

**MINUTES  
REGULAR MEETING - CITY COUNCIL  
May 2, 2016 - 4:30 p.m. - Council Chambers**

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**Present** Mayor Dennis O'Keefe  
Deputy Mayor R. Ellsworth  
Councillor D. Lane  
Councillor A. Puddister  
Councillor D. Breen  
Councillor B. Tilley  
Councillor S. O'Leary  
Councillor W. Collins  
Councillor S. Hickman  
Councillor T. Hann  
Councillor J. Galgay

**Others** Acting City Manager  
Deputy City Manager of Community Services  
Deputy City Manager of Planning, Development & Engineering  
Acting Deputy City Manager of Public Works  
Deputy City Manager of Finance & Administration  
Chief Municipal Planner  
City Solicitor  
City Clerk  
Legislative Assistant

**CALL TO ORDER/ADOPTION OF AGENDA**

**SJMC2016-05-02/188R**

**Moved – Deputy Mayor; Seconded – Councillor Hickman**

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

**CARRIED UNANIMOUSLY**

**ADOPTION OF MINUTES**

**SJMC2016-05-02/189R**

**Moved – Councillor Puddister; Seconded – Councillor Breen**

**That the minutes of April 26, 2016 be approved as presented.**

**CARRIED UNANIMOUSLY**

**BUSINESS ARISING**

**Decision Note dated April 13, 2016 from Chief Municipal Planner re:  
Proposed Rezoning from Residential Medium Density (R2) Zone to the  
Apartment Low Density (A1) Zone: 50-62 Bay Bulls Road**

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Council considered the above noted decision note.

**SJMC2016-05-02/190R**

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

**That Council adopt St. John’s Development Regulations Amendment Number 634, 2016. This amendment will now be referred to the Department of Municipal and Intergovernmental Affairs with a request for Provincial Registration in accordance with the provisions of the Urban and Rural Planning Act.**

**CARRIED UNANIMOUSLY**

**Decision Note dated April 21, 2016 from Deputy City Manager Public Works  
re: Service Lateral Program, Public Works (Tabled)**

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Council considered the above noted decision note.

**SJMC2016-05-02/191R**

**Moved – Councillor Breen; Seconded – Councillor O’Leary**

**CARRIED UNANIMOUSLY**

Councillors Puddister, O’Leary and Collins expressed their support of staff’s efforts to maintain the service lateral program.

**NOTICES PUBLISHED**

Council considered the following noticed published:

- A Discretionary Use Application has been submitted requesting permission to occupy 32 Mullock Street as a home occupation for food preparation services. The business will occupy a total floor area of 12 m<sup>2</sup> and will sell international foods for delivery only, no clients will visit the property and no parking will be required. Hours of operation will be 12 - 8 p.m. Tuesday to Saturday. The business will employ two employees.

**SJMC2016-05-02/192R**

**Moved – Councillor Puddister; Seconded – Councillor Lane**

**That the application be approved subject to all applicable City requirements.**

**CARRIED UNANIMOUSLY**

## **COMMITTEE REPORTS**

### **Development Committee Report April 26, 2016**

[Link to Report](#)

Council considered the above listed Development Committee Report dated April 26, 2016. Councillor Puddister stated that items #1-3 are for information purposes, with item #4 for Council's consideration.

#### **SJMC2016-05-02/193R**

**Moved – Councillor Puddister; Seconded – Councillor O’Leary**

**That item #4 be approved as presented.**

**CARRIED UNANIMOUSLY**

Councillor Galgay expressed concern regarding item #1 - Evergreen Recycling container stating that noise is a concern with it being a 24 hour operation and bordering on a residential area. Staff will look into the concerns and report back to Council.

## **DEVELOPMENT PERMITS LIST**

Council considered as information the above noted for the period April 21 to April 27, 2016.

## **BUILDING PERMITS LIST**

[Link to List](#)

Council considered the Building Permits list for May 2, 2016.

