

**June 26<sup>th</sup>, 2012**

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 Duff; Councillors O'Leary, Hickman, Hann, Colbert, Breen, Galgay, Tilley, Hanlon and Collins

City Manager, Director of Planning; Director of Engineering; Acting Director of Public Works & Parks, City Solicitor; Manager, Corporate Secretariat and Recording Secretary were also in attendance.

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

#### **SJMC2012-06-26/355R**

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

1. Memorandum dated June 21, 2012 from the City Manager/Chair Development Committee Re Proposed Side Yard Setback Reduction Civic No. 15 Connors Avenue (Ward 3)

### **Adoption of Minutes**

#### **SJMC2012-06-26/356R**

**It was decided on motion of Councillor Galgay; seconded by Councillor Hickman: That the minutes of June 18<sup>th</sup>, 2012 meeting be adopted as presented.**

### **Business Arising**

#### **Proposed Text Amendment-St. John's Development Regulations Proposed Extension to the Existing Change Room Building Feildian Grounds, Portugal Cove (Ward 4)**

Council considered a memorandum dated June 19, 2012 from the Director of Planning regarding the above noted.

# ST. JOHN'S

**SJMC2012-06-26/357R**

**It was moved by Councillor Hanlon; seconded by Councillor Hann: That the following Resolution for the St. John's Development Regulations Amendment Number 543, 2012 be adopted, which will be referred to the Department of Municipal Affairs with a request for Provincial registration of the amendment; and further, that staff be authorized to proceed with the processing of the application for the extension to the change room building on condition that the text amendment is approved by Council and on condition that the amendment receives Provincial Registration from the Department of Municipal Affairs:**

**RESOLUTION  
ST. JOHN'S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 543, 2012**

**WHEREAS** the City of St. John's wishes to allow the expansion of the existing change room building at the Feildian Grounds located off Portugal Cove Road.

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

- 1. Repeal the first sentence in Section 11.2.4(1) ("Development within Lands Adjoining Bodies of Water and Flood Hazard Areas") and replace it with the following new sentence:**

**"(1) Except as provided in subsections (2), (2.1) and (2.2) herein, the following lands shall not be developed:"**

- 2. Add the following new subsection to Section 11.2.4 to read as follows:**

**"(2.2) Council may permit an expansion to the Feildian Grounds change rooms at Portugal Cove Road, located in the flood plain of the Rennie's River, provided the expansion is constructed above the 100-year flood elevation."**

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

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on Behalf of Council this **26<sup>th</sup> day of June, 2012.**

**ST. JOHN'S**

\_\_\_\_\_  
**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

It was noted that the text amendment would have the effect of allowing Council, at its discretion, to permit an expansion to the Feildian Grounds change room building provided the expansion is constructed above the 100 year flood plain elevation. Members of Council were satisfied that the text amendment would apply solely to the Feildian Grounds site and that the building would be used as it was before, a seasonal type of use, with the same hours of operation.

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

**Application to Rezone Property to Allow a Residential Apartment Development  
Civic No. 25 Rhodera Place Applicant: Gibraltar Development Ltd.**

Council considered a memorandum dated June 21, 2012 from the Director of Planning regarding the above noted.

**SJMC2012-06-26/358R**

**It was moved by Councillor Hanlon; seconded by Councillor Tilley: That the following Resolutions for the St. John's Development Regulations Amendment Number 531, 2012 and St. John's Municipal Plan Amendment Number 101, 2012 be adopted; and further, that Mr. Stan Clinton, MCIP, who is a member of the City's commissioner list be appointed as the commissioner to conduct a public hearing on the noted amendments, the date for the public hearing being July 11, 2012:**

**ST. JOHN'S**

**RESOLUTION  
ST. JOHN'S DEVELOPMENT REGULATIONS  
AMENDMENT NUMBER 531, 2012**

**WHEREAS** the City of St. John's wishes to allow the redevelopment of the former Scotia Recycling site at Civic Number 25 Rhodora Street for a multiple dwelling residential development.

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

**Rezone land at Rhodora Street, Airport Heights Drive and Hall's Road from the Commercial Industrial (CI) Zone to the Apartment Medium Density (A2) Zone and the Residential Low Density (R1) Zone and from the Residential Low Density (R1) Zone to the Apartment Medium Density (A2) Zone as more specifically shown on the Map Z-1A attached.**

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

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this 26<sup>th</sup> day of June, 2012.

