

The City Manager said the Police are quite frequently patrolling this area and giving tickets saying they are making an effort to keep taxis away from this area. She said that if it is a particular company which is causing the problems, staff could advise them on the matter.

His Worship suggested that perhaps taxi operators will hear Council's concern and adhere to the law.

Question Alderman Meagher Re: Zoning of Quinpool Road Lands

Alderman Meagher referred to an article which recently appeared in the daily newspaper which stated that the lands of the Quinpool Road project had never been changed from Park & Institutional. Alderman Meagher questioned why the zoning was never changed to the use which the property was intended for saying the article stated that taxes paid were \$78,000 this year.

The Acting City Solicitor said the agreement is under a specific section of the City Charter which means the Zoning By-law does not have to be complied with and there is no need to change the zoning of the land.

The City Manager suggested that what the Alderman is asking is why the charges for taxes was not changed from one rate to another and said that staff will reply.

Question Alderman Meagher Re: Non-Conforming Use

Alderman Meagher said he has received a number of calls from a residential area where a non-conforming use exists. He said the non-conforming use is a corner grocery store which has been used as such for 20 years and said there is a rumor that a second-hand store and repair shop will be moving into this location. Alderman Meagher said the grocery store has just recently closed. Alderman Meagher then questioned whether this is permitted under the non-conforming use on a Street which is strictly residential.

The City Manager advised that staff will have to check into the matter saying it is her understanding that this particular property is already under consideration by the appropriate department. She suggested that the answer can be found in the rules and regulations regarding non-conforming uses.

Alderman Meagher said he would like to know what types of uses can be made of the property in question which is located on Poplar Street, and the City Manager advised that a member of staff would contact Alderman Meagher tomorrow.

Question Alderman Hanson Re: Sidewalk Snow Removal

Alderman Hanson questioned whose responsibility it is to remove snow from a sidewalk which has been placed there by a City Field vehicle.

The Acting Director of Works advised that staff will be presenting a report to Council on the question of sidewalk snow removal shortly.

His Worship suggested that staff make an effort to submit such a report prior to the next regular meeting of the Committee of the Whole Council.

Question Alderman Lawrence Re: Traffic Island - Dutch Village Road and Howe Avenue

Alderman Lawrence referred to the above noted traffic island saying he has received a number of calls from residents concerning the dangerous situation and traffic congestion which is resulting therefrom. He said that motorists can not make a right-hand turn onto Howe Avenue and questioned whether it would be possible to remove the island and put it back once the street line is established.

Mr. Calda said the main purpose of the island is to provide refuge for pedestrians and said staff is presently undertaking a short study of the number of cars wishing to make the turn in question. He said depending on the outcome, the island could be removed at a nominal cost and said staff will be submitting a report.

Question Alderman Walker Re: Herring Cove Road and Cowie Hill - No Left-hand turn into Kline Heights

Alderman Walker in referring to repairs which were made in the area of the Herring Cove Road and Cowie Hill, said that during these repairs no left-hand turn signs were posted so that traffic could not turn into Kline Heights between certain hours.

Alderman Walker said he has received a number of calls from persons in his Ward who are required to take taxis and go down Withrod Drive to make a left turn where, he said, traffic is lined up for about 30 minutes in the morning. He asked if any arrangement could be made to permit taxis to make a left turn the same as buses are permitted to do.

Mr. Calda said it is not possible to discriminate between different types of car travellers according to the Motor Vehicle Act. He said he would check into the matter.

Question Alderman Shannon Re: Parking for Senior Citizen Centre on Sackville Street

Alderman Shannon asked that staff look into the possibility of providing parking at the above noted location. She said these people often can not get to the ramp as there is always a car parked in front. She said there should be provision made so that several cars can park.

His Worship advised that he has met with representatives of the Centre saying that this was one of the problems which was pointed out to him. His Worship said the matter is now in the process of being enquired into.

Alderman Lawrence at this time extended thanks to City staff for the manner in which they have assisted him with various problems.

NOTICE OF MOTION

Alderman Shannon, at this time, gave notice of reconsideration with respect to the Motion which was approved by City Council at tonight's meeting on the item "Quinpool Plaza Limited - Offer".

ADDED ITEMS

Barrington Street Realignment - Cogswell Street Interchange
to Devonshire Avenue

A special meeting of the Committee of the Whole Council was held on the above noted item on December 2, 1974 at which time the matter was referred to tonight's meeting without recommendation.

An Information Report dated December 6, 1974 was submitted on the matter as a follow-up to a report dated November 6, 1974 which was submitted at the November 20th meeting of the Committee of the Whole Council.

Alderman Meagher, in referring to the proposed study for the re-alignment of Barrington Street, said he would like to see the study include the present alignment of Barrington Street as well. Alderman Meagher agreed that housing in Halifax is needed but said that jobs are needed as well and suggested that Council is destroying this particular area of the City which has been a provider of jobs for many years. Alderman Meagher referred to lands of the C.N.R. between Barrington Street and the Dockyard saying he was of the impression that something could be done in this area in terms of providing jobs by way of light manufacturing and warehousing.

Alderman Meagher referred to the high cost of the future Barrington Street north as proposed, and said it may be possible to eliminate some of the overhead abutments and bridge structures as a result of including a study of the present alignment of Barrington Street in the terms of reference.

MOVED by Alderman Meagher, seconded by Alderman Sullivan that the terms of reference for the redesign of Barrington Street north from the existing Cogswell Street Interchange to Devonshire Avenue, include a study of the present alignment of Barrington Street, and that the matter be brought before Council when the matter has been renegotiated with the Consultants.

Discussion of the matter and a questioning of staff ensued and Alderman Meagher in referring to the area where the freight sheds presently exist, questioned if any representation has ever been made to the Railway Company regarding the extension, improvement, or inclusion of industry to this area, and Mr. Dodge of the Development Department replied in the affirmative.

Alderman Meagher then asked that Mr. Dodge table any documents which his department has had on this matter with C.N.R.

Further discussion ensued, and the Motion was put and passed.

Neighbourhood Improvement Program

Alderman Downey in referring to the above noted Program, said he has received a number of calls on this matter and questioned whether it would be possible to extend the boundaries beyond those proposed. Alderman Downey suggested the boundaries could be extended south to Cogswell Street, to Gottingen Street on the east, and north to Charles Street.

