

The 34<sup>th</sup> meeting of the Town Council of the Town of Happy Valley-Goose Bay was held on April 29, 2008 at 7:00 p.m. and called to order by Mayor Leo Abbass.

Present:

Mayor Leo Abbass  
Deputy Mayor Stan Oliver  
Councillor James H. Saunders  
Councillor Bill MacKey  
Councillor Madelyn Kelly  
Councillor Paul Tsibidis  
Town Manager Al Durno  
Town Clerk V. Sheppard  
Director of Economic Development Karen Wheeler  
Recording Secretary Donna Jones

Absent: Councillor Dean Clarke

1 **PROCLAMATIONS**

- a) Mayor Abbass signed a proclamation for National Nursing Week May 12 to May 18, 2008. A group of nurses from the Labrador Health Centre were in attendance and special commendation was given to RN Dorren Hawco by her coworkers.
- b) Mayor Abbass signed a proclamation for Salvation Army Month, May 7 – 31, 2008 and their National Red Shield Appeal. Captain Lorraine Davis was in attendance for the proclamation signing.
- c) Mayor Abbass signed a proclamation for Parkinson's Awareness Month, May 12 – 18, 2008.
- d) Mayor Abbass signed a proclamation for Municipal Awareness Day May 14, 2008. Councillor Kelly, Labrador Director with MNL invited all the community to attend the special events planned for this day which will be publicized later.

2 **DELEGATIONS**

A group of cabin owners attended the Council meeting to express their concerns concerning the proposed tax on cabins that council is considering to implement.

- a) **Ron Johnson** addressed the Council noting he is a cabin owner and was speaking on his own behalf not a spokesperson for all cabin owners. He asked why put a blanket tax for all cabin owners. He asked if the tax was for services as certain cabins are not accessible by road. He felt more discussion was needed on this before it becomes final.

Mayor Abbass explained why Council is at this point; some seasonal cabin residences are now turning into permanent

residences and in the last 4 years this is growing. Mayor Abbass advised that Council has no authority to make distinction between seasonal users and permanent cabin users so to be fair every cabin within the town boundaries would have to be taxed.

- b) **Tony O'Brien** remarked that he has a cabin at Burned Point and his cabin is only accessible by boat. He asked if maybe Council could look at zoning cabin areas in town.
- c) **Neil Blake** asked if some form of occupancy permit for cabins within the boundaries of Happy Valley-Goose Bay , divided into classes 1 – 6 month or 6 – 12 months, could be considered.
- d) **Ron Johnson** asked if the exemption and remission clause from the Municipalities Act could be used to benefit what Council is trying to do.
- e) **Goronwy Price** advised he has a cabin at Groves Point and was told it was outside the town's boundary when he was building it and now is advised that it is in the town boundaries.

It was moved by Deputy Mayor S. Oliver seconded by Councillor P. Tsididis to refer *item 7 Cabin Taxes* from the Municipal Services Committee back to committee until more research and a public meeting with the cabin owners is held. Motion Carried unanimously.

f) **Delegation, Max Blake**

Mr. Blake addressed the Council concerning the culvert at the end of Hamilton River Road at the end of the walking trail (Nigel Saunders area). He said the culvert serves no purpose and interferes with access going up and down the bank. This item will be discussed further at the next Municipal Services Committee.

Mr. Blake had another topic and this was the surplus money the provincial government now has. He thought council should get some of this to improve our roads. Mr. Blake also spoke on the excessive sand build up after the winter. He was advised that this will soon be swept away by road crews.

g) **Delegation, Paulette Pilgrim, Protected Areas Association**

Ms. Pilgrim spoke regarding public support for the Mealy Mountains National Park and the post card campaign they now have started. These post cards would be forwarded to the Premier.

**h) Delegation, Gerald Dyson**

Mr. Dyson spoke about the proposed sewer treatment plant and the Mealy Mountain National Park. Mr. Dyson also commented on the five rivers in Quebec and the change in the Labrador border. Mayor Abbass advised he will contact Gilbert Bennett at Hydro on this item.

**i) Delegation, Kerry Clowe, 24 MacKenzie**

Mr. Clowe was concerned about the excessive sand which accumulates each year on his lawn which is caused in part by the location of his home near an intersection. This item will be discussed at the next Municipal services Committee.

**k) Delegation, Neil Blake**

Mr. Blake commented on 14 Green Street (where he used to reside) and asked Council to have a look at this area to see the damage that has been caused by the town when snow clearing.

