

**TOWN OF TWILLINGATE
REGULAR MEETING OF COUNCIL
WEDNESDAY, JUNE 12th, 2019
TOWN HALL, TWILLINGATE
7:00 PM**

PRESENT:

Chairperson	Mayor Grant White
Deputy Mayor	Cyril Dalley
Councillor	Janice Barnes
Councillor	Lloyd Blake
Councillor	Melissa Blackler
Councillor	Oliver Hynes
Councillor	Wayne Greenham
Town Clerk/Manager	Marie Magnin

REGRETS: N/A

1. CALL TO ORDER

The meeting was called to order by Mayor White at 7:05 pm.

2. DELEGATIONS

Representatives from the Twillingate Public Library were present. The representatives provided Council with a thorough overview of the Library's great history, inventory and current programming. They also provided information about the state of libraries in our Province, current funding levels and the degree to which our library is valued and used.

3. APPROVAL OF AGENDA

Council reviewed and approved the agenda.

Motion #19-120

Approval of Agenda

It was moved by Deputy Mayor Dalley, seconded by Councillor Greenham, that the Agenda for the Regular Meeting of Council be adopted.

In Favour: 6 Opposing: 0

Decision: Motion carried.

4. MINUTES FOR APPROVAL

Motion #19-121

Regular Meeting for Approval

It was moved by Councillor Blackler, seconded by Councillor Hynes, that the Minutes from the Regular Meeting of Council on May 15th, 2019 be adopted as presented.

In Favour: 6 Opposing: 0
Decision: Motion carried.

5. BUSINESS ARISING FROM PREVIOUS MINUTES

There was no business arising from the minutes.

6. REPORTS - STANDING COMMITTEES:

A. Public Works

No reports for this meeting.

B. Tourism

Mayor Grant White reported on the recent TITA meeting and highlighted two concerns raised by TITA Board Members. The first was in regards to the smell and smoke emitted recently from the Shell-Ex Plant. Mayor White informed those present that Council was aware of the concerns and was working to address them. The second concern expressed was to do with unlicensed accommodators. The Town Clerk/Manager confirmed that letters have been sent to all those unlicensed accommodators that the Town is aware of. Occasionally, Town staff will review various booking sites in an effort to increase compliance. So far, a number of these letters have resulted in unlicensed accommodators pursuing their license.

C. Finance

No reports for this meeting.

D. Fisheries

No reports for this meeting.

E. Planning and Development

The Planning & Development Chair, Councillor Barnes, informed Council that the Committee met with the Town Clerk/Manager to review the logo options created by our agency, Rogue Penguin. The Committee Members provided feedback and this feedback has since been addressed and will be presented in the 'General Business' portion of this Council meeting.

F. Fire Department

Mayor White, Deputy Mayor Dalley, Councillor Blackler, and Councillor Blake met with Fire Chief Craig Clark on May 27th at 5:30 pm. The primary purpose of the meeting was to discuss the future of 65 Main Street. The Fire Chief informed Council that allowing the Fire Department to utilize the administrative side of the building would allow them to increase the size of the bay. This would be beneficial because it would allow room for the machinery to be maneuvered easily. Today, in order to access some of the machinery, it all has to be moved out. Craig would utilize the pick up for his routine fire business (i.e. inspections) if it was easily accessible but it's not worth the effort it takes currently. Also, currently there is no room to do maintenance on the vehicles in the bay. There was some discussion about the water

leaks and related issues on the administrative side. It was agreed that, if the Fire Department were to assume this area, funding opportunities to fix the roof would need to be explored.

7. CORRESPONDENCE

Motion #19-122

It was moved by Deputy Mayor Dalley, seconded by Councillor Blackler, to approve a request to operate a vacation rental at 6 Legge's Hill South, subject to advertising and compliance with all relevant Municipal and Provincial Regulations.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-123

It was moved by Councillor Blackler, seconded by Councillor Hynes, to approve a request to operate a food service business at 54 Toulinquet Street, serving baked pastries, meat-based cooked meals, and non-alcoholic beverages, subject to advertising and compliance with all relevant Municipal, Provincial and Federal Regulations.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-124

It was moved by Councillor Blackler, seconded by Councillor Hynes, to approve a request to operate a vacation rental at 42 Dock Road, subject to advertising and compliance with all relevant Municipal and Provincial Regulations.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-125

In response to a resident's concern regarding the safety and aesthetics of the HWY 340 and Main Street intersection, it was moved by Councillor Blackler, seconded by Councillor Barnes, to contact our MHA about the possibility of installing a crosswalk and signage to assist with safe crossing and request that line painting in that intersection be completed earlier in the season.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Minute #19-126

Further to the correspondence addressed in Motion #19-125(above), it was agreed that the Town Clerk/Manager would inform the resident that our Municipal Plan is currently under review and policies related to signage/advertising will be part of this review. Public consultation will be taking place throughout the summer and will kick off shortly.

