

Regular Meeting #03 February 16, 2021

A Regular Meeting of Council convened at 7:00 p.m. in the presence of Mayor French, Councillors (with the exception of Councillor Tilley), Chief Administrative Officer, Brian Crawley, Town Clerk, Gail Pomroy, Director of Finance, Liz Davis, Director of Engineering and Public Works, Jennifer Norris, Director of Recreation and Leisure Services, Dave Tibbo, Director of Planning and Development, Corrie Davis, Fire Chief, John Heffernan, Director of Economic Development, Jennifer Lake and Communications Manager, Carla Hodder.

1. ADOPTION OF AGENDAS AND MINUTES

a. Adoption of the Meeting Agenda for February 16, 2021

Resolution #21-046

Councillor Youden/Councillor Bursey

Be it so resolved that the agenda of the meeting of February 16, 2021 be adopted as presented.

- carried unanimously

b. Adoption of the Meeting Minutes of February 2, 2021

Resolution #21-047

Councillor Bent/Councillor Butler

Be it so resolved that the minutes of the meeting of February 2, 2021 be adopted as presented.

- carried unanimously

2. BUSINESS ARISING FROM PREVIOUS MINUTES

Nil

3. VISITORS, PRESENTATIONS AND PETITIONS

a. Proclamation – Violence Prevention Month

Deputy Mayor Murphy proclaimed the month of February, 2021 as Violence Prevention Month in the Town of Conception Bay South.

4. NEW BUSINESS

Mayor French

commented on the recent elevation to Alert Level 5 in the Covid-19 pandemic. He requested everyone to listen to the Chief Medical Officer and to download the Covid app.

commented on the temporary suspension of recycling services and town facilities and building closures. He also noted that the due date for property taxes has been extended to March 12, 2021.

stated that approximately 10% of Town staff are currently in mandatory isolation. He stated that the Town is also separating work crews so to limit possible exposure. He stated services will be provided however may take longer to complete. He requested the patience and understanding of residents as we move forward in the pandemic.

Councillor Youden

stated that a lot of younger people have been affected with the latest outbreak. He encouraged all to be kind to each other and be kind to all the essential workers.

Councillor Bent

reminded all to stay safe and isolate if you need to. He stated that if there is anyone who needs assistance they should reach out to people in the community to help.

stated that he had a meeting this week with Muslim Community who have purchased the

Doctors House, a property by Manuels River. Mr. Malley assured him that racism wasn't a part of the recent vandalism. He noted that the youth who had been apprehended will receive restorative justice. They also expressed appreciation for the welcome they have received from the community. The traffic median was also discussed and it was noted that it was a requirement of the provincial government as part of the development.

Councillor Bursey

thanked staff for stepping up to complete the Town's work during outbreak. He stated that recreational programming has been discontinued but that staff will work on going virtual in the near future.

Councillor Butler

requested all to download the Covid app and to listen to the directions from the Chief Medical Officer of Health.

Councillor Davis

stated that all businesses should have now received a Business Decal to place in your windows indicating that you are a proud member of the Town's Business Community. As we find ourselves at Alert Level 5 again, I encourage all business owners to take some time to be sure your free Directory Listing at cbsbusiness.ca is up-to-date. Our economic development staff have begun sharing useful information, in conjunction with the Conception Bay Area Chamber of Commerce, to be sure our business community are provided with information needed to assist and support you as you navigate the coming days and weeks.

I encourage all our residents to support local whenever possible and be sure to check on your neighbours. To be sure you do what you can to keep your mental health in check, I encourage you to enjoy our abundance of trails, while socially distancing of course, within your bubbles. You can learn more about our beautiful

trail options on the Explore page of our website. Our T’Railway will be groomed throughout the winter for your enjoyment but sometimes you may need ice cleats on colder days. Please be careful.

As you may be aware, we have deployed trail counters at 5 areas along our T’Railway. The total number of users of our T’Railway alone in the past 6 weeks from January 4-February 14 has been 18,502 with the most popular area close to Manuels River which hit 7,531. Spruce Hill Road and Heritage Road areas saw 3570 and 3411, respectively.

I am happy to note that our Topsail Bluff Trail will be ready for safe use in the Spring as upgrades that started last Fall will be completed in the Spring so please avoid the bluff trail for the next couple of months. Your safety remains our top priority.

And finally, I would like to thank our staff for all they are doing to keep our essential services running smoothly. We are very grateful for their continued dedication and the pride they take in ensuring our public are well served, and safe does not go unnoticed.

**5. RECOMMENDATIONS OF PLANNING AND DEVELOPMENT COMMITTEE
(Chair, Councillor Rex Hillier)**

Presentation of recommendations of meeting held on February 9, 2021

**1. Proposed Development Regulations Amendment
Non-Residential Accessory Buildings**

**Resolution #21-048
Councillor Hillier/Councillor Bursey**

Be it so resolved that the Town undertake initial public and stakeholder consultation with respect to a proposed amendment to the Town’s Development Regulations to allow outdoor assembly uses in conjunction

with open space uses and clarify how accessory buildings related to open space uses are regulated.