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

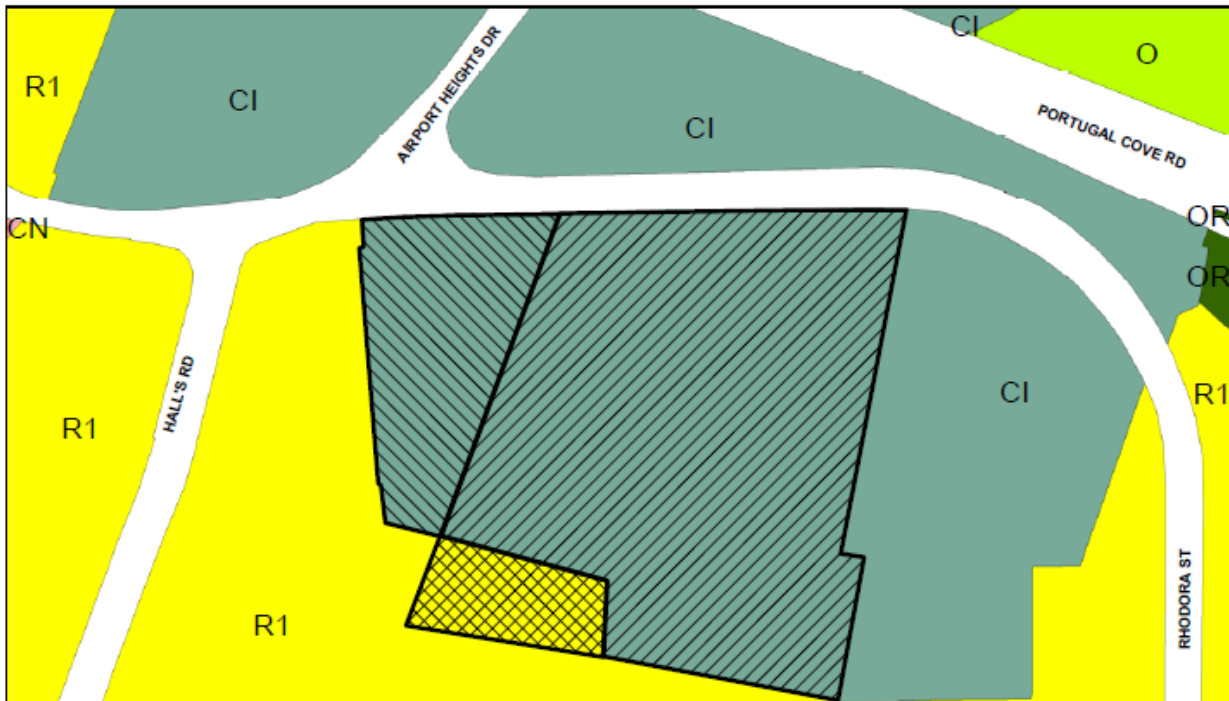
\_\_\_\_\_  
**City Clerk**

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

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

\_\_\_\_\_  
MCIP

**ST. JOHN'S**



**CITY OF ST. JOHN'S  
DEVELOPMENT REGULATIONS  
Amendment No. 531, 2012  
[Map Z-1A]**

2012 12 06 SCALE: 1:1500  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING

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



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



AREA PROPOSED TO BE REZONED FROM  
COMMERCIAL INDUSTRIAL (CI) LAND USE ZONE TO  
APARTMENT MEDIUM DENSITY (A2) LAND USE ZONE



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

**25 RHODORA STREET**

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

\_\_\_\_\_  
Mayor

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

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

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

**ST. JOHN'S**

**RESOLUTION  
ST. JOHN'S MUNICIPAL PLAN  
AMENDMENT NUMBER 101, 2012**

**WHEREAS** the City of St. John's wishes to allow the redevelopment of the former Scotia Recycling site at Civic Number 25 Rhodora Street for a multiple dwelling residential development.

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

**Redesignate land at Rhodora Street, Airport Heights Drive and Hall's Road from the Commercial General District to the Residential High Density District and the Residential Low Density District and from the Residential Low Density District to the Residential High Density District as more specifically shown on the Map III-1A attached.**

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

**IN WITNESS THEREOF** the Seal of the City of St. John's has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on behalf of Council this **26<sup>th</sup> day of June, 2012.**

