

**December 3, 2007**

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

His Worship the Mayor presided.

There were present also Deputy Mayor O'Keefe, Councillors Duff, Colbert, Hickman, Hann, Puddister, Galgay, Coombs, Ellsworth and Collins.

The Chief Commissioner/City Solicitor, Associate Commissioner/Director of Corporate Services and City Clerk, Associate Commissioner/Director of Engineering, Director of Planning, and Manager, Corporate Secretariat were also in attendance.

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

**SJMC2007-12-03/676R**

**It was decided on motion of Councillor Collins; seconded by Councillor Hickman: That the Agenda be adopted as presented with the following additional items:**

- a. Heritage Advisory Committee Report dated November 29<sup>th</sup>, 2007
- b. Memorandum dated December 3, 2007 from the Director of Planning re Proposed Lounge License Tangled Up In Blue Restaurant, Civic No. 5 Bates Hill

**Adoption of Minutes**

**SJMC2007-12-03/677R**

**It was decided on motion of Councillor Duff; seconded by Councillor Hann: That the Minutes of the November 26<sup>th</sup>, 2007 meeting be adopted as presented.**

**St. John's Sports and Entertainment Ltd.**

Councillor Ellsworth tabled the St. John's Sports and Entertainment Financial Statements as at May 31, 2007 and its 2008 Budget, and acknowledged the presence in the Chamber

of Board Members, Mr. Gerry Reid, Ms. Tanya Haywood, Mr. Michael Fifield, Mr. Tom Clift and Ms. Susan Gardner.

**SJMC2007-12-03/678R**

**It was moved by Councillor Ellsworth; seconded by Councillor Coombs: That the Financial Statements of St. John's Sports & Entertainment Ltd. as at May 31, 2007 and the 2008 Budget be adopted as presented.**

Councillor Ellsworth noted that the SJSE new Board of Directors is now in place and the Board has embarked on a major review of operations, with major corporate restructuring. The request for \$2,028,000.00 operating grant includes a one-time restructuring charge of \$232,000.00, and opportunities for revenue growth were identified. Councillor Ellsworth pointed out the operating losses for 2007 and the projected loss for 2008 as outlined in the documents tabled by him and which form part of the minutes. He advised that it is the Board's intention to provide Council with information detailing operational costs, events etc. on a go forward basis. His Worship the Mayor noted that he is satisfied that things are falling in line, noting that the current operating subsidy is reasonable considering the facility's benefits to the citizens.

Councillor Galgay indicated he would like Council to consider the merits of privatizing Mile One Centre.

Members of Council indicated their full support of the Board and thanked both the past and current members for their hard work and commitment towards the success of the operations.

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

**Notice of Motion – St. John's Plumbing By-Law**

**SJMC2007-12-03/679R**

**Pursuant to Notice of Motion, it was moved by Councillor Ellsworth; seconded by Councillor Duff: That the following St. John's Plumbing By-Law (Amendment No. 1 – 2007) be adopted:**

**BY-LAW NO.**

**ST. JOHN’S PLUMBING BY-LAW**

**PASSED BY COUNCIL ON December 3, 2007**

Pursuant to the powers vested in it under the City of St. John’s Act, R.S.N.L. 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 the regulation of plumbing of buildings in the City of St. John’s.

**BY-LAW**

1. This By-Law may be cited as the “St. John’s Plumbing (Amendment No. 1 – 2007) By-Law.
2. Section 20 of the St. John’s Plumbing By-Law is amended by adding the following as s. 20(1)(d):  
  
“(d) the cost of materials and labour associated with the plumbing work proposed.”

**IN WITNESS WHEREOF** the Seal of the City of St. John’s has been hereunto affixed and this By-Law has been signed by the Mayor and City Clerk this 3<sup>rd</sup> day of December, 2007.

\_\_\_\_\_  
MAYOR

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

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

**Proposed Rezoning & Commercial Development, 51 Old Pennywell Road (Ward 4), Bay Bulls Trading Company Property, Hennebury Engineering Ltd. on behalf of Piperstock Investments**

Under business arising, Council considered a memorandum dated November 30, 2007 from the Director of Planning advising that Piperstock Investments no longer wishes to proceed with its application for the proposed rezoning of property at 51 Pennywell Road

from the Commercial Industrial (CI) Zone to the Commercial Neighbourhood (CN) Zone in order to accommodate a commercial multi-tenant building.

