

MINUTES

Regular Meeting of Council
Wednesday, July 31, 2024 @ 4:00 p.m.
Council Chambers

Present:	P. Farwell	Mayor
	B. Ford	Deputy Mayor
	W. Hoffe	Councillor
	P. Woodford	Councillor
	M. White	Councillor
	T. Pollett	Councillor

**Advisory and
Resource:**

J. Knee	Director of Community Services
H. Lowe	Director of Public Safety & Protective Services
J. Blackwood	Director of Planning and Public Works
B. Hefford	Director of Governance & Legislative Services/Town Clerk
K. Hiscock	Director of Corporate Services
S. Armstrong	Communications Officer

Regrets:	S. Hancock	Councillor
	D. Chafe	CAO

1. CALL TO ORDER

The Meeting was called to order at 4:00 p.m.

2. LAND ACKNOWLEDGEMENT

3. VISITORS/PRESENTATIONS

World Drowning Prevention Day – July 26th

Mayor Farwell proclaimed July 26th as World Drowning Prevention Day. Drowning is one of the leading causes of unintentional injury deaths worldwide, claiming 236,000 lives per year. Lifesaving Society Canada states approximately 400 Canadians die in preventable water related incidents annually. The Town of Gander is committed to supporting initiatives and policies that contribute to reducing drowning incidents, including swimming lessons, lifejacket use, supervision of children around water and the promotion of safe boating practices.

3. APPROVAL OF AGENDA

Motion #24-141

Approval of Agenda

Moved by Councillor Pollett and seconded by Councillor White that the Agenda for the Regular Meeting of Council on July 31, 2024 be adopted.

In Favour: 6 Opposing: 0

Decision: Motion carried.

4. MINUTES FOR APPROVAL

Motion #24-142

Regular Minutes for Approval

Moved by Councillor Woodford and seconded by Councillor Pollett that the Minutes from the Regular Meeting of Council on July 3, 2024 be adopted as presented.

In Favour: 6 Opposing: 0

Decision: Motion carried.

5. BUSINESS ARISING FROM PREVIOUS MINUTES

6. REPORTS – STANDING COMMITTEES:

A. Community Services Committee:

The Community Services Committee report was presented by Councillor Pollett.

The Community Services Committee meeting was held on July 22, 2024. The meeting was chaired by T. Pollett, Councillor (Chair). Other members present included: B. Ford, Deputy Mayor; W. Hoffe; B. Hefford, Director, Governance and Legislative Services; and J. Knee, Director, Department of Community Services.

The following items were discussed:

Gander Disc Golf

Gander Disc Golf, a nonprofit organization established this summer, are currently operating a 9-hole disc golf course from the Airport Nordic Ski Club. The organization has requested some

assistance from the town which would include mowing the course twice. The Committee is excited to have this venture in Gander and has agreed to assist with the mowing. Any additional requests for mowing will be considered at that time.

Association of Speech-Language Pathologists and Audiologists

The Association of Speech-Language Pathologists and Audiologists will be hosting their provincial conference at the Quality Hotel and Suites from September 19-20, 2024. The Committee agreed to provide a conference hosting donation of \$500 as presented under the Conference Hosting Policy.

Outdoor Ice Rink

The Committee discussed some possible options for future outdoor rinks. The current method for our community outdoor rink has not been yielding the results we had hoped for as some winters we are only getting two weeks of use. Two options were discussed, either purchasing a mobile chiller unit with a roll out piping system or pouring a concert pad with in-ground piping. The department will do some further exploration of these options.

Brad Hefford and Councillor Wilson Hoffe joined the meeting.

Sports Field Enhancement

During the 2024 budget process, Council allotted funds for a sports field enhancement program at the ballfields. One option discussed was a clubhouse, so the department was directed to review types of facilities other communities have, as well as reaching out to the user groups to determine their needs.

Little Harbour Boon Docking and Garbage

There have been some issues lately with garbage at Little Harbour. It is uncertain if this is from lids being left off garbage cans or from boondocking. Boondocking is camp without hookups in somewhat remote areas. It was suggested to look at purchasing some animal proof garbage bins for this area and continue to monitor the situation.

