

November 2nd, 2009

The Regular Meeting of the St. John's Municipal Council was held in the Council Chamber, City Hall, at 3:30 p.m. today.

Acting Mayor Duff presided.

There were present also Councillors O'Leary, Hickman, Hann, Breen, Galgay, and Collins

Regrets: His Worship the Mayor, Councillors Colbert, Hanlon and Tilley

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

Call to Order and Adoption of the Agenda

SJMC2009-11-02/615R

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

- a. Memorandum dated November 2, 2009 from the Associate Commissioner/Director of Engineering re Jeers Column – Evening Telegram, November 2nd, 2009

Adoption of Minutes

SJMC2009-11-02/616R

It was decided on motion of Councillor Collins; seconded by Councillor Hickman: That the minutes of the October 26th, 2009 meeting be adopted as presented.

Business Arising

SJMC2009-11-02/617R

Pursuant to Notice of Motion, it was moved by Councillor Hickman; seconded by Councillor O’Leary: That the following St. John’s Sign (Amendment No. 2-2009) By-Law be adopted:

BY-LAW NO.

**ST. JOHN’S SIGN (AMENDMENT NO. 2 – 2009) BY-LAW
PASSED BY COUNCIL ON NOVEMBER 2, 2009**

Pursuant to the powers vested in it under the City of St. John’s Act, RSNL 1990 c.C-17, as amended and all other powers enabling it, the City of St. John’s enacts the following by-law related to signage.

BY-LAW

1. This By-Law may be cited as the “St. John’s Sign (Amendment No. 2 – 2009) By-Law”.

2. Section 2 of the St. John’s Sign By-Law is amended by adding the following as section 2(b.1):

“2(b.1) “changeable message sign” means a sign which has or incorporates one or more of the following features:

- (i) moving parts;
- (ii) moving or changing images;
- (iii) changing text; or
- (iv) moving or intermittent lights.

3. Section 4 of the St. John’s Sign By-Law is amended by adding the following as section 4(h):

“4(h) signs at recreational facilities owned or operated by the City of St. John’s”.

4. The following is added to the St. John’s Sign By-Law as section 23.1:

“CHANGEABLE MESSAGE SIGNS

23.1 Changeable Message Signs shall:

- (a) have a maximum illumination level of 1,500 lumens;
- (b) have a maximum transition time from one image or format to the next of 2 seconds;

- (c) have a minimum image display time of 10 seconds;
- (d) be shielded to reduce glare in a manner acceptable to the inspector;
- (e) have a positive contrast orientation;
- (f) not have animation;
- (g) not have flashing, strobe, intermittent or moving lights; and
- (h) not have lights in a colour or combination of colours which in the opinion of the inspector may be misinterpreted as an emergency/warning device or vehicle or other traffic control device.

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 2nd day of November, 2009.

MAYOR

CITY CLERK

The motion being put was unanimously carried.

SJMC2009-11-02/618R

Pursuant to Notice of Motion, it was moved by Councillor Hickman; seconded by Councillor O’Leary: That the following Mobile Sign (Amendment No. 1-2009) By-Law be adopted:

**BY-LAW NO.
MOBILE SIGN (AMENDMENT NO. 1 – 2009) BY-LAW
PASSED BY COUNCIL ON NOVEMBER 2 , 2009**

Pursuant to the powers vested in it under the City of St. John’s Act, RSNL 1990, c.C-17 as amended and all other powers enabling it, the City of St. John’s enacts the following by-law relating to the regulation of mobile signs.

BY-LAW

1. This By-Law may be cited as the “St. John’s Mobile Sign (Amendment No. 1 – 2009) By-Law”.
2. Section 2 of the St. John’s Mobile Sign By-Law is amended by adding the following as section 2(d):

- 2(d) “changeable message mobile sign” means a mobile sign which has or incorporates one or more of the following features:
 - (i) moving parts;
 - (ii) moving or changing images;
 - (iii) changing text; or
 - (iv) moving or intermittent lights.”

3. The following is added to the St. John’s Mobile Sign By-Law as section 13.1.

“13.1 Changeable Message Mobile Signs shall:

- (a) have a maximum illumination level of 1,500 lumens;
- (b) have a maximum transition time from one image or format to the next of 2 seconds;
- (c) have a minimum image display time of 10 seconds;
- (d) be shielded to reduce glare in a manner acceptable to the inspector;
- (e) have a positive contrast orientation;
- (f) not have animation;
- (g) not have flashing, strobe, intermittent or moving lights; and
- (h) not have lights in a colour or combination of colours which in the opinion of the inspector may be misinterpreted as an emergency/warning device or vehicle or other traffic control device.

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 2nd day of November, 2009.

MAYOR

CITY CLERK

The motion being put was unanimously carried.

Application to Rezone Property –Topsail Road, Proposed Seniors’ and Condominium Apartment Development, Newfoundland Real Estate Investment Corporation

Under business arising, Council considered a memorandum dated October 28, 2009 from the Director of Planning regarding the above noted.