### **Notices Published**

**1. A Discretionary Use Application** has been submitted by Tangled Up In Blue Restaurant requesting permission for a lounge license at **Civic No. 5 Bates Hill**. The intent of the lounge license is to enable the business to serve liquor with food after 9:00 p.m. without having to provide a full service restaurant menu to customers. **(Ward 2)**

**Two (2) letters of objection**

**One (1) letter of approval**

**Memorandum dated December 3, 2007 from the Director of Planning**

#### **SJMC2007-12-03/680R**

**It was moved by Councillor Galgay; seconded by Councillor Duff: That the application be rejected.**

Members of Council supporting the motion to reject expressed concern that granting a lounge license in this area would negatively impact the quality of life of the area residents noting the bar and entertainment district belongs to the downtown George Street area.

**Following discussion, the motion being put was carried with Councillors Hickman and Hann dissenting.**

### **Public Hearing Report dated November 20<sup>th</sup>, 2007**

Council considered a public hearing report dated November 20<sup>th</sup>, 2007 which was held to discuss an application from Ron Fougere of Ron Fougere Associates to rezone property located at Civic Number 172 Logy Bay Road from the Residential Low Density (R1) Zone to the Commercial Office (CO) Zone.

Council also considered a memorandum dated November 29<sup>th</sup>, 2007 from the Director of Planning.

#### **SJMC2007-12-03/681R**

**It was moved by Councillor Duff; seconded by Councillor Puddister: That the application by Ron Fougere to rezone property located at Civic Number 172 Logy Bay Road from the Residential Low Density (R1) Zone to the**

**Commercial Office (CO) Zone to permit an office building to be constructed on the site, be rejected.**

Members of Council supporting the motion agreed that though the abutting neighbours see the proposal as a reduced use occupancy compared to the existing commercial tolerance, the majority of the neighbourhood object to the proposal, their major concerns being creeping commercialism, increased traffic, too obtrusive, long term ramifications of rezoning to commercial , etc.

Members of Council opposing the motion argued that the abutting neighbours have identified that the proposed office building is less intrusive than the existing convenience store.

**Following discussion, the motion to reject being put there voted for it the mover, seconder, Councillor Galgay and Deputy Mayor O’Keefe.**

**Voting against the motion to reject were Councillors Coombs, Ellsworth, Collins, Colbert, Hann and Hickman. The motion to reject was lost.**

**SJMC2007-12-03/682R**

**It was then moved by Councillor Colbert; seconded by Councillor Ellsworth: That the application by Ron Fougere to rezone property located at Civic Number 172 Logy Bay Road from the Residential Low Density (R1) Zone to the Commercial Office (CO) Zone to permit an office building to be constructed on the site be approved, conditional on a site specific rezoning which would restrict the types of uses that could be allowed to operate from the site under a CO Zone designation, and would limit maximum building height to three (3) storeys; and adopted the following Resolution for St. John’s Development Regulations Amendment Number 425, 2007, which will then be sent to the Department of Municipal Affairs for Provincial registration, in accordance with the requirements of the Urban and Rural Planning Act, 2000.**

**RESOLUTION  
ST. JOHN’S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 425, 2007**

**WHEREAS** the St. John’s Municipal Council wishes to allow an office building at Civic Number 172 Logy Bay Road.

**BE IT THEREFORE RESOLVED** that the St. John's Municipal Council hereby adopts the following text and map amendments to the St. John's Development Regulations in accordance with the provisions of the Urban and Rural Planning Act, 2000.

1. **Repeal Section 10.18 – Commercial Office (CO) Zone and substitute the following:**

**10.18 Commercial Office (CO) Zone**

**(See Section 5.1.4 – Development Above the 190 Metre Contour)**

**10.18.1 Permitted Uses**

**Residential**

- (a) **Dwelling Units located in the second and/or higher Storeys of a Building (except the property located at Civic Number 172 Logy Bay Road)**
- (b) **Seniors' Apartment Building (subject to Section 7.19) (except the property located at Civic Number 172 Logy Bay Road)**
- (c) **Office**
- (d) **Parking Area (except the property located at Civic Number 172 Logy Bay Road)**
- (e) **Convenience Store (except the property located at Civic Number 172 Logy Bay Road)**
- (f) **Service Shop (except the property located at Civic Number 172 Logy Bay Road)**