Kelly Sceviour, Special Events Coordinator joined the meeting.

Festival of Flight

The Special Events Coordinator gave an update on the Festival of Flight.

- Save the date cards including QR codes for the most up-to-date schedule are being mailed to residents.

- Full page ads were placed in the NL Wire newspaper.
- Displays are set up at the Gander Mall, Fraser Mall and Steele Community Centre.
- Festival buttons will be available at various locations around town.
- Kitchen Party tickets are available online at www.gandercanada.tix.com, at the Steele Community Centre Administration Office or by calling 709-651-5927. This year’s lineup includes ManDown, The Navigators, who are headlining this year’s Kitchen party, and Mixed Tapes. There is also a presale for liquor/beer tickets, so be sure to beat the line up and purchase your tickets in advance. These tickets can be purchased by calling 709-651-5927 or drop by the Steele Community Centre Administration Office.

Skate Sharpening RFP#24-05

The results of the Request for Proposal for Skate Sharpening Services at the Steele Community Centre were presented to the Committee for review. The only bid received was from Ship Shape Skate Repair and it met specifications.

Included in the proposal was that Ship Shape Skate Repair would provide liability coverage in the amount of \$1 million. As well, an annual charitable donation of \$100 to the Gander Community Fund would be issued in lieu of providing a rental fee to the Town.

Motion #24-143

Skate Sharpening RFP#24-05

Moved by Councillor Pollett and seconded by Councillor Hoffe to award RFP#24-05 to Ship Shape Skate Repair for skate sharpening services at the Steele Community Centre provided the annual charitable donation of \$100 be issued to the Gander Community Fund, and a copy of 1 million in liability insurance is received.

In Favour: 6 Opposing: 0

Decision: Motion carried.

Upcoming Events

The following events will take place in the coming months:

August 1 st – 5 th	Festival of Flight
August 3 rd	Kitchen Party featuring Mandown, The Navigators & Mixed Tapes
August 3 rd , 10 th & 24 th	Gander Grow Co. Farmer’s Market
August 5 th	Gander Day
August 7 th , 14 th , 21 st & 28 th	Concert in the Park
August 9 th – 11 th	Antique and Classic Car Show
Aug 16 th – 18 th	Provincial Female Baseball U13 AA Tournament

August 19th – 29th
August 22nd

Impact Hockey Camp
Gander Grow Co. Workshop

B. Economic Development Committee:

The Economic Development Committee report was presented by Councillor Woodford.

The Economic Development Committee meeting was held on July 17, 2024. The meeting was chaired by P. Woodford, Councillor (Chair). Other members present included: B. Ford, Deputy Mayor; W. Hoffe, Councillor; and D. Chafe, CAO. Regrets: T. Pollett, Councillor; and S. Handcock, Councillor.

The following items were discussed:

Meeting with Minister Hutchings

The CAO provided the Committee with an update on a recent meeting between Mayor Farwell and the Honourable Gudie Hutchings, Minister of Rural Economic Development and Minister responsible for the Atlantic Canada Opportunities Agency. Also present were Mr. Dave Boland, Vice Present with ACOA Newfoundland and Labrador. Mayor Farwell was accompanied by our CAO and Town Clerk.

During the meeting, Mayor Farwell briefed the Minister on several of our priorities including aerospace, event hosting, arts and theatre, and mining. ACOA has been a longtime supporter of Gander and has an excellent working relationship with our community. We look forward to their continued support as our community grows.

Obstetrical Services Update

The Committee reviewed an update on Obstetrical Services offered at the James Paton Memorial Hospital. As of June 19, staff there welcomed 30 new births.

Staffing Update:

- 11.6 of 13.1 or 88% of Full-Time Equivalent (FTE) nurse positions have now been filled,
- The lactation consultant position is currently occupied full-time and providing continuous support to new mothers,
- There are currently three obstetricians on staff supported by locum coverage to ensure there are no gaps in specialist care,
- Two full-time midwives will soon be joined by a third,
- The team is awaiting a third pediatrician but are not certain on timing.

