

LOCATION: CITY COUNCIL CHAMBERS  
TIME: 7:30 P.M.

MEMBERS PRESENT: MAYOR SAVAGE  
ALDERMEN THOMPSON, SARTO  
BILLARD, MACFARLANE  
CONNORS, LEVANDIER  
RODGERS, MCCLUSKEY  
WOODS, GREENOUGH  
HAWLEY, WALTON, HETHERINGTON

MEMBER ABSENT: ALD. PYE

CITY ADMINISTRATOR: J. BURKE  
CITY SOLICITOR: M. MOREASH  
DEPUTY CITY CLERK: G. D. BRADY  
DEPARTMENT HEADS & ASSISTANTS

INVOCATION

The meeting opened with the Invocation, given by Mayor Savage.

PRESENTATION - ROTARY TRAFFIC

The Invocation was followed by a presentation of traffic pattern changes that will be put into effect at the MicMac Rotary, as of Sunday, Nov. 12th. The presentation was given by Mr. Don Feeney of the Provincial Transportation Department; Mr. Phil Corkum of the same Department was also present for this item.

Basically, the new traffic patterns are those of the Parclo configuration in its final form, although there is still considerable work still to be done on the Rotary project, and some modifications will continue as the work goes on. The widening of the Circumferential Highway, from the bridge over Lake MicMac, to Highway 118, will not be completed for another year. Pedestrian traffic movements through the interchange were also shown to Council on the overhead projector.

At the conclusion of the presentation, Ald. Greenough commended the Department for being able to keep traffic moving at the Rotary, through all the construction period, and extended thanks as well to the Province for funding the Rotary improvements. Other members concurred with these remarks.

EXPRESSION OF SYMPATHY

The Mayor extended sympathy to Ald. Pye, on Council's behalf, on the death of his father. A contribution will be made to a charity of Ald. Pye's choosing.

POINTS OF PRIVILEGE

The following points of privilege were raised:

Ald. MacFarlane

- 1) asked who is assuming costs associated with the gas leak at Main & Mayor Streets; the Mayor advised that Petro Canada will be assuming these costs, but actual figures are still to be negotiated.
- 2) asked about the suggested shipment of PCB's out of Halifax harbour; the Mayor said this concern has been addressed and statements on it will be made next Monday.

Ald. Levandier

Ald. Levandier requested that information flyers or letters be sent to Faulkner St. residents, explaining why No Parking signs were erected on their street to accommodate transit service. Also, that consideration be given to a No Parking restriction at peak traffic hours only, instead of the presently-imposed 24-hour ban.

Ald. Hetherington

- 1) asked that the Engineering Dept. check out a reported smell of gas in the area of Lake Banook, at Graham's corner, in case it may be connected to the gas leak from Main & Major Street.
- 2) asked that a letter of thanks be sent to Mr. Hardy, who has been assisting with the round-up of ducks at Sullivan's Pond.

Ald. Thompson

Ald. Thompson asked that the Police Dept. give particular attention to the crosswalk at Spring Ave., where an accident recently occurred. Chief Trider made a note of the request.

1.0 APPROVAL OF MINUTES

MOTION: To approve the minutes of meetings held on October 3, 10, 17, and 24th, as circulated.

Moved: Ald. McCluskey  
Second: Ald. Hetherington  
In Favour: All  
Against: None  
Motion Carried

2.0 BUSINESS ARISING OUT OF MINUTES

Ald. McCluskey asked a question pertaining to the lighting of Beazley Field to accommodate professional soccer at that location. It was noted by the Mayor that the installation of lights has been deferred, and that he has not yet heard from Mr. Sayer on the status of the Nova Scotia Clippers team.

3.0 DELEGATIONS & HEARINGS OF PROTEST4.0 ORIGINAL COMMUNICATIONSi) TAXPAYERS COUNCIL ON NATIONAL ISSUES - 9% TAX

LETTER: 9% TAX

A letter was before Council from the Taxpayers Council on National Issues, seeking support for their opposition to the proposed 9% Goods & Services Tax, the Federal Government is planning to introduce.

MOTION: To receive and file the letter from the Taxpayers Council on National Issues, dated Sept. 25/89.

Moved: Ald. Billard  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

ii) LETTER FROM J. W. BOYLE - TAXI STAND & OFFICE BLDG.

LETTER: J.W. BOYLE By a majority vote, it was indicated that Council wished to deal with a letter from J. W. Boyle, in camera, at a later point in the meeting. The item was therefore deferred at this time.

iii) PROPOSED VIA RAIL SERVICE CUTS

LETTER: VIA CUTS In a letter from the City of Stratford, Ontario, Council has been asked to support a resolution regarding the Federal Government's proposed cuts in VIA rail service.

MOTION: To receive and file the letter received from the City of Stratford, re VIA rail cuts, dated Oct. 20/89.

Moved: Ald. Levandier  
Second: Ald. Hetherington  
In Favour: All  
Against: None  
Motion Carried

5.0 PETITIONSi) FOUR-WAY STOP SIGN, CHAPPELL & SLAYTER STREETS

FOUR-WAY STOP  
SIGN REQUEST

A petition has been received from Chappell and Slayter Street residents, requesting a four-way Stop at the intersection of these streets, including crosswalk markings on the pavement.

MOTION: To approve the request for a four-way Stop at Chappell and Slayter Streets, as requested by area residents.

Moved: Ald. McCluskey  
Second: Ald. MacFarlane  
In Favour: All  
Against: None  
Motion Carried

7.0 REPORTS7.1 MAYOR7.1.1 APPOINTMENT OF DEPUTY MAYOR

APPOINTMENT:  
DEPUTY MAYOR

Nominations were called for the appointment of a Deputy Mayor. A single nomination for Ald. Thompson was presented by Ald. MacFarlane and Billard. There being no further nominations, Ald. Thompson was declared by the Mayor to be duly appointed.

The new Deputy Mayor thanked members of Council for their support, and he was congratulated by the retiring Deputy Mayor, Ald. Levandier. Ald. Levandier thanked Council for the opportunity to serve a term as Deputy Mayor of Dartmouth.

7.1.2 APPOINTMENT TO DARTMOUTH HOSPITAL COMMISSIONAPPOINTMENTS:  
HSP. COMMISSION

Council was asked to appoint representatives to the Dartmouth Hospital Commission. The three eligible serving members were confirmed for reappointment, and Ald. Rodgers was added as the fourth member, replacing Ald. MacFarlane, who is no longer eligible to serve, having already served three consecutive terms. The members of Council reappointed are: Ald. Woods, Walton & Billard.

MOTION: To confirm the reappointment of Ald. Woods, Walton & Billard as members of the Dartmouth Hospital Commission, with the addition of Ald. Rodgers, replacing Ald. MacFarlane.

Moved: Ald. Hetherington  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

7.2 CITY ADMINISTRATOR7.2.1 APPLICATION, PLACE OF AMUSEMENT (ARCADE) - 729 PLEASANT ST.APPLICATION:  
729 PLEASANT ST.

Members of Council have received an information memo from the City Solicitor on the subject of Amusement Licence applications, and their approval by the Dept. of Consumer Affairs. The report advises that ' . . . ultimately, the Minister of Consumer Affairs has a virtually absolute discretion whether or not to grant or refuse a licence'.

Also before Council, was an application for a Place of Amusement (Arcade) at the Woodside Amusement Centre, 729 Portland Street. Circulated in this connection, was a petition from area residents who are strongly opposed to such an arcade at that location.

MOTION: That Council indicate a strong objection to a Place of Amusement (Arcade) at 729 Portland Street, and the issuing of a licence for this location.

Moved: Ald. Hetherington  
Second: Ald. Walton

Ald. Rodgers suggested that Council indicate a willingness to hear the applicant, if that is what is required to overcome any inference of bias that would cause Council's decision on this application, to be overturned.

Ald. Sarto requested that the Consumer Affairs Dept. be asked to forward to the City, information on the criteria guidelines on which application decisions are based. Ald. Greenough made a further suggestion for indication to the Department, that Council is in fact, reflecting neighborhood concerns and objections, in the Council expression of opinion to the Department. He said the Minister should be made aware of this fact. The Mayor agreed to meet personally with the Minister, and to communicate to him, the feelings of Council on this particular application and others requested for Dartmouth. Ald. Rodgers asked that the Mayor seek to have the recent Elmwood application rescinded by the Minister

Council discussed the possibility of assuming control over the location of amusement arcades, and the Solicitor was asked to look at zoning restrictions that might be implemented by the City, to serve this purpose. It was noted that there are municipalities in the Province where arcades are already restricted.

Ald. Woods advised that the committee looking at amusement arcades and applications, should have a report ready for Council within the next month or so. The vote was taken on the motion.