**Recreational**

- (g) **Park (except the property located at Civic Number 172 Logy Bay Road)**

**Other**

- (h) **Adult Day Care Facility (subject to Section 7.2) (except the property located at Civic Number 172 Logy Bay Road)**
- (i) **Day Care Centre (subject to Section 7.6) (except the property located at Civic Number 172 Logy Bay Road)**
- (j) **Public Utility (except the property located at Civic Number 172 Logy Bay Road)**

**10.18.2 Discretionary Uses (subject to Section 5.8)**

- (a) **Commercial School (except the property located at Civic Number 172 Logy Bay Road)**
- (b) **Recycling Depot (except the property located at Civic Number 172 Logy Bay Road)**
- (c) **Clinic (except the property located at Civic Number 172 Logy Bay Road)**
- (d) **Uses Complementary to a Seniors' Apartment Building (subject to Section 7.19) (except the property located at Civic Number 172 Logy Bay Road)**
- (e) **Private Park (except the property located at Civic Number 172 Logy Bay Road)**

**10.18.3 Zone requirements**

(1) **The following requirements shall apply to all uses:**

- (a) **Lot Area (minimum) 900 m<sup>2</sup>**
- (b) **Lot Frontage (minimum) 20 metres**
- (c) **Lot Coverage (maximum) 50%**
- (d) **Floor Area Ratio (maximum)  
As determined by the Municipal, Plan but shall not exceed 2.0**
- (e) **Building Height (maximum)  
As determined by the Municipal Plan, but shall not exceed 10 Storeys (not exceeding 40 metres). For the Belvedere property, located between Bonaventure Avenue and Newtown Road, Building Height shall not exceed three (3) storeys. For the property located at Civic Number 172 Logy Bay Road, Building Height shall not exceed three (3) storeys.**
- (f) **Building Line (minimum) 6 metres**
- (g) **Side Yards (maximum) 1 metre per Storey (to a maximum of 6 metres)**

- (h) Side Yard on Flanking Road (minimum) 6 metres
- (i) Read Yard (minimum) 6 metres
- (j) Landscaping on Lot (minimum) Subject to Section 8.5

**2. Rezone land at Civic Number 172 Logy Bay Road from the Residential Low Density (R1) Zone to the Commercial Office (CO) Zone as shown on Map Z-1A attached.**

**BE IT FURTHER RESOLVED** that the St. John’s Municipal Council 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 3<sup>rd</sup> day of December, 2007.

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

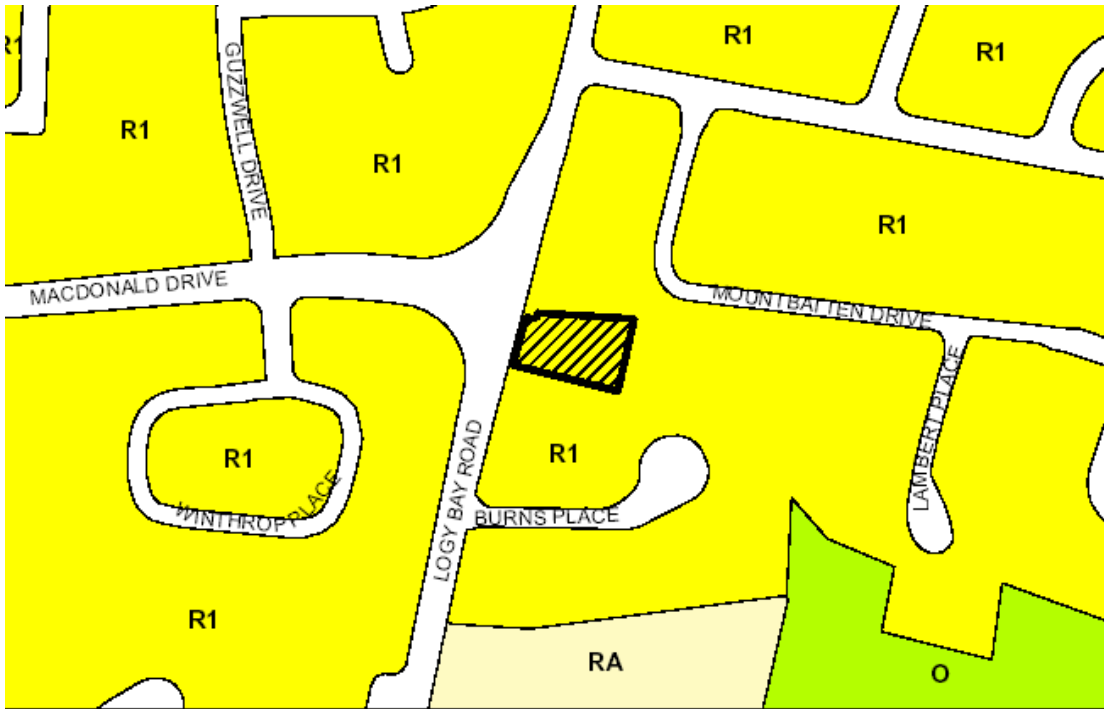
\_\_\_\_\_  
**Director of Corporate Services/  
 City Clerk**

