

Town of Channel – Port aux Basques
1782nd Regular Meeting
November 6th, 2018

The 1782nd Regular Meeting of Council convened at 7:30 pm Mayor Spencer presiding. Present were Deputy Mayor Strickland, Councillors Battiste, Blackler, Coffin, Keeping and Lane. Also present were the Town Manager and Town Clerk.

Adoption of Minutes: It was moved by Councillor Lane and seconded by Councillor Battiste the Special Minutes of September 24th, 2018 be adopted as presented and discussed. MC Unanimously

It was moved by Councillor Blackler and seconded by Councillor Battiste the Regular Minutes of October 9th, 2018 be adopted as presented and discussed. MC Unanimously

It was moved by Councillor Battiste and seconded by Councillor Blackler the Special Minutes of October 9th, 2018 be adopted as presented and discussed. MC Unanimously

Pepsi Contract Bruce II Sports Centre: Councillor Keeping asked the former contract had been located. The Town Clerk advised she has given a copy to the Economic Development Officer/Recreation Director and wished to note that the contract has long since expired. The Town Clerk said she understood from the EDS/Recreation Director she would be contacting both Pepsi and Coke to get quotes for a new contract.

Digital Billboard Sign: Councillor Keeping asked if there has been any other discussion on this and was advised no because of the price of the one tender received. Councillor Keeping said we need to revisit this and would think that maybe we can look at something like Stan Dawe's has in place. Mayor Spencer noted Stan Dawe's sign is not working.

It was agreed that Council revisit the funding regarding a new sign.

Zamboni Logo: Councillor Keeping advised if you go through the files when this was originally done there is an agreement in place with Irving for the painting of the Zamboni. The Town Clerk noted this would have been shortly after the opening in 1996.

Grand Bay West Trail: Councillor Lane noted we should look solar lighting along the trail. Mayor Spencer said if you go back to the public consultations this is one thing we said we'd do. Councillor Battiste also noted that we need a street light placed near the parking lot.

Councillor Keeping said he understands another CEP is starting. He said we missed the opportunity with the last project but this time we should take every opportunity to get some fill bought in now and placed along the trail now while we can.

Affordable Housing: The Town Manager said NLHC made note about the Phase II Environmental Assessment recommended by SNC Lavalin, however he and our other consultant feel this is unwarranted.

Cannabis Store: Mayor Spencer said there is no update on the opening of this store. Councillor Lane asked where we are to with the bylaws as it relates to the Federal and Provincial ones. Mayor Spencer noted that people will just have to follow the rules. Councillor Lane said he feels we should have our own bylaws the same as the no smoking within 30 metres of a public building. The Town Manager said this is a provincial bylaw and there is no public consumption allow with cannabis.

ATV Trails: Councillor Lane asked about the trail from Port aux Basques to South Branch. It was noted this is the responsibility of the Newfoundland T'railway Council.

It was moved by Councillor Lane and seconded by Councillor Blackler we invite someone from the Newfoundland T'railway to come in for a meeting to discuss widening out and cleanup of the trailway from Port aux Basques to South Branch. MC Unanimously

The Town Manager advised he received a call from the Deputy Minister of Transportation and Works apologizing for the delay in having someone out here to look at the proposed ATV trail in the area of Tim Horton's. The Town Manager further advised that in speaking with the Deputy Minister he is not keen on putting the trail immediately adjacent to the TCH so they are working on an alternate solution/route.

Bus Shelter Balrd Street: Councillor Lane said he talked to a gentleman about getting a stop in this area.

Councillor Blackler noted that the School Board has to change the stop not the Town.

Councillor Lane said we should talk to the resident who said it was okay to put the shelter on his land and then contact the school board to get their okay.

The Town Manager said we should ask the resident to put his request in writing and would suggest he get other signatures on it as well.

The Town Clerk will contact the resident to advise of same.

Waste Management: Councillor Blackler asked if the scales at the Transfer Site have been repaired as they were only working on one side. Councillor Keeping said he wasn't aware they weren't working but will check it out with the Regional Board.

