

Council,  
June 17, 1965.

Tenders - Photo Copier - Halifax Health Centre

MOVED by Alderman O'Brien, seconded by Alderman Richard that, as recommended by the Public Health and Welfare Committee, the tender of Apeco Canada Limited at a total cost of \$695.00 for the supply of an Automatic Photo Copier, without a multicopy dial, for use at the Halifax Health Centre, be accepted. Motion passed.

Tenders - Station Wagon - Basinview Home

It is recommended that the tender of Halifax Chrysler Dodge Limited for the supply of a Station Wagon for use at the Basinview Home, at a total cost of \$2,193.05, being the lowest tender submitted, be accepted.

Alderman Connolly contended that a station wagon is the wrong type of vehicle to purchase for the needs of the Basinview Home for the following reasons:

1. It is difficult for patients to get in and out of such a vehicle.
2. The vehicles are not sturdy enough for the carrying of heavy loads of laundry.

He suggested that consideration be given to the purchase of a combination type vehicle such as a Carryall.

The City Manager stated that following directions given him at the last meeting of the Public Health and Welfare Committee, he had discussed the matter with the Commissioner of Health, who had submitted the following report:

TO: Mr. P. F. C. Byars, City Manager  
FROM: Dr. E. M. Fogo, Commissioner of Public Health & Welfare  
DATE: 17th June, 1965  
SUBJECT: Vehicle for Basinview Home

The Chevrolet Carryall was considered to be unsuitable because this was a two-door vehicle requiring the persons entering the rear seat to manoeuvre past the front seat. It was felt that

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this was undesirable for the aged and infirm type of person who must be transported to and from Basinview Home.

The International Harvester Carryall type of vehicle required the removal of the second seat if a fitting for a stretcher was to be planned for the vehicle. In other words, a second seat and stretcher could not be accommodated without considerable work in the removal of the second seat.

The same problem is associated with the use of a Volkswagen type of vehicle insofar that if a stretcher is to be put into a vehicle, the second seat must be removed.

The station wagon type of vehicle that we have can be fitted with a stretcher and the second seat folds out of the way with a press of a button. It can be readily converted from a vehicle with a second seat to an ambulance or a service vehicle in a matter of minutes. Even though it may appear that the vehicle is grossly overloaded at times when carrying laundry, this type of cargo is bulky but not especially heavy.

The station wagons we have had in the past have been able to cope with this type of cargo insofar that we have had no difficulty with springs being broken. It is, therefore, considered that this type of vehicle is more satisfactory insofar that it will do the work of transporting the laundry to and from the Halifax Mental Hospital and it can be readily changed from a passenger carrying vehicle to an ambulance that will accommodate a stretcher.

In respect to the Carryall, (Chevrolet), the seating arrangements are rigid and not adjustable to accommodate a stretcher.

E. M. Fogo, M.D., C.M., D.P.H.,  
Commissioner of Public Health and Welfare

MOVED by Alderman Connolly, seconded by Alderman A. M. Butler, that the matter be referred back to the Public Health and Welfare Committee for further consideration and report. Motion passed.

Tenders - Half-ton Truck - City Prison

MOVED by Alderman H. W. Butler, seconded by Alderman Doyle that, as recommended by the Public Health and Welfare Committee, the tender of Halifax-Chrysler Dodge Limited in the amount of \$1,992.25 net for the supply of a Half-ton Panel Truck for use at the Halifax City Prison, being the lowest tender submitted, be accepted. Motion passed.



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Tenders - Six-bed Suites - Halifax Convalescent Hospital

MOVED by Alderman O'Brien, seconded by Alderman Doyle that, as recommended by the Public Health and Welfare Committee, the tender of Ingram & Bell Limited for the supply of six bed suites for use at the Halifax Convalescent Hospital at a total cost of \$2,737.80, be approved, funds for same having been provided in the Current Budget. Motion passed.

REPORT - COMMITTEE OF THE WHOLE COUNCIL, BOARDS AND COMMISSIONS

Separation of Operation of City Hospitals

The following report was submitted from the City Manager:

TO: His Worship the Mayor and Members of City Council

FROM: P.F.C. Byars, City Manager

DATE: June 16, 1965.

SUBJECT: Dissolution of Hospital Division

The following item appears in the minutes of a special meeting of the Halifax Convalescent Hospital Board of Management held on June 8th, 1965:

"The Chairman referred to recommendation #1 contained in the memorandum on administration received from the Director of City Hospitals, this recommendation arising out of a discussion between the chairmen of the Boards of Management of the Halifax Convalescent and the Halifax Mental Hospitals, the City Manager and the Director of City Hospitals.

"Moved by Alderman O'Brien, seconded by Alderman Butler 'THAT AS THERE IS NO LONGER ANY JUSTIFICATION FOR A HOSPITAL DIVISION, EACH OF THE CITY HOSPITALS SHOULD OPERATE INDEPENDENTLY UNDER ITS OWN BOARD, SUBMITTING ITS BUDGET TO COUNCIL ANNUALLY FOR APPROVAL. THE CITY MANAGER IS REQUESTED TO PREPARE A RECOMMENDATION TO THIS EFFECT FOR SUBMISSION TO COUNCIL.' Motion approved unanimously."