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

\_\_\_\_\_  
 MCIP

**The motion to approve being put was carried with Deputy Mayor O’Keefe, Councillors Duff, Puddister and Galgay dissenting.**





**CITY OF ST. JOHN'S  
 LAND USE ZONING AND  
 SUBDIVISION REGULATIONS 1994  
 AMENDMENT No. 425, 2007  
 [MAP Z-1A]**

SCALE= 1: 2500

2007 11 22  
 CITY OF ST. JOHN'S  
 DEPARTMENT OF PLANNING



AREA PROPOSED TO BE REZONED FROM  
 RESIDENTIAL LOW DENSITY (R1) LAND USE ZONE  
 TO COMMERCIAL OFFICE (C0) LAND USE ZONE

172 LOGY BAY ROAD

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

\_\_\_\_\_  
 MAYOR

\_\_\_\_\_  
 DIRECTOR CORP. SERVICES/CITY CLERK

\_\_\_\_\_  
 COUNCIL ADOPTION

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

**Development Committee Report dated November 27<sup>th</sup>, 2007**

Council considered the following Development Committee Report dated November 27<sup>th</sup>, 2007:

**RECOMMENDATION OF APPROVAL**

- 1. Crown Land Lease Referral  
Mr. Bradley Terry Scott  
Andrews Road – Ward 5**

The Development Committee recommends that Council approve the Crown Land Lease referral. Should the applicant be successful in obtaining the requested Crown Land Lease, a formal development application must be submitted to the City for review and approval prior to the commencement of any development on the site.

**Art Cheeseman, Chairperson  
Associate Commissioner/Director of Engineering**

**SJMC2007-12-03/683R**

**It was decided on motion of Councillor Duff; seconded by Councillor Coombs: That the Committee's recommendation of approval be accepted.**

**Finance and Administration Standing Committee Report dated November 28, 2007  
(Phone Poll)**

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Councillor considered the following Finance and Administration Committee Report dated November 28<sup>th</sup>, 2007:

In Attendance: Deputy Mayor Dennis O'Keefe, Chairperson  
Councillor Shannie Duff  
Councillor Tom Hann  
Councillor Art Puddister  
Councillor Frank Galgay  
Councillor Ron Ellsworth  
Councillor Wally Collins  
Mr. Ron Penney, Chief Commissioner & City Solicitor  
Mr. Art Cheeseman, Associate Commissioner/Director of Engineering  
Mr. Neil Martin, Associate Commissioner/Director of Corporate Services & City Clerk

Mr. Bob Bishop, Director of Finance & City Treasurer  
 Mr. Paul Mackey, Director of Public Works  
 Ms. Jill Brewer, Director of Recreation  
 Mr. Kevin Breen, Director of Human Resources  
 Ms. Elizabeth Lawrence, Director of Economic Development,  
 Tourism & Culture  
 Mr. Cliff Johnston, Director of Planning  
 Ms. Debbie Reid, City Internal Auditor  
 Ms. Kelly Butler, Recording Secretary

**1. Request for Financial Contribution to Host the 2009 East Coast Music Awards**

The Committee considered a letter dated November 13, 2007, from David Noftall, Manager of Event Tourism, Destination St. John’s, requesting a letter of support from the City indicating its willingness to make a financial contribution of \$50,000 to host the 2009 East Coast Music Awards.

The Director of Economic Development, Tourism & Culture advised that the City contributed \$50,000 to host the ECMAs when the event was last held in the City. In response to a question regarding which budget the funding would be allocated from, the Director of Finance advised that as the event is taking place in 2009, funding can be allocated from the 2009 budget.

