

Council,
November 27, 1975

QUESTIONS

Question Alderman Lawrence Re: "No Exit" Sign at Wren
Street and Forest Hill Drive

Alderman Lawrence referred to a "No Exit" sign which was removed from the corner of Wren Street and Forest Hill Drive which has not been replaced. He stated that the street ends in a private driveway and asked when action would be taken on this matter.

Mr. Calda advised that the sign would be installed shortly.

Question Alderman Lawrence Re: Blasting at the Corner of
Lacewood Drive and Gateway Road

Alderman Lawrence requested that a report be submitted to the next meeting of Committee of the Whole Council re the size of the charges that were allowed to be used at the corner of Lacewood Drive and Gateway Road, to whom the blasting permit was issued, whether or not it was staff's equipment that monitored the blasts, and who monitors such blasts.

The City Manager advised that a report would be submitted.

Question Alderman Lawrence Re: Fairview Overpass

Alderman Lawrence stated he was disturbed about the time frame of a report to be submitted to Council re the Fairview Overpass in the summer of 1976, and asked if staff have the authority to make temporary improvements to the Fairview Overpass without input from the Department of Highways.

His Worship advised that the Department of Highways built the structure and must now concur in any modifications and, further, it is prudent for Council to try to get their involvement.

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Question Alderman Meagher Re: Delivery of Pension Cheques
During Postal Strike

Alderman Meagher asked if the Trust Company might make arrangements to deliver pension cheques to those pensioners who are not capable of picking up their cheques at the Trust Company office.

The City Manager advised that some action would be taken in this regard.

Question Alderman Hanson Re: Poles in Sidewalks at the
Armdale Rotary

Alderman Hanson asked if the poles that are presently in the sidewalks at the Armdale Rotary are going to be moved back.

Mr. Calda stated that the said poles are to be moved.

Question Alderman Hanson Re: 9½ St. Margaret's Bay Road

Alderman Hanson referred to a small ditch area at 9½ St. Margaret's Bay Road and asked that the area be filled in before the snow starts as it presents a problem to motorists during storms, slippery streets, etc.

Question Alderman Hanson Re: Margaret Road - No Left Turn

Alderman Hanson referred to an information report dated November 21, 1975, re the above subject and asked that before any consideration is given to removing the restriction, an evaluation of the traffic patterns in that area be made.

Alderman Walker stated that when he raised this matter his concern was mainly for taxi users.

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Question Alderman Stanbury Re: Sewer Development Charge

Alderman Stanbury asked if it was a fact that there is a sewer development charge for a person building a garage behind his home and, if so, why.

The City Solicitor advised that in accordance with Ordinance Number 153 there is a sewer development charge on all new construction at the rate of thirty cents per square foot of floor space.

Mr. Calda advised that by adding another roof or another hard surface from which water is collected into the sewer puts additional strain on a sewer and thereby requires additional capacity and additional money to construct or maintain.

Question Alderman Sullivan Re: Ordinance Nos. 137 and 141

Alderman Sullivan referred to Ordinance No. 137 respecting The Deferred Payment of Taxes and Ordinance No. 141 respecting Tax Exemption for Widows & Senior Citizens, and suggested that the thirty-five hundred dollar requirement be increased. He asked that staff report on the Ordinances outlining how much it would cost the City if the requirement was brought into line with the poverty level established by the Senate Committee in 1971, as well as any other implications that might be particularly relevant.

He further requested that staff advise how many applications have been received in relation to these Ordinances.

His Worship advised that the matter raised would be considered.

Question Alderman Sullivan Re: Truck Traffic on Kaye Street

Alderman Sullivan stated that trucks are using Kaye Street and asked if the Police Department would investigate the matter and enforce the truck routes as set out in Ordinance No. 155.

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Question Alderman Connolly Re: Report from Recreation
Department re Monies from Boxing Matches

Alderman Connolly asked the status of a requested report re monies received from boxing matches held at the Halifax Forum.

The City Manager advised that the said report is currently on her desk for signature.

Question Alderman Shannon Re: Application for Monies from
C.M.H.C. for Research Work

Alderman Shannon stated that in January the City applied to C.M.H.C. for monies to do research work into the techniques of producing municipal revenues and expenditures associated with development projects and alternative development schemes and asked if the monies were approved and the work completed.

The City Manager stated that she would issue a report in this regard.

Question Alderman Shannon Re: Pacey Report on Cost Benefit
Analysis re Projects

Alderman Shannon stated that sometime ago Mr. and Mrs. Pacey submitted a report on cost benefit analysis re different projects to the City and asked if staff have ever evaluated the Pacey report and, if not, could this evaluation be done and a report be submitted.

ADDED ITEMS

New Armdale Community Centre

A staff report dated November 24, 1975, was submitted.

Alderman Walker referred to the item pertaining to five crash doors at a cost of \$5,000. and questioned the necessity of such expenditure. Mr. Churchill, Development Dept. advised that the five crash doors are recommended by the Fire Prevention Department.

MOVED by Alderman Hanson, seconded by Alderman Moore that funds in the amount of \$15,000.00 be transferred from account number 007-189-NB002 to Account Number 053-063-1A168, City Property Miscellaneous Account - Special Items, to cover operation, maintenance, and building alterations to Decmber 31, 1975, subject to further consideration being given to the cost of the five crash doors. Motion passed.

Tenders 75-184 to 75-190 inclusive - Surplus Equipment

A staff report dated November 22, 1975, was submitted.

MOVED by Alderman Connolly, seconded by Alderman Shannon, that authority be granted to sell the following vehicles to the highest bidder as follows:

Tender No. 75-184 - 1970 Dodge Dump Truck EV124

Bill's Auto Salvage \$1,163.00

Tender No. 75-185 - 1970 Dodge Dump Truck EV126

Lewis Auto Sales Ltd. \$1,141.00

Tender No. 75-186 - 1970 Dodge Dump Truck EV127

Howard Andrews \$1,250.00

Tender No. 75-187 - 1970 Dodge Dump Truck EV128

Lewis Auto Sales Ltd. \$1,542.00

Tender No. 75-188 - 1970 Dodge Dump Truck EV129

Lewis Auto Sales Ltd. \$1,005.00

Tender No. 75-189 - 1970 Ford Dump Truck EV132

Lewis Auto Sales Ltd. \$1,751.00

Tender No. 75-190 - 1972 Fargo ½ Ton Pick Up

Lewis Auto Sales Ltd. \$1,138.00

Alderman Lawrence noted the low mileage on the vehicles and asked if this would indicate that all of the vehicles were not needed and perhaps should be leased as required.

