

**TOWN OF LABRADOR CITY**

**COUNCIL MEETING – March 22, 2010**

**I. Call Meeting to Order**

The monthly meeting of the Labrador City Town Council was called to order at 1:05 pm on March 22, 2010 by Mayor Janice Barnes.

Also in attendance were:	Deputy Mayor:	Karen Oldford
	Councillors:	Peter Reccord
		Nicholas McGrath
		Linda Dumaresque
		John Penney
	Town Manager	Jeff Boland
	Town Clerk	Diane Gear
	Recreation Director	Adam Smith
	Rec. Secretary	Tina Penney
	Sup. Of Public Works	Peter Boland

Absent: Councillor Debbie Samson, Dir of Economic Dev: Bryan Jerrett

**1. Adoption and Approval of Agenda**

The agenda for the meeting of March 22, 2010 was presented for approval with the following additions:

Correspondence

- |          |   |                                 |
|----------|---|---------------------------------|
| Addition | 5 | c) Epilepsy letter – Purple Day |
|          |   | d) Municipal Awareness Day      |

New Business

- |          |   |                                       |
|----------|---|---------------------------------------|
| Addition | 6 | c) Dog Park Request in Labrador City  |
|          |   | d) East-West-North Expo (verbal)      |
|          |   | e) Municipal Symposium                |
|          |   | f) Atlantic Mayor’s Congress (verbal) |

Committee Reports

- |          |   |                                      |
|----------|---|--------------------------------------|
| Addition | 7 | b) Waste Management Committee Report |
|----------|---|--------------------------------------|

Unfinished Business

- |          |   |                           |
|----------|---|---------------------------|
| Addition | 9 | c) Recreation Needs Study |
|----------|---|---------------------------|

Tenders

Addition

c) Supply of Electrical Materials

**Motion:** Moved by Councillor Penney seconded by Councillor Dumaresque that the agenda for the meeting of March 22, 2010 be adopted as amended. Carried unanimously.

## **II. Delegations**

### **1. Swearing in of New Councillor**

The swearing in of Councillor John Penney took place at the beginning of the public session. Also pictures were taken of him signing the Oat of Office. On behalf of the Town of Labrador City and Councillor we would like to welcome our newest Councillor; John Penney.

## **III. Adoption and Signing of Minutes**

The minutes of the meeting for March 02, 2010 had been previously distributed and read. There being no errors or omissions, the minutes were adopted on the following motion.

**Motion:** Moved by Councillor Dumaresque and seconded by Deputy Mayor Oldford that the minutes of March 02, 2010 be adopted as presented. Carried unanimously.

## **IV. Business Arising from Minutes**

All other follow ups from the previous meeting of Council had been actioned.

## **V. Correspondence**

### **1. New Millennium – Medical Evacuations**

A faxed letter was received from New Millennium Capital Corp. on March 05, 2010, giving us some information on medical evacuations strategies. Despite all the precautions that NML can and will take, it is evident that some of its employees will fall ill, and there is a probability of occasional accidents. NML will, therefore, be highly dependent on the facilities of medical evacuations that are available in Labrador West. NML believes that its requirements strengthen the arguments that you have already developed for improving medical evacuations services in Labrador West.

2. New Millennium – Direct shipping Ore Project

A faxed letter was received from New Millennium Capital Corp. on March 05, 2010. The Direct-Shipping Ore Project holds the potential for important social and economic benefits for the Province of Newfoundland and Labrador as a whole and for Labrador West in particular. The environmental impact assessment of that project is at a critical stage, in the sense that the decision by Minister Charlene Johnson whether to accept the impact statement filed in Dec, 2009, is due on March 17, 2010. New Millennium is looking for council to write the Minister in the near future urging her to make a favourable decision.

3. Epilepsy Newfoundland and Labrador

A letter was received from Gail Dempsey, Exec Director of Epilepsy Newfoundland and Labrador & VP of Canadian Epilepsy Alliance on March 11, 2010 requesting that Council support their Purple Day on March 26, 2010. By wearing Purple you will help epilepsy be recognized and it is important to those left behind to know that their loved ones have not been forgotten.

