

**REGULAR MEETING**  
**MONDAY OCTOBER 21, 2024**  
**AGENDA**

1. Minutes of October 7, 2024
2. Business Arising
3. Conflict of Interest complaints
4. Application to pave driveway at 14 Big Hill Road (A2024-81)
5. Snow Clearing Tender Results
6. Letter regarding drain along Main Road near 73 Main Road Maddox Cove
7. Application to tear down and build new shed at 18 Cribbies Road (A2024-85)
8. Quote from BioMaxx Environmental to complete and submit WSER Transitional (TA) Application
9. Quote for eavestrough on Town office
10. Resolution for PCA Amendment (Change Order) for CWP Pressure Reducing Station Upgrades
11. Letter regarding drain under house at 9 Long Run Road
12. Daily Foreperson's Log
13. Expense Claims
14. Bills
15. New Business
16. Adjourn

**BILLS**

**October 21, 2024**

All North Consultants (CWP Phase 2 Motion Bay Road Ext)	\$4,873.99
Bidgoods (Office Expense)	\$12.19
City of St. John's (Garbage Exp.)	\$2,246.75
HiTech Communications (Truck Exp)	\$91.98
Orkin (Pest Control)	\$77.33
NL Power (Hydro Exp)	\$1,481.81
Triware (Office Exp.)	\$80.50
John Layden Trucking (Truck Exp.)	\$28.75
Rogers (Office Exp.)	<u>\$79.21</u>
<b>Total</b>	<b>\$8,972.51</b>

**TOWN OF PETTY HARBOUR/MADDOX COVE**

**REGULAR MEETING**

**MONDAY OCTOBER 21, 2024**

**PRESENT: Ron Doyle, Rick Raymond, Ed Dyke, Kayla Parsons, Irene Stack, Agatha Stack Balsom, David Balsom, and Stephanie Stack**

		<b>ITEM</b>
1		Mayor Doyle brought the meeting to order at 6:34pm.
2		Minutes of October 7, 2024 were tabled. <b>Motion #321 Rick Raymond/Agatha Stack Balsom</b> Proposed to accept minutes of October 7, 2024. All in favor, motion carried.
	<b>BUSINESS ARISING</b>	
3		#3 The restoration company should have the restoration completed by the end of October.
4		#4 The sodding on Cribbies Road should be completed this week.
5		#10 Capital Works Project – Phase 2 Motion Bay Road Extension Members of council along with staff and All-North Consulting met on site to discuss locations for the drain. A location was identified, and the engineering firm will complete the design work and send to council for review.
	<b>TONIGHT'S AGENDA</b>	
6		<p>Conflict of Interest Complaints The Conflict of Interest Report from JW Consulting was tabled. The consultant noted in his report that in their opinion, Councillor David Balsom and Councillor Agatha Stack Balsom were not in a conflict of interest when discussing issues that were noted in the complaint. The consultant noted that the complaint regarding Mayor Doyle's conflict of interest should not be considered or upheld as a conflict of interest. The report also noted that Councillor Parsons was not in a conflict of interest. The report noted that Councillor Dyke was in a conflict of interest when voting on the issues noted in the complaint as his daughter was working at Tinker's Ice Cream. The Consultant noted that there was no malicious intent or intent to deceive on Councillor Dyke's part.</p> <p>Discussion: Councillor Balsom noted that Councillor Dyke should only be in a conflict while his daughter was working at Tinker's not when she was not working there. Councillor Parsons agreed.</p> <p>Councillor Dyke's Conflict of Interest Vote <b>Motion #322 Irene Stack/Agatha Stack Balsom</b> Proposed that Councillor Dyke is in a conflict of interest when discussing/voting on issues regarding Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe during the time his daughter was employed at Tinker's. All in favor, motion carried.</p> <p>Councillor Dyke left chambers at 6:40pm.</p> <p>Mayor Doyle's Conflict of Interest Vote <b>Motion #323 Dave Balsom/Kayla Parsons</b> Proposed that Mayor Doyle is not a conflict of interest when discussing/voting on issues regarding Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe. All in favor, motion carried.</p> <p>Councillor Parson's Conflict of Interest Vote <b>Motion #324 Rick Raymond/Irene Stack</b> Proposed that Councillor Parsons is in a conflict of interest when discussing/voting on issues regarding Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe. No councillors were in favor, motion defeated.</p>

Councillor Agatha Stack Balsom's Conflict of Interest Vote  
Councillor David Balsom abstained from voting due to a conflict of interest as this is his wife.