**The Committee recommends that the request for a letter of support and a \$50,000 financial contribution to host the 2009 East Coast Music Awards be approved.**

Deputy Mayor Dennis O’Keefe  
 Chairperson

<b>November 29, 2007</b>		
<b>Phone Poll</b>		
<b>Re: Request for Financial Contribution to Host the 2009 East Coast Music Awards</b>		
	<b>Yes</b>	<b>No</b>
Mayor Andy Wells	<b>x</b>	
Deputy Mayor Dennis O=Keefe	<b>n/a</b>	
Councillor Gerry Colbert		

	<b>x</b>	
Councillor Shannie Duff	<b>n/a</b>	
Councillor Frank Galgay	<b>x</b>	
Councillor Keith Coombs	<b>n/a</b>	
Councillor Tom Hann	<b>x</b>	
Councillor Wally Collins	<b>x</b>	
Councillor Ron Ellsworth	<b>x</b>	
Councillor Sandy Hickman	<b>n/a</b>	
Councillor Art Puddister	<b>x</b>	

**SJMC2007-12-03/684R**

**It was decided on motion of Deputy Mayor O’Keefe; seconded by Councillor Hann: That phone poll conducted on the committee’s recommendation be ratified.**

**Heritage Advisory Committee Report dated November 29<sup>th</sup>, 2007**

Council considered the following Heritage Advisory Committee Report dated November 29<sup>th</sup>, 2007:

- Attendees:** Councillor Shannie Duff, Chairperson  
Bernadine Simmonds  
David Kelland  
Debbie O’Rielly  
Neil Hardy  
Melanie DelRizzo  
Gerard Hayes  
Ken O’Brian, Manager of Planning & Information  
Peter Mercer, Heritage Officer  
Helen Miller, City Archivist  
Margaret Donovan, Tourism Industry Coordinator  
Karen Chafe, Recording Secretary

**Report:**

1. **7 Hutchings Street (Sign Application)**

The Committee was requested to reconsider the sign application for 7 Hutchings Street. The sign in question is proposed to be a mobile sign situated on a vacant commercial building lot located at 490 Water Street West.

**The Committee recommends approval of the temporary mobile sign on the basis that the sign is temporary and approval is to be reviewed within one year of installation if the mobile still exists at that time. The Committee notes the extenuating circumstances of the pre-existing business which had a severe visibility restriction imposed upon it due to the location of the overpass.**

2. **135 Military Road – Exterior Design for Proposed Reconstruction**

The Committee considered the attached artist rendering for the above noted building which is to be reconstructed by the Stella Burry Corporation and which will provide affordable housing. The design is in keeping with the general vernacular of the area, encompassing a mansard roof, dormers, vertical slider windows and narrow siding composed of hardiplank.

**The Committee recommends approval of the general design for this site as outlined in the attached artists rendering. It should be noted that the rendering shows one section of the complex on the south-west side as not having a mansard roofline. The developer has advised that this section will now be included as a mansard roof to coincide with the remainder of the structure. The Committee expresses no objection to this revision.**

3. **Yellowbelly Corner – Signage**

The Committee met with Mr. Craig Flynn to discuss his proposal for signage on the Yellow-belly Corner building situated at 288-290 Water Street. A copy of the proposed design is attached and outlines oversized painted lettering for the brick wall of the eastern side elevation; one sign on George Street and two protracting signs on Water St., one for each of the two entrances, including a retractable authentic awning.

**The Committee, with the abstention of Neil Hardy due to a conflict of interest, recommends approval of the design proposed as specifically outlined in the attached super-imposed photo, with the condition that the painted lettering on the brick of the eastern elevation be reduced to a size that does not encroach on the red brick framing the windows.**

4. **20 King Edward Place**

The Heritage Officer displayed a sample of roofing to be used for the above noted property, which is a similar style slate-like material that was permitted to be used on the Devon Row building.

**The Committee recommends approval of the roof sample displayed by the Heritage Officer.**

**5. 193 Water St. – Sign Application**

The Committee considered a sign application for 193 Water St. wherein the proposed is similar in style and size to that already existing on the adjacent Nautical Nellies Building.

**The Committee recommends approval of the proposed design.**

**Councillor Shannie Duff  
Chairperson**

**SJMC2007-12-03/685R**

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

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

**Resolution to enter into Agreement – Multi-Year Capital Works Program for 2008 to 2010**

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**SJMC2007-12-03/686R**

**It was moved by Councillor Ellsworth; seconded by Councillor Coombs: That the following Resolution be adopted.**

**RESOLUTION TO ENTER INTO AGREEMENT**

**WHEREAS** the Province of Newfoundland and Labrador has implemented a cost shared multi-year capital works program for the 2008 to 2010 period;

**AND WHEREAS** the Province of Newfoundland and Labrador has offered to cost share capital works with the City of St. John's;

**BE IT THEREFORE RESOLVED** that the Mayor and City clerk be authorized to enter into the 2008-2010 Multi-Year Capital Works Program Agreement on behalf of Council.