His Worship suggested it would not be necessary to approve a Motion on this item as the boundaries vary anyway but said careful attention will be given to the suggestion. His Worship suggested that what Alderman Downey is requesting is that before a proposal is presented to Council, that staff take into consideration his comments.

Alderman Connolly said the only thing he was concerned about was the cost and said that because there is a limited amount slated for the program, it may be better to concentrate on completing one particular area so that it can be assessed. Alderman Connolly said it may be that there is enough money to do the entire area proposed.

The City Manager said the matter will be reviewed but was not sure whether this could be done before next Monday's meeting at which time the item is to be considered in the Capital Budget discussions.

Proposed Purchase of Transit Buses

A letter dated December 12, 1974 was submitted from the General Manager of the Halifax Transit Corporation requesting City Council approval for the purchase of eight 53-passenger G.M. diesel buses at an estimated cost of \$50,687 each. The letter further stated that the Corporation would like to avail itself of this quotation which is good until noon on December 20, 1974.

Discussion ensued on the matter and it was noted by His Worship that the price quoted expires on December 20th saying that if the buses are purchased after this date, it will be at a higher price. His Worship said a decision was made by the Transit Board to request Council for authorization to purchase which will result in a saving of money.

Alderman Connolly in referring to the recent Federal Budget where certain taxes etc. on buses will be removed, questioned whether it would be better to place an order in 1975 rather than at this time.

His Worship said it is his understanding that the Federal budgetary provisions as referred to by Alderman Connolly are retroactive to last July, but said this matter would be checked.

Further questioning ensued with respect to such matters as the actual saving which would be realized, and it was discovered that Council was not in possession of appendices which were attached to the original letter.

His Worship suggested the matter should be deferred to the December 18th meeting of the Committee of the Whole Council in order that members of Council can receive the full information and also suggested that the General Manager of the Corporation could be in attendance to answer questions on the subject. His Worship noted that a Council meeting has been called for the evening of December 18th at which time the matter could be dealt with.

MOVED by Alderman Connolly, seconded by Alderman Sullivan that the matter be deferred to the next regular meeting of the Committee of the Whole Council. Motion passed.

Appointment - Metropolitan Tourist Council

His Worship circulated a letter dated December 12, 1974 from the Honourable Minister of Tourism for the Province of Nova Scotia which confirms a verbal report made by the Chair at a recent meeting of the Committee of the Whole Council.

MOVED by Alderman Connolly, seconded by Alderman Sullivan that the matter be deferred to the next meeting of the Committee of the Whole Council to be held on December 18, 1974. Motion passed.

Curb Cut - 5518 Duffus Street

Alderman Sullivan said this is a matter of a citizen wanting a curb-cut in order to get to her property across the sidewalk. Alderman Sullivan said he has discussed the matter with staff who has decided that such an application should be refused.

Alderman Sullivan said that only one block away, there is a new building being built which is to be used as a service station which will generate much more traffic than this particular citizen will. He also referred to a property a short distance away on Isleville Street which was recently converted to a store, and said that this property now has a driveway from Isleville Street. Alderman Sullivan questioned why it is that one person gets their request granted and not another.

It was MOVED by Alderman Sullivan, seconded by Alderman Lawrence that the application for a driveway at 5518 Duffus Street, be approved by City Council.

The City Manager said an opinion should be expressed by the City Solicitor in light of the fact that it is not in accordance with the Zoning By-law.

The Acting City Solicitor said he was presently checking the matter and would like some time to consider it.

It was MOVED by Alderman Connolly, seconded by Alderman Hanson that the matter be referred to the next regular meeting of the Committee of the Whole for a report from the City Solicitor.

Alderman Sullivan requested that when the City Solicitor is looking into this matter, that consideration be given to the fact that a driveway was permitted at the corner of Isleville and Kane Streets.

The motion to refer was then put and passed.

11:25 p.m. Meeting adjourned.

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EDMUND L. MORRIS
MAYOR AND CHAIRMAN

R. H. STODDARD
CITY CLERK

CITY COUNCIL
SPECIAL MEETING
MINUTES

Council Chamber,
City Hall,
Halifax, N. S.
December 18, 1974
8:05 P.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.

Present: His Worship the Mayor, Chairman; Aldermen Connolly, Shannon, Downey, Meagher, Sullivan, Stanbury, Walker, Hanson, Moore and Lawrence.

Also Present: City Manager, City Solicitor, City Clerk and other staff members.

The City Clerk advised that this meeting was called to consider the following items of business:

1. Contract - Local Union No. 108
2. Purchase of Eight Transit Buses

The City Manager submitted a staff report dated December 18, 1974, entitled "Proposed Fire Station Site - 3391-95 Gottingen Street (Supplementary Report)". It was agreed that the report be circulated to members of Council at this time but that discussion of the matter be deferred to a future meeting.

Alderman Shannon requested permission to add her Motion of Reconsideration re Alderman Moore's motion passed by City Council at a meeting held on December 12, 1974, concerning the offer by the City to purchase the Quinpool Road lands.

It was agreed that Alderman Shannon have the unanimous consent of Council to dispense with Section 43(3) of Ordinance No. 103 Respecting The Rules of Order of Council in order that her Motion of Reconsideration can be placed on the Agenda at this time.

CONTRACT - LOCAL UNION NO. 108

The meeting adjourned at 8:10 p.m. to discuss the above-noted contract in private.

The meeting reconvened at 9:20 p.m. with the same members in attendance.

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December 18, 1974

His Worship the Mayor advised that Council was awaiting information from Local Union No. 108 representatives in connection with the proposed contract and, with Council's agreement, deferred the matter until later in the meeting.

PURCHASE OF EIGHT (8) TRANSIT BUSES

This matter was considered at a meeting of the Finance and Executive Committee held on this date at which time it was referred to this Special Council meeting without recommendation.

MOVED by Alderman Lawrence, seconded by Alderman Downey, that City Council concur in the order by noon on December 20, 1974, of eight (8) fifty-three passenger buses at an estimated cost of \$50,687.00 per unit, all subject to an escalation clause. Motion passed.