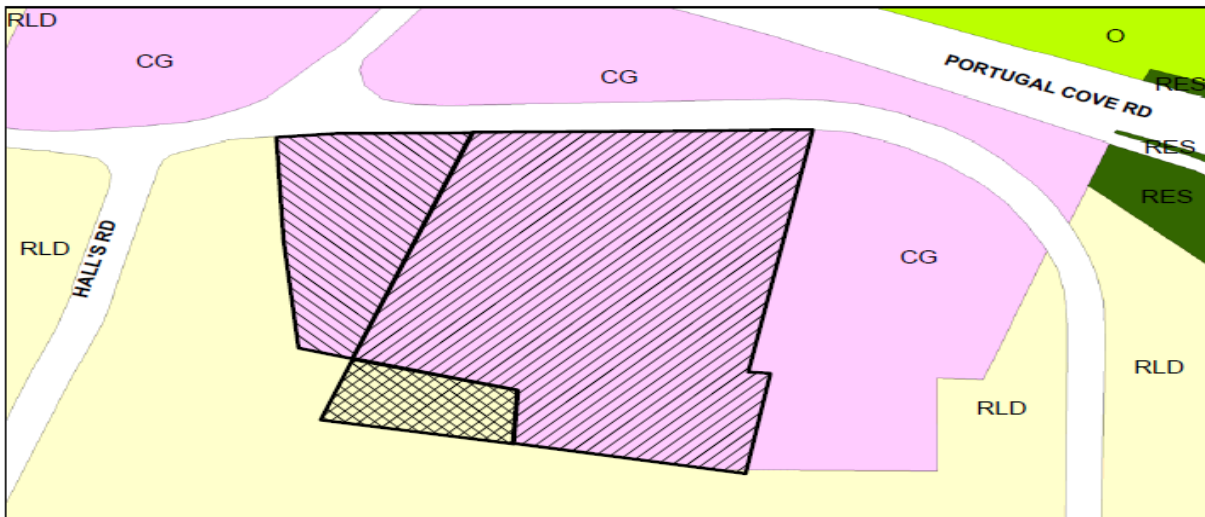
\_\_\_\_\_  
**Mayor**

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

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

\_\_\_\_\_  
MCIP

**ST. JOHN'S**



**CITY OF ST. JOHN'S  
MUNICIPAL PLAN  
Amendment No. 101, 2012  
[Map III-1A]**

2012 12 06 SCALE: 1:1500  
CITY OF ST. JOHN'S  
DEPARTMENT OF PLANNING

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



AREA PROPOSED TO BE REDESIGNATED FROM  
COMMERCIAL GENERAL (CG) LAND USE DISTRICT TO  
RESIDENTIAL HIGH DENSITY (RHD) LAND USE DISTRICT



AREA PROPOSED TO BE REDESIGNATED FROM  
COMMERCIAL GENERAL (CG) LAND USE DISTRICT TO  
RESIDENTIAL LOW DENSITY (RLD) LAND USE DISTRICT



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

25 RHODORA STREET

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

\_\_\_\_\_  
Mayor

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

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

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

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

**Notices Published**

1. An application has been submitted requesting permission to construct a Two (2) Unit Infill Housing Dwelling at Civic No. 101 Springdale Street. Off-street parking can be accommodated at the rear of the lot on Springdale Place. (Ward 2)

**SJMC2012-06-26/359R**

**It was moved by Councillor Galgay; seconded by Councillor Hickman: That the application be approved.**

**ST. JOHN'S**

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

2. An application has been submitted by **Bell Mobility Inc.** requesting permission to construct a communications tower at the rear of the property at **Civic No. 571-573 Thorburn Road**, approximately 300 metres from the road. The proposed tower will be sixty (60) metres in height and is required to enhance cellular network operations.

**Submission of Objection**

**Petition – 18 Signatures - Prayer of Petition as follows:**

**“We, the undersigned, reject the construction of a cell phone tower at 571-573 Thorburn Road and hope that the City will not allow this Bell Mobility Tower in our neighborhood, only 300 meters from the road and so close to our homes. This tower should not be built in our rural residential zone. Please reject this proposal at the next council meeting on June 26<sup>th</sup>, thank you. Residents of Thorburn Road.”**

**SJMC2012-06-26/360R**

**It was moved by Councillor Hickman; seconded by Councillor O’Leary: That a decision on the application be deferred in order to provide City staff with an opportunity to review the written submissions of objection to the application.**

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

**Public Hearings**

Councillor Hanlon alluded to the minutes of a public meeting held on June 13, 2012 with Rennie’s River area residents the purpose of which was to discuss ongoing issues with flooding of homes along the river.

The minutes will be reviewed by staff and a plan prepared for consideration by the Public Works Committee and subsequent referral to Council. In recognizing the seriousness of the situation, His Worship the Mayor noted that he has met with the City Manager along with Councillor Breen, Chair of the Finance & Administration Standing Committee to discuss ways to proceed and noted residents can expect good news fairly soon.





## **Committee Reports**

The following matters were considered by the Development Committee at its meeting held on June 19, 2012. A Staff report is attached for Council's information.

### **RECOMMENDATION OF APPROVAL**

- 1. Proposed Side Yard Setback Reduction  
Civic No. 15 Connors Avenue (Ward 3)**

It is the recommendation of the Development Committee to approve a 4.2 m Building Line for this property.

### **RECOMMENDATION OF REJECTION**

- 2. Discretionary Use Application  
Proposed Infill Housing  
107 Pleasant Street (Ward 2)  
Residential Downtown (RD) Zone**

The Committee recommends that this application be rejected in accordance with Section 7.10 of the St. John's Development Regulations.