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

**Development Permit List**

Council considered as information the following Development Permits List for the period November 22<sup>nd</sup> to 29<sup>th</sup>, 2007:

**DEVELOPMENT PERMITS LIST  
DEPARTMENT OF PLANNING  
FOR THE PERIOD OF NOVEMBER 22, 2007 TO NOVEMBER 29, 2007**

ISSUED FOR INFORMATION PURPOSES ONLY

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
Com.	Modern Printing Services Limited	Proposed Copy Centre	Civic No. 276 Water Street	Ward 2	Application Approved	07 11 22
Ind.	NL Soil Tech Inc.	Quarry Renewal Permit	TCH/Harbour Arterial Quarry Development Area	Ward 5	Application Approved	07 11 23
Com.	Metrobus	Proposed Bus Shelter	Blackmarsh Road (North Side) Near City Depot	Ward 3	Application Approved	07 11 23
Com.	Property Works	Proposed Parking Area	Civic No. 108 Water Street	Ward 2	Application Rejected: As per the recommendation of the Development Committee	07 11 27

<p>* Code Classification: RES- Residential COM- Commercial AG - Agriculture</p>	<p>INST - Institutional IND - Industrial</p>
<p>** 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.</p>	

**Ed Murray  
Development Officer  
Department of Planning**

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**Building Permits List**

**SJMC2007-12-03/687R**

**It was decided on motion of Councillor Puddister; seconded by Councillor Hann: That the recommendation of the Director of Building and Property Management with respect to the following Building Permits list be approved:**

2007/11/28

Permits List

**CLASS: COMMERCIAL**

SOBEY'S LAND HOLDINGS LIMITED	10 ELIZABETH AVE - PHARMACY	SN PHARMACY
CHRISTMAS WAREHOUSE #2	193 KENMOUNT RD	MS RETAIL STORE
GOULDS KICKERS SOCCER ASSN	434-438 MAIN RD	MS PARISH HALL
CHANDER KAMRA	203 WATER ST -TAJ MAHAL	RN RESTAURANT
REMAX BUILDING	40 ABERDEEN AVE, WALLS	RN OFFICE
RMS POPE INCORPORATED	303 THORBURN RD	EX MIXED USE
PERENNIAL MANAGEMENT	40 ABERDEEN AVE, BASEMENT	RN OFFICE
THE WOODS GOLF COURSE	120 GABRIEL RD./ DINING HALL	EX RECREATIONAL USE
		THIS WEEK \$ 542,100.00
		TO DATE \$ 40,359,982.00

**CLASS: INDUSTRIAL**

THIS WEEK \$ .00  
TO DATE \$ 1,924,967.00

**CLASS: GOVERNMENT/INSTITUTIONAL**

NIFCO	46 KING'S RD - NIFCO	RN CULTURAL CENTER
AGRICULTURE CANADA	304 BROOKFIELD RD, NORTH BRIDG	RN ADMIN BLDG/GOV/NON-PROFIT
FEDERAL GOVT	10 BARTER'S HILL, MAIN FLOOR	RN ADMIN BLDG/GOV/NON-PROFIT
		THIS WEEK \$ 55,500.00
		TO DATE \$ 17,897,995.00