Motion #19-127

Further to the correspondence addressed in Motion #19-71, it was moved by Councillor Blake, seconded by Councillor Barnes, to have the Town Clerk/Manager write a letter to a property owner notifying them that a complaint has been received regarding a mess around the property and requesting they consider tidying.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Minute #19-128

Two written complaints regarding the unpleasant smell from the Shell-Ex Plant were discussed. It was acknowledged that other complaints had also been made directly to the Town Office. In response to earlier complaints, members of Council went to the plant and met with the owner. Furthermore, Council met with the property owners in the Council Chambers to better understand their operations and compliance with environmental regulations. The owners said that they are in compliance with environmental regulations. Council has since requested a tour of the facility while it's operating. This will be scheduled in the coming week or so, depending on availability.

Minute #19-129

In response to a letter received from a representative of the Women's Institute highlighting concerns about the future of the historic building they've been occupying, it was agreed that the Town Clerk/Manager would send a letter acknowledging the historic importance of the building and that although the Town is not in a position to assume responsibility for this building, a conversation is certainly welcome.

Motion #19-130

In response to a request for support from the Fish, Fun and Folk Festival, it was moved by Councillor Greenham, seconded by Councillor Blackler, to sponsor the event in the amount of \$2000, including the Town's \$100 ad in the festival booklet. This is a new form of sponsorship for Council and it's possible because it takes the place of the wine and cheese event which Council will not be proceeding with this year. Furthermore, Council agreed to take part in the parade and Mayor White volunteered to head up this activity.

In Favour: 6 Opposing: 0
Decision: Motion carried.

8. FINANCES

Motion #19-131

It was moved by Councillor Greenham, seconded by Councillor Blackler, that the attached accounts be passed for payment.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-132

It was moved by Councillor Hynes, seconded by Councillor Barnes, that the A/R adjustments for May, in the amount of \$3,843.81, be approved.

In Favour: 6 Opposing: 0
Decision: Motion carried.

9. REGULATIONS AND POLICIES

Motion #19-133

It was moved by Councillor Greenham, seconded by Councillor Hynes, to adopt the new Town Hall Flag Lowering Policy.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-134

It was moved by Councillor Barnes, seconded by Councillor Blackler, to adopt the Town's new Employment Policies.

In Favour: 6 Opposing: 0
Decision: Motion carried.

10. GENERAL BUSINESS**Minute #19-135**

Council reviewed five versions of the logo concept and narrowed it down to two. It was agreed that the Town Clerk/Manager would pass along Council's feedback on the two remaining options and the final vote would be conducted over email.

Minute #19-136

There was discussion regarding the Town's current Development Regulations and the fact that some regulations, such as height for accessory buildings, have not been strictly adhered to. It was agreed that was likely the case because some of the regulations don't make much sense for this community. Following the advice of the Lands Planning Division and legal counsel, the Town Clerk/Manager confirmed that it is in the Town's best interest to follow the regulations. Issues such as the 10-foot height restriction on accessory buildings will be reviewed, along with all other regulations, as part of the Municipal Plan & Development Regulations currently underway. In the meantime, Council will need to evaluate permit applications that don't comply with the regulations on a case-by-case basis and follow Section 11 of the regulations in order to allow for a variance.