*(original signed)*

Robert F. Smart  
City Manager  
Chair – Development Committee

### **SJMC2012-06-26/361R**

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

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

### **Nomenclature Committee Report dated June 20, 2012**

# ST. JOHN'S

Council considered the following Nomenclature Committee Report dated June 20, 2012:

Council approval is recommended for the following Street Name:

- A. Proposed Commercial Development  
Field Farm Subdivision – State 1 (Ward 1)  
(formerly 661-699 Torbay Road)  
55732 Newfoundland & Labrador Inc.

1) HEBRON WAY

Phyllis Bartlett  
Manager, Corporate Secretariat

**SJMC2012-06-26/362R**

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

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

**Heritage Committee Report dated June 21, 2012**

Council considered the following Heritage Advisory Committee Report dated June 21, 2012:

In Attendance: Deputy Mayor Shannie Duff, Chairperson  
Wayne Purchase, Downtown St. John's  
David Kelland, NL Association of Architects  
Gerard Hayes, Citizen Representative  
Ken O'Brien, Manager of Planning & Information  
Sylvester Crocker, Manager of Regulatory Services  
Helen Miller, City Archivist  
Margaret Donovan, Tourism Industry Coordinator  
Karen Chafe, Recording Secretary

**1. 148 Duckworth St. – Proposed New Exterior and EIFS Cladding (former Brass Rack)**

**ST. JOHN'S**

The Committee met with Mr. Ron Fougere and Mark Whelan of RF Associates and Mr. Jerome Coady, applicant. The Committee during its meeting of March 21, 2012 had recommended that the application be deferred to consult with the proponent about the elevations and particularly the over-sized windows which appear to be garage doors or retractable windows. New three dimensional elevations were submitted and are attached to this report.

**The Committee recommends approval in principle, subject to final approval after the proponent has submitted its detailed final plans for finishes, including detail on the retractable windows that will be used, for consideration by the Committee.**

2. **Mallard Cottage – 8 Barrow’s Road (Restoration and Building Extension)**

The Committee met with Mr. Steven Lee on behalf of Todd Perrin to discuss their plans to restore and expand Mallard Cottage which will be converted into a restaurant. The original cottage and linhay will be fully restored. The interior of the main house will be converted into dining rooms. The new section located to the west of the original structure will accommodate the washrooms and kitchen areas and will be fully up to accessibility and code requirements. The extension’s design will match the character of the old. The roof of the original structure will need to be replaced and wooden (possibly cedar) shakes are proposed. The Committee has not yet received any elevations for the proposed expansion but the proponents will submit such when they are available. Mallard Cottage is a heritage designated structure and receives support from the Heritage Foundation of NL.

**The Committee recommends approval for the restoration of Mallard Cottage. With regard to the proposed expansion, the Committee recommends deferral pending the submission of proper elevations.**

3. **“The Cove at O’Rielly’s” Pub – 318 Water St. (Rooftop Deck)**

The Committee met with Mr. Craig Flynn to discuss revisions to the original plan which was previously approved by the Committee last year. The Manager of Regulatory Services brought to the Committee’s attention the moratorium on rooftop decks and how the Committee’s and Council’s previous approval of this application is in conflict with that policy. The Committee noted that their approval was based on the lack of visibility of the deck from the street level which was to be inset from the edge with a parapet and eco garden.

The Committee considered the revised elevations, attached to this report, which entail a smaller sign for the alley entrance and a higher parapet for the front façade facing Water St. Mr. Flynn stated that he is amenable to retaining the original plan for the front as previously submitted to the Committee.

**With regard to the roof-top deck design, the Committee reaffirms its previous approval, including the original design for the front facing parapet on Water St., and not the revised design presented at today’s meeting. The applicant agreed to**

revert to the original design. The Committee further recommends approval of the revised smaller sign proposed by the applicant.

With regard to the moratorium on roof-top decks, the Committee recommends that this matter be referred to the Planning & Housing Standing Committee. Specifically, the Committee suggests that the roof-top moratorium policy which is a blanket policy at present should be maintained as a blanket policy for dwelling houses. However, for large multi-unit residential buildings and large commercial buildings, the Committee recommends that each application for a roof-top deck be considered on its own merit, subject to the application of comprehensive criteria including setback of deck, visibility of deck from street level, safety, building code, and other such requirements as staff may deem necessary.

4. **261 Duckworth St. (Choice for Youth) Repair of Cracks in Façade**

The Manager of Regulatory Services gave a verbal update on the repair of cracks in the façade of 261 Duckworth St. which will require the application of coating similar to the treatment used at 95 Water St. (presently known as Raymond's Restaurant).