RCMP: Mayor Spencer advised that the RCMP is still recruiting. He said right now we have no corporal and we are down an additional constable. He noted that the two senior constables here now are alternating in the corporal's role. The Mayor said he was advised they are still actively looking and a contingency plan is in place to piggy back with Stephenville. The Mayor noted that he had sent an email to Minister Parsons in this regard.

#46 and #48 Grand Bay Road: Councillor Keeping asked the Town Manager for clarification on this issue as he had thought this was already dealt with. The Town Manager said the plan is still in place to put a swale on the lower end of this street but it's too late in the year for asphalt.

#16 Currie Avenue Permit to Establish a RV Park: Councillor Keeping advised they met with the gentleman when the Public Works Committee was out. He noted they also talked to him about the mess on the property. The Committee advised the applicant this would have to be rezoned and follow all conditions outlined by Council. The Town Manager said he is waiting for further information from the applicant.

#24 Regional Street re High Speeds and Visibility Issues: Councillor Lane asked about putting a No Left Turn Sign by this gentleman's driveway. The Town Manager said if we put signs on individual properties we'll be accepting responsibility should something happen.

Mayor Spencer said the RCMP has already identified this area for patrols because of high speeds. Mayor Spencer also noted that the RCMP issued 100 tickets within the community for various infractions from October 1st – 30th.

Correspondence: It was moved by Deputy Mayor Strickland and seconded by Councillor Lane the correspondence be accepted and dealt with where necessary. MC Unanimously

Smallwood Drive Sidewalks: Correspondence was received from the resident of 21 Smallwood Drive voicing his concerns about the sidewalks on his street being only partially replaced whereas in other areas of town we have replaced full sections of sidewalks.

The Town Manager said that the repairs were done the summer. A large portion of the rear of the sidewalks was repaired for safety purposes. He noted the front portions were not damaged.

Deputy Mayor Strickland asked with the new joints will this crack again to which the Town Manager advised no there is expansion joints to prevent that. The Town Manager also advised that a lot of the sidewalks on this street had heavy equipment going back and forth over it which caused the damages.

Councillor Keeping noted the large sections of sidewalk done downtown were part of a government grant. He said the work on Smallwood is just regular maintenance same as the ones on LeGrow Street.

Councillor Lane said he feels the resident should be written and explained that we repair where possible.

Application for Crown Lands by NL Power: A copy of an application for Crown Lands from NL Power was received. The purpose of the application is to construct a substation access road off of the Trans Canada Highway at the rear of their property on Rowe Street.

The Town Manager noted that NL Power is having difficulty getting access to their site by way of the Transfer Shed area. It was agreed the Public Works Committee would look at this.

St. James Elementary Pre-School Program: Correspondence was received from Denise Francis Principal of St. James Elementary requesting Council grant approval for a pre-school program at St. James Elementary which would be licensed and operated under the Community Education Network and their Family Resource Centre Programs.

The Town Clerk explained how in the past the program was operated by the school but they are no longer allowed to do so therefore must go through the Community Education Network and carry the proper license.

It was moved by Councillor Keeping and seconded by Councillor Lane that we send the Elementary School a letter of approval for a pre-school program. MC Unanimously

2018-2019 Municipal Capital Works Application: Correspondence was received from Assistant Deputy Minister Dan Michielsen with the Department of Municipal Affairs & Environment advising of our unsuccessful projects we had applied for. It was agreed that we resubmit these projects again in this year's application.

Ronald MacDonald House Annual Contribution: Information was received from the Newfoundland and Labrador Chapter of the Ronald MacDonald House outlining their annual campaign for contributions.

The Town Clerk advised we have donated \$500.00 in past years.

It was moved by Deputy Mayor Strickland and seconded by Councillor Lane we donate \$500.00 to the Ronald MacDonald House. MC Unanimously

3 McNeil's Lane re Water Issues: Correspondence was received from the owner of 3 McNeil's Lane requesting a piece of perforated pipe to take care of the water run off issues he has been having.