In Favour: All  
Against: None  
Motion Carried

## 7.2.2

CONSULTING SERVICES - WATERFRONT ACTION PLAN

CONSULTING  
SERVICES:  
WATERFRONT  
PLAN

Mr. Burke has submitted a report on consulting services for the preparation of a Downtown Dartmouth Waterfront Action Plan, accompanied by related documentation associated with the proposal call. Approval of the Sperry MacLennan proposal has been recommended, subject to provisions noted in the report.

MOTION: To approve the Sperry MacLennan proposal, at a cost of \$67,500., as recommended, subject to the following provisions, which differ somewhat from Mr. Burke's report:

- 1) cost-sharing of \$23,750. (35%) from the provincial Waterfront Development Corp.
- 2) cost-sharing by the City of Dartmouth of \$23,750. (35%).
- 3) cost-sharing of \$20,000. (30%) by the Downtown Dartmouth Corp.
- 4) the City's share of the cost to be funded from the Unspecified Section of the Capital Reserve Fund.
- 5) management control of the preparation of the strategy is vested in the City of Dartmouth.
- 6) establishment of a committee, consisting of two staff representatives from the City, to be determined by the City Administrator; two staff personnel from the W.D.C., and one staff person from the Downtown Dartmouth Corp., to liaise with the consultant during the preparation of the Action Plan.

Moved: Ald. Hetherington  
Second: Ald. Connors

Ald. Connors expressed reservations about the Hotel Concept Definition, as detailed on page 21 of the proposal. He questioned whether, in fact, the direction of Council on this aspect, when it was previously discussed, has been followed. Council agreed to hear Mr. Drew Sperry on this point.

Mr. Sperry said it is not the intention of his firm to do a feasibility study or a market analysis, but to identify the kind of site that could be considered for hotel development, and the scope of development that might be possible.

Ald. Connors preferred to have this point clarified further by Mr. Burke with the Sperry people, for report back to Council, before a final decision is made on the consulting services proposal.

MOTION: To defer for one week, a decision on consulting services for the Waterfront Action Plan, to have the point raised by Ald. Connors clarified, with report back to Council.

Moved: Ald. Connors

Second: Ald. Rodgers

Ald. Rodgers asked that in the meantime, a mock-up of the waterfront be prepared by staff, to show what is permissible on the waterfront under the old M.P.S. plan, as compared with what can happen and is proposed in the new M.P.S. The Mayor said he did not see any problem with this request. The vote was taken on the motion to defer.

In Favour: Seven members

Against: Six members

Motion Carried

7.3

SOLICITOR

7.3.1

BLASTING BY-LAW & DRAFT PROVINCIAL BLASTING REGULATIONS

BLASTING  
BY-LAW

The Solicitor has reviewed the latest draft of Provincial blasting regulations proposed, in relation to the City's Blasting By-law and its enactment. She has suggested that Council may wish to hold enactment of the by-law in abeyance until the regulations have been in force for a period of time and can be assessed.

A motion that would have deferred enactment of the City by-law, to assess the Provincial regulations, was changed somewhat to a two-week deferral, during which time the Aldermen for Wards 4 and 6 will meet with the Solicitor to review in more detail, the draft regulations of the Province, and discuss whether or not our own by-law needs to be implemented, regardless of them. A motion to this effect was adopted.

MOTION: To defer the Blasting By-law item for two weeks, during which time the Aldermen for Wards 4 and 6 will meet with the Solicitor, as noted above.

Moved: Ald. Greenough

Second: Ald. Thompson

In Favour: All

Against: None

Motion Carried



7.3.2 TRI-MAR PROMOTIONS LTD. - AGREEMENT

TRI-MAR AGREEMENT Information requested by Council, in connection with the proposed agreement between Tri-Mar Promotions Ltd. and the City, has been provided, and a revised agreement has been drafted, which addresses the concerns of Council about use of the City crest or flag by non-profit groups. The new draft agreement has also been amended, at the request of the Tourism & Conventions Officer, to delete reference to the 'Welcome Aboard' tourism logo.

Council was requested to authorize the execution of the agreement, in its revised form.

MOTION: That Council approve the execution of the agreement between the City and Tri-Mar Promotions Ltd., for use of the City crest and flag.

Moved: Ald. Levandier

Second: Ald. McCluskey

Further to section 3 of the agreement, Ald. Hawley asked that Tri-Mar take on responsibility for quality control of products and exercise discretion, where it is required, in product decisions. Members generally agreed with this point made by Ald. Hawley.

In Favour: All

Against: None

Motion Carried

7.3.3 DARTMOUTH CREMATORIUM LEASE

CREMATORIUM  
LEASE

Questions raised by members of Council, in connection with a proposed lease with Dartmouth Crematorium Ltd., have been addressed in a report from the Solicitor to Council. Further to the arbitration clause, as set out at the top of page 3 of the renewal agreement, the Solicitor advised that it can be omitted, if Council so wishes, following the words ' . . . at a rent to be determined by agreement'. Ald. McCluskey requested that Council omit this clause, and members were in agreement.

CONFLICT OF INTEREST

At the introduction of this item, Ald. Levandier declared a conflict of interest, due to his involvement in an undertaking business, and withdrew from the Council Chamber while the item was under consideration.

MOTION: To approve Resolution 89-39, authorizing the execution of the lease renewal with Dartmouth Crematorium Ltd., omitting the arbitration clause from page 3 of the renewal agreement, following the words ' . . . at a rent to be determined by agreement'.

Moved: Ald. McCluskey  
Second: Ald. Greenough  
In Favour: All  
Against: None  
Motion Carried

7.4 DARTMOUTH HOUSING COMMITTEE

7.4.1 LAND BANKING RECOMMENDATIONS

LAND BANKING  
RECOMMENDATIONS

The City Housing Coordinator has submitted a report to Council on the establishment of a Land Banking Program for the City, with policy recommendations related to that program.

MOTION: To approve the following recommended policies for the Land Banking Program:

- 1) that Council establish a land banking designation, which will designate specific sites to be used for the development of affordable housing and the approx. number of units to be developed on each designated site.
- 2) that lands so designated shall be sold or leased only for the purpose of developing affordable housing, and that such sales or leases shall be upon the approval of Council.
- 3) that the land banking program shall operate as a revolving fund, and that the proceeds of any sale or lease of such land, shall be used for the purchase of additional land for land banking purposes.
- 4) that Council confirm the designation of the two sites already purchased for land banking: the site at the corner of Brule St. and Albro Lake Road, for two units; and the site at Albro Lake Road and Pinecrest Dr., for up to eight units, subject to the land use designation for this site under the Neighbourhood Planning Study approved by Council for the Crystal Heights neighbourhood.

- 5) that Council designate that a portion of the lands on the City's Kuhn Road land assembly, shall be designated for land banking, to ensure that at least 25% of the housing units developed on this site, shall be affordable housing units.

Moved: Ald. Sarto  
Second: Ald. Walton  
In Favour: All  
Against: None  
Motion Carried

7.5 DARTMOUTH DISTRICT SCHOOL BOARD

7.5.1 QUARTERLY REPORT

QUARTERLY  
REPORT:  
SCHOOL BOARD

Members of Council have received copies of the quarterly report from the Dartmouth District School Board (Supt. of Schools), and Mr. Harrison was present at this time to highlight the report with Council and to answer any questions about it. Ald. Walton commended the calibre of staff in the areas of school administration, maintenance and transportation.

MOTION: To receive and file the quarterly report from Supt. Harrison, dated Oct. 23/89.

Moved: Ald. Greenough  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

7.6 POLICE SITE SELECTION COMMITTEE

7.6.1 PROPOSED SITE FOR NEW HEADQUARTERS BUILDING

SITE: POLICE  
BUILDING

The Police Site Selection Committee has made a recommendation to Council that the Mount Hope (Woodside) site be the prime choice of the City for negotiation, and further, that an updating of the cost of using the building, be done.

MOTION: To adopt the recommendation of the Police Site Selection Committee on the Mount Hope site and negotiation for it.

Moved: Ald. Billard  
Second: Ald. Hetherington

Ald. Billard provided information on the Mount Hope site, explaining its advantages and the reasons why it is being recommended for negotiation. Ald. Connors felt that members of Council should have been provided with copies of the Forsyth/Dobbs report that went before the Site Selection Committee, before being expected to make a decision on the Committee's recommendation. He favoured a two-week deferral until copies of the report can be circulated and studied by members of Council.

MOTION: To defer a decision on the Mount Hope site for two weeks, until members of Council receive copies of the Forsyth/Dobbs report on the site.

Moved: Ald. Connors  
Second: Ald. Rodgers  
In Favour: Seven members  
Against: Six members  
Motion Carried

Ald. Woods also requested a comment from the consultant on interior space utilization, and soil bearing information, which may be available from the Province.


At 10:15 p.m., Council went in camera, on motion of Ald. Sarto and Thompson (Ald. Billard, Levandier and McCluskey voting against).

Council later reconvened in open meeting to ratify the action taken in camera.

MOTION: To ratify the action taken by Council while meeting in camera on this date.