**The Committee recommends approval of the required work, subject to the supervision of the Heritage Officer.**

5. **Municipal Plan Review (Review and Consolidation of Heritage Regulations and Policies)**

Deputy Mayor Shannie Duff referenced the ongoing Municipal Plan Review and proposed the following course of action which the Committee hereby recommends for approval and referral to the Planning & Housing Standing Committee for review:

- That the City's Planning Dept. appoint Mr. Paul Boundridge, Planning Coordinator, to undertake the work of consolidating into a comprehensive document the City's heritage regulations, by-laws, policies, mappings, boundaries, and any other documentation dealing with heritage. This information is currently available on the City's website but not necessarily in a cohesive or accessible fashion.
- Once the above noted information has been compiled, it was suggested that this form the basis of a comprehensive heritage plan to guide the review of heritage applications. Similar documents exist in other Canadian municipalities and these should also be researched to determine formats that could be appropriately applied to St. John's.
- The Heritage Advisory Committee's Terms of Reference and mandate should also be reviewed and revamped to coincide with the proposed heritage plan once it is developed and approved.

Deputy Mayor Shannie Duff  
Chairperson

**ST. JOHN'S**

**SJMC2012-06-26/363R**

**It was moved by Deputy Mayor Duff; seconded by Councillor O’Leary: That Committee recommendations 1 to 4 be approved.**

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

**SJMC2012-06-26/364R**

**Regarding Item #5, It was moved by Deputy Mayor Duff; seconded by Councillor O’Leary: That the Committee’s recommendation be approved.**

**SJMC2012-06-26/365R**

**It was then moved by Councillor Hann, seconded Councillor Colbert: That the recommendation be deferred pending review by the Planning & Housing Committee.**

**The motion to defer being put was carried with Deputy Mayor Duff, Councillors Hickman and O’Leary dissenting.**

In referencing the Heritage Committee Report, Councillor Colbert noted the blacking out of the names of individuals who met with the Committee members. He questioned whether blacking out of those who meet members of Council at the committee level and at public meetings might be excessive. The matter was referred to the City Solicitor for follow-up. It was noted that Council decided to proceed in this direction in order to ensure that the City is in full compliance with the privacy provisions of ATIPPA.

**Development Permits List**

Council considered as information the following Development Permits List for the period of June 15, 2012 to June 21, 2012:

**DEVELOPMENT PERMITS LIST  
DEPARTMENT OF PLANNING  
FOR THE PERIOD OF June 15, 2012 TO June 21, 2012**

| Code | Applicant | Application | Location | Ward | Development Officer's Decision | Date |
|------|-----------|-------------|----------|------|--------------------------------|------|
|------|-----------|-------------|----------|------|--------------------------------|------|

**ST. JOHN'S**

|     |  |   |                      |   |          |          |
|-----|--|---|----------------------|---|----------|----------|
| RES |  | Building Lot                            | 24 Jensen Camp Place | 3 | Approved | 12-06-20 |
| COM |  | Home Office – Digital Photo Restoration | 8 Green Street       | 1 | Approved | 12-06-21 |

|  |   |  |
|--|---|--|
| *  | <b>Code Classification:</b><br>RES- Residential<br>COM- Commercial<br>AG - Agriculture<br>OT- Other | INST - Institutional<br>IND - Industrial |
| ** This list is issued for information purposes only. Applicants have been advised in writing of the Development Officer's decision and of their right to appeal any decision to the St. John's Local Board of Appeal. |   |  |

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

**Building Permits List**

**SJMC2012-06-26/366R**

**It was moved by Councillor Collins; seconded by Councillor O’Leary: That the recommendation of the Director of Building and Property Management with respect to the following Building Permits List be approved:**

2012/06/20

Permits List

**CLASS : COMMERCIAL**

|                             |    |                           |
|-----------------------------|----|---------------------------|
| 10 FORBES ST, SUITE 101     | CO | LIGHT INDUSTRIAL USE      |
| 411 STAVANGER DR            | NC | ACCESSORY BUILDING        |
| 15 ABERDEEN AVE             | MS | CAR WASHING ESTABLISHMENT |
| 12 BAY BULLS RD TIM HORTONS | MS | EATING ESTABLISHMENT      |
| 191 KENMOUNT RD             | MS | EATING ESTABLISHMENT      |
| 75 AIRPORT HEIGHTS DR       | MS | RETAIL STORE              |
| 22 STAVANGER DR             | MS | RETAIL STORE              |
| 386 STAVANGER DR            | MS | SERVICE SHOP              |
| 350 TORBAY RD               | MS | OFFICE                    |
| 213 GROVES RD               | EX | COMMERCIAL GARAGE         |
| 681 TOPSAIL RD - WAREHOUSE  | RN | WAREHOUSE                 |
| 681 TOPSAIL RD - PIPERS     | RN | RETAIL STORE              |
| 390 TOPSAIL RD              | RN | OFFICE                    |
| 88 WATER ST                 | RN | CLUB                      |
| 80 BOULEVARD                | RN | COMMUNICATIONS USE        |
| 30 KENMOUNT RD/BASEMENT     | RN | RETAIL STORE              |
| 348 DUCKWORTH ST            | NC | COMMUNICATIONS USE        |
| 240 WATERFORD BRIDGE RD PH6 | RN | RECREATIONAL USE          |
| 38 DUFFY PLACE, LOT 3       | NC | OFFICE                    |