**3 ADOPTION OF AGENDA OF THE 34<sup>th</sup> MEETING**

It was moved by Deputy Mayor S. Oliver seconded by Councillor M. Kelly to adopt the agenda of the 34<sup>th</sup> meeting of the Town Council of the Town of Happy Valley-Goose Bay. Motion Carried unanimously.

**4 ADOPTION OF MINUTES OF 33<sup>rd</sup> MEETING**

It was moved by Councillor B. MacKey seconded by Councillor P. Tsididis to approve the adoption of the minutes of the 33<sup>rd</sup> meeting of the Town Council of the Town of Happy Valley-Goose Bay as presented. Motion Carried unanimously.

**5 ACTION REPORT**

- a) Mayor Abbass queried 33<sup>rd</sup> 5(b) and if anything was received back from DND. Town Manager advised nothing received as yet.
- b) Mayor Abbass queried 33<sup>rd</sup> 8(d) and if a letter was sent to Cain's Quest Committee.
- c) Councillor Kelly advised she was noted absent at the 33rd Council meeting but she did attend the meeting.
- d) Mayor Abbass queried 10 (g) as to any activities for the Battle of the Atlantic anniversary. The Town Manager advised that both the Legion and DND are not having any activities.

**6 CORRESPONDENCE**

There were 7 Incoming Letters and 16 Outgoing Letters in the Council Package.

- a) Mayor Abbass commented on Incoming Letter #2 and said he would like to have someone from the Newfoundland & Labrador Municipal Employee Benefits Inc. (NLMEB) to come in and have a question and answer session on pensions with the Council.
- b) Mayor Abbass commented on Incoming Letter #3 and requested a dollar figure be put on the in-kind services the town provided for this event. The Town Clerk was requested to provide this information.
- c) Mayor Abbass commented on Incoming Letter #7 concerning the hydro brush cutting program.

**7 MUNICIPAL SERVICES COMMITTEE – Councillor James H. Saunders**

It was moved by Councillor J. Saunders seconded by Councillor P. Tsididis to adopt the Municipal Services Report with the exception of item (g) which will be deferred back to Committee. Motion Carried unanimously.

**a) Land Application – Clayton Lyall**

Request received from Clayton Lyall for land at Burnt Point to be used as a cottage. Committee recommends approval.

**b) Land Application – Tracey Pardy**

Request received from Tracey Pardy for land on Lake Crescent – Spruce Park for a residence. Committee recommends denying the request to avoid any conflicts with past applications and that the town apply to the Crown for the parcel – service it with municipal water and sewer and sell the lot by means of a public draw at market value.

**c) Request from Ford Brown**

Request received from Ford Brown for Crown Land located on Courte Real Road to be used for a carpentry shop. Committee recommends approving the request subject to the following: a) if and or when the Town of Happy Valley-Goose Bay provides water and sewer services to this section of Corte Real Road, that you SHALL connect into this water and sewer system as per Town Policy, at your own expense and within one (1)

year from the completion of this service, b) Town approving building plans include the site plan and parking layout, c) Plans meeting all the requirements of the Town's Development Regulations, and d) Approvals from Government Services Centre for Fire, Life Safety and accessibility.

d) **Land Request – Rod Curlew**

Request received from Rod Curlew to purchase a parcel of land identified on the Town's Assessment roll as 38 Davis Crescent. Committee recommends that Council approve the request subject to the following conditions: a) Town to have land assessed and sold at market value, b) that both parcels of land (38 & 40) Davis Crescent be consolidated to form one parcel, and c) at no time shall this parcel be subdivided to form an additional mini home lot.

e) **Home Base Business – Shawn Hillier**

Request from Shawn Hillier to operate a home based business at his rental property at 30 Cooper Crescent. Committee recommends approval subject to a) no negative feedback from the general public, and b) vehicle traffic is kept to a minimum.

f) **Francophone School Board**

A request from the Francophone School Board for approval in principal for the construction of the new francophone school located on a portion of land they plan to acquire from the Roman Catholic Church. Committee recommends that Council approve the request subject to the property being subdivided and the proposed school site being approved in principal subject to the following: a) the new proposed school site to be advertised to the general public, b) all plans to comply with the Town's Development Regulations, and c) approvals from Government Services for Fire, Life Safety and Accessibility.