Motion #19-137

It was moved by Councillor Barnes, seconded by Councillor Hynes, to allow a permit for the construction of a garage at 89 Dock Road. The application includes a total area of 58m² and the applicant is agreeable to lowering his wall plate from the originally planned 12 feet to 10 feet. The total height, with rafters, will be 23 feet. Even though the height has been lowered, it was acknowledged by all Councillors that approving this permit requires a variance from the Development Regulations. As per Section 11 of the Development Regulations, Council asked that the Town Clerk/Manager consult with adjacent property owners and consider any objections or concerns. There was further discussion that the Development Regulations for accessory buildings are unclear and far too limiting for Twillingate and have not been adhered to in the past. It was agreed that the Town Clerk/Manager would raise this issue with Upland, the consulting firm responsible for the development of our new Development Regulations, so that they're aware of the challenges the current regulations create.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-138

A building permit application to construct a shed at 9 Drong Hill was discussed. With a planned height of 21 feet and area of 1,144 square feet, it was moved by Councillor Barnes, seconded by Councillor Hynes, to approve a variance from the Development Regulations, as per the authority granted to Council under Section 11 so long as adjoining properties do not have any objections/concerns.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Motion #19-139

It was moved by Deputy Mayor Dalley, seconded by Councillor Blake, to submit a Capital Investment Plan to the Gas Tax Secretariat to utilize \$11,143.50 of our Gas Tax Funds towards the renovations to the new Town Hall to accommodate a Visitor Information Centre.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Minute #19-140

There was further discussion about a solution for speed control in the school zones of our community. The electronic speed signs are approximately \$4,500 each. It was agreed that the Town Clerk/Manager would look into alternative solutions such as reflective signs. It was also noted that the Town Clerk/Manager should look into the maintenance cost associated with the electronic signage.

Minute #19-141

The Town Clerk/Manager informed Council that she was recently presented with 9 orders as a result of a Service NL OH&S Inspection of the stadium. All of the orders relate to public safety and carbon monoxide and ammonia. This inspection has occurred at all stadiums in the Province and is a direct outcome of the recent carbon monoxide poisoning at a stadium in St. John's. All orders must be addressed in order for the stadium to re-open in the fall. It was agreed that the Town Clerk/Manager would proceed with estimating the work.

Motion #19-142

The Town Clerk/Manager informed Council that under our current insurance policy the stadium is only insured for \$2.8 million. At this value, the stadium is underinsured as the replacement value for a stadium runs between \$8 and \$12 million. It was moved by Councillor Blake, seconded by Councillor Greenham, to increase the stadium replacement value to \$8.5 million and assume the additional \$10,883 annual premium.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Minute #19-143

In regards to Motion #19-71, the Town Clerk/Manager confirmed that the resident has yet to acknowledge the correspondence requesting that the property be cleaned up. It was agreed that Councillor Greenham would attempt to speak directly to those involved.

Motion #19-144

In regards to the upcoming MCW Paving Project, the lowest bid on the project results in a project shortfall of \$1,391.13. It was moved by Councillor Greenham, seconded by Councillor Blackler, that Council will cover the cost of the shortfall in order to avoid having to reduce the scope of the project.

In Favour: 6 Opposing: 0
Decision: Motion carried.

Minute #19-145

The Town Clerk/Manager advised Council that the JCP at the new Town Hall building is going very well. We have four workers for 6 weeks. Once we have approval to use Gas Tax for the renovations, we will award the contract to do the renovations needed to accommodate the VIC and Town Hall.

<The Town Clerk/Manager noted that the next item on the agenda is the Recreation Director. Councillor Blackler said that she is in conflict of interest due to the fact that her husband is one of the applicants. Councillor Blackler left the room at 10:23 pm.>

Motion #19-146

Based on the recommendation of the Hiring Committee (Mayor Grant White and Deputy Mayor Dalley), it was moved by Councillor Greenham, seconded by Councillor Barnes, to offer the 8-month, full-time, contract position of Regional Recreation Director to Mr. Jeff Blackler.

In Favour: 5 Opposing: 0
Decision: Motion carried.

<Councillor Blackler returned to the Council Chambers at 10:50 pm.>

Minute #19-147

It was agreed that going forward where regulations require public advertising (i.e. discretionary zoning use), the Town will advertise on Facebook in addition to the local cable channel.

Minute #19-148

Councillor Barnes asked whether or not the Town has a by-law in place for noise. The Town Clerk/Manager agreed to look into it and report back.

Minute #19-149

Councillor Barnes asked about the enforcement of fire bans in the Town. It was agreed that enforcement of the fire ban is outside the purview of the Town. Mayor White agreed to visit the resident/business behind the concern to ensure they are aware of the rules as communicated by the Department of Fisheries & Land Resources.

There being no further business at this time, it was moved by Deputy Mayor Dalley, seconded by Councillor Hynes, to adjourn the meeting. Meeting adjourned at 11:15 pm. Carried.

Grant White-Mayor

Marie B. Magnin-Town Clerk/Manager