The Division of Hospitals was organized in December, 1962, in order to permit implementation of the recommendations regarding the operation of the Halifax Mental Hospital contained in the report of the Inspector of Humane Institutions of the Province of Nova Scotia. The Hospital Division was organized as an interim measure pending consideration of the Department of Health by the Getting survey team and the Getting Report contains certain recommendations concerning the hospitals operated by the City.

Prior to December, 1962, the hospitals were operated as a part of the Department of Public Health & Welfare and the Boards

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of Management of the Mental Hospital, the Convalescent Hospital and Basinview Home never functioned as Boards of Management.

During the past year, the operations of the hospitals have been under the direct administration of Boards of Management and this is as it should be. Members of City Council who are on the Hospital Boards are now much more aware of the requirements of hospital administrative management.

It is felt that with the Board of Management of each hospital functioning properly, there is no need to continue the Hospital Division in the Civic service and that each of the City hospitals should operate independently under its own Board, submitting its Budget to Council annually for approval and carrying out the Management functions of the hospital, subject to the approved Budget.

Respectfully submitted,

P.F.C. BYARS,  
City Manager

MOVED by Alderman Black, seconded by Alderman Abbott,

that:

- (1) The Hospital Division within the Public Health and Welfare Department be dissolved;
- (2) The Halifax Convalescent Hospital, Halifax Mental Hospital and Basinview Home operate independently under its Board of Management submitting its annual budget to Council for approval; and
- (3) Each carry out the Management functions subject to the approved budget.

Motion passed.

Composition, Board of Management - Convalescent Hospital

A request was submitted from the Board of Management of the Halifax Convalescent Hospital as follows:

"THAT the City Solicitor be instructed to draft a resolution changing the composition of the Board of Management to seven members of whom three would be Aldermen and four appointed."

MOVED by Alderman Richard, seconded by Alderman O'Brien, that the request be granted.

MOVED in amendment by Alderman A. M. Butler, seconded by Alderman LeBlanc, that the resolution provide for four members of Council and three non-members.



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The amendment was put and passed, 7 voting for the same and 6 against it as follows:

For the Motion: Aldermen Abbott, Matheson, A. M. Butler, LeBlanc, Trainor, Connolly and Doyle - 7 -

Against it: Aldermen Black, Moir, Lane, Richard, O'Brien and H. W. Butler - 6 -

The motion, as amended, was put and passed, 10 voting for same and 3 against it as follows:

For the Motion: Aldermen Abbott, Moir, Lane, Matheson, A. M. Butler, LeBlanc, Trainor, Connolly, Doyle and Richard - 10 -

Against it: Aldermen Black, O'Brien and H.W. Butler - 3 -

REPORT - TOWN PLANNING BOARD

Council considered the report of the meeting of the Town Planning Board held on June 8, 1965 with respect to the following matters:

Request - Permission to Retain Doctor's Office - #1980 Oxford Street

MOVED by Alderman Connolly, seconded by Alderman Richard that, as recommended by the Town Planning Board, the application for permission to retain a doctor's office as a separate unit from the existing single family dwelling at #1980 Oxford Street be approved, subject to the following conditions:

1. THAT the office of such medical doctor shall be staffed by not more than one (1) medical doctor and two (2) other persons to include stenographic and nursing assistance;
2. THAT no exterior architectural changes be made to such single family dwelling-house without the permission of the City Council.

Motion passed.

Modification of Sideyard - #2891 Connaught Avenue

MOVED by Alderman O'Brien, seconded by Alderman Connolly that, as recommended by the Town Planning Board, the request for

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a modification of sideyard requirements at #2891 Connaught Avenue, to permit the conversion of the existing dwelling to a duplex by the addition of a second storey, be approved. Motion passed.

Modification of Sideyard - #6525 Almon Street

MOVED by Alderman O'Brien, seconded by Alderman Connolly that, as recommended by the Town Planning Board, the request for the modification of sideyard requirements at #6525 Almon Street to permit the conversion of the existing dwelling to a duplex, be approved. Motion passed.

Department of National Defence Lands - Cogswell Street and Rainnie Drive - Zoning

MOVED by Alderman O'Brien, seconded by Alderman H. W. Butler that, as recommended by the Town Planning Board, the triangular piece of property bounded by Cogswell Street, Rainnie Drive and Gottingen Street, as shown on Drawing No. P553/10 and consisting of approximately 5.51 acres, be zoned Park and Institutional and that a date be set for a Public Hearing. Motion passed.

MOVED by Alderman O'Brien, seconded by Alderman H. W. Butler, that Council fix Thursday, July 29, 1965 at 8 p.m. in the Council Chamber, City Hall, Halifax, Nova Scotia as the time and place for the Public Hearing in this connection. Motion passed.

Proposed Office Building - Spring Garden Road and Brenton Street -  
Modification of Setback Requirements

MOVED by Alderman H. W. Butler, seconded by Alderman Richard that, as recommended by the Town Planning Board, the request for a modification of setback requirements at the southwest corner of Spring Garden Road and Brenton Street for a proposed 10-storey office building, be approved. Motion passed.

Extension to a Non-conforming Building - 6229 North Street

MOVED by Alderman O'Brien, seconded by Alderman Doyle



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that, as recommended by the Town Planning Board, the request for an extension to the existing non-conforming building at #6229 North Street, be permitted. Motion passed.