g) **Cabin Taxes (deferred back to Committee)**

Taxes on houses, cabins, outbuildings land, and infrastructure outside the planning area/built up area of the Town of Happy Valley-Goose Bay

**WHEREAS**, there are many houses, cabins and outbuildings within the boundaries of the Town, that are not presently being taxed; and

**WHEREAS**, all buildings must be taxed fairly and equally;

**THEREFORE BE IT RESOLVED**, that the Town of

Happy Valley-Goose Bay have all buildings within the Town boundaries assessed by the Municipal Assessment Agency and taxes be imposed on the assessed values effective January 2009.

h) **Application for Land – Lloyd Hillier (10565 Nfld Inc.)**

Information item

i) **Libra House – Information re land request**

Committee recommends responding with Libra House requesting their plans and input.

j) **Update on Dilapidated Buildings**

k) **Letter**

Councillor Kelly passed along a letter she received from a resident concerning McLean and Blake playground. This letter will be replied to by the Town Manager.

**8 TOURISM, PARKS AND RECREATION COMMITTEE – Councillor B. MacKey**

It was moved by Councillor B. MacKey seconded by Deputy Mayor S. Oliver to approve the Tourism Parks and Recreation Committee Report as presented. Motion Carried unanimously.

a) **Tourism, Parks and Recreation Report**

Enclosed in Council's package was the Tourism, Parks and Recreation Report for the period of March 19, 2008 to April 22, 2008.

Council commented on the Community Awards and Banquet event; the venue was well lit; they liked the idea of two speakers presenting the awards; they suggested that next year there be two screens for the power point – this was a big plus this year.

b) **Tender Award**

Committee recommends awarding the tender for meals for the 10<sup>th</sup> Annual Awards dinner to Pizza Delight for a price of \$19.95 per meal plus HST.

c) **EXPO Labrador Partnership**

Committee recommends entering into a partnership with EXPO Labrador for air conditioners (Shaker type) for the conference room at the arena, price not to exceed \$1,000.00 total of two units.

**d) Recreation NL**

Committee recommends that Councillor MacKey B. Mackey and Director of Tourism Parks and Recreation Ken Anthony attend the 37<sup>th</sup> Annual Recreation NL Conference and Tradex scheduled for Grand Falls-Windsor May 22 to May 24.

**9 ECONOMIC DEVELOPMENT COMMITTEE – Councillor M. Kelly**

It was moved by Councillor M. Kelly seconded by Councillor P. Tsibidis to approve the Economic Development Committee Report with the addition of request from Town of Fermont. Motion Carried unanimously.

**a) Information Items**

MUN Workshop info was presented.

**b) Information Item**

Information on meetings attended by the Director of Economic Development was presented.

**c) Information Item – Labrador Shelf Strategic Environmental Assessment**

A 400 page document on this assessment is available for viewing at the Town Office.

**d) Invitation to Parks Canada Gary Pittman**

Committee recommends that Council invite Gary Pittman of Parks Canada to come and brief Council on the plans for the Mealy Mountain National Park.

**e) Town of Fermont Request**

Committee recommends supporting the Town of Fermont on Resolution S08-03-14 – Route 389. Furthermore, that a copy of our resolution be send to those requested by the Town of Fermont and our Federal/Provincial counterparts.

**10 FINANCE AND ADMINISTRATION COMMITTEE – Deputy Mayor S. Oliver**

It was moved by Deputy Mayor S. Oliver seconded by Councillor M. Kelly to approve the Finance and Administration Committee Report with the addition of

tender results Historic Impact Assessment. Motion Carried unanimously.

**a) Proclamations**

Requests received to sign the following Proclamations were dealt with at the beginning of the Council meeting.

- a) Red Shield Appeal May 2008
- b) April Parkinson's Awareness Month
- c) Municipal Awareness Day May 14, 2008
- d) Nurses Week May 7-13, 2008

**b) EXPO Labrador**

Enclosed in Council's package was information on Expo Labrador

**c) Mealy Mountain Collegiate Graduation**

Invitation to Mealy Mountain Graduation Reception was received.

**d) Request – Conward Enterprises**

Request from Conward Enterprises re taxes on 1 Cherrywood Drive. Committee recommends denying this request.

**e) Petroleum Pricing Office**

Enclosed in Council's package were the fuel prices for March 20 and 27, 2008.

**f) Complaints Report**

Complaints report for February 2008 was presented for information.