Moved: Ald. MacFarlane  
Second: Ald. Hetherington  
In Favour: All  
Against: None  
Motion Carried

Meeting adjourned at 10:45 p.m.



G. D. Brady,  
Deputy City Clerk.

ITEMS:

- Invocation, page 1.
- Presentation, Rotary traffic, page 1.
- Expression of sympathy, page 1
- Points of Privilege, page 2 .
- 1.0 Approval of minutes, page 3.
- 2.0 Business arising out of minutes, page 3.
- 3.0 Delegations & Hearings of Protest, page 3.
- 4.0 Original communications, page 3.
  - i) Taxpayers Council on National Issues (9% tax), page 3
  - ii) Letter from J. W. Boyle (taxi stand & office), page 3
  - iii) Proposed VIA rail service cuts, page 4.
- 5.0 Petitions, page 4.
  - i) Four-way Stop sign, Chappell & Slayter Streets, page 4.
- 7.0 Reports, page 4.
- 7.1 Mayor, page 4.
  - 7.1.1 Appointment of Deputy Mayor, page 4.
  - 7.1.2 Appointment to Dartmouth Hospital Commission, page 5.
- 7.2 City Administrator, page 5.
  - 7.2.1 Application, Place of Amusement - 729 Pleasant St., page 5.
  - 7.2.2 Consulting services, Waterfront Action Plan, page 6 & 7.
- 7.3 Solicitor, page 8.
  - 7.3.1 Blasting By-law & draft Provincial blasting regulations, pg.8
  - 7.3.2 Tri-Mar Promotions Ltd. - Agreement, page 9.
  - 7.3.3 Dartmouth Crematorium lease, page 9.
    - Resolution 89-39, page 10.
- 7.4 Dartmouth Housing Committee, page 10.
  - 7.4.1 Land banking recommendations, page 10
- 7.5 Dartmouth District School Board, page 11.
  - 7.5.1 Quarterly report, page 11.
- 7.6 Police Site Selection Committee, page 11.
  - 7.6.1 Proposed site for new headquarters building, page 11. & 12.

DARTMOUTH CITY COUNCIL

NOVEMBER 14, 1989

LOCATION: CITY COUNCIL CHAMBERS  
TIME: 7:30 P.M.

MEMBERS PRESENT: MAYOR SAVAGE  
ALDERMEN SARTO, THOMPSON  
BILLARD, MACFARLANE  
LEVANDIER, RODGERS  
MCCLUSKEY, PYE, WOODS  
HAWLEY, GREENOUGH  
WALTON, HETHERINGTON

MEMBER ABSENT: ALD. CONNORS

CITY ADMINISTRATOR: J. BURKE  
CITY SOLICITOR: S. HOOD  
DEPUTY CITY CLERK: G. D. BRADY  
DEPARTMENT HEADS & ASSISTANTS

WELCOME - SCOUT TROOP

The Mayor welcomed to the meeting, the Fourth Sackville Scout troop, present with their leaders.

POINT OF PRIVILEGE

Ald. McCluskey brought to Council's attention, a number of problems associated with the construction project at the corner of Victoria Road and Woodland Ave. These include the storage of gravel, by the contractor, on Vanessa Drive, a street opening on Victoria Road for eight days and nights, construction equipment blocking a driveway, and other disturbances that have upset area residents. These problems have been reported to Engineering Dept., and the Building Inspection Dept. was contacted about the number of units being allowed in the building at this location.

Ald. McCluskey expressed concern about a comment alleged to have been made by a City staff member to the developer, to the effect that staff have been embarrassed by her action in connection with the Victoria Road/Woodland Ave. project. She asked to be advised where this comment originated and with which City employee. The Mayor said Mr. Burke will provide a report for Ald. McCluskey.

1.0 MOTIONS

1.1 ALD. MCCLUSKEY

1.1.1 PURCHASES, SALES AND LEASES OF CITY-OWNED LAND & BUILDINGS

MOTION: WHEREAS the business conducted by Dartmouth City Council is the business of the taxpayers of the City of Dartmouth;

AND WHEREAS the purchase of land by City Council is made with taxpayers' monies;

AND WHEREAS the sale of any City-owned land is of concern to the taxpayers;

AND WHEREAS the leasing of any City-owned land or buildings is also of concern to City taxpayers;

THEREFORE BE IT RESOLVED that all purchases of land, all sales of City-owned land, and all leasing of land or land and buildings, be dealt with at a regular Council meeting, open to the public.

Moved: Ald. McCluskey

Second: Ald. Thompson

Ald. McCluskey explained why she felt that land transactions should be discussed and decisions reached in open Council meetings, instead of in camera. She did not feel that such decisions would be jeopardized or adversely affected if information on them were to be disclosed publicly.

Members of Council were provided with an information report from the Solicitor on the disclosure of procedures (in camera meetings), relative to the motion presented.

Some reservations about the motion were indicated by members, particularly Ald. Greenough. He felt the question of public disclosure of information on land sales and purchases, should be looked at in further depth by the Finance & Program Review Committee. The Mayor suggested that perhaps the last paragraph of the motion should be changed to read '. . . be concluded at a regular Council meeting', in place of the present wording '. . . dealt with at a regular Council meeting'.

MOTION: To refer the motion presented to the Finance & Program Review Committee for further study and report back to Council.

Moved: Ald. Greenough  
Second: Ald. MacFarlane  
In Favour: All members except  
Against: Ald. Thompson, Billard  
Hawley, McCluskey  
Motion Carried

The Mayor requested that the Committee, in dealing with this item, give consideration to his suggested change in the wording of the motion, as noted in page 2 of these minutes, and consider the implications of including industrial land sales within the scope of Ald. McCluskey's motion.

1.2 ALD. THOMPSON

1.2.1 REPLACEMENT OF WATER LINE - WOODLAWN AREA

MOTION: WHEREAS the main water line for the Woodlawn areas goes down Woodlawn Road;  
AND WHEREAS two major breaks in the water system have occurred in the last 18 months;

BE IT RESOLVED that the Engineering staff investigate and report back to Council before the introduction of the 1990 capital budget, the feasibility of replacing the line before reconstruction of Woodlawn Road takes place.

Moved: Ald. Thompson  
Second: Ald. Sarto  
In Favour: All  
Against: None  
Motion Carried

1.3 ALD. WALTON

1.3.1 AMENDMENT TO THE YOUNG OFFENDERS ACT

MOTION: WHEREAS the Young Offenders Act has proven to cause difficulties to both police forces and citizens;  
AND WHEREAS the maximum sentence a judge can administer under the Young Offenders Act, for offences that would be punishable by life imprisonment under the Criminal Code, is three years;



AND WHEREAS there is that adult criminal element that take advantage of using young people to commit crimes, knowing the leniency of punishment;

AND WHEREAS the level of maturity of some young offenders and the seriousness of certain offences, warrant sentences of longer than three years;

AND WHEREAS there has been a Federal-Provincial committee formed to review the Young Offenders Act;

THEREFORE BE IT RESOLVED that the City of Dartmouth petition the Minister of Justice to amend the Young Offenders Act, to allow for sentences that would more appropriately suit the crime;

AND BE IT FURTHER RESOLVED that our concerns be forwarded to the Federal-Provincial committee established to review the Young Offenders Act.

Moved: Ald. Walton  
Second: Ald. Sarto  
In Favour: All  
Against: None  
Motion Carried

1.3.2

PROGRAM FOR ABLE-BODIED UNEMPLOYED RECEIVING SOCIAL ASSISTANCE

MOTION: WHEREAS the cost of social welfare makes up a large part of the municipal budget;

AND WHEREAS the 'Able Bodied Unemployed' make up a significant portion of the social welfare roll;

AND WHEREAS many of these individuals are employable, but are unable to find work, thereby pressing them to seek social welfare;

AND WHEREAS a work program has proven to be successful to the point of cutting the welfare roll in Digby County by nearly 20%;

THEREFORE BE IT RESOLVED that the Dept. of Social Services investigate the feasibility of setting up a similar program that would make it a pre-requisite for receiving social

assistance, for the employable, able-bodied unemployed, who do not have dependents (ie. children, infirmed spouse or relatives, etc.)

Moved: Ald. Walton

Second: Ald. Thompson

Ald. Walton explained the intent of his motion, meant to direct efforts toward re-training and education programs for unemployed people who most need help and encouragement in finding employment. He elaborated on programs that are being introduced elsewhere to try and resolve these same unemployment problems.

Mr. Greene, the Director of Social Services, provided Council with information on the SARS and Career Path programs, in which his department is presently participating. He felt that both programs are proving to be quite successful, an opinion also shared by several members of Council who spoke on the motion. It was noted that the Canada Assistance Plan legislation does not permit Social Services to require any person to work as a condition for receiving social assistance.