- carried unanimously

2. 26-50 Laurel Road – Land Use Impact Assessment Report

Resolution #21-049
Councillor Hillier/Councillor Butler

Be it so resolved that in accordance with Council's authority at Section 4.15 of the Town's Development Regulations that the Land Use Impact Assessment Report regarding proposed shoreline stabilization work at 26-50 Laurel Road be accepted as presented.

AND FURTHER:

Be it so resolved that Application No. 2016-100 be approved in accordance with Council's authority at Sections 4.11 and 5.10 to allow shoreline stabilization work at 26-50 Laurel Road.

- carried unanimously

3. 15 Topsail Beach Road – Ancillary Agricultural Use

Recommendation:

Be it so resolved that the resolution No. 20-416 passed at the December 8, 2020 meeting of Council be rescinded.

AND FURTHER:

Be it so resolved that, in accordance with Council's Authority provided by Section 10.7 of the Town's Development Regulations, Application No. 2020-299 seeking approval of hobby farming as an ancillary use at 15 Topsail Beach Road be approved on the condition that a maximum of 15 hens, ducks or geese be permitted on the property, that the fowl must be contained within the property at all times and that any hives, coop or run proposed with the application must be located and built in accordance with the Town's accessory building regulations.

- DEFERRED

4. 619-621 Seal Cove Road – Request for Re-Zoning

Resolution #21-050
Councillor Hillier/Councillor Bursey

Be it so resolved that subject to payment of appropriate processing fees and deposits, the Town undertake initial public and stakeholder consultation with respect to a request to rezone property at 619 Seal Cove Road to accommodate a proposed self-storage facility.

- carried unanimously

5. 202 Seal Cove Road – Proposed Post Office Building

Resolution #21-051
Councillor Hillier/Mayor French

Be it so resolved that application No. COM-21-020 received on February 9, 2021 be approved for the development of a postal outlet at 202 Seal Cove Road on condition that the building be located on the western side of the property and that the parking area be on the eastern side of the property, and that any parking area must be developed in accordance with Part 9 of the Town's Development Regulations and requirements of the Town's Engineering and Public Works Department.

- carried unanimously

6. 82 Lawrence Pond Road – Accessory Building

Resolution #21-052
Councillor Hillier/Councillor Butler

Be it so resolved that application No. 21-ACC-012 dated January 29, 2021 be refused in accordance with Council's authority at Section 5.3(2) of the Town's Development Regulations as the proposed accessory building when combined with the existing accessory building at the property would further exceed the maximum cumulative lot coverage of accessory buildings on this property.

- carried unanimously

7. Planning and Development Committee Meeting Report

Resolution #21-053
Councillor Hillier/Councillor Bursey

Be it so resolved that the decisions and recommendations made at the Planning and Development Committee meeting on February 9, 2021, be accepted as presented.

- carried unanimously

**6. RECOMMENDATIONS OF ENGINEERING AND PUBLIC WORKS COMMITTEE
(Chair, Councillor Gerard Tilley)**

1. Emergency Barachois Repairs

Resolution #21-054
Councillor Butler/Councillor Bursey

Be it so resolved that approval is given to engage RJG Construction Limited for the inner harbour Long Pond emergency barachois repairs at a cost of \$1,558,125 plus HST.

AND FURTHER:

Be it so resolved that approval is given to engage AFN Engineering Inc. for the inner harbour Long Pond emergency barachois repairs at a cost of approximately \$32,000 plus HST.

- carried unanimously

Councillor Butler stated that due to a recent storm event on January 27, 2021, emergency repairs have commenced on the inner harbour barachois. The construction schedule for this work is highly dependent on favourable weather conditions and expected to be ongoing daily, until the emergency repairs are completed. This work will involve numerous large excavators, barge work and includes placement of approximately 200 meters of armour stone along the damaged section. The contractor will access the breakwater through Atkins Road and public access to this area is restricted at this time. Please visit the Town's website for construction updates.

Presentation of recommendations of meeting held on February 10, 2021

1. Lift Station Upgrades – Approval to Award

Resolution #21-055
Councillor Butler/Councillor Bent

Be it so resolved that approval be given to award Lift Station Upgrades to Rodco Mechanical (2014) Limited for the bid price of \$1,506,500.00 including HST. Funds to be taken from the capital project account.

- carried unanimously

2. Engineering and Public Works Committee Meeting

Resolution #21-056
Councillor Butler/Councillor Youden

Be it so resolved that the recommendations/decisions made at the Engineering and Public Works Committee Meeting of February 9, 2021, be accepted as presented.

