

**AGENDA
REGULAR MEETING**

**September 14, 2015
4:30 p.m.**

ST. JOHN'S

MEMORANDUM

September 11, 2015

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 September 14, 2015 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 **3:00 p.m.**

By Order



Elaine Henley
City Clerk

ST. JOHN'S

CITY MANAGER

AGENDA

REGULAR MEETING - CITY COUNCIL

September 14, 2015 – 4:30 p.m. – Council Chambers, 4th Floor, City Hall

1. CALL TO ORDER

2. APPROVAL OF THE AGENDA

3. ADOPTION OF THE MINUTES

- a. Minutes of September 8, 2015

4. DELEGATIONS

5. BUSINESS ARISING FROM THE MINUTES

Included in the Agenda:

- a. 632 Topsail Road – Proposed Drive-Thru, Mary Brown's Restaurant
- b. Proposed St. John's Municipal Plan Amendment Number 133, 2015, and Proposed St. John's Development Regulations Amendment Number 615, 2015
PDE File #: REZ1400019
140 & 156 Ladysmith Drive (Ward 4)
Proposed Rezoning to Residential Narrow Lot (RNL) Zone
Applicant: 11368 NL. Ltd

Other Matters

6. NOTICES PUBLISHED

7. PUBLIC HEARINGS

8. COMMITTEE REPORTS

- a. Development Committee Report of September 9, 2015

9. RESOLUTIONS

10. DEVELOPMENT PERMITS LIST

- September 3 – September 9, 2015

11. BUILDING PERMITS LIST

- September 3 – September 9, 2015

12. REQUISITIONS, PAYROLLS AND ACCOUNTS LIST

- Week Ending September 9, 2015

13. TENDERS/RFPS

- a. Tender 2015104 Archives Building

14. NOTICES OF MOTION, WRITTEN QUESTIONS AND PETITIONS

15. OTHER BUSINESS

- a. Memo dated September 3, 2015 from the City Solicitor re: Major's Path Street Widening
- b. Memo dated September 8, 2015 from the Deputy City Manager – Public Works re: Riverhead Wastewater Treatment Facility (WWTF) Flow Metering

16. ADJOURNMENT

MINUTES
REGULAR MEETING - CITY COUNCIL
September 8, 2015 – 4:30 p.m. - Council Chambers

Present	Mayor D. O’Keefe Deputy Mayor R. Ellsworth Councillor T. Hann Councillor S. Hickman Councillor D. Breen Councillor J. Galgay Councillor B. Tilley Councillor B. Davis Councillor W. Collins	Regrets	Councillor D. Lane Councillor A. Puddister
Others	Acting City Manager Deputy City Manager of Planning, Development and Engineering Deputy City Manager of Community Services Deputy City Manager of Public Works Acting Deputy City Manager of Financial Management City Solicitor Chief Municipal Planner City Clerk Supervisor of Legislative Services		

CALL TO ORDER/ADOPTION OF AGENDA

SJMC2015-09-08/392R

Moved – Councillor Davis; Seconded – Councillor Hickman

That the agenda be adopted as presented with the following additions:

- **Memo dated September 8, 2015 from the City Clerk re: NL Sexual Assault Crisis and Prevention Centre’s Men’s Outreach Committee Take Back the Night March – Friday, September 18, 2015;**
- **Motion from the Mayor re: Refugee Crisis**

CARRIED UNANIMOUSLY

ADOPTION OF MINUTES

SJMC2015-09-08/393R

Moved – Councillor Tilley; Seconded – Councillor Hann

That the minutes of August 24, 2015 be adopted as presented.

CARRIED UNANIMOUSLY

BUSINESS ARISING

Virginia Waters Village – Parsonage Drive – Stage 3 (Installation of Sidewalks)

Council considered as information a memo dated August 20, 2015 from the City Solicitor regarding the above noted matter and with reference to the effect of the tie vote during the August 10th meeting.

Proposed Rezoning – 725 Southlands Boulevard (KMK Capital Inc.)

Council considered a memo dated September 3, 2015 from the Chief Municipal Planner regarding the application by KMK Capital Inc. to rezone land at 725 Southlands Boulevard to allow for the development of a master planned community as part of the Galway development.

SJMC2015-09-08/394R

Moved – Councillor Hann; Seconded – Councillor Tilley

That Council adopt the resolution for St. John’s Development Regulations Amendment Number 16, 2015. The amendment will have the effect of rezoning 725 Southlands Boulevard from the Comprehensive Development Area – Southlands and Residential Low Density (R1) Zones to the Planned Mixed Development-1 (PMD-1) and Open Space (O) Zones for the purpose of allowing the development of a master planned community, which is part of the Galway development. The amendment will now be referred to the Department of Municipal and Intergovernmental Affairs with the request for Provincial registration.

CARRIED UNANIMOUSLY

COMMITTEE REPORTS

Finance & Administration Standing Committee Report – August 19, 2015

[Link to Report](#)

Council considered the above noted Committee report.

SJMC2015-09-08/395R

Moved – Councillor Breen; Seconded – Councillor Tilley

That the report be approved with the following revisions:

- **item # 5 should read that the Committee recommends the Desjardins Rewards Program contribute its \$1000 donation to the R.E.A.L. Program (rather than the Committee itself donating that amount);**
- **the report should reflect that Deputy Mayor Ron Ellsworth and the Deputy City Manager of Community Services were in attendance;**
- **the report should reflect that neither Councillor Galgay nor Councillor Hickman were in attendance as stated.**

Councillor Hickman referenced item # 1 of the report and relayed comments from the Pippy Park Commission that there may be other alternatives to the proposed Allandale Road Bulb/Turnaround and that the City should investigate an alternate parking area.

CARRIED UNANIMOUSLY

Community Services & Housing Standing Committee Report – August 25, 2015

[Link to Report](#)

Council considered the above noted Committee report.

SJMC2015-09-08/396R

Moved – Councillor Davis; Seconded – Deputy Mayor Ellsworth

That the report be approved as presented.

**CARRIED
WITH COUNCILLOR GALGAY DISSENTING**

Development Committee Report – September 1, 2015

[Link to Report](#)

Council considered the above noted Committee report.

SJMC2015-09-08/397R

Moved – Councillor Tilley; Seconded – Councillor Galgay

That item # 1 regarding 632 Topsail Road be deferred.

CARRIED UNANIMOUSLY

SJMC2015-09-08/398R

Moved – Councillor Hann; Seconded – Councillor Breen

That recommendations 2 and 3 of the report be approved as presented.

CARRIED UNANIMOUSLY

Special Events Advisory Committee Report – September 1, 2015

[Link to Report](#)

Council considered the above noted report.

SJMC2015-09-08/399R

Moved – Councillor Davis; Seconded – Councillor Tilley

That the report be approved as presented.

CARRIED UNANIMOUSLY

Art Procurement Jury – August 19, 2015

[Link to Report](#)

Council considered the above noted report.

SJMC2015-09-08/400R

Moved – Councillor Galgay; Seconded – Councillor Hickman

That the report be approved as presented.

CARRIED UNANIMOUSLY

DEVELOPMENT PERMITS LIST

[Link to List](#)

Council considered as information the Development Permits List for the period August 20 – September 2, 2015.

BUILDING PERMITS LIST

[Link to List](#)

Council considered the Building Permits list for the period of August 20 – September 2, 2015.

SJMC2015-09-08/401R

Moved – Deputy Mayor Ellsworth; Seconded - Councillor Collins

That the building permits list for the period August 20 – September 2, 2015 be approved as presented.

CARRIED UNANIMOUSLY

REQUISITIONS, PAYROLLS AND ACCOUNTS

[Link to Memo](#)

Council considered the requisitions, payrolls and accounts for the weeks ending August 26th and September 2nd, 2015.

SJMC2015-09-08/402R

Moved – Deputy Mayor Ellsworth; Seconded - Councillor Collins

That the Payrolls and Accounts for the weeks ending August 26, 2015 and September 2, 2015 be approved.

CARRIED UNANIMOUSLY

TENDERS/RFPS

Council considered the following tenders:

1. Tender 2015115 Lease and Maintenance of Two (2) New Bull Dozers
2. Tender 2015110 Snow Clearing and Ice Control –Downtown Sidewalks
3. Tender 2015116 Supply One (1) New Pothole Patcher
4. Tender 2015113 Supply of three (3) new Stake Body Trucks
5. Tender 2015120 Fueling Station Re-Tender

SJMC2015-09-08/403R

Moved – Deputy Mayor Ellsworth; Seconded - Councillor Collins

That the above noted tenders be approved respectively to the bidders as follows:

1. Toromont Cat : \$3,013,269.60 (two year contract, taxes extra)
2. Kelloway Investments Limited: \$173,332 (three year contract, taxes extra)
3. S&S Supply Crosstown Rentals: \$285,871.00 (taxes extra)
4. Royal Garage Ltd.: \$193,282.84 (taxes extra)
5. Clarkes Trucking: \$676,926.50 (taxes extra)

With regard to the second tender (2015110) in relation to snow clearing and ice control for downtown sidewalks, Councillor Hickman referenced the huge discrepancy in the bids with the lowest coming in at \$173,332 and the highest coming in at \$1,584,921. The Deputy City Manager of Public Works assured that given the contractor's history of working with the City, staff feels most confident that all specifications have been met.

CARRIED UNANIMOUSLY

OTHER BUSINESS

NOTICES OF MOTION, WRITTEN QUESTIONS AND PETITIONS

Councillor Breen presented the following Notice of Motion:

TAKE NOTICE that I will at a future regular meeting of St. John's City Council, move to amend the development agreement for Virginia Waters Village, to require the construction of sidewalks only on the south side of Parsonage Drive from Logy Bay Road to the area ending at the entrance to the Crosbie Property.

DATED at St. John's, NL this 8th day of September, 2015

SJMC2015-09-08/404R

Moved – Councillor Breen; Seconded – Councillor Galgay

That the Rules of Procedure be suspended to waive the notice period so that the Motion can be dealt with immediately.

In response to the question of whether or not this motion was in order, the City Clerk advised that such was the case as long as the majority of Council were in agreement.

Deputy Mayor Ellsworth on a point of order referenced the Mayor's conflict of interest in relation to this issue. The Mayor abstained from debate and relinquished the Chair to Deputy Mayor Ellsworth.

The Acting City Manager requested that the entire matter be deferred so that staff may have the opportunity to outline their concerns about exempting this area from the installation of sidewalks. Members of Council disagreed.

CARRIED UNANIMOUSLY

SJMC2015-09-08/405R

Moved – Councillor Breen; Seconded – Councillor Galgay

That Council amend the development agreement for Virginia Waters Village to require the construction of sidewalks only on the south side of Parsonage Drive from Logy Bay Road to the area ending at the entrance to the Crosbie Property.

Councillor Hann felt that the problem is with the policy itself that specifies no sidewalks can be installed until the development is 80% complete. This can take a very long time and leaves residents with uncertainty as to whether or not sidewalks will actually be installed. He has asked staff to investigate this and bring it forth for future discussion at the Planning & Development Standing Committee.

The Acting City Manager advised that it is staff's considered and expert opinion that the exemption of sidewalk installation on Parsonage Drive would be unsafe and goes against best practices for traffic control and safety, particularly given that the road is longer than 200 meters.

**MOTION CARRIED
WITH DEPUTY MAYOR ELLSWORTH AND
COUNCILLOR HANN DISSENTING AND
MAYOR O'KEEFE ABSTAINING**

Petition for Reinstallation of Nav Canada Gate at Penetanguishene Road

Councillor Davis tabled the above noted petition led by Dr. Craig Purchase and signed by 23 residents. The petition was referred to staff for investigation.

McBride's Hill at Duckworth Street – Newfoundland Power

Council considered a memo dated August 31, 2015 from the City Solicitor regarding Newfoundland Power's need to purchase land at the corner of McBride's Hill and Duckworth Street for the installation of a new transformer. The property measures approximately 176.64 square feet.