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Mr. Calda advised that a certain number of trucks are being leased during the year in peak periods to supplement the City's basic fleet. He stated that the trucks presently under consideration are five years old and the mileage covered by these trucks is within the City and such trucks do not travel long distances.

Mr. Calda advised that a report will be submitted re the cost of purchasing such equipment versus the cost of leasing. Alderman Lawrence asked that the report also advise whether the vehicles presently under consideration were rustproofed.

The motion was put and passed.

Commercial Developments (Maritimes) Limited, Toronto Dominion Bank, Barrington Street at George Street - Lot Consolidation

A staff report dated November 25, 1975, was submitted.

MOVED by Alderman Connolly, seconded by Alderman Lawrence, that the plan entitled "Plan showing Block "A" consolidation of lands conveyed to T.D. Building Limited, Barrington Street and George Street, Halifax" dated November 12, 1975, and prepared by Servant, Dunbrack, McKenzie & MacDonald Ltd., Land Surveyors, bearing City Plan No. P200/7239, be approved by City Council. Motion passed.

Appointment - Director of Planning

A staff report dated November 20, 1975, was submitted.

MOVED by Alderman Walker, seconded by Alderman Sullivan, that Mr. Richard Matthews be appointed Director of Planning for the City of Halifax, effective immediately. Motion passed.

Rezoning - 538 Bedford Highway

An information report dated November 24, 1975, was considered.

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MOVED by Alderman Moore, seconded by Alderman Stanbury, that this matter be referred to the next meeting of Committee of the Whole Council and that staff submit a report on what the City's position is in respect to this matter and invite the owner of the property, or the solicitor, to attend. Motion passed.

Meeting adjourned - 11:00 p.m.

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MAYOR EDMUND MORRIS
CHAIRMAN

R. H. STODDARD
CITY CLERK

CITY COUNCIL
MINUTES

Council Chamber
City Hall
Halifax, N. S.
December 11, 1975
8:05 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; Deputy Mayor Connolly, Aldermen Shannon, Downey, Meagher, Sullivan, Stanbury, Walker, Hanson, Moore and Lawrence.

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

LONG SERVICE AWARD - CONSTABLE LEE V. HATFIELD

His Worship presented to Constable Lee V. Hatfield a scroll in recognition of his thirty-four years' service with the City of Halifax and, in so doing, reviewed his employment history with the Police Department and expressed, on behalf of City Council, the City's appreciation and best wishes on his retirement.

LONG SERVICE AWARD - CAPTAIN JOHN P. JOSEPH

His Worship presented to Captain John P. Joseph a scroll in recognition of his thirty-two years' service with the Fire Department of the City of Halifax. His Worship noted Captain Joseph's musical contribution as a member of the Fire Department Minstrels and expressed, on behalf of City Council, their appreciation and best wishes.

MINUTES

Minutes of City Council meeting held on November 27, 1975, were approved on Motion of Deputy Mayor Connolly, seconded by Alderman Sullivan.

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APPROVAL OF ORDER OF BUSINESS, ADDITIONS & DELETIONS

At the request of the City Clerk, Council agreed
to add:

- 11(f) - Dilapidated Building - Civic No. 25 Clovis Ave.
- 20(a) - Durham Leaseholds, Phase I - Bank of Commerce
- 20(b) - Lot Consolidations (Alderman Downey)

TELEGRAM - UNION OF NOVA SCOTIA MUNICIPALITIES - ASSESSMENT
ACT - PROVINCE OF NOVA SCOTIA

His Worship circulated to members of City Council copies of a telegram received this date from the Union of Nova Scotia Municipalities, addressed to the City Clerk, re details of Provincial assumption of responsibility for the assessment function and changes in the legislation to be proposed to the Law Amendments Committee on December 12, 1975.

PETITIONS & DELEGATIONS

Petition Re: Excessive Noise & Speeding - Dutch Village
Road between Mumford Road and Armdale Rotary

A petition dated December 1, 1975, re the above subject, was received, copies of which were circulated to members of Council.

Alderman Moore stated that he has had numerous complaints from residents of Dutch Village Road re the noise and traffic problems and he has been working with the Deputy Chief of Police to solve the problems. He advised that the Police Department has increased surveillance in this area and are endeavouring to resolve the matter.

MOVED by Alderman Moore, seconded by Alderman
Lawrence, that the petition be referred to staff for a
report. Motion passed.

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REPORT - FINANCE & EXECUTIVE COMMITTEE

Council considered the report of the Finance and Executive Committee from its meeting held on December 3, 1975, as follows:

Expropriation of Lands Parcels 181A and 182A, Hammonds Plains, Halifax County N.S. - Public Service Commission

MOVED by Deputy Mayor Connolly, seconded by Alderman Walker, that the City Clerk be authorized to execute a Certificate of Approval indicating the consent of the City Council to the expropriation of these lands by the Public Service Commission for the development of the Pockwock Water Supply System. Motion passed.

General Borrowing Resolution - \$5,000,000

MOVED by Deputy Mayor Connolly, seconded by Alderman Shannon, that City Council authorize His Worship the Mayor and the City Clerk to sign a General Account Borrowing Resolution covering the period January 1 - June 30, 1976 in the amount of \$5,000,000. Motion passed.

Request for Additional Funds and Approval of Expenditures - Visitors and Convention Bureau

MOVED by Alderman Lawrence, seconded by Alderman Stanbury, that:

- (1) Under Section 316C of the City Charter, a sum of \$8,500 be authorized as a supplementary appropriation to the Halifax Visitors and Convention Bureau to cover expenditures in excess to the annual appropriation of 1975. The additional sum to be allocated to the various sections of the budget as deemed necessary by the City Manager;
- (2) Expenditures in excess of \$1,000 as detailed in the staff report dated November 25, 1975, both paid and pending payment, be approved.

