

March 26th, 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, and Collins.

Regrets: Councillor Hanlon.

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

Call to Order and Adoption of the Agenda

SJMC2012-03-26/176R

It was decided on motion of Councillor Tilley; seconded by Councillor Collins: That the Agenda be adopted as presented.

Adoption of Minutes

SJMC2012-03-26/177R

It was decided on motion of Councillor Breen; seconded by Councillor O'Leary: That the minutes of March 20th, 2012 meeting be adopted as presented.

Development Above the 190 Metre Contour Elevation

Southwest Development Area (Wards 3 & \$4 & Southlands Area (Ward 5)

Under business arising, Council considered a memorandum dated March 23, 2012 from the City Manager regarding development above the 190 metre contour elevation, Southwest Development Area, (Wards 3 and 4) and Southlands Area (Ward 5). Copies of the proposed

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Municipal Plan and Development Regulations amendments as adopted by Council on January 16, 2012 pertaining to the proposed potential future development of lands on the basis of piped municipal water and sewer services that are located above the 190 metre contour elevation in the Southwest Development Area were provided for Council's information, along with a copy of the Regional Plan Amendment Number 2, 2012. Also provided for Council's consideration was a copy of Commissioner Sharpe's report of the public hearing held to deal with both the proposed amendments to the Regional Plan and the Municipal Plan and the Development Regulations.

It is noted that the Commissioner has recommended approval of the St. John's Urban Regional Plan Amendment Number 2, 2012 and the St. John's Municipal Plan Amendment Number 69, 2012 and St. John's Development Regulations Amendment Number 457, 2012 subject to Recommendations Numbers 4 and 5 as set out on page 26 of his report. The Commissioner has also set out six other recommendations in his report which are listed as Recommendations 6 through 11 on Pages 26 to 28 of his report.

SJMC2012-03-26/178R

It was moved by Councillor Hann; seconded by Councillor Galgay: That the following recommendations put forth by staff following review of the Commissioner's report be approved:

1. That Council now approve the St. John's Municipal Plan Amendment Number 69, 2012 and the St. John's Development Regulations Amendment Number 457, 2012 as adopted by Council on January 16, 2012, subject to Council agreeing not to make any future changes to the Comprehensive Development Area zoning designation proposed for both the Southwest Development Area and the Southlands Area until such time as Council adopts a comprehensive storm water policy. This is in accordance with Recommendation Number 4 listed in the Commissioner's report;
2. That approval of the St. John's Municipal Plan Amendment Number 69, 2012 be subject to the change in the map reference as noted in Recommendation Number 6 of the Commissioner's report and the deletion of Part III-Section 1.2.16 of the Municipal Plan ("Development Restriction Above the 190 Metre Contour") as noted in Recommendation Number 7 of the Commissioner's report;

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3. That approval of the St. John's Development Regulations Amendment Number 457, 2012 be subject to the deletion of the reference in Section 5.1.4 of the Development Regulations ("Development Above the 190 Metre Contour Line") to the prohibition of development utilizing municipal water and sewer services for lands located above the 190 metre contour line;
4. That the other recommendations in the Commissioner's report be taken under advisement by the City for consideration at the appropriate future stages in the City's development review process of lands located above the 190 metre contour in the Southwest Development Area and the Southlands Area but that these other recommendations of the Commissioner not be considered as pre-conditions to the approval of the St. John's Municipal Plan Amendment Number 69, 2012 and the St. John's Development Regulations Amendment Number 457, 2012; and
5. That Council now request the Minister of Municipal Affairs to approve the St. John's Urban Region Regional Plan Amendment Number 2, 2012 to enable the Provincial registration of the St. John's Municipal Plan Amendment Number 69, 2012 and the St. John's Development Regulations Amendment Number 457, 2012.

During discussion it was noted that, while recommendation #1 concerning a comprehensive storm water policy is in accordance with the Commissioner's recommendation #4, the Commissioner's recommendation #5, for a revenue neutral approach to any infrastructure development that will take place in the areas, is not recommended by staff to be imbedded in the Municipal Plan.

Following discussion, the motion being put was unanimously carried.

Proposed Rezoning of Property-Kenmount Road/Nautilus Drive
Applicant: Bristol Development

Under business arising, Council considered a memorandum dated March 22, 2012 from the Director of Planning regarding the above noted.

SJMC2012-03-26/179R

It was moved by Councillor Tilley; seconded by Deputy Mayor Duff: That the following Resolutions for St. John's Municipal Plan Amendment Number 105, 2012 and St. John's Development Regulations Amendment Number 537, 2012 be adopted; and further, that

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Mr. Jason Thistle, a member of the City's commissioner list, be appointed as the commissioner for the public hearing, the proposed date being April 25, 2012.

**RESOLUTION
ST. JOHN'S MUNICIPAL PLAN
AMENDMENT NUMBER 105, 2012**

WHEREAS the City of St. John's wishes to allow the development of property in the area of Kenmount Road and Nautilus Street in order to permit the development of residential building lots for single-detached houses.

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 in the area of Kenmount Road and Nautilus Street from the Open Space Land Use District to the Residential Low Density Land Use District as shown on Map III-1A attached.

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

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

Mayor

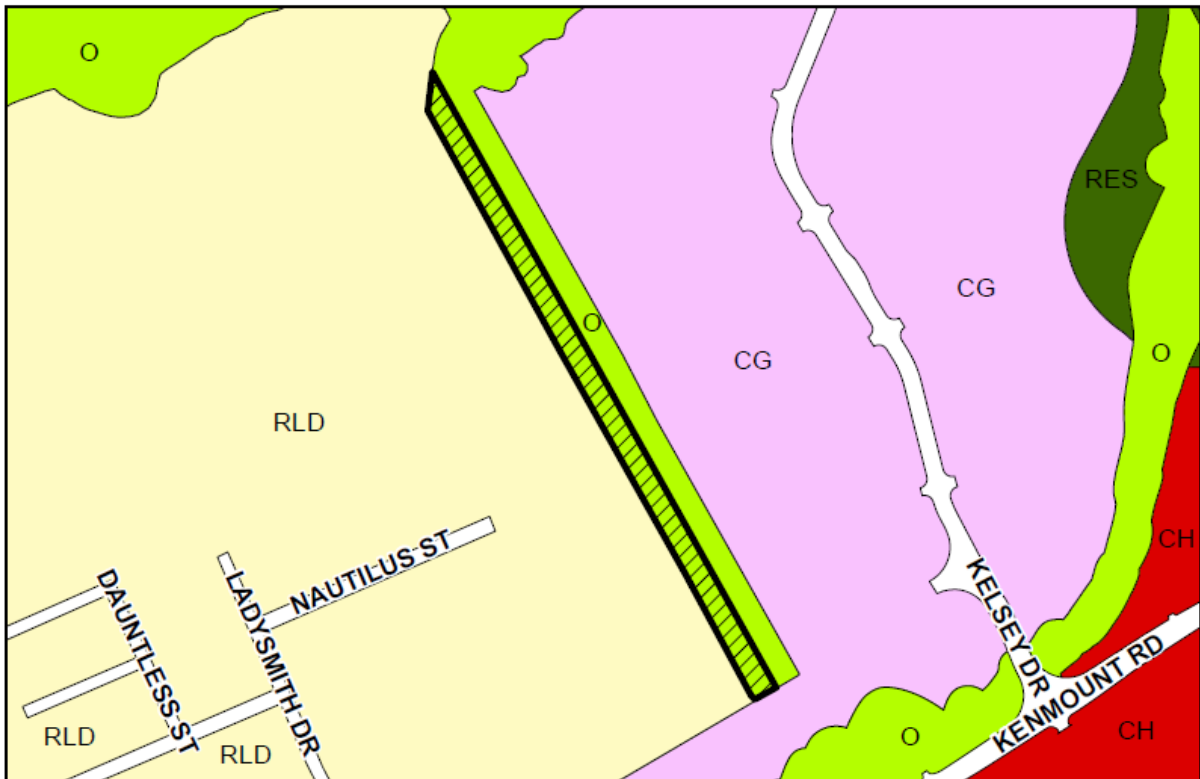
City Clerk

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
MUNICIPAL PLAN
Amendment No. 105, 2012
[Map III-1A]**

2012 03 05 SCALE: 1:6000
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
OPEN SPACE (O) LAND USE DISTRICT TO
RESIDENTIAL LOW DENSITY (RLD) LAND USE DISTRICT

**Kelsey Drive / Kenmount Road
Bristolwood Development**

M.C.I.P. signature and seal

Mayor

City Clerk

Council Adoption

Provincial Registration

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**RESOLUTION
ST. JOHN'S DEVELOPMENT REGULATIONS
AMENDMENT NUMBER 537, 2012**

WHEREAS the City of St. John's wishes to allow the development of property in the area of Kenmount Road and Nautilus Street in order to permit the development of residential building lots for single-detached houses.

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

**Rezone land in the area of Kenmount Road and Nautilus Street
from the Open Space (O) Zone to the Residential Kenmount (RK)
Zone as shown on Map
Z-1A attached.**

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

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

Mayor

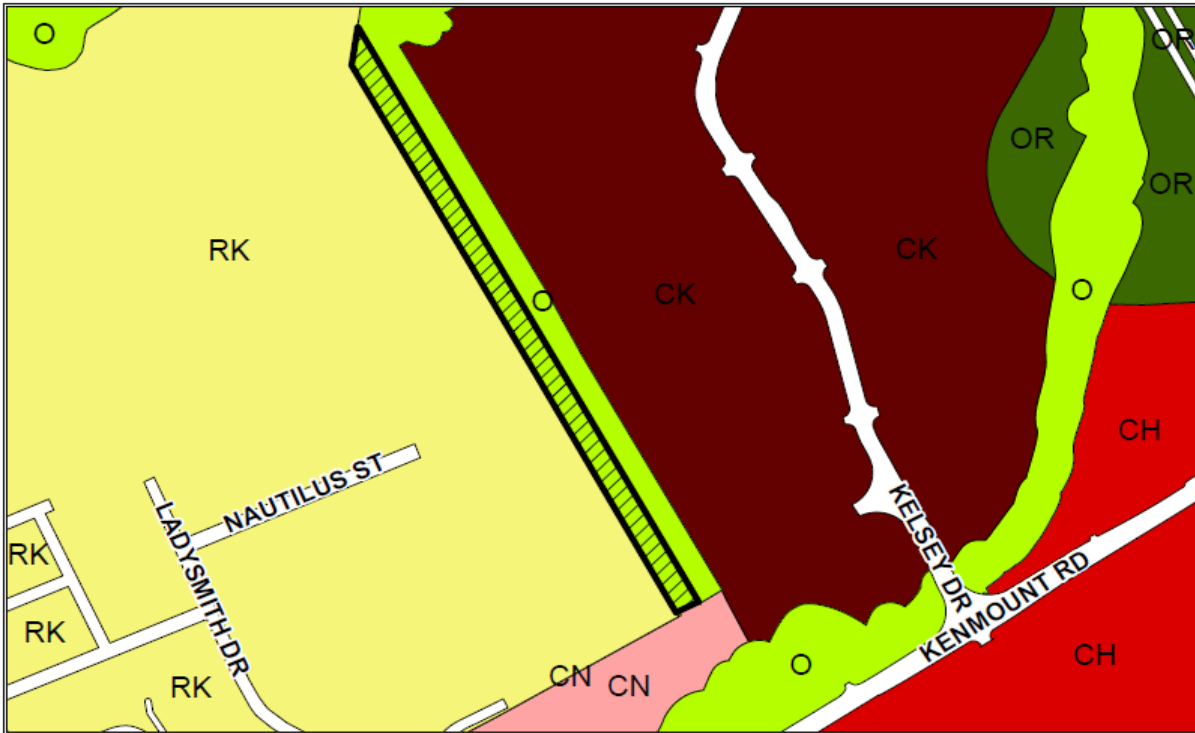
City Clerk

Provincial Registration

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

MCIP





**CITY OF ST. JOHN'S
DEVELOPMENT REGULATIONS
Amendment No. 537, 2012
[Map Z-1A]**

2012 03 05 SCALE: 1:6000
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
OPEN SPACE (O) LAND USE ZONE TO
RESIDENTIAL KENMOUNT (RK) LAND USE ZONE

**Kelsey Drive / Kenmount Road
Bristolwood Development**

M.C.I.P. signature and seal

Mayor

City Clerk

Council Adoption

Provincial Registration

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The motion being put was unanimously carried.

Application to Rezone Property, Stavanger Drive
Applicant: Cabot Development Corporation

Under business arising, Council considered a memorandum dated March 21, 2012 from the Director of Planning regarding the above noted.

SJMC2012-03-26/180R

It was moved by Councillor Breen; seconded by Deputy Mayor Duff: That Resolutions for St. John's Municipal Plan Amendment Number 100, 2012 and St. John's Development Regulations Amendment Number 526, 2012 be approved as adopted, which will be referred to the Department of Municipal Affairs with a request for Provincial registration.

The motion being put was unanimously carried.

Business Arising

Under business arising, Councillor Colbert referenced his remarks concerning legislation governing disabled parking spaces and Parking Enforcement Officers' ability to issue tickets. He thanked Minister Davis and staff for clarifying the situation noting that the City has the authority to issue a ticket if a sign and/or blue space is visible, and the Parking Enforcement Officers were given direction to issue tickets accordingly. Councillor Colbert noted that the minister and staff will look at the cost of having the fine for parking illegally in a blue space posted on the signage.

Notices Published

1. An application has been submitted by Bell Mobility requesting permission to install a Monopole Tower on property situated at the end of **Autumn Drive in Airport Heights**. The proposed tower will stand 30 metres in height and will mount cell phone antennas. (Ward 4)

One (1) Submission of concern

SJMC2012-03-26/181R

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

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The motion being put was unanimously carried.

Committee Reports

Development Committee Report dated March 20, 2012

Council considered the following Development Committee Report dated March 20, 2012:

- 1. Proposed Restaurant/Lounge
Civic No. 177 – 179 Duckworth Street (Ward 2)
Applicant: Chris Andrews**

The Committee recommends that the application for the proposed Restaurant/Lounge at Civic No. 177-179 Duckworth Street be rejected as Section 7.22 (1) of the St. John's Development Regulations states that no lounge shall be permitted within 50 metres of the Newfoundland War Memorial and the site of the proposed lounge is located within 50 metres of the War Memorial.

SJMC2012-03-26/182R

It was moved by Councillor Hann; seconded by Deputy Mayor Duff: That the Committee's recommendation be approved.

The motion being put was carried with Councillor Galgay abstaining due to a potential conflict of interest.

Planning & Housing Standing Committee Report dated March 13, 2012

Council considered the Planning and Housing Standing Committee Report dated March 13, 2012.

SJMC2012-03-26/183R

It was moved by Councillor Hann; seconded by Councillor Tilley: That the Committee's recommendation that the following proposed standards for drive-thru operations be incorporated within the text of the St. John's Development Regulations, be approved:

15 Metre Separation Distance

Under this standard, the minimum separation distance, measured from the edge of the drive-thru facility stacking lane or by-pass lane (whichever is closer) to the closest property line of any abutting residentially occupied or residentially zoned property would be 15 metres. A noise attenuation barrier designed by a qualified acoustical consultant and reviewed and approved by City staff, will be required to be installed at the expense of the proponent for the drive-thru. Any landscaping requirements associated with the drive thru operation would be included within the 15 metre separation distance.

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Stacking Spaces for Vehicles

The proposed number of required stacking spaces for a drive-thru facility shall be determined by the Director of Engineering or their designate and shall not be less than the following:

- a) Donut/Coffee Shop/Fast Food Eating Establishment - Minimum of 12 spaces
- b) Other types of Drive-Thru Facility - Minimum of 5 spaces

Designation as Discretionary Use Applications

Applications for drive-thrus are to be processed as Discretionary Use Applications wherever a drive-thru is proposed to be located within 150 metres of a residential property, a Residential Zone, an Apartment Zone, or a School or a Church.

SJMC2012-03-26/184R

It was then moved by Councillor Breen; seconded by Councillor Hickman: That the motion be amended to include the following:

1. That Designation as Discretionary Use Applications be expanded to include Daycare Centres and,
2. Where an application for a proposed drives-thru abuts residential property that is not zoned residential, that a 3 metre buffer be required along with sound attenuation barrier with Council having discretion to increase the buffer to 15 metres, when deemed necessary.

The motion to amend being put was carried.

SJMC2012-03-26/185R

It was then moved by Councilor O'Leary; seconded by Councillor Collins: That the main motion be amended as follows:

That the minimum separation distance, measured from the edge of the drive-thru facility stacking lane or by-pass lane (whichever is closer) to the closest property line of any abutting residentially occupied or residentially zoned property would be 10 metres instead of the recommended 15 metre separation distance.

The motion to amend being put there voted for it the mover, seconder and Councillors Hickman and Colbert. Voting against the amendment were Deputy Mayor Duff, Councillors Tilley, Breen, Hann, Galgay and His Worship the Mayor.

The motion to amend was lost.

SJMC2012-03-26/186R

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The main motion to approve the recommendations put forth by staff following review of the commissioner's report, and as amended (to include (1) That Designation as Discretionary Use Applications be expanded to include Daycare Centres; and (2) Where an application for a proposed drives-thru abuts residential property that is not zoned residential, that a 3 metre buffer be required along with sound attenuation barrier with Council having discretion to increase the buffer to 15 metres, when deemed necessary) being put there voted for it the mover, seconder, Deputy Mayor Duff, Councillors Breen, Hickman, O'Leary and His Worship the Mayor. Voting against the motion were Councillors Galgay, Collins and Colbert.

The motion was carried, with the Department of Planning to draft the amendments in conjunction with the City's Legal Department and the Department of Engineering. Upon completion of this process, the proposed amendments would then be referred to an upcoming Regular Meeting of Council for consideration of adoption/approval.

Heritage Advisory Committee Report dated March 21, 2012

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

In Attendance:

- Deputy Mayor Shannie Duff, Chairperson
- Wayne Purchase, Downtown St. John's
- Anne Hart, Resident Representative
- David Kelland, NL Association of Architects
- Tony Lockyer, Canadian Homebuilders (NL Region)
- Gerard Hayes, Citizen Representative
- Taryn Sheppard, Next Up! Representative
- Ken O'Brien, Manager of Planning & Information
- Peter Mercer, Heritage Officer
- Karen Chafe, Recording Secretary

1. **383 Duckworth Street (former Newfoundland Saddlery): Proposed Deck**

The Committee considered an application for a roof-top deck to be situated on the lower, second floor rear roof of 383 Duckworth St. The deck will face George Street. The application is submitted by the Rock House Club and copies of the elevations are attached to this report. Committee member Tony Lockyer advised that he is the contractor for the deck's construction and as such abstained from voting on this matter.

The Committee with the abstention of Tony Lockyer, recommends approval of the design attached, noting that the deck's railing and exit will be set back two feet from the edge of the roof and will not be highly visible from Duckworth St. The

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proposed deck also fits in with the eclectic vernacular of George St. where a number of roof-top decks of various size and dimension are found.

2. 148 Duckworth St. – Proposed New Exterior and EIFS Cladding (former Brass Rack)

The Committee considered the above noted application, the elevations of which are attached to this report. The applicant proposes to re-clad the exterior with a parged EIFS treatment. The front façade is also proposed to consist of four over-sized windows that appear to be retractable or of a garage door style. The side elevation will consist of four casement windows and a main entry relocated from the building's front.

The Committee recommends deferral of the application so that the Committee can consult with the proponent to address the following issues:

- **the elevations which are two dimensional do not adequately illustrate the building's proper dimensions, nor how these dimensions relate to the surrounding streetscape. The side elevations which appear flat for example, should reflect the slope of Cochrane St.;**
- **the over-sized windows proposed for the front appear to be garage doors or retractable windows, particularly as the elevation shows them to be flush with the sidewalk, i.e. the trim at the top of the windows is missing from the bottom;**
- **With regard to the general design of the building, the Committee expressed concern that the treatment proposed, which is reminiscent of contemporary retail store design (examples may be found in the Stavanger Drive and Kelsey Drive areas), may not be appropriate in this location, as it is not reflective of or complementary to the vernacular of the heritage area.**

3. Sub-Committees

The Committee recommends that the following two sub-committees be established with the following general purpose and membership:

- a. Design Guidelines for Construction of New Modern Architecture in Heritage Areas**
 - General Purpose: to develop draft design standards for new buildings in the heritage area.
 - Members:
 - David Kelland, NL Association of Architects
 - Taryn Sheppard, Next Up! Representative (and architect)
 - Deputy Mayor Shannie Duff
 - Ken O'Brien, Manager of Planning & Information
 - Peter Mercer, Heritage Officer
- b. Review of Existing mid 20th Century Architecture for Heritage Designation**

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- General Purpose: to recognize the architectural merit of mid 20th century architecture in the City by developing criteria for the evaluation and heritage designation of such.
- Members:
 - Gerard Hayes, Citizen Representative
 - Wayne Purchase, Downtown St. John's
 - Debbie O'Rielly, NL Historic Trust
 - George Chalker, Heritage Foundation
 - Taryn Sheppard, Next Up! Representative
 - Ann Hart, Resident Representative
 - Peter Mercer, Heritage Officer
 - Shane O'Dea

Deputy Mayor Shannie Duff
Chairperson

SJMC2012-03-26/187R

It was moved by Deputy Mayor Duff; seconded by Councillor Galgay: That the Committee's recommendations be approved.

Following discussion, the motion being put was unanimously carried.

Joint Committee of Council and Downtown St. John's Report dated March 14, 2012

Council considered the following Joint Committee of Council and Downtown St. John's Report dated March 14, 2012:

Attendees: City of St. John's Representatives:
 Deputy Mayor Shannie Duff, Chairperson
 Councillor Sheilagh O'Leary
 Councillor Bruce Tilley
 Paul Mackey, Deputy City Manager/Director of Public Works & Parks
 Dave Blackmore, Director of Building & Property Management
 Robin King, Transportation Engineer
 Kevin Breen, Manager of Streets & Parks
 Karen Chafe, Recording Secretary

Downtown St. John's Representatives:
 Susan LeDrew, Board Chair
 Kim Saunders, Vice-Chair
 Dave Marshall, Treasurer



John McCarthy, Past Chair
Wayne Purchase
Brad Burness
Robert Seymour
Dave Lane
Scott Cluney, Executive Director

Report:

1. **LED Lighting**

Downtown St. John's questioned if the City investigated the possible conversion of downtown street lighting to LED lighting. The matter had been referred to a meeting of the Public Works & Environment Standing Committee, at which time it was noted that Newfoundland Power was doing some research on the matter and had yet to conclude its findings. The Transportation Engineer advised that should the City and Downtown St. John's wish to convert to LED lighting, it would likely require a change in poles as LED lighting requires luminaries that face downward, rather than upward as is the case with the existing decorative lighting.

The Committee recommends that the Transportation Engineer develop an issue paper outlining the options for conversion of street lighting to LED lighting and the costs associated with such.

2. **Street Sign for Angels Corner**

Councillor O'Leary referenced the recently developed Angels Corner at the north/east intersection of Prescott and Duckworth St. She commended Downtown St. John's for their partnership with the City of St. John's, the Grand Concourse Authority and the St. John's Native Friendship Center in realizing this project's completion. It would now be in order for a street sign to be installed at the location with the wording "Angels Corner" similar to the City sign installed at the Constabulary Court.

The Committee on motion of Councillor O'Leary; seconded by Dave Marshall recommends that Council make arrangements to have a street sign named "Angels Corner" installed at the north/west intersection of Prescott and Duckworth St.

3. **Sidewalk Snow Clearing Downtown**

The Manager of Streets and Parks advised the Committee that the City has a meeting scheduled with Mile One to discuss the possibility of partnering with them to combine their snow clearing contract with the Downtown sidewalk snow clearing contract. The purpose of such is to provide a more reliable service for both areas. If an arrangement can be worked out, tenders will be published in time for the next winter season.

Downtown St. John's expressed no objection to the proposed partnering with Mile One Stadium.

4. **Litter Problems in Downtown**

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The Committee referenced the problems with the proliferation of litter in the Downtown and the challenges with keeping ahead of the clean-up particularly during weekends, as well as the enforcement of the by-laws which are meant to offset such. The following was proposed:

- That Downtown St. John's provide a comprehensive written submission outlining their major areas of concern as well as suggested solutions.
- That the Deputy City Manager/Director of Public Works & Parks develop an issue paper outlining the costs associated with enhancing the handcart and madvac programs in the Downtown area, and that this issue be referred to a future meeting of the Finance and Administration Standing Committee to determine how such costs may be allocated. Downtown St. John's is to be consulted on the deliberations that take place with the Finance and Administration Standing Committee.
- With regard to enforcement of the litter by-law, it was agreed that a sub-committee be established to develop a communication strategy advising businesses of the litter by-law and encouraging them to be more proactive by maintaining and cleaning their own property frontages. The sub-committee is proposed to consist of the following:
 - Councillor Sheilagh O'Leary
 - Scott Cluney, Downtown St. John's
 - Karen Hickman, St. John's Clean & Beautiful
 - Jennifer Mills, Communications Officer
 - Kim Saunders, Downtown St. John's

With regard to beautification, Downtown St. John's requested that the City investigate the possibility of hanging more flower baskets in various high profile areas where they are lacking and that garbage receptacles are emptied on a more regular basis. Downtown St. John's agreed to consult with the City on problem areas.

5. Communications Plan for Fine Increase

Representatives of Downtown St. John's referenced Council's recent approval to increase parking meter fines from \$15.00 to \$25.00. They expressed concern about this action, particularly since the Downtown St. John's Board of Directors had previously and unanimously agreed that the ticket increase should coincide with the implementation of the electronic ticket writer devices. Such devices would enable people who pay early to receive a discount.

The City advised, however, that Council will have to borrow approximately \$8.5 million with an annual debt service payment of \$790,000 for parking facilities downtown. Thus, there is an immediate need to generate revenue from the ticket increase which will be redirected into the parking facility reserve fund. The more money that can be accumulated in that reserve fund, the less money the City needs to borrow. The City is also continuing to work toward the implementation of the ticket writer technology and a request for proposals is in the process of being developed. It is anticipated that within the next 4 – 6 months, the technology will be fully operational

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Despite the differences expressed, the Committee did agree that there is a need for a communication plan to educate the general public about the basis for and timing of the fine increase, the revenues from which will be reinvested back into the Downtown area for parking and traffic initiatives and facilities.

6. Request from Eastport Properties to Close Harbour Drive

The City has received a request from Eastport Properties for permission to temporarily close Harbour Drive for a three day period. This will allow for the assembly of a construction crane which will remain on site during construction at 351 Water St. The dates for closure are March 26, 27 and 28th. The proposed closure will take place from Steers Cove to Bishop's Cove. Proper advance notification will take place prior to the closure.

The Committee recommends approval of the closure of Harbour Drive as outlined above.

Deputy Mayor Shannie Duff
Chairperson

SJMC2012-03-26/188R

It was moved by Deputy Mayor Duff; seconded by Councillor O'Leary: That the Committee's recommendations be approved.

Following discussion, the motion being put was unanimously carried.

Arts Advisory Committee Report dated March 22, 2012

Council considered the following Arts Advisory Committee Report dated March 22, 2012:

Attendees: Deputy Mayor Shannie Duff, Chairperson
Councillor Sandy Hickman
Ken Murphy, Newfoundland and Labrador Arts Council Rep.
Danielle Devereaux, WANL
Peter Rompkey, RCA Theatre
Calla Lachance, Dance NL
Michelle Bush, Visual Arts Representative
Paul Pope, Film Industry Representative
Michelle Haire, Heritage Canada
Mary Bishop, Citizen Representative
Elizabeth Lawrence, Director of Economic Development, Tourism & Culture
Dave Blackmore, Director of Building and Property Management
Kay Anonsen, Arts & Cultural Development Coordinator

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Rhonda Rose-Colbert, Project Assistant
Karen Chafe, Recording Secretary

(Mac Furlong with CBC Radio's Weekend Arts Magazine was also present)

Report:

1. Meeting with Sheppard Case Architects re: Cultural Facility Study

The Committee met with Jim Case and Taryn Sheppard of Sheppard Case Architects to discuss the parameters for the *Demand and Needs Analysis and Business Plan for a Multi-Purpose Arts Facility*. Sheppard Case Architects was awarded the RFP by Council during its regular meeting of February 13, 2012. As part of the consultation process that will ensue, the following forum has been scheduled.

*Multi-Purpose Arts Space
Supply & Demand Forum*

Sheppard Case Architects and the City of St. John's invite local practitioners of visual art, theatre, performance, dance, music, multimedia arts, film, craft, writing etc., to attend a public forum on the current condition of arts space in the City.

The purpose of the forum is to determine the demand for, and supply of, rehearsal, production, office and workshop space that is suitable, accessible and affordable for local artists.

The forum will be one of the avenues by which input will be gathered to identify considerations for a possible multi-purpose arts facility.

The Forum will be held in the Foran Room at St. John's City Hall on April 19, 2012 at 7:00 p.m.

2. Next Up! Representative

Arising from the recommendations of the "Roadmap 2021" report approved by Council which included the goal to attract "a magnetic and desirable city for newcomers and young professionals" with the establishment of Nexter (19-35 years) representatives on City advisory committees, the Arts Advisory Committee has received twenty-six (26) applications. The Committee reviewed the applications and short-listed them to five members. By private ballot, Committee members then voted for their individual preferred candidates.

The Committee recommends the appointment of Sara Tilley as the Committee's first "Nexter" representative.

The Committee further recommends that the Arts Advisory Committee Terms of Reference be revised to reflect the addition of one "Nexter" representative.

3. Business Representative

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The Committee's business representative, Ms. Margot Bruce-O'Connell has resigned from the Committee due to heavy work commitments.

The Committee wishes to thank Ms. Bruce O'Connell for her contribution to the Committee and recommends that His Worship the Mayor send her a letter of appreciation.

The Committee has advertised the position of business representative to replace Ms. Bruce O'Connell and has received a total of two applications.

The Committee having reviewed the applications submitted recommends that Ms. Deborah Inkpen be appointed as the Committee's next business representative.

**Deputy Mayor Shannie Duff
Chairperson**

SJMC2012-03-26/189R

It was moved by Deputy Mayor Duff; seconded by Councillor O'Leary: That the Committee's recommendations be approved.

Following discussion, the motion being put was unanimously carried.

Development Permits List

Council considered as information the following Development Permits List for the period March 16, 2012 to March 22, 2012:

**DEVELOPMENT PERMITS LIST
DEPARTMENT OF PLANNING
FOR THE PERIOD OF March 16, 2012, 2012 TO March 22, 2012**

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
RES	Jennifer Dawe	Subdivide for One (1) additional Building Lot	219 Logy Bay Road	1	Approved	12-03-20
RES	Dion	Subdivide for One (1)	34 Topsail Road	2	Approved	12-03-22

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CLASS: INDUSTRIAL

THIS WEEK \$.00

CLASS: GOVERNMENT/INSTITUTIONAL

THIS WEEK \$.00

CLASS: RESIDENTIAL

KENNETH SOOLEY	38 OUTER BATTERY RD	NC ACCESSORY BUILDING
KARWOOD CONTRACTING	34 SPRUCE GROVE AVE, LOT 138	NC SINGLE DETACHED DWELLING
PETER WHITE AND ANNE WHITE	142 CHEESEMAN DR	NC SWIMMING POOL
MARNELL ENTERPRISES LTD.	31 CYPRESS ST, LOT 137	NC SINGLE DETACHED DWELLING
MARNELL ENTERPRISES	69 CYPRESS ST - LOT 121	NC SINGLE DETACHED DWELLING
JASON BARRETT	51 GLENLONAN ST, LOT 7	NC SINGLE DETACHED DWELLING
HOMEWORX	136 GREAT EASTERN AVE, LOT 107	NC SINGLE DETACHED & SUB.APT
TERRY WALSH CONTRACTING LTD.	16 HAMLET ST, LOT 67	NC SINGLE DETACHED DWELLING
TERRY WALSH CONTRACTING LTD.	18 HAMLET ST, LOT 68	NC SINGLE DETACHED & SUB.APT
TERRY WALSH CONTRACTING LTD.	20 HAMLET ST, LOT 69	NC SINGLE DETACHED & SUB.APT
TERRY WALSH CONTRACTING LTD.	22 HAMLET ST, LOT 70	NC SINGLE DETACHED & SUB.APT
BLUEWATER PROPERTY AND	17 MIRANDA ST, LOT 94	NC SINGLE DETACHED DWELLING
LORI MITCHELL	8 NAUTILUS ST, LOT 119	NC SINGLE DETACHED & SUB.APT
FAIRVIEW INVESTMENTS LIMITED	7 OBERON ST - LOT 142	NC SINGLE DETACHED & SUB.APT
TRIPLE L CONTRACTING	18 ROSALIND ST, LOT 391	NC SINGLE DETACHED & SUB.APT
ANTHONY H. GUEST	5 THISTLE PL	NC ACCESSORY BUILDING
NORM PHANEUF	97 ST. CLARE AVE	CO HOME OFFICE
HANN CONSTRUCTION LIMITED	115 BLUE PUTTEE DR, LOT 87	RN SINGLE DETACHED DWELLING
JOSHUA K. TAYLOR	132 BOND ST - 2ND & 3RD FLOORS	RN SEMI-DETACHED DWELLING
DAVID REDDY	32 CAPE PINE ST	RN SINGLE DETACHED DWELLING
NFLD & LABRADOR HOUSING CORP.	175 CASHIN AVE EXTEN	RN TOWNHOUSING
NFLD & LABRADOR HOUSING CORP.	177 CASHIN AVE EXTEN	RN TOWNHOUSING
NFLD & LABRADOR HOUSING CORP.	179 CASHIN AVE EXTEN	RN TOWNHOUSING
NFLD & LABRADOR HOUSING CORP.	181 CASHIN AVE EXTEN	RN TOWNHOUSING
PETER SOUCY	18 CATHEDRAL ST	RN SINGLE DETACHED & SUB.APT
PHILIP W OSBORNE	1 DAVIDSON PL	RN SINGLE DETACHED & SUB.APT
PAUL DUNNE	68 FLOWER HILL	RN TOWNHOUSING
ANTHONY PIKE	2 GILBERT ST	RN MIXED USE
DAVID G. FAGNER	42 HAYWARD AVE	RN SINGLE DETACHED DWELLING
NFLD & LABRADOR HOUSING CORP	13 HEATHERTON PL	RN TOWNHOUSING
KEITH G. & LUCINDA BRADBURY	37 HOWLEY AVE EXTEN	RN SINGLE DETACHED DWELLING
NEW VICTORIAN HOMES	6 MCCRAE ST	RN SINGLE DETACHED DWELLING
JOHN J. HARRIS	19 POWER ST	RN SEMI-DETACHED DWELLING
DONALD MACDONALD	6 STEWART AVE	RN TOWNHOUSING
SULLIVAN'S CONTRACTING LIMITED	74 TEAKWOOD DR, LOT 9	RN SINGLE DETACHED DWELLING
HARRY & PATRICIA STONE	80 TOPSAIL RD	RN SINGLE DETACHED & SUB.APT
NFLD & LABRADOR HOUSING CORP.	2 VIMY AVE	RN TOWNHOUSING
NFLD & LABRADOR HOUSING CORP.	4 VIMY AVE	RN TOWNHOUSING
NFLD & LABRADOR HOUSING CORP.	6 VIMY AVE	RN TOWNHOUSING
NFLD & LABRADOR HOUSING CORP.	8 VIMY AVE	RN TOWNHOUSING
LLEWELLYN KELLOWAY AND	16 CANSO PL	SW SINGLE DETACHED & SUB.APT

THIS WEEK \$ 3,435,200.00

ST. JOHN'S

CLASS: DEMOLITION

PRINCIPAL HOLDINGS LIMITED 65 STAVANGER DR (INT. DEMO) DM CAR SALES LOT
THIS WEEK \$ 15,000.00

THIS WEEK'S TOTAL: \$ 4,005,700.00

REPAIR PERMITS ISSUED: 2012/03/15 TO 2012/03/21 \$ 145,000.00

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		

REJECTION:

16 Toby McDonald Street – Your application for the extension of an attached garage has been rejected as per Section 14 & 18 of the City of St. John's Building By-Law.

Payrolls and Accounts

SJMC2012-03-26/191R

It was decided on motion of Councillor Colbert; seconded by Councillor Tilley: That the following Payrolls and Accounts for the week ending March 22, 2012 be approved:

**Weekly Payment Vouchers
For The
Week Ending March 22, 2012**

Payroll

Public Works	\$ 439,571.95
Bi-Weekly Casual	\$ 17,978.33
Accounts Payable	\$ 4,137,276.03

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Total: \$ 4,594,826.31

Tenders

- a. Tender – Open Order for Rental of Cars and Trucks
- b. Tender – Open Order for Supply of Chlorine Bulk
- c. Tender – Open Order for Supply of Building Materials
- d. Tender – Water Meters
- e. Tender – Auctioneering Services

SJMC2012-03-26/192R

It was moved by Councillor Colbert; seconded by Councillor Tilley: That the recommendations of the Director of Finance and City Treasurer be approved and the tenders awarded as follows:

- a. **Discount Car & Truck; Thrifty Car Rental; Practicar Car & Truck Rentals; Enterprise Rent A Car, as per recommendations presented in memorandum dated March 21, 2012, fully meeting specifications as per the Public Tendering Act
(The lowest bidder of items required will be approached first to supply)**
- b. **Brenntag Canada Inc. @ \$414,700.00 (taxes not included)**
- c. **Kent Building Supplies @ \$65,219.50
Rona @ \$66,648.28 (Taxes not included)**
- d. **G & M Project Management @ \$92,008.65 (taxes not included)**
- e. **Fitzpatrick's Auctioneering Services Ltd. @ 18.5 percent of sales (Taxes Extra)**

The motion being put was unanimously carried.

Redevelopment of Upper Stories in the Downtown

Council considered a memorandum dated March 15, 2012 from the Director of Building & Property Management regarding the above noted.

SJMC2012-03-26/193R

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It was moved by Councillor Colbert; seconded by Councillor Tilley: That staff be directed to proceed with commissioning a study of fire exiting equivalencies for downtown properties at an estimated cost of \$65,000.00 (HST Included).

The motion being put was unanimously carried.

124 Circular Road, Dr. Hugh Whitney

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

SJMC2012-03-26/194R

It was moved by Councillor Colbert; seconded by Councillor Hickman: That Dr. Hugh Whitney's request to purchase City land located at the rear of his property at 124 Circular Road, and the street right-of-way at Empire Avenue be granted at a rate of \$2 per sq. ft. plus usual administration fees and HST and subject to a water line and fire hydrant easements, as per the recommendation of the City Solicitor.

The motion being put was unanimously carried.

Snow Clearing Report for the period January 1st to March 23rd, 2012

Council considered as information the snow clearing report for the period January 1st to March 23, 2012.

Councillor Collins

Councillor Collins reminded residents that the Mandatory Covering of Garbage comes into effect April 1, 2012

Councillor Galgay

Councillor Galgay reminded residents of an open house to be held Monday April 2 from 2:00 to 4:30 p.m. and 6:30 to 9:00 p.m. in the Foran/Greene Room, Fourth Floor, City Hall to view the City's proposed Traffic Calming Plan for Old Topsail Road.

Councillor O'Leary

Councillor O'Leary advised that she attended a presentation at the Harris Centre, MUN, conducted by Dr. Donald Shiner, called Seniors Housing Challenges and Possible Solutions for Atlantic Canada. The issue concerned the need for a universal design within the regulations, which are

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mainly controlled at the Provincial level, and what role the City can play. Discussion involved the fears and desires of seniors which include the desire to stay in their own homes, fear of loss of independence and residing in a nursing home. The presentation outlined the need to start looking at international models on how seniors can remain in their own homes as long as possible in the most efficient and cost effective manner. Councillor O’Leary asked that the matter be referred to the Mayor’s Advisory Committee on Seniors for discussion. His Worship the Mayor noted that he would like to see society and the Province look at finding solutions to the challenges of seniors preferring to live independently rather than being institutionalized.

Deputy Mayor Duff

Deputy Mayor Duff advised that Government House is looking for information on the location of horse troughs that used to be located throughout the City. She asked anyone with information to contact her.

Adjournment

There being no further business, the meeting adjourned at 6:15 p.m.

MAYOR

CITY CLERK

ST. JOHN'S