

CITY COUNCIL #22-87

June 8, 1987.
7:30 p.m.

The regular meeting of City Council was held this evening when the following were present - His Worship Mayor B. Lynch, Aldermen R. Aubry, D. Carr, B. Gallant, G. Grant, T. Green, R. Lalonde, T. Lalonde, G. Leger, F. Guindon, and C. Poirier. Absent were Aldermen C. Charlebois and A. Leblanc who were in Ottawa attending a conference.

INVOCATION

The invocation was given by Sister Elinor McDonald, Macdonnell Memorial Hospital Convent.

PRESENTATIONS

Mr. Micheal Otis presented Mr. Ken Bedford, the City's new Planner.

Mr. Dave Fielding presented Norm Levac as the City's new Design Engineer.

Mr. Fern Hamelin presented Mr. Conrad Miller who was recently appointed Superintendent of Public Works.

Alderman Grant presented to Mayor Lynch a certificate of appreciation from the Canadian Red Cross Society for the Mayor Media Blood Clinic held in 1986.

Alderman Grant presented to Mayor Lynch a plaque from athletes, coaches, support staff & provincial council for the games for the physically disabled.

ADOPTION OF MINUTES

Moved by Aldermen R. Lalonde and Leger that the minutes of May 25th meeting of City Council be adopted. CARRIED

Moved by Aldermen C. Poirier and Gallant that the minutes of May 25th meeting of Committee of Council be adopted. CARRIED

COMMITTEE OF THE WHOLE

Moved by Aldermen G. Leger and Poirier that Council go into Committee of the Whole and that all delegations, resolutions, communications and by-laws be referred to that Committee and that By-laws 079 to 089 be given first reading-
By law 079 - For licencing and regulating food premises and food services premises

- By-law 080 - To regulate the operation of shops known as hair stylists, hairdressers and barbers and the licencing of the owners of such shops
- 081 - To amend the Zoning By-law (1424 Second W.)
- 082 - To amend the Site Plan Control By-law (1424 Second W)
- 083 - To amend the Signs By-law (BenDav)
- 084 - To amend the Site Plan Control By-law (Trinity Church Senior Citizens)
- 085 - To authorize the obtaining of temporary advances to meet the cost fo certain works undertaken pending the completion thereof (highway, underground services & storm sewer in Industrial Park)
- 086 - To authorize the obtaining of temporary advances to meet the cost of certain works undertaken pending the completion thereof (Pitt St. Overpass at CNR)
- 087 - To authorize the obtaining of temporary advances to meet the cost of certain works undertaken pending the completion thereof (closing of waste disposal site)
- 088 - To authorize acceptance of land from Courtaulds North America (Committee of Adjustment application B-18-87)
- 089 - To expropriate lands (McDonald - Industrial sites)

DELEGATIONS CARRIED

1. McDonald Expropriation - Mr. Douglas B. Kelly indicated that he was representing Mr. Bob McDonald owner of the property being expropriated by the City. He indicated that Mr. McDonald has lived on this land all his life having inherited the property from his father and has continuously farmed the land in question. He indicated that the owner is interested in living there as long as possible and that hopefully Council would give consideration to allowing Mr. McDonald to stay on his land.

2. Proposed Aquatic & Fitness Centre - Mr. Bill Kennedy introduced himself as the owner/manager of Maximum Fitness and Squash Club. He indicated that he was certainly in support of an Aquatic Centre but could not support the Aquatic Centre with the Fitness and Court component. Mr. Kennedy contends that the fitness component of the planned Aquatic Centre would compete directly with his market. He concluded his presentation by expressing a concern that if this project goes through including an Aquatic Centre with a Fitness area and Courts that it would definitely affect the livelihood of his club

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and existing clubs in the area. He felt that it would not be proper that he as a tax payer should have to compete with a facility that is not needed because there are existing facilities in the City that could more than adequately meet the needs of the fitness and courts it would be a direct competition to himself and other private sector fitness and raquet clubs and it would not pay for itself or become self-sufficient.

Moved by Aldermen T. Lalonde and Guindon that Council approve an additional five minutes in order for Mr. Kennedy to complete his presentation.

CARRIED

Mr. Kennedy completed his presentation and on questions from members of Council Mr. Kennedy advised that he would certainly support an Aquatic Centre with field house facilities whereby basketball or volleyball tournaments could be held or other events that presently being housed in existing high school facilities.