#### **SJMC2016-05-02/194R**

**Moved – Councillor Hann; Seconded – Councillor Hickman**

**That the building permits list for May 2, 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 April 28, 2016.

**SJMC2016-05-02/195R**

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

**That the Payrolls and Accounts for the weeks ending April 28, 2016 be approved.**

**CARRIED UNANIMOUSLY**

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

Councillor Dave Lane presented the following Notice of Motion:

**WHEREAS a negative economic outlook alongside difficult municipal and provincial budgets are putting pressure on businesses trying to stay afloat and provide products, services, and employment to our residents and investors;**

**TAKE NOTICE that I will, at the next meeting of Council, move the following motion to:**

**Call upon Council to work with stakeholder groups and staff across all departments to implement a concerted “Business Supports Initiative” outlining actions the City can take from an economic development perspective in support of business.**

**A draft discussion framework based on input from staff and fellow councilors will be presented.**

**DATED at St. John’s, NL this 2<sup>nd</sup> day of May, 2016.**

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**Dave Lane  
Councillor at Large**

Councillor Bruce Tilley presented the following Notice of Motion:

**TAKE NOTICE that I will, at the next meeting of Council, move the following motion to:**

**Mandate staff to review mobile fireworks sales on City property with the view of identifying appropriate locations not on City property and not being close to residential properties.**

**DATED at St. John's, NL this 2<sup>nd</sup> day of May, 2016.**

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**Bruce Tilley  
Ward 3 Councillor**

## **TENDERS**

Council considered the following tenders:

- Tender 2016056 – Asphalt Crack Sealing
  - Crown Contracting Inc. \$159,775.00
- Tender 2016064 – Purchase of Two Gang Mowers
  - Veseys Seed Limited 137,170.70
- Tender 2016059 – Purchase of Cico Core Network (Switches)
  - Onx Enterprise Solutions Ltd. \$149,078.73

### **SJMC2016-05-02/196R**

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

**That Council approve the recommendations to award these tenders to the lowest bidders meeting specifications as per the Public Tendering Act.**

## **OTHER BUSINESS**

**Decision Note dated May 2, 2016 re: Travel – Federation of Canadian Municipalities (FCM) 2016 Annual Conference and Trade Show & Big City Mayor's Meetings – Winnipeg, Manitoba – June 1 – 6, 2016**

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Council considered the above noted decision note.

### **SJMC2016-05-02/197R**

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

**That Council approve the costs associated with Mayor Dennis O'Keefe attending FCM's 2016 Annual Conference and Trade Show & the Big City Mayor's meetings in Winnipeg, Manitoba from June 1 – 6, 2016.**

**CARRIED UNANIMOUSLY**

Councillor Hann asked how many councilors were attending the conference and asked that a report be presented upon their return.

**Councillor Collins**

Addressed the Heritage Foundation article in The Telegram and recognizes the Foundation does not want to use taxpayer money for heritage buildings.

**Councillor O'Leary**

Commented on the success of the launch of "Push for Change" a fundraising and awareness program to end youth homelessness. Councillor O'Leary urged the public to support the fundraiser.

Councillor O'Leary also acknowledged the Community Roots program application process and asked staff for an update on the number of applications received.

**Councillor Galgay**

Noted that a full parking study will be completed on the Georgetown area; staff are working on it, will come back to Council with recommendations.

**Councillor Puddister**

Stated that the NDP have made a motion to the Provincial Government asking them to become an intervener in the court case Oceanex has launched against the Federal Government. The case could have huge implications for the province as it challenges the existing Marine Atlantic subsidies.

**SJMC2016-05-02/198R**

**Moved – Councillor Puddister; Seconded – Councillor Hickman**

**That the City write the Province asking them to become an intervener in the ongoing court case between Oceanex and the Federal Government.**

**CARRIED UNANIMOUSLY**

**Councillor Lane**

Noted the YMCA, Common Ground and Futurepreneur Canada entrepreneur panel being held at Common Ground on Harvey Road this Thursday May 5<sup>th</sup> and encouraged those interested to attend.

