

**MINUTES  
REGULAR MEETING - CITY COUNCIL  
December 5, 2016 – 4:30 p.m. - Council Chambers**

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- Present** Mayor D. O’Keefe  
Deputy Mayor R. Ellsworth  
Councillor T. Hann  
Councillor A. Puddister  
Councillor D. Breen  
Councillor B. Tilley  
Councillor S. Hickman  
Councillor J. Galgay  
Councillor D. Lane  
Councillor S. O’Leary  
Councillor W. Collins
- Others** Kevin Breen, City Manager  
Lynnann Winsor, Deputy City Manager of Public Works  
Jason Sinyard, Deputy City Manager of Planning, Engineering and  
Regulatory Services  
Ken O’Brien, Chief Municipal Planner  
Tanya Haywood, Deputy City Manager of Community Services  
Derek Coffey, Deputy City Manager of Financial Management  
Linda Bishop, Acting City Solicitor  
Elaine Henley, City Clerk  
Maureen Harvey, Legislative Assistant

**CALL TO ORDER/ADOPTION OF AGENDA**

**SJMC2016-12-05/473R**

**Moved – Councillor Collins; Seconded – Councillor Hann**

**That the agenda be adopted as presented.**

**CARRIED UNANIMOUSLY**

**ADOPTION OF MINUTES**

**SJMC2016-12-05/474R**

**Moved – Councillor Tilley; Seconded – Councillor Breen**

**That the minutes of November 28, 2016 be approved as presented.**

**CARRIED UNANIMOUSLY**

## **BUSINESS ARISING FROM THE MINUTES**

### **Notice of Motion – Amendment to By-Laws**

At the last regular meeting of Council, Councillor Hickman tabled the notice as listed below. The motion, which deal with amendments to a number of by-laws is intended to address an increase in fees to reflect the increased administrative fee being charged by the Province for processing each ticket and the City having to take over the prosecution of such tickets from the Crown.

#### **SJM2016-12-05/475R**

**Moved – Councillor Hickman; Seconded – Councillor Puddister**  
**That the following By-laws be amended to facilitate an increase in fines:**

- **St. John’s Residential Parking Area By-Law**
- **St. John’s Parking Meter Regulations**
- **St. John’s Snow Clearing By-Law**
- **St. John’s Ticketing Amendment By-Law**
- **St. John’s Street Cleaning By-Law**

**CARRIED UNANIMOUSLY**

## **PUBLIC HEARINGS**

a. St. John’s Development Regulations Amendment No. 613, 2016  
 Amendment to Parking-Lot Size Limit of 0.5 Hectare  
 Application for a Stand-Alone Parking Lot at  
 PDE file DEV1400217, Council Directive CD#S2015-05-11/1  
 53 Radio Range Road

Councillor Puddister presented a Decision Note dated May 30, 2016 dealing with the above noted matter. Accompanying the note were the minutes of a public meeting held on June 3, 2015 where the application for an amendment was considered.

#### **SJMC2016-12-05/476R**

**Moved – Councillor Puddister; Seconded – Councillor Hann**

**That Amendment No. 613 to the St. John’s Development Regulations be adopted as presented.**

The said amendment removes the following subsection of Section 7.13.1 *“Parking Lot”*

*“(a) the parking area shall be on a Lot having an area of not more than 0.5 ha;” and renumbering the following subsections accordingly.*

A Municipal Plan Amendment is not required.

CARRIED UNANIMOUSLY

## COMMITTEE REPORTS

### Development Committee Report – November 29, 2016

Council considered the above noted report.

#### SJMC2016-12-05/477R

Moved – Councillor Puddister; Seconded – Councillor Collins

That the Development Committee report, dealing with the following item, be actioned:

- Proposed Deck in Floodplain Buffer – 40 Ryan’s River Road INT1600179

CARRIED UNANIMOUSLY

### Community Services & Housing Committee Report – November 29, 2016

Council considered the above noted report.