4. Municipal Awareness Day

Correspondence was received from Municipalities Newfoundland and Labrador informing council that Wednesday, May 19<sup>th</sup> is Municipal Awareness Day. Also, suggestions were attached on how to celebrate this day. A proclamation for Council to recognize this day as Municipal Awareness Day was also enclosed with correspondence.

**VI. New Business**

1. Offer to Purchase – Quartzite Substation Upgrade – NL Hydro

An Offer to Purchase from Newfoundland and Labrador Hydro for the Quartzite Substation upgrade for the purchase price of \$220,850.00 a down payment of \$110,425.00 has been received. The purchaser is responsible to self-assess for HST.

Newfoundland and Labrador Hydro is also responsible for all costs associated with land development, surveys and legal fees.

It was recommended that the Town of Labrador City execute this Offer to Purchase Agreement from Newfoundland and Labrador Hydro for the purchase price of \$220,850.00, with the purchases being responsible for all costs associated with land development, survey costs and legal fees.

**Motion:** Moved by Deputy Mayor Oldford and seconded by Councillor McGrath that the Town of Labrador City execute this Offer to Purchase Agreement from Newfoundland and Labrador Hydro for the purchase price of \$220,850.00, with the purchaser being responsible for all costs associated with land development, survey costs and legal fees. Carried unanimously.

2. 2010 Grants in Budget

The 2010 grants meeting was held on October 13, 2009 with thirty-two community groups and organizations requesting funding from the Town's grants and subsidies program in the amount of \$157,764.00 (includes Daffodil House). A spreadsheet listing the Recreation Grants as proved in the 2010 budget was provided. A motion was requested approving the release of funding, subject to the submission of the required documentation supporting the claim (s) for each individual organization as approved in the 2010 budget.

**Motion:** Moved by Councillor McGrath and seconded by Councillor Penney that Council approve the 2010 Grant Requests as per the memo presented by the Recreation Director in the amount of \$157,764.00. Carried unanimously.

3. Dog Park Request for Labrador City

On March 7, 2010 The Economic Development Director and Rec Director met with Ashlee Gauthier concerning the possible development of a Dog Park in Labrador City. In our discussion with Ms. Gauthier we considered different issues concerning such a development such as rules, regulations, possible location, and community support both by intended users and by the business community to assist in construction materials, labour and development if this project were to move forward. Ashlee has circulated a petition at various establishments around town and formed a group on Facebook to gather interest and input. This group has a membership of over 500 people and the petition has over 1000 total signatures in one week.

4. East – West – North Expo 2010 (verbal)

On March 11, 2010 representatives from Mount Pearl and Corner Brook joined Fabian Janes in Labrador City where they did a presentation of the event to the Labrador City and Wabush councils.

On March 12, 2010 a public presentation was done at the Wabush Hotel.

Both were very well received as Fabian gave an overview of the exhibition.

The event will take place in:  
Mount Pearl from July 15 – 18  
Corner Brook from July 22 – 25  
Labrador City from July 29 – 31

On March 13, 2010 Fabian and Nick Visited Fermont, Quebec and did a presentation to Lise Pelletier the Mayor of Fermont. She was very interested and we will be doing a French presentation to the council and Business sector of Fermont on March 30, 2010.

A committee is being formed, the government grant applications are being processed and things will now start falling into place. A weekly working budget will determine the size of the event as it is the mandate to balance a budget at the conclusion.

5. Municipal Symposium

The 2010 Municipal Symposium is taking place from April 29<sup>th</sup> – May 1<sup>st</sup> in Gander. Councillor Penney and Councillor Reccord will be attending this event.

6. Atlantic Mayor's Congress (verbal)

Mayor Janice Barnes will be attending the Atlantic Mayor's Congress April 14-17 in Halifax.