SJMC2009-11-02/619R

It was moved by Councillor Galgay; seconded by Councillor Hann: That the following Resolutions for St. John's Municipal Plan Amendment Number 76, 2009 and St. John's Development Regulations Amendment Number 469, 2009 be adopted:

**RESOLUTION
ST. JOHN'S MUNICIPAL PLAN
AMENDMENT NUMBER 76, 2009**

WHEREAS the City of St. John's wishes to redesignate land located on the south side of Topsail Road, east of Holbrook Avenue, in order to allow a residential development.

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 on the south side of Topsail Road, east of Holbrook Avenue, from the Residential Low Density Land Use District and the Institutional Land Use District, to the Residential High 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 day of _____, 2009.

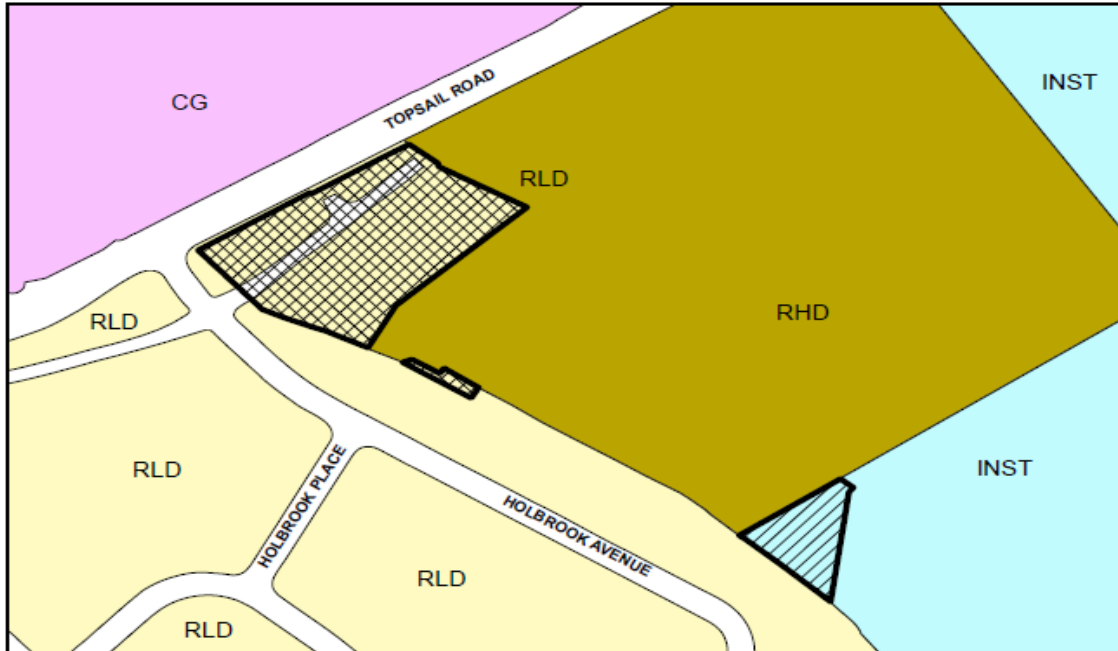
Mayor

**Director of Corporate Services
and 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
MUNICIPAL PLAN
Amendment No. 76, 2009
[Map III-1A]**

2009 09 16 SCALE: 1:2500
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
RESIDENTIAL LOW DENSITY (RLD) LAND USE DISTRICT TO
RESIDENTIAL HIGH DENSITY (RHD) LAND USE DISTRICT



AREA PROPOSED TO BE REDESIGNATED FROM
INSTITUTIONAL (INST) LAND USE DISTRICT TO
RESIDENTIAL HIGH DENSITY (RHD) LAND USE DISTRICT

Topsail Road at Holbrook Avenue,
Nfld. Real Estate Investment Corp.

M.C.I.P. signature and seal

Mayor

Director Corp. Services/City Clerk

Council Adoption

Provincial Registration

**RESOLUTION
ST. JOHN'S DEVELOPMENT REGULATIONS
AMENDMENT NUMBER 469, 2008**

WHEREAS the City of St. John's wishes to rezone land located on the south side of
Topsail Road, east of Holbrook Avenue, in order to allow a residential development.

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.

1. **Repeal Section 10.14.3 (f)** (“Maximum Building Height for Buildings in the Apartment High Density (A3) Zone”) and replace it with the following new section:

“10.14.3 (f) Building Height (maximum). Ten (10) storeys (not exceeding 37 metres) except those properties located at Civic Numbers 346-360 Empire Avenue and commonly referred to as the Kelly’s Brook Seniors’ Apartments, where the Building Height is restricted to a maximum of five (5) storeys; and except for the property located on Forest Road and commonly known as the Old General Hospital site, where the Building Height is restricted to a maximum of three (3) storeys; and except for the property located on the north side of Stavanger Drive and east of Coultas Street where the Building Height is restricted to six (6) storeys; and except for the property located on the north side of Stavanger Drive and west of Coultas Street where the Building Height is restricted to six (6) storeys; and except for the property located on the south side of Topsail Road, east of Holbrook Avenue, where the maximum building height is restricted to six (6) storeys on the northern portion of the site to allow the construction of two 6-storey apartment buildings and restricted to four (4) storeys on the southern portion of the site to allow the construction of two 4-storey apartment buildings.”