Motion passed.

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Tender - Asphaltic Material

MOVED by Deputy Mayor Connolly, seconded by Alderman Meagher, that a contract be awarded to the lowest bidder meeting specifications as follows:

RS-1			
Drums-FOB City Field/Jobsite	.586/gal	Flintkote Co. of Can.	
FOB Plant	.573/gal	Flintkote Co. of Can.	
Tank Wagon - FOB City Field/Jobsite	.439/gal	Flintkote Co. of Can.	
FOB Plant	.426/gal	Flintkote Co. of Can.	
RS-2K			
Tank Wagon - FOB City Field/Jobsite	.462/gal	Flintkote Co. of Can.	
FOB Plant	.449/gal	Flintkote Co. of Can.	
SS-KH			
Tank Wagon - FOB City Field/Jobsite	.517/gal	Flintkote Co. of Can.	
FOB Plant	.504/gal	Flintkote Co. of Can.	
Special Primer			
Tank Wagon - FOB City Field/Jobsite	N/Q		
FOB Plant	.351/gal	Imperial Oil	

Motion passed.

Tender - Bedford Highway Interceptor Sanitary Sewer

A staff report dated December 5, 1975, was submitted.

MOVED by Deputy Mayor Connolly, seconded by Alderman Lawrence, that:

1. Tender 75-172, Bedford Highway Interceptor Sanitary Sewer, be awarded to Robert McAlpine Ltd. on the basis of tendered unit prices.

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2. Extra funds of 1.9 million dollars be approved for the Bedford Highway Interceptor Sanitary Sewer under capital account no. DAP43.
3. His Worship the Mayor and the City Clerk be authorized to sign the loan agreement with Central Mortgage and Housing Corporation on behalf of the City of Halifax for the Bedford Highway Interceptor Sanitary Sewer.

Motion passed.

Additional Funds for Capital Budget Project - 808CEA53
(Rainnie Drive at Gottingen St. - Corner Cutback) \$8,000.

MOVED by Alderman Downey, seconded by Alderman Meagher, that the required over-expenditure of \$8,000. be obtained from the cancelled project 808-CEA64 (Connaught Avenue - Cork Street boulevard closure) where surplus funds are available. Motion passed.

Request for Funds - Volunteer Bureau/Help Line

MOVED by Alderman Meagher, seconded by Alderman Downey, that City Council go on record as supporting the efforts of the Volunteer Bureau/Help Line and will very zealously look at their problems and try to fund the request to the level required for 1976, dependent upon the participation of the 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 3, 1975, as follows:

Encroaching Hot Water Line Under Lower Water Street

MOVED by Alderman Sullivan, seconded by Deputy Mayor Connolly, that the application to lay an encroaching hot water line under Lower Water Street be approved. Motion passed.

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Official Street Lines, Lady Hammond Road and Robie Street
(North End Fire Station) - DATE FOR HEARING

MOVED by Alderman Sullivan, seconded by Alderman Stanbury, that Council set a date for a public hearing to discuss official street lines for:

- (1) the south side of Lady Hammond Road between Duffus Street/Agricola Street and Robie Street; and
- (2) the north side of Robie Street at its intersection with Duffus Street

as shown on Official Plan 5-F.

Motion passed.

The City Clerk advised that the said public hearing would be held on Wednesday, February 4, 1976, at 8:00 p.m.

Street Acceptance - Belmont on the Arm

The City Manager advised that an acceptable deed had been received by the City Solicitor.

MOVED by Deputy Mayor Connolly, seconded by Alderman Stanbury, that City Council formally accept Belmont on the Arm as part of the official street system. Motion passed.

Tender - Earth Retaining Structures

MOVED by Alderman Lawrence, seconded by Alderman Sullivan, that City Council authorize staff to execute a contract with the contractors as follows:

- 1 (a) Foundation Maritime Ltd. - for Alternative "A",
locations #2, #4 and #8
in the amount of
\$91,568.20

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- (b) Edmonds Bros. Ent. Ltd. - for Alternative "A", locations #3, #5, #6 and #9, in the amount of \$23,821.75.
 - (c) G. W. Mills Ltd. - for Alternative "A", locations #1, #7, #10, and Alternative "D", Grand Parade, in the amount of \$95,326.00. The expenditure for the Grand Parade repairs to be financed by the Current Budget and authority to be granted under Section 316"C" of the City Charter for a project expenditure of \$44,547.60.
 - (d) G. W. Mills Ltd. - for Alternative "C" Strawberry Hill in the amount of \$15,935.00 subject to satisfactory cost sharing with A & W Drive-Ins.
2. that City Council approve a total project cost of \$252,858.54 for the twelve (12) locations;
 3. that City Council approve the transfer of \$29,806.60 to Account CGA08 from Account CGA09 with a surplus of \$117,984.00.

Motion passed.

Relocation - Kearney Lake Beach

A staff report dated December 8, 1975, was submitted.

Mr. N. Murray, Recreation Department, with the aid of a sketch, indicated the location of the proposed beach and stated that the Department of Highways and the Public Service Commission have agreed to participate in the costs of same.

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MOVED by Alderman Lawrence, seconded by Alderman Stanbury, that all Departments involved -- Engineering and Works, Real Estate, Development and Recreation be authorized to proceed immediately with negotiations etc. to effect the relocation and report back to City Council as soon as possible. Motion passed.

Civic No. 25 Clovis Avenue - Dilapidated Building

A private and confidential report dated December 11, 1975, was submitted by the City Solicitor.

MOVED by Deputy Mayor Connolly, seconded by Alderman Walker, that the owner, or agent for the owner, of Civic No. 25 Clovis Avenue, be invited to appear at the next meeting of Committee of the Whole Council so that City Council may ascertain from him what is to happen to the property and proceed further. Motion passed.

REPORT - SAFETY COMMITTEE

Council considered the report of the Safety Committee from its meeting held on December 3, 1975, as follows:

Petition for Additional Control Measures - Willett Street and Main Avenue

MOVED by Alderman Lawrence, seconded by Alderman Moore, that the petition be tabled and the petitioning group be notified of remedial action which has been approved for implementation at this intersection. Motion passed.