- (A) Alteration to a Subdivision - #6335 Edinburgh Street
- (B) Modification of Sideyard - #6335 Edinburgh Street

MOVED by Alderman O'Brien, seconded by Alderman Connolly that, as recommended by the Town Planning Board:

- (a) the alteration to a subdivision at #6335 Edinburgh Street be approved and the Public Hearing waived;
- (b) the modification of sideyard requirements be approved.

Motion passed.

Rezoning - R-2 Zone to R-3 Zone - #1877 Seldon Street

MOVED by Alderman Richard, seconded by Alderman O'Brien that, as recommended by the Town Planning Board, an application to rezone the property at #1877 Seldon Street, from R-2 Zone to R-3 Zone, be denied. Motion passed.

MOTIONS

Motion - Alderman Richard Re: Improvements to Accounting Procedure

Alderman Richard said that he wished to withdraw his motion in view of the study to be made by the Management Consultants. It was agreed to permit Alderman Richard to withdraw his motion.

Motion - Alderman Richard Re: Sidewalk Repairs

MOVED by Alderman Richard, seconded by Alderman H. W. Butler, that Council rescind any prior policy of the Council regarding repairs to sidewalks with asphalt in residential areas, and that the Council instruct the City Manager to make such repairs with the same material of which the sidewalks are constructed.

Alderman Lane contended that the proposal should not be restricted to residential areas but it should apply to sidewalks in all areas of the City.

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Alderman Richard, with the consent of his seconder,  
agreed to amend his motion to include "all sidewalks".

After discussion, it was MOVED in amendment by Alderman Matheson, seconded by Alderman Black, that the words "as a general policy" be inserted after the word "Manager" and further, that the City Manager exercise his discretion where for good reasons, he wants to use asphalt.

After further discussion, His Worship the Mayor then worded the following motion:

"THAT City Council adopt a general policy of effecting repairs with materials of which the sidewalks are constructed and to instruct the City Manager to proceed along these lines except where he deems it expedient to install some other material by reason of a temporary emergency of any nature."

The reworded motion was MOVED by Alderman Matheson, seconded by Alderman Black, and on being put, was passed.

Motion - Alderman Moir Re: Amendment to Ordinance #108 - City Prison

Alderman Moir requested permission to withdraw his motion respecting Ordinance #108 - City Prison, notice of which he had given at the previous meeting of Council. The requested permission was granted.

MISCELLANEOUS BUSINESS

Accounts Over \$500.00

The following accounts were submitted and recommended for payment:

<u>VENDOR</u>	<u>PURPOSE</u>	<u>AMOUNT</u>
Canadian Urban Economics Ltd. (A Division of Larry Smith & Company)	Economic Study - Phase 1	\$ 5,750.00
R. K. Kelley & Co. Ltd.	Insurance - City Hall, Mental Hospital, Basinview Home and Police Station	528.90
R. K. Kelley & Co. Ltd.	Liability Insurance - Parks, trees and boulevards	750.00



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<u>VENDOR</u>	<u>PURPOSE</u>	<u>AMOUNT</u>
Major Brothers, Limited	Comprehensive General Liability Insurance	1,000.00
Northern Life Assurance Co.	Firemen's Insurance	7,057.83
Harris & Roome Limited	Parts for maintenance of traffic lights	741.81
Province of Nova Scotia (Department of Highways)	City of Halifax portion lighting - Bicentennial Drive	2,520.77
		<u>\$18,349.31</u>

MOVED by Alderman Moir, seconded by Alderman Richard, that the accounts be approved for payment. Motion passed.

Appointments - Board of Visitors - Halifax Mental Hospital

Deferred.

Appointments - Council Nominee - Board of Management - Children's Hospital

Council agreed to accept the resignation of Alderman O'Brien as Council's nominee to the Board of Management of the Children's Hospital.

His Worship the Mayor then nominated Mr. B. O. Macdonald to replace Alderman O'Brien on the Board of Management of the Hospital.

MOVED by Alderman O'Brien, seconded by Alderman Moir, that the nomination be approved. Motion passed.

His Worship the Mayor stated that he would advise Mr. Macdonald to keep the City informed of the Board's actions.

Appointments - Centennial Projects (Aquarium) Committee

His Worship the Mayor submitted the following nominees to the Board of Directors of the Centennial Aquarium:

Professor Carl M. Boyd, M.A., Professor of Biology  
(Zoology), Dalhousie University.  
Member of Dalhousie Institute of Oceanography.

Mr. Harold P. Connor, Ll.B., Vice President,  
National Sea Products

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Dr. R.L.G. Gilbert, Bedford Institute of Oceanography.

Mr. Hedley C. Ivany, Contractor.

Dr. R.R. Logie, Biologist, Department of Fisheries (Canada)

Mr. E.J. Longard, Provincial Museum of Science.

Mr. Clyde V. Myers, M.A., D.F.C., Science Department,  
Queen Elizabeth High School

Dr. Alfonso Rojo, Professor of Biology, St. Mary's  
University.

Dr. H.D. Smith, President, Nova Scotia Research Foundation

Mr. John W. Watt, Director, Provincial Department of  
Fisheries

Dr. E.G. Young, National Research Council.