2. **Rezone land on the south side of Topsail Road, east of Holbrook Avenue, from the Residential Low Density (R1) Zone, the Residential Medium Density (R2) Zone, the Apartment Medium Density (A2) Zone and the Institutional (INST) Zone to the Apartment High Density (A3) Zone, as shown on Map Z-IA 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.

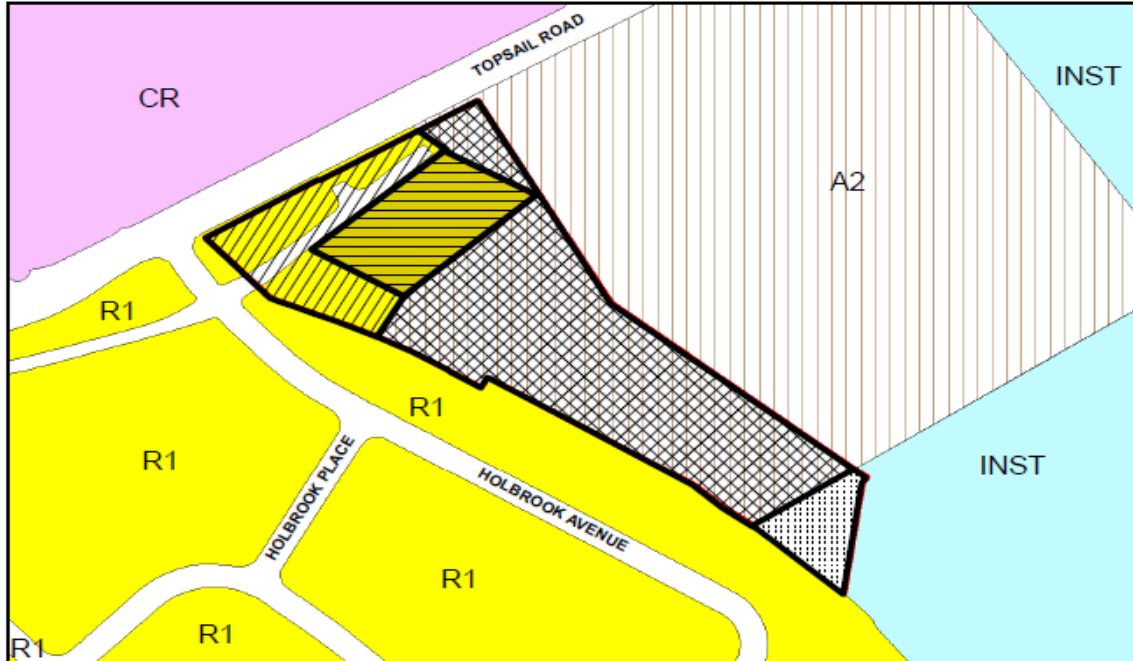
IN WITNESS THEREOF the Seal of the City of St. John’s has been hereunto affixed and this Resolution has been signed by the Mayor and the City Clerk on Behalf of Council this day of ,**2009**.

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



**CITY OF ST. JOHN'S
DEVELOPMENT REGULATIONS
Amendment No. 469, 2009
[Map Z-1A]**

2009 09 16 SCALE: 1:2500
CITY OF ST. JOHN'S
DEPARTMENT OF PLANNING

-  AREA PROPOSED TO BE REZONED FROM RESIDENTIAL LOW DENSITY (R1) LAND USE ZONE TO APARTMENT HIGH DENSITY (A3) LAND USE ZONE
-  AREA PROPOSED TO BE REZONED FROM RESIDENTIAL MEDIUM DENSITY (R2) LAND USE ZONE TO APARTMENT HIGH DENSITY (A3) LAND USE ZONE
-  AREA PROPOSED TO BE REZONED FROM APARTMENT MEDIUM DENSITY (A2) LAND USE ZONE TO APARTMENT HIGH DENSITY (A3) LAND USE ZONE
-  AREA PROPOSED TO BE REZONED FROM INSTITUTIONAL (INST) LAND USE ZONE TO APARTMENT HIGH DENSITY (A3) LAND USE ZONE

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

Topsail Road at Holbrook Avenue,
Nfld. Real Estate Investment Corp.

M.C.I.P. signature and seal

Mayor

Director Corp. Services/City Clerk

Council Adoption

Provincial Registration

And further, that Mr. Stan Clinton, who is a member on the City's Commissioner list, be appointed as the commissioner to conduct a public hearing on the amendments for the Topsail Road site, which is under application for rezoning, the proposed date for the public hearing being Tuesday, November 24, 2009.