Generally, members felt that able-bodied unemployed people want to be working, and it was recognized that an emphasis on upgrading qualifications for work and re-training people for market-wage jobs of a permanent nature, is a preferable direction to the kind of short-term work projects undertaken in the Digby County program. It was felt that the latter type of program has only short-term advantages for the municipality in the long run. At the conclusion of the debate, Ald. Walton also commended Mr. Greene for the employment initiatives his department has been pursuing, and noted that his motion was intended in a positive way and applied only to single able-bodied unemployed, not those with families. The vote was taken on the motion.

In Favour: Ald. Walton

Against: All other members

Motion Defeated

1.4 ALD. WOODS

1.4.1 SPECIAL LAND-USE LEGISLATION - BROADCAST ZONE

MOTION: WHEREAS the radio spectrum is a limited resource and capable of accommodating a maximum number of radio uses;

AND WHEREAS the federal Dept. of Communications has, until now, been able to allocate existing channels in the Burnside Industrial Park, in such a way as to satisfy current users;

AND WHEREAS the introduction of a large-scale signal generator such as a radio or television station would undoubtedly disrupt the equilibrium, and probably interfere with many local, commercial communication businesses;

THEREFORE BE IT RESOLVED that the Directors of Planning and Engineering, the City Solicitor, along with the communication consultant Eamonn Oldham, be asked to address this potential problem, and consider special land-use legislation, which would require such a transmitter to be located in a 'Broadcast Zone';

AND BE IT FURTHER RESOLVED that this group report back to Council within six weeks.

Ald. Woods provided information on existing frequency systems, and explained why it is important for the City to prevent any interference with our communication system in Burnside. Members were not opposed to the motion, but questioned the cost of hiring a consultant, as called for, and were not in favour of naming a specific person to provide consulting services. A cost of up to \$1,000. was considered to be acceptable for these services, and the words '. . . the communication consultant Eamonn Oldham' were replaced with '. . . a communication consultant'.

In conclusion, Council agreed to have the motion referred to staff for information on the cost involved and on qualified consultants who could be considered. Referral is for two weeks.

MOTION: To refer Ald. Woods' motion to staff for information on the cost involved and on qualified consultants who could be considered. Referral is for 2 weeks.

Moved: Ald. Pye  
Second: Ald. McCluskey  
In Favour: All  
Against: None  
Motion Carried

1.5 ALD. MACFARLANE

1.5.1 CRIME PREVENTION

MOTION: WHEREAS it was the unanimous conclusion of the International Conference on Urban Safety & Crime Prevention, recently held in Montreal, that community-based programs, using innovative policing strategies, increased public involvement, and improved detection methods, are needed in North American cities;

AND WHEREAS progressive police practices in many centres, requires that police officers spend 10% of their time in preventative community activities;

AND WHEREAS it is within the mandate of City Council and the Police Commission to provide leadership in this important issue, indeed incumbent upon these bodies to fulfill this mandate;

BE IT RESOLVED that City Council refer the entire matter of crime prevention to the Dartmouth Police Commission, for a full review of its current strategy, with program recommendations to City Council at the earliest possible time.

Moved: Ald. MacFarlane  
Second: Ald. Pye

In presenting his motion, Ald. MacFarlane referred to a number of important considerations addressed at the conference he attended, commenting on the need for study and discussion of the issues he outlined.

He said these issues relate to the main basic question of how can we build a stable, safe and prosperous community. The focus of the motion on a crime-prevention policy for the community, tied in with that basic question, was stated by Ald. MacFarlane. He made reference to the success of existing initiatives such as the Neighbourhood Watch program, Crimestoppers, and the recently-introduced cab drivers watch program in Halifax.

The Mayor suggested the opportunity for liaison between the Police Commission and the Healthy Communities Committee, to be appointed. He also suggested that members of Council might want to consider attending the Police Commission meeting scheduled for Nov. 27th, when issues relative to the motion presented by Ald. MacFarlane, will be discussed.

Ald. McCluskey asked that in future, when members of Council have attended conferences, they report back to Council upon their return. The vote was taken on the motion.

In Favour: All  
Against: None  
Motion Carried

1.6 ALD. HETHERINGTON

1.6.1 CONTROL OF CITY'S WATER UTILITY

MOTION: That Dartmouth City Council take back control of the City's water utility, that is owned by the taxpayers of the City, and that the County of Halifax and/or County developers be informed by this Council that any water required by the County of Halifax, from the Dartmouth Water Utility, be submitted to the people of Dartmouth through Dartmouth City Council.

Moved: Ald. Hetherington  
Second: Ald. Woods

Ald. Hetherington supported his motion on the basis of the City's position in the management of the Water Utility, and the importance of maintaining an adequate water supply for Dartmouth citizens.

Some members felt there is more to be accomplished through cooperation with the County of Halifax on water issues, rather than through a confrontational approach. It was noted, during debate, that the final word on water extensions into areas of the County, rests with the Public Utilities Board, to whom City decisions can be appealed. In other words, the Public Utilities Act is the ultimate authority for water distribution decisions and not the City Charter.

There were a number of questions about the City's water capacity in relation to on-going residential development projects in the County and/or an application from some major commercial development or industry. Mr. Burke explained the present capability in our water system, which will ultimately reach a point of full capacity, even though we have been able to recover some gallonage with leak detection measures.

Ald. Greenough sought clarification as to whether the motion calls for approval of water applications by Council, in the future, and Ald. Hetherington advised that the motion calls for any water extension application into the County of Halifax, to come before Council for approval. After Ald. Hetherington had further clarified his motion, the vote was taken on it.

In Favour: All members except

Against: Ald. McCluskey

Motion Carried

### 3.0 NOTICES OF MOTION

Notices of motion given for the next regular Council meeting were as follows:

#### 1) Ald. Billard

WHEREAS Aldermen appointees carry as heavy a work-load as any other member of the School Board, but do not receive a stipend similar to all other members;

BE IT RESOLVED that Dartmouth City Council request of the Dartmouth District School Board, that stipends be made available to all serving members including Aldermen.

2) Ald. MacFarlane

WHEREAS the current deed transfer tax is set at 1.25%, regardless of property value;

AND WHEREAS this poses an additional burden on those purchasing homes for less than \$100,000.;

AND WHEREAS it is important that the City of Dartmouth assist new home buyers who comprise a significant majority of the market for homes under \$100,000.;

AND WHEREAS other municipalities such as the Town of Bedford, have adopted a deed transfer tax of 1% for homes under \$100,000.,

THEREFORE BE IT RESOLVED that the Finance & Program Review Committee consider this matter, using the home ownership assistance principle as a basis for its deliberations, with a final recommendation to Council in time to make revenue adjustments for the 1990 budget.

SCHOOL BOARD APPOINTMENTSSCHOOL BOARD  
APPOINTMENTS

The Solicitor has reported to Council on the implications of not proceeding with School Board appointments in November, and therefore, this item was again before Council for attention, having been deferred for three months with all the other Boards and Committees.

Ald. Levandier nominated the present four Council members, for reappointment to the Dartmouth District School Board. They are: Ald. Rodgers, Walton, Connors and Thompson. These members are now duly appointed, with the agreement of Council.

4.0

REPORTS

4.1

HYDROPLANE SOCIETY

4.1.1

SCHOONER GRAND PRIX HYDROPLANE RACES - 1990HYDROPLANE  
RACES: 1990

Council has received a wrap-up report on the 1989 Hydroplane Races, with a proposed event schedule for the 1990 race program. The Mayor advised Council of his recommendation for coordinating the 1990 Hydroplane Races with Dartmouth Natal Day activities, on the same weekend in August, August 3rd to 5th.

It is proposed that both organizing groups get together to begin working out the details.

MOTION: To adopt the Mayor's recommendation on a coordination of the 1990 Hydroplane Races and 1990 Natal Day activities, on the weekend of August 3rd to 5th, 1990.

Moved: Ald. Greenough  
Second: Ald. Billard  
In Favour: All  
Against: None  
Motion Carried

Mr. Bill Young, Co-Chairman of the Dartmouth Grand Prix Hydroplane Society, was present for this item, and to provide additional information in response to questions from members of Council. Mr. Rath answered questions about the event evaluation, from an attendance and tourism point of view, as per the report from Ms. Linda Hall-Williams, circulated with other material for the item.

4.2 CITY ADMINISTRATOR

4.2.1 CONSULTING SERVICES FOR THE PREPARATION OF DOWNTOWN DARTMOUTH WATERFRONT ACTION PLAN

CONSULTING  
SERVICES:  
WATERFRONT PLAN

A supplementary staff report has been submitted to Council, following clarification with Sperry/MacLennan of the points raised during consideration of their proposal for the Downtown Waterfront Development study. Included is a revised Section 3.14.15 (Hotel Concept Definition), as submitted by Mr. Sperry. It is recommended to Council that this revised page be incorporated into their proposal.

MOTION: To approve the Sperry/MacLennan proposal, including the revised page containing Section 3.14.15 (Hotel Concept Definition) for the Downtown Dartmouth Waterfront Action Plan.