His Worship the Mayor.

MOVED by Alderman Matheson, seconded by Alderman Trainor,  
that the nominations be approved. Motion passed.

Appointments - Centennial Celebrations Committee

Deferred.

Lord's Day Permits

Applications for permission to operate businesses on the  
Lord's Day were submitted from the following:

<u>APPLICANT</u>	<u>BUSINESS ADDRESS</u>	<u>TYPE OF BUSINESS</u>
Ruth S. Murray	5802 South Street	Grocery & Confectionery Store
Edward G. Nelson	2322-24 Hunter Street	Grocery Store
Arthur J. Taplin	6196 Jubilee Road	Grocery Store
Joseph Savi	1069 Bland Street	Grocery Store
Mrs. J. W. Ross	2160 Windsor Street	Grocery Store

MOVED by Alderman Trainor, seconded by Alderman Moir, that  
the applications, as submitted, be approved. Motion passed.

Application to Rezone #6184-96 Jubilee Road - R-2 Zone to C-1 Zone

The application was referred to the Town Planning Board  
for a report.



Dr. Jago

CITY COUNCIL MINUTES  
SPECIAL MEETING

Council Chamber,  
City Hall,  
Halifax, N. S., par-  
July 23, 1965,  
11:00 a.m.

A special meeting of the City Council was held on the above date.

After the meeting was called to order, the members of Council attending, led by the City Clerk, joined in reciting the Lord's Prayer.

There were present His Worship the Mayor, Chairman; and Aldermen O'Brien, Lane, Abbott, Moir, Trainor, LeBlanc, A. M. Butler and H. W. Butler.

Also present were Messrs. P. F. C. Byars, L. Mitchell, Q.C., G. F. West, R. B. Grant, K. M. Munnich, J. L. Leitch, H. K. Randall and Dr. E. M. Fogo.

Messrs. Houston, Collins, Sherwood and Dorrell of the staff of Central Mortgage and Housing Corporation were also present.

The meeting was called specially to consider the report of Canadian Urban Economics Limited respecting an Economic Analysis for Redevelopment Planning of the Central Business District of the City of Halifax.

His Worship the Mayor referred to a previous motion of Council that the report of Canadian Urban Economics Limited be considered by Council in camera and he requested that the public and members of the news media retire from the meeting.

MOVED by Alderman A. M. Butler, seconded by Alderman LeBlanc, that the press and public be admitted to the meeting.  
Motion passed.

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Aldermen Meagher and Richard arrived.

Alderman LeBlanc asked His Worship if he had any particular personal interest in any associations which would or could be in competition with the City of Halifax.

His Worship the Mayor referred to the report of Canadian Urban Economics Limited and he said it contained many of the opinions which he had given both publicly and privately at meetings of the Development Committee and meetings of the City Council during the past two years that Downtown Halifax cannot support the shopping centres proposed for the Cornwallis Centre for various reasons. He said he was all for redevelopment downtown, but it must be scaled and within keeping of the City's economic ability to proceed with construction. He also said he had no associations with any company, group or individual who is concerned with the redevelopment of Halifax in any form anywhere in Halifax and that there is nothing to suggest any conflict of interest insofar as his position as Mayor is concerned with the redevelopment of Downtown Halifax or any part of Halifax.

Alderman LeBlanc then asked if His Worship the Mayor was interested in any way in promoting any other City commercially or otherwise which would be in competition with the City of Halifax.

His Worship the Mayor replied in the negative and stated that he was not interested in any company which may be interested in redevelopment in Halifax nor would he accept any appointment in the future for very good reasons.

His Worship then pointed out that the report was being submitted to City Council for acceptance and referral of same to the Town Planning staffs of the City and Central Mortgage and Housing



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Corporation for their consideration and report, after which it will again be examined by the consultants who will perform the critique and financial analysis of the plans as they are brought forward.

MOVED by Alderman O'Brien, seconded by Alderman H. W. Butler, that Council adjourn and meet as a Committee of the Whole. Motion passed.

11:20 a.m. Council met as a Committee of the Whole.

His Worship the Mayor invited the Staff representatives of Central Mortgage and Housing Corporation to partake freely in the discussions.

During this time, detailed discussion ensued and the following questions and comments were made by the Aldermen as indicated. Staff and Central Mortgage and Housing Corporation were directed to consider these questions and comments when writing their report.

Alderman A. M. Butler referred to Page IV of the introduction, Section 5 and he said that the authors of the report should inform what tables or statistics they were using in their anticipation of a rising spiral of inflation over the period ahead, their calculations and methods of anticipating the inflation.

Alderman O'Brien asked if it is essential that a downtown department store be ruled out, if it should prove feasible to vastly improve access to the downtown through a combination of any or all of a south-end tunnel, an Arm bridge, Harbour Drive, improved transit and ferry services.

He said that it appeared to him that the question about the retail component of downtown is that they focus attention particularly in relation to a department store as a key question and

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that their recommendation that there not be a department store is based, in part at least, on the question of access to the downtown. He expected that when they were preparing their report they considered the Narrows Bridge inevitable and did not look to the possibility of the tunnel bringing traffic across the Harbour at ground level. It also appeared to him that a number of possible developments in the field of transportation and communication within the City might affect the decision about the nature of the downtown. He said that if Council accepted the report as is, after Staff consideration, Council would be saying that the focus of the City -- the City Centre ----- without consideration of the present municipal boundaries, would be out where the present shopping centres are, and that for symbolic reasons at least, the City Hall ought to be the present County Administration Building.