The Committee was very pleased to learn of the progress since the service was reinstated and feel it bodes well for its importance as a core service.

Community Development Meeting

On July 4th, department staff met with representatives of the Qalipu First Nation and the Gander and Area Chamber of Commerce to discuss joint opportunities for economic growth. While the discussion touched on several opportunities, housing development dominated, ending with a commitment to further discuss in mid-August. In the meantime, staff committed to striking an internal working group explore options for moving forward.

Building Statistics

The second quarter building statistics show new construction and renovation levels for the first half of the year to be on par with 2023. To June 30th, there have been 113 permits issued for work valued at approximately \$5.88M. Of this, 17 permits have been issued for residential construction worth about \$3.67M. Permits for new commercial construction in the amount of almost \$1.4M have been issued so far. The remainder of the year looks promising.

C. Public Safety and Protective Services Committee:

The Public Safety and Protective Services Committee report was presented by Councillor White.

The Public Safety and Protective Services meeting was held on July 18, 2024. The meeting was chaired by M. White, Councillor (Chair). Other members present included: P. Woodford, Councillor; H. Lowe, Director of Protective Services/Fire Chief; B. Hefford, Town Clerk; and T. Byrne, Administrative HR Coordinator. Regrets included: S. Handcock, Councillor.

The following items were discussed:

Crosswalk with Flashing Light by Peyton's Flowers to Needs Convenience

The Committee reviewed a recommendation from Englobe regarding the crosswalk with a flashing light, that crosses Elizabeth Drive by Peyton's Flowers to Needs Convenience.

There were three recommendations from Englobe which were as follows:

- a. A curb extension with curb ramp be added to both sides of Elizabeth Drive at the crosswalk;
- b. RA-4 signs be posted at the appropriate location on the roadside; and
- c. Removal the overhead pedestrian signal.

The Committee endorsed the plan presented and this item will be forwarded to the Planning and Public Works Department for prioritizing for safety reasons, and budgeting.

Low Curb on Armstrong Blvd.

The Director of Public Safety and Protective Services noted a business owner had an issue with the low curb on Armstrong Blvd. He had witnessed several close calls as his customers were exiting the premises.

A few options were discussed to alleviate the issue:

- Remind residents through public announcement/signage that it is not permitted to drive across sidewalks to access roadways and enforce.
- Reconstruct approximately 100 M of low back curb and sidewalk to high back. May not eliminate problem totally but will make it very uncomfortable for most vehicles to cross over. A very rough estimate to complete this work is approximately \$45,000 but can only truly be determined by going to Tender.
- Erect Barricades to physically prevent crossing the sidewalk, full length of the property. Jersey barricades would be approximately \$18,000.

The Public Safety and Protective Services Committee discussed the potential options and ultimately decided to monitor the area before recommending capital improvements.

Pit on Howe Street

The Public Safety and Protective Services Committee reviewed correspondence from residents of the Howe Street area. They expressed their concerns about the partying of young people at the end of Howe Street in the pit and furthermore towards the fact that municipal enforcement and RCMP were contacted and never followed up on the situation.

The Committee stated this is an ongoing challenge and they are aware of the situation and will monitor the situation as the need arises.

The Town Clerk left the Committee meeting.

RCMP Statistics June 2024

The Committee reviewed the RCMP Statistics for June 2024. There were 328 reported calls for service during June, compared to 353 reportable calls for service in May. Some of the noticeable difference in June was an increase in the following:

- “Crimes against the person” including uttering threats, forcible confinement, assault and assault.
- “Theft under \$5000” including shoplifting, theft from a motor vehicle, theft of bicycle.
- “Traffic accidents and offences” including accidents, speeding and other moving violations.

These stats are general duty stats and do not include stats from major crimes and traffic services.

D. Planning and Public Works Committee:

The Planning and Development Committee report was presented by Councillor Handcock.