**Motion #325 Irene Stack/Rick Raymond**

Proposed that Councillor Stack Balsom is in a conflict of interest when discussing/voting on issues regarding Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe. No councillors were in favor, motion defeated.

Councillor David Balsom's Conflict of Interest Vote

Councillor Agatha Stack Balsom abstained from voting due to a conflict of interest as this is her husband.

**Motion #326 Kayla Parsons/Rick Raymond**

Proposed that Councillor Balsom is in a conflict of interest when discussing/voting on issues regarding Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe. No councillors were in favor, motion defeated.

Due to the fact that Councillor Dyke was voted to be in a conflict of interest when discussing/voting on issues regarding Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe while his daughter was working at Tinker's, Council revisited any motions of council that involved Chafe's Landing, Tinkers, or properties owned by Todd/Angela Chafe during the time his daughter worked at Tinker's.

**Minutes of July 25, 2023**

"Proposed Town Plan Amendment- 11 Cribbies Road.

The town planner sent council some notes to review regarding the outcomes of the public meeting that was held regarding the proposed amendment to the town plan for 11 Cribbies Road. There was some discussion by council that environmental assessments may be required for other types of business applications besides the ones listed in the amendment. There was also some discussion that besides adding 'Microbrewery' to the list of discretionary uses, a line should be added that allows for general businesses that don't necessarily fit the types of businesses already listed.

**Motion #252 Ed Dyke/Irene Stack**

Proposed to accept the changes to the amendment and to have the planner add that environmental assessments may be required for other types of business applications besides the ones listed in the amendment and to add a line should that allows for general businesses that don't necessarily fit the types of businesses already listed under Policy HA-2 Non-residential Land Use (2) and to move forward with the next phase of the amendment process. Mayor Doyle, Councillor Dyke, Councillor, Stack and Councillor Burry in favor. Deputy Mayor Raymond not in favor. Motion Carried."

**Motion #327 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion # 252 of Minutes of July 25, 2023. All in favor, motion carried.

**Motion #328 Irene Stack/Agatha Stack Balsom**

Proposed to accept the changes to the amendment and to have the planner add that environmental assessments may be required for other types of business applications besides the ones listed in the amendment and to add a line should that allows for general businesses that don't necessarily fit the types of businesses already listed under Policy HA-2 Non-residential Land Use (2) and to move forward with the next phase of the amendment process. Mayor Doyle, Councillor Stack, Councillor Parsons, Councillor Stack Balsom and Councillor Balsom in favor. Deputy Mayor Raymond not in favor. Motion carried."

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**Minutes of August 8, 2023**

"Town Amendment – 11 Cribbies Road

**Motion #288 Irene Stack/Ed Dyke**

Proposed to accept the wording of the amendment to go to Municipal Affairs for approval with the change to 8.6.8 (viii). This change would require any business to conform with any regulations under the Environmental Assessment Act and Regulations. This would make it not specific to a Microbrewery. All in favor, motion carried."

**Motion #329 Kayla Parsons/Irene Stack**

Proposed to invalidate Motion #288 of Minutes of August 8, 2023. All in favor,

motion carried.

**Motion #330 Irene Stack/Agatha Stack Balsom**

Proposed to accept the wording of the amendment to go to Municipal Affairs for approval with the change to 8.6.8 (viii). This change would require any business to conform with any regulations under the Environmental Assessment Act and Regulations. This would make it not specific to a Microbrewery. All in favor, motion carried.

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**Minutes of September 5, 2023**

“Town Amendments – 11 Cribbies Road

The Department of Municipal and Provincial Affairs have released the amendments from provincial review. The department informed the town that they may consider the amendments for adoption and if so, schedule a public hearing.

Deputy Mayor Raymond stated that the town should have a professional look at parking and traffic before an amendment is adopted. Councillor Pardy and Councillor Dyke noted that the amendment should be done first. This does not mean that council is approving any application, it just means they can consider an application. Once an application is brought forward to the town, council can put conditions and request parking plans and/or a traffic study before an application is reviewed.