**VII. Committee Reports**

1. Finance & Admin Report

**Donations**

**Motion:** Moved by Councillor Reccord seconded by Councillor Penney. Council approved the following donations:

<u>Organization</u>	<u>Event</u>	<u>Level of Contribution</u>	
		<u>Cash</u>	<u>In-Kind</u>
Ham Radio Club (HOWL)	Operating Grant – Utilities	1000.00	
Knights of Columbus State Council	Convention – in lieu of advertising	50.00	
College of the North Atlantic	20 <sup>th</sup> Annual Awards Presentation	50.00	

2. Waste Management Committee Report

- Discussion took place on the various alternatives for landfill cover. Tom Kendall's research revealed that in other areas things are used such as shredded construction debris, saw dust, old furniture or blasting mats. Some areas do not cover during the winter months and only weekly during the summer. General understanding is that a plan for landfill cover that illustrates that it meets the requirements of rodent and vector control and control of wind blown litter would likely meet with provincial approval. Suggestion that Tom and Derrick Maddocks discuss this further.
- There was considerable discussion on the capital requirements for the necessary infrastructure identified for the landfill facility. Cory has had discussion with his supervisor and will need further discussion with Tom Kendall. We were advised that we are now at a point where we need to formalize our request for capital by submitting in writing. Will also need sign off from both Towns that they are on-board for the operation of this site and the cost implications associated with that. Indication is that there is agreement in principle with the capital requirements with the exception of the heated building for storage of cover material. However, we will not get a definite indication until after the provincial budget is released.
- Discussion on the idea of chipping wooden construction debris to be used as cover. Committee will do some research on the types of shredding equipment for such an application.
- Discussion on inclusion in our capital proposal for funds to develop an entrance/drop off area for residents rather than have them actually go to the tipping face of the cell.
- Also discussed having our consultant develop the various documentation required by the C of A by the DOE. Funding for this will depend on the final Project Status Report for the landfill construction.
- Advised all in attendance that the tender for the operation of the landfill has been awarded.
- Discussed the potential hiring of a Coordinator with funding assistance from the MMSB. Wabush will check on the availability of office space in the event we decide to move on this in the near future.

**VIII. Applications for Permits**

**1. Permit Ratification Listing # 4**

For listing # 4 dated March 22, 2010. Total for Ratification on Listing 4A: 12 permits and Total Outstanding on Listing 4B: 29 permits. Total Permits on Lists: 41 permits. After all enquiries were answered the following motion was made:

**Motion:** Moved by Councillor Dumaresque and seconded by Councillor Penney that Council ratify the approval of permits as per Listing # 4A dated March 22, 2010. Carried unanimously.

**IX. Unfinished Business**

**1. Adoption Development Regulations Amendment # 7, 2010**

Amendment No 7, 2010 proposes to add a sub-clause to the Labrador City Development Regulations 21(3) that will provide Council with discretion to extend a Permit to Develop yearly, beyond the maximum of two (2) years, to a total of five (5) years for a major industrial/commercial development.

The amendment was presented during a regular scheduled meeting of Council held on February 16, 2010.

In accordance with the Urban and Rural Planning Act 2000, Amendment No 7, 2010 was advertised in a local newspaper for one (1) week to allow for the submission of written public comment by March 12, 2010. No comment has been received.

The Town's consulting firm, Plan-Tech Environment, has advised Amendment No 7, 2010 is released from further review and ready for formal adoption by Council.

Upon notification of adoption, the amendment will receive MCIP certification and be forwarded by Plan-Tech Environment to the Department of Municipal Affairs for registration. Once advertised in the NL Gazette, the amendment is legal and binding.

**Motion:** Moved by Councillor McGrath and seconded by Deputy Mayor Oldford that the Development Regulations, Amendment No. 7, 2010 be adopted as presented to Council. Carried unanimously.

2. 2010 Fly Control Contract

In the latest correspondence with GDG Environmental on the 2010 Fly control contract it was requested that the contract be changed such that the supply of larvicide be separate from the \$90,000.00 program cost.

This is normally the way the program was conducted in the past.