MOTION OF RECONSIDERATION - ALDERMAN SHANNON - RE: MOTION PASSED BY CITY COUNCIL AT A MEETING HELD ON DECEMBER 12, 1974, RE OFFER BY THE CITY TO PURCHASE THE QUINPOOL ROAD LANDS

Alderman Shannon stated that her intention for giving her notice of reconsideration resulted from a desire to pursue what, in her view, are the best interests of the City. She suggested that staff have not as yet had the opportunity to carry out the instructions of City Council of November 25, 1974, to negotiate the best price, terms and conditions under which the City might acquire the land holdings. She urged Council to consider allowing her motion to go forward at this time to allow full discussion and staff input so that Council may have at hand a full range of facts and figures on which to base a decision.

MOVED by Alderman Shannon, seconded by Alderman Connolly, that the motion passed by City Council at a meeting held on December 12, 1974, re an offer by the City to purchase the Quinpool Road lands be reconsidered.

The motion was put and lost, one voting for the same and nine against as follows:

| | | |
|----------|--|---|
| FOR: | Alderman Shannon | 1 |
| AGAINST: | Alderman Connolly, Downey, Meagher, Sullivan, Stanbury, Walker, Hanson, Moore and Lawrence | 9 |

Special Council,
December 18, 1974

LETTER FROM THE SPRYFIELD RESIDENTS' ASSOCIATION RE THE
PROPOSED SPRYFIELD MORATORIUM

Alderman Walker, with Council's permission, read a letter received by him this date from Heather Lindsay, Vice-Chairman, Spryfield Residents' Association, re Council's action concerning the proposed Spryfield moratorium.

Discussion ensued during which it was felt that Council's intention was that single family housing in the Spryfield area will be permitted and, although there will not be a moratorium per se, there will be a slow down on mass development in the area.

His Worship stated that he felt Council's intention could be made known to the Spryfield Residents' Association.

There being no further business, the meeting adjourned at 9:45 P.M. to reconvene upon receipt of information from Local Union No. 108 representatives.

CONTRACT - LOCAL UNION NO. 108

The meeting reconvened at 9:55 p.m. with the same members in attendance.

The City Manager submitted a report dated December 16, 1974 entitled "Local 108 Agreement" in which is stated that the changes negotiated are as follows:

- "1. The agreement is effective January 1, 1975.
2. Re discrimination - now includes the word "sex".
3. There has been a more careful definition of the various categories of employees. These include regular permanent employees, seasonal employees, regular seasonal student employees and the inclusion in the contract of the rink crews at the Halifax Forum, who are classified as part-time employees, engaged for short periods of time for certain types of employment.
4. The amount of sick leave that can be accumulated has been altered from 15 days with pay each year to 18 days, and the maximum accumulation is now proposed to be 150 working days.
5. The only change in the Overtime situation is that it is now spelled out that employees required to work overtime shall receive one-half hour at the overtime rate if they work beyond their regular shifts and one hour overtime pay if they work beyond one-half hour overtime.

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December 18, 1974

6. The bonus pay, which had stood at 15¢ for a number of years, has been raised to 20¢. This covers those who work on live sewer work, at the Incinerator, grave digging in onerous conditions, persons working on staging or ladders above twenty feet and those required to work on the booms from a boat.
7. It has now been spelled out in the contract that employees who terminate their employment forfeit seniority and those who are discharged lose seniority rights, unless otherwise stipulated by a Board of Arbitration.
8. Certain protective clothing and safety equipment are now provided to carpenters and helpers.
9. It was agreed that no supervisory staff will perform any work on mobile equipment.
10. The Management Labour Relations Efficiency and Productivity Committee now has on it from management the Superintendent of Operations for the Works Department, instead of the Director of Labour Relations.
11. The life insurance, although it remains the same, may be handled by the Union instead of the City, depending upon what arrangements they can make in obtaining inclusion of this amount in life insurance policies that they already have for Union members.
12. The Grievance Procedure has combined the steps of the Superintendent of Works and the Director of Works, so that they will sit as one step of the Grievance Procedure.
13. The rink crews at the Halifax Forum have been included in the collective agreement. Special conditions have been up for them relating to hours of work, sick leave, vacation, etc., as they are classed as part-time Union employees. The average numbers employed in this category per week are four and this past year they were paid at the rate of \$2.00 per hour.

Their salaries will be as follows:

| | | |
|-----------------|---|-----------------|
| January 1, 1975 | - | \$3.45 per hour |
| January 1, 1976 | - | \$4.00 per hour |

A shift differential of 20¢ per hour will be paid to these employees. They normally work between 20-30 hours per week, which would mean there would be little or no overtime involved, as they are on a 40 hour per week basis. They will get the normal holiday pay rates, but their shifts are set up so that week-ends are normal shifts.

14. The new wage rates proposed for the balance of the employees are as follows:

- a) There are eight categories of employees. Each category will get an adjustment of 42¢ per hour on their 1974 rate as at January 1, 1975.
- b) On top of the adjusted rate, they will receive, as at January 1, 1975, an additional 46¢.
- c) On January 1, 1976 each category will receive 67¢ on top of the previous year's rate.

e.g. Labourers

| | | | | |
|--------------|---|---------------|---|--------------|
| Jan. 1, 1974 | | Jan. 1, 1975 | | Jan. 1, 1975 |
| | | Adjusted Rate | | |
| \$3.45 | + | .42¢ | = | \$3.87 |
| | | | + | .46¢ |
| | | | = | \$4.33 |
| Jan. 1, 1976 | | | | |
| | + | .67¢ | | = \$5.00 |

- d) In addition to the wage increase, a cost of living increase shall be given on the basis of the following:

from July 1, 1975 to July 1, 1976, should the cost of living increase beyond 10% as listed in the Consumer Price Index for Halifax, the hourly rate shall be increased at the rate of 1% or portion thereof for each rise in the index of 1% or portion thereof. This would take place from July 1, 1976 to November 30, 1976, based on the year July 1, 1975 to July 1, 1976, as indicated previously."