**Motion #314 Ed Dyke/Melissa Pardy**

Municipal Plan Amendment No. 2 and Development Regulations Amendment No. 3, 2023 – St. Joseph’s Church Property

Be it resolved that Council adopt Municipal Plan Amendment No. 2 and Development Regulations Amendment No. 3, 2023 pertaining to the former St. Joseph’s Church property at 11 Cribbies Road.

Furthermore, be it resolved that Council appoint a commissioner to hold a public hearing on the amendments in accordance with the *Urban and Rural Planning Act, 2000*.

And be it further resolved that Stan Clinton be appointed Commissioner to conduct the public hearing.

Mayor Doyle, Councillor Pardy and Councillor Dyke in favor. Deputy Mayor Raymond not in favor. Motion carried.”

**Motion #331 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion #314 of minutes of September 5, 2023. All in favor, motion carried.

**Motion #332 Agatha Stack Balsom/Dave Balsom**

Municipal Plan Amendment No. 2 and Development Regulations Amendment No. 3, 2023 – St. Joseph’s Church Property

Be it resolved that Council adopt Municipal Plan Amendment No. 2 and Development Regulations Amendment No. 3, 2023 pertaining to the former St. Joseph’s Church property at 11 Cribbies Road.

Furthermore, be it resolved that Council appoint a commissioner to hold a public hearing on the amendments in accordance with the *Urban and Rural Planning Act, 2000*.

And be it further resolved that Stan Clinton be appointed Commissioner to conduct the public hearing. Mayor Doyle, Councillor Stack, Councillor Parsons, Councillor Stack Balsom and Councillor Balsom in favor. Deputy Mayor Raymond not in favor. Motion carried.”

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**Minutes of September 18, 2023**

“Application to excavate for parking area and new water and sewer line at 11 Cribbies Road (A2023-74). The Inspections and Development Committee inspected the area and signed off on the application. Councillor Dyke noted that there were no issues with the application but wanted to note that there is a storm sewer and a catch basin in the area. If any of these pieces of infrastructure are damaged during construction, it will be the responsibility of the applicant.

**Motion #327 Ed Dyke/Melissa Pardy**

Proposed to approve the application to excavate for parking area and new water and sewer line at 11 Cribbies Road (A2023-74) with the condition that a permit is not issued until the deed of conveyance is received by the town. It will be noted on the approval letter that if any damage is caused to the town’s infrastructure such as, but not limited to, storm sewer and catch basin, it will be the responsibility of the

applicant to replace back to existing condition. That the retaining wall be no more than 3' high and that the applicant install adequate lighting in the area. This approval does not in any way constitute approval for any business. It is an approval to upgrade the parking area and to install a new water and sewer line only. All in favor, motion carried”

**Motion #333 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion #327 of minutes of September 18, 2023. All in favor, motion carried.

**Motion #334 Kayla Parsons/Rick Raymond**

Proposed to approve the application to excavate for parking area and new water and sewer line at 11 Cribbies Road (A2023-74) with the condition that a permit is not issued until the deed of conveyance is received by the town. It will be noted on the approval letter that if any damage is caused to the town’s infrastructure such as, but not limited to, storm sewer and catch basin, it will be the responsibility of the applicant to replace back to existing condition. That the retaining wall be no more than 3' high and that the applicant install adequate lighting in the area. This approval does not in any way constitute approval for any business. It is an approval to upgrade the parking area and to install a new water and sewer line only. All in favor, motion carried

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**Minutes of November 14, 2023**

“Councillor Stack noted that Councillor Dyke had touched off a number of things that she was going to bring forward. She stated that council needs to make a decision regarding 11 Cribbies Road based on facts about the business not on emotions. She stated she wanted to see specifics on the microbrewery proposal before she made a decision on that. She stated that right now she is in favor of the amendment being approved as adopted so that council are able to explore possibilities for 11 Cribbies Road. Councillor Stack Balsom also stated that she was in favor of the amendment being approved as adopted. Mayor Doyle stated that he was also in support of the amendment being approved as adopted. He stated that this amendment needs to move forward in order for council to consider options for 11 Cribbies Road and not to necessarily approve a microbrewery. He stated that he would just like to be able to consider it and right now we can’t. Mayor Doyle stated that he believes that this is a tourist town and council needs to be able to look at options like this but doing so considering all the residents of the town and their ability to enjoy their properties.

**Motion #406 Ed Dyke/Agatha Stack Balsom**

Be it resolved that the Municipal Plan Amendment No.2, and Development Regulations Amendment No. 3, 2023 be approved as adopted. All in favor, motion carried.”