SJMC2015-09-08/406R

Moved – Deputy Mayor Ellsworth; Seconded – Councillor Galgay

That the land be sold at a rate of \$21 per square foot (the value of the lands as recommended by Eric Butler, Paralegal 2) plus usual admin fees and HST.

CARRIED UNANIMOUSLY

Economic Update – September 2015

Council considered as information the above noted report prepared by the Office of Strategy & Engagement.

Quarterly Travel Report – Second Quarter 2015

Council considered as information the above noted report prepared by the Acting Deputy City Manager of Financial Management.

Take Back the Night March – Friday, September 18 (Reception)

Council tabled a memo dated September 8, 2015 from the City Clerk regarding the above noted and the holding of a Men's Forum in the Foran/Greene Room prior to the Take Back the Night March on September 18. Immediately following the Rally

on the steps of City Hall, the Men's Forum will be hosting a reception for those attending the March. They are also seeking assistance to screen the movie "The Mask You Live In".

SJMC2015-09-08/407R

Moved – Deputy Mayor Ellsworth; Seconded – Councillor Davis

That the City assist with the reception and further provide the \$350 required to show the movie under the "public receptions" budget.

CARRIED UNANIMOUSLY

Refugee Crisis:

SJMC2015-09-08/408R

Moved – Mayor O'Keefe; Seconded – Councillor Hann

That given the refugee crisis sweeping Europe, the Municipal Council of the City of St. John's urge the federal and provincial governments to facilitate the movement of these refugees in larger numbers to Canada.

CARRIED UNANIMOUSLY

Councillor Collins

- Referenced the traffic calming program on Southside Road and questioned staff as to the actual number of speed bumps to be installed as well as their approximate locations on Southside Road, noting that it was his understanding there would be twelve. The matter was referred to the Dept. of Public Works for response.

Councillor Hann

- Councillor Hann referenced a recent assault of another local taxi driver. He requested that the Mayor write a letter to the taxi industry as well as to the Province stressing to them the importance of regulating and carrying out workplace assessments to ensure the safety of taxi drivers. Council

previously supported Bill S221 to amend the criminal code to bring down harsher sentences for those who assault public transit operators.

ADJOURNMENT

There being no further business, the meeting adjourned at 6:16 pm.

MAYOR

CITY CLERK

**REPORT
FINANCE AND ADMINISTRATION COMMITTEE - CITY COUNCIL**

August 19, 2015 – 12:00 p.m. – Foran/Greene Room

Present Councillor D. Breen, Chair
Councillor T. Hann
Councillor S. Hickman
Councillor D. Lane
Councillor D. Breen
Councillor J. Galgay
Councillor B. Tilley
Councillor B. Davis
Councillor W. Collins
Councillor A. Puddister

Others Acting City Manager
Deputy City Manager of Planning, Development and Engineering
Deputy City Manager of Public Works
Acting Deputy City Manager of Financial Management
Manager of Waste & Recycling
Manager of Community Development
City Internal Auditor
Safety Advisor
Senior Legislative Assistant (Kathy Driscoll)

1. Supplementary Employee Retirement Plan (SERP)

The Committee considered a memo dated July 30, 2015 from the Acting City Manager which outlined the details and provisions of the Supplementary Employee Retirement Plan for the management and administration of this Plan.

Moved by Councillor Tilley; Seconded by Deputy Mayor Ellsworth

To accept the Supplementary Employee Retirement Plan (SERP) as presented.

2. Cost Estimate Allandale Road Bulb/Turnaround

The Committee was advised that the cost estimate for the Allandale Road Bulb/Turnaround is \$120,000. This includes residential land acquisition costs at approximately \$50,000.

Moved by Deputy Mayor Ellsworth; Seconded by Councillor Tilley

That the Allandale Road Bulb/Turnaround be referred to the 2016 budget and that Staff prepare and provide a list of streets that require the same consideration and review.

CARRIED UNANIMOUSLY

3. Non Profit Housing (NPH) Division

Council considered a memo dated August 13, 2015 from the Deputy City Manager – Community Services.

Moved – Deputy Mayor Ellsworth; Seconded – Councillor Davis

That Council approve the hiring of a Tenant Relations support position and utilize the existing funds allocated for the implementation of the Housing Business Plan 2015.

CARRIED UNANIMOUSLY

4. Luncheon Request for Cariled delegation

Moved – Councillor Tilley; Seconded - Councillor Davis

That the City host a night luncheon for the Cariled mission delegates, Thursday, September 10, 2015.

CARRIED UNANIMOUSLY

5. Rewards Program from Desjardins - \$1,000 donation to the City's Charity of Choice

Moved – Councillor Davis; Seconded – Councillor Puddister

That the Committee donate \$1,000 to the R.E.A.L. Program.

CARRIED UNANIMOUSLY

6. Municipalities Newfoundland and Labrador (MNL) – Board Meetings

The Committee considered a memo dated August 14, 2015 from the City Clerk requesting to host MNL meetings for approximately twenty people on October 2-3, 2015.

Moved – Deputy Mayor Ellsworth; Seconded – Councillor Hann

That the City host the MNL meetings in the Foran/Greene Room at no charge. All costs associated with the snacks/lunch would come out of the Civic Events budget.

CARRIED UNANIMOUSLY

7. Financial Support for Meetings and Conventions (Policy: 04-09-02)

The Committee considered a memo dated August 14, 2015 from the City Clerk regarding a financial support request.

Moved – Deputy Mayor Ellsworth; Seconded – Councillor Hann

That Council approve funding in the amount of \$500.00 to the MUN – Science Atlantic's Annual Atlantic Universities Physics and Astronomy Conference (AUPAC).

CARRIED UNANIMOUSLY

8. Benevolent Irish Society (BIS) Plaque

The Committee considered a memo dated August 18, 2015 from the City Clerk to consider erecting a plaque on a City-owned concrete wall on Long's Hill:

Moved – Councillor Tilley; Seconded – Councillor Davis

That this item be referred to the Public Works Committee.

CARRIED UNANIMOUSLY

9. Correspondence from Grand Concourse to Mr. Ryan Cleary, MP re: Fort Amherst Project

Moved by Deputy Mayor Ellsworth; Seconded by Councillor Tilley

That Council approve a study on the Fort Amherst Project in conjunction with the Grand Concourse Authority. Staff will set the Terms of Reference. The funding will come from the existing budget and the Narrows Group will be involved in the discussion process for the project.

CARRIED UNANIMOUSLY

Councillor Danny Breen, Chair
Finance & Administration Committee

Addendum to Council Minutes of September 8, 2015

**Report/Recommendations
Community Services & Housing Standing Committee
August 25, 2015 @ 12:00 Noon, 4th Floor, City Hall
Conference Room B**

Present: Councillor Bernard Davis, Chairperson
Deputy Mayor Ron Ellsworth
Councillor Bruce Tilley
Jill Brewer, Deputy City Manager, Community Services
Tanya Haywood, Director of Recreation
Heather Hickman, Manager of Community Development
Willow Anderson, Project Officer – Local Immigration Partnership Strategy
Karen Chafe, Supervisor of Legislative Services

REPORT/RECOMMENDATIONS

1. Special Events Advisory Committee (SEAC): Block Parties

The Committee considered a memo dated August 20, 2015 from the Director of Recreation regarding the above noted.

Moved – Deputy Mayor Ellsworth; Seconded – Councillor Tilley

That the Special Events Advisory Committee approve block parties and inform Council as events are approved.

2. New Year's Eve Fireworks – 2015

The Committee considered a memo dated August 21, 2015 from the Deputy City Manager of Community Services re: New Year's Eve Fireworks – 2015. Council requested that staff review this issue.

The Department of Recreation would like to continue to build the community celebration part of the event with initiatives such as those introduced last year with a live DJ and countdown held on site at midnight. Planning will begin soon with partners and vendors and as the purchase of fireworks, in particular, is site specific, confirmation is required.

Moved – Councillor Tilley; Seconded – Deputy Mayor Ellsworth

That the status quo be maintained and that the New Year's Eve fireworks display and community celebration remain at Quidi Vidi Lake.

Councillor Bernard Davis
Chairperson

REPORTS/RECOMMENDATION

Development Committee

September 1, 2015 – 10:00 a.m. – Conference Room A, 4th Floor, City Hall

1. 632 Topsail Road - Proposed Drive - Thru, Mary Brown's Restaurant

The application has followed the processes for Drive-Thru Facilities as required under Section 7.30 the St. John's Development Regulations. The Development Committee is of the opinion that the proposed development meets those requirements and recommends approval of the subject application.

2. 50 White Rose Drive - Parking Relief

It is recommended that parking relief be granted as the existing 342 stalls will be sufficient for the Shopping Centre and proposed businesses.

3. 43 Roche Street - Request for Building Line Setback

It is recommended that Council approve the 7.92 metre Building Line setback.

David Blackmore, Deputy City Manager
Chair

Addendum to Council Minutes of September 8, 2015

MEMORANDUM

Date: September 1, 2015
To: His Worship The Mayor and Members of Council
From: Tanya Haywood, Director, Recreation Division
RE: Special Events Advisory Requests

The following request of the Committee is forwarded to Council for approval.

1. Event: Heart and Stroke Big Bike
Date: September 11 to 19
Route: Harbour Drive to Water Street – East on Water Street – South on Prescott Street – West on Harbour Drive.
Ride Time
Restrictions: The bike may not be on the road prior to 9am.
The bike may not be on the road between 3:30 and 6:30pm
2. Event: Take Back the Night Rally and March
Date: September 18
Time: 5pm to 9pm
Route: Depart Bannerman Park – East on Military Road – South on Ordance Street – West on Duckworth Street – South on Prescott Street – West on Water Street – North on Adelaide Street – City Hall
Rolling Road Closure: RNC providing escort.
3. Event: Battle of Britain Parade and Fly Past
Date: September 20
Time: 10am to 1:30pm
Route/Rolling Road Closure: 10:30am Depart CLB Armoury – South down Long’s Hill to Queen’s Road – East on Queen’s Road to Cathedral Street – South on Cathedral Street to Gower Street – West on Gower Street – Stop at Anglican Cathedral

ST. JOHN'S

DEPARTMENT OF COMMUNITY SERVICES

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

MEMORANDUM

12:15pm Depart Anglican Cathedral – South on Church Hill to Duckworth Street – East on Duckworth to Cochrane Street – South on Cochrane Street to Water Street - West on Water to National War Memorial.

Road Closure: 1:00pm Depart National War Memorial – West on Water Street – South on Ayre’s Cove.

11:30 am to 1:15pm:
Duckworth Street – between Prescott Street and Cochrane Street
Water Street – between Prescott and Cochrane Street

Parking
Restriction: 1 to 1:15pm:
Detail: Water Street at Prescott Street (Westbound traffic on Water Street)
Water Street at Beck’s Cove (Eastbound traffic on Water Street)

Duckworth Street, immediately behind the National War Memorial
SEAC working with Cruise Committee to minimize implications on cruise ship transportation.

4. Event: Terry Fox Run
Date: September 20
Time: 8am to 1:30pm
Location/Road
Closure: Closure of Carnell Drive

5. Event: Young Adult Cancer Climb
Date: September 27
Time: 1:30 to 3:30pm
Roads Impacted: Rolling closure starting at 1:30pm
Leaving Fort William Building East on Plymouth Road to Quidi Vidi Road
South on Quidi Vidi Road to Signal Hill Road
Single lane restriction on Signal Hill Road during climb.
Detail: Route will impact one lane of traffic. RNC providing escort.
Parks Canada has been advised and approve.

