

MOUNT PEARL MATTERS

REQUEST FOR PROPOSALS
LAND FOR HOTEL DEVELOPMENT PURPOSES
3.63 ACRES, OLYMPIC DRIVE
MOUNT PEARL, NEWFOUNDLAND AND LABRADOR

The City is requesting proposals for the acquisition and development of approximately 3.63 acres of land for a proposed hotel development located between Olympic Drive and Old Placentia Road. The current zoning for the site is General Commercial. The sale of the property will be based on a development proposal and bid acceptable to the City.

Proposal call packages setting out the conditions of sale will be available at City Hall on or after Friday, July 30, 2010. Any request for further information must be submitted in writing to the Planning & Development Department at the address below or email: haylward@mountpearl.ca.

Five (5) copies of the proposal submission sent to the address below and clearly marked as "HOTEL PROPOSAL" and addressed to:

Bronda Aylward
Manager, Economic Development & Business Liaison
Planning & Development Department

must be received on or before 2:00 p.m., Newfoundland time on Friday, September 17, 2010. Submissions will not be accepted by facsimile or e-mail.

Security deposit in the form and amount as outlined in the sale documents must be provided with each proposal submitted.

The City of Mount Pearl does not bind itself to accept the highest or any proposal bid.

MOUNT PEARL MUNICIPAL PLAN AMENDMENT #78, 2010
MOUNT PEARL DEVELOPMENT REGULATIONS AMENDMENT #202, 2010
(1246-1260 TOPSAIL ROAD AMENDMENT)

City Council adopted the Mount Pearl Municipal Plan Amendment No. 78, 2010 and Development Regulations Amendment No. 202, 2010 on Tuesday, July 27th, 2010. A Public Hearing to consider objections and representations on these amendments will be held at 7:00 pm on Monday, the 16th day of August, 2010 at City Hall.

The purpose of the proposed amendments is to amend a portion of the property at 1246-1260 Topsail Road to provide Council with the authority to consider a western extension of the Coastal Marine building. This amendment is brought forward by the property owner of 1256 Topsail Road.

Anyone wishing to make an objection or representation at the Public Hearing shall, at least 2 days before the date set for the Public Hearing, deposit with the CAO, two copies of a signed written statement outlining the objection or representation.

The adopted municipal plan and development regulation amendments may be inspected during normal business hours at City Hall. For further information on this amendment please visit the City's website at www.mountpearl.ca. For more information about these amendments and hearing, please contact the Planning & Development Department by telephone 748-1029, e-mail planning@mountpearl.ca, fax 748-1111, or by mail at the address listed below.

Development Notice - Variance Request
1059 Topsail Road – Summit Builders (Minute Muffler)
Reduction in Minimum Side Yard Width on Flanking Street

Summit Builders, on behalf of Minute Muffler, is proposing the construction of a 108 m² building extension on the west side of the existing building at 1059 Topsail Road. The subject property is located within the Mixed Development (MD) Land Use Zone. The minimum side yard width on a flanking street in that zone is 10 metres. To be able to accommodate the proposed expansion of the general garage use on the property with a proposed flanking street side yard of 9 metres, the applicant is requesting a 10% variance to the flanking street side yard standard.

Prior to deciding on this application, Council will receive comments in writing from the general public to be submitted no later than 12:00 noon, Monday, August 16, 2010.

Further information may be obtained from Julia Schwarz, Planning & Development Department at 748-1023, by email, jschwarz@mountpearl.ca, fax 748-1111, or mail to the address below. The application may be viewed at the Planning & Development Department Office during regular office hours.

Stephen B. Jewczyk, FCIP
Director of Planning & Development

Bannister Street, Billard Avenue, Birch Avenue, Blossom Avenue, Burrage Avenue, Centennial Street, Churchill Avenue, Davis Place, Delaney Avenue, Emberley Place, Firgreen Avenue, Groves Place, Jersey Avenue, Jubilee Place, Maple Street, Marclay Avenue, O'Keefe Avenue, Orchard Avenue, Park Avenue, Penmore Drive, Pittman Place, Pleasant Avenue, Riverview Avenue, Smallwood Drive, Stapleton Road and Winston Avenue.

ANNUAL WATERMAIN FLUSHING PROGRAM (2010)

The City of Mount Pearl wishes to advise residents that the annual watermain flushing program will start on Monday, August 2, 2010 for the above noted streets. This program will continue in these areas on an ongoing daily basis (Monday – Friday from 8:00 a.m. to 4:00 p.m.) for approximately 7-10 business days. This work is in accordance with the City's water system and fire flow protection maintenance programs

Flushing can cause the following **temporary** changes in your water service:

- low water pressure
- changes in water colour and cloudiness *(if this occurs, please run cold water in a bathtub or laundry tub until water appears clear)
- slight change in taste and/or odour of the water.

These conditions are normal during the flushing process. The City will work diligently to