**Motion #335 Irene Stack/Agatha Stack Balsom**

Proposed to invalidate Motion #406 of minutes of November 14, 2023. All in favor, motion carried.

Councillor Stack noted that this has been the most difficult decision of Council. She noted that council has been back and forth on what to do with the amendment. She noted that taking microbrewery out of the amendment does not change anything. If they get an application for a restaurant and not a microbrewery the town would be still in the same situation. The amendment was in no way to support the microbrewery but to be able to review and consider it. The town needs to be able to consider all types of commercial uses for this building and that is why an amendment had to be addressed.

**Motion #336 Dave Balsom/Irene Stack**

Be it resolved that the Municipal Plan Amendment No.2, and Development Regulations Amendment No. 3, 2023 be approved as adopted. All in favor, motion carried.

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**Minutes of February 26, 2024**

“Application to excavate for a test pit for an Environmental Site Assessment at 9-11 Cribbies Road (A2024-04). It was noted that there is no town infrastructure in this area.

**Motion #44 Ed Dyke/Dave Balsom**

Proposed to approve application to excavate for a test pit for an Environmental Site Assessment at 9-11 Cribbies Road (A2024-04). The test pit must stay within the

boundaries of 9-11 Cribbies Road. All in favor, motion carried.”

**Motion #337 Kayla Parsons/Rick Raymond**

Proposed to invalidate Motion #44 of minutes of February 26, 2024. All in favor, motion carried.

**Motion #338 Kayla Parsons/Dave Balsom**

Proposed to approve application to excavate for a test pit for an Environmental Site Assessment at 9-11 Cribbies Road (A2024-04). The test pit must stay within the boundaries of 9-11 Cribbies Road. All in favor, motion carried.

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**Minutes of March 25, 2024**

“Letter from property owners of 9-11 Cribbies Road with regard to requested documents for microbrewery application.

Councillor Stack noted that she understands that these documents are costly. She stated that she is willing to work with the applicant and review the traffic study first with the understanding that council will need everything as a whole to make a final decision on the application. Councillor Stack noted that council would need a capacity plan along with the traffic study. Councillor Dyke and Mayor Doyle noted that they are willing to look at the traffic study first but council would need all the details and information before they would be able to make an informed decision on the application.

**Motion #66 Irene Stack/David Balsom**

Proposed to send a letter to the applicant indicating that the town is willing to review the traffic study and seating capacity plan first and possibly give back feedback. All in favor, motion carried.”

**Motion #339 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion #66 of minutes of March 25, 2024. All in favor, motion carried.

**Motion #340 Irene Stack/Dave Balsom**

Proposed to send a letter to the applicant indicating that the town is willing to review the traffic study and seating capacity plan first and possibly give back feedback. All in favor, motion carried.

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**Minutes of July 16, 2024**

“Application to pave the parking lot at 11 Main Road, Petty Harbour (A2024-50). Councillor Parsons noted that she is in a conflict of interest as the applicant is her employer.

**Motion #215 Ed Dyke/Dave Balsom**

Proposed that Councillor Parsons is in a conflict of interest with regard to this application. All in favor, motion carried. Councillor Parsons left chambers at 6:55pm.”

**Motion #341 Dave Balsom/Agatha Stack Balsom**

Proposed to invalidate Motion #215 of minutes of July 16, 2024 as Councillor Parson has been voted not in conflict as per Conflict of Interest Report and vote of council. All in favor, motion carried.

“The Inspections and Development Committee inspected the area and signed off on the application. Councillor Dyke noted that there is a water valve and manhole in this parking area that needs to be left accessible. It was noted that the applicant has approval from the Department of Transportation and Infrastructure.”

**Motion #216 Ed Dyke/Agatha Stack Balsom**

Proposed to approve the application to pave the parking lot at 11 Main Road, Petty Harbour (A2024-50) with the stipulation that the manhole and water valve remain accessible and raised or area slanted as needed. All in favor, motion carried.”

**Motion #342 Kayla Parsons/Irene Stack**

Proposed to invalidate Motion #216 of minutes of July 16, 2024. All in favor, motion carried.

**Motion #343 Agatha Stack Balsom/Irene Stack**

Proposed to approve the application to pave the parking lot at 11 Main Road, Petty Harbour (A2024-50) with the stipulation that the manhole and water valve remain accessible and raised or area slanted as needed. All in favor, motion carried.