The Planning and Development Committee was held on July 23, 2024. The meeting was chaired by S. Handcock, Councillor (Chair). Other members present included: B. Ford, Deputy Mayor; M. White, Councillor; P. Woodford, Councillor; B. Hefford, Director of Governance & Legislative Services/Town Clerk; and J. Blackwood, Director of Planning and Public Works.

The following items were discussed:

Town of Gander Water Quality Report – Fall 2023

The Director presented the Committee with a summary of the Town of Gander Tap Water Quality Report. The report shows the Town's water quality with reference to the Canadian Drinking Water Guidelines for each parameter. The most recent report is for Fall 2023, where the Town's Water Quality Index has a rating of 97%, categorized excellent. Water quality is protected with a virtual absence of impairment; conditions are very close to pristine levels. This index level can only be obtained if all measures meet the recommended guidelines virtually all of the time.

This testing is conducted and reported by the Provincial Government and the results may be viewed on the GOVNL – Environment and Climate Change, water resources management webpage. <https://maps.gov.nl.ca/water>

Tender – 2024 Street Resurfacing

The Committee reviewed the tender results for the 2024 Street Resurfacing program. There was one bid received from Feltham's Construction Limited in the amount of \$939,060.05 HST inclusive. The sole bid was considerably over budget and the Committee is recommending that the work not be awarded at this time. Staff will re-evaluate the scope of work for consideration in future capital works planning.

Federal Wastewater Monitoring Dashboard

A representative of the Department of Environment and Climate Change, Water Resources Division is seeking approval from Council to provide the results of the samples collected from Gander's Wastewater with the Public Health Agency of Canada. These results are currently available on the Provincial Wastewater Dashboard and the Committee felt that sharing the data could help monitor Respiratory Viruses throughout the Country.

Motion #24-144
Federal Wastewater Monitoring Dashboard

Moved by Councillor Woodford and seconded by Deputy Mayor Ford that the Provincial Department of Environment and Climate Change, Water Resources Division be permitted to share the results of Gander’s Wastewater samples with the Public Health Agency of Canada to be posted on the Respiratory Virus: Wastewater monitoring dashboard.

In Favour: 6 Opposing: 0

Decision: Motion carried.

Spruce Court Phase 16 – Residential Subdivision Development

Town Staff have been working with McCurdy Enterprises Limited, and their consultants, on a new residential subdivision development that will see approximately 12 duplex and 2 single residential medium density building lots in Spruce Court. Recent phases of development by McCurdy Enterprises and other developers have seen good uptake and Council is pleased to work with local firms to provide the opportunity to fulfill the growing demand for housing in Gander.

The Committee recommends, and I move, that the Town Clerk or designate be authorized to issue a development permit for Spruce Court Phase 16 to McCurdy Enterprises Limited subject to technical approval of construction drawings, payment of the development fee, and the attached permit conditions.

Motion #24-145
Spruce Court Phase 16 – Residential Subdivision Development

Moved by Councillor Woodford and seconded by Councillor Pollett that the Town Clerk or designate be authorized to issue a development permit for Spruce Court Phase 16 to McCurdy Enterprises Limited subject to technical approval of construction drawings, payment of the development fee, and the attached permit conditions.

In Favour: 6 Opposing: 0

Decision: Motion carried.

Water Treatment Plant – Compressor Upgrades

The Committee was presented with a proposal from CBCL Limited to evaluate the existing compressors at the Water Treatment Plant and to provide recommendations for replacement. The compressors are used to supply air to the oxygen generators which then provide oxygen to

the ozone generators in the production of potable water. The existing compressors are nearing the end of life and are scheduled for replacement.

The Committee recommends engaging CBCL Limited to evaluate the existing Water Treatment Plant compressors and to provide recommendations for replacement in accordance with the proposal dated July 11, 2024, and forwards it to the Corporate Services Committee for their review and consideration.

Notable Dates:

- Garbage Collection for the Civic Holiday observed on Monday, August 5th is rescheduled for collection on Wednesday, August 7th.
- The next Waste Transfer Station date is scheduled for Saturday, August 10th. The hours of operation are 8 a.m. – 4 p.m.