3. 676 Champlain drive - Mr. Al MacDonell indicated that he represents himself and his wife, Marilyn, as owners of a property at 676 Champlain Drive. Mr. MacDonell provided Council with a short history of his activity in turning his garage into a family room which resulted in an application before the Committee of Adjustment for minor variances. Mr. MacDonell advised Council that while the Committee of Adjustment did approve his application it imposed a condition on the approval that the driveway facing the family room be relocated off Lancaster Crescent. Mr. MacDonell provided Council with approximately 30 pictures of other properties enjoying similar housing facilities where the driveway faces the family room. The delegation felt that Committee of Adjustments condition was unfair and that there exists presently in new homes and older homes similar situations where they have been permitted to exist and his case he is looking at a possible expenditure of \$5000.00 to relocate the driveway with the possibility that this modification to his property would represent a devaluation. He concluded his presentation by asking Council to assist him in reconsidering the decision made by the Committee of Adjustment. Several members of Council expressed concern over the enforcement of the zoning by-law and recognize that several properties in the City of Cornwall have facilities similar to the property in question.

As a result it was moved by Aldermen Aubry and T. Lalonde that this matter be referred to administration for a full report which will indicate if the enforcement of the by-law is in uniformity for all properties for front and side yards restrictions and that in the meantime the property owner at 676 Champlain Drive not suffer adverse conditions

CARRIED

4. Sewer problems on Seventh St. W. - Mr. Donald Smith called on June 5th to withdraw his delegation

RESOLUTIONS

#12 - Moved by Aldermen T. Green and T. Lalonde that whereas Council has established several committees; and whereas the council agenda does not provide council committees the opportunity to report; now therefore be it resolved that the section of "Reports from Council Committees" be added to the agenda format. CARRIED

#13 - Moved by Aldermen C. Poirier and F. Guindon
WHEREAS the City of Cornwall has applied to this Council for approval to expropriate lands described in Schedule "A" for the purposes of sites for the establishment and carrying on of industries and industrial operations and uses incidental thereto in the City of Cornwall;

NOW THEREFORE be it resolved that the Council of The Corporation of the City of Cornwall for the reasons given therein approves the expropriation of those lands described in Schedule "A" attached hereto for the purposes of sites for the establishment and carrying on of industries and industrial operations and uses incidental thereto in the City of Cornwall,

- 1) The report from the Inquiry Officer, Bogart W. Trumpour, Q.C., has been reviewed and considered and the reasons and conclusion therein are adopted by this Council
- 2) The City of Cornwall urgently requires land for industrial sites
- 3) All Major services are located at or near the property being expropriated and the land being expropriated is an integral part of the first phase of development
- 4) The land in question has been zoned for industrial development for several years.

CARRIED

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CONSENT AGENDA

- A. Humane Society - Grant tag day Oct. 8, 1988
- B. Ministry of the Environment - Becomes Communication #14
Moved by Aldermen F. Guindon and R. Lalonde that
the Consent Agenda be approved. CARRIED

COMMUNICATIONS

1. Tender #53-87 - Moved by Aldermen B. Gallant and Grant that
tender for Labour, Parts & Equipment to Perform
Operations to Upgrade 6 Mammoth HVAC Units at the
Civic Complex be awarded to Walker Air Conditioning
and Refrigeration at a total tendered price of
\$30,588.90. CARRIED
2. Elevated Water Tank Tender #45 - Moved by Aldermen R. Lalonde
and Leger that Council agree to the revised terms
of Panzini Inc., stated in their letter of May 13/87,
and that a purchase order be issued immediately for
the work in the amount of \$6,000 and that the costs
be accrued against the Waterworks Reserve Fund.
CARRIED
3. Secretary, Engineering Services - Moved by Aldermen T. Lalonde
and Grant that the permanent position of Secretary
to the Department of Engineering Services be refilled
as soon as possible. CARRIED
4. Landfill Site Operation - Moved by Aldermen R. Aubry and
R. Lalonde that tender #39-87 for The Operation
of the Refuse Disposal Site be awarded to Clarkay
Environmental Services and its proposal to operate
the Refuse Disposal Site at an annual cost of
\$386,053.61 (\$8.387 per capita/per year) effective
September 1, 1987; including permission for
Clarkay Environmental Services to have a new
tipping fee structure of \$1.00 for cars; \$3.00
for half tons; \$1.00 per cubic yard
for all other vehicles; the one ticket system for
free access to local industries to continue; and
further that Tender #43-87 Landfill Compactor be
cancelled. CARRIED
5. Public Works Organization - Moved by Aldermen T. Lalonde
and Grant to adopt recommendations of Manager,
Public Works as contained in report dated May 29th
CARRIED
6. Justice Bldg Emergency Repairs - Moved by Aldermen F. Guindon
and Poirier that Council grant permission to drill
a new well and to borrow a maximum of \$30,000 from
the general reserve fund to be replenished next year