Councillor Keeping said this is in the Public Works Report. The Town Manager explained that this is a private lane.

21 Cox Avenue re Street Light: Correspondence was received from a resident of 21 Cox Avenue regarding the replacement of a pole and street light adjacent to his property. The resident noted that this pole was damaged the summer and the light has not been replaced since then thereby making it very dark and treacherous in the night time.

The Town Manager advised that the plan from NL Power just came in for us to sign off on. He has this sent back to NL Power.

St. James High Breakfast Program: A letter of thank you was received from St. James Regional High for Council's donation to their breakfast program.

Condition of Gravel Pits along the TCH: A copy of a letter sent to Honourable Christopher Mitchelmore from a resident of Doyles regarding gravel pits along the Trans Canada Highway was received for everyone's information.

Public Works Report: Councillor Keeping presented the Public Works Committee Report of October 26th, 2018.

The Public Works Committee met on October 26, 2018 at 9:00 a.m. Present were Councillors: Keeping, Coffin and Lane. Also present was the Town Manager. The following items were discussed, and sites visited:

1. Waste Management.

The committee discussed the status of request for a new garbage collection truck for the region (As council know the status of curbside side collection will depend on getting this new vehicle).

Also, we discussed a number of issues related to the new collection strategy which will require monitoring & possibly changes related to a number of commercial establishments.

Councillor Keeping said during the next Western Board's meeting he will request that a waste oil storage tank be located at the transfer station for disposal of different types of oils. Hoping to have further updates before November 6, 2018.

2. Valley Variety – Craig Walters.

The committee discussed the comments received in response to the Public Notice regarding the development. While the comments received are appreciated, we feel they are unfounded. We recommend the respondents & applicant be written & advised of our decision, that the application/development will be approved.

3. Channel Lighthouse Gazebo/Rest Area.

The committee assessed the sewer outfall within the area & recommends the sewage line be extended beyond the low water mark & covered with armour stone.

4. Regional Street.

The Committee visited a site in this area to asses, where Council received an inquiry for purchase of crown land. Councillor Lane will contact the residents & advise him to submit the proper survey & drawing for the land in question.

5. Sheaves Lane.

Compliant received regarding a section of fence damaged during snow clearing season. After assessing, the Town Manager will have the section determined damaged by the plough and repaired. (Explain)

6. Bruce II Complex.

Sign located at intersection to LeGrow Street next to Fire Station. In response to the Fire Department concerns over the location of this sign, we recommend the sign be moved closer to Grand Bay Road & the sidewalk. We looked at other options but we felt this was the best. Also, we recommend making the sign a little bigger. Once the section of grass is replaced with asphalt in this area, as per the fire departments request, the location of this sign should not be an issue.

7. McNeils Lane.

Concerns regarding a plugged culvert in this area. After assessing it, it appears this culvert was installed by the town years ago. The Town Manager will do further investigation into this system & if indeed the culvert is owned by the towns we will take steps to clear the culvert & address the issue.

8. Marine Drive.

Request to purchase the old designated R.O.W in the area of the former Walker's motel.

This R.O.W was designated as an access to the waterfront before the construction of Marine Drive & Scott's Cove Park. With access now available by way of Marine Drive, sidewalks, Scott's Cove Park & the fact it has not been used for many years, we have no issue granting the applicants requests.

9. Old Dump Site.

The Committee visited the location to view progress in preparing the site for decommissioning by the province. The Town Manager assures that:

1. The dumping areas are all backfilled & covered
2. Scrapped metal is stock piled & the contractor contacted to pick for pickup a.s.a.p.
3. Used tires are clean, stocked piled, & the contractor contacted for pickup.
4. Used oil placed in drums & ready for pickup.
5. Also the Town Manager will write the provincial government to request decommissioning of the site a.s.a.p.