**Councillor Hickman**

Announced that the Convention Centre will open for business tomorrow, May 3<sup>rd</sup>. Councillor Hickman thanked Sheena McCrate, Michele Eagles, staff, and everyone involved.

**Councillor Hann**

Stated that reports should be required when members of Council attend conferences as a way to share information and promote the topics covered at the conferences.

**Deputy Mayor Ellsworth**

Voiced support for Councillor Hann's request for reports on Councillor-attended conferences.

Deputy Mayor Ellsworth also noted National Youth Week and provided an update on City events including the Youth Art Exhibit in the Great Hall.

**Councillor Tilley**

Requested the staff look into the house next to St. Theresa's Parish which has been boarded up for some time.

**ADJOURNMENT**

There being no further business, the meeting adjourned at 5:25 p.m.

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**MAYOR**

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**CITY CLERK**

**REPORTS/RECOMMENDATION**

**Development Committee**

**April 26, 2016 – 10:00 a.m. – Conference Room A, 4<sup>th</sup> Floor, City Hall**

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**1. Proposed Beverage Recycling Container – Ever Green Recycling – 79 Blackmarsh Road**

The Development Committee recommends approval on the condition that the site is properly maintained.

**2. Subdivision – Clovelly Trails Stage 3B, 0900099**

The Development Committee recommends that the sidewalks be installed to complete the existing subdivision.

**3. Mobile Fireworks Sales (City Property) – Mundy Pond Road and Pearce Avenue**

The Development Committee recommends approval subject to the operation meeting all city requirements.

**4. Demo/Rebuild in Watershed - 50% increase in floor area of dwelling and build 12' x 16' accessory building. 837-839 Thorburn Road - INT1600017**

The Development Committee recommends approval provided a security is paid in the case that construction begins before the accessory building is demolished.

**Jason Sinyard**  
**Deputy City Manager - Planning, Development & Engineering**  
**Chairperson**

Appendix to Minutes of May 2, 2016



# Building Permits List

## Council's May 2, 2016 Regular Meeting

Permits Issued: 2016/04/21 To 2016/04/27

**Class: Commercial**

15 Bay Bulls Rd	Ms	Retail Store
45 Blackmarsh Rd	Ms	Place Of Amusement
271 Blackmarsh Rd	Ms	Service Shop
711 Blackmarsh Rd	Ms	Service Shop
Carpasian Rd	Ms	Place Of Assembly
55 Duckworth St	Sn	Office
360 Topsail Rd	Ms	Retail Store
177 Kenmount Rd	Ms	Car Sales Lot
468 Logy Bay Rd	Ms	Commercial Garage
358 Main Rd	Ms	Service Station
30 Ropewalk Lane	Ms	Office
38-42 Ropewalk Lane	Ms	Service Shop
38-42 Ropewalk Lane	Ms	Retail Store
38-42 Ropewalk Lane	Ms	Retail Store
117 Ropewalk Lane	Ms	Retail Store
350 Torbay Rd	Ms	Eating Establishment
35 New Gower St	Nc	Accessory Building
159 Pennywell Rd	Nc	Accessory Building
32 George St	Co	Restaurant
15-27 Stavanger Dr, Lego	Cr	Retail Store
55 Duckworth St	Sw	Office
320 Torbay Rd, Sumac Syrian	Cr	Retail Store
6 Freshwater Rd	Rs	Office
390 Topsail Rd	Co	Parking Lot
120 Stavanger Dr., 2nd Floor	Rn	Office
235 Water St	Rn	Office
15 Navigator Ave	Sw	Retail Store