under a Public Works Special Project and that the tendering procedure be waived in order to use the price quotation system asking contractors who specialize in the field of plumbing/electrical work, well drilling and manhole construction to give price quotations immediately. CARRIED

7. Planning Advisory & Hearing Comm. - Moved by Aldermen

R. Lalonde and Gallant that Council approve the application for demolition of existing apartment units at 1424 Second St. W. CARRIED

8. Planning Advisory & Hearing Comm. - Moved by Aldermen

F. Guindon and Leger that the subject property, 1424 Second Street West, be rezoned from Commercial 41 to Residential 30 in order to permit the construction of a new walk-up apartment building and that the site be subject to Site Plan Control and in particular the Site Plan should include suitable provisions for public access. CARRIED

9. Planning Advisory & Hearing Comm. - Moved by Aldermen

B. Gallant and Grant that the request to amend the Signs By-law to permit a 'Technics' roof sign on the Ben-Dav property be granted provided that the two temporary signs be removed and if there is a need for a changeable message sign on the property, that one or both of the existing free-standing signs be modified to include a message board. CARRIED

10. Planning Advisory & Hearing Comm. - Moved by Aldermen

G. Leger and Green that the draft plan of subdivision re: Nottingham Estates be approved. CARRIED

11. Replacement of Staff - Moved by Aldermen T. Lalonde and

Guindon that the position of Sewer Pipe Layer in the Sewer Section be filled CARRIED

12. Employee Replacements - Moved by Aldermen R. Lalonde and

Green that positions of Secretary/Receptionist and Parental Support Worker be filled as soon as possible CARRIED

13. Heritage Day - Moved by Aldermen F. Guindon and Leger that

Cornwall participate in Heritage Village - Cornwall Day and that Cathy Coyle co-ordinate the City's presentation. CARRIED

14. Need Study Grant for Water Distribution Systems - Moved

by Aldermen F. Guindon and Gallant that letter from Ministry of Environment dated May 27th be received CARRIED

C O U N C I L

The Chairman of the Committee of the Whole reported to Council the actions of the Committee including the second reading of the by-laws and recommendation for enactment.

Committee of the Whole - Moved by Aldermen T. Green and Grant that the Committee of the Whole be adopted.

CARRIED

By-laws - Third Reading - Moved by Aldermen C. Poirier and R. Lalonde that By-laws 54, 56, 57, 79 to 89 as listed for third reading be taken as read a third time and finally passed.

CARRIED

NEW BUSINESS

10% Bid Bond - Moved by Aldermen F. Guindon and Green that a 10% Bid Bond be asked of all Tendering Submissions.

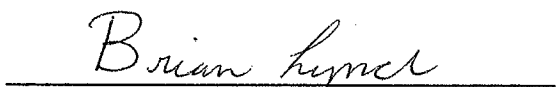
CARRIED

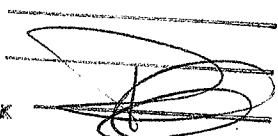
Queen Street Traffic - Moved by Aldermen R. Aubry and Green whereas traffic on Queen Street has increased significantly, and whereas, with parking permitted on both sides of the street, this causes a hazardous condition, therefore be it resolved that Administration do an analysis of this situation and report on same to Council.

CARRIED

The meeting adjourned at 10:00 p.m.


City Clerk


Mayor

COUNCIL ACTION *June 22/87*
COMMUNICATIONS (REG)
COMMUNICATIONS (CONSENT)
COMMUNICATIONS (CLOSED)
APPROVED
RECEIVED
FILED
DEFER
COMMENTS _____

CLERK