Truck Route - Oxford Street

MOVED by Alderman Shannon, seconded by Deputy Mayor Connolly that, because the removal of Oxford Street between Coburg Road and Quinpool Road as a designated daylight truck route would not legally prevent truck traffic from utilizing Oxford Street or other nearby residential

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streets, if such trucks were destined within the City's southwest end, this section of Oxford Street remain a designated daylight (i.e. 7 a.m. - 9 p.m.) truck route. Motion passed.

Alderman Shannon wished to be recorded as having moved the above motion with reluctance in view of the lack of flexibility the City has within the legislation.

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REPORT - CITY PLANNING COMMITTEE

Council considered the report of the City Planning Committee from its meeting held on December 3, 1975, as follows:

Zoning - Ashburn Golf Course - DATE FOR HEARING

MOVED by Alderman Moore, seconded by Deputy Mayor Connolly that, as recommended by the City Planning Committee, a date be set for a public hearing to consider the zoning of the Halifax Golf and Country Club (Ashburn) property located on Dutch Village Road at the Bicentennial Highway to P, Park and Institutional Zone as shown on Plan No. P200/7241 of Case No. 3260.

The City Clerk advised that the date has been scheduled for February 4, 1976 at 8:00 P. M.

Motion passed.

Final Approval of Lots A-1 to A-6 - Bayview Road at
Bedford Highway

Following a questioning of staff, it was MOVED by Alderman Moore, seconded by Alderman Connolly that, as recommended by the City Planning Committee, City Council grant final approval of the subdivision of Block A, Bayview Road into Lots A-1 to A-6 inclusive, as shown on Plan No. P200/7211 of Case No. 3251. Motion passed.

Maplewood Estates Limited

The above noted item was forwarded to City Council without recommendation.

MOVED by Deputy Mayor Connolly, seconded by Alderman Lawrence that the subdivision of Maplewood Estates be approved as Lots 1-B to 5-B so that 1-B includes 1-C & 1-D, 2-B includes 2-C & 2-D, 3-B includes 3-C & 3-D, 4-B includes 4-C & 4-D, and 5-B includes 5-C and the creation of Lots M-1, M-2, and M-3, and that a development agreement be entered into between the City and the developer with respect to the lands known as "Maplewood" providing for the construction of five single family residences on five lots only along a private roadway as shown on Plan No. P200/7248 of Case No. 3152; and that the development agreement contain the necessary provisions acceptable to the City Solicitor pertaining to the ownership of the private roadway and the installation and maintenance of services, betterments, and improvements.

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Alderman Meagher said he was concerned with property of Lindwood Holdings which will become landlocked as a result of the approval and questioned whether access can be cut off a property which has existed for a number of years.

The City Solicitor indicated he could not answer the question at this time saying it would depend on the facts and situation existing.

Staff was then questioned by members of Council with respect to the application.

MOVED by Alderman Meagher, seconded by Alderman Hanson that representatives of Lindwood Holdings and Maplewood Estates be permitted to address Council.

Motion passed with Aldermen Moore & Lawrence against.

His Worship noted there was already a Motion on the Floor but as Chairman, ruled that the representatives should be permitted to address Council.

Mr. Matthews, representing Lindwood Holdings Ltd., addressed Council and referred to his comments of last Wednesday at the Committee of the Whole Council meeting. Mr. Matthews said his clients only became aware of the proposal in question on the day before the Committee meeting saying their concern is that the property of Lindwood Holdings will not have any access if the application is approved. Mr. Matthews referred to the amount of taxes being paid by his clients and suggested that without access, the property would be worth just a fraction of the present assessment.

Mr. Matthews also outlined the difficulties of obtaining access to the property from Marlborough Woods as was previously suggested, and said his clients have no intention of having the road extend from Marlborough Woods through to the Maplewood Site. He further advised that it is his understanding there is no intention to subdivide the lands of Lindwood Holdings and that his clients would be prepared to share in the costs of the roadway.

Mr. Matthews advised of a meeting with a representative of Maplewood Estates relating to the extension of the road proposed but suggested that no satisfactory solution was reached.

Mr. Matthews was then questioned by members of City Council on the matter.

Mr. Frank Medjuck representing Maplewood Estates Limited, addressed Council saying he had not planned to speak this evening but noted a great deal of work has been done with respect to the planning of the five lots and said to defer at this time, would present a hardship to those involved. Mr. Medjuck suggested that if the application is approved, Lindwood Holdings would be in no different position than they have been for the past thirty years as no right-of-way existed previously.

Mr. Medjuck said that in discussions with Mr. Matthews, he indicated he would use his best efforts to cooperate to obtain any right-of-way Lindwood Holdings desires from the various people involved in Maplewood. He said there are many things which his group will want to make sure Lindwood Holdings participate in various costs.

A questioning then ensued of the representatives of the two companies as well as of City staff following which the Motion was put and passed with Alderman Shannon against.

Rezoning - 538 Bedford Highway

The above noted item was forwarded to City Council without recommendation.

Mr. Bob Covert, representing the owners, addressed Council saying that at the Committee meeting, he was directed to ask his client to be present at tonight's meeting. Mr. Covert advised that his client is in Toronto on business and was unable to attend. For the information of Council, Mr. Covert advised that to the best of his knowledge, no attempts have been made to enter into a purchase and sale agreement since concern was expressed by Council.

MOVED by Alderman Lawrence, seconded by Alderman Sullivan that a date be set for a public hearing to consider the rezoning of 538 Bedford Highway from C-1 to R-1.

Alderman Meagher suggested that Council should be informed of the real intentions of the owner before action is taken to zone the property saying he would like to have a legal opinion as to where Council stands on the matter.

Alderman Meagher said he would like to see a report from the City Manager or City Solicitor on the ramifications of proceeding now to rezone the property back to its original zone.

Alderman Moore said Council should also keep in mind that at the time of the original rezoning, the applicant agreed to the zoning of certain portions of his land in accordance with the wishes of the City, one being a buffer zone and a park area.

Further discussion ensued and Alderman Lawrence, with the agreement of the Seconder, withdrew his Motion.

Council then agreed the item go forward to the next meeting of the Committee of the Whole Council and that Mr. Covert be requested to ask his client to be present failing which, Mr. Covert approach the meeting with instructions from his client.