6. Event: Huffin’ Puffin’ Marathon
Date: September 27
1 Way
Road Closure: Southside Road (Eastbound) 7 to 10am
Harbour Drive (Eastbound) 7:15 to 10:30am
Lakeview to Carnell (Counterclockwise) 7:30 to 11am

ST. JOHN'S

DEPARTMENT OF COMMUNITY SERVICES

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

MEMORANDUM

2 Way
Road Closure: Water Street (Westbound) Prescott to Waldegrave 8 to 11:30am
 Waterford Bridge Road to Bowring Park (Westbound) 8am to 12pm
 Temperance Street 7:15 to 11:15am

Special Event Advisory Request

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

Tanya Haywood
Director, Recreation Division

Addendum to Council Minutes of September 8, 2015



MEMORANDUM

Date: 2015-09-03
To: His Worship the Mayor and Members of Council
From: Jill Brewer, Deputy City Manager, Community Services
Re: **2015 Art Procurement Jury**

A meeting of the Art Procurement Jury was held on August 19, 2015 and was comprised of Councillor Jonathan Galgay representing Council; Mary Macdonald, Jason Sellars and Tara Bryan representing the arts industry; and Deborah Cook, Christina Hicks, Rhonda Rose Colbert and Neachel Keeping from City staff. The Jury considered a total of 267 works of art valued at \$412,666.61. The current budget for Art Procurement is \$200,000.

2015 Art Procurement Jury Recommendations are as follows:

1. The Jury requests Council's approval of the recommendations for Art Procurement as outlined in the attached report totaling \$40,658.67.
2. The Jury further recommends Council consider increasing the Art Procurement budget by \$10,000 in 2016 for the following reasons: the annual Art Procurement budget has not increased since the program's inception in 2003; due to inflation and the increasing cost of supplies for artists this amount no longer accurately reflects a reasonable budget to purchase art; an increased budget would permit the City to purchase more substantial works of art for the collection; and the number of submissions to the Art Procurement program has steadily grown each year.

Recommendation:

The recommendation of the 2015 Art Procurement Jury is recommended for approval by Council. It is further recommended the 2016 Art Procurement budget allocation be reviewed for the recommended increase of \$10,000 during the 2016 budget submissions.

(original signed)

Jill Brewer, M.P.E.
Deputy City Manager
Community Services

Enclosures

ST. JOHN'S

DEPARTMENT OF COMMUNITY SERVICES

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

Art Procurement 2015

Recreation Building Boardroom, 1 Crosbie Place

Artist's Name	Title of Artwork	Individual	Gallery
Bonnie Leyton Art Gallery			
Teresa Kachanoski	Supply Vessel		2,034.00
Malin Enstorm	Parallel		672.35
Louise Sutton	Dining Room in the Harbour		960.50
Marie Mercer	Project Future		621.50
Michael Connolly	Campbell's Pool, Lomond River		536.75
Christina Parker Gallery			
Will Gill	Spring Ice		3,955.00
Laurie Leehane	Freshwater Rd #2		1,582.00
Johnathan Howse	St. John's Scene #2		847.50
Peter Wilkins	Seeds		2,260.00
Diana Dabinett	Fungus Shadow		2,486.00
Emma Butler Art Gallery			
Kathleen Knowing	The Kirk		339.00
Gallery 24			
Jannah Turpin	Forever Young		2,234.00
Red Ochre Gallery			
Terrence Hounsell	Landwash Faberge		490.00
Brenda McClellan	Fort Amherst in the Fog		1,280.00
Individuals			
Justin Hall	Nite Hockey	\$500	
Susan Lee Stephen	Moving Forward Looking Back	\$100	
Nelson White	Mummers Parade	\$775	
			20,298.60
		\$1,375	
			21,673.60
Federal HST Return		1,014.93	
GRAND TOTAL			20,658.67

Addendum to Council Minutes of September 8, 2015

DEVELOPMENT PERMITS LIST
DEPARTMENT OF PLANNING, DEVELOPMENT AND ENGINEERING
FOR THE PERIOD OF August 20, 2015 TO September 2, 2015

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
RES		Demo/Rebuild for Townhouse	8 Allan Square	2	Approved	15-08-24
COM	Pinnacle Engineering	Galway Sanitary Trunk Sewer-Phase 3	Southlands Boulevard	5	Approved	15-08-21
RES		Demo-Rebuild for Single Detached	41 Airport Road	1	Approved	15-08-25
RES		Demo-Rebuild for Single Detached	37 Gillies Road	4	Approved	15-08-25
RES		Home Office for Drafting Business	31 Teakwood Drive	5	Approved	15-08-31
RES		Subdivide for Additional Building Lot	8 Alder Place	4	Approved	15-09-01

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

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

Gerard Doran
Development Supervisor
Department of Planning

Addendum to Council Minutes of September 8, 2015

Building Permits List

Council's September 8, 2015 Regular Meeting

Permits Issued: 2015/08/20 To 2015/09/02

Class: Commercial

360 Topsail Rd	Co	Office
460 Torbay Rd. Co-Operators	Co	Office
56b Aberdeen Ave	Ms	Retail Store
25 Aberdeen Ave	Ms	Eating Establishment
85a Aberdeen Ave	Ms	Retail Store
34 Campbell Ave	Ms	Retail Store
23 Cashin Ave	Ms	Clinic
44 Crosbie Rd	Ms	Convenience Store
335 Duckworth St	Sn	Mixed Use
84-86 Elizabeth Ave	Ms	Service Shop
84-86 Elizabeth Ave	Ms	Service Shop
84-86 Elizabeth Ave	Ms	Retail Store
391-395 Empire Ave	Ms	Club
360 Topsail Rd	Ms	Office
324 Frecker Dr	Ms	Convenience Store
290 Freshwater Rd, The Bigs	Sn	Restaurant
25 Hebron Way	Ms	Retail Store
189 Higgins Line	Ms	Office
61 James Lane	Ms	Warehouse
58 Kenmount Rd	Ms	Office
120 Kenmount Rd	Ms	Car Sales Lot
120 Kenmount Rd	Ms	Car Sales Lot
222 Kenmount Rd	Ms	Retail Store
409 Kenmount Rd	Ms	Car Sales Lot
461 Kenmount Rd	Ms	Car Sales Lot
475 Kenmount Rd	Ms	Car Sales Lot
479 Kenmount Rd	Ms	Car Sales Lot
515 Kenmount Rd	Ms	Retail Store
90 Logy Bay Rd	Ms	Club
225 Logy Bay Rd	Ms	Retail Store
215 Major's Path	Ms	Retail Store
10 Messenger Dr	Ms	Retail Store
6 Mullaly St	Ms	Warehouse
34 New Cove Rd	Ms	Clinic
119 New Cove Rd	Ms	Clinic
446 Newfoundland Dr	Ms	Restaurant
60 O'leary Ave	Ms	Retail Store
78 O'leary Ave	Ms	Retail Store
5-7 Pippy Pl	Ms	Retail Store
59-61 Pippy Pl	Ms	Retail Store
279 Portugal Cove Rd	Ms	Clinic
283 Portugal Cove Rd	Ms	Retail Store
25 Rhodora St	Ms	Condominium
35 Ridge Rd	Ms	Club
46-50 Robin Hood Bay Rd	Ms	Industrial Use
465 East White Hills Rd	Ms	Retail Store
10 Stavanger Dr	Ms	Retail Store
16 Stavanger Dr	Ms	Restaurant
410 Stavanger Dr	Ms	Retail Store
410 Stavanger Dr	Ms	Retail Store
410 Stavanger Dr	Ms	Retail Store
3 Stavanger Dr	Ms	Restaurant
415 Stavanger Dr	Ms	Restaurant

Addendum to Council Minutes of September 8, 2015

86 Thorburn Road	Ms	Convenience Store
86 Thorburn Road	Ms	Convenience Store
86 Thorburn Rd	Ms	Convenience Store
86 Thorburn Rd	Ms	Convenience Store
88 Thorburn Rd	Ms	Retail Store
446 Topsail Rd	Ms	Service Station
516 Topsail Rd	Ms	Retail Store
681 Topsail Rd	Ms	Place Of Amusement
10 Elizabeth Ave	Ms	Office
192-194 Torbay Rd	Ms	Eating Establishment
192-194 Torbay Rd	Ms	Eating Establishment
320 Torbay Rd	Ms	Club
320 Torbay Rd	Ms	Retail Store
426 Torbay Rd	Ms	Retail Store
430 Torbay Rd	Ms	Tavern
710 Torbay Rd	Ms	Retail Store
710 Torbay Rd	Ms	Retail Store
139 Torbay Rd	Ms	Eating Establishment
553 Torbay Rd	Ms	Eating Establishment
585 Torbay Rd	Ms	Retail Store
320 Torbay Rd	Rn	Mixed Use
61 James Lane	Rn	Light Industrial Use
12 Mount Cashel Rd	Nc	Accessory Building
484-490 Main Rd, Alex Foley	Rn	Club
61 James Lane - Bays 2 And 3	Rn	Warehouse
Foxtrap Access Road	Sw	Agriculture
173 Brookfield Rd	Nc	Patio Deck
302 Water St	Rn	Retail Store
61 James Lane	Rn	Light Industrial Use
61 James Lane	Co	Light Industrial Use
109 Blackmarsh Rd	Rn	Office
296-300 Water St	Rn	Mixed Use
367 Duckworth St	Rn	Office
140 Water St Suite #305	Rn	Office
710 Torbay Rd	Nc	Other
148 Duckworth St	Rn	Retail Store
62 New Pennywell Rd	Rn	Office
73 Duckworth St	Rn	Restaurant
136 Crosbie Rd, Medavie Inc	Cr	Office
61 James Lane	Rn	Warehouse
51 Pippy Pl	Cr	Office
187 Kenmount Rd	Rn	Office
2-8 Great Southern Rd	Nc	Convenience Store
45 Hebron Way, Level 3	Rn	Office

Addendum to Council Minutes of September 8, 2015

This Week \$ 3,650,819.00

Class: Industrial

This Week \$.00

Class: Government/Institutional

101 Macdonald Dr	Ms	Place Of Amusement
203a Logy Bay Rd	Nc	Fence
1 Prince Philip Dr	Rn	School
305 Waterford Bridge Rd	Sw	Admin Bldg/Gov/Non-Profit

This Week \$ 722,256.00

Class: Residential

5 Adventure Ave	Nc	Fence
22 Amherst Hts	Nc	Patio Deck
52 Autumn Dr	Nc	Patio Deck
8 Belvedere St	Nc	Patio Deck
17 Spruce Grove Ave	Nc	Fence
1203 Blackhead Rd	Nc	Accessory Building
707 Blackmarsh Rd	Nc	Accessory Building
26 Browne Cres	Nc	Accessory Building
13 Cabot St	Nc	Fence
153 Carrick Dr	Nc	Accessory Building
4 Carson Ave	Nc	Accessory Building
41 Castle Bridge Dr	Nc	Accessory Building
91 Castle Bridge Dr	Nc	Fence
76 Cherokee Dr	Nc	Fence
2 Dillon Cres	Nc	Fence
29 Dillon Cres	Nc	Accessory Building
83 Doyle's Rd	Nc	Accessory Building
28 Durdle Dr	Nc	Patio Deck
150 Frecker Dr	Nc	Accessory Building
53 Gisborne Pl	Nc	Patio Deck
292 Groves Rd	Nc	Single Detached Dwelling
14 Howlett's Line	Nc	Accessory Building
20a Jordan Pl	Nc	Fence
28 Kenai Cres	Nc	Accessory Building
80 Kenai Cres, Lot 215	Nc	Single Detached Dwelling
22 Lannon St	Nc	Fence
22 Margaret's Pl	Nc	Fence
28 Mark Nichols Pl	Nc	Patio Deck
75 Military Rd	Nc	Patio Deck
27 Morris Ave	Nc	Patio Deck
25 Nautilus St	Nc	Accessory Building
39 Nautilus St, Lot 134	Nc	Single Detached Dwelling
73 Nautilus St , Lot 151	Nc	Single Detached Dwelling
3 Newtown Rd	Nc	Patio Deck
76d Old Bay Bulls Rd	Nc	Single Detached Dwelling
49 Parade St	Nc	Fence
104 Pearltown Rd	Nc	Patio Deck
104 Pearltown Rd	Nc	Swimming Pool
63 Pennywell Rd	Nc	Fence
337 Petty Harbour Road	Nc	Accessory Building
156 Airport Heights Dr	Nc	Accessory Building
25 Reid St	Nc	Accessory Building
25 Reid St	Nc	Accessory Building
7 Ryan St	Nc	Patio Deck
16 Sequoia Dr	Nc	Fence
46 Shaw St	Nc	Patio Deck
60 Shoal Bay Rd	Nc	Accessory Building
12 Soldier Cres	Nc	Accessory Building
51 Spencer St	Nc	Fence
13 Stanford Pl	Nc	Accessory Building
4 Strawberry Marsh Rd	Nc	Fence