The motion being put was unanimously carried.

Other Matters

Councillor Hann referenced a memorandum dated November 2, 2009 from the Associate Commissioner and Director of Engineering regarding today's Cheers and Jeers section of the Telegram in relation to the Traffic Divisions involvement in assisting MacDonald Drive Junior High with their traffic problems associated with Eastern Health's temporary H1N1 immunization clinic, which suggested "revenue generating opportunities" and "there was a City of St. John's traffic vehicle stationed there to write a cash bonanza of parking tickets". Staff took issue with the comments and provided information that did not appear as part of this Jeers column. The Associate Commissioner and Director of Engineering advised that in total there were four (4) tickets issued by the parking services division to vehicles that were parked in the "No Stopping Area" on Toronto Street and according to staff these vehicles had parked in this area despite the fact that there were other parking areas available. Pylons were placed in this area to prevent others from parking there. The bottom line is that these vehicles compromised motorists visibility and could have easily lead to a pedestrian/vehicle mishap. The traffic division acted quickly and responsibly for the circumstances present at that time.

Development Committee Report dated October 27th, 2009

Council considered the following Development Committee Report dated October 27th, 2009:

APPLICATIONS FOR APPROVAL

- 1. Application to Construct an Accessory Building
Request for Approval of 4.3 Metre Height
Civic No. 72 Navajo Place (Ward 4)**

The Development Committee recommends that the above noted application be approved.

- 2. Proposed Building Lot
Subdivision of Property
Gerald O'Brien
Civic No. 16 Topsail Road (Ward 2)**

The Development Committee recommends that Council establish a minimum building line of 22.6 metres for the above noted property in accordance with Section 8.3.1 of the St. John's Development Regulations and approve the above noted application.

APPLICATIONS FOR REJECTION:

- 3. Application to Subdivide Property to Construct Dwelling
Ruth MacDonald
Civic No. 679 Thorburn Road (Ward 4)**

The Development Committee recommends that the above noted application be rejected in accordance with Section 104 of the City of St. John's Act.

OTHER

- 4. Application for Residential Dwelling Unit
Lot between Civic Nos. 28 & 30 Chafe Avenue (Ward 5)**

The Development Committee recommends that Council establish the building line for the above noted property at 4.0 metres, as per Section 8.3.1 of the St. John's Development Regulations.

- 5. Proposed Six (6) Unit Affordable Housing Apartment Building
ERCO Development Inc.
Hamilton Avenue at Blackmarsh Road (Ward 3)**

The Development Committee advises that six (6) parking spaces will be sufficient for the above noted proposed development based on the tenant profile of this development, and recommends that Council approve Parking Relief in accordance with Section 9.1.(2).1 of the St. John's Development Regulations.

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

SJMC2009-11-02/620R

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

The motion being put was unanimously carried.

**Planning & Housing Standing Committee (Committee of the Whole)
Report dated October 27th, 2009**

Council considered the following Planning & Housing Standing Committee (Committee of the Whole) Report dated October 27th, 2009:

In Attendance: Councillor Frank Galgay, Chairperson
 Deputy Mayor Shannie Duff
 Councillor Tom Hann
 Councillor Sheilagh O’Leary
 Councillor Danny Breen
 Councillor Debbie Hanlon
 Councillor Wally Collins
 Mr. Ron Penney, Chief Commissioner & City Solicitor
 Mr. Art Cheeseman, Associate Commissioner/Director of Engineering
 Mr. Cliff Johnston, Director of Planning
 Mr. Paul Mackey, Director of Public Works & Parks
 Mr. Joe Sampson, Manager of Development
 Mr. Ken O’Brien, Manager of Planning & Information
 Mr. Walt Mills, Development Engineer
 Mr. Robin King, Transportation Engineer
 Ms. Linda Bishop, Senior Legal Counsel
 Ms. Kelly Butler, Recording Secretary

1. Downtown Parking Study

The Committee considered the **attached** memorandum dated October 26, 2009, from the Director of Planning regarding the above noted matter.

The Committee agreed that the supplementary information dated October 13, 2009, from the IBI Group regarding parking standards for Downtown St. John’s should be considered at the public meeting on the Downtown Parking Study which is scheduled to take place on Tuesday, November 10, 2009, at 7:00 p.m. in the E.B. Foran Room, City Hall.

2. Application for Rezoning – Civic No. 280-282 Main Road (Ward 5) – Shawn Lee

The Committee considered the **attached** memorandum dated October 23, 2009, from the Department of Planning regarding the above noted matter.

The Committee agreed that the rezoning application should be referred to a public meeting to be chaired by a member of Council.

3. Application for Rezoning – Silverton Street (Ward 5) – Johann Weger

The Committee considered the **attached** memorandum dated October 23, 2009, from the Department of Planning regarding the above noted matter.

The Committee agreed that the rezoning application should be referred to a public meeting to be chaired by a member of Council.