**CLASS: RESIDENTIAL**

HANN CONSTRUCTION LIMITED	13 BLUE PUTTEE DR, LOT 25	NC SINGLE DETACHED DWELLING
PHILIP POWER & SON	35 BRAD GUSHUE CRES	NC FENCE
PHILIP POWER & SON	35 BRAD GUSHUE CRES	NC PATIO DECK
CORY & PAMELA MOSS	26 FIRDALE DR	NC FENCE
RITA LATREILLE	11 GOLF AVE	NC PATIO DECK
ROBERT OLIVER	115 GREEN ACRE DR	NC ACCESSORY BUILDING
ATLANTIC HOMES LIMITED	10 LADY ANDERSON ST - LOT 219	NC SINGLE DETACHED DWELLING
GIBRALTAR DEVELOPMENT	3 LUCYROSE LANE, LOT 122	NC SINGLE DETACHED DWELLING
ERCO HOMES	11 OAKLEY PL, LOT 283	NC SINGLE DETACHED DWELLING
ROY & HOPE COOK	391 OLD PENNYWELL RD	NC SINGLE DETACHED DWELLING
JEANNE POWER	12 OTTAWA ST	NC ACCESSORY BUILDING
ELIZABETH BURSEY	111 PADDY DOBBIN DR	NC ACCESSORY BUILDING
VINCENT WALSH	45 PALM DD, LOT 167	NC SINGLE DETACHED & SUB.APT
DAVID & ANGELA MORGAN	43 PATRICK ST	NC ACCESSORY BUILDING
TRABON CONSTRUCTION	22 RUSS HOWARD ST - LOT 5-105	NC SINGLE DETACHED DWELLING
JOHN ABBOTT	8 SERPENTINE ST	NC ACCESSORY BUILDING
REARDON CONSTRUCTION & DEV LTD	20 SERPENTINE ST, LOT 10	NC SINGLE DETACHED DWELLING
REARDON CONSTRUCTION & DEV LTD	24 SERPENTINE ST, LOT 12	NC SINGLE DETACHED DWELLING
RAYMOND CLARKE	5 SERPENTINE ST	NC ACCESSORY BUILDING
PRO TECH CONSTRUCTION	15 SHORTALL ST, LOT 16	NC SINGLE DETACHED DWELLING
PRO TECH CONSTRUCTION	17 SHORTALL ST, LOT 15	NC SINGLE DETACHED DWELLING
DESMOND & CEANNE BUTT	89 STIRLING CRES	NC ACCESSORY BUILDING
BRIAN WALL	48 LONG BEACH ST	CR SUBSIDIARY APARTMENT



BLAIR MACINTOSH	16 BANYAN PL	EX SINGLE DETACHED DWELLING
PATRICIA LEONARD	16 CEDARHURST PL	EX SINGLE DETACHED DWELLING
VERNA MESH	135 CABOT ST	RN SINGLE DETACHED DWELLING
BEN & JOYCE HANSEN	5 CEDAR DR	RN SINGLE DETACHED DWELLING
KEVIN LEWIS	39 LESLIE ST	RN SEMI-DETACHED DWELLING
SARAH JANE PORTER	3 MEIGHEN ST	RN SEMI-DETACHED DWELLING
LLOYD & CHERYL POWER	29 MUSGRAVE ST	RN SINGLE DETACHED DWELLING
THERESA BISHOP	34 PENETANGUISHENE RD	RN SUBSIDIARY APARTMENT
SHEENA HOLLETT	6-8 PRINCE ST	RN SEMI-DETACHED DWELLING
DOUGLAS DOMINO	517 SOUTHSIDE RD	SW SINGLE DETACHED DWELLING
JASON ADAMS	14 ROAD DE LUXE	WS SINGLE DETACHED DWELLING

THIS WEEK \$ 2,047,865.00  
TO DATE \$152,236,485.00

**CLASS: DEMOLITION**

EDWARD & ANN MARIE FITZGERALD	39 BLACKHEAD VILLAGE RD	DM SINGLE DETACHED DWELLING
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THIS WEEK \$ 1,800.00  
TO DATE \$ 527,204.00

THIS WEEK'S TOTAL: \$ 2,647,265.00

TOTAL YEAR TO DATE: \$212,946,633.00

REPAIR PERMITS ISSUED: 2007/11/22 TO 2007/11/28 \$ 24,700.00  
2006/12/28 TO 2007/11/28 \$ 3,075,096.00 YTD

LEGEND

CO CHANGE OF OCCUPANCY	SW SITE WORK
EX EXTENSION	OB OIL BURNING EQT
NC NEW CONSTRUCTION	TI TENANT IMPROVEMENTS
OC OCCUPANT CHANGE	CC CHIMNEY CONSTRUCTION
RN RENOVATIONS	CD CHIMNEY DEMOLITION
MS MOBILE SIGN	WS WOODSTOVE
SN SIGN	DM DEMOLITION
CR CHNG OF OCC/RENOVTNS	

**Payrolls and Accounts**

**SJMC2007-12-03/688R**

**It was decided on motion of Councillor Puddister; seconded by Councillor Hann: That the following Payrolls and Accounts for the week ending November 29<sup>th</sup>, 2007 be approved as presented:**

**Weekly Payment Vouchers  
For The  
Week Ending November 29, 2007**

**PAYROLL**

Public Works	\$ 262,308.74
Bi-Weekly Amalgamation	\$ 525,981.09
Bi-Weekly Management	\$ 607,577.99
Bi-Weekly Administration	\$ 551,077.03