Moved: Ald. Rodgers  
Second: Ald. Billard  
In Favour: All members except  
Against: Ald. Pye  
Motion Carried



Mr. Sperry was present to answer questions to him from members of Council.

RESOLUTION  
89-42

Resolution 89-42, authorizing the withdrawal of \$23,750.00 from the Capital Reserve Section of the Special Reserve Fund, for purposes of the Downtown Waterfront Development study, was presented for Council's approval.

MOTION: To approve Resolution 89-42, as presented.

Moved: Ald. Levandier  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

(Ald. Hetherington left the meeting at this point.)

4.2.2 SULLIVANS POND REJUVENATION PROPOSAL

Item 4.2.2 (Sullivans Pond Rejuvenation Proposal) was deferred for two weeks, to the Nov. 28th meeting.

MOTION: To defer item 4.2.2 for a two-week period, to the Nov. 28th meeting.

Moved: Ald. Levandier  
Second: Ald. Sarto  
In Favour: All  
Against: None  
Motion Carried

4.2.3 APPLICATION TO AMEND LAND USE BY-LAW - TIM HORTON'S  
WYSE ROAD

APPLICATION:  
TIM HORTON'S  
WYSE ROAD

A staff report has been submitted on a rezoning application for the property at 43 Dawson Street; the request is to rezone from R-2 to C-2 General Business Zone. It has been recommended that staff be instructed to proceed with a neighbourhood information meeting for this application.

MOTION: To approve the staff recommendation on a neighbourhood information meeting in connection with the rezoning application for 43 Dawson Street.

Moved: Ald. Levandier  
Second: Ald. Sarto  
In Favour: All  
Against: None  
Motion Carried

4.2.4 MAINSTREET PROGRAM - WYSE ROAD, B.I.D.C.

MAINSTREET  
PROGRAM:  
WYSE RD. B.I.D.C.

Report from Mr. Burke (D. Bayer, J. Lukan) on the Wyse Road Mainstreet Program and B.I.D. Committee for that program. It has been recommended that Council indicate its intention, as required by the City Charter, to establish a Wyse Road Business Improvement Commission, and authorize staff to prepare and conduct the appropriate survey, as permitted in Section 177A, subsection 2, of the City Charter.

MOTION: To approve the staff report and recommendation on the Wyse Road Mainstreet Program and B.I.D.C., as stated above.

Moved: Ald. Rodgers  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

4.2.5 DESIGNATION LETTER - EDGEMERE PROPERTY

DESIGNATION  
LETTER:  
EDGEMERE

The Housing Coordinator and Mr. Burke have recommended that Council approve the signing of a designation letter for the construction of 65 units of senior citizen housing on the Edgemere property at 79 Crichton Ave., as per the Housing Dept. requirement for City approval.

MOTION: To approve the signing of a designation letter for the Edgemere property, as recommended.

Moved: Ald. Sarto  
Second: Ald. Greenough  
In Favour: All  
Against: None  
Motion Carried

At the request of Ald. Levandier, the Mayor agreed to make sure that concerns of abutting property owners are addressed, as per discussions begun with the Deputy Minister.

Members received copies of criteria guidelines for approval of arcade licenses, provided by the Dept. of Consumer Affairs. The Mayor advised that this item will be on next week's Council agenda for further consideration.

At the hour of 11:00 p.m., Council went in camera, on motion of Ald. Thompson and Walton. Council later reconvened in open meeting to ratify the action taken in camera.

MOTION: To ratify the action taken while meeting in camera on this date.

Moved: Ald. Greenough  
Second: Ald. MacFarlane  
In Favour: All  
Against: None  
Motion Carried

Meeting adjourned at 11:10 p.m.



G. D. Brady,  
Deputy City Clerk.

ITEMS:

- Welcome - Scout troop, page 1.  
Point of privilege, page 1.
- 1.0 Motions, page 1.
  - 1.1 Ald. McCluskey, page 1.
  - 1.1.1 Purchases, sales & leases of City-owned land & buildings, pg.2.
  - 1.2 Ald. Thompson, page 3.
  - 1.2.1 Replacement of water line, Woodlawn area, page 3
  - 1.3 Ald. Walton, page 3.
  - 1.3.1 Amendment to the Young Offenders Act, page 3.
  - 1.3.2 Program for able-bodied unemployed receiving social assistance, page 4 & 5.
- 1.4 Ald. Woods, page 6.
  - 1.4.1 Special land-use legislation, Broadcast Zone, page 6.
  - 1.5 Ald. MacFarlane, page 7.
  - 1.5.1 Crime prevention, page 7 & 8.
  - 1.6 Ald. Hetherington, page 8.
  - 1.6.1 Control of City's Water Utility, page 8 & 9.
- 3.0 Notices of Motion, page 9 & 10.  
School Board appointments, page 10.
- 4.0 Reports, page 10.
  - 4.1 Hydroplane Society, page 10.
  - 4.1.1 Schooner Grand Prix Hydroplane Races, 1990, page 10
  - 4.2 City Administrator, page 11.
  - 4.2.1 Consulting services for preparation of Downtown Dartmouth Waterfront Action Plan, page 11.  
Resolution 89-42, page 12.
  - 4.2.2 Sullivans Pond rejuvenation proposal, page 12.
  - 4.2.3 Application to amend Land Use By-law - Tim Horton's, Wyse Road, page 12.
  - 4.2.4 Mainstreet Program - Wyse Road B.I.D.C., page 13.
  - 4.2.5 Designation letter, Edgemere property, page 13

DARTMOUTH CITY COUNCIL

NOVEMBER 21, 1989

LOCATION: CITY COUNCIL CHAMBERS  
TIME: 7:30 P.M.

MEMBERS PRESENT: MAYOR SAVAGE  
ALDERMEN THOMPSON, BILLARD  
MACFARLANE, CONNORS  
LEVANDIER, MCCLUSKEY  
RODGERS, PYE, WOODS  
HAWLEY, GREENOUGH  
WALTON, HETHERINGTON

MEMBER ABSENT: ALD. SARTO

CITY ADMINISTRATOR: J. BURKE  
CITY SOLICITOR: M. MOREASH  
DEPUTY CITY CLERK: G.D. BRADY  
DEPARTMENT HEADS & ASSISTANTS

POINT OF PRIVILEGE

Ald. McCluskey rose on a point of privilege to inquire whether Council will be discussing environmental concerns, an important issue on which the City should be taking a position. The Mayor advised that the Healthy Communities Committee will be dealing with environmental issues, through a sub-committee that will be appointed for this purpose. Ald. McCluskey suggested that Council should deal with the item as well.

The public hearing scheduled for this meeting was delayed somewhat in Ald. Pye's absence, and in the meantime, Council proceeded with other items on the regular agenda.

3.0 REPORTS

3.3 SOLICITORS

3.3.1 LAND BANKING - WITHDRAWAL FROM SPECIAL RESERVE

LAND BANKING:  
WITHDRAWAL

The Solicitor has recommended the approval of Resolution 89-43, which authorizes the withdrawal from the Capital Reserve section of the Special Reserve fund of the \$200,000. amount allocated for land banking.

RESOLUTION 89-43

MOTION: To approve Resolution 89-43,  
as recommended by the Solicitor.

Moved: Ald. Connors  
Second: Ald. Greenough  
In Favour: All  
Against: None  
Motion Carried

3.2 CITY ADMINISTRATOR

3.2.2 SULLIVANS POND

SULLIVANS POND

A report was before Council from Mr. Burke (L. Atkinson, Carol Macomber) on the subject of a proposal for revitalizing the Sullivans Pond park, at little cost to the City. It is recommended that an Alderman be appointed to chair a committee comprised of five members of the community and a representative each from Parks & Recreation Dept., and the Planning Dept. to further study and report on this concept.

MOTION: To approve the recommendation on the formation of a committee to study and report on the concept of a proposal for revitalizing Sullivans Pond park.

Moved: Ald. MacFarlane  
Second: Ald. Thompson

The preparation and intent of the report to Council were commended, but members who spoke on the motion referred to other parks throughout the City that also require attention and should not be overlooked in our efforts to improve one particular park area.

Ald. Connors said it is important to address littering problems at the Sullivans Pond park, and Ald. Hetherington suggested that Mark Bernard should look into the storm sewer run-off into the pond and the effect it is having on the water quality.

Ald. Rodgers proposed that the study area be expanded to include the Findlay park area as well, since it is a natural extension of the other park. He presented an amendment to include Findlay park.

AMENDMENT: That the Sullivans Pond park study be expanded to include the related section of Findlay park, which forms a natural extension area.

Moved: Ald. Rodgers  
Second: Ald. Billard  
In Favour: All  
Against: None  
Amendment Carried

The vote was taken on the motion, as amended.

In Favour: All  
Against: None  
Motion Carried, as amended

#### PRESENTATION

At this point in the meeting, the Mayor presented the gift of a City book to Chris Stover, a reporter with CKO, who has covered Dartmouth Council proceedings for some time while CKO was operating as a radio news station.