*Also, Councillor Keeping will raise the issue of decommissioning of the Port aux Basques site at the next Western Regional Board meeting.

Meeting adjourned at 12:00 p.m.

Valley Variety – Mayor Spencer thanked Kenny Matthews who was in the gallery for his letter of concerns over the development of the new pharmacy/doctors' offices/convenience stores.

Mr. Matthews said he has been talking to Mr. Walters and he assured him the current trail will be left there and repaired for people to avail of. Right now it's not safe but he said Mr. Walters advised they may pave the trail. Mr. Matthews noted that right now Hardy's Arterial has a stop sign and so does

LeGrow Street. He asked if LeGrow will now be treated as a four way stop and a light installed. He said he was told that there is going to be parking for 130 cars there and doesn't know if this is just a rumour. He also noted concerns about crosswalks for the children in this area. Mr. Matthews said he's also hearing there is a donut shop going in the building.

The Town Manager said there is no way he will be able to fit 130 vehicles on this lot for the plans he has. The most he could fit there is 50 and the site lines are good in this area for traffic. The Town Manager also noted that Mr. Walters has to submit engineered drawings for Council's review and approval before he can proceed with development and all factors will be taken into consideration.

Mayor Spencer noted right now there are only medical offices, a pharmacy and a convenience store going in the building. He said from our perspective as a Council we have to take this at value as this family has other businesses that are quite successful.

Mr. Matthews asked about drainage from this development towards residential properties on Bay Street. The Town Manager advised they will not be permitted to have any drainage towards residences. What they can and cannot do will be laid out to them once we receive the drawings.

Mayor Spencer said he realizes the RCMP patrol this area in the mornings and asked Mr. Matthews do they do it in the afternoons as well. Mr. Matthews said he wasn't sure.

Mayor Spencer thanked Mr. Matthews for his time and bringing in his concerns. He advised him Council will do their best to monitor everything to ensure everyone's concerns are addressed.

Bruce II Sign – Deputy Mayor Strickland asked about the location of this sign. Councillor Keeping advised it is going to be moved out towards Grand Bay Road.

McNeil's Lane – The Town Manager said it looks as if there is a 6" sewer going through the culvert. He is going to talk to the gentleman who was involved at the time of installation.

Marine Drive – The Town Manager will look at the area not used and the legalities involved in this. He said he will check out to see if this has to go out to public notice, however the applicants may have to through a quieting of titles.

Old Dump Site – Councillor Blackler asked about getting the fenced moved out to stop people from throwing trash in there. Councillor Lane suggested we take a couple of loads of fill there to prevent the dumping. The Town Manager suggested we leave it for the Province to deal with.

It was moved by Councillor Blackler and seconded by Councillor Battiste the Public Works Report of October 26th, 2018 be accepted as presented and discussed. MC Unanimously

Newfoundland Power: Councillor Keeping said he doesn't have all the information from the meeting Council had with NL Power but he did get some backup information on concerns he has. Councillor Keeping said there was always two generators in this area located outside of town and there is nothing there now. Councillor Keeping noted one unit that was here is in St. John's and is now broke down. He said last year we wrote NL Power and raised issues about the under carriage on the other unit. Now the under carriage is being repaired although from what he has been told there is still a lot more work to be done on it. He said he was told once this is repaired they will be taking this unit

Somewhere to deal with issues on the East Coast. He said if this happens we will be left with one unit on Rowe Street. Councillor Keeping also noted he heard that NL Power will be renting generator units from CAT. Councillor Keeping said we have serious problems if this occurs and he feels we need to go after NL Power and if the unit gets fixed we demand it stay here. Councillor Keeping said we need to put the pressure on them now before anything happens.

The Town Manager said he also agrees that we need to write and request NL Power to come back out here and meet with Council.