He raised the following question for City and Central Mortgage and Housing Corporation Staffs to consider -- these Staffs being, in his view, competent to consider questions of overall planning as distinct from the economic considerations which this firm has given. He asked if a downtown which is primarily office, with a hotel or some motel facilities, some institutional developments like the Court House would be sufficiently alive to sustain both the hotel operation in the light of the fact that convention goers bring their wives who like to shop adjacent to the hotel and he questioned if it would be sufficiently alive to sustain the amount of retail that there is there now? He

further questioned if there is not a possibility that Council is faced with either a further deterioration of the retail in downtown or a substantial expansion of it which would have to be



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part of an imaginative program of planning and City development which this Company has not foreseen and has not taken into account. He contended that the basis of their recommendations is an analysis of statistics and a projection forward on the assumption that certain other things won't happen. From the planning point of view, he felt that City Staff should advise Council whether there are any developments which are at all feasible which would pump a lot of new life into the downtown such as a Waterfront development, a sufficient retail complex to have a department store; access facilities; a vastly improved transit system with radically redesigned routes. He also felt that these things might pump sufficient life to make this the real focus of the Metropolitan Area downtown. He said the question has to be looked at from a broader viewpoint than he read in the report. He pointed out that the Company does indicate in the report and it says very often "in our opinion", and "it is substantially a matter of opinion". Beyond the question of having put down the statistics that are quite available to the public and which require a certain amount of analysis which could be done by quite a number of groups, he thought there needed to be a deeper look at the overall possibility and it may be that the examination would come up with the same result as proposed in the report here, but he felt that Council ought to consider a more imaginative approach in addition to this one. For instance, with respect to hotel accommodation they propose, they show so much addition over five years for so many years. He suggested that Halifax might get a series of motor hotels of relatively small size which would not add to the attractiveness of the City as a convention centre. The large conventions in Canada with 1,000 or more people present

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generally see only Montreal, Toronto, Vancouver and, perhaps Quebec City, but there are few cities to choose from. He contended that the City of Halifax should aim, with its setting on the East coast, to be a much bigger convention City than it is; and if the planning could be such, that the City could have a new major hotel with larger convention facilities than the Nova Scotian using the Nova Scotian to supplement on the largest conventions, it may be that this would make quite a difference to the plan. He realized that some of these considerations will come at a later stage, but he felt that the Council and Central Mortgage and Housing Corporation should consider the more imaginative approach than the document suggests.

Alderman Lane referred to figures relating to hotel occupancy rate given in the report and she said she would question these figures as the hotel people have told her that 65% occupancy is the break-even point. It seemed to her that if 65% is the occupancy rate, then the Dresden Arms Hotel is being very optimistic in putting an addition on and if some of the other hotels have done likewise, they also were being optimistic. She said it seems difficult, at any time of the year, to secure a room at any of the prominent hotels in the City, the better class hotels, so, therefore, she wanted to know the basis of the hotel occupancy figures. She felt that the joint Staff should check the figures given in the report in several instances as she questioned whether there were not inaccuracies.

Alderman Moir suggested that a meeting be called in the near future at which time Aldermen could submit questions in writing to be handed to Staff for their consideration in the overall picture.



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Alderman Richard suggested that Council's action at this time should be to lay down certain ground rules by which City staff will take the report and coach it in terms of actual development of the area to be effected; the 17 acres that are now barren and other areas, on a long range basis. He urged that the report should be used as the basis of a development plan.

His Worship the Mayor suggested that there would be a loss of time if Central Mortgage and Housing Corporation and City Staff were to try to find a different solution than that suggested in the report. He felt that Staff should take the report and start working on the plans on the basis of the report.

Alderman Lane asked if Central Mortgage and Housing Corporation representatives are prepared to accept the report, as submitted, and say "Go ahead".

Mr. Houston replied in the negative and stated that Central Mortgage and Housing Corporation would want to have an opportunity to study the report in conjunction with City Staff and to recommend to the Council, as quickly as possible, what the views are and whether or not they are in complete agreement with it. He suggested that the Economic Research Division of Central Mortgage and Housing Corporation should have a look at the Report as well as the Planning and Architectural Division and the head office.

Alderman H. W. Butler asked how long it would take Central Mortgage and Housing Corporation to examine the report.

Mr. Houston said he would hope that joint Staffs could start next week and it would not take more than two to three weeks.

His Worship the Mayor said the City staff would be

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headed by the City Manager.

Mr. Houston said he would be heading the Central Mortgage and Housing Corporation group.

Alderman Trainor suggested that members of Council be given an opportunity to examine the report and that the author of the document be brought to Halifax to answer any doubts respecting the accuracy of statistics in the report.

Alderman A. M. Butler suggested Messrs. Hamilton and Green be available for discussions with the joint staffs.

His Worship the Mayor said he would prefer the authors to be available to answer questions of Council to which Alderman A. M. Butler agreed, but urged that every effort be made to complete the joint staff report as soon as possible.