Addendum to Council Minutes of September 8, 2015

4 Strawberry Marsh Rd	Nc	Patio Deck
53 Sugar Pine Cres, Lot 280	Nc	Single Detached Dwelling
4 Tansley St, Lot 12	Nc	Single Detached Dwelling
17a Torbay Rd	Nc	Accessory Building
44 Torngat Cres	Nc	Accessory Building
44 Torngat Cres	Nc	Accessory Building
12 Tullamore St	Nc	Single Detached Dwelling
14 Tullamore St	Nc	Single Detached Dwelling
16 Ventura Pl	Nc	Patio Deck
27 Warren Pl	Nc	Fence
3 Willenhall Pl, Lot 45	Nc	Single Detached Dwelling
9 Willenhall Pl, Lot 48	Nc	Single Detached & Sub.Apt
117 Bond St	Co	Home Office
10 Hoyles Ave	Cr	Subsidiary Apartment
102 Penney Cres	Cr	Single Detached & Sub.Apt
9 Withers Pl	Cr	Subsidiary Apartment
41 Castle Bridge Dr	Ex	Patio Deck
80 Paddy Dobbin Dr	Ex	Single Detached Dwelling
12 Sorrel Dr	Ex	Single Detached Dwelling
12 Sorrel Dr	Ex	Single Detached Dwelling
15 Thompson Pl	Ex	Single Detached & Sub.Apt
725 Thorburn Rd	Ex	Accessory Building
165 Waterford Bridge Rd	Ex	Single Detached Dwelling
61 Alexander St	Rn	Apartment Building
3 Athlone Pl	Rn	Single Detached Dwelling
93 Barnes Rd	Rn	Single Detached Dwelling
38 Belvedere St	Rn	Single Detached Dwelling
61 Brazil St	Rn	Townhousing
182 Buckmaster's Cir	Rn	Townhousing
184 Buckmaster's Cir	Rn	Townhousing
186 Buckmaster's Cir	Rn	Townhousing
188 Buckmaster's Cir	Rn	Townhousing
190 Buckmaster's Cir	Rn	Townhousing
192 Buckmaster's Cir	Rn	Townhousing
194 Buckmaster's Cir	Rn	Townhousing
196 Buckmaster's Cir	Rn	Townhousing
198 Buckmaster's Cir	Rn	Townhousing
200 Buckmaster's Cir	Rn	Townhousing
202 Buckmaster's Cir	Rn	Townhousing
204 Buckmaster's Cir	Rn	Townhousing
206 Buckmaster's Cir	Rn	Townhousing
208 Buckmaster's Cir	Rn	Townhousing
210 Buckmaster's Cir	Rn	Townhousing
212 Buckmaster's Cir	Rn	Townhousing
214 Buckmaster's Cir	Rn	Townhousing
216 Buckmaster's Cir	Rn	Townhousing
218 Buckmaster's Cir	Rn	Townhousing
220 Buckmaster's Cir	Rn	Townhousing
222 Buckmaster's Cir	Rn	Townhousing
224 Buckmaster's Cir	Rn	Townhousing
31 Calver Ave	Rn	Single Detached Dwelling
81 Circular Rd	Rn	Single Detached Dwelling
123a Circular Rd	Rn	Single Detached Dwelling
47 Cochrane St	Rn	Apartment Building
13 Cole Pl	Rn	Single Detached Dwelling
26 Colonial St	Rn	Townhousing
26 Convent Sq	Rn	Semi-Detached Dwelling
37 Cornwall Hts	Rn	Single Detached Dwelling
2 Curtis Pl	Rn	Single Detached Dwelling
350 Duckworth St	Rn	Single Detached Dwelling
17 Falkland St	Rn	Single Detached Dwelling
54 Fleming St	Rn	Single Detached Dwelling
123 Forest Rd	Rn	Semi-Detached Dwelling

Addendum to Council Minutes of September 8, 2015

140 Gower St. 3rd Floor	Rn	Semi-Detached Dwelling
147 Gower St	Rn	Semi-Detached Dwelling
22 Hickman Pl	Rn	Townhousing
7 Kenai Cres	Rn	Single Detached Dwelling
16 Kensington Dr	Rn	Single Detached Dwelling
164 Logy Bay Rd	Rn	Apartment Building
12 Mcnaughton Dr	Rn	Single Detached Dwelling
75 Military Rd	Rn	Townhousing
29 Oberon St	Rn	Single Detached Dwelling
13 Osbourne St	Rn	Single Detached Dwelling
14 Pine Bud Ave	Rn	Single Detached Dwelling
15 Plank Rd	Rn	Single Detached Dwelling
152 Pleasant St	Rn	Single Detached Dwelling
168 Pleasant St	Rn	Townhousing
77 Queen's Rd	Rn	Apartment Building
113 Quidi Vidi Rd	Rn	Single Detached Dwelling
50 Quidi Vidi Village Rd	Rn	Single Detached Dwelling
12 Shea St	Rn	Single Detached Dwelling
242 Stavanger Dr	Rn	Subsidiary Apartment
6 Antelope St	Sw	Single Detached & Sub. Apt
106 Eastbourne Cres	Sw	Single Detached Dwelling
188 Forest Rd	Sw	Single Detached Dwelling
7 Galaxy Cres	Sw	Single Detached Dwelling
46 Glenlonan St	Sw	Single Detached Dwelling
176 Gower St	Sw	Semi-Detached Dwelling
31 Iceland Pl	Sw	Single Detached Dwelling
12 Parsons Pl	Sw	Single Detached Dwelling
48 Shaw St	Sw	Single Detached Dwelling
5 18th St	Sw	Single Detached Dwelling
53 William St	Sw	Townhousing

This Week \$ 4,270,450.00

Class: Demolition

41 Airport Rd	Dm	Single Detached Dwelling
12 Morris Ave	Dm	Accessory Building
367 Portugal Cove Pl	Dm	Semi-Detached Dwelling

This Week \$ 21,300.00

This Week's Total: \$ 8,664,825.00

Repair Permits Issued: 2015/08/20 To 2015/09/02 \$ 133,790.00

Legend

Co	Change Of Occupancy	Rn	Renovations
Cr	Chng Of Occ/Renovtns	Sw	Site Work
Ex	Extension	Ms	Mobile Sign
Nc	New Construction	Sn	Sign
Oc	Occupant Change	Dm	Demolition

Addendum to Council Minutes of September 8, 2015

YEAR TO DATE COMPARISONS			
September 8, 2015			
TYPE	2014	2015	% VARIANCE (+/-)
Commercial	\$102,642,000.00	\$108,808,000.00	6
Industrial	\$125,300.00	\$0.00	-100
Government/Institutional	\$77,742,000.00	\$10,521,000.00	-86
Residential	\$108,281,000.00	\$60,479,000.00	-44
Repairs	\$3,552,000.00	\$2,926,000.00	-18
Housing Units (1 & 2 Family Dwellings)	235	153	
TOTAL	\$292,342,300.00	\$182,734,000.00	-37

Respectfully Submitted,

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

Addendum to Council Minutes of September 8, 2015

MEMORANDUM

**Weekly Payment Vouchers
For The
Week Ending August 26, 2015**

Payroll

Public Works	\$ 476,603.36
Bi-Weekly Administration	\$ 918,755.31
Bi-Weekly Management	\$ 859,572.99
Bi-Weekly Fire Department	\$ 713,734.26
Accounts Payable	\$1,955,212.50

Addendum to Council Minutes of September 8, 2015

Total: \$ 4,923,878.42

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

**Weekly Payment Vouchers
For The
Week Ending September 2, 2015**

Payroll

Public Works	\$ 463,274.30
Bi-Weekly Casual	\$ 131,810.42
Accounts Payable	\$ 11,682,895.49

Total: \$12,277,980.21

Addendum to Council Minutes of September 8, 2015

ST. JOHN'S

DEPARTMENT OF FINANCE

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

DECISION/DIRECTION NOTE

Title: Proposed Drive-Thru, Mary Brown's Restaurant 632 Topsail Road

Date Prepared: September 1, 2015

Report To: His Worship the Mayor and Members of Council (Date of next meeting: September 8, 2015)

Ward: 3

Decision/Direction Required: To seek approval of this Discretionary Use application for Drive-Thru facility.

Discussion – Background and Current Status:

A Discretionary Use Application was submitted in 2011 to the City requesting expansion of the above site and its use. The restaurant portion of the business has been in operation as a permitted use since 2013 while the site plan and other components of Drive-Thru requirements were reviewed and revised.

1. The application was initially advertised in accordance with Section 5.5 of the St. John's Development Regulations on May 11, 2011.
2. Council's decision on May 30, 2011 on the application was that the proposed development be referred to a Public Meeting.
3. A Public Meeting was held on June 15, 2011. This application was the catalyst for the amendments made to the St. John's Development in 2012 which regulate all Drive-Thru facilities.
4. In a public information session of July 11, 2013 residents of Ferryland Street West expressed concerns regarding increased sound from the site from the proposed use and how sound might be mitigated. Other concerns by residents were those of lighting generated by the site, separation of the Drive-Thru lane from the residential boundaries and smoke or fumes caused by cooked food.

The Drive-Thru lane and its separation distance from the residential properties have been met. The proponent has taken measures to design a sound attenuation fence on the boundary between the subject property and those properties of Ferryland Street West. The occupant/owner of No. 101 Ferryland Street West asked that the acoustic fence be extended entirely along the rear of his lot, which is the furthest from the site. The applicant advises that there is no net benefit to extending the acoustic fence as this would involve removing mature trees and those trees now act

ST. JOHN'S

as a natural sound barrier. The exhaust fans for the restaurant have been serviced regularly and were inspected on August 4, 2015 showing no evidence of grease accumulation. The lighting on the rear and side of building shines downward to the Drive-Thru lane and does not cast toward the abutting homes.

Key Considerations/Implications:

1. Budget/Financial Implications

N/A

2. Partners or Other Stakeholders

Properties owners of Ferryland West.

3. Alignment with Strategic Directions/Adopted Plans

N/A

4. Legal or Policy Implications

Section 7.30 of the St. John's Development Regulations.

5. Engagement and Communications Considerations

Public consultation has taken place.

6. Human Resource Implications

N/A

7. Procurement Implications

N/A

8. Information Technology Implications

N/A

9. Other Implications

N/A

Recommendation

The application has followed the processes for Drive-Thru Facilities as required under Section 7.30 the St. John's Development Regulations. The Development Committee is of the opinion that the proposed development meets those requirements and recommends approval of the subject application.



Prepared by/Signature:

Gerard Doran, C.E.T.-Supervisor of Development

Signature: _____

Approved by/Date/Signature:

Dave Blackmore, Deputy City Manager- Planning, Development & Engineering

Signature: _____

Attachments:

None

ST. JOHN'S

MEMORANDUM

Date: September 10, 2015

To: His Worship the Mayor and Members of Council

Re: **Proposed St. John's Municipal Plan Amendment Number 133, 2015, and
Proposed St. John's Development Regulations Amendment Number 615, 2015
PDE File #: REZ1400019
140 & 156 Ladysmith Drive (Ward 4)
Proposed Rezoning to Residential Narrow Lot (RNL) Zone
Applicant: 11368 NL. Ltd**

A public hearing chaired by Councillor Hickman was held at St. John's City Hall on Tuesday, July 28 to discuss an application to rezone property at 140 and 156 Ladysmith Drive from the Institutional (INST) and Residential Kenmount (RK) Zones to the Residential Narrow Lot (RNL) Zone. The application is intended to accommodate the subsequent development of 22 single detached dwellings on narrow lots. A copy of the Meeting Minutes is attached for information purposes.