MOVED by Alderman Sullivan, seconded by Alderman Walker, that the Mayor and City Clerk be authorized to sign the Agreement on behalf of the City, that the Chairman and Secretary-Manager be authorized to sign on behalf of the Halifax Forum Commission, and the Chairman and Secretary will be signing on behalf of the Directors of Point Pleasant Park, on the terms as agreed upon tentatively at the negotiation time excluding the question of the rink crew which will not at this time be included in the contract.

Alderman Connolly pointed out that, in his opinion, this is a very heavy wage settlement, perhaps not so in light of what is taking place in the marketplace today, however, he has very great concern about not only this contract but also about what is happening in the marketplace. He hoped that the contract, which he believed to be a very generous wage package, enables the employees of Local No. 108 to achieve the level of existence that they wish to achieve but at the same brings about a feeling that this Council is indeed trying to do its

Special Council,
December 18, 1974

utmost to work with them and to keep their needs fulfilled. He stated he would like to think that this Union, and other Unions in the City, appreciate the fact that these contracts, wages and wage demands are paid for by the citizens and tax payers of the City of Halifax and if the employees are to receive benefits of this magnitude, they owe it to the taxpayers of the City to give their utmost in performance for the dollars received. He stated he has some difficulty in agreeing to a wage package of this magnitude, however, it is something that is happening in the marketplace and he felt City employees are as entitled to good wages as any others. He stated he could not stress strongly enough that the taxpayers pay this bill and this has a net effect on the tax rate of approximately 13¢ over a two-year period which is a very heavy impact.

Alderman Connolly stated he would support the contract only because he feels City employees are entitled to the same sort of benefits employees in the rest of the City and surrounding areas are receiving. He hoped that the employees of the City of Halifax would appreciate the deliberations that Council members have put into this and will continue to work hard, continue to have Council's confidence, and will fully appreciate what this means to each and every taxpayer in the City.

Alderman Moore felt this contract is onerous at this time because of the catching up City employees are attempting to achieve in their efforts to gain parity with the employees in our sister City as well as the wages that are received by other tradesmen and employees of the City who work directly under various other Boards and Commissions.

Alderman Lawrence stated he would support this contract and asked that it be recorded that one of the main reasons this contract has been brought to a conclusion is due to the effort and time spent by the City Manager on this matter and she should be given full marks for her endeavours.

The motion was then put and passed unanimously.

Meeting adjourned - 10:02 P.M.

HEADLINES

| | |
|--|---------|
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| Letter from Spryfield Residents' Association re the Proposed Spryfield Moratorium | 516 |
| Motion of Reconsideration - Alderman Shannon Re: Motion of City Council on December 12, 1974, re Purchase of Quinpool Road Lands | 515 |

R. H. STODDARD
CITY CLERK

EDMUND MORRIS
MAYOR & CHAIRMAN

CITY COUNCIL
M I N U T E S

Council Chamber
City Hall
Halifax, N. S.
December 30, 1974
8:00 P. M.

A meeting of 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.

Present: His Worship the Mayor, Chairman; Aldermen Sullivan, Walker, Shannon, Hanson, Meagher, Connolly, Downey, Lawrence, Moore, and Deputy Mayor Stanbury.

Also Present: City Manager, City Solicitor, City Clerk, and other staff members.

HIS WORSHIP THE MAYOR

His Worship advised that on today's date, an acceptance has been received by Quinpool Plaza Limited of the City's offer to purchase lands of the company on the north side of Quinpool Road for the amount of \$5,300,000.00. His Worship requested the consent of Council to deal with the matter at this time, to which there was unanimous agreement.

Acceptance of City's Offer - Quinpool Plaza Limited

MOVED by Alderman Moore, seconded by Alderman Meagher that City staff be authorized to purchase the lands of Quinpool Plaza Limited on the north side of Quinpool Road for \$5,300,000.00 in accordance with the terms and conditions of an Agreement dated December 20, 1974, signed on behalf of the City by the City Solicitor and on behalf of the Company by Mr. R. M. Medjuck and Mr. F. J. Dickson, President and Secretary respectively.

The Motion was put and passed with Aldermen Connolly and Shannon against.

MINUTES

Minutes of City Council meeting of December 12, 1974 were approved on Motion of Alderman Shannon, seconded by Alderman Walker.

APPROVAL OF ORDER OF BUSINESS, ADDITIONS AND DELETIONS

At the request of the City Clerk, Council agreed to add:
20(a) - Overexpenditure - Engineering & Works Department

At the request of Alderman Connolly, Council agreed to add:
20(b) - Appointments - Boards and Commissions

MOVED by Alderman Connolly, seconded by Alderman Meagher that the Order of Business, as amended, be approved. Motion passed.

Council
December 30, 1974

Council at this time, with unanimous consent of all members, agreed to deal with items 8(a) and 9(a) as follows:

PUBLIC HEARINGS, HEARINGS, Etc.

Hearing Re: Appeal Against Decision of Supervisor Inspection Services Refusing to Issue a Building Permit for the Property 6211 Lady Hammond Road

A staff report dated December 24, 1974 was submitted relating to the above noted matter.

Mr. Sullivan, the Building Inspector, addressed Council and went through the above noted report which outlined what has taken place to date with respect to the property 6211 Lady Hammond Road. A questioning of staff then ensued on the matter.

Mr. George Cooper of McInnes, Cooper, & Robertson, representing the residents of the area, addressed Council saying there were two points he wished to speak on. He said the argument of the applicant tonight appears to be that in some way, there was discrimination against him at the time the Zoning By-law was adopted. Mr. Cooper suggested that if that is the argument, there were two courses of action open.

Mr. Cooper said the first would be to appeal the question of what the proper zoning of the area should be to the Provincial Planning Appeal Board which, he said, was not done, or to go to Court and ask that the By-law be struck down as it discriminates against them. He suggested the applicant would not succeed in such an application and further suggested that City Council was not the proper forum in which to deal with the question of discrimination.

Mr. Cooper said the other point is that the applicant is apparently saying that Council, when rezoning the land, did so in the knowledge that given the set of circumstances that existed at the time, there might well have been a tavern built at the location in question in spite of the rezoning. Mr. Cooper said that as has been indicated, a complete application might have been filed at any time up to August 16th which is five or six months after the tentative application was made to the Building Inspector.