Councillor Keeping asked about the new generator we are supposed to be getting and also if the Lions Club was switched over yet. The Town Manager advised the Lions Club is not switched over yet because they have to put in five new poles in the area before they can switch it over. The Town Manager also informed Council he has just got to get a price from the local contractor for the generator then he can send all quotes into the province for approval to order. Mr. McIsaac said he needs three competing bids to send to the Chief Procurement Officer.

Deputy Mayor Strickland asked if the backup generator for the Fire Hall is going to be big enough to run the full hall. The Town Manager said it will be 48 watts which is more than enough for the fire hall. This unit will be placed on a trailer and taken over to the hall as needed. Most of the wiring has been done at the hall.

Port aux Basques Weight Scales: Councillor Keeping said the weight scales is closed more times than it is open. He said he feels we need to follow up in writing to see how come it is closed so often.

The Town Clerk advised of her conversation with the Highway Enforcement Officer regarding their hours of operation.

Mayor Spencer suggested we meet with MHA Andrew Parsons to discuss our concerns.

Councillor Coffin referred back to the time when Minister Dianne Whalen was going to shut down the scales.

Waste Management: Councillor Keeping said a meeting was held last night with all communities present with the exception of Cape Ray. All facts and figures were presented to the South West Coast Waste Management Committee and it was agreed the new fee per household would be \$160.00.

Councillor Keeping said with regards to a new split body truck he has been back and forth with Minister Parsons and his office and the first offer was 50/50 provincial/municipal, then it went to 60/40 however it was stressed to the Minister's office that this is a regional effort so it was agreed the Province could find the funding through the Federal Gas Tax Funds set aside for waste management and it would be done on a 70/30 cost shared basis. The South West Coast Waste Management Committee would have to pick up the 30% cost of the purchase of a new truck over a five year period. This amount was factored into the figures presented at last night's meeting.

The Town Manager advised this has gone back to each community for approval. He said if we can get the chassis now we could have the truck in 2-4 months, if not we could be looking at 6 months. The Town Manager said with regards to the financial aspect of things when he and the Town Clerk worked at the figures and the breakdown included everything including administration, mechanic, maintenance, wages and so forth.

The Town Manager also noted that all of this is contingent if the Town is going to make a motion to continue with the curbside collection for the South West Coast for the next five years.

It was moved by Councillor Coffin and seconded by Deputy Mayor Strickland that the Town of Channel – Port aux Basques will continue to do the curbside collection for the South West Coast region for the next five years. This is contingent on the financials being reviewed on an annual basis to ensure expenses do not exceed revenues and that a vehicle replacement strategy be put in place for this new agreement. MC Unanimously.

It was moved by Deputy Mayor Strickland and seconded by Councillor Lane the Town of Channel – Port aux Basques submit a funding application through the Province's Waste Management Allocation under the Federal Gas Tax Fund for the purpose of purchasing a new regional waste collection vehicle. The proposed cost-share ratio for this project is to be 70/30 Provincial/Municipal. Estimated cost of the collection vehicle is \$320,000.00. MC Unanimously

Councillor Coffin asked if we will be having cleanup week this year as we have always done so in the past. Normally it is two weeks in the spring.

Councillor Keeping noted he would support this.

Councillor Coffin said he feels we would need more than two weeks.

Councillor Keeping noted the Regional Board will have some free Saturdays again.

2017 Financial Statement: Mayor Spencer noted that the auditor from Bonnell Cole Janes met with Council recently to present the 2017 Financial Statement. He noted that the books are in order. Mayor Spencer said we had a slight deficit of \$74,695.00.

Councillor Keeping questioned this as he had thought we were in a surplus of \$166,133.00.

The Town Clerk explained there are two ways to read the financial statement. One is the way the Public Service Accountability Board wants it conducted and presented which includes the value and depreciation of all your assets that shows a surplus and the older way of conducting an audit shows us in a deficit. The Province asks that we have both types of statements done.

Adjournment: With no further business it was moved by Councillor Battiste and seconded by Deputy Mayor Strickland the meeting be adjourned at 9:20 pm.


John Spencer
Mayor


Julia Ingram
Town Clerk