Council would like to remind residents that details of notable dates and events can be viewed on the Town of Gander Website at www.gandercanada.com.

E. Governance & Legislative Services Committee:

The Governance & Legislative Services Committee report was presented by Deputy Mayor Ford.

The Governance & Legislative Services Committee was held on July 24, 2024. The meeting was chaired by B. Ford, Deputy Mayor (Chair). Other members present included: M. White, Councillor; W. Hoffe, Councillor; B. Hefford, Town Clerk/Director, Governance & Legislative Services; and A. Oldford, Policy & Legislation Clerk. Regrets: D. Chafe, CAO.

The following items were discussed:

Mayor Farwell left Council Chambers due to conflict @ 4:29 p.m.

MNL Conference Sponsorship

The Committee reviewed a sponsorship request from the President of Municipalities Newfoundland and Labrador (MNL) for the Town of Gander to sponsor the Delegate Luncheon at the 74th Annual MNL Conference, Trade Show, and AGM. The event will be held from November 7-9, 2024, in Gander. MNL anticipates significant economic benefits for the town. The requested sponsorship amount is \$5,000, contributing to the projected \$11,250 cost of the luncheon. Sponsorship benefits include complimentary registrations, exhibit space, and an opportunity to address delegates at the luncheon.

The standing practice to determine the sponsorship amount is to set it approximately equivalent to the savings incurred by Council due to the conference being held locally in Gander, thereby

eliminating the need for travel expenses. The Committee is looking forward to this event and contributing to its success. After an additional review, it was recommended to proceed with the previously agreed-upon amount.

Motion #24-146

MNL Conference Sponsorship

Moved by Deputy Mayor Ford and seconded by Councillor Hoffe to sponsor the 74th Annual MNL Conference, Trade Show, and AGM in the amount of \$2,500.

In Favour: 5 Opposing: 0

Decision: Motion carried.

Councillor Hoffe arrived at 2.25 p.m.

Mayor Farwell returned to Council Chambers @ 4:31 p.m.

Co-Operative Housing Development Program

The Committee reviewed the launch of the Federal Government’s new Co-Operative Housing Development Program (CHDP). This initiative is designed to support the construction of non-profit co-operative housing by providing \$1.5 billion in funding through a combination of forgivable and low-interest repayable loans. The Committee recognized the potential benefits of the CHDP in addressing housing needs and fostering community development. The first application window for this program is open from July 15 to September 15, 2024, with additional application windows to be announced in the future.

The Committee expressed support for the CHDP and its objectives, noting the importance of this community led program in enhancing housing availability and affordability. Information will be shared under “Build up Gander”.

Town of Gander Official Website

The Committee discussed the ongoing efforts by Communications to diversify the Town of Gander’s official website. Significant progress has been made in this regard, with various updates implemented to enhance the website’s inclusivity and accessibility. Communications, along with the Governance and Legislative Services department, will continue to provide support on content development. Additionally, staff across various departments have been trained to post material relevant to their respective areas, ensuring that the website remains comprehensive and up to date.

The Committee commended the efforts and acknowledged the importance of these updates in promoting a more inclusive online presence for the town.

Canadian Institute of Forestry Team – National Forest Week 2024

The Committee discussed the upcoming National Forest Week, scheduled for September 22-28, 2024. This annual campaign, led by the Canadian Institute of Forestry (CIF), encourages Canadians to learn about the forest sector’s significance to the country’s culture, history, and future. This year’s theme, "Two-Eyed Seeing: Welcoming all knowledge to sustain our forests," emphasizes integrating Traditional Knowledge with Western Science to sustain healthy forests.

The increasing prevalence of forest fires was discussed, emphasizing the need for heightened awareness and action. The Committee unanimously supports participation in this campaign, recognizing its importance in fostering community engagement and forest preservation. Various departments were encouraged to disseminate relevant information and actively involve the community in related activities to bolster awareness and conservation efforts.