This Week \$ 510,500.00

**Class: Industrial**

This Week \$ .00

**Class: Government/Institutional**

This Week \$ .00

**Class: Residential**

16 Bar Haven St	Nc	Accessory Building
6 Bawnmoor St	Nc	Accessory Building
12 Spruce Grove Ave	Nc	Accessory Building
1124 Blackhead Rd	Nc	Accessory Building
128 Branscombe St	Nc	Fence
16 Bulrush Ave, Lot 112	Nc	Single Detached Dwelling
17 Chafe Ave	Nc	Accessory Building
205 Cheeseman Drive, Lot 197	Nc	Single Detached Dwelling
84 Glenview Terr	Nc	Accessory Building
18 Iceland Pl	Nc	Fence
10 Lions Rd	Nc	Fence

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35 Marsland Pl	Nc	Accessory Building
90 Maurice Putt Cres, Lot 267	Nc	Single Detached Dwelling
94 Maurice Putt Cres, Lot 269	Nc	Single Detached Dwelling
45 Nautilus St	Nc	Accessory Building
12 Ozark Place, Lot 415	Nc	Single Detached & Sub.Apt
25 Portugal Cove Rd	Nc	Fence
41 Serpentine St	Nc	Accessory Building
16 Tanner St	Nc	Single Detached Dwelling
32 Empire Ave	Co	Office
42 Ladysmith Dr	Cr	Subsidiary Apartment
8 Shea St	Ex	Single Detached Dwelling
80 Boulevard, Unit 702	Rn	Apartment Building
103 Freshwater Rd	Rn	Semi-Detached Dwelling
18 Galashiels Pl	Rn	Single Detached Dwelling
22 Hawker Cres	Rn	Single Detached Dwelling
146 New Pennywell Rd	Rn	Semi-Detached Dwelling
148 New Pennywell Rd	Rn	Semi-Detached Dwelling
150 New Pennywell Rd	Rn	Semi-Detached Dwelling
15 Northern Ranger St	Rn	Single Detached Dwelling
8 Oakley Pl	Rn	Single Detached Dwelling
78 Pleasant St	Rn	Single Detached & Sub.Apt
109 Rennie's Mill Rd	Rn	Single Detached Dwelling
640 Southside Rd	Rn	Semi-Detached Dwelling
1 Whitehorse Pl	Rn	Single Detached Dwelling
640 Southside Rd	Sw	Semi-Detached Dwelling

This Week \$ 1,781,262.00

Class: Demolition

This Week \$ .00

This Week's Total: \$ 2,291,762.00

Repair Permits Issued: 2016/04/21 To 2016/04/27 \$ 93,000.00

Legend

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

725 Thorburn Road - your application to install a new 8'X 20' extension on the existing accessory building has been rejected as per Section 104(4)(a) of the City of St. John's Act.

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YEAR TO DATE COMPARISONS			
	May 2, 2016		
TYPE	2015	2016	% VARIANCE (+/-)
Commercial	\$59,239,000.00	\$32,153,000.00	-46
Industrial	\$0.00	\$0.00	0
Government/Institutional	\$7,612,000.00	\$2,486,000.00	-67
Residential	\$16,622,000.00	\$14,149,000.00	-15
Repairs	\$1,044,000.00	\$876,000.00	-16
Housing Units(1 & 2 Family Dwelling	34	37	
<b>TOTAL</b>	<b>\$84,517,000.00</b>	<b>\$49,664,000.00</b>	<b>-41</b>

Respectfully Submitted,

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

Appendix to Minutes of May 2, 2016

# MEMORANDUM

**Weekly Payment Vouchers  
For The  
Week Ending April 28, 2016**

**Payroll**

<b>Public Works</b>	<b>\$ 428,646.14</b>
<b>Bi-Weekly Casual</b>	<b>\$ 22,998.63</b>
<b>Accounts Payable</b>	<b>\$ 1,972,511.58</b>

**Total: \$ 2,424,156.35**

*Appendix to Minutes of May 2, 2016*

**ST. JOHN'S**

DEPARTMENT OF FINANCE

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