“Application to pave parking lot at 23 Main Road, Petty Harbour (A2024-51).

**Motion #217 Irene Stack/Ed Dyke**

Proposed that Councillor Parsons is in a conflict of interest with regard to this application as the applicant is her employer. All in favor, motion carried.

**Motion #344 Irene Stack/Agatha Stack Balsom**

Proposed to invalidate Motion #217 of minutes of July 16, 2024 as Councillor Parson has been voted not in conflict as per Conflict of Interest Report and vote of council. All in favor, motion carried.

“The Inspections and Development Committee inspected the area and signed off on the application. Councillor Dyke noted that there is a water shut-off in this parking area that needs to be left accessible. It was noted that at the time of the inspection, they could not locate the water shut-off. This shut-off must be raised or left accessible. It was noted that the applicant has approval from the Department of Transportation and Infrastructure.

**Motion #218 Ed Dyke/Agatha Stack Balsom**

Proposed to approve the application to pave the parking lot at 23 Main Road, Petty Harbour (A2024-51) with the stipulation that the water shut-off in this parking area is located and left accessible or raised. All in favor, motion carried.”

**Motion #345 Kayla Parsons/Irene Stack**

Proposed to invalidate Motion #218 of minutes of July 16, 2024. All in favor, motion carried.

**Motion #346 Dave Balsom/Kayla Parsons**

Proposed to approve the application to pave the parking lot at 23 Main Road, Petty Harbour (A2024-51) with the stipulation that the water shut-off in this parking area is located and left accessible or raised. All in favor, motion carried.

“Application to construct retaining wall at 53 Long Run Road (A2024-52).

**Motion #219 Ed Dyke/Irene Stack**

Proposed that Councillor Parsons is in a conflict of interest with regard to this application as the applicant is her employer. Mayor Doyle, Councillor Dyke and Councillor Stack were in favor. Councillor Balsom and Councillor Stack Balsom were not in favor. Motion carried.”

**Motion #347 Irene Stack/Agatha Stack Balsom**

Proposed to invalidate Motion #219 of minutes of July 16, 2024 as Councillor Parson has been voted not in conflict as per Conflict of Interest Report and vote of council. All in favor, motion carried.

Application to construct retaining wall at 53 Long Run Road (A2024-52).

The Inspections and Development Committee inspected the area and signed off on the application.

**Motion #220 Ed Dyke/Dave Balsom**

Proposed to approve the application to construct retaining wall at 53 Long Run Road (A2024-52). All in favor, motion carried.

**Motion #348 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion #220 of minutes of July 16, 2024. All in favor, motion carried.

**Motion #349 Agatha Stack Balsom/Kayla Parsons**

Proposed to approve the application to construct retaining wall at 53 Long Run Road (A2024-52). All in favor, motion carried.

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**Minutes of September 3, 2024**

“Application to build extension to Chafe’s Landing at 11 Main Road, Petty Harbour(A2024-71). The Inspections & Development Committee inspected the area and signed off on the application.

**Motion #259 Ed Dyke/Agatha Stack Balsom**

Proposed the application go out to the public for comment. If approved the application would also need approval from the Department of Environment and Climate Change and the applicant would have to remove the current section on the building that is encroaching on the town’s property. The new extension and the removal of the encroaching portion of the building would all have to be 5ft from the applicant’s boundary. All in favor, motion carried.”



**Motion #350 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion #259 of minutes of September 3, 2024. All in favor, motion carried.

**Motion #351 Dave Balsom/Kayla Parsons**

Proposed the application go out to the public for comment. If approved the application would also need approval from the Department of Environment and Climate Change and the applicant would have to remove the current section on the building that is encroaching on the town's property. The new extension and the removal of the encroaching portion of the building would all have to be 5ft from the applicant's boundary. All in favor, motion carried.

**Minutes of September 9, 2024**

"Application to install a new water line at Chafe's Landing (A2024-76)  
The Inspections and Development Committee inspected the area and signed off on the application. It was noted that the applicant will move his shut off valve to 1ft from his boundary.

**Motion #277 Ed Dyke/Dave Balsom**

Proposed to approve the application to install a new water line at Chafe's Landing (A2024-76) with the stipulation that the applicant move his shut off valve to 1ft from his boundary. All in favor, motion carried."