Mr. Cooper said he did not know whether or not Council had that in mind at the time of the original adoption of the Zoning By-law but suggested Council could not be responsible for the applicant being so late in filing the application that subsequent events superseded the state of affairs that the applicant states existed at the time the By-law was first brought down.

A short questioning of Mr. Cooper then ensued by members of Council.

Mr. Ted Wickwire of MacInnes Wilson & Hallett, representing the applicant, addressed Council saying he would like to present the equities of the case and was not expecting Council to untangle any legal difficulties, but suggested it was a fair issue to bring before the Council.

Mr. Wickwire said the property in question was zoned commercial as far back as 1951 and circulated a picture showing such a use which existed at that time. He said there was nothing done about a rezoning in the area until his clients became interested in the property early in 1974.

Mr. Wickwire then proceeded to outline what his clients had done in terms of constructing a beverage room at the subject location saying they were led to believe by the City's Building Inspector that they had done everything that was normally done at that stage in the proceedings. He said that upon reviewing the original application at City Hall, a note was attached by staff to the effect that there was no objection to the proposal as it met the requirements of the Zoning By-law but that approval should be obtained from the Liquor License Board. He said that on May 17, 1974, such approval was obtained.

Mr. Wickwire said at this point, the owner of the land on which there was an Agreement of Sale, tendered the Deed and before paying, advised that he again checked at City Hall and was advised that 6211 Lady Hammond Road was legally zoned C-2. Mr. Wickwire then referred to an opinion which was supplied to Council by the City Solicitor which in essence, he said, was that rezoning would not prevent construction of the beverage room on the site, but would simply make it non-conforming to the use zone upon which it will have been constructed.

Mr. Wickwire said the public hearing was held and was what one might have expected but said there was an understanding which prevailed that the proceedings would have no affect on the application. He referred to comments made by a member of Council prior to the making of a Motion with respect to the rezoning in which it was suggested that the residents wish the area to be rezoned so that there will be no further infringements to the area. He said he was emphasizing the matter of no further infringements to point out the understanding which he suggested, prevailed at that time. He said it was only for that reason that an appeal to the Planning Appeal Board was unnecessary because the project could proceed.

Mr. Wickwire said plans were not filed earlier due to delays by an Architectural firm due to a back-log of work. He said it has been stated that the application was made in September but said it is his firm contention that it was made on February 11, 1974. Mr. Wickwire suggested that in his view, everything that is contained in Ordinance #131 was carried out in February at the request of the Building Inspector. Mr. Wickwire said the applicant has proceeded in good faith and has spent a great deal of money and requested that favourable consideration be given to the matter.

Following a questioning of Mr. Wickwire and debate of the issue, it was MOVED by Deputy Mayor Stanbury, seconded by Alderman Lawrence that the decision of the Building Inspector in refusing a building permit for the construction of a beverage room at 6211 Lady Hammond Road, be confirmed by City Council.

The Motion was put and passed with Aldermen Moore, Downey, and Connolly against.

PETITIONS & DELEGATIONS

Request to be Heard - Mr. Murray Warrington

Mr. Murray Warrington addressed Council and submitted and read a brief requesting more adequate street lighting on Gottingen Street and improved crosswalks. Mr. Warrington also requested that more consideration be given to the placing of Christmas decorations so they will not restrict street lighting. A copy of the submitted brief is in the official file of this meeting.

Alderman Downey advised that he has contacted the City Engineer with respect to the present wattage on Gottingen Street and has been advised that a report will be submitted to Council recommending the wattage be increased in certain areas from the present 400 to 750.

His Worship pointed out that Alderman Downey had requested a staff report to be submitted on this matter some weeks ago.

Mr. Warrington said he would like to see the power of the lights increased immediately as at the present time it is very dull on some parts of the Street.

In reply to a question from Alderman Lawrence, it was advised that the N. S. Power Corporation is responsible for the matter of street lighting but it is at the City's expense. Alderman Lawrence said he has noticed a number of lights in the area of Bridgeview which are not functioning and suggested that perhaps a review of all City lighting should take place.

His Worship said that careful note will be taken and a report will issue as a result of the appearance by Mr. Warrington at tonight's meeting.

DEFERRED ITEMS

Proposed Fire Station Site - 3391 Gottingen Street

At the December 12, 1974 meeting of City Council, this item was referred to staff for a further report. A staff report dated December 18, 1974 was submitted.

Alderman Sullivan referred to the amount of correspondence which has been received on this item and suggested that Council was only made aware of the present proposed location on November 7th.

It was MOVED by Alderman Sullivan, seconded by Alderman Stanbury that the matter be deferred to the January 16th meeting of Council so that the suggested price can be reviewed as well as a review of other available locations for a fire station in the area.

The City Manager questioned whether it was being suggested that staff negotiate the price with the individual concerned, and Alderman Sullivan replied in the affirmative and referred to the price which is quoted in the staff report.

Following a short discussion, the Motion to defer was put and passed with Aldermen Connolly and Lawrence against.

REPORT - FINANCE & EXECUTIVE COMMITTEE

Council considered the report of the Finance and Executive Committee from its meeting held on December 18, 1974 as follows:

Borrowing Resolution - General Account - \$8,000,000.00

MOVED by Alderman Connolly, seconded by Alderman Meagher that, as recommended by the Finance & Executive Committee, City Council authorize His Worship the Mayor and the City Clerk to sign a General Account Borrowing Resolution in the amount of \$8,000,000.00 which authorizes any two of the City Manager, City Treasurer, and Assistant Treasurer to sign Demand Notes as required on behalf of the City of Halifax to that limit. Motion passed.

Write-off Uncollectible Accounts - \$48,940.52

MOVED by Alderman Meagher, seconded by Alderman Sullivan that, as recommended by the Finance & Executive Committee, under section 184 of the City Charter 1963, City Council excuse the Treasurer from collecting the monies due as is outlined in the staff report of December 4, 1974, and authorize the write off of \$48,940.52.

Following a questioning of staff, the Motion was put and passed.

Amendment - Halifax Housing Authority Act - Chapter 54 Statutes of Nova Scotia

The above noted item was forwarded to tonight's meeting for further information.

An information report dated December 30, 1974 was submitted.