Following this, at the Regular Meeting of Council held on August 10, 2015, Council agreed to proceed with the above proposed amendments and to ask the Department of Municipal Affairs to issue a Provincial Release for St. John's Municipal Plan Amendment Number 133, 2015, and St. John's Development Regulations Amendment Number 615, 2015. These amendments would rezone property at 140 and 156 Ladysmith Drive from the Institutional (INST) and Residential Kenmount (RK) Zones to the Residential Narrow Lot (RNL) Zone.

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

Recommendation

It is recommended that Council now adopt the attached resolutions for St. John's Municipal Plan Amendment Number 133, 2015 and St. John's Development Regulations Amendment Number 615, 2015 to rezone land to the Residential Narrow Lot (RNL) Zone.

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

The proposed date for the public hearing is Tuesday, October 6, 2015 at 7:00 pm at St. John's City Hall.



Ken O'Brien, MCIP
Chief Municipal Planner

PDB/ss

G:\Planning and Development\Planning\2015\Mayor and Council\Mayor - 140 & 156 Ladysmith September 10 2015(pdb).docx

ST. JOHN'S

**RESOLUTION
ST. JOHN'S MUNICIPAL PLAN
AMENDMENT NUMBER 133, 2015**

WHEREAS the City of St. John's wishes to accommodate the development of property situated situated at 140 Ladysmith Drive (Parcel ID #400476) and 156 Ladysmith Drive (Parcel ID #400475) for the purpose of narrow frontage housing;

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

Redesignate land situated at 140 Ladysmith Drive (Parcel ID #400476) and 156 Ladysmith Drive (Parcel ID #400475) from the Institutional (INST) Land Use District to the Residential Low Density (RLD) Land Use District as shown on Map III-IA attached.

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

IN WITNESS THEREOF the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this ____ day of _____, 2015.

Mayor


MCIP

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

City Clerk

Council Adoption

Provincial Registration



**CITY OF ST. JOHN'S
MUNICIPAL PLAN
Amendment No. 133, 2015
[Map III-1A]**

2015 06 29 SCALE: 1:2000
CITY OF ST. JOHN'S
DEPARTMENT OF PLANNING,
DEVELOPMENT & ENGINEERING

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



**AREA PROPOSED TO BE REDESIGNATED FROM
INSTITUTIONAL (INST) LAND USE DISTRICT TO
RESIDENTIAL LOW DENSITY (RLD) LAND USE DISTRICT**

140 & 156 LADYSMITH DRIVE



M.C.I.P. signature and seal

Mayor

City Clerk

Council Adoption

Provincial Registration

**RESOLUTION
ST. JOHN'S DEVELOPMENT REGULATIONS
AMENDMENT NUMBER 615, 2015**

WHEREAS the City of St. John's wishes to accommodate the development of property situated situated at 140 Ladysmith Drive (Parcel ID #400476) and 156 Ladysmith Drive (Parcel ID #400475) for the purpose of narrow frontage housing;

BE IT THEREFORE RESOLVED that the City of St. John's hereby adopts the following text and map amendments to the St. John's Development Regulations under the provisions of the Urban and Rural Planning Act, 2000:

- 1. Create a new Zone in Section 10 of the St. John's Development Regulations to read as follows:**

"10.52 Residential Narrow Lot (RNL) Zone

10.52.1 Permitted Uses

- (a) Single Detached Dwelling containing only 1 Dwelling Unit (subject to Section 8.7)**
- (b) Home Office**
- (c) Accessory Building**

10.52.3 Zone Requirements

- (a) Lot Area (minimum): 300m²**
- (b) Lot Frontage (minimum) 10m**
- (c) Building Line (minimum) 8m**
- (d) Side Yard (minimum) 1.2m**
- (e) Side Yard on Flanking Road (minimum) 6m**
- (f) Rear Yard (minimum) 6m**
- (g) Landscaping (minimum)
No building except a driveway is permitted within the first 6.6m of depth as measured from the Front Lot Line**
- (h) Parking (minimum)
Driveway shall not have a width exceeding 3.6m**

- 2. Rezone the property situated Civic Number 140 Ladysmith Drive (Parcel ID #400476) and Civic Number 156 Ladysmith Drive (Parcel ID #400475) from the Institutional (INST) Zone and Residential Kenmount (RK) Zone to the Residential Narrow Lot (RNL) Zone as shown on Map Z-1A attached.**

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

IN WITNESS THEREOF the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this _____ day of _____, 2015.

Mayor


MCIP

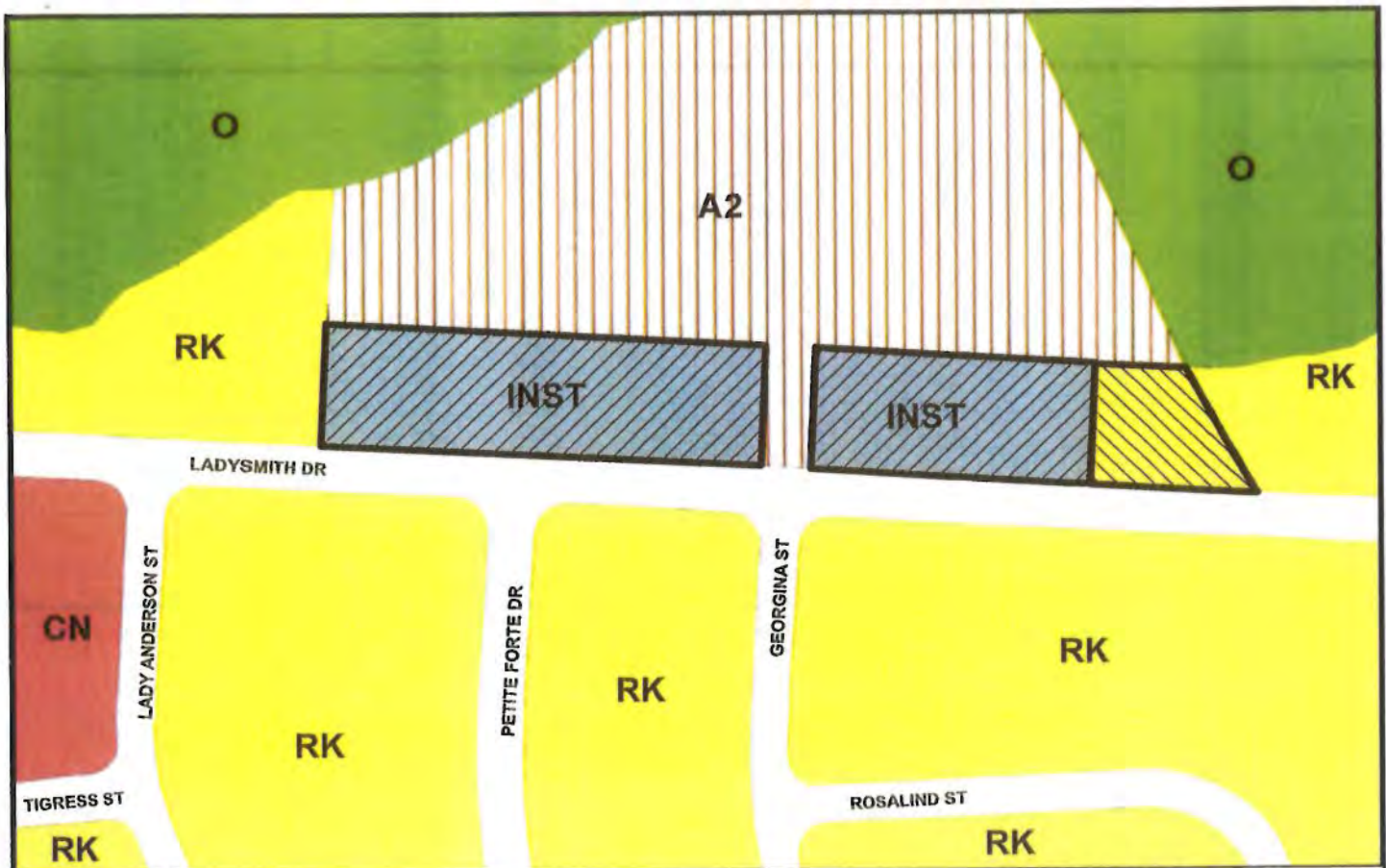
I hereby certify that this Amendment has been prepared in accordance with the Urban and Rural Planning Act, 2000.



City Clerk

Council Adoption



Provincial Registration



**CITY OF ST. JOHN'S
DEVELOPMENT REGULATIONS
Amendment No. 615, 2015
[Map Z-1A]**

2015 06 29 SCALE: 1:2000
CITY OF ST. JOHN'S
DEPARTMENT OF PLANNING,
DEVELOPMENT & ENGINEERING

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

-  AREA PROPOSED TO BE REZONED FROM INSTITUTIONAL (INST) LAND USE ZONE TO RESIDENTIAL NARROW LOT (RNL) LAND USE ZONE
-  AREA PROPOSED TO BE REZONED FROM RESIDENTIAL KENMOUNT (RK) LAND USE ZONE TO RESIDENTIAL NARROW LOT (RNL) LAND USE ZONE

140 & 156 LADYSMITH DRIVE


M.C.I.P. signature and seal

Mayor

City Clerk

Council Adoption

Provincial Registration

A public meeting was held on Tuesday, July 28, 2015 at 7:00 p.m. in the Foran/Greene Room, 4th Floor City Hall.

In Attendance: Councillor S. Hickman, Chairperson
Councillor B. Davis
Lindsay Lyghtle Brushett, Planner III
Mike Cantwell, Development Engineer
Kathy Driscoll, Senior Legislative Assistant

Also present representing the Developer were:

Mr. Bill Clarke
Mr. Ryan Clarke

There were three people from the general public in attendance.

The purpose of the meeting was to discuss the following issue:

The St. John's Municipal Council is considering an application from 11368 NL Ltd. to rezone properties at 140 & 156 Ladysmith Drive. These amendments would have the dual-effect of introducing a new residential land use zone – the Residential Narrow Lot (RNL) Zone; and rezoning the above properties to the RNL Zone.

The proposed rezoning is to accommodate the development of 22 building lots for single detached houses. Each lot would have a minimum frontage of 10 metres (32 feet), a minimum building line setback of 8 metres (26 feet), and a single-width driveway. An amendment to the Municipal Plan will be required.

Councillor Hickman called the meeting to order and outlined the format for the meeting. Ms. Lindsay Lyghtle Brushett, Planner conducted an overview of the planning review process. The following is an excerpt from the March 11, 2015 memo from the Chief Municipal Planner with respect to this application:

RECOMMENDATION

The Municipal Plan encourages increased density in residential areas where feasible and desirable from a general planning and servicing point. Council is also committed to providing increase opportunities for more affordable housing. The rezoning and text amendment to introduce standards for development of 10-metre wide lots for single detached house would be consistent with Planning and Technical/Engineering considerations. Rezoning would be subject to restrictions on driveway width and location to ensure enough space for snow storage. It is recommended that the proposed rezoning to the Residential Narrow Lot (RNL) zone be considered. This application will require an amendment to the Municipal Plan. At a later time, a commissioner's public hearing would be required.

Mr. Bill Clarke, representing the proponent, presented the proposed design and layout of the development with the aid of artist renderings. The proposed density will enable a more marketable price point for prospective buyers searching in the \$329 - \$349,000 price range and the proposed development will have no subsidiary apartments. The square footage will be 950 square feet per floor.

Mr. Clarke offered to meet with the two area residents after the meeting. He advised this development would be beneficial to this area and emphasized allowance are made for parking and snow storage.