Land Acknowledgment Service Standard

The Committee reviewed the Land Acknowledgment Service Standard in preparation for the official implementation of Land Acknowledgments within the Town of Gander. This Service Standard provides guidance on when and how Land Acknowledgments should be used, ensuring consistency and respect in recognizing the traditional territories of Indigenous peoples.

The Committee emphasizes the importance of fostering respect and awareness of Indigenous cultures and histories.

Motion #24-147

Land Acknowledgment Service Standard

Moved by Deputy Mayor Ford and seconded by Councillor White that the Town of Gander officially adopt the Land Acknowledgement Service Standard.

In Favour: 6 Opposing: 0

Decision: Motion carried.

30 Cotton Street

The Committee discussed a request for a revised deed. It was noted that the Town of Gander did not require deeds to be registered in the past. This practice has now changed, and deeds are currently being registered. In this instance, the deed was turned over without retaining a copy from the original sale. The Town Clerk has reviewed the situation and is comfortable signing the

deed received from the lawyers, accompanied by an affidavit. Additionally, the Town Clerk confirmed that the property's boundaries are visible on the Geographic Information System (GIS) and the financial records support the payments made in 2017.

Motion #24-148 **30 Cotton Street**

Moved by Deputy Mayor Ford and seconded by Councillor Woodford that the deed for this property be executed and the Mayor and Town Clerk be authorized to sign the revised deed for 30 Cotton Street.

In Favour: 6 Opposing: 0

Decision: Motion carried.

Council Engagement Report

Effective engagement with the community is crucial for local governance, as it fosters transparency, inclusivity, and collaboration.

Over the past month, Council actively engaged in several events and initiatives. To offer a glimpse, here are some noteworthy examples:

- July 1 - Canada Day Celebrations
- July 4 - Golf for Health
- July 10 - Housing Accelerator Funding announcement
- July 10 - 75th Anniversary of Confederation
- July 12 - Federal Capital Works Funding announcement at Brigg's Park
- July 22 - Pride Week Flag Raising Ceremony
- July 27 - Matt and Megan Baseball Tournament
- July 28 - Pride Week Closing Ceremony

F. Corporate Services Committee:

The Corporate Services Committee report was presented by Councillor Hoffe.

The Corporate Services Committee meeting was held on July 14, 2024. The meeting was chaired by W. Hoffe, Councillor (Chair). Other members present included: P. Woodford, Councillor; B. Hefford, Town Clerk/Director, Governance & Legislative Services; and K. Hiscock, Director of Corporate Services.

The following items were discussed:

Audit Findings

The Corporate Services Committee was presented with correspondence from the Town's Auditor, Kimberly Humphries Professional Corporation, detailing the findings from the recent audit for the period ending December 31, 2023.

As indicated, there were no significant difficulties encountered during the audit, no significant changes in accounting policies, and the estimates made by management were satisfactory. There were no financial statement disclosures that were particularly significant, sensitive or require significant judgements.

Finally, there were no adjusting journal entries required, no uncorrected misstatements to report and no control deficiencies.

MAA – Update on Municipal Assessment Agency

Correspondence from the Municipal Assessment Agency on the Board of Director's meeting held virtually on June 7th, 2024, was presented to the Committee for review.

The MAA reports that:

- The Board reviewed the audited financial statements and audit findings for the period ending March 31, 2024.
- The Agency was a gold sponsor and a presenter for the Professional Municipal Administrators and Municipalities Newfoundland and Labrador annual conferences held in Gander.
- The Board congratulated Director Connie Reid on becoming the Professional Municipal Administrators first female president, following 52 years of male leadership.
- The Agency released a Request for Proposal seeking an accounting firm to provide external auditing services.
- The next board meeting is scheduled to be held on September 17-18th in Stephenville.

Property Tax Reduction

The Committee reviewed one application for a residential property tax reduction that met Council's policy based on income criteria. The total amount to be adjusted is \$187.77.

To date, the Town has issued 29 property tax reductions totaling \$23,428.65.

Motion #24-149

Property Tax Reduction

Moved by Councillor Hoffe and seconded by Councillor Woodford that the property tax reduction be approved as attached.