#### POINT OF PRIVILEGE

Ald. MacFarlane raised a point of privilege concerning an upcoming hearing before the Public Utilities Board, on November 23rd at 10:00 a.m., in connection with a retail gas license for a gas bar to be operated in conjunction with the Green Gables store, located on Prince Albert Road. He requested an intervention by the City in this application for a number of reasons which he stated to Council. He presented a motion to this effect.

MOTION: That a letter of intervention be entered by the City at the hearing of an application for a retail gas license to operate a gas bar at the location of the Green Gables store on Prince Albert Road, for the following reasons:

- 1) the issue of 24-hour service has already been addressed by the Public Utilities Board, in relation to service stations in the immediate area, and the Board has rejected these applications.
- 2) the operation will be a serious threat to the neighboring residential community.
- 3) because of the additional traffic that will be generated.

- 4) there will be a depreciating effect on homes in the area.
- 5) this proposal could be viewed as a hostile manoeuvre in a well-serviced market; there are three service stations within half a kilometer of this location already.

Ald. Rodgers suggested that there should also be a letter from the Lakes Advisory Board, in view of the close proximity of this location to Lake Banook.

Moved: Ald. MacFarlane  
Second: Ald. Billard  
In Favour: Seven members  
Against: Five members  
Motion Carried

1.0

PUBLIC HEARING

i)

AMENDMENTS TO THE M.P.S. & LAND USE BY-LAWS - PINECREST  
NEIGHBORHOOD

AMENDMENTS:  
PINECREST  
NEIGHBORHOOD

This date was set by Council for public hearing of amendments to the M.P.S. and Land Use By-law, which would result in the Pinecrest neighbourhood being zoned H Zone (Holding), until a Secondary Planning Study can be completed and appropriate zoning for the entire area, determined. All members of Council were present for the hearing, with the exception of Ald. Sarto and Ald. Pye. Ald. Pye arrived at a later point in the meeting, but not in time to take part in the debate or to vote on the motions associated with this item.

The Planning Dept. presentation was made by Mr. Lukan. He showed Council the total Pinecrest area proposed for rezoning, and explained why a Holding Zone is being recommended, to facilitate the Secondary Planning Study, intended to prevent further destabilization of the area. The Planning Dept. has recommended in favour of the M.P.S. and Land Use By-law amendments.

Questions from members of Council to Mr. Lukan pertained to:

- 1) the length of time that the Holding Zone will be in effect, before the Secondary Planning Study can be completed, and a recommended rezoning brought back to Council.



- 2) the non-conforming status of existing buildings under a zoning other than what is presently in place, and building replacement under those circumstances.
- 3) the obligation of the City for compensation in situations where properties are down-zoned through imposition of a zoning restriction.
- 4) the reason for this rezoning initiative and how it came to be brought before Council in the first place.

Some of the questions, where legal points were involved, were answered by the Solicitor; otherwise, Mr. Lukan provided what additional information he could. He did not have figures available on the amount of vacant land, still undeveloped, in the Pinecrest neighborhood designation, or on the R-3, R-4 and Commercial acreages that presently exist there. He advised that the total acreage involved is 159 acres, and that at present, 90% of development is multi-family residential and 10%, R-1.

At the conclusion of the general question period, the Mayor called for speakers in favour of the M.P.S. amendment (By-law C-681), this being the subject of the first hearing before Council. Council heard:

- 1) Mr. John Cossor of Monique Ave.: He commented on existing problems of long-standing in the Pinecrest area, and urged Council to proceed with the study in order to start dealing effectively with them.
- 2) Mr. Colin May, a Dahlia Street resident: Mr. May said if ever there was an area of the City that needs strong secondary planning, this is it. He provided figures from the 1986 census on the number of low-income earners living in the Pinecrest area, and on the unemployment rate there. People in these circumstances should not also be deprived of adequate recreational facilities and other amenities presently required, he said.
- 3) Mr. Doug Trider of Brightwood Ave.: Mr. Trider stressed the importance of protecting the entire Albro Lake shoreline with a buffer zone, to insure that this valuable recreational facility is not lost by the City and by area residents.

- 4) Ald. McCluskey entered into the record, a letter of support from Mr. Bessonette, a Pinehill Road resident. The letter was read for Council's information.

The Mayor called twice more for any speakers in favour of the M.P.S. amendment, and when there were none, he called for representations from people opposed to the amendment. A letter from the legal firm of Blois, Nickerson, Palmetter & Bryson, representing the Homburg Holdings Ltd. and Bell Enterprises Ltd. interests, had been circulated to all members of Council, prior to the hearing.

Mr. Richard Homburg addressed Council on behalf of his company, stating his opposition to the M.P.S. and Land Use By-law amendments. He took exception to the inclusion of his 800 housing units in the Holding Zone designation, along with development in the lower part of the Pinecrest area that is the cause of the problems there. He said it is unfair to impose this zoning change on his land and buildings, and if it is done, there will be no incentive for property owners such as him to upgrade and maintain existing residential units. He noted that 25% of the land area proposed for rezoning is in the ownership of the Homburg and Bell interests.

Mr. Robert Bell of Bell Enterprises also took the position that his company's land holdings are being unjustly penalized by their inclusion in the Holding Zone designation. He commented further on such ramifications as insurance, assessments, etc.

Also speaking against the amendments were: Mr. Robert Burns of Primrose Street, and Mr. Harold Jackson, who appeared as the Solicitor for the Collings family, property owners who do not want their land rezoned from its present status. Mr. Jackson said their right to sell their land for apartment development and thereby realize a better return from it, will be taken away from them with a down-zoning imposed by the City.

Mr. Phil Stewart, who owns a trailer court on Jackson Road, also objected to the change to Holding Zone, stating the adverse impact on his land, both under that particular zoning and if some other down zoning were decided upon at a later time for his land.

Mr. Cossor, who spoke previously in favour of the amendments, came forward at this time to commend the Homburg development. He said he was glad this development is between his home and the development at the lower end of Pinecrest.

When there were no further speakers wishing to be heard, the Mayor declared the public hearing closed, on motion of Ald. Levandier and MacFarlane.

BY-LAW C-681

Council proceeded with first reading of By-law C-681, the M.P.S. amendment being proposed.

MOTION: That leave be given to introduce the said By-law C-681 and that it now be read a first time.

Moved: Ald. Levandier  
Second: Ald. McCluskey  
In Favour: All  
Against: None  
Motion Carried

MOTION: That By-law C-681 be read a second time.

Moved: Ald. Hetherington  
Second: Ald. Levandier

Some members were concerned that the City may be penalizing land owners who have made a conscious effort to develop their properties satisfactorily, along with developers who have not. It was suggested that it may be preferable to impose more stringent regulations on those land owners whose buildings are never up to an acceptable standard. Ald. Billard asked that every effort be made to have the revised Minimum Standards By-law brought to Council as quickly as possible, toward this end.

Ald. Woods and Hawley considered the rezoning to be in order for the period of the secondary study, as a protective measure, but as the debate proceeded, other members generally tended to feel it is not justified and will in fact, create the kind of problems Mr. Homburg and Mr. Bell have stated, thereby adding to neighborhood deterioration, rather than improving the situation. All members supported the idea of a secondary study, however, without imposition of the rezoning restriction.

The vote was taken on the motion for second reading.

In Favour: Ald. Woods, Hawley  
MacFarlane  
Against: All other members  
Motion Defeated

Since the M.P.S. amendment was defeated in second reading, the Land Use By-law amendment associated with it, did not proceed further.

SECONDARY PLANNING STUDY - PINECREST NEIGHBORHOOD

PLANNING STUDY:  
PINECREST

An item added to the agenda was a report from Mr. Burke (D. Bayer, P. Richards), recommending terms of reference for the Secondary Planning Study for the Pinecrest Neighbourhood, and instructing staff to proceed with the call for proposals for the study.

MOTION: To approve the terms of reference for the Secondary Planning Study for the Pinecrest Neighbourhood, and authorize the call for proposals, as recommended.

Moved: Ald. Greenough  
Second: Ald. Thompson

Ald. Rodgers felt the study should include that R-3 section of Highfield Park adjacent to Pinecrest Dr.

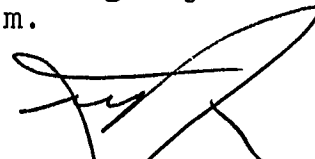
AMENDMENT: That the R-3 section of Highfield Park, adjacent to Pinecrest Drive, be included in the Secondary Planning study area.

Moved: Ald. Rodgers  
Second: Ald. Hetherington  
In Favour: All members except  
Against: Ald. Walton, Hawley, Thompson  
Amendment Carried

The vote was taken on the amended motion.

In Favour: All  
Against: None  
Motion Carried, as amended

Council went in camera, on motion of Ald.  
Thompson and Hawley. The meeting adjourned  
to go in camera at 10:45 p.m.