Helen and Dion Stagg, Ladysmith Drive

- Mr. Stagg's main concern is the traffic that will be created. He is very disappointed at with the proposed development and feels that City had its mind already made up. He bought his home in this location as he felt it was a good place to invest his money and did not know this proposed development would be considered. Another concern he had was that homeowners would park on their lawns in the winter time. The City Planner advised that there were allowances made so that a car could be parked in the driveway and another in the garage. She further advised that they have worked with Public Works to create a formula for snow volume and storage to make allowances for these considerations with new construction.
- Mr. Stagg asked why the developer was creating smaller homes. The Planner advised that the zoning was created to encourage all forms of housing and not just single family housing. She further noted that affordable housing could be accommodated with this proposed development and could be a stepping stone for potential buyers as these families could upgrade as they became more established.
- Mr. Stagg suggested the proposed development may decrease the value of his home. The Planner advised that she was not an assessor but advised this proposed development was for single family dwellings that would be created on a different size frontage.
- Mr. Stagg advised a lot of residents in Kenmount Terrace are parking on their lawns. Councillor Davis advised that the City should be contacted and a compliant made so that Staff can address this issue.
- Mr. Stagg further advised that a vacant lot was being used for dumping by contractors in the area and it was an eyesore. The Chair reiterated that the City's 3-1-1 should be contacted to file a complaint so that Staff could follow up.
- Mr. and Mrs. Stagg felt there were too many rentals in the Kenmount Terrace area which has resulted in a lot of garbage and unmaintained lawns. The Chair advised that there are City By-Laws in place to contend with these issues.

- Mr. Stagg inquired into apartment building development. Councillor Davis noted that the apartment buildings may be delayed for a bit and may not begin until 2016.
- Mr. Stagg questioned the placement of the Park and Staff indicated the location on the provided map.
- Mrs. Stagg questioned where access would be for the possible new construction and was advised that it would be close proximity to Georgina Street.

The Chair asked if anyone had any further questions. He thanked everyone for their time and proceeded to advise that this information would be provided for Council's consideration within the next few weeks.

The meeting adjourned at 7:24 pm.

Councillor Sandy Hickman
Chairperson

REPORTS/RECOMMENDATION

Development Committee

September 8, 2015 – 10:00 a.m. – Conference Room A, 4th Floor, City Hall

1. 86 O'Leary Avenue – Request for 10% Side Yard Variance

It is recommended that Council approve the 10% variance on side yard to allow for 2.3 m.

David Blackmore, Deputy City Manager
Chair

DECISION/DIRECTION NOTE

Title: Request for Side Yard Variance for 86 O'Leary Avenue
Date Prepared: September 9, 2015
Report To: His Worship the Mayor and Members of Council (Date of next meeting: September 14, 2015)
Ward: 4

Decision/Direction Required: To seek approval for a 10% variance on side yard requirement.

Discussion – Background and Current Status:

An application was submitted by Homeworx to place a modular home at 86 O'Leary Avenue. The property is situated in the Commercial Industrial (CI) Zone where the Minimum Side Yard is 3 metres.

The proposed building will have a side yard of 2.3 metres.

Key Considerations/Implications:

- 1. Budget/Financial Implications**
N/A
- 2. Partners or Other Stakeholders**
Abutting property owners of 86 O'Leary Avenue.
- 3. Alignment with Strategic Directions/Adopted Plans**
N/A
- 4. Legal or Policy Implications**
Section 10.27.5(1)(g) of the St. John's Development Regulations
- 5. Engagement and Communications Considerations**
Letters have been distributed to abutting property owners for notification of variance request.
- 6. Human Resource Implications**
N/A
- 7. Procurement Implications**
N/A

The logo for St. John's features the words "ST. JOHN'S" in a bold, serif font. The letter "O" in "JOHN'S" is replaced by a stylized circular emblem containing a cross-like symbol.

8. Information Technology Implications

N/A

9. Other Implications

N/A

Recommendations:

It is recommended that Council approve the 10% variance on side yard to allow for 2.3 m.

Prepared by//Signature:

Ashley Murray – Assistant Development Officer

Signature:  _____

Approved by//Date//Signature:

David Blackmore – Chair – Development Committee

Signature:  _____

Attachments:

ST. JOHN'S

DEVELOPMENT PERMITS LIST
DEPARTMENT OF PLANNING, DEVELOPMENT AND ENGINEERING
FOR THE PERIOD OF September 3, 2015 TO September 9, 2015

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
COM	62902 NL & Lab Limited	Marie's Mini Mart	65 Kiwanis Street	4	Approved	15-09-09
RES		Home Office (Develop Presentations for Clients)	255 Newfoundland Drive	1	Approved	15-09-09
COM	Bugden's Signs Limited	Parking Lot Upgrades	8 Hallett Crescent	4	Approved	15-09-09

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

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

Gerard Doran
 Development Supervisor
 Department of Planning

Building Permits List

Council's September 14, 2015 Regular Meeting

Permits Issued: 2015/09/03 To 2015/09/09

Class: Commercial

330 Elizabeth Ave	Ms	Club	
15 Goldstone St	Sn	Service Shop	
181-183 Duckworth St	Rn	Mixed Use	
177 Water St, Basement Level	Rn	Mixed Use	
168 Water St	Rn	Mixed Use	
166 Merrymeeting Rd	Rn	Take-Out Food Service	
62 New Pennywell Rd	Rn	Townhousing	
4 Patrick St	Rn	Personal Care Home	
82 Kenmount Rd	Sw	Office	
349 Incinerator Rd	Rn	Light Industrial Use	
50 Duffy Pl	Rn	Office	
65 Kiwanis St. Marie's	Nc	Retail Store	
		This Week \$	3,188,104.00

Class: Industrial

This Week \$.00

Class: Government/Institutional

This Week \$.00

Class: Residential

13 Beacon Hill Cres	Nc	Fence
76 Berteau Ave	Nc	Fence
10 Blackall Pl	Nc	Accessory Building
14 Brad Gushue Cres	Nc	Fence
269 Brookfield Rd	Nc	Patio Deck
269 Brookfield Rd	Nc	Fence
99 Ennis Ave	Nc	Accessory Building
13 Halifax St	Nc	Accessory Building
20 Hunt's Lane	Nc	Accessory Building
20 Lannon St	Nc	Single Detached & Sub.Apt
22 Lannon St	Nc	Patio Deck
140 Montague St	Nc	Fence
142 Mundy Pond Rd	Nc	Accessory Building
51 Nautilus St	Nc	Accessory Building
204 Petty Harbour Rd, Lot 1	Nc	Single Detached Dwelling
146 Prowse Ave Exten	Nc	Patio Deck
13 St. Shotts Pl	Nc	Fence
18 Silverton St	Nc	Accessory Building
10 Sprucedale Dr	Nc	Fence
51 Sugar Pine Cres, Lot 279	Nc	Single Detached Dwelling
5 Titania Pl - Lot 171	Nc	Single Detached & Sub.Apt
34 Veitch Cres	Nc	Accessory Building
26 Warbury St	Nc	Accessory Building
27 Willenhall Pl	Nc	Accessory Building
38 William St	Nc	Accessory Building
63 Winslow St	Nc	Fence

29 Wishingwell Rd	Nc	Accessory Building
85 Macbeth Dr	Co	Home Office
147 Old Petty Harbour Rd	Ex	Single Detached Dwelling
19 Aldergrove Pl	Rn	Single Detached Dwelling
11 Angel Pl	Rn	Townhousing
61 Cabot St	Rn	Semi-Detached Dwelling
6 Country Grove Pl	Rn	Single Detached Dwelling
51 Empire Ave	Rn	Single Detached & Sub.Apt
47 Freshwater Rd	Rn	Townhousing
199 Gower St	Rn	Townhousing
9 Simms St	Rn	Apartment Building
4 Cabot St	Sw	Single Detached Dwelling

This Week \$ 1,264,179.00

Class: Demolition

200 Military Rd	Dm	Accessory Building
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This Week \$ 20,000.00

This Week's Total: \$ 4,472,283.00

Repair Permits Issued: 2015/09/03 To 2015/09/09 \$ 83,920.00

Legend

Co	Change Of Occupancy	Rn	Renovations
Cr	Chng Of Occ/Renovtns	Sw	Site Work
Ex	Extension	Ms	Mobile Sign
Nc	New Construction	Sn	Sign
Oc	Occupant Change	Dm	Demolition

YEAR TO DATE COMPARISONS			
September 14, 2015			
TYPE	2014	2015	% VARIANCE (+/-)
Commercial	\$105,473,000.00	\$112,016,000.00	6
Industrial	\$125,300.00	\$0.00	-100
Government/Institutional	\$89,000,000.00	\$10,521,000.00	-88
Residential	\$110,878,000.00	\$61,743,000.00	-44
Repairs	\$3,703,000.00	\$3,010,000.00	-19
Housing Units (1 & 2 Family Dwellings)	243	157	
TOTAL	\$309,179,300.00	\$187,290,000.00	-39

Respectfully Submitted,

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

MEMORANDUM

Weekly Payment Vouchers For The Week Ending September 9, 2015

Payroll

Public Works	\$ 468,367.04
Bi-Weekly Administration	\$ 953,229.39
Bi-Weekly Management	\$ 855,929.12
Bi-Weekly Fire Department	\$ 691,388.31
Accounts Payable	\$6,562,975.92

Total: \$ 9,531,889.78

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
BELL MOBILITY INC.	86969	CELLULAR PHONE USAGE	\$1,182.17
NEWFOUNDLAND DESIGN ASSOCIATES	86970	PROFESSIONAL SERVICES	\$591,194.44
SSQ INSURANCE COMPANY INC.	86971	PAYROLL DEDUCTIONS	\$4,524.23
DESJARDINS FINANCIAL SECURITY	86972	PAYROLL DEDUCTIONS	\$568,210.36
NEWFOUNDLAND POWER	86973	ELECTRICAL SERVICES	\$392,874.98
SHANNON BENNETT	86974	LEGAL CLAIM	\$226.00
VOKEY'S JANITORIAL SERVICE	86975	JANITORIAL SERVICES	\$1,245.71
ENCON GROUP INC.	86976	HEALTH PREMIUMS	\$257.54
ROBERT BAIRD EQUIPMENT LTD.	86977	RENTAL OF EQUIPMENT	\$781.58
STANLEY FLOWERS LTD.	86978	FLOWERS	\$763.38
ROBERT BAIRD EQUIPMENT LTD.	86979	RENTAL OF EQUIPMENT	\$11,552.09
STANLEY FLOWERS LTD.	86980	FLOWERS	\$17,239.29
MCINNES COOPER	86981	PROFESSIONAL SERVICES	\$4,607.55
PUBLIC SERVICE CREDIT UNION	86982	PAYROLL DEDUCTIONS	\$5,839.60
FRENCH & ASSOCIATES	86983	REFUND SECURITY DEPOSIT	\$50,000.00
NOONAN LAW IN TRUST	86984	REFUND SECURITY DEPOSIT	\$50,000.00
INFINITY CONSTRUCTION	86985	PROGRESS PAYMENT	\$343,338.39
BORN AVIATION PRODUCTS INC.	1000	PROMOTIONAL ITEMS	\$299.34
IRVING OIL MARKETING GP	86986	GASOLINE & DIESEL PURCHASES	\$7,884.45
NEWFOUNDLAND POWER	86987	ELECTRICAL SERVICES	\$125,901.58
BELL MOBILITY INC.	86988	CELLULAR PHONE USAGE	\$830.47
DAWE, CHRIS	86989	CLOTHING ALLOWANCE	\$563.92
MANULIFE FINANCIAL	86990	LTD PREMIUMS	\$413.22
RECEIVER GENERAL FOR CANADA	86991	PAYROLL DEDUCTIONS	\$144,246.00
RECEIVER GENERAL FOR CANADA	86992	PAYROLL DEDUCTIONS	\$31,962.37
BRISTOL COURT INC.	86993	REFUND SECURITY DEPOSIT	\$15,000.00
O'GRADY, LYNN	86994	TRAVEL ADVANCE	\$724.96
SKINNER, BEVERLY	86995	REIMBURSEMENT OFFICE CHAIR	\$1,005.70
PEACH, JERRY	86996	TRAVEL ADVANCE	\$3,796.90
ST. JOHN'S MINOR BASEBALL PEE WEE AA	86997	TRAVEL ASSISTANCE GRANT	\$400.00
SUNDANCE BAR AND GRILL	86998	SENIORS OUTING	\$342.02
ACKLANDS-GRAINGER	86999	INDUSTRIAL SUPPLIES	\$1,348.09
THE UPS STORE #169	87000	COURIER SERVICES	\$75.15
SERVICEMASTER CONTRACT SERVICE	87001	CLEANING SERVICES	\$3,627.30
APEX CONSTRUCTION SPECIALTIES INC.	87002	CONCRETE/CEMENT	\$974.63