#### SJMC2016-12-05/478R

Moved – Councillor Hickman; Seconded – Councillor O’Leary

That the Community Services & Housing Committee report, dealing with the following recommended items, be adopted as presented

- Decision Note dated November 23, 2016 re: Multipurpose Arts Centre Study
- Decision Note dated November 23, 2016 re: Bike St. John’s Task Force Survey
- ParaTransit Working Group Minutes – September 22, 2016
  - Decision note dated September 14, 2016 re: Review of No-Show Policy

- Decision Note dated September 14, 2016 re: GoBus Accessible Transit Application/Registration Process

**CARRIED UNANIMOUSLY**

**Regional Water Committee Report – November 23, 2016**

Council considered the above noted report.

**SJMC2016-12-05/479R**

**Moved – Deputy Mayor Ellsworth; Seconded – Councillor Breen**

**That the Regional Water Committee report dated November 23, 2016, dealing with the following item, be adopted as presented.**

- **Regional Water 2017-2018 Budget Projections.**

**CARRIED UNANIMOUSLY**

**Regional Wastewater Committee Report – November 23, 2016**

Council considered the above noted report.

**SJMC2016-12-05/480R**

**Moved – Deputy Mayor Ellsworth; Seconded – Councillor Breen**

**That the Regional Wastewater Committee report dated November 23, 2016, dealing with the following item, be adopted as presented.**

- **Regional Wastewater 2017-2018 Budget Projections.**

**CARRIED UNANIMOUSLY**

**DEVELOPMENT PERMITS LIST**

[Link to List](#)

Council considered, for information, the above-noted for the period November 24, 2016 to November 30, 2016.

**BUILDING PERMITS LIST**

[Link to List](#)

Council considered the Building Permits list dated December 5, 2016.

**SJMC2016-12-05/481R**

**Moved – Councillor Puddister; Seconded – Councillor Hann**

That the building permits list dated December 5, 2016 be approved as presented.

CARRIED UNANIMOUSLY

## REQUISITIONS, PAYROLLS AND ACCOUNTS

[Link to Memo](#)

Council considered the requisitions, payrolls and accounts for the week ending November 30, 2016.

### SJMC2016-12-05/482R

Moved – Councillor Puddister; Seconded – Councillor Hann

That the requisitions, payrolls and accounts for the week ending November 30, 2016 be approved as presented totaling \$4,455,062.77.

CARRIED UNANIMOUSLY

## TENDERS/RFPS

### Council Approval – Standing Offer Supply of Anhydrous Ammonia BBBP 2016156

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Council considered the above noted.

### SJMC2016-12-05/483R

Moved – Councillor Puddister; Seconded – Councillor Hann

That Council awarded the tender 2015156 to Brenntag Canada Inc. \$261,285.75 as per the Public Tendering Act. Harmonized Sales Tax is included in the quoted price.

CARRIED UNANIMOUSLY

### Council Approval – Standing Offer Water Treatment Chemicals Winsor Lake 2016160

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Council considered the above noted.

### SJMC2016-12-05/484R

Moved – Councillor Puddister; Seconded – Councillor Hann

Council awarded this tender to the overall lowest bidder meeting specifications, Univar Canada \$155,367.30 as per the Public Tendering Act. Harmonized Sales Tax is included in the quoted price.

CARRIED UNANIMOUSLY

**NOTICES OF MOTION, RESOLUTIONS QUESTIONS AND PETITIONS**

**OTHER BUSINESS**

**Memorandum dated December 1, 2016 re: Council Meetings – Christmas Season**

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Council considered the above noted memo.

**SJMC2016-12-05/485R**

**Moved – Councillor Breen; Seconded – Councillor Hickman**

**That Council suspend its meetings for the weeks of December 19<sup>th</sup> and 26<sup>th</sup>, 2016 with the final meeting for 2016 being December 12, 2016 and the first meeting for 2017 being Tuesday, January 3rd, 2017.**

CARRIED UNANIMOUSLY

**Memorandum dated December 1, 2016 re: Chairpersonship – Public Meetings**

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Council considered the above noted memo.