**ACCOUNTS PAYABLE**

Cheque No. 124898 – 125224	<b>\$2,425,152.26</b>
<b>Total:</b>	<b>\$4,372,097.11</b>

**Tenders**

- i. Tender – Lockers, Wall and Floor Matting

**SJMC2007-12-03/689R**

**It was moved by Councillor Puddister; seconded by Councillor Hann: That the recommendation of the Director of Finance and City Treasurer be approved and the tender awarded as follows:**

- a. **Verge’s Renovations Inc. – Section 1 (Lockers) - \$44,611.00**  
**Short Atlantic Inc. – Section 2 (Matting) - \$17,100.00**  
**(Taxes not included).**

**Notice of Motion**

Councillor Ellsworth 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 Electrical By-Law so as to require permit applicants to provide the cost of the work and so as to incorporate a reference to a schedule of fees.

**DATED** at St. John’s, NL this 3<sup>rd</sup> day of December, 2007.

Councillor Hickman noted his intention to give Notice of Motion concerning the City’s annual subsidy to the Aquarena. His Worship the Mayor ruled him out of order due to the fact that Council will be dealing with the 2008 budget at its Regular Meeting of Council at which time it would be more appropriate to request amendments. The Chief Commissioner/City Solicitor concurred.

**Forest Road/Cuckhold’s Cove Road – 2 Building Lots**

Council considered a memorandum dated November 26, 2007 from the Chief Commissioner/City Solicitor regarding the above noted.

**SJMC2007-12-03/690R**

**It was decided on motion of Deputy Mayor O'Keefe; seconded by Councillor Duff: That the recommendation of the Chief Commissioner and City Solicitor that authority be granted to advertise two building lots at the corner of Forest Road and Cuckhold's Cove Road for sale by way of public tender, be approved.**

**Caribou Monument**

Council considered a memorandum dated November 30, 2007 from the Chief Commissioner/City Solicitor regarding the above noted.

**SJMC2007-12-03/691R**

**It was moved by Councillor Coombs; seconded by Councillor Hickman: That the recommendation of the Chief Commissioner/City Solicitor that the City retain the services of Tract Consulting at an estimated cost of between \$18,000 - \$20,000 to complete the Caribou Monument project, given the time constraints and the relatively low value of the work (as per the City's proposal call policy) and given the fact Tract did the Bowring Park Master Plan which is in accordance with the City's policy of hiring outside consultants, be approved.**

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

**Energy Retrofit, City Facilities**

Council considered a memorandum dated November 23, 2007 from the Director of Building and Property Management regarding the above noted.

**SJMC2007-12-03/692R**

**It was moved by Councillor Ellsworth; seconded by Councillor Coombs: That the following recommendations of the Director of Building and Property Management be approved:**

- 1. That the City proceed with the Energy Retrofit project at a value of \$723,000.00 as presented;**
- 2. That the following additional work be included:**
  - i. H.G.R. Mews Dehumidification System Replacement - \$350,000.00**
  - ii. Bowring Park Conservatory Heating Plant - \$ 51,040.00**
- 3. That the proposed retrofitting of Mile One and Convention Centre building systems be referred to St. John's Sports and Entertainment for consideration.**

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

**Draft No. 6 – Animal Control By-Law**

Council considered a draft of the proposed Animal Control By-law. One of the proposals contained in the By-law is that pet owners be required to register their pets annually. It was suggested that licensing for a five year period be considered. His Worship the Mayor noted that he would like to see the By-law implemented in the new year. The Province is also looking for animal control by-laws and seeking public input.

**Councillor Hann**

Councillor Hann referenced last week's approval by Council to purchase a table of ten in aid of the Festival of Trees and Holiday Gifts and questioned the City's policy for approving such requests noting the City has been inconsistent in dealing with similar requests. He asked the Chief Commissioner/City Solicitor to review the criteria for approving charitable donations.

**Councillor Galgay**

Councillor Galgay advised that the Quidi Vidi Village Foundation will be holding their annual Christmas event on Sunday, December 9, 2007, at 4:00 p.m.; and also the CN Pensioners will be holding their Open House on the same day from 5:00 p.m. to 8:00 p.m. at the Railway Coastal Station.

**Councillor Collins**

Councillor Collins raised the issue of funding towards the development of a concept plan for the Southlands Community Centre. It was noted that the matter will be considered during Budget discussions.

**Adjournment**

There being no further business, the meeting adjourned at 6:00 p.m.

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**MAYOR**

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**CITY CLERK**