4. Hunting in the Goulds & Southlands Areas (Ward 5)

The Committee considered correspondence from a resident of the Southlands area concerned about hunting in the Goulds and Southlands Areas. (A copy of the City's Firearms By-Law is attached for information.)

The Committee recommends that appropriate signage be installed in necessary areas of the Goulds and Southlands to remind hunters that hunting is prohibited within 1000 metres of a dwelling.

5. Atlantic Planners Institute Conference

Staff advised the Committee of the upcoming Atlantic Planners Institute Conference taking place in St. John's at the Sheraton Hotel from November 18-20, 2009. (A copy of the Conference Guide is attached for information.)

Councillor Frank Galgay
Chairperson

SJMC2009-11-02/621R

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

Discussion ensued regarding Item #4, with some members of Council expressing concern that hunting is permitted in the City. Councillor Galgay noted that hunting is a Provincial jurisdiction issue. The Chief Commissioner and City Solicitor pointed out that hunting is permitted anywhere in the province including rural areas of the City, and that the City's firearms bylaw applied to areas like Wedgewood Park and Southlands before the Goulds area was amalgamated with the City.

Following discussion, the motion being put was unanimously carried.

Heritage Advisory Committee Report dated October 28th, 2009

Councillor Galgay assumed the Chair while Deputy Mayor Duff presented the above noted report.

Council considered the following Heritage Advisory Committee Report dated October 28th, 2009:

Attendees: Deputy Mayor Shannie Duff, Chairperson
Councillor Sheilagh O’Leary
David Kelland, Newfoundland Association of Architects
Debbie O’Rielly, Heritage Foundation of NL
Gerard Hayes, Citizen Representative
Melanie Del Rizzo, Citizen Representative
Anne Hart, Residential Representative
Glen Power, Downtown Development Commission
Robyn Pike, Historic Trust
Ken O’Brien, Manager of Planning & Information
Peter Mercer, Heritage Officer
Helen Miller, Archivist
Margaret Donovan, Tourism Industry Coordinator
Karen Chafe, Recording Secretary

1. **156 Water Street – Exterior Renovations**

The Committee met with Mr. Phonse Miller, owner of civic 156 Water St. to discuss his proposed extension to the rear of this building as well as EIFS coating on its eastern wall. During the Regular Council meeting of November 13th, 2001, the Heritage Advisory Committee’s recommendation was accepted to approve the extension subject to its having double hung windows rather than the sliders that appear in the drawing, and that the cladding on the area facing Solomon’s Lane consist of brick in conformity with the existing cladding. Mr. Miller advised that this work has not been done to date and he is requesting that the Committee reaffirm its previous recommendation to approve the extension subject to the use of EIFS instead of brick. Mr. Miller explained that the brick on the east facing wall was painted, however, the bricks have been popping out causing potential hazard to passers-by, not to mention the problems it has caused with leakage on this side of the building. He stated that EIFS is three times less expensive to install than brick, and it has been used on various buildings in the Downtown area, i.e. Nonia, India Gate, and the Celtic Hearth. Currently there is new brick on the first floor of the east elevation which was installed fairly recently by the previous owner. Mr. Miller would like to retain this with capped moulding to separate it from the proposed EIFS treatment which would be applied above the moulding line. With regard to the windows, the openings will remain, however, the inserts will have to be replaced with ones that enable access and egress for code safety standards.

The Committee recommends that the extension to the rear of the building be approved, and that the applicant be given a permit to correct the problem areas that are currently leaking as a result of

work already undertaken. A permanent repair will be completed next spring when a permit is issued for the east elevation. With regard to the east elevation, the Committee recommends that this matter be deferred pending the proponent's submission of elevation sketches at which time, the Committee will reconsider the application to change the cladding on the Solomon's Lane side.

2. **53 Margaret's Place – Designated Building (St. Michael's Convent)**

The Committee considered the attached elevation plans for the exterior restoration of St. Michael's Convent which is owned by BAE-Newplan Group.

The Committee recommends approval in principle subject to the review of the portico design by the Heritage Foundation of NL to ensure that the design replicates as close as possible the original portico outlined in archival photos.

It is the Committee's understanding that the Department of Building and Property Management will be imposing a deadline to ensure the work is completed. If the work is not done within the prescribed deadline imposed, the City will undertake to complete the exterior restoration and back-charge the cost to the owner as per Council's earlier direction. The Committee fully agrees with this action considering the importance of this heritage designated structure.

3. **39 Queen's Road – Application to Replace Windows**

The Committee considered the above noted application for the replacement of two windows within existing openings. This is a heritage designated building.

The Committee recommends approval of the window replacement as proposed in the application.

4. **7 Garrison Hill – Designated Building – Application for New Roof**

The Committee considered an application for the replacement of the asphalt roof shingles at 7 Garrison Hill, (the John Howard Society). The applicant has also proposed the replacement of windows, however, that issue has been deferred pending review by the Heritage Foundation of NL.

The Committee recommends approval of the replacement of the asphalt roof shingles (red in color) which will have the same appearance as the existing shingles.