In Favour: 6 Opposing: 0

Decision: Motion carried.

Request for Quote RFQ24-19 Asphalt Repairs

The Planning and Public Works Committee referred the quote for Asphalt Repairs to the Corporate Services Committee for consideration.

There were two quotes received with the lowest bid meeting specifications submitted by Feltham's Construction at a cost of \$122,452.75 HST included. This item is \$11,044.41 over budget, and the departmental savings will be used to offset this overage.

Motion #24-150

Request for Quote RFQ24-19 Asphalt Repairs

Moved by Councillor Hoffe and seconded by Councillor Woodford that quote # RFQ24-19 for Asphalt Repairs be awarded to Feltham's Construction at a cost of \$122,452.75 HST included.

In Favour: 6 Opposing: 0

Decision: Motion carried.

Councillor Pollett joined the meeting.

Tender – OC24-08 Infrastructure Upgrading 2024 Contract #2 Street Resurfacing

The Planning and Public Works Committee reviewed the results of the tender for Infrastructure Upgrading. Due to the tender results being substantially over budget by \$219,000, the Committee is not recommending awarding the tender. This item was referred to the Corporate Services Committee for consideration.

The Committee discussed the recommendation brought forward and agreed to not award the tender at this time but to re-tender the projects early in 2025.

Motion #24-151

Tender – OC24-08 Infrastructure Upgrading 2024 Contract #2 Street Resurfacing

Moved by Councillor Hoffe and seconded by Councillor Woodford to cancel tender #OC24-08 for the "Infrastructure Upgrading 2024 Contract #2 Street Resurfacing".

In Favour: 6 Opposing: 0

Decision: Motion carried.

2023 Capital Borrowing

The Town invited quotations for the provision of two loans to finance the 2023 capital expenditures program. There were bids received from five local financial institutions in which the TD Bank was the preferred bidder.

The capital loans were as follows:

1. 2023 Capital Borrowing for \$475,761
2. Soccer, Track & Field Loan for \$627,705

Due to several factors such as the drawn down date of the loan being less than expected and the loan amount lower than projected (due to the delay in completion of several projects) this item is anticipated to be \$40,000 under budget.

Motion #24-152

2023 Capital Borrowing

Moved by Councillor Hoffe and seconded by Councillor Woodford to borrow \$475,761 for the 2023 Capital Borrowing from TD Bank, repayable over a term not exceeding 5 years with an amortization period of 10 years.

In Favour: 6 Opposing: 0

Decision: Motion carried.

And,

Motion #24-153

2023 Capital Borrowing – Soccer, Track & Field

Moved by Councillor Hoffe and seconded by Councillor Woodford to borrow \$627,705 for the Soccer, Track & Field from TD Bank, repayable over a term not exceeding 5 years with an amortization period of 20 years.

In Favour: 6 Opposing: 0

Decision: Motion carried.

G. Committee of the Whole

The Committee of the Whole report was presented by Councillor Hoffe.

The Committee of the Whole meeting was held on March 7, 2024. The meeting was chaired by P. Farwell, Mayor (Chair). Other members present included: B. Ford, Deputy Mayor; T. Pollett, Councillor; M. White, Councillor; W. Hoffe, Councillor; P. Woodford, Councillor; B. Hefford, Town Clerk; D. Chafe, CAO; J. Blackwood, Director of Planning and Municipal Works; H. Lowe, Director of Public Safety & Protective Services/Fire Chief; and K. Hiscock, Director of Corporate Services.

The following items were discussed:

Festival of Flight Alcohol Sales Contract – Gene’s Catering

The Committee reviewed the rental contract agreement with Gene’s Catering for the operation of the bar during the 2024 Festival of Flight. The agreement specifies that Gene’s Catering will manage the bar for the Concert Series at Cobb’s Pond Rotary Park on August 2nd, 4th, and 5th, and for the Kitchen Party at Steele Community Centre on August 3rd. The responsibilities of the Town Council, as the Lessor, include providing necessary infrastructure, security, and supplies for the events. Gene’s Catering, as the Lessee, is responsible for obtaining a Special Event License, staffing, and managing bar operations during specified hours.