**Motion #352 Kayla Parsons/Agatha Stack Balsom**

Proposed to invalidate Motion #277 of minutes of September 9, 2024. All in favor, motion carried.

**Motion #353 Irene Stack/Agatha Stack Balsom**

Proposed to approve the application to install a new water line at Chafe's Landing (A2024-76) with the stipulation that the applicant move his shut off valve to 1ft from his boundary. All in favor, motion carried.

"Application to operate a microbrewery at 11 Cribbies Road (A2024-77)  
Council was presented a new application and additional information that was requested from the applicant. Deputy Mayor Raymond noted that the town did not receive an official survey with drawings. Councillor Dyke noted that he had a few small concerns. He asked about soundproofing for the vents and asked the applicant for clarification on the glycol system. The applicant was present in chambers and noted that the system is similar to using antifreeze in your car. It is used to keep the beer cold. It was noted that this is a closed system. Councillor Dyke also asked about the parking spaces. He stated that in the application it states that there are up to 21 spaces. He asked the applicant if the 21 spaces were confirmed. The applicant noted that the area was measured and as per the measurements 21 spaces are available. The applicant also noted that the entrance to the parking area will be 42' in total. Councillor Stack asked about the upper and lower deck on the application. The applicant noted that there is only an upper deck. The area on the bottom will not be a deck, it is just the current concrete walkway. Deputy Mayor Raymond asked where the applicant will be placing scaffolding if he needs to do repairs to the deck as it is only 8ft from boundary. The applicant noted that if he requires scaffolding it will be placed on the concrete walkway. Councillor Stack noted that the new application has 8 brew days per month. The applicant stated that it would more likely be 5-6 days per month.

**Motion #278 Ed Dyke/Dave Balsom**

Proposed to send out the application to the public for comment. Mayor Doyle, Councillor Dyke, Councillor Stack, Councillor Balsom and Councillor Stack Balsom were in favor. Deputy Mayor Raymond not in favor. Motion carried."

**Motion #354 Kayla Parsons/Dave Balsom**

Proposed to invalidate Motion #278 of minutes of September 9, 2024. All in favor, motion carried.

There was some discussion with regard to parking and sound proofing during the meeting of September 9, 2024. The applicant also gave clarification of the cooling system during that meeting.

**Motion #355 Agatha Stack Balsom/Irene Stack**

Proposed to send out the application to the public for comment. Mayor Doyle, Councillor Stack, Councillor Balsom, Councillor Stack Balsom and Councillor Parsons were in favor. Deputy Mayor Raymond not in favor. Motion carried.