G. D. Brady,  
Deputy City Clerk.

ITEMS:

- 3.0 Point of privilege, page 1.
- 3.0 Reports, page 1.
- 3.3. Solicitors, page 1.
- 3.3.1 Land banking, withdrawal from Special Reserve, page 1.  
Resolution 89-43, page 1.
- 3.2 City Administrator, page 2.
- 3.2.2 Sullivans Pond, page 2.  
Presentation, page 3.  
Point of privilege, page 3.
- 1.0 Public Hearing, page 4.
- i) Amendments to the M.P.S. & Land Use By-laws, Pinecrest  
Neighborhood, page 4 to 8 incl.  
Secondary Planning Study, Pinecrest Neighborhood, page 8.

LOCATION: CITY COUNCIL CHAMBERS  
TIME: 7:30 P.M.

MEMBERS PRESENT: MAYOR SAVAGE  
ALDERMEN SARTO, THOMPSON  
BILLARD, MACFARLANE  
CONNORS, MCCLUSKEY  
RODGERS, PYE, WOODS  
HAWLEY, GREENOUGH  
WALTON, HETHERINGTON

MEMBER ABSENT: ALD. LEVANDIER

CITY ADMINISTRATOR: J. BURKE  
CITY SOLICITOR: S. HOOD  
CITY CLERK-TREASURER: B. SMITH  
DEPARTMENT HEADS & ASSISTANTS

1.0 ENQUIRIES & ANSWERS

ENQUIRIES &  
ANSWERS

ALD. WALTON

Ald. Walton made the following enquiries:

- 1) he asked about the City's cost-sharing in the computerized signalization project, shown in the information circulated at a figure of over \$500,000. The Mayor advised that this figure is correct, and is based on a cost-sharing formula for the Province and the metropolitan municipalities.
- 2) he asked if anything further can be done in the way of information about recycled paper, so that people do not continue taking their paper to the depot at Penhorn Mall. The Mayor said he was not sure what could be done further, since an extensive advertising program has already been carried out to explain the paper recycling procedures.
- 3) Ald. Walton requested that flyers be included with another water billing, to make citizens fully aware of the next water rate increase, effective in the new year. The Mayor agreed to take the request under consideration with Mr. Burke.

ALD. PYE

Ald. Pye made the following enquiries:

- 1) he requested information from the City Engineer as to whether there is a priority system in effect at the transfer station, whereby larger companies receive preferential treatment in line-ups for the facility.

- 2) Ald. Pye asked that attention be given to the large garbage containers sticking out onto Wyse Road, at the location of Wyse Road & Albro Lake Road.
- 3) he also requested action in keeping a private driveway clear at a location on Albro Lake Road; the driveway is often blocked at present by the Thompson Moving & Storage trucks.
- 4) he asked the Mayor to suggest to the Bridge Commission that some form of packaging, other than the plastic bags presently used, be considered for tokens. The Mayor advised that this matter has already been discussed.
- 5) he asked that a 50/50 use of paper be considered for the City (i.e. as opposed to the total use of recycled paper), in view of the evidence that recycled paper can only be used once.

ALD. WOODS

The enquiry made by Ald. Woods concerned the apparently negative impact of the revised bus schedule for south and east Dartmouth, on Woodside ferry ridership. Ald. Sarto advised that there are no figures in on this impact yet from Metro Transit. The Mayor said Mr. Prentice is prepared to meet with Council (and with the Transit Advisory Board as well) if requested. He suggested having Mr. Prentice attend the December 12th meeting.

ALD. MCCLUSKEY

Ald. McCluskey made the following enquiries:

- 1) she asked about a possible meeting with the Director of Assessment. The Mayor said that Mr. Colborne will be getting back to him on a time for meeting with Council.
- 2) she requested that the T.M.G. look at a traffic problem involving the corner of Chappell and Chapman Streets. Cars are speeding on Chappell Street and there have already been a couple of accidents at this location.



- 3) the next enquiry made by Ald. McCluskey concerned the use of a portion of Richmond Street for a parking area, by the owner of an apartment building located on that street. She questioned why this has been allowed.
- 4) she asked if information is available yet on the total cost of the police strike. The Mayor said we do not have this information to date, but it is expected.
- 5) Ald. McCluskey asked if the City is in a legal case involving Mountain Ash Court. The Solicitor advised that we will be, on a couple of matters.
- 6) Ald. McCluskey asked if it would not be advisable to check with the Assessment Dept., to make sure new businesses such as Leon's are being assessed this year, since we will not be able to go back and have them added later.

D. THOMPSON

Ald. Thompson asked that arrangements be made to have a first aid kit available at the ferry terminal. The Mayor noted that a first aid kit is located there now, but he would speak to Capt. Keddy about the use of it.

Ald. Thompson's second enquiry pertained to the status of taxes collected so far in 1989. Mr. Smith explained what is being done to collect as many taxes as possible before year-end. The Mayor requested a report for next week, in response to Ald. Thompson's question.

ALD. BILLARD

Ald. Billard made the following enquiries:

- 1) he asked who is responsible for clearing snow and ice from the Parclo overpass for pedestrians. Mr. Fougere advised that the City is to be responsible, and he will be contacting the Works Dept. to this effect.

- 2) Ald. Billard asked that the entrance to the pedway (at the end of Harris Rd. and Penhorn Drive) also be kept free of snow; plows have blocked this area with snow in the past.
- 3) Ald. Billard asked about a problem identified in the United Way Task Force report, with poor communication with the social services sector. Mr. Burke felt this point needs to be clarified, since it is not specific as to which departments or agencies are being referred to in the report.
- 4) Ald. Billard submitted a letter from a resident living at 79 Pleasant Street, with suggestions for reclaiming throw-away materials bearing company names, such as MacDonald's, Wendy's, etc. He asked that the letter be passed to the organizers of the Cleaner, Greener program for information and possible introduction into the program, if feasible.

D. HETHERINGTON

Ald. Hetherington made the following enquiries:

- 1) he asked that cars parked at the corner of Carleton and Pleasant Street be ticketed; Deputy Chief Cole made a note of this location.
- 2) Ald. Hetherington asked for an update on money outstanding that is owed to the City by other municipalities, at this point in the year.
- 3) he requested that the City do whatever is possible to persuade the Dartmouth Housing Authority to engage a commissionaire for night-time duty at Alderney Manor, in view of the continuing vehicle break-ins that are occurring there.
- 4) he requested better lighting of the cross-walk by Warner Brothers store, at Maitland Street. It is hard to see pedestrians crossing at this point, especially in the early morning and in the evening, after dark.

ALD. SARTO

Ald. Sarto's enquiry concerned the steps leading from Penbroke Court to Collins Grove, and the need for a secure railing (iron tubing) to be installed by the developer for the safety of pedestrians using this walkway. He asked that the developer be requested

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to comply with the kind of secure railing suggested.

2.0 REPORTS

2.1 MAYOR

2.1.1 GUIDELINES/CRITERIA FOR ARCADE APPLICATIONS

GUIDELINES:  
ARCADE  
APPLICATIONS

Members of Council have been provided with copies of a letter to the Mayor from Mr. Dennis Smith, manager for the Amusements Regulation Division of the Consumer Affairs Dept., outlining the guidelines/criteria upon which Arcade Applications are reviewed. This information is in response to a request arising from debate when Council dealt with the arcade application for 729 Pleasant Street, at the November 7th meeting. At that time, it was further requested that a letter of concern be forwarded on Council's behalf, by the Mayor, indicating various points that came out of the debate.

Council proceeded to discuss the guidelines/criteria, and a concensus was reached in favour of a staff report that would bring to the attention of Mr. Dennis Smith, the areas of concern about arcades and the granting of licenses for their operation in Dartmouth. Specific points for inclusion in the report relate to:

- 1) information from the Police Dept. on the problems associated with existing arcades in Dartmouth, as referred to by Deputy Police Chief Cole.
- 2) a request that the City (Council) be advised of renewal applications and not just first-time applications, as we presently are.
- 3) in future, every incident involving the Police Dept. and an arcade, should be reported to the Amusement Regulation Division.
- 4) consideration should be given to legislation for Dartmouth, similar to that of Halifax, where the Building Inspection Dept. is involved with these applications from their first being received.
- 5) consideration should be given to an increase in licensing fees for these operations.
- 6) applications should go not only to the Building Inspection Dept., but to the Fire Dept. and the Board of Health as well.

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- 5) consideration should be given to an increase in licensing fees for these operations.
- 6) applications should go not only to the Building Inspection Dept., but to the Fire Dept. and the Board of Health as well.

- 7) applicants should be required to hold public information meetings in any area where they propose to operate an arcade.
- 8) in the event of an application being turned down and subsequently there is an appeal to the Minister of Consumer Affairs, the City should be so notified.
- 9) information on applications should go out immediately upon receipt to the Aldermen in whose area the arcade is being proposed, so the Aldermen can meet with area residents before the application even goes to Council.
- 10) strict adherence to the National Building Code should be required of applicants, with follow-up enforcement by the Building Inspection Dept.