5. **205 Water Street – Designated Building – Proposed Signage**

The Committee considered the attached application for the installation of a projecting at 205 Water St.

The Committee recommends approval of the application as presented.

6. 101 Patrick Street – Wesley United Church

The Committee considered an application for the installation of an overhang for the entrance at the side of the building.

The Committee recommends approval of the application.

7. Sub-Committee to establish Guidelines for New Buildings in Heritage Areas

The Committee recommends that a sub-committee be established to develop a terms of reference for a design charette bringing together representatives from the NL Association of Architects as well as other stakeholders. The purpose of the charette will be to establish guidelines for dealing with new buildings in heritage areas.

The Committee further recommends that the sub-committee consist of the following:

- **Deputy Mayor Shannie Duff**
- **David Kelland, Architect and HAC member**
- **Ken O'Brien, Manager of Planning**
- **Peter Mercer, Heritage Officer**
- **Non-Practicing Architect**

**Deputy Mayor Shannie Duff
Chairperson**

SJMC2009-11-02/622R

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

Discussion ensued during which Councillor Hann alluded to Item #4, Recommendation to establish a Sub-Committee to develop Guidelines for New Buildings in Heritage Areas – and questioned the impact of this on development of the downtown core. Deputy Mayor Duff noted that the purpose is strictly geared towards developing guidelines for design of new buildings in the heritage areas and any decisions will be brought before Council for consideration. Councillor Hann suggested that it may be time to look at undertaking a review of the City's Plan. Deputy Mayor Duff indicated it is her understanding from staff, that because the Northeast Avalon Regional Plan is currently under review, it was felt that it would not be appropriate at this time to undertake a review of the City's Plan since the City's Plan has to be subservient to the Regional Plan.

Following discussion the motion being put was unanimously carried.

(Deputy Mayor Duff assumed the Chair)

Development Permits List

Council considered as information the following Development Permit List for the period October 23rd, to 29th, 2009:

**DEVELOPMENT PERMITS LIST
DEPARTMENT OF PLANNING
FOR THE PERIOD OF October 23, 2009 TO October 29, 2009**

Code	Applicant	Application	Location	Ward	Development Officer's Decision	Date
COM	Chimo Construction Ltd.	Extension to Warehouse	158 East White Hills Road	1	Approved	09-10-28

<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>	

Gerard Doran
Development Officer
Department of Planning

Building Permits List

SJMC2009-11-02/623R

It was decided on motion of Councillor Breen; seconded by Councillor Collins: That the recommendation of the Director of Building and Property Management with respect to the following Building Permits List be approved:

2009/10/28

Permits List

CLASS: COMMERCIAL

TURFMASTER LTD.	51 OLD PENNYWELL RD	CO OFFICE
CHRISTMAS WAREHOUSE	496 TOPSAIL RD	CO RETAIL STORE
HARVEY'S TRAVEL	33 KENMOUNT RD, HARVEY'S TRAVE	SN OFFICE
BELL ALIANT	51 O'LEARY AVE	SN COMMUNICATIONS USE
DR. CLARKE/DR. CLUETT	7 PATON ST	SN CLINIC
HICKMAN MOTORS LIMITED	20 PEET ST	SN CAR SALES LOT
HELEN HOOPER	531 TOPSAIL RD	SN RETAIL STORE
GHEN HOLDINGS INC.	320 WATER ST	SN EATING ESTABLISHMENT
PAUL MERLO	291 WATER ST	CO RESTAURANT
AI AUTOMOTIVE LTD.	395 EAST WHITE HILLS RD	NC FENCE
BELL ALIANT	TIFFANY LANE - OPI CABINET	NC ACCESSORY BUILDING
ORIENTAL STAR RESTAURANT INC.	TORBAY ROAD, CHINA HOUSE	RN RESTAURANT
SOUTHWEST PROPERTIES	215 WATER ST, 7TH FLR CORRIDOR	RN MIXED USE
ROYAL BANK OF CANADA, C/O	236 WATER ST	RN BANK
FEDERAL DEPT. OF JUSTICE	215 WATER ST, 6TH FLOOR	RN OFFICE
PODIATRY ASSOC. INC.	1 ANDERSON AVE	RN CLINIC

THIS WEEK \$ 513,637.00

CLASS: INDUSTRIAL

THIS WEEK \$.00

CLASS: GOVERNMENT/INSTITUTIONAL

MORGAN'S ENTERPRISES LIMITED	35 MAJOR'S PATH	NC TAKE-OUT FOOD SERVICE
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THIS WEEK \$ 36,000.00