- carried unanimously

7. RECOMMENDATIONS OF RECREATION AND LEISURE SERVICES COMMITTEE (Chair, Councillor Junior Bursey)

Presentation of recommendations of meeting held on February 8, 2021

1. Recreation and Leisure Services Committee

Resolution #21-057
Councillor Bursey/Councillor Davis

Be it so resolved that the recommendations/decisions made at the Recreation and Leisure Services Meeting of February 8, 2021 be accepted as presented.

- carried unanimously

8. RECOMMENDATIONS OF FINANCIAL AND ADMINISTRATIVE SERVICES COMMITTEE (Chair, Deputy Mayor Richard Murphy)

Presentation of recommendations of meeting held on February 9, 2021

1. Accounts Payable Cheque Register

Resolution #21-058
Councillor Bent/Councillor Davis

Be it so resolved that approval be given to pay Accounts Payable Cheques totaling \$329,169.66.

- carried unanimously

2. Ratification of Manual Cheques Previously Released

Resolution #21-059
Councillor Bent/Councillor Bursey

Be it so resolved that approval be given to ratify the payment of manual cheques previously released totaling \$296,804.61.

- carried unanimously

3. Capital Invoices

Resolution #21-060
Councillor Bent/Councillor Butler

Be it so resolved that approval be given to pay capital invoices totaling \$48,110.75 as listed below:

Project	Vendor	Invoice Details	Amount
Steadybrook Culvert Upgrade	Eric Taylor Ltd.	Progress Claim #2ROH	\$48,110.75
Total Capital Invoices:			\$48,110.75

- 7 yeas
- 1 abstention
(Murphy)
- motion carried

Deputy Mayor Murphy declared a conflict of interest as he has family involved with Eric Taylor Ltd. He vacated the meeting at 7:40 p.m. and returned at 7:41 p.m.

4. Tax and Other Receivables Adjustments

Resolution #21-061
Councillor Bent/Councillor Davis

Be it so resolved that approval be given to adjust tax and other receivables accounts as follows:

CARCR001	\$366.26
COOKN002	Request Denied
RIDEF001	Request Denied
OSMOJ001	\$823.02

- carried unanimously

5. Breakwater Repair – ICIP Funding Request

Resolution #21-062
Councillor Bent/Councillor Hillier

Be it so resolved that approval is given to submit application #AP-MCW-21363, under the 2021-2022 Investing In Canada Infrastructure Program (ICIP) for the repair of the Long Pond Barachois, in the amount of \$1,828,390.75 all taxes included.

- carried unanimously

6. Order – 121 Scotts Road South

Resolution #21-063
Councillor Bent/Councillor Bursey

Be it so resolved that the Order issued on February 5, 2021, under the Municipalities Act, 1999 and the Town of Conception Bay South Waste Disposal and Property Regulations ordering the property owner to remove all dismantled, unused vehicles and debris located at 121 Scotts Road South, Conception Bay South be confirmed.

- carried unanimously

7. Personnel Matter – Communications Manager

Resolution #21-064
Councillor Bent/Councillor Butler

Be it so resolved that approval be given to appoint Carla Hodder to the position of Communications Manager as per the terms and conditions of the employment contract.

- carried unanimously

8. Financial and Administrative Services Committee Report

Resolution #21-065
Councillor Bent/Councillor Bursey

Be it so resolved that the recommendations/decisions made at the Financial and Administrative Services Committee Meeting of February 9, 2021 be accepted as presented.

- carried unanimously

Deputy Mayor Murphy read the following statement:

All businesses should have now received a Business Decal to place in your windows indicating that you are a proud member of the Town's Business Community. As we find ourselves at Alert Level 5 again, I encourage all business owners to take some time to be sure your free Directory Listing at cbsbusiness.ca is up-to-date. Our economic development staff have begun sharing useful information, in conjunction with the Conception Bay Area Chamber of Commerce, to be sure our business community are provided with information needed to assist and support you as you navigate the coming days and weeks.

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And finally, I would like to thank our staff for all they are doing to keep our essential services running smoothly. We are very grateful for their continued dedication and

the pride they take in ensuring our public are well served, and safe does not go unnoticed.

**9. RECOMMENDATIONS OF ECONOMIC DEVELOPMENT AND TOURISM
(Chair, Councillor Cheryl Davis)**

Presentation of recommendations of meeting held on February 9, 2021

1. Economic Development and Tourism Committee Meeting Report

**Resolution #21-066
Councillor Davis/Councillor Hillier**

Be it so resolved that the recommendations/decisions made at the Economic Development and Tourism Committee meeting of February 9, 2021 be accepted as presented.

- carried unanimously

10. OTHER COMMITTEE REPORTS

Nil

11. ADJOURNMENT

The meeting adjourned at 7:49 p.m.

**Resolution #21-067
Councillor Bent/Councillor Hillier**

Be it so resolved that the meeting adjourn.

- carried unanimously

Terry French
Mayor

Gail Pomroy
Town Clerk