Application for Lot Consolidation - Herring Cove Road -
Lands of Canadian Tire Corporation

The above noted item was forwarded to tonight's meeting without recommendation.

Mr. C. L. Dodge of the Development Department, addressed Council and advised that, in accordance with instructions of the City Planning Committee, a meeting was arranged between staff and representatives of Canadian Tire Corporation.

Mr. Dodge said that when the meeting concluded, both parties were still of two minds but advised it was agreed that he would have a meeting with members of staff on the item again. Mr. Dodge said that such a meeting was held and it was unanimously agreed that the recommendation contained in the staff report of October 2, 1975, should stand.

With the consent of Council, Mr. Ted Wickwire representing Canadian Tire Corporation, addressed Council and in an attempt to show that sufficient room exists between the proposed service bays and the Herring Cove Road for the movement of vehicles, he displayed a plan prepared by engineers of Canadian Tire Corp.

Mr. Wickwire also referred to a Supreme Court ruling the effect of which was that every personal property owner abutting a private highway has access to the highway. Mr. Wickwire requested that Council deal with the matter so that his clients may have use of their property.

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Discussion and questioning of staff ensued and it was MOVED by Alderman Walker, seconded by Alderman Moore that:

- (a) City Council grant final approval to lot consolidation, lands of Canadian Tire Corporation, Herring Cove Road, to form Block Z and Portion A as shown on Plan No. P200/7195 of Case 3234;
- (b) The City negotiate the acquisition of Portion A for future Street Widening purposes;
- (c) Reasonable access be provided to the Herring Cove Road at one location with details to be worked out between City staff and Canadian Tire Corporation; and
- (d) City staff be asked to advise Council on the desirability of intersection signal lights at the Herring Cove Road and Clovis Avenue.

Motion passed.

MISCELLANEOUS BUSINESS

Report - Election Procedures Committee Re: Election Act Changes

A report dated December 10, 1975, was submitted from the Election Procedure Committee.

MOVED by Alderman Moore, seconded by Deputy Mayor Connolly that the report of the Election Procedures Committee be forwarded to the City Solicitor for the drafting of necessary legislative changes to the City Charter to give effect to the Committee's report.

Alderman Moore extended a vote of thanks to the various City Departments and citizens that contributed to the report of the Committee.

The Motion was put and passed.

Installation of Wiring for Extension of the Fire Alarm System

A staff report dated December 2, 1975, was submitted relating to the above noted matter.

Council
December 11, 1975

Deputy Mayor Connolly said he had no problems with approving the recommendation of staff but questioned what the prospects of recovery are if the system is to be extended. Deputy Mayor Connolly questioned whether there will be a sufficient number of businesses using the service to pay the capital costs.

The Director of Engineering & Works advised he would present a report to Council reviewing the City's past years experience and where things stand with respect to revenue.

It was then MOVED by Deputy Mayor Connolly, seconded by Alderman Stanbury that authority be granted to award a contract for installation of wiring to the lowest bidder, Michael McLean Ltd., for Installation of wiring for the extension of the Fire Alarm System at a firm price of \$130.00 per 1000 feet and approximate total cost of \$11,000.00.

Motion passed.

Tender - Banking Services

A Confidential staff report dated December 5, 1975, was submitted.

MOVED by Deputy Mayor Connolly, seconded by Alderman Walker that the tender submitted by the Bank of Montreal in the amount of \$5,000.00 fees, be accepted for banking services to commence March 1, 1976, for a period of 3 years, such arrangements to be reviewed annually thereafter.

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

Street Closure - Dunbrack Street between Main Avenue and Adelaide Avenue - DATE FOR HEARING

A staff report dated December 8, 1975 was submitted.

MOVED by Alderman Lawrence, seconded by Alderman Meagher that a date be set for a public hearing to consider the closure of Dunbrack Street between Main Avenue and Adelaide Avenue.

The City Clerk advised that the public hearing has been scheduled for January 21, 1976 at 8:00 P. M.

The Motion was put and passed.

Council
December 11, 1975

Tender 75-181 - Addition of Air Conditioning of Halifax
Police Department Headquarters

A staff report dated December 4, 1975, was submitted.

MOVED by Alderman Walker, seconded by Alderman Lawrence that a contract be awarded to W. A. Chaddock & Co. Ltd., 2456 Agricola Street, Halifax, N. S., for the addition of air conditioning to Halifax Police Department Headquarters for the contract price of \$128,795.47.

Motion passed.

QUESTIONS

Question - Alderman Lawrence Re: Flooding on Glenforest
Drive and abutting Streets

Alderman Lawrence referred to the recent heavy rains and said he has received a number of calls with respect damage to property resulting from flooding. Alderman Lawrence asked if staff could give consideration to the size of storm sewers in the areas where flooding has taken place and report to Council as to what remedies could be taken.

Questions - Deputy Mayor Connolly

1. Deputy Mayor Connolly said he has noticed slippery conditions existing around senior citizen buildings during recent freezing periods with the result that many of the senior citizens are having difficulty. The Deputy Mayor asked if staff could ensure the sidewalks are salted or sanded.

2. Deputy Mayor Connolly noted that the Power Corporation is presently installing new power poles at various locations and asked if a policy could be considered for the downtown area for the installation of concrete poles rather than the wooden ones now being used. Deputy Mayor Connolly felt this would help to beautify the City and asked if staff could prepare a report on the costs.

3. Deputy Mayor Connolly asked if the City Solicitor could take under advisement the formation of a resolution to be circulated to all municipalities in Canada relating to a municipal tax write-off for income tax purposes for all people in owner occupied dwellings. The Deputy Mayor suggested this is the only type of real estate that does not enjoy a tax write-off.

4. Deputy Mayor Connolly referred to an Information Report received by members of Council relating to the Extension of the Halifax-Dartmouth Ferry Service, and noted that harbour ferry services are not being treated as a priority item. The Deputy Mayor asked if City Council representatives on MAPC could again bring the matter before MAPC in an attempt to make it a priority item.

His Worship said it is his understanding that the item is to be included in the Regional Transportation Study but said the question raised will be taken up by MAPC members.