His Worship noted that at a later point in the agenda Council will be considering appointments but said appointments to the Halifax Housing Authority is not one of the ones to be considered. His Worship suggested that perhaps Council may wish to defer the matter until such time as appointments to the Authority are considered, to which the members agreed.

Alderman Connolly at this time referred to item Number 17(c) "Halifax Housing Authority Budget - 1975" on the agenda, and suggested that this matter should be deferred as well to the next Committee of the Whole, to which Council agreed.

Appropriation - Halifax Senior Citizens Centre - \$10,000.00

MOVED by Alderman Meagher, seconded by Alderman Sullivan that, as recommended by the Finance and Executive Committee, an amount of \$10,000.00 be allocated to enable staff to be kept at the Halifax Senior Citizens Centre for January and February until budget allotments are determined; such amount to be drawn from the Grants section of the Social Planning Budget Account Number 153-480-Senior Citizens Centre.

Motion passed.

Sale of Senior Citizens Transit Tickets

MOVED by Alderman Meagher, seconded by Alderman Sullivan that, as recommended by the Finance and Executive Committee, approval be granted to extend the sale of transit tickets providing reduced fares for senior citizens on Halifax Transit Buses to February 28, 1975; sufficient funds remain in Account Number 153-378 to carry the program for this period of time until consideration can be given to the 1975 Budget.

His Worship noted that at the last meeting when this item was discussed, there was some discussion with respect to the matter of distribution of senior citizen tickets, and it was advised by the Social Planner that staff is still pursuing this matter as well as suggestions which were made by members of Council. He said a meeting will be arranged with the Transit Corporation in the near future on the matter.

Alderman Sullivan requested that he be advised of the date of this meeting as he would like to be in attendance.

The Motion was then put and passed.

Possible Sale of City Owned Land Corner of Leppert & Philip Sts.

The above noted item was referred to today's meeting from the December 18, 1974 meeting of City Council. A staff report dated December 23, 1974 entitled "Traffic Patterns Armdale Mall" was submitted.

At the request of Council, Mr. Fred Bradbrook of the Engineering & Works Department, with the aid of maps, outlined the traffic patterns proposed for the area as envisaged by the developer which is also explained in the submitted report. Mr. Bradbrook also advised of the recommendation of staff which is as follows:

- "1. That no access be available to Leppert Street through the southern boundary of what is referred to as Lot A-2, and that it be a condition of any sale, lease, or rental agreement entered into by the City, that a fence be constructed along the said southern boundary to physically prevent such vehicular access; and
2. That all exiting traffic from the Armdale Mall to Philip Street shall be obliged to turn right on Philip Street (excepting that such restriction shall not be applicable to public transit vehicles) and that "turn right" (R-11) signs be erected (a) on the east side of Philip directly opposite the ramp exit and (b) on each side of Leppert at the Philip intersection facing the surface parking area exit from the Mall."

His Worship questioned whether it is possible to use Lot A-2 as a throughway by way of virtual extension of Philip Street for traffic using Chebucto Road, and Mr. Bradbrook advised that it would be as proposed by the developer but staff is recommending a barricade be placed at the southern boundary of the Lot. Mr. Bradbrook said that traffic could gain access to the large parking lot via Philip Street by taking a route across the front of the building but said traffic could not drive directly through by way of Lot A-2. He said this could take place whether the Lot is rented or not.

Alderman Connolly said that what should be looked at is what the traffic pattern would be if the land in question were not to be rented saying the matter which is before Council deals with the leasing of land.

Alderman Hanson said he is concerned, as well as are residents on Leppert Street, with the volume of traffic which will be using this Street. Alderman Hanson referred to a suggestion contained in the staff report that further consideration be given to implementation of either one-way patterns or cul-de-sac at Leppert Street at such time as may be deemed expedient, and said he would like to see a cul-de-sac installed now.

MOVED by Alderman Hanson, seconded by Alderman Moore that a date be set for a public hearing to consider the construction of a cul-de-sac at the west end of Leppert Street.

Alderman Lawrence questioned whether it is the job of Council to be deciding what the traffic patterns should be saying that this should have been worked out before.

The City Manager pointed out that if a piece of land is properly zoned and meets the requirements of the zoning By-law and which has access to various streets, there is no way of refusing to issue a permit unless the By-law is changed.

Further discussion ensued and Mr. Hugh Smith, representing the developer, addressed Council saying the developer is equally concerned with traffic saying that if people can not move freely, they will not frequent the development.

Mr. Smith said the Company would like to lease Lot A-2 and to use it as a traffic lane to move traffic back into the main parking area. He said this would mean that as people leave the small parking area they would have a choice of turning right onto Philip Street, which he suggested would be eliminated due to the Rotary and traffic on Chebucto Road, or to use Lot A-2 to move back to the main parking area. He said the only traffic the Company can see turning right onto Philip Street would be two or three large service trucks per day. He said these trucks would only be exiting at this location as they gain access via Simpson's Lane.

Alderman Connolly questioned whether the Company would be against posting Do Not Enter signs at the west end of Leppert Street to ensure traffic coming from the complex does not use the Street, and Mr. Smith replied in the negative saying it is his understanding that this is the recommendation of staff.

Further discussion ensued and it was MOVED by Alderman Meagher, seconded by Alderman Sullivan that the matter of a cul-de-sac being placed on the west end of Leppert Street be deferred, and that staff review the complete traffic situation in the area of the complex and present a study, in a short period of time, on the traffic in the Simpsons, Sobeys, area.

The Motion to defer was put and passed with Alderman Hanson voting against.

The City Manager requested whether it was intended that such a study be carried out before or after the shopping centre opens as staff will not have a true picture of what is happening until such time.

Alderman Meagher suggested that Traffic Engineers have ways of determining what will happen in an area and suggested the study could be proceeded with.