**SJMC2016-12-05/486R**

**Moved – Deputy Mayor Ellsworth; Seconded – Councillor O’Leary**

**That the following rotation for chairing Public Meetings for 2017 (January – December) be approved as follows:**

<b>January</b>	<b>Councillor O’Leary</b>
<b>February</b>	<b>Councillor Collins</b>
<b>March</b>	<b>Councillor Hann</b>
<b>April</b>	<b>Councillor Hickman</b>
<b>May</b>	<b>Councillor Lane</b>
<b>June</b>	<b>Councillor Puddister</b>

**ST. JOHN’S**

July	Deputy Mayor Ellsworth
August	Councillor Breen
September	Councillor Galgay
October	Councillor Tilley
November	Councillor O’Leary
December	Councillor Collins

**CARRIED UNANIMOUSLY**

**Decision Note dated December 1, 2016 re: Sale of City Property at the  
Corner of Blackmarsh Road and Columbus Drive**

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Consideration was given to the above-noted.

**SJMC2016-12-05/487R**

**Moved – Councillor Tilley; Seconded – Councillor Lane**

**Council approve sale of subject land at a rate of \$8 per square foot  
plus usual administrative fees and HST.**

**CARRIED UNANIMOUSLY**

There being no further business, the meeting adjourned at 5:44 p.m.

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**MAYOR**

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**CITY CLERK**

# Building Permits List

## Council's December 5, 2016 Regular Meeting

Permits Issued: 2016/11/24 To 2016/11/30

**Class: Commercial**

58 Kenmount Rd	Co	Retail Store
8 Stabb Crt	Co	Home Office
179 Water St (Rear)	Co	Other
65 Jetstream Ave	Nc	Accessory Building
Avalon Mall, Td Bank Atm	Sn	Bank
45 Blackmarsh Rd	Ms	Place Of Amusement
Carpasian Rd	Ms	Place Of Assembly
83 Elizabeth Ave	Ms	Retail Store
12 Hebron Way	Ms	Restaurant
12-20 Highland Dr	Ms	Restaurant
10 Jetstream Ave	Sn	Office
41 Kelsey Dr	Ms	Retail Store
75 Kelsey Dr	Ms	Restaurant
222 Kenmount Rd	Ms	Retail Store
85-95 Kenmount Rd	Ms	Car Sales Lot
315 Kenmount Rd	Ms	Retail Store
409 Kenmount Rd	Ms	Car Sales Lot
65 Kiwanis St	Sn	Retail Store
139 Mayor Ave	Ms	Place Of Assembly
21 Merrymeeting Rd	Ms	Admin Bldg/Gov/Non-Profit
447 Newfoundland Dr	Ms	Service Shop
51 Old Pennywell Rd	Ms	Service Shop
138 Pennywell Rd	Ms	Retail Store
52 Pippy Pl	Ms	Retail Store
Pitts Memorial Drive	Sn	Subdivision
180 Portugal Cove Rd	Ms	Hotel
180 Portugal Cove Rd	Ms	Hotel
410 Stavanger Dr	Ms	Retail Store
660 Torbay Rd	Ms	Service Station
35 White Rose Dr	Ms	Clinic
103 Mount Scio Rd	Nc	Accessory Building
350 Kenmount Rd	Nc	Accessory Building
130 Kelsey Dr	Nc	Accessory Building
320 Torbay Rd	Cr	Retail Store
31 Malta St	Rn	Take-Out Food Service
10 Stavanger Dr	Nc	Accessory Building
39 Campbell Ave	Rn	Retail Store
650 Topsail Rd	Rn	Retail Store
Avalon Mall (Call It Spring)	Rn	Retail Store
103 Mount Scio Rd	Nc	Other