The cost for the Larvicide in 2009 was \$7,182.00 which is cost shared 50/50 with the Town of Wabush.

Articles changed in the contract are 2.1(c) and 3.1

**Motion:** Moved by Councillor Dumaresque and seconded by Councillor Penney that Council approve the changes to articles in the contract 2.1 (c) and 3.1. Carried unanimously.

3. Recreation Needs Study

The Recreation Commission Sub Committee has reviewed the two proposals presented for the Assessment of the Labrador West Recreation programs and services. The two proposals were as follows:

Tract Consulting Inc.	\$61,915.00 +HST
Nova Consultants / MMM Group	\$63,665.00 +HST

On behalf of the Sub Committee, Recreation Commission and Recreation Department the Recreation Director recommends awarding this assessment to Nova Consultants / MMM Group for \$63,665.00 +HST.

This recommendation was based on the consideration that Nova / MMM have a diverse national background on such projects and a broad based amount of experienced personnel resources to draw from. Also through previous projects Nova Consultants have experience working within Labrador West and have an understanding of our current infrastructure and services.

**Motion:** Moved by Councillor McGrath and seconded by Deputy Mayor Oldford that Council based on the consideration that Nova / MMM have a diverse national background on such projects and a broad based amount of experienced personnel resources to draw from. Also through previous projects Nova Consultants have experience working within Labrador West and have an understanding of our current infrastructure and services. Carried unanimously.



**X. Tenders**

**1. Upgrade of Sprinkler Systems**

A tender was called for the supply of Sprinkler Systems with the following results:

Simplex Grinnell	\$55,624.25
Drapeau Automatic Sprinkler Corp.	\$41,964.81

The price from Drapeau is within our budget for this project, therefore the Superintendent of Public Works recommends that the contract be awarded to that firm the price of \$41,964.81 which includes HST.

**Motion:** Moved by Councillor Reccord and seconded by Deputy Mayor Oldford that it is recommended the tender be awarded to Drapeau Automatic Sprinkler Corp. for the amount of \$41,964.81 which includes HST. Carried unanimously.

**2. Supply of 2010 Light Duty Truck**

A tender was called for the supply of 2010 Light Duty Truck with the following results:

Carol Auto	\$28,635.33
Labrador Motors	\$28,595.60

The low bid from Labrador Motors is unacceptable as per sections 2(e) and 3(a) in the instructions to bidders; therefore the Superintendent of Public Works recommends that the contract be awarded to Carol Auto for the price of \$28,635.33 which includes HST.

**Motion:** Moved by Councillor Penney and seconded by Councillor Dumaresque that it is recommended the tender be awarded to Carol Auto for the amount of \$28,635.33 which includes HST. Carried unanimously.

**3. Supply of Electrical Materials**

A tender was called for the Supply of Electrical Materials with the following results:

Harris & Roome	\$53,690.90
McLoughlan Supplies	\$60,385.73

The quote from Harris & Roome is \$2,690.90 over the amount budgeted for the materials and can be accommodated in the overall budget. All of the specifications in the tender were met; therefore the Superintendent of Public Works recommends that the contract be awarded to Harris & Roome for the price of \$53,690.90 which includes HST.

**Motion:** Moved by Councillor McGrath and seconded by Councillor Dumaresque that it is recommended the tender be awarded to Harris & Roome for the amount of \$53,690.90 which includes HST. Carried unanimously.

### **I. Approval of Accounts and Purchase Orders**

A list of cheques issued since the last meeting of Council and/or new purchases for both the operating and capital funds were presented for approval. After all enquiries were answered the following motion was made:

**Motion:** Moved by Deputy Mayor Oldford and seconded by Councillor Dumaresque that cheques totalling \$901,398.95 and purchase orders totalling \$8,000.00 approved as presented. Carried unanimously.

### **XII. Adjournment**

The date of the next Council Meeting will be April 06, 2010 at 1:00 pm. There being no further business to discuss, the meeting was adjourned at 2:05 pm.

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Diane Gear, Town Clerk

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Janice Barnes, Mayor