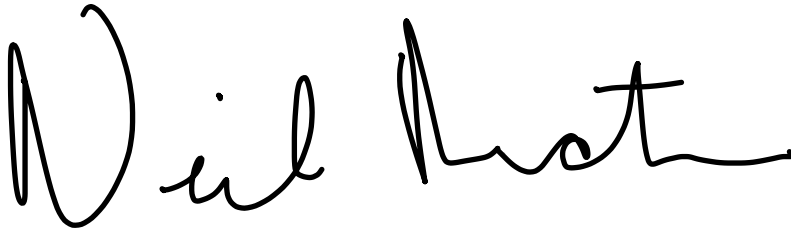
To: His Worship the Mayor and Members of Council

From: Acting City Manager & City Clerk

Re: Travel by Councillor Hickman  
Canadian Capital Cities Organization Annual Conference  
Ottawa - August 20-23, 2013

---

Council approval is requested for the above noted travel by Councillor Hickman.



Neil A. Martin  
Acting City Manager & 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

# MEMORANDUM

Date: June 7, 2013

To: Mayor Dennis O’Keefe and Members of Council

From: Elizabeth Lawrence, Director  
Office of Strategy and Engagement

**Re: Recommendation – St. John’s Community Market Study**

---

A request for proposals was issued for the purpose of preparing a study respecting the function and operations of a community market and the assessment of the former Metrobus depot for same.

The Steering Committee, which includes representatives from the St. John’s Farmer’s Market, are recommending that the contract be awarded to Goss Gilroy Inc.

This is a fixed cost contract and the City of St. John’s has secured partnership funding with the Atlantic Canada Opportunities Agency in the implementation of this study.



---

Elizabeth Lawrence, Director  
Office of Strategy & Engagement

# ST. JOHN’S

DEPARTMENT OF ECONOMIC DEVELOPMENT,  
TOURISM & CULTURE  
CITY OF ST. JOHN’S PO BOX 908 ST. JOHN’S NL CANADA A1C 5M2 WWW.STJOHNS.CA