This Week \$ 3,684,600.00

**Class: Industrial**

This Week \$ .00

**Class: Government/Institutional**

95 Allandale Rd	Sn	Admin Bldg/Gov/Non-Profit
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This Week \$ 525.00

Addendum to Council Minutes of December 5, 2016



**Class: Residential**

103 Charter Ave	Nc	Single Detached & Sub.Apt
105 Charter Ave	Nc	Single Detached & Sub.Apt
107 Charter Ave	Nc	Single Detached & Sub.Apt
109 Charter Ave	Nc	Single Detached & Sub.Apt
215 Cheeseman Dr	Nc	Accessory Building
150 Diamond Marsh Dr, Lot 24	Nc	Single Detached Dwelling
11 Dumbarton Pl	Nc	Accessory Building
40 Henry Larsen St, Lot 60	Nc	Semi-Detached Dwelling
42 Henry Larsen St, Lot 59	Nc	Semi-Detached Dwelling
60 Henry Larsen St, Lot 50	Nc	Semi-Detached Dwelling
62 Henry Larsen St, Lot 49	Nc	Semi-Detached Dwelling
189 Ladysmith Dr, Lot 612	Nc	Single Detached & Sub.Apt
15 Lilac Cres, Lot 118	Nc	Duplex Dwelling
17 Lilac Cres, Lot 119	Nc	Duplex Dwelling
11 Nottingham Dr	Nc	Patio Deck
19 Orlando Pl	Nc	Accessory Building
30 Stanford Pl, Lot 43	Nc	Single Detached Dwelling
87 Terra Nova Rd	Nc	Patio Deck
42 Willenhall Pl, Lot 23	Nc	Single Detached & Sub.Apt
290 Bay Bulls Road	Cr	Subsidiary Apartment
3 Cartwright Pl	Ex	Single Detached & Sub.Apt
32 Barter's Hill Place	Rn	Townhousing
58 Edmonton Pl	Rn	Single Detached Dwelling
21 Horwood St	Rn	Single Detached Dwelling
47 Waterford Bridge Rd	Rn	Semi-Detached Dwelling

This Week \$ 2,717,350.00

**Class: Demolition**

This Week \$ .00

This Week 'S Total: \$ 6,402,475.00

Repair Permits Issued: 2016/11/24 To 2016/11/30 \$ 181,229.00

**Legend**

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

Addendum to Council Minutes of December 5, 2016

Year To Date Comparisons			
December 5, 2016			
TYPE	2015	2016	% VARIANCE (+/-)
Commercial	\$127,469,166.00	\$122,467,058.00	-4
Industrial	\$0.00	\$0.00	0
Government/Institutional	\$16,009,776.00	\$6,053,109.00	-62
Residential	\$79,007,254.00	\$73,636,505.00	-7
Repairs	\$4,080,831.00	\$4,457,079.00	9
Housing Units (1 & 2 Family Dwelling)	213	234	
<b>TOTAL</b>	<b>\$226,567,027.00</b>	<b>\$206,616,751.00</b>	<b>-9</b>

Respectfully Submitted,

Jason Sinyard, P. Eng., MBA  
Deputy City Manger  
Planning & Development & Engineering

Addendum to Council Minutes of December 5, 2016

# MEMORANDUM

**Weekly Payment Vouchers  
For The  
Week Ending November 30, 2016**

**Payroll**

<b>Public Works</b>	<b>\$ 396,741.28</b>
<b>Bi-Weekly Administration</b>	<b>\$ 805,165.87</b>
<b>Bi-Weekly Management</b>	<b>\$ 869,499.07</b>
<b>Bi-Weekly Fire Department</b>	<b>\$ 685,481.85</b>
<b>Accounts Payable</b>	<b>\$1,698,174.70</b>

**Total: \$ 4,455,062.77**

**ST. JOHN'S**

DEPARTMENT OF FINANCE

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

*Addendum to Council Minutes of December 5, 2016*