Mr. Houston recommended that questions on the report be submitted in writing by members of Council.

It was agreed that joint Staff meetings begin on the morning of July 29th.

MOVED by Alderman Trainor, seconded by Alderman Lane:

- (1) that discussion respecting the report of Canadian Urban Economics Limited be deferred until Council has the benefit of the critique report of the joint Staffs;
- (2) that Aldermen submit to the City Manager in writing any questions or comments respecting the report prior to July 30th;
- (3) that Mr. Hamilton, author of the report, be consulted by joint Staffs by telephone or letter on any questions arising during preparation of their report;
- (4) that a copy of the joint Staff Report be forwarded to Mr. Hamilton upon its completion and that Mr. Hamilton appear before Council when the Report is being considered.

Motion passed.



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Letter - Halifax-Dartmouth and District Trades & Labour Council Re:  
South End Bridge

12:05 p.m. Council reconvened.

MOVED by Alderman Lane, seconded by Alderman Trainor,  
that the recommendation of the Committee of the Whole Council be  
approved and that progress be reported in connection with this  
matter. Motion passed.

Meeting adjourned 12:07 p.m.

Charles A. Vaughan,  
MAYOR AND CHAIRMAN.

R. H. Stoddard,  
City Clerk.

Letter - City Solicitor Re: Sale of Land Account

A report was submitted from the City Solicitor which read  
in part as follows:

In the past, the Department of Municipal Affairs had  
objected to the City taking money from the Sale of Land Account for  
the purchase of real property. When, upon such acquisitions, the City  
intended to demolish the buildings on such property, thereby leaving  
an asset (the land only) which was then worth less than the amount  
taken from the Sale of Land Account.

At the meeting with the Honorable Minister, it was tenta-  
tively agreed that such money from the Account to purchase prop-  
erty would be restored. It was proposed that this would be done by  
the City repaying to the Sale of Land Account the actual realizable  
sale price of the property once the City owns the property, together  
with the City repaying into such Account from current revenues over  
a five year period the difference between the actual land value and  
the amount withdrawn from the Sale of Land Account.

In other words, the money had to be borrowed from this  
Account for land acquisition purposes and the difference between  
the amount borrowed and the value of the land, would be repaid over  
a five year period.

While such a procedure would greatly assist the City in  
the furtherance of its redevelopment program, such action would, in  
my opinion, require legislative authority. Section 431 (4) of the  
Halifax City Charter, 1963, as amended, provides that any sums  
received from the sale of land shall be applied by the City to such  
capital purpose of the City as - 497f - after my approval. This does  
not give any authority for this fund to be used as a "borrowing

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Letter - Halifax-Dartmouth and District Trades & Labour Council Re:  
South End Bridge

May 8, 1965.

City Council,  
City of Halifax,  
Halifax, N. S.

Dear Aldermen:

At a recent meeting of the Labour Council, the Executive Officers of the Council recommended to the Delegates that letters be sent to Provincial and Municipal Governments to proceed with a bridge at the south end of Halifax, linking Halifax and Dartmouth via Georges Island, and also across the North West Arm.

Yours sincerely,

Walter T. Brooks,  
General Secretary

Filed.

Letter - City Solicitor Re: Sale of Land Account

A report was submitted from the City Solicitor which read in part as follows:

In the past, the Department of Municipal Affairs had objected to the City taking money from the Sale of Land Account for the purchase of real property when, upon such acquisition, the City intended to demolish the building on such property, thereby leaving an asset (the land only) which was then worth less than the amount taken from the Sale of Land Account.

At the meeting with the Honourable Minister, it was tentatively agreed that money taken from the Account to purchase property would be restored. It was proposed that this would be done by the City repaying to the Sale of Land Account the actual realizable sale price of the property once the City owns the property, together with the City repaying into such Account from current revenue over a five year period the difference between the actual land value and the amount withdrawn from the Sale of Land Account.

In other words, the money was to be borrowed from this Account for land acquisition purposes and the difference between the amount borrowed and the value of the land, would be repaid over a five year period.

While such a procedure would greatly assist the City in the furtherance of its redevelopment program, such action would, in my opinion, require legislative authority. Section 401 (4) of the Halifax City Charter, 1963, as amended, provides that any sums received from the sale of land shall be applied by the City to such capital purpose of the City as the Minister may approve. This does not give any authority for this fund to be used as a "borrowing



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account", and other sections of the Charter dealing with borrowing by the City do not apply to this situation. In essence, I feel that the Minister lacks the legislative authority to grant such borrowing permission and that the City lacks legislative authority to make such borrowing.

In order to resolve this difficulty, I feel that legislation is necessary to give both the Minister and the City of Halifax such power, and since it is proposed that the first repayment to the Account would not take place before February 1966 when the next current estimates must be passed, the legislation can be obtained at the 1966 session of the Nova Scotia Legislature to enable such amounts to be placed in the budget.

I have discussed this matter at some length with the Deputy Minister of Municipal Affairs, Mr. W. E. Moseley, Q.C., and he agrees with me. He goes further to say that the Sale of Land Account of the City of Halifax is not the same as a Special Reserve Fund of a town or municipality, and while a borrowing requiring repayment of amounts withdrawn may be valid in the case of a Special Reserve Fund of a town, there is no authority for the City to repay amounts into the Sale of Land Account and special authority would be required from the Legislature.