His Worship requested that if such a study is undertaken, if consideration could be given to abolishing left hand turns on Chebucto Road between the Armdale Rotary and Mumford Road

It was then suggested that a decision should be made by Council with respect to the leasing of Lot A-2 and it was MOVED by Alderman Connolly, seconded by Alderman Walker that the City lease Lot A-2 to Foord Construction Limited on the following terms:

- "1. The Company will continue to pay \$100 per month until the property can be paved;
2. When the property is paved, the Company will enter into a lease for one year to be renewed on a yearly basis, provided that after the first year either party may terminate the lease upon three months' written notice;

3. The Company will pay a monthly rental of \$350 which is 10% of the appraised value of the property;
4. The Company will pay all real property and business occupancy taxes; and
5. The land will be restored to its original condition at the option of the City of Halifax upon termination of the lease."

Alderman Meagher, in referring to condition Number 1, said the Company should be required to pay the full monthly rental of \$350 at the commencement of the lease, and MOVED in Amendment, seconded by Alderman Walker that the Company be required to pay \$350 per month at the beginning of the lease period.

The Amendment and the Main Motion as amended were then put and passed.

Establishment - Metropolitan Tourist Council

MOVED by Alderman Meagher, seconded by Deputy Mayor Stanbury that, as recommended by the Finance and Executive Committee, City Council approve the establishment of a Metropolitan Tourist Council as set forth in the letter dated December 12, 1974 from the Hon. Glen M. Bagnell, Minister of Tourism, Province of Nova Scotia.

Motion passed.

REPORT - COMMITTEE ON WORKS

Council considered the report of the Committee on Works from its meeting held on December 18, 1974 with respect to the following matters:

Report - Downtown Committee - Traffic & Pedestrian Movement - Hollis & Water Streets

MOVED by Alderman Meagher, seconded by Alderman Lawrence that, as recommended by the Committee on Works, the report and recommendation of the Downtown Committee with respect to traffic and pedestrian movement, Hollis and Water Streets at the junction of the Cogswell Interchange, be received and that same be referred to Peat, Marwick and Partners who are doing the Traffic Management Study, and to the consultants engaged in the Waterfront development study. Motion passed.

Curb Cut - 5518 Duffus Street

The recommendation from the Committee reads as follows:

"It is recommended that a curb cut at 5518 Duffus Street be permitted by City Council."

A Supplementary Report was submitted from the Legal Department indicating that the Zoning By-law States that there shall be no parking of motor vehicles, trailers, or boats between the street line and the building line and concluding that the recommendation from the Committee conflicts with this provision.

MOVED by Alderman Sullivan, seconded by Alderman Meagher that a curb cut at 5518 Duffus Street be permitted to allow parking behind the street line where there is sufficient space. Motion passed unanimously.

REPORT - SAFETY COMMITTEE

Council considered the report of the Safety Committee from its meeting held on December 18, 1974 with respect to the following matters:

Resolution for Public Safety Received from the Halifax Local Council of Women

The City Manager advised that a report is presently being prepared on this item by the Fire Chief and she suggested that the matter be deferred at this time.

MOVED by Alderman Hanson, seconded by Alderman Connolly that this item be deferred to the next regular meeting of City Council. Motion passed.

Request for Increased Staff - Halifax Police Department

MOVED by Alderman Connolly, seconded by Alderman

Stanbury that, as recommended by the Safety Committee, the requested increase in the staff establishment of the Police Department from the present 249 to 291 for an overall increase of 42 additional personnel be approved and the City Manager to submit a report to Council on the financial aspects of the increase.

A report was submitted from the City Manager with respect to the financial aspects of the proposed increase in staff establishment and recommending approval of the increase.

The motion was then put and passed unanimously.

REPORT - COMMITTEE OF THE WHOLE COUNCIL, BOARDS & COMMISSIONS

Capital Budget - 1975-79

A Supplementary Staff Report was submitted on this item along with the recommendation from the Committee of the Whole Council.

The Report set out some additional items which are to be included in the Capital Budget over and above the changes which were made in Committee of the Whole. Amended pages of the Capital Budget were also submitted.

After a short discussion, it was MOVED by Alderman Meagher, seconded by Alderman Downey that the Proposed Capital Expenditures - 1975-79 as recapped and amended be approved. Motion passed unanimously.

Communication to Federal & Provincial Government Re: Pollution Control on a Regional Basis

MOVED by Alderman Connolly, seconded by Alderman Meagher that, as recommended by the Committee of the Whole Council, the City of Halifax communicate with the Federal and Provincial Governments respecting the major problems pollution control is causing and that a wide ranging response is required and requested. Motion passed.

REPORT - CITY PLANNING COMMITTEE

Council considered the report of the City Planning Committee from its meeting held on December 18, 1974 with respect to the following matter:

Modification of the Lot Frontage Requirement - Proposed Three Unit Addition - 6235 Chebucto Road

This item was forwarded to Council without recommendation and staff were requested to notify the property owners in the surrounding area of the application and invite their opinions.

Alderman Meagher suggested that this item be deferred as people who have received notification from the City of the proposal have not had sufficient time to send in their

written opinions. It was then MOVED by Alderman Meagher, seconded by Alderman Sullivan that this item be deferred to the next regular meeting of City Council. Motion passed.

MISCELLANEOUS BUSINESS

Equipment - 1975

A report was submitted from Staff relating to the above item.

MOVED by Alderman Meagher, seconded by Alderman Lawrence that a contract be awarded to Scotia Chevrolet Oldsmobile Ltd., the lowest tender meeting specifications, in the amount of \$12,061.80 for the supply and delivery of two replacement 1975 Van Delivery Trucks and that funds be provided from the 1975 equipment reserve account.

Alderman Connolly suggested that if the City is now building up its stock of new equipment, there is no reason why it should be in anything but A-1 shape. He said that he deplored the situation about which he learned some time ago that much of the equipment was under repair.

The motion was then put and passed.

Resolution - Visitors & Convention Bureau Re: Convention Centre - Waterfront Development

A letter was submitted from the Halifax Visitors and Convention Bureau setting out a resolution which was adopted unanimously at the last regular meeting of the Bureau reading as follows:

"Whereas the recent announcements on the developments of the Halifax Waterfront indicate that major construction will take place, a strong plea from this Committee go forward to the Halifax City Council urging immediate and serious consideration to including a convention centre in the proposed development."

MOVED by Alderman Meagher, seconded by Alderman Lawrence that the resolution be received and noted. Motion passed.

Halifax Housing Authority Budget - 1975

This item was deferred to the next meeting of the Committee of the Whole Council along with item 10(c) and Appointments to the Halifax Housing Authority.