Questions - Alderman Shannon

1. Alderman Shannon asked if a report could be presented to Council on the recent visit to St. Catherines and what the feelings are with respect to the shredding operation which was observed.
2. Alderman Shannon referred to the N.I.P. and R.A.P. reports and asked if a further breakdown could be received with respect to the number of applications made by landlords and the percentage of applications this represents.
3. Alderman Shannon said she was contacted by a person attempting to obtain the General Urban System waterfront report and the Interim Land Use Study report without much success. Alderman Shannon questioned whether these are available.

The City Manager advised that she did not think the Interim Land Use Study report is available as it has not been presented in its final form as yet. With respect to the General Urban Systems report, the City Manager said there are a very limited number of copies.

Alderman Lawrence leaves the meeting.

Question - Alderman Meagher Re: Pensions

Alderman Meagher said that a number of months ago he asked for a report on increases in pensions for those presently retired for a certain number of years saying that such a report has not been received as yet.

His Worship advised that a meeting of the Retirement Committee is to be held next week and expressed the hope that a report would issue shortly.

Questions - Alderman Downey

1. Alderman Downey noted that construction is taking place at Cogswell and Gottingen Streets saying a median has been placed at this location which may cause problems for vehicles making a left turn approaching the intersection from the west on Cogswell Street.

The Director of Engineering & Works said he was not aware of any such problems but said he would check into the matter.

2. Alderman Downey questioned how the installation of overhead lighting for crosswalks throughout the City is proceeding.

The Director of Engineering & Works advised that all the material as approved by Council has been ordered and the installation is awaiting action by the Power Commission. Mr. Calda advised that the installation would commence in January of 1976.

His Worship asked that the Power Commission be advised that the question was raised at a meeting of Council.

Questions - Alderman Walker

1. Alderman Walker referred to the matter of Bon Fires and the burning of refuse saying that Council was to receive a report from the City Solicitor on this matter and questioned when this could be received.

2. Alderman Walker referred to an overhang existing on a building located at Cogswell and Bauer Streets. Alderman Walker said he is of the understanding that no permit was granted and asked that the matter be checked into.

3. Alderman Walker asked if some consideration could be given to improving the street lighting on the Street leading to the Cowie Hill Village.

4. Alderman Walker at this time, presented a petition from a number of residents on Sussex Street relating to the lack of rain gutters or storm drains between 13½ and 51 Sussex Street.

Question - Alderman Stanbury Re: Sewer Line Problems

Alderman Stanbury asked if information could be presented with respect to the possibility of some arrangement being made for the senior citizens living on Bayers Road who are experiencing sewer problems between their homes and the Road. Alderman Stanbury suggested the problems are being created by the great amount of traffic on the Street saying the senior citizens are not able to pay the entire costs of repair as they are now required to do.

NOTICE OF MOTION

Notice of Motion - Alderman Meagher 'Re: Amendment to
Ordinance #128

Alderman Meagher gave notice that at the next regular meeting of City Council to be held on Tuesday, December 22, 1975, he proposes to introduce an amendment to Ordinance Number 128, respecting Exemption from Real Property Tax on Property used for Certain Purposes.

Alderman Meagher advised that the purpose of the amendment was for the addition of the following properties:

- Sisters of the Good Shepherd - 6010 Cedar Street
1740-1742 Robie Street
- Roman Catholic Episcopal Corporation (Home of the Guardian Angel) - 6345 Coburg Road

ADDED ITEMS

Durham Leasehold, Phase I - Bank of Commerce Tower

A staff report dated December 8, 1975, was submitted relating to the above noted matter.

Mr. Chris Pelham of the Development Department, addressed Council and outlined the staff report.

A lengthy questioning of City staff and representatives of Durham Leaseholds ensued as well as a discussion of the item.

It was MOVED by Deputy Mayor Connolly, seconded by Alderman Stanbury that:

1. City Council approve the amending agreement as attached to the staff report of December 8, 1975, subject to the concurrence of the City Solicitor and that the Mayor and City Clerk be authorized to execute the said agreement on behalf of the City; and
2. City Council approve the cost-sharing arrangements as set out in the staff report of December 8, 1975, in respect of Phase I, the Canadian Imperial Bank of Commerce Tower, and that staff be requested to issue a building permit for the said development, subject to any technical deficiencies contained in the plans.

The Motion was put and passed.

Lot Consolidations (Alderman Downey)

The above noted item was added to the agenda at the request of Alderman Downey.

Alderman Downey referred to the Maritime Tel & Tel building which is almost completed and questioned why it is that an application for lot consolidation is only now being received.

Mr. Dodge of the Development Department, advised that at the time the application was received for the present building, there was no necessity for lot consolidation as this was before the subdivision regulations were introduced. Mr. Dodge said the owners had the right to construct the building on the land.

Mr. Dodge said the building only covers a portion of the land and suggested it is the owners intention to subdivide the land and sell a portion to an adjoining owner. Mr. Dodge further advised that an item will be on the agenda of the next regular meeting of the Committee of the Whole Council relating to the matter.

Alderman Downey also referred to construction on the Bluenose Furniture Lot, and Mr. Dodge said the owners did apply for a lot consolidation at a very late stage. He said staff have reviewed the plans and have found they are in error saying the owners have been notified in writing.

Alderman Downey also referred to construction at North and Agricola Streets and Mr. Dodge said he was not familiar with this particular case.

12 Midnight - Meeting adjourned.

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MAYOR EDMUND L. MORRIS
CHAIRMAN

R. H. STODDARD
CITY CLERK

CITY COUNCIL
SPECIAL MEETING - PROPOSED CAPITAL EXPENDITURES
MINUTES

Council Chamber
City Hall
Halifax, N. S.
December 18, 1975.
2:15 p.m.

A Special Meeting of City Council was held on the above date to consider Proposed Capital Expenditures for the years 1976 - 1980.

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

Also Present: City Manager, Acting City Clerk, Director of Finance, Director of Engineering and Works and other staff members.

His Worship introduced the subject and suggested to Council members that in order to make additions to the proposals, it must be borne in mind that to do so would probably mean deleting others, in order to maintain a balance.