THIS WEEK \$ 2,197,895.00

**CLASS : INDUSTRIAL**



THIS WEEK \$ .00

**CLASS: GOVERNMENT/INSTITUTIONAL**

WATERFORD BRIDGE RD BALLFIELD MS ADMIN BLDG/GOV/NON-PROFIT

THIS WEEK \$ 500.00

**CLASS: RESIDENTIAL**

|                              |    |                           |
|------------------------------|----|---------------------------|
| 17 ABBOTT AVE                | NC | ACCESSORY BUILDING        |
| 9 ALDERGROVE PL, LOT 241     | NC | SINGLE DETACHED DWELLING  |
| 32 SPRUCE GROVE AVE, LOT 137 | NC | SINGLE DETACHED DWELLING  |
| 49 SPRUCE GROVE AVE          | NC | ACCESSORY BUILDING        |
| 352 BLACKHEAD RD             | NC | SINGLE DETACHED DWELLING  |
| 284 BLACKMARSH RD            | NC | ACCESSORY BUILDING        |
| 76 BOYLE ST                  | NC | ACCESSORY BUILDING        |
| 31 CASTLE BRIDGE DR          | NC | FENCE                     |
| 119 CASTLE BRIDGE DR LOT 227 | NC | SINGLE DETACHED DWELLING  |
| 66 CHAPMAN CRES              | NC | PATIO DECK                |
| 96 CHEESEMAN DR              | NC | ACCESSORY BUILDING        |
| 183 CHEESEMAN DR, LOT 174    | NC | SINGLE DETACHED DWELLING  |
| 12 COUNTRY GROVE PL, LOT 51  | NC | SINGLE DETACHED & SUB.APT |
| 23 CYPRESS ST, LOT 141       | NC | SINGLE DETACHED & SUB.APT |
| 45 CYPRESS ST, LOT 130       | NC | SINGLE DETACHED DWELLING  |
| 4 DAMMERILLS LANE            | NC | FENCE                     |
| 38 DAUNTLESS ST, LOT 138     | NC | SINGLE DETACHED & SUB.APT |
| 27 DAUNTLESS ST, LOT 117     | NC | SINGLE DETACHED & SUB.APT |
| 29 DAUNTLESS ST              | NC | SINGLE DETACHED DWELLING  |
| 383 DUCKWORTH ST             | NC | PATIO DECK                |
| 6 DUNFORD ST                 | NC | TOWNHOUSING               |
| 402 EMPIRE AVE               | NC | FENCE                     |
| 43 FRANCIS ST                | NC | FENCE                     |
| 25 GANDER CRES               | NC | ACCESSORY BUILDING        |
| 27 GEORGINA ST               | NC | ACCESSORY BUILDING        |
| 6 GLEN ABBEY ST              | NC | ACCESSORY BUILDING        |
| 15 GLEN ABBEY ST, LOT 184    | NC | SINGLE DETACHED DWELLING  |
| 15 GRIEVE ST                 | NC | PATIO DECK                |
| 5 HANNAFORD PL               | NC | ACCESSORY BUILDING        |
| 92 HIGHLAND DR               | NC | FENCE                     |
| 156 HIGHLAND DR              | NC | ACCESSORY BUILDING        |
| 55 HOPEDALE CRES             | NC | FENCE                     |
| 17 JAMES PL                  | NC | FENCE                     |
| 6 JUDGE PL, LOT 1            | NC | SINGLE DETACHED DWELLING  |
| 3 LAGGAN PL                  | NC | PATIO DECK                |
| 30 MCCRAE ST, LOT 144        | NC | SINGLE DETACHED DWELLING  |
| 60 MARK NICHOLS PL           | NC | FENCE                     |
| 50 MOUNT CASHEL RD           | NC | FENCE                     |
| 58 NEWFOUNDLAND DR           | NC | PATIO DECK                |
| 12 OBERON ST, LOT 152        | NC | SINGLE DETACHED DWELLING  |
| 185 OLD PETTY HARBOUR RD     | NC | FENCE                     |
| 48 PRINCE OF WALES ST        | NC | PATIO DECK                |
| 2 PRINGLE PL                 | NC | ACCESSORY BUILDING        |
| 13 RICHMOND ST               | NC | PATIO DECK                |
| 1 STONEBRIDGE PL             | NC | ACCESSORY BUILDING        |
| 10 TREBBLE PL                | NC | FENCE                     |
| 10 THETIS PL                 | NC | PATIO DECK                |
| 610 TOPSAIL RD               | NC | PATIO DECK                |
| 20 WALSH'S LANE              | NC | ACCESSORY BUILDING        |