QUESTIONS

Question Alderman Lawrence Re: Street and Playground Lighting

Alderman Lawrence referred to a matter which he had raised earlier in the meeting and stated that he had noted a number of light bulbs out in the area of the Fairview Overpass and the approaches to the Narrows Bridge. He asked staff to take the necessary steps to have these bulbs replaced.

Alderman Lawrence went on to ask if it is possible to have two high powered lights installed at the Donald Butler Playground in Bridgeview. He said that he understands there are some goings-on at night in this playground and he felt that the lights would curb this. He also said that there is a walkway in the area which would be lighted by any lights installed.

The Acting Director of Engineering and Works said that a report will be coming forward with respect to lighting of the Narrows Bridge approaches very shortly and he said that he would report also on the other matter.

Question Alderman Walker Re: Taxis Permitted Around the Rotary

Alderman Walker said that it has come to his attention that during the rush hour periods, when Police Officers are on duty at the Rotary, certain taxi companies are permitted to drive around the Rotary when coming from the Herring Cove Road to exit at Chebucto Road or the Dutch Village Road and others are forced to travel along Quinpool Road. He felt that this is discriminatory and hoped that all taxi companies would be treated alike.

The City Manager said this would be investigated and a report prepared.

Question Alderman Walker Re: Tax Exempt Properties

Alderman Walker asked that all Aldermen be given a list of the tax exempt properties in the City of Halifax.

Question Alderman Walker Re: Arm Crossing

Alderman Walker referred to and read extracts from some correspondence between the Bridge Commission, the Provincial Government and the City with respect to an Arm Crossing and he also said that he is taking up a petition on the question which has been signed by over 1,000 persons to this date. He asked that His Worship the Mayor make an appointment to meet with the Premier and the Minister of Highways at the end of January when the petition can be formally presented and by that time he hoped to have at least another 1,000 names on it.

His Worship the Mayor said he would attempt to arrange such a meeting.

Question Alderman Stanbury Re: Snow Plowing towards Boulevards

Alderman Stanbury asked Staff to prepare a short explanation as to why snow is not plowed on to boulevards instead of on to the sidewalks so that she could read this to every citizen who phoned to ask her the question.

Alderman Meagher said that he also receives a number of questions of similar nature and he would like a clear explanation and he said this relates to all boulevarded streets.

Council,
December 30, 1974

Question Alderman Downey Re: Old Light Poles - Maitland Street

Alderman Downey referred to a number of old light poles which remain in the travelled portion of Maitland Street now with hazard signs on them and he asked when these poles will be removed.

The Acting Director of Engineering and Works advised that staff have attempted many times to have these removed and he thought that perhaps His Worship the Mayor could give some assistance.

His Worship the Mayor said that tomorrow morning he would most certainly do what he could to have these removed.

Question Alderman Shannon Re: Noise - Construction Site

Alderman Shannon referred to complaints she has received about the noise of a cement drying machine in connection with the construction of the addition to the Professional building at the corner of Spring Garden Road and Robie Street. She said that this machine has been going at night and Sundays. She understood that on other occasions negotiations have taken place between the Building Inspector and the developers to lessen the noise and she asked that similar negotiations be carried on in this instance to give some relief to the residents in the area.

The City Manager said that she would have the Building Inspector look into this matter.

Question Alderman Sullivan Re: Sidewalk Snow Plowing for Senior Citizens

Alderman Sullivan said that he realized that sidewalk snow plowing costs are prohibitive and he referred to a scheme that is being implemented in another Canadian city whereby senior citizens sidewalks are being plowed and he submitted documents outlining this program to staff for consideration and report.

NOTICES OF MOTION

No Notices of Motion were given at this time.

ADDED ITEMS

Overexpenditure - Engineering and Works Department

A report was submitted from Staff relating to the above matter.

After a short discussion on this item, it was MOVED by Alderman Lawrence, seconded by Alderman Sullivan that a supplementary appropriation of \$500,440 be approved to ensure the Department of Engineering and Works are within the stipulations of the City Charter.

The motion was put and passed with Aldermen Meagher, Sullivan and Stanbury voting against.

Appointments to Committees, Boards and Commissions

Civic Historian

Alderman Meagher nominated Mr. L. W. Collins as Civic Historian to hold office at the pleasure of Council.

Stipends Review Committee

Alderman Walker nominated the following persons to the Stipends Review Committee to hold office for a period of one year:

Ken Mader
Brian Flemming
Matthew Burke

Board of School Commissioners

Alderman Stanbury nominated the following for appointment to the Board of School Commissioners for a three year term:

Vernon Maynard
Burton E. Robinson

Fire Safety Committee

Alderman Sullivan nominated the following for appointment to the Fire Safety Committee for a one year term:

Alderman Lawrence
Alderman Meagher

Election Procedures Committee

Alderman Lawrence nominated the following for appointment to the Election Procedures Committee:

Alderman Moore
Alderman Connolly
Alderman Stanbury

Board of Health

Alderman Meagher nominated Mr. Charles Killoran to the Board of Health.

Visitors and Convention Committee

Alderman Hanson nominated the following for appointment to the Visitors and Convention Committee:

Chris Gowers
Donald G. LeBlanc
George Martin
John C. MacDonald
Marie Nightingale

Board of Directors of Point Pleasant Park

Alderman Connolly nominated the following to the Board of Directors of Point Pleasant Park:

Hector Porter
Mrs. H. P. MacKeen
Dr. Charles Gordon

Recreation Committee

Alderman Moore nominated the following for appointment to the Recreation Committee:

Cameron Grout
Robert Hayes
Paul J. Murray

There were no other nominations.

MOVED by Alderman Meagher, seconded by Alderman Lawrence that City Council approve the appointments to the above Committees, Boards and Commissions, as nominated and that appointments to the Library Board, Halifax Housing Authority, Court House Commission, Abbie J. Lane Hospital Board of Management, Halifax Civic Hospital Board of Management be deferred to January 8, 1974. Motion passed unanimously.

10:55 p.m. Council adjourned.

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MAYOR EDMUND L. MORRIS
CHAIRMAN

R. H. STODDARD
CITY CLERK