Requested by Council in the report, which will take the form of a policy paper, was input from the Deputy Chief of Police, from the Solicitor, and from the Building Inspection Dept. It was first suggested that the report be taken by the Mayor in person to Mr. Dennis Smith, to make him more completely aware of Council's concern about arcades and about the displeasure of Council with the decision to approve the Elmwood arcade application. Ald. Greenough later suggested, however, that the report should really come back to Council for final review, before the Mayor meets with Mr. Smith. A motion to this effect was adopted.

MOTION: That the matter be referred to staff for a report (policy paper), as per the points of discussion that have been noted on pages 5 and 6 of these minutes; this report to come back to Council for final review before being taken by the Mayor to Mr. Dennis Smith for further discussion with him. (This action is in line with the previous direction of Council that a letter be taken by the Mayor to the Deputy Minister for further discussion, as per the Nov. 7th meeting of Council.)

Moved: Ald. Greenough  
Second: Ald. MacFarlane  
In Favour: All  
Against: None  
Motion Carried

2.2 CITY ADMINISTRATOR

2.2.1 WATER MAIN REPLACEMENT - WOODLAWN ROAD

WATER MAIN  
REPLACEMENT:  
WOODLAWN RD.

Further to a motion on the feasibility of replacing the water line on Woodlawn Road, before reconstruction of that street is carried out, a report from Mr. Burke (R. Fougere, E. Purdy) has been submitted to Council, explaining options for watermains in the east end of the City, including the one on Woodlawn Road, and recommending the approval of options 2 and 3, as detailed in the report.

MOTION: To adopt options 2 and 3 from the report to Council on watermain replacement, Woodlawn Road; these are:

- 2) that the Woodlawn Road main can be left as is for the remaining 64 years of normal life, recognizing that breaks in the future may be more frequent and more costly. Current average cost for repair and liability, is estimated to be \$4,844. per year.
- 3) improve reliability of service to the community by installing another transmission main connection between the 24 inch on Tacoma Drive at Gordon Ave., and the 24 inch on Portland St. at Highway 111, at an estimated cost of \$514,000. or \$64,594. per year for construction, plus \$5,140. per year depreciation, for a total of \$69,734.

Moved: Ald. Thompson  
Second: Ald. Sarto

Mr. Burke explained why it makes good sense to proceed with the loop system at this time (option 3). His explanation was in response to questions from several members as to the justification for recommending option 3, in conjunction with option 2, which proposes a status quo for the Woodlawn Road main. Having received Mr. Burke's explanation, most members were willing to support the motion, with the exception of Ald. Pye and Connors.

The vote was taken on the motion.

In Favour: All members except  
Against: Ald. Connors & Pye.  
Motion Carried

2.3 PENSION COMMITTEE

2.3.1 AGREEMENT WITH ROYAL TRUST - PENSION FUND SECURITIES  
LENDING PROGRAM

AGREEMENT WITH  
ROYAL TRUST

The Pension Committee has recommended the entering into of an agreement with Royal Trust, the City employee's pension fund custodian, and the City, for the lending of pension fund securities to securities dealers. An agreement with Royal Trust Corp. of Canada, relating to this securities lending program, has been recommended for approval.

MOTION: To adopt the recommendation of the Pension Committee that approval be given to an agreement with Royal Trust Corp. of Canada, for a securities lending program for City of Dartmouth employees.

Moved: Ald. Greenough  
Second: Ald. Sarto  
In Favour: All  
Against: None  
Motion Carried

(Deputy Mayor Thompson chaired the meeting for the above item and until the end of the Police Site Selection item, which followed.)

2.4 POLICE SITE SELECTION COMMITTEE

2.4.1 REPORT FROM CHAIRMAN

REPORT: SITE  
SELECTION COMM.

As previously requested, additional information has been provided to members of Council on the recommendation of the Police Site Selection Committee that the Mount Hope site (Onex building) be the prime choice of the City for negotiation, and further, that an updating of the costs of using the building be done.



Ald. Billard presented the Committee's report and moved the adoption of their recommendation.

MOTION: To adopt the recommendation of the Police Site Selection Committee on the choice of the Mount Hope site for a new police headquarters, for negotiation; and further, that an updating of the costs of using the Onex building be done.

Moved: Ald. Billard

Second: Ald. Walton

\*\* See  
bottom of  
page for  
more

Questions from Ald. Connors and Woods in particular had to do with the site location, its accessibility and prominence drawbacks, and the fact that the Woodside location may not generate the kind of economic spin-off hoped for in conjunction with a downtown site. There were also reservations about the ultimate cost, if additional land is to be purchased for a buffer zone to improve site security, and in view of major renovations the Onex building will require before it can be used for purposes of a police headquarters.

Members speaking in favour of the site felt it is very satisfactory and could produce economic benefits for lands adjacent to it in the Woodside Park. It was also noted that bus service to the area is now being improved with routes 71 and 63; also, a new interchange is planned for the Circumferential Highway, which will further address access concerns. Ald. Rodgers said he would support the motion on the understanding that it means we will negotiate with the Province by taking an option only, until such time as we have valid costs available on which to base a final firm decision. Mr. Burke and Ald. Billard indicated that this is the understanding of the motion's intent.

The vote was taken on the motion.

In Favour: All members except

Against: Ald. Woods

Motion Carried

\*\*

Ald. Rodgers asked for cost information on the complete facility, including the cost of the land for all the high priority sites, so that Council could be made aware of the cost of all locations. (as per Dec. 5/89 minutes)

3.0 REPORTS3.1 CITY ADMINISTRATOR3.1.1 TENDER - POLICE VEHICLESTENDER:  
POLICE  
VEHICLES

Tenders have been received for marked police vehicles, unmarked police vehicles, dog master vehicle, an ID van, and marked police vans. It is being recommended that vehicles be leased for the unmarked cars, the dog master vehicle and the ID van. Otherwise, the remaining vehicles are being recommended for purchase from the lowest evaluated bidders.

MOTION: To award the tenders for Police Dept. vehicles to the lowest evaluated bidders, as follows:

- Item #1 Marked Police Units - Chebucto Ford - Purchase: \$173,917.00 after trade.
- Item #2 Marked Police Vans - Dartmouth Dodge - Purchase: \$28,114.00 after trade.
- Item #3 Dog Master Vehicle - Chebucto Ford - Lease - \$627.00 per month.
- Item #4 Unmarked Police Cars - Forbes Chev. Olds - Lease - \$439.00 per month each.
- Item #5 ID Van - Chebucto Ford - Lease \$580.00 per month.

Moved: Ald. Greenough  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

3.1.2 SPECIAL CONSTABLE STATUS - RES. 89-44SPECIAL  
CONSTABLE:  
RES. 89-44

Council was requested to approve Resolution 89-44, appointing Ralph Lawrence as Special Constable for a period of 12 months, to issue parking tickets, notices of violations of by-laws, and to deliver summonses.

MOTION: To approve Resolution 89-44,  
appointing Ralph Lawrence as  
a Special Constable for a period  
of 12 months.

Moved: Ald. McCluskey  
Second: Ald. Sarto  
In Favour: All  
Against: None  
Motion Carried

3.2 INVESTMENT COMMITTEE

3.2.1 INTERIM REPORT - THIRD QUARTER, 1989


INTERIM  
INVESTMENT  
REPORT

The Chairman of the Investment Committee has forwarded a report to Council, the interim investment report for the third quarter of 1989, advising that the Committee has reviewed the City's investments and have concluded that they have all been made in accordance with the City's Municipal Investment Policy.

MOTION: To receive and file the third  
quarter interim report from  
the Investment Committee.

Moved: Ald. Sarto  
Second: Ald. Thompson  
In Favour: All  
Against: None  
Motion Carried

On motion of Ald. Thompson and Sarto, Council adjourned to meet in camera. Meeting adjourned at 10:20 p.m.

  
Bruce S. Smith,  
City Clerk-Treasurer.

ITEMS:

- 1.0 Enquiries & Answers, page 1 to 4 incl.
- 2.0 Reports, page 5.
- 2.1 Mayor, page 5.
- 2.1.1 Guidelines/Criteria for Arcade Applications, pg 5 to 7.
- 2.2 City Administrator, page 7.
- 2.2.1 Water main replacement, Woodlawn Rd., oage 7.
- 2.3 Pension Committee, page 8.
- 2.3.1 Agreement with Royal Trust - Pension Fund Securities  
Lending Orogram, page 8.
- 2.4 Police Site Selection Committee, page 8.
- 2.4.1 Report from Chairman, page 8 & 9.
- 3.0 Reports, page 10.
- 3.1 City Administrator, page 10.
- 3.1.1 Tender, Police vehicles, page 10.
- 3.1.2 Special Constable status, Resolution 89-44, page 10.
- 3.2 Investment Committee, page 11.
- 3.2.1 Interim report, third quarter, 1989, page 11.