It is suggested that such legislation be obtained by providing the addition of a new Section to the City Charter, such Section to be as follows:

"405A. Any sum or sums of money required by the City for the acquisition of real property, either within or without the City, for any purpose authorized by this Act, may, with the approval of the Minister of Municipal Affairs, be withdrawn by the City from the Sale of Land Account, and any part of such amount as may be determined by the Minister shall be repaid in five equal yearly instalments, the first payment to be made from the appropriation provided therefor in the annual budget next to be approved by the Council following withdrawal of any such sum and shall be made at such time as the Council shall determine and one instalment in each succeeding year at such time in such year as the Council shall determine, and the amount of each instalment shall be included in the budget for the year in which the same is payable."

Respectfully submitted,

LEONARD MITCHELL,  
CITY SOLICITOR

MOVED by Alderman Black, seconded by Alderman Abbott, that the City Solicitor's report be accepted and that the draft legislation, as submitted, be approved for presentation to the next session of the Legislature. Motion passed.

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Staff Report - Re: Parking Meters and Parking Rates

A detailed report respecting "Parking Meters and Parking Rates" was submitted from the City Manager.

MOVED by Alderman Matheson, seconded by Alderman Connolly, that the report be referred to the Safety Committee for consideration at its next meeting and that a copy of the report be forwarded to representatives of the various Merchants' Associations and that they be invited to attend the meeting when the matter will be considered. Motion passed.

QUESTIONS

Question - Alderman Connolly Re: Properties - East Side Barrington Street North of Cornwallis Street

Alderman Connolly referred to a property owner in the area of the east side of Barrington Street, immediately north of Cornwallis, who applied to a mortgage company for a mortgage so that they could build elsewhere. She was refused because they told her they weren't sure what the City of Halifax was going to do with the properties in the area. He wondered if it were possible for Staff to assist in some way.

The Development Officer reviewed the plans for redevelopment of the area where the building is located and was directed to contact the property owner involved.

Question - Alderman Matheson Re: Sidewalk Snow Removal

Alderman Matheson referred to the experimental sidewalk snow removal operations which had been carried out during the winter and he asked when a report respecting the efficiency, or otherwise, will be given.

The City Manager said that the report would be submitted to the next meeting of the Committee on Works.



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Question - Alderman Richard Re: Rehabilitation North Common

Alderman Richard referred to the City Manager preparing an alternate plan for rehabilitation of the Commons which had been discussed at a recent meeting of the Recreation and Playgrounds Commission and he asked for information on the progress of the plan.

The City Manager said that the matter had to be submitted to the Minister of Municipal Affairs for his approval.

Alderman Matheson asked what type of work program would be arranged provided permission from the Minister of Municipal Affairs was received for some form of financing.

The Commissioner of Works said the drainage could begin two days after approval.

Alderman Matheson asked how long it will take to complete the rehabilitation project of the Commons - grading and sodding.

The Commissioner of Works said it would depend upon the amount of grading to be done; and if the original plans are carried out where two feet and more fill is to be placed in certain areas, it will take considerable time for the fill to settle. He felt that some of the plans should be reconsidered by Council, but he had intended to carry out Council's orders, even though he had a difference of opinion.

The Commissioner of Works was directed to submit a report to the Committee on Works setting forth his views.

After discussion, Staff were directed to submit a detailed report on the rehabilitation of the Commons - the design advice and the cost factor.

10:15 p.m. Alderman Connolly retired.

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Question - Alderman O'Brien Re: Repeal Section 931 City Charter

Alderman O'Brien asked what action, if any, is being taken respecting the repeal of Section 931 of the City Charter, so that the Board of Management of the Halifax Mental Hospital may have legal status and proceed with its work.

The City Solicitor said he expected the proclamation and repeals to be published in the Royal Gazette very shortly.

Question - Alderman O'Brien Re: Dairy Queen - Dutch Village Road

Alderman O'Brien requested the City Manager to provide a review of the actions of the City Council in relation to a property on Dutch Village Road which has been developed by Dairy Queen on a lot between a private dwelling and an apartment building.

Question - Alderman Richard Re: Fires City Dump

Alderman Richard referred to the burning at the City Dump which has become an extreme source of irritation to the residents in the area and he pleaded that some type of equipment be purchased to solve the problem.

The Commissioner of Works advised that a conical type burner is used by many cities to burn wood such as that which is being burned on the dump at the moment.

Alderman Richard requested a report on a permanent solution to the fires at the Dump.

Question - Alderman Matheson Re: Termination of Municipal Development and Loan Fund

Alderman Matheson referred to recent press reports which have indicated that the Municipal Development and Loan Fund will not be extended beyond the spring of 1966.

His Worship the Mayor said the report is that there will be no extension to the Fund, as he understood, but there is a likelihood that the forgiveness feature will be extended beyond next March.



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Alderman Matheson questioned whether there are projects which should be considered which might qualify under the provisions of that fund.

His Worship the Mayor said there are several, but unfortunately, the Province of Nova Scotia has been very meticulous in securing all the details before submitting a proposal to the Federal Government. "I suspect that not every other Province was as careful in its examination. In the case of the North End Branch Library, we require final plans and specifications for submission to the Department of Municipal Affairs for transmission to Central Mortgage and Housing Corporation and from there to the Federal Government." He felt that the Province has been very careful in following the letter of the Law.