# ST. JOHN'S

|                         |    |                           |
|-------------------------|----|---------------------------|
| 20 WALSH'S LANE         | NC | FENCE                     |
| 166 WATERFORD BRIDGE RD | NC | PATIO DECK                |
| 20 BAY BULLS RD         | CO | SINGLE DETACHED DWELLING  |
| 324 NEWFOUNDLAND DR     | CO | DAY CARE CENTRE           |
| 4 LONDON RD             | CR | SUBSIDIARY APARTMENT      |
| 109 NEWTOWN RD          | CR | APARTMENT BUILDING        |
| 19 ROSALIND ST          | CR | SUBSIDIARY APARTMENT      |
| 125 CIRCULAR RD         | EX | SEMI-DETACHED DWELLING    |
| 111-113 DOOLING'S LINE  | EX | SINGLE DETACHED DWELLING  |
| 130 EMPIRE AVE          | EX | SINGLE DETACHED DWELLING  |
| 119 BONAVENTURE AVE     | RN | SINGLE DETACHED DWELLING  |
| 27 BRAD GUSHUE CRES     | RN | SINGLE DETACHED DWELLING  |
| 20 BURGIO ST            | RN | SINGLE DETACHED DWELLING  |
| 10 CAMBRIDGE AVE        | RN | SINGLE DETACHED DWELLING  |
| 9-11 CAMPBELL AVE       | RN | TOWNHOUSING               |
| 12 CASHIN AVE           | RN | APARTMENT BUILDING        |
| 10 FROUDE AVE           | RN | SINGLE DETACHED DWELLING  |
| 12-14 MEADOWBROOK DR    | RN | SINGLE DETACHED DWELLING  |
| 71 PERLIN ST            | RN | SINGLE DETACHED & SUB.APT |
| 8 PLUTO ST              | RN | SINGLE DETACHED DWELLING  |
| 132 PROWSE AVE          | RN | SINGLE DETACHED DWELLING  |
| 22 SINNOTT PL           | RN | SINGLE DETACHED DWELLING  |
| 65 CASTLE BRIDGE DR     | SW | SWIMMING POOL             |
| 15 CHEYNE DR            | SW | SINGLE DETACHED DWELLING  |
| 55 KENMOUNT RD          | SW | PUBLIC UTILITY            |

THIS WEEK \$ 4,160,525.00

**CLASS: DEMOLITION**

|                   |    |                        |
|-------------------|----|------------------------|
| 12 MONROE ST      | DM | SEMI-DETACHED DWELLING |
| 195 CBS BYPASS RD | DM | WAREHOUSE              |

THIS WEEK \$ 4,200.00

THIS WEEK'S TOTAL: \$ 6,363,120.00

REPAIR PERMITS ISSUED: 2012/06/14 TO 2012/06/20 \$ 109,550.00

LEGEND

|    |                      |    |                      |
|----|----------------------|----|----------------------|
| CO | CHANGE OF OCCUPANCY  | SN | SIGN                 |
| CR | CHNG OF OCC/RENOVTNS | MS | MOBILE SIGN          |
| EX | EXTENSION            | CC | CHIMNEY CONSTRUCTION |
| NC | NEW CONSTRUCTION     | CD | CHIMNEY DEMOLITION   |
| OC | OCCUPANT CHANGE      | DV | DEVELOPMENT FILE     |
| RN | RENOVATIONS          | WS | WOODSTOVE            |
| SW | SITE WORK            | DM | DEMOLITION           |
| TI | TENANT IMPROVEMENTS  |    |                      |





The motion being put was unanimously carried.

**Payrolls and Accounts**

**SJMC2012-06-26/367R**

It was moved by Councillor Collins; seconded by Councillor O’Leary: That the following Payrolls and Accounts for the week ending June 21, 2012: be approved:

**Weekly Payment Vouchers  
For The  
Week Ending June 21, 2012**

**Payroll**

|                           |                        |
|---------------------------|------------------------|
| Public Works              | \$ 389,167.28          |
| Bi-Weekly Administration  | \$ 735,943.71          |
| Bi-Weekly Management      | \$ 650,044.72          |
| Bi-Weekly Fire Department | \$ 625,848.83          |
| <b>Accounts Payable</b>   | <b>\$ 2,080,891.32</b> |
| <b>Total:</b>             | <b>\$ 4,481,895.86</b> |

The motion being put was unanimously carried.