**g) In Video System for Police Vehicle**

Committee recommends that Council award the tender for \$5,237.45 to the low bidder DAV/TECH Analytical Services for an in car video system for the town's police vehicle.

**h) Interac and Credit Card Machines**

Committee recommends that the Town put Interact and Credit Card machines in place at the Town Office with the cost of this to be borne by the person utilizing this service.

**i) Tender Results – Historic Impact Assessment**

Committee recommends approving the tender from Gerald Penney Associates Limited for the sum of \$11,900.00 plus HST.

#### 11 APPROVAL OF CHEQUES

It was moved by Deputy Mayor S. Oliver seconded by Councillor M. Kelly to approve cheques in the amount of \$336,250.13. Motion Carried unanimously.

Cheque Number	Vendor	Cheque Amount
60018350	Workplace, Health & Safety	\$ 46,557.23
60018365	Labrador Motors Ltd.	533.93
60018373	Saunders Equipment Ltd.	1,425.72
60018384	Davis & Flanigan Electrical	2,260.00
60018385	Dobbin Freezeteq Ltd.	600.00
60018387	Expo Labrador	5,000.00
60018389	Goose Bay Curling Club	1,610.00
60018398	Mista-Shipu Construction Ltd.	57,845.47
60018404	Parts for Trucks	824.65
60018408	Sodexho	740.08
60018410	Strongco Equipment	1,865.77
60018418	ArvoMcmillian	3,504.80
60018421	Guillevin International Inc.	1,632.85
60018423	Moreau Sobeco Ltd. Partnership	4,585.54
60018425	Newfoundland Municipal Financing	149,591.61
60018428	Stewart McKelvey	2,015.69
60018436	Atlantic Purifications	533.70
60018447	R-N-R Plumbing	
60018450	The Telegram	572.60
60018451	The Mason's # 17 Ltd.	651.22

60018452	United Rentals Canada Inc.	2,759.45
60018454	Katherine Hillier	2,589.34
60018470	Kingsway Transport	965.09
60018490	Goose Bay Wholesalers Limited	1,419.99
60018491	Speedy(Labrador) 8143	2,166.29
60018492	Switch Electrical Inc.	1,157.69
60018493	Viking Police & Security Co.	2,373.57
60018504	Bentley's Beer Market	585.34
60018513	Hitech Communications Ltd.	2,146.94
60018517	Labrador Traditions	1,779.75
60018518	Labrador Lake Melville Tourism	1,800.00
60018522	Municipal Assessment Agency	25,395.50
60018526	Recreation Newfoundland & Labrador	2,800.00
60018530	Western Pump Services	3,870.95
60018574	Labradorian Printers Ltd.	789.87
	TOTAL	\$ 336,250.13

## 12 COUNCILLORS FORUM

- a) Deputy Mayor Oliver noted there was good news for municipalities in the Provincial budget. He suggested a Press Release be sent in response to the Provincial budget.
- b) Councillor Tsididis commented on adequate water for the municipality.
- c) Councillor MacKey commented that now that the snow is going that staff begin to identify unsightly properties that require clean up.

- d) Councillor Saunders reiterated comments made by the Deputy Mayor regarding the Provincial budget.
- e) Councillor Kelly commented she is looking forward to the start of the town's spring cleanup to have the excess sand and the debris cleaned up.
- f) Councillor Kelly commented on the article on the front page of the *Labradorian* concerning garbage around the back of the Tim Horton's building. She thought a better picture for the front page would have been the Earth Day March with the school children and the Deputy Mayor.
- g) Councillor Kelly commented on the great Community Awards night.
- h) Mayor Abbass requested that the Community Constable do some news items concerning safe use of motorbikes and ATV's now that these recreational vehicles are being used again.
- i) Mayor Abbass requested staff to obtain detailed information on the budget highlights and the immediate cost saving benefits and new programs for the town to avail of.
- j) Mayor Abbass commented on the sand and debris around the town and that town work crews will soon be starting the spring cleanup.

The meeting adjourned at 8:50 p.m. for a ten minute recess before reconvening at 9:05 p.m. with a Business Session.

13. **BUSINESS SESSION**

a) **Request – Labrador Inuit Development Corporation**

The request from the Labrador Inuit Development Corporation was denied as it didn't meet Council's policy

There being no further business the meeting adjourned at 9:15 p.m.

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MAYOR LEO ABBASS

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TOWN CLERK VALERIE SHEPPARD