

## ***PUBLIC WORKS MEETING***

***July 2, 2008***

Meeting called to order at 2:10 pm by Councillor Strong.

<u>IN ATTENDANCE</u>	Councillor	B. Strong
	Councillor	E. Müller
	CAO	B. Hiscock
	Director of Public Works	R. Smith
	Recording Clerk	T. Patey
<u>ABSENT</u>	Councillor	B. Bailey

### BUSINESS ARISING

GAS TAX - ROADS Committee discussed the allocation of this year's gas tax funding, in the amount of \$180,000 towards road work. Prior commitment was made in 2007 for the realignment of the TCH and Memorial Drive, but was not completed due to lack of funds.  
RECOMMENDATION: Commit to the realignment of the TCH and Memorial Drive to a maximum of construction cost of \$180,000.

### NEW BUSINESS

TWIN TOWN SENIORS Correspondence received from the Twin Towns Seniors Club for Council's consideration to donate to them a block of land between Gladney Street and Hibernia Drive. No survey was received with the request to verify the land in question.  
RECOMMENDATION: Defer until further information is obtained to clarify the correct piece of land.

### PROPOSED SUBDIVISION

NEAR WATER PLANT Concept plans were presented for a proposed subdivision off Huntley Drive adjacent to the new water treatment plant. This development would be done in phases. Commencement date of 2010, with the final phase planned for 2012 is estimated.  
RECOMMENDATION: Refer to Council for full discussion.

### APPLICATIONS

#### SITE APP - SUBDIVIDE

MARINE DRIVE Request received to subdivide the property at 261 Marine Drive in to two building lots, utilizing the accessory building as a dwelling.  
RECOMMENDATION: Site approval to subdivide be granted for one year only subject to compliance with all Town Development Regulations. Appropriate application to convert the accessory building to a residential dwelling along with an updated legal survey would have to be submitted for approval.

#### COM. EXTENSION

382-386 MEMORIAL DR. Application received for a 40ft x 22 ft extension to the commercial building at 382-386 Memorial Drive, for purpose of warehouse space.  
RECOMMENDATION: Application be approved subject to the approval of Government Services and all work completed in accordance to the Town's Development Regulations.

CROWN LAND  
NEWF. POWER

Application received from Newfoundland Power for Crown Land for the purpose of a transmission line from Clarenville to Milton  
RECOMMENDATION: Approval for application be granted.

***Councillor Strong left the meeting due to a conflict of interest, as the following applicant is a family member.***

HOME-BASED BUSINESS  
13 JACQUELINE AVE.

Application received to operate a taxi business from 13 Jacqueline Avenue. It was noted that the area is zoned Residential, permitting this type of occupancy as a discretionary use only.  
RECOMMENDATION: Approve subject to a discretionary notice being published and no objections received and the condition that adequate off-street parking is provided.

***Councillor Strong joined the meeting again.***

NEW DWELLINGS

Applications received for new dwellings as follows:

- (I) 40 Clearwater Drive, single family dwelling;
- (ii) 12 Pitcher Place, single family dwelling;
- (iii) 171 Balbo Drive, single family dwelling;

RECOMMENDATION: Applications be approved subject to compliance with all Town Development Regulations, the placement of dwelling as approved by the Director of Public Works, a minimum of 6" of topsoil to be used on any grassed area and landscaping to be completed within twelve months of occupancy.

DELEGATION

ENFORCEMENT OFFICER

Town's Enforcement Officer met with the Committee to discuss the enforcement of the Town's advertising regulations. Enforcement Officer presented information gathered from other towns regarding their fee structures as well as regulations. It was felt that a phase-in approach would be the best option to handle enforcement on the non-compliant signs around town and a new permit form would be necessary, tailored to advertisements.

RECOMMENDATION: Business owners of the non-compliant temporary signs to be written, giving seven days to obtain a permit at no charge for the first forty-five days; signs to be taken down by Council staff after the seven day period if no permit is obtained. An amendment to be made to the Town's Permit Rates as follows: \$10.00 fee for a temporary advertisement permit, valid for forty-five days.

ADJOURN

Meeting adjourned at 3:45 pm.

Respectfully Submitted  
Bruce Strong, Acting Chairperson