NAME	CHEQUE #	DESCRIPTION	AMOUNT
CABOT AUTO GLASS & UPHOLSTERY	87003	CLEANING SERVICES	\$359.46
ATLANTIC PURIFICATION SYSTEM LTD	87004	WATER PURIFICATION SUPPLIES	\$79.53
COSTCO WHOLESALE	87005	MISCELLANEOUS SUPPLIES	\$1,398.88
BRINK'S CANADA LIMITED	87006	DELIVERY SERVICES	\$1,077.62
RDM INDUSTRIAL LTD.	87007	INDUSTRIAL SUPPLIES	\$148.08
ROBERT BAIRD EQUIPMENT LTD.	87008	RENTAL OF EQUIPMENT	\$4,045.97
NEWFOUNDLAND EXCHEQUER ACCOUNT	87009	REGISTRATION OF EASEMENT	\$100.00
HERCULES SLR INC.	87010	REPAIR PARTS	\$189.64
STAPLES THE BUSINESS DEPOT - MP	87011	OFFICE SUPPLIES	\$336.75
GRAND CONCOURSE AUTHORITY	87012	MAINTENANCE CONTRACTS	\$162,335.87
CABOT PEST CONTROL	87013	PEST CONTROL	\$1,281.67
DULUX PAINTS	87014	PAINT SUPPLIES	\$119.22
PATHIX ASP INC.	87015	NETWORK SUPPORT/COMPUTER EQUIPMENT	\$5,514.40
ROCKWATER PROFESSIONAL PRODUCT	87016	CHEMICALS	\$10,109.32
THE PRINT & SIGN SHOP	87017	SIGNAGE	\$1,047.06
CLASS C SOLUTIONS GROUP	87018	REPAIR PARTS	\$4,187.01
BRENKIR INDUSTRIAL SUPPLIES	87019	PROTECTIVE CLOTHING	\$4,132.74
BROWNE'S AUTO SUPPLIES LTD.	87020	AUTOMOTIVE REPAIR PARTS	\$225.92
TRIWARE TECHNOLOGIES INC.	87021	COMPUTER EQUIPMENT	\$254.25
CHESTER DAWE CANADA - O'LEARY AVE	87022	BUILDING SUPPLIES	\$936.20
WAJAX EQUIPMENT	87023	REPAIR PARTS	\$3,027.53
JOHN F POWER CONSTRUCTION	87024	REPAIRS TO GUIDE RAILS	\$5,933.17
CAMPBELL RENT ALLS LTD.	87025	HARDWARE SUPPLIES	\$516.27
HISCOCK'S SPRING SERVICE	87026	REPAIR PARTS	\$1,480.72
THE PRINTING PLACE	87027	OFFICE FORMS	\$160.46
D PETERS BRONZE & BRASS	87028	NAME PLATES	\$728.85
SOBEY'S INC	87029	PET SUPPLIES	\$2,230.47
BLUE WATER MARINE & EQUIPMENT	87030	REPAIR PARTS	\$1,472.74
MAC TOOLS	87031	TOOLS	\$486.63
NORTH ATLANTIC SUPPLIES INC.	87032	REPAIR PARTS	\$299.45
ATLANTIC HOME FURNISHINGS LTD	87033	APPLIANCES	\$2,750.42
WAL-MART 3093-MERCHANT DRIVE	87034	MISCELLANEOUS SUPPLIES	\$160.64
PF COLLINS CUSTOMS BROKER LTD	87035	DUTY AND TAXES	\$13,108.18
COLONIAL GARAGE & DIST. LTD.	87036	AUTO PARTS	\$2,714.61
PETER'S AUTO WORKS INC.	87037	TOWING OF VEHICLES	\$200.00

NAME	CHEQUE #	DESCRIPTION	AMOUNT
CONSTRUCTION SIGNS LTD.	87038	SIGNAGE	\$23,751.89
CONTROLS & EQUIPMENT LTD.	87039	REPAIR PARTS	\$3,217.68
SCOTT WINSOR ENTERPRISES INC.,	87040	REMOVAL OF GARBAGE & DEBRIS	\$13,162.36
COUNTRY TRAILER SALES 1999 LTD	87041	REPAIR PARTS	\$93.23
JAMES G CRAWFORD LTD.	87042	PLUMBING SUPPLIES	\$46.30
LONG & MCQUADE	87043	REAL PROGRAM	\$23.73
CUMMINS EASTERN CANADA LP	87044	REPAIR PARTS	\$670.08
CABOT READY MIX LIMITED	87045	CONCRETE/CEMENT	\$577.43
DICKS & COMPANY LIMITED	87046	OFFICE SUPPLIES	\$21,813.77
WAJAX POWER SYSTEMS	87047	REPAIR PARTS	\$2,331.69
CADILLAC SERVICES LTD.	87048	REFUND SECURITY DEPOSIT	\$2,000.00
REEFER REPAIR SERVICES (2015) LIMITED	87049	REPAIR PARTS	\$78.20
ATLANTIC HOSE & FITTINGS	87050	RUBBER HOSE	\$84.52
DOMINION RECYCLING LTD.	87051	PIPE	\$480.19
THYSSENKRUPP ELEVATOR	87052	ELEVATOR MAINTENANCE	\$3,401.30
RESEARCH AND PRODUCTIVITY COUNCIL	87053	PROFESSIONAL SERVICES	\$160.57
MERIDIAN SPECIALTIES A WOLSELEY COM	87054	REPAIR PARTS	\$1,327.75
CANADIAN TIRE CORP.-HEBRON WAY	87055	MISCELLANEOUS SUPPLIES	\$95.30
CANADIAN TIRE CORP.-KELSEY DR.	87056	MISCELLANEOUS SUPPLIES	\$435.52
EAST CHEM INC.	87057	CHEMICALS	\$20,519.63
ELECTRIC MOTOR & PUMP DIV.	87058	REPAIR PARTS	\$47.66
ELECTRONIC CENTER LIMITED	87059	ELECTRONIC SUPPLIES	\$28.19
FACTORY FOOTWEAR OUTLET LTD.	87060	PROTECTIVE FOOTWEAR	\$141.25
DOMINION STORE 935	87061	MISCELLANEOUS SUPPLIES	\$150.76
BASIL FEARN 93 LTD.	87062	REPAIR PARTS	\$553.70
EXECUTIVE TAXI LIMITED	87063	TRANSPORTATION SERVICES	\$1,281.42
ST. PAT'S BOWLING ALLEYS	87064	RECREATION PROGRAM	\$230.00
FRESHWATER AUTO CENTRE LTD.	87065	AUTO PARTS/MAINTENANCE	\$2,036.19
ABSTRACT & AUXILIARY SERVICES	87066	TITLE SEARCH	\$528.50
WORLD FAMOUS	87067	PROTECTIVE CLOTHING	\$2,331.19
PRINCESS AUTO	87068	MISCELLANEOUS ITEMS	\$511.69
MILLENNIUM EXPRESS	87069	COURIER SERVICES	\$242.39
GREENWOOD SERVICES INC.	87070	OPEN SPACE MAINTENANCE	\$6,054.78
GLOBALSTAR CANADA SATELLITE CO	87071	SATELLITE PHONES	\$112.95
QUALITY CLASSROOMS	87072	SUPPLIES - RECREATION PROGRAMS	\$927.71

NAME	CHEQUE #	DESCRIPTION	AMOUNT
ENTERPRISE RENT-A-CAR	87073	VEHICLE RENTAL	\$15,937.52
PROVINCIAL FENCE PRODUCTS	87074	FENCING MATERIALS	\$3,693.86
ENGINEERED PIPE GROUP A DIVISION OF E	87075	REPAIR PARTS	\$97.63
DELL CANADA INC.	87076	COMPUTER SUPPLIES	\$3,866.30
BLUE WATER AGENCIES LTD	87077	REPAIR PARTS	\$293.24
EASTERN PROPANE	87078	PROPANE	\$141.85
ENDRESS + HAUSER CANADA	87079	PROFESSIONAL SERVICES	\$6,862.49
HARVEY & COMPANY LIMITED	87080	REPAIR PARTS	\$15,146.80
HARVEY'S OIL LTD.	87081	PETROLEUM PRODUCTS	\$51,499.58
HEATING PRODUCT 1978 LTD.	87082	STEAM COILS	\$2,521.31
HYDRO QUAL	87083	PROFESSIONAL SERVICES	\$1,502.34
BRENTAG CANADA INC	87084	CHLORINE	\$32,176.21
HILTI CANADA LIMITED	87085	REPAIR PARTS	\$377.91
BELL DISTRIBUTION INC.,	87086	CELL PHONES & ACCESSORIES	\$33.89
HISCOCK RENTALS & SALES INC.	87087	HARDWARE SUPPLIES	\$1,237.37
HOLDEN'S TRANSPORT LTD.	87088	RENTAL OF EQUIPMENT	\$2,994.50
SWISS CHALET	87089	MEAL ALLOWANCES	\$1,293.90
FLEET READY LTD.	87090	REPAIR PARTS	\$9,725.05
HONDA ONE	87091	REPAIR PARTS	\$223.13
SOURCE ATLANTIC INDUSTRIAL DISTRIBUT	87092	REPAIR PARTS	\$1,313.44
BRANDT POSITIONING TECHNOLOGY	87093	REPAIR PARTS	\$214.25
PENNECON ENERGY TECHNICAL SERVICE	87094	PROFESSIONAL SERVICES	\$431.21
IMPRINT SPECIALTY PROMOTIONS LTD	87095	PROMOTIONAL ITEMS	\$178.72
ONX ENTERPRISE SOLUTIONS LIMITED	87096	PROFESSIONAL SERVICES	\$1,661.10
CDMV	87097	VETERINARY SUPPLIES	\$887.44
DBI-GARBAGE COLLECTION REMOVAL LTD	87098	GARBAGE COLLECTION	\$966.15
KEAN'S PUMP SHOP LTD.	87099	REPAIR PARTS	\$1,407.03
SPICERS CANADA LIMITED	87100	REPAIR PARTS	\$210.61
SAFETY FIRST-SFC LTD.	87101	PROFESSIONAL SERVICES	\$17,308.79
KENT BUILDING SUPPLIES-STAVANGER DR	87102	BUILDING MATERIALS	\$692.50
OPEN TEXT CORPORATION	87103	PROFESSIONAL SERVICES	\$994.40
DATARITE.COM	87104	STATIONERY & OFFICE SUPPLIES	\$136.67
BUDGET PLUMBING & HEATING	87105	PROFESSIONAL SERVICES	\$2,384.30
STAPLES ADVANTAGE	87106	OFFICE SUPPLIES	\$3,287.28
PETHEALTH SERVICES INC.,	87107	VETERINARY SUPPLIES	\$5.48