Additionally, Gene’s Catering will provide an insurance policy covering public and property liabilities. The profit-sharing agreement entitles the Town Council to 55% of the bar sales profits, while Gene’s Catering receives 45%, excluding the cost of beverages.

The Committee recommends and I move that the Mayor and Town Clerk be authorized to execute the Rental Agreement for the Festival of Flight Liquor and Beer Sales Concession with Gene’s Catering.

H. Other Reports

7. ADMINISTRATION

8. CORRESPONDENCE

9. NEW BUSINESS

Town Of Gander Trans-Canada Highway Options Evaluation

The Town of Gander is exploring options to improve Trans-Canada Highway access and safety. With growing development demands in the TCH corridor and the south side of the TCH, current policies from the Department of Transportation and Infrastructure have become limiting factors for business expansion and housing diversity.

Prompted by the Department's request for community input in evaluating potential changes, the Town of Gander feels there is a need to thoroughly understand and explore possible infrastructure planning options. Council recognizes that this evaluation is critical and could have a long-lasting impact on the community. It must consider highway safety standards, economic development opportunities, and overall community planning. Additionally, potential risks or negative impacts on current businesses along the highway must be thoroughly evaluated and addressed.

To assist with this, the Town has engaged Harbourside Transportation Consultants. This firm, experienced in working with the Department of Transportation and Infrastructure, has a team of experts from Atlantic Canada specializing in the broader impacts of highway alterations. They will also involve community engagement specialists to ensure planning aligns with community needs and stakeholder input.

This is a crucial planning exercise for Gander, and it must be approached from a holistic perspective.

I move that the Town of Gander award the project **File # 242537** to Harbourside Transportation Consultants in the amount of \$69,785.00 plus HST.

Motion #24-154

Town Of Gander Trans-Canada Highway Options Evaluation

Moved by Councillor Hoffe and seconded by Deputy Mayor Ford to award project File # 242537 to Harbourside Transportation Consultants in the amount of \$69,785.00 plus HST.

In Favour: 6 Opposing: 0

Decision: Motion carried.

10. ADJOURNMENT

Motion #24-155

Adjournment

There being no further business, it was moved by Councillor Woodford and seconded by Councillor Pollett that the meeting be adjourned.

In Favor: 6 Opposing: 0

Decision: Motion carried.

The meeting was adjourned at 5:04 p.m.

P. Farwell, Mayor

B. Hefford, Town Clerk



PERMIT

Town of Gander
Engineering Department
100 Elizabeth Drive, Gander, NL A1V 1G7
709-651-5915

PERMIT NO.: 2024171

DATE APPLIED 2024-07-08

DATE ISSUED 2024-07-10

LOCATION: 47-MCCURDY DRIVE
OWNER'S LEGAL NAME: MCCURDY ENTERPRISES LIMITED
CONTRACTOR: MCCURDY ENTERPRISES LTD.

TYPE OF CONSTRUCTION: Development
CLASSIFICATION: Residential Development

WIDTH	LENGTH	HEIGHT	SETBACK	LEFT SIDEYARD	RIGHT SIDEYARD	REAR YARD	BUILDING SEP
M	M	M	M	M	M	M	M

SPRUCE COURT PHASE 16

DEVELOPMENT PERMIT

PERMIT CONDITIONS:

In addition to those attached, the following documents must be provided:

1. *Legal Lot Survey Plan* - stamped and signed by a Newfoundland Land Surveyor;
2. *Permit to Construct* - current approval from Department of Environment;
3. *Liability Insurance* with a minimum coverage of two million dollars (\$2,000,000.00) to be maintained throughout construction.

FRONTAGE: 308.923m

ESTIMATED VALUE
\$10,812.55

TOWN OF GANDER _____

2024171

**Property Tax Reductions
- Residential -
Year 2024**

Roll Number	2024 Property Tax	% of Reduction	Amount of Reduction	Revised 2024 Taxes
030200110000	\$1,877.72	10	\$187.77	\$1,689.95