The City Manager briefly explained the format of the Proposed Capital Budget 1976-80 Book which had been circulated to those present, remarking that due to inflation, higher debt repaying costs and the need to make special provision for projects in order to take advantage of available Federal and Provincial funding, there was less money available for projects previously scheduled for implementation in 1976 and 1977.

His Worship asked the Director of Finance to make contact with the Canadian Federation of Mayors or the Department of Municipal Affairs in order to obtain debt service ratios from other Municipalities.

2:35 p.m. Council adjourned and reconvened as Committee of the Whole Council with the same members present.

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December 18, 1975.

HEADLINES

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MAYOR EDMUND L. MORRIS,
CHAIRMAN.

G. BLENNERHASSETT
ACTING CITY CLERK.

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SPECIAL MEETING
COMMITTEE OF THE WHOLE COUNCIL
PROPOSED CAPITAL EXPENDITURES
M I N U T E S.

Council Chamber
City Hall
Halifax, N. S.
December 18, 1975.
2:35 P.M.

A Special Meeting of the Committee of the Whole Council was held on the above date to consider the Proposed Capital Expenditures 1976 - 180.

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

Also Present: City Manager, Acting City Clerk, Director of Finance, Director of Engineering and Works and other staff members.

Recreation Services, Pages 98 - 107.

Mr. Grout, Chairman of the Halifax Recreation Committee spoke on the proposed Capital Budget 1976 - 5 year forecasts.

Mr. Grout requested that item FAA39 be reduced from \$75,000. to \$57,150. the resulting difference of \$21,800. being used to pave the area behind the Duc D'Anville School, and \$3,500. be spent on draining the soccer field. In reply to a question put by His Worship Mr. Grout agreed priority may have to be given to erecting barricades to prevent vehicles using the area.

MOVED by Alderman Connolly that this item be deferred and a report obtained from staff as to the cost of putting a multi-service pad at Duc D'Anville School and the inclusion of two tennis courts with the necessary fencing.

His Worship the Mayor asked the Halifax Recreation Committee to investigate the proposed options.

3:10 P.M. Alderman Meagher left the meeting.

Alderman Lawrence referred to FAA49 Grosvenor Wentworth funds of \$68,200 and asked if \$3000. could be diverted

to correcting the ball field at Bridgeview. The City Manager agreed to bring back a report giving an estimate to correct this situation.

Alderman Hanson asked if funds could be diverted from FAA59 to provide a ground hockey facility. The Director of Engineering said this would be difficult.

His Worship suggested the proposal for Kline Heights could be re-examined. Alderman Hanson said he felt that this facility is badly needed by the aged and children in the area, and asked that this be borne in mind.

Alderman Moore referred to FAA16, Major Stephen's School.

MOVED by Alderman Moore, seconded by Alderman Lawrence that \$17000. be transferred from FAA29 Westwood Playground to FAA16 Major Stephen's School, in the year 1976.

Deputy Mayor Connolly questioned the Director of Engineering regarding the erection of lights at the Wanderers' Grounds, and asked that, should the erection there prove too costly, the Commons be borne in mind as an alternative.

Alderman Sullivan asked if the \$8000. allocated for Bloomfield School could be brought forward due to the closure of the Forum playground.

Alderman Stanbury requested funding for a Design Study on providing a small park in her ward. His Worship said such funding comes from the Operating Budget, and this suggestion will be brought forward at the appropriate time.

Alderman Walker requested that Dalhousie University be approached regarding lands in the Purcells Cove area presently leased by them, and requested \$7000. be allocated for a Study of Rockingstone Park with a view to developing this as a trailer and tourist park. His Worship said this would be discussed when the Operating Budget is presented.

His Worship summarized the foregoing, stating that Council asks the Recreation Committee to report back with all speed on suggestions made regarding FAA39 and FAA49; the deletion of FAA29, and the addition of a new serial number to Major Stephens which would now read - Column # 1 \$17,000., Colum # 2 \$17,000., and Column #6 \$17,000. This was agreed to by Council.

His Worship thanked Mr. Cameron Grout for his services to the Recreation Committee, and informed those present

Committee
December 18, 1975.

of Mr. Grout's resignation.

School Board - pages 110 - 113.

Mr. E.J.Flinn and Mr. A.T.Conrad of the Board of School Commissioners were present.

The City Manager thanked the Board of School Commissioners, on behalf of the City, for their co-operation and assistance.

Mr. Flinn referred to JAH 10 Central Spryfield and asked that in 1976 the figure could be changed to \$75,000. and in 1977 to \$725,000.

JAH 11 Elizabeth Sutherland - Mr. Flinn requested that the figure for 1978 be made \$700,000. and \$700,000 go into 1979 instead of \$1,400,000 in 1978 as indicated and that \$25,000 be taken out of 1977 and placed in 1976.

JBC04 Add. Tower Road Annex - this should be changed to St. Mary's School.

Alderman Walker asked for a report on the cost of moving a partition at E. K. Butler School.

Mr. Flinn said he would report back regarding the enlargement of the Elizabeth Sutherland School.

It was MOVED by Alderman Lawrence seconded by Alderman Hanson that the proposed Estimates for Education be accepted.

His Worship summarized the proceedings stating that the nomenclature of JBC04 is changed to St.Mary's School, JAH 10 Central Spryfield should now read Column 6 - 1976 - \$75,000; Column 7 - 1977 - \$725,000. JAH 11 change 1.4 million dollars to columns 7 and 9 each containing \$70,000, and \$25,000 out of 1977 and put in 1976.

The Motion was put and passed.

Multi-Service Buildings, pages 12 - 13.

The Director of Social Services spoke to this matter.

December 18, 1975.

AFA01 Land Acquisition \$240,00. This was deferred pending a report giving more details.

AFA02 Mainland South Satellite Centres. The City Manager said it was hoped there would be cost sharing for this project.

Alderman Walker suggested land near the Lion's Rink in Spryfield may be a good location for AFA01.

5:05 His Worship the Mayor left the meeting.

5.06 Deputy Mayor Connolly proceeded to act as Chairman.

AFA02. This was deferred for a further report on breakdown.

AFA03. Alderman Sullivan asked for a report on the renovations at the North End Centres.

It was MOVED by Deputy Mayor Stanbury, seconded by Alderman Moore that the Capital Budget forecast be deferred for a report by the Social Services Department. Motion passed.