NAME	CHEQUE #	DESCRIPTION	AMOUNT
NORATEK SOLUTIONS INC.,	87108	ANNUAL LICENSE RENEWAL	\$14,351.00
MARK'S WORK WEARHOUSE	87109	PROTECTIVE CLOTHING	\$1,155.50
ALYSSA'S PROPERTY SERVICES PRO INC.,	87110	PROFESSIONAL SERVICES	\$4,575.94
SPX FLOW TECHNOLOGY	87111	REPAIR PARTS	\$372.18
JJ MACKAY CANADA LTD.	87112	PARKING METER KEYS	\$559.35
MCLOUGHLAN SUPPLIES LTD.	87113	ELECTRICAL SUPPLIES	\$2,032.03
MIKAN INC.	87114	LABORATORY SUPPLIES	\$167.97
NEWFOUNDLAND DISTRIBUTORS LTD.	87115	INDUSTRIAL SUPPLIES	\$767.59
TOROMONT CAT	87116	AUTO PARTS	\$33.90
ORNAMENTAL CONCRETE LTD.	87117	CONCRETE/CEMENT	\$45.14
PBA INDUSTRIAL SUPPLIES LTD.	87118	INDUSTRIAL SUPPLIES	\$763.84
GCR TIRE CENTRE	87119	TIRES	\$908.41
CW PARSONS LIMITED	87120	PROFESSIONAL SERVICES	\$50,312.83
PARTS FOR TRUCKS INC.	87121	REPAIR PARTS	\$3,243.28
PRAXAIR PRODUCTS INC.	87122	CARBON DIOXIDE	\$144.01
K & D PRATT LTD.	87123	REPAIR PARTS AND CHEMICALS	\$480.25
PROFESSIONAL UNIFORMS & MATS INC.	87124	PROTECTIVE CLOTHING	\$1,354.33
REPROGRAPHICS LTD.	87125	TONER CARTRIDGES	\$23.75
RIDEOUT TOOL & MACHINE INC.	87126	TOOLS	\$90.64
S & S SUPPLY LTD. CROSSTOWN RENTALS	87127	REPAIR PARTS	\$1,526.07
ST. JOHN AMBULANCE ASSOCIATION	87128	FIRST AID SUPPLIES	\$62.15
ST. JOHN'S TRANSPORTATION COMMISSIO	87129	BUS PASSES FOR COMMUNITY CENTERS	\$2,100.00
BIG ERICS INC	87130	SANITARY SUPPLIES	\$902.53
SAUNDERS EQUIPMENT LIMITED	87131	REPAIR PARTS	\$8,326.43
SANSOM EQUIPMENT LTD.	87132	REPAIR PARTS	\$723.23
STRONGCO	87133	REPAIR PARTS	\$166.81
SMITH STOCKLEY LTD.	87134	PLUMBING SUPPLIES	\$432.97
SPEEDY AUTOMOTIVE LTD.	87135	AUTOMOTIVE SUPPLIES	\$170.54
SPORTSCRAFT 1990 LTD.	87136	SPORTING EQUIPMENT	\$54.10
STEELFAB INDUSTRIES LTD.	87137	STEEL	\$1,581.78
TRACTION DIV OF UAP	87138	REPAIR PARTS	\$14,421.17
TUCKER ELECTRONICS LTD.	87139	ELECTRONICS	\$1,691.58
TULKS GLASS & KEY SHOP LTD.	87140	PROFESSIONAL SERVICES	\$56.50
URBAN CONTRACTING JJ WALSH LTD	87141	PROPERTY REPAIRS	\$2,005.75
CANSEL WADE	87142	OFFICE SUPPLIES	\$5,932.50

NAME	CHEQUE #	DESCRIPTION	AMOUNT
WATERWORKS SUPPLIES DIV OF EMCO LT	87143	REPAIR PARTS	\$15,172.29
WESCO DISTRIBUTION CANADA INC.	87144	REPAIR PARTS	\$2,280.45
SHALLAWAY	87145	REAL PROGRAM	\$1,600.12
FRENCH & ASSOCIATES	87146	REFUND OVERPAYMENT OF TAXES	\$336.64
THE LITTLE GYM OF ST. JOHN'S	87147	REAL PROGRAM	\$1,834.40
ST. JOHN'S MINOR BASEBALL ASSOCIATIOI	87148	REAL PROGRAM	\$2,100.00
RISE & SHINE NURSERY	87149	HANGING FLOWER BASKETS	\$237.30
ERCO DEVELOPMENT	87150	REFUND BUILDING PERMIT	\$1,965.60
ALEX FOLEY'S ACADEMY OF MATIAL ARTS	87151	REAL PROGRAM	\$360.00
GOSS GILROY INC	87152	PROFESSIONAL SERVICES	\$240.00
ST. JOHN'S U18 GIRLS SOCCER TEAM	87153	TRAVEL ASSISTANCE GRANT	\$400.00
GITTENS & ASSOCIATES	87154	REFUND OVERPAYMENT OF TAXES	\$308.19
JELLY BEAN ENTERTAINMENT	87155	RECREATION PROGRAM	\$875.00
CANADA DAMAGE RECOVERY	87156	LEGAL CLAIM	\$4,162.57
MEAGHAN GEORGE	87157	REFUND PARKING METER	\$25.50
RANDOLPH & BERNADETTE ROWE	87158	REFUND OVERPAYMENT OF TAXES	\$4,934.80
LEE HODGERS & AMY MARIE SMITH	87159	REFUND OVERPAYMENT OF TAXES	\$1,247.51
AKER SOLUTIONS CANADA INC.	87160	REFUND OVERPAYMENT OF TAXES	\$266.08
RHC HOLDINGS LIMITED	87161	REFUND OVERPAYMENT OF TAXES	\$693.42
DUNCAN BARNES	87162	REFUND OVERPAYMENT OF TAXES	\$6,338.81
MACMORRAN COMMUNITY CENTRE SUMMI	87163	REAL PROGRAM	\$120.00
COURTNEY JACKSON	87164	INSTRUCTOR FEE	\$65.00
ESTATE OF BEULAH KEARNEY	87165	OVERPAYMENT OF RENT	\$145.05
WINSOR, MICHELLE	87166	MILEAGE	\$37.96
JONES, CHRISTINA	87167	MILEAGE	\$29.60
MACKENZIE, NEIL	87168	MILEAGE	\$43.99
WILLIAMS, JANE	87169	MEDICAL CLASS 3 DRIVERS LICENSE	\$50.00
JAMES MOORE	87170	VEHICLE BUSINESS INSURANCE	\$91.00
ROSE, TRISHA	87171	MILEAGE	\$94.29
STACEY ROBERTS	87172	MILEAGE	\$75.00
KATIE CROMWELL	87173	MILEAGE	\$44.35
MAURICE CLARKE	87174	AETTNL MEMBERSHIP RENEWAL	\$271.20
TOBIN, JUDY	87175	TRAVEL ADVANCE	\$1,212.26
BRUCE PEARCE	87176	EMPLOYMENT RELATED EXPENSES	\$210.65
CLIFF RICE	87177	VEHICLE BUSINESS INSURANCE	\$410.00

NAME	CHEQUE #	DESCRIPTION	AMOUNT
BRIDGETTE ABBOTT	87178	MILEAGE	\$51.34
CHELSEY BARKER	87179	MILEAGE	\$20.50
CARQUEST CANADA LTD.	87180	AUTO PARTS	\$5.59
DOWNTOWN ST. JOHN'S	87181	BIA CASH RECEIPTS	\$1,977.50
HARRIS & ROOME SUPPLY LIMITED	87182	ELECTRICAL SUPPLIES	\$1,249.22
RICK MAGILL	87183	CLEANING SERVICES	\$220.00
POMERLEAU INC.,	87184	PROGRESS PAYMENT	\$957,203.20
ELLISDON CORPORATION	87185	PROGRESS PAYMENT	\$2,297,145.38
PVC PLUS DRILLING PRODUCTS	87186	REPAIR PARTS	\$308.49
INFINITY CONSTRUCTION	87187	PROGRESS PAYMENT	\$86,501.04
SECURITAS CANADA LTD.	87188	SECURITY SERVICES	\$17,037.72
NEWFOUNDLAND POWER	87189	ELECTRICAL SERVICES	\$6,952.16
DARLENE SHARPE	87190	CLEANING SERVICES	\$750.00
SMITH, GERALD	87191	TAXI COORDINATOR SERVICES	\$600.00
KEAN, TRACEY	87192	REFUND SECURITY DEPOSIT	\$255.00
DEANNE HARPER	87193	VEHICLE BUSINESS INSURANCE	\$130.00
DOWNTOWN ST. JOHN'S	87194	BIA CASH RECEIPTS	\$115,216.79
Total:			\$ 6,562,975.92

MEMORANDUM

Date: August 31, 2015
To: Mr. Kevin Breen, Mr. Rick Squires, Ms. Elaine Henley
From: John Hamilton – Senior Buyer
Re: Council Approval Tender 2015104 Archives Building

The result of Tender 2015104 Archives Building:

JMJ Holdings	\$1,309,313.00
CMH Construction	\$1,444,647.00
Eastern Contracting	\$1,476,712.00
Coastal Building Products	\$1,521,968.70
Brook Construction	\$1,560,576.00

It is recommended to award this tender to the overall lowest bidder meeting **JMJ Holdings** **\$1,309,313.00**. Taxes are included with quoted price as per the Public Tendering Act.

John Hamilton
Senior Buyer

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: September 3, 2015

To: His Worship the Mayor and Members of Council

From: Robert Bursey, City Solicitor

Re: Major's Path Street Widening

The City required 215 square meters of property at 77 Major's Path from Tripple J K and L Holdings Ltd. for the purposes of street widening. This property was expropriated on January 21, 2015.

The owners have agreed to accept \$23,000.00 for this land plus legal fees for the closing of the transaction.

I recommend that approval be given to proceed with this acquisition and request that this matter be brought before Council at the next Regular Meeting.

Robert Bursey
City Solicitor

AGMW/mp

ST. JOHN'S

LEGAL DEPARTMENT

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

MEMORANDUM

Date: September 9, 2015

To: Mayor Dennis O'Keefe & Council

From: Paul Mackey, P. Eng.,
Deputy City Manager, Public Works

Re: Riverhead Wastewater Treatment Facility (WWTF) Flow Metering

Attached for your review is a background memo from Lynnann Winsor on the need for additional flow meters and flow transmitters for the WWTF to accurately determine system flows.

Recommendation:

I recommend the installation of additional flow meters and flow transmitters as outlined in the attached memo. Cost is estimated at \$250,000 and I further recommend utilizing existing funds from the Petty Harbour Long Pond operating budget for this purpose.

Paul Mackey

Paul Mackey, P. Eng.,
Deputy City Manager,
Public Works

attach.

ST. JOHN'S

DEPARTMENT OF PUBLIC WORKS

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

MEMORANDUM

Date: September 8, 2015

To: Paul Mackey, P. Eng.
Deputy City Manager – Public Works

From: Lynnann Winsor, M.A.Sc., P. Eng.
Director – Water & Wastewater

Re: Riverhead Flow Metering

The Riverhead Wastewater Treatment Facility (WWTF) requires the installation of flow metering equipment to monitor both the influent flows to the facility and any discharges to St. John's Harbour. As a regional facility, the Riverhead WWTF must accurately meter flows from both the Town of Paradise and City of Mount Pearl for billing purposes. The Riverhead WTF must also report any untreated discharges through Combined Sewer Overflows (CSOs) into St. John's Harbour, per Environment Canada regulations. In summary:

- There is currently no means of determining the wastewater flows from Southlands and Brookfield Plains as these areas discharge into the Mount Pearl sewer shed - three flow meters are required to monitor these flows (1 at Southlands, 2 at Brookfield Plains).
- The existing flow meter at the Paradise/Mount Pearl boundary on Topsail Road is not functional and must be replaced by one new meter.
- There are currently no flow meters on the influent interceptors into the Riverhead Facility. Two flow meters are required, one meter on the Harbour Interceptor Sewer that discharges to the Deep Pump Station and one on the Waterford Valley Sewer that discharges to the Shallow Pump Station.
- There is currently no way of determining discharges through the CSOs into St. John's Harbour. Flow level transmitters are required at Beck's Cove, Prescott Street and Temperance Street.

In total, six flow meters and three flow transmitters are required for a complete flow metering solution for the Riverhead WWTF. The initial cost estimate for the purchase and installation of this equipment is \$250,000. To fund this project, it is proposed that \$250,000 be transferred from the Petty Harbour Long Pond Water Treatment Facility operating budget to the Riverhead WWTF operating budget.

Lynnann Winsor, M.A.Sc., P. Engineering
Director – Water & Wastewater

ST. JOHN'S

DEPARTMENT OF PUBLIC WORKS & PARKS

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