		Councillor Dyke returned to chambers at 7:46pm.
7		<p>Application to pave driveway at 14 Big Hill Road (A2024-81)  The Inspections and Development Committee inspected the area and signed off on the application. The committee noted that there are two curb stops in the area that the applicant will need to raise and have the curb stops made accessible. It was noted that the paving should not encroach on the neighbouring property.</p> <p><b>Motion #356 Ed Dyke/Kayla Parsons</b>  Proposed to approve the application to pave driveway at 14 Big Hill Road (A2024-81) with the stipulations that the two curb stops in the area will need to be raised and made accessible and the paving should not encroach on the neighbouring property. All in favor, motion carried.</p>
8		<p>2024-2026 Snow Clearing Tender  The town received one bid for the two-year Snow Clearing Contract from T &amp; D Enterprises in the amount of \$316,000.00.</p> <p><b>Motion #357 Agatha Stack Balsom/Kayla Parsons</b>  Proposed to accept the bid from T &amp; D Enterprises in the amount of \$316,000.00 for the two-year contract. All in favor, motion carried.</p>
9		<p>A letter from a resident regarding drain along Main Road near 73 Main Road Maddox Cove was tabled.  The Inspections and Development Committee inspected the area and Councillor Dyke noted that there was previously an issue with the overflow as the project was not completed and slit built up in the culvert. Council will keep an eye on this area once the project is finalized.</p>
10		<p>Application to tear down and build new shed at 18 Cribbies Road (A2024-85)  Deputy Mayor Raymond noted that he is in a conflict of interest when discussing this application as the applicant is his mother.</p> <p><b>Motion #358 Ed Dyke/Agatha Stack Balsom</b>  Proposed that Deputy Mayor Raymond is in a conflict of interest when discussing this application as the applicant is his mother. All in favor, motion carried.  Deputy Mayor Raymond left chambers at 7:36pm.</p> <p>The Inspections and Development Committee inspected the area and noted that the shed has already been built. They noted that there are no issues with the shed and it meets the requirements in the Residential Zone.</p> <p><b>Motion #359 Agatha Stack Balsom/Kayla Parsons</b>  Proposed to approve the application to tear down and build new shed at 18 Cribbies Road (A2024-85). All in favor, motion carried.  Deputy Mayor Raymond returned at 7:38pm</p>
11		<p>Quote from BioMaxx Environmental to complete and submit WSER Transitional (TA) Application</p> <p><b>Motion #360 Ed Dyke/Irene Stack</b>  Proposed to approve the quote from BioMaxx Environmental to complete and submit WSER Transitional (TA) Application. All in favor, motion carried.</p>
12		<p>Quote for eavestrough on Town Office  The town received a quotes from Backyard Contractors to install eaves through on the town office. One quote was to just install the eaves trough on the section by the neighbouring property at 39 Main Road, Petty Harbour in the amount of \$810.00. The other quote was to complete the eaves trough along to the main entrance of the town office. This quote was \$2,395.00.  It was noted that at this time the town would just complete the section by the neighbouring property and possibly complete the remaining in the new year once it is budgeted for.</p> <p><b>Motion #361 Agatha Stack Balsom/Irene Stack</b>  Proposed to approve the quote for the section of eaves trough by 39 Main Road in the amount of \$810.00. All in favor, motion carried.</p>
13		<p>Resolution for PCA Amendment (Change Order) for CWP Pressure Reducing Station Upgrades</p> <p><b>Motion #362 Ed Dyke/Dave Balsom</b>  Be it resolved that the town approve the PCA Amendment (Change Order) for CWP Pressure Reducing Station Upgrades. All in favor, motion carried.</p>
14		<p>Letter regarding drain under house at 9 Long Run Road was tabled.  The Inspections and Development Committee inspected the area and noted that there is a brook/stream that runs under the shed and house at 9 Long Run Road. The committee noted that they could not see how council could be responsible for a drain under someone's private home. Deputy Mayor Raymond noted that there has been run off there for many many years. Councillor Stack Balsom noted that there are drains running through the basements of many houses in this area. It was noted</p>

		that the town could not go onto private property to fix this issue. There was some discussion on where the water was coming from. The Inspection and Development Committee will reinspect the area and report back to council. <b>Motion #363 Agatha Stack Balsom/Ed Dyke</b> Proposed to defer this letter until the next meeting after the Inspections and Development committee reinspects. All in favor, motion carried.
15		Foreperson's Daily Log. <b>Motion # 364 Kayla Parsons/Rick Raymond</b> Proposed to accept the foreperson's daily log. All in favor, motion carried.
16		Expense claim in the amount of \$40.00 for Stephanie Stack was tabled. <b>Motion #365 Rick Raymond/Agatha Stack Balsom</b> Proposed to approve expense claim for Stephanie Stack in the amount of \$40.00. All in favor, motion carried.
17		Bills in the amount of \$8,972.51 were tabled. <b>Motion #366 Ed Dyke/Rick Raymond</b> Proposed to pay bills in the amount of \$8,972.51. All in favor, motion carried.
	<b>NEW BUSINESS</b>	
18		Councillor Stack noted that Recreation has a number of upcoming events. The trunk and treat event is this Saturday. Council will get treat bags for the event and Councillor Parsons will distribute on behalf of the town.
19		Staff will send a copy of the newsletter to council before it is finalized and printed.
20		The speed bumps will be coming up after Halloween.
21		Mayor Doyle noted that the Remembrance Day service will be going ahead on November 11, 2024. He asked if the town would be donating to this again this year and would the town be having staff available for traffic control. <b>Motion #367 Ed Dyke/Rick Raymond</b> Proposed to donate \$500.00 for the Remembrance Day Service along with supplying two staff members for traffic control. All in favor, motion carried.
22		<b>Motion #368 Rick Raymond/Ed Dyke</b> Proposed meeting be adjourned. All in favor, motion carried. Meeting adjourned at 8:01 pm.

Ron Doyle, Mayor \_\_\_\_\_

Stephanie Stack, Chief Administrative Officer \_\_\_\_\_