Alderman Matheson asked whether there are any projects required by the City which should be applied for.

His Worship the Mayor suggested that the proposed improvements to Chebucto Road is a project which could qualify but Council has to determine plans and traffic routes.

Alderman Matheson requested that these matters be brought forward at an early date.

Question - Alderman Moir Re: Negotiations for Property Cogswell  
Street and Rainnie Drive

Alderman Moir asked when the City will be ready to re-negotiate with the Department of National Defence on the Cogswell Street and Rainnie Drive property.

His Worship the Mayor informed him that negotiations would probably begin after the zoning question has been decided.

Question - Alderman Moir Re: Staff

Alderman Moir asked that Staff be requested to return to their seats at the centre table during Council meetings in order that

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they be better heard.

NOTICES OF MOTION

Notice of Motion - Alderman O'Brien Re: Municipal Development and  
Loan Fund

Alderman O'Brien gave notice that at the next regular meeting of Council, he would move that City Council request the Federal Government to reconsider its termination of the Municipal Development and Loan Fund and that there be no penalty for advanced planning.

Notice of Motion - Alderman Moir Re: Amendments to Ordinance #108 -  
"City Prison"

Alderman Moir gave notice that at the next regular meeting of the City Council to be held on Tuesday, June 29, 1965, he would move or cause to be moved the following amendments to Ordinance Number 108, the City Prison Ordinance.

1. That subsection (1) of Section 11 be repealed and the following substituted therefor:

"(1) Every prisoner shall be permitted to receive visitors one day each week during the hours of 9:00 to 11:00 o'clock in the forenoon, and 1:00 to 4:00 o'clock in the afternoon; the day on which each such prisoner may receive visitors shall be determined by the Warden.

2. That subsection (14) of Section 16 be amended by deleting the words "two weeks" in the fourth line thereof and substituting therefor the word "week".

Notice of Motion - Alderman A. M. Butler to Rescind Council  
Resolution April 29, 1965

Alderman A. M. Butler gave notice that at the next regular meeting of Council, he would move that the resolution approved by Council at a meeting held on April 29, 1965, purporting to appoint architects for the New Mental Hospital, be rescinded.

Uniacke Square Agreement

MOVED by Alderman Trainor, seconded by Alderman Lane that, as recommended by the Finance and Executive Committee, the Uniacke



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Square Housing Agreement be approved and that His Worship the Mayor and the City Clerk be authorized to execute the same on behalf of the City of Halifax. Motion passed.

REPORT - PROPERTIES - BIRMINGHAM STREET

TO: His Worship the Mayor and  
Members of City Council

FROM: P.F.C. Byars, City Manager

DATE: June 15, 1965.

SUBJECT: Staff Report - 1458-1460 and 1462-1468 Birmingham Street

Attached is a copy of a letter, dated June 10, 1965, from the Chairman, Parking Lot Committee of the Spring Garden Road Area Business Association.

The two properties referred to in Mr. Mahon's letter are 1458-1460 and 1462-1468 Birmingham Street. The property at 1458-1460 Birmingham Street is now vacant and tenders have been called for demolition. The property at 1462-1468 Birmingham Street is occupied by four tenants. Occasional vacancies have occurred but because of the shortage of alternative accommodation, it was felt desirable by Staff to continue this building in use. Accommodation for families displaced by other redevelopment activities is in extremely short supply.

The property at 1462-1468 Birmingham Street will, of course, have to be demolished when development is ready to take place on the Spring Garden South Project. In the meantime, it is suggested that the accommodation which can be provided is extremely useful to the City in carrying forth its programme.

Respectfully submitted,

P.F.C. Byars,  
City Manager

MOVED by Alderman Lane, seconded by Alderman Black, that the report be approved and that a copy of same be forwarded to Mr. Mahon for his information. Motion passed.

PRESERVATION - CURRY HOME - SOUTH PARK STREET

Alderman Black referred to the Curry Home, located on South Park Street which is due for demolition in the near future by private developers; and he suggested that the house be moved across the street in Victoria Park where its historical value could be

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appreciated and used as a nucleus for an art gallery for the City.

His Worship the Mayor said it was a question of whether or not a building should be located in Victoria Park.

Alderman Moir suggested the owner of the building be requested not to destroy the building.

MOVED by Alderman A. M. Butler, seconded by Alderman Black, that the matter be referred to the Works Committee. Motion passed.

LIASION - CITY COUNCIL AND MEMBERS OF THE LEGISLATIVE ASSEMBLY

Alderman LeBlanc referred to a motion passed by Council about a year ago that His Worship the Mayor call a meeting between the City Council and the members of the Nova Scotia Legislature who represent Halifax and District and he felt that because of several urgent matters which presently face the City in which the Province is directly associated, (urban consolidation, bridge and road approaches to the City), a meeting in the near future would be most timely.

His Worship the Mayor said he would write a letter to the three Members of the Legislative Assembly involved expressing the views of Alderman LeBlanc and ask them to meet with the City Council at the earliest possible date.

Meeting adjourned 10:40 p.m.

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