**Tenders**

- a. Tender – One (1) Automated Brine Production and Delivery System
- b. RFP – Water Distribution System District Metered Areas – Design and Implementation

**SJMC2012-06-26/368R**

It was moved by Councilor Collins; seconded by Councillor O’Leary: That the recommendations of the Director of Finance & City Treasurer and the Deputy City

**ST. JOHN'S**

**Manager/Director of Public Works & Parks be approved and the tenders awarded as follows:**

- a. Saunders Equipment @ \$86,000.00, taxes not included**
- b. G & M Project Management & Consulting Services @ \$299,337.00 (HST included) (Funded through the Federal GMF program)**

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

### **Notices of Motion**

Councillor O’Leary gave the following Notice of Motion:

**TAKE NOTICE** that I will at the next regular meeting of the St. John’s Municipal Council move a motion to amend the St. John’s Animal Control Regulation so as to reference the new provincial Animal Health and Protection Act and also to update the fee structure and bring the language related to fees into conformity with other City By-Laws.

DATED at St. John’s, NL this 26<sup>th</sup> day of June, 2012.

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Councillor Sheilagh O’Leary

### **Petitions**

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

**“We, the undersigned, reject the construction of a cell phone tower at 571-573 Thorburn Road and hope that the City will not allow this Bell Mobility Tower in our neighborhood, only 300 meters from the road and so close to our homes. This tower should not be built in our rural residential zone. Please reject this proposal at the next Council meeting on June 26<sup>th</sup>, thank you. Residents of Thorburn Road.”**

### **59-61 Pippy Place**

Council considered a memorandum dated June 21, 2012 from the City Solicitor regarding the above noted.

#### **SJMC2012-06-26/369R**

**It was moved by Councilor Colbert; seconded by Councillor Tilley: That the owner of property located at the corner of Pippy Place and Goldstone Street, expropriated by the City for intersection improvements, be compensated in the amount of \$2,500.00 plus closing costs.**

# ST. JOHN’S

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

**Letter dated June 7, 2012 to Deputy Mayor Duff from Paul Davis, MHA, District of Topsail in response to the Deputy Mayor's letter of May 31, 2012 concerning motorcycle noise.**

Council acknowledged the above noted correspondence. Deputy Mayor Duff noted her disappointment with the response received from Minister Davis regarding the progress to date of the proposed amendments concerning the control of excessive motorcycle noise. She indicated that complaints are still being received, and asked that the matter be referred to the Police and Traffic Committee to determine if there are options the City can consider, other than amending the Highway Traffic Act.

**Letter dated June 22, 2012 from His Worship the Mayor to Premier Kathy Dunderdale Re: Construction of the Production Platform Modules for the Hebron Project**

Council acknowledged the above noted letter from His Worship the Mayor indicating the City's full support of Premier Dunderdale's position regarding the construction of the production platform modules for the Hebron project.

Councillor Hann suggested that His Worship the Mayor communicate with MNL to call on all municipalities across the province to support Premier Dunderdale's position.

**Letter to His Worship the Mayor from Allan Knight, Project Manager/Analyst, Cougar Helicopters Inc. expressing thanks to City staff for their assistance and direction throughout the Search and Rescue Hanger project**

Council acknowledged the above noted letter.

### **Councillor Breen**

Councillor Breen asked Councillor Hann, as Council's representative on the St. John's Transportation Commission, to bring forward a request to have the bus service extended on Logy Bay Road to the Robin Hood Bay Road area. He noted a need to provide a service in light of the fact that the Single Parent Association of Newfoundland have relocated to the area. Councillor

**ST. JOHN'S**

Breen also noted that the area is largely residential and has a newly built condominium development.

Councillor Breen noted that speeding in residential areas continues to be a problem. He suggested that a multi-faceted approach be taken to traffic enforcement, perhaps a meeting with representatives of the RNC and the Provincial Department of Justice. The matter was referred to the Police and Traffic Committee for follow-up.

### **Councillor Colbert**

Councillor Colbert asked that the Department of Engineering investigate the possibility of the City adjusting the traffic signals at the intersection of Elizabeth Avenue and Long Pond Road temporarily during construction to reflect the fact that the eastern approach is closed to allow for more efficient movement of traffic through the intersection.

### **Councillor O'Leary**

Councillor O'Leary requested a compilation view plane analysis of the various major developments either proposed to be constructed downtown or in the process of being constructed. The Director of Planning advised that staff have met on the matter and will work towards providing the information soon.

### **Adjournment**

There being no further business, the meeting adjourned at 5:50 p.m.

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**MAYOR**

**ST. JOHN'S**

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**CITY CLERK**

**ST. JOHN'S**

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CITY OF ST. JOHN'S PO BOX 908 ST. JOHN'S NL CANADA A1C 5M2 [WWW.STJOHNS.CA](http://WWW.STJOHNS.CA)