Transit - pages 96 and 97.

Mr. E. C. Harris, Chairman, Halifax Transit Corporation and Mr. T. McKim General Manager spoke to this matter. Mr. Harris said the \$4,000,000. estimated project cost was almost entirely for a terminal, with approximately \$85,000. for equipment, approximately 1 million dollars for land and \$25,000. for preliminary design work. Mr. Harris said that this facility is a necessity if the City is to go forward with a transportation policy, no matter what the outcome of the MAPC study and recommendations.

The Acting Chairman suggested that this be deferred to give the Halifax Transit Corporation an opportunity to contact the Traffic Management Board with a view to a joint approach to this matter.

5.50 P.M. Alderman Lawrence left the meeting.

Mr. Harris said the Transit Corporation will proceed in an orderly way to refine their studies and will come back to Council when the operating budget is being dealt with.

Committee
December 18, 1975.

A strategy for approaching other levels of Government would be developed. Mr. Harris also suggested that the \$4,000,000. be deleted from the budget.

It was agreed to delete the sum of \$4,000,000. projected under Column 11 from the estimates.

MOVED by Alderman Moore, seconded by Alderman Stanbury that the meeting adjourn.

5.55 P.M. The meeting adjourned.

HEADLINES

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Multi-Service Buildings P. 12-13.....P.3.
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EDMUND L. MORRIS.
CHAIRMAN.

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CITY COUNCIL
MINUTES

Council Chamber
City Hall
Halifax, N. S.
December 22, 1975
2:00 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; Deputy Mayor Connolly, and Aldermen Shannon, Downey, Meagher, Sullivan, Stanbury, Walker, Hanson, Moore, and Lawrence.

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

MINUTES

Minutes of City Council meeting held on December 11, 1975, were approved on Motion of Deputy Mayor Connolly, seconded by Alderman Lawrence.

APPROVAL OF ORDER OF BUSINESS, ADDITIONS AND DELETIONS

At the request of the City Clerk, Council agreed to add:

- 20(a) - Current Budget 1975 - Engineering & Works Department
- 20(b) - Amendment to Cowie Hill Agreement
- 20(c) - Appointment - City Assessor
- 20(d) - Non-Union Salaries - 1976

At the request of Alderman Stanbury, Council agreed to add:

- 20(e) - Staff Report - City Dump

At the request of Alderman Lawrence, Council agreed to add:

- 20(f) - Ward #10 Flooding.

The City Manager noted that Item Nos. 8(a) & (b) refer to decisions of the Development Officer and advised this should be the Building Inspector.

December 22, 1975

PUBLIC HEARINGS, HEARINGS, ETC.

Appeal Against the Decision of the Building Inspector not to
Issue a Building Permit - 8 McFatrige Road

A staff report dated December 19, 1975, was submitted.

Mr. B. Davidson of the Development Department, addressed Council and outlined the submitted report.

Mr. McIsaac addressed Council on behalf of the owner saying that plans for construction design of the building were submitted to the Inspection Department and a permit issued. He said that after construction started, a structural defect was noted saying it was necessary to remove certain portions of the building and reconstruct with different forms of material which resulted in a much safer condition.

Mr. McIsaac said that one of the changes was that a full basement was built resulting in additional space as well as additional cost to the applicant. Mr. McIsaac requested that Council grant approval for the two additional units which will result in the density exceeding the maximum by 1.75 persons per acre.

A short questioning ensued and it was MOVED by Alderman Meagher, seconded by Alderman Stanbury that the appeal against the decision of the Building Inspector not to issue a building permit for 8 McFatrige Road, be granted by City Council.

Motion passed.

Appeal Against the Decision of the Building Inspector not to
Issue a Building Permit - 5131 Morris Street

A staff report dated December 22, 1975, was submitted.

Mr. B. Davidson of the Development Department, addressed Council and expanded on the submitted staff report.

Mr. J. Lyon, the owner of the property, addressed Council and outlined the work which is proposed.

MOVED by Alderman Shannon, seconded by Deputy Mayor Connolly that the appeal against the decision of the Building Inspector not to issue a Building Permit for 5131 Morris Street, be granted. Motion passed.

His Worship advised that this is the last appearance that Mr. Davidson will be making before City Council as he is leaving the City's employ and is reporting to North York which is a Borough division of a larger municipality.

December 22, 1975

His Worship, on behalf of Council, expressed regrets that Mr. Davidson is leaving the City and extended best wishes and the hope that he and his family will find an enjoyable and challenging occupation in North York.

PETITIONS & DELEGATIONS

Petition Re: City Traffic Authorities to Allow Parking
(8:00 a.m. to 6:00 p.m.) on the Quinpool Road Project
Site Adjacent to St. Patrick's High School

A Petition, signed by 416 residents, was submitted requesting that the Traffic Authority allow Parking (8:00 a.m. to 6:00 p.m.) on the Quinpool Road Project site adjacent to the School until it is sold by the City or used in construction.

MOVED by Deputy Mayor Connolly, seconded by Alderman Shannon that the petition be referred to City staff for a report. Motion passed.

REPORT - FINANCE & EXECUTIVE COMMITTEE

Council considered the report of the Finance and Executive Committee from its meeting held on December 17, 1975 as follows:

Joint Estimates Overspend

MOVED by Deputy Mayor Connolly, seconded by Alderman Meagher that, as recommended by the Finance & Executive Committee, City Council approve a supplementary appropriation under the City Charter, Section 201, in the amount of \$62,091.00 recognizing that the overspend will not cause a deficit in the Current Budget for the year. Motion passed.

Write-Off of Bad Debts

MOVED by Alderman Sullivan, seconded by Deputy Mayor Connolly 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 the City as outlined in the staff report of December 3, 1975, and authorize the write off of \$49,607.06 principal and \$134.57 interest. Motion passed.

Social Assistance Policy Re: Rates for Food and Clothing be
Changed Effective February 1, 1976

The Social Planner addressed Council and said that since the staff report was prepared, the Federal Government has announced they will not be indexing family allowances which means an additional expenditure to the City of \$30,000 per year of which approximately \$8,000 will be the net cost to the City.