CLASS: RESIDENTIAL

ERCO HOMES	15 SPRUCE GROVE AVE, LOT 114	NC SINGLE DETACHED DWELLING
ERCO HOMES	23 SPRUCE GROVE AVE, LOT 110	NC SINGLE DETACHED DWELLING
SHAWN ROWE	18 BLUE JACKET PL, LOT 69	NC SINGLE DETACHED DWELLING
KENNETH J. PORTER	10 CARONDALE DR	NC ACCESSORY BUILDING
PRO TECH CONSTRUCTION	64 CASTLE BRIDGE DR, LOT 25	NC SINGLE DETACHED DWELLING
ROBERT CRITCH	61 CASTLE BRIDGE DR	NC PATIO DECK
TERRY WALSH CONSTRUCTION	65 CHEROKEE DR, LOT 63	NC SINGLE DETACHED & SUB.APT
DOUGLAS & PAMELA TIBBO	24 COOK ST	NC PATIO DECK
EDITH STRATTON	52 COVENTRY WAY	NC FENCE
ESTATE ANTHONY RYALL	58 CRITCH'S PATH	NC SINGLE DETACHED DWELLING
STEPHEN JEFFREY MURRIN	29 DUMBARTON PL	NC ACCESSORY BUILDING
KATHERINE OLLERHEAD	64 FLOWER HILL	NC PATIO DECK
AUSTINS CONSTRUCTING	24 GREAT EASTERN AVE-LOT 58	NC SINGLE DETACHED DWELLING
CORRIE S. ROWE AND	310 HAMILTON AVE	NC ACCESSORY BUILDING
FAIRVIEW INVESTMENTS LIMITED	36 ICELAND PL, LOT 14	NC SINGLE DETACHED DWELLING
FAIRVIEW INVESTMENTS LIMITED	23 ICELAND PL - LOT 49	NC SINGLE DETACHED DWELLING
FAIRVIEW INVESTMENTS LIMITED	25 ICELAND PL, LOT 48	NC SINGLE DETACHED DWELLING
GIBRALTAR DEVELOPMENT	7 KATIE PL	NC FENCE
ERCO HOMES	6 KERR ST - LOT 31	NC SINGLE DETACHED DWELLING
LEONARD PIKE	3 KERR ST	NC ACCESSORY BUILDING
ATLANTIC HOMES LTD	17 LADY ANDERSON ST , LOT 269	NC SINGLE DETACHED & SUB.APT
HIPPO HOMES INC.	1 MIKE ADAM PL, LOT 237	NC SINGLE DETACHED & SUB.APT
STEVEN DUNCAN	118 MILITARY RD	NC SINGLE DETACHED DWELLING
ROBERT DOUGLAS FOWLER	34 MUSGRAVE ST	NC FENCE
ROBERT DOUGLAS FOWLER	34 MUSGRAVE ST	NC FENCE

DONALD K. HYNES AND	40 MYRICK PL	NC FENCE
DONALD K. HYNES AND	40 MYRICK PL	NC ACCESSORY BUILDING
HARRY & ALICE CONSTANTINE	44 OLD PETTY HARBOUR RD	NC ACCESSORY BUILDING
GERARD FITZPATRICK	41 PEARCE AVE	NC ACCESSORY BUILDING
BLAIR LEDREW & MARLENE HEARN	81 PENNEY CRES	NC ACCESSORY BUILDING
TIMOTHY GARDINER	179 PLEASANT ST	NC PATIO DECK
NFLD & LABRADOR HOUSING CORP	2-10 PRIM PL	NC FENCE
HANN CONSTRUCTION LTD.	16 SGT. CRAIG GILLAM AVE-LOT 3	NC SINGLE DETACHED DWELLING
NEW VICTORIAN HOMES	74 SHORTALL ST, LOT 45	NC SINGLE DETACHED DWELLING
WILLIAM WHELAN AND	22 SPRUCEDALE DR	NC ACCESSORY BUILDING
REGINA HOUNSELL	2 TAYLOR PL	NC PATIO DECK
MICHAEL COX	6 TOBY MCDONALD ST, LOT 5-256	NC SINGLE DETACHED DWELLING
NFLD & LABRADOR HOUSING CORP	325-337 TORBAY RD	NC FENCE
WAYNE HICKEY	16 GOWER ST	CO APARTMENT BUILDING
CHRISTA AND FREDERICK BORDEN	26 GAMBIER ST	CR SUBSIDIARY APARTMENT
BERKLEY GLENN DIAMOND AND	45 VISCOUNT ST	CR SUBSIDIARY APARTMENT
WILLIAM M. OLIVER &	151 BAY BULLS RD	EX ACCESSORY BUILDING
J. DONALD SATURLEY	151A WATERFORD BRIDGE RD	EX SINGLE DETACHED DWELLING
MICHELE DURAND	24 BANNERMAN ST	RN TOWNHOUSING
RICHARD A. & ELSIE RYDER	44 BATTERY RD	RN SINGLE DETACHED DWELLING
HEATHER MILLS	65 BATTERY RD	RN SEMI-DETACHED DWELLING
FABIAN O'DEA	140 BONAVENTURE AVE	RN SINGLE DETACHED DWELLING
PRO TECH CONSTRUCTION LTD	39 CASTLE BRIDGE DR	RN SINGLE DETACHED DWELLING
ROBERT CRITCH	61 CASTLE BRIDGE DR	RN SINGLE DETACHED DWELLING
ROLAND SHEPPARD	6 CHARLTON ST	RN PATIO DECK
DARREN SCOTT	8 CONROY PL	RN SINGLE DETACHED & SUB.APT
GERALD W. SMITH	38 COWAN AVE	RN SINGLE DETACHED DWELLING
PETER N. BROWNE &	37 FOREST RD	RN SINGLE DETACHED DWELLING
C. E. PARSONS	60 GLENEYRE ST	RN SINGLE DETACHED DWELLING
DAVID SMITH	HALL'S RD	RN SINGLE DETACHED DWELLING
ANTHONY DOODY &	2 JACKSON PL	RN SINGLE DETACHED DWELLING
JOHN WARREN	5 LITTLE ST	RN SINGLE DETACHED DWELLING
GUARDIAN HOMES INC.	52 MARK NICHOLS PL	RN SINGLE DETACHED DWELLING
JDL ENTERPRISES INC.	12 MIKE ADAM PL	RN SINGLE DETACHED DWELLING
SKYMARK HOMES	36 NAVAJO PL	RN SINGLE DETACHED DWELLING
CORY & TRACEY PARK	161-163 PETTY HARBOUR RD	RN SINGLE DETACHED DWELLING
ATLANTIC HOMES	2 PLOVER ST	RN SINGLE DETACHED DWELLING
ERCO HOMES	29 SHORTALL ST	RN SINGLE DETACHED DWELLING
J. SCOTT KENNEY	43 STENLAKE CRES	RN SINGLE DETACHED DWELLING
MICHAEL MEALEY & JOY KENNEDY	6 WOOD ST	RN SINGLE DETACHED DWELLING
FRANK LEDWELL	52 CHEYNE DR	SW SINGLE DETACHED DWELLING
FRANK LEDWELL	52 CHEYNE DR	SW SINGLE DETACHED DWELLING
PETER LEWIS & TRACEY SHAVE	17 GLENRIDGE CRES	SW SINGLE DETACHED DWELLING
GREEN INVESTMENTS	40 HIGHLAND DR	SW SINGLE DETACHED DWELLING
DONALD TIZZARD	39 MCNIVEN PL	SW SINGLE DETACHED DWELLING

THIS WEEK \$ 4,440,353.00

CLASS: DEMOLITION

THIS WEEK \$.00

THIS WEEK'S TOTAL: \$ 4,989,990.00

REPAIR PERMITS ISSUED: 2009/10/22 TO 2009/10/28 \$ 23,000.00

LEGEND

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

Payrolls and Accounts

SJMC2009-11-02/624R

It was decided on motion of Councillor Breen; seconded by Councillor Collins: That the following Payrolls and Accounts for the week ending October 29th , 2009, be approved:

**Weekly Payment Vouchers
For The
Week Ending October 29, 2009**

PAYROLL

Public Works	\$ 305,667.20
Bi-Weekly Amalgamation	\$ 465,120.44
Bi-Weekly Management	\$ 607,804.95
Bi-Weekly Administration	\$ 635,194.77

ACCOUNTS PAYABLE

Cheque No. 154192 – 154542	\$3,607,809.77
Total:	\$5,621,597.13

The motion being put was unanimously carried.

November 2009 Economic Update

Council considered as information the November 2009 Economic Update.

Councillor Collins

Councillor Collins advised that residents of Maddox Cove/Blackhead Road are concerned about moose in the area and noted that consideration is being given to clearing back the trees.

Councilor Collins advised of incidents of vandalism in the Goulds Arena and the City is considering installing surveillance cameras.

Councillor Galgay

Councillor Galgay tabled correspondence from Gail Green with respect to changes to the parking situation on Goodridge Street. The matter was referred to the Transportation Engineer for follow-up.

Councilor Galgay noted that St. John's Battery resident, Jack Wells, will be featured in a forty minute radio documentary in Ireland to be broadcast this week

Councillor Breen

Councillor Breen tabled a letter dated October 29, 2009 from Reg Reid, President, Clovelly Condominium Corporation which was referred to the Finance and Administration Standing Committee for consideration.

Councillor Breen tabled an email dated October 29, 2009 from Michael McDonald regarding access to defibrillators at sports facilities. The matter was referred to the Parks and Recreation Standing Committee for consideration.

Councillor Hickman

Councillor Hickman tabled a letter from Paul Healey, President, Waterford Valley Sports Association, requesting the City to consider providing Waterford Valley Sports an annual operating grant. The matter was referred to the Parks and Recreation Standing Committee for consideration.

Councillor O’Leary

Councillor O’Leary commended staff for their quick action in dealing with a situation on Aldershot Street which had been brought to her attention by the residents in that neighbourhood.

Councillor O’Leary commended the City of St. John’s Municipal Arts Plan and congratulated all who worked on the creation of the plan.

Adjournment

There being no further business, the meeting adjourned 4:35 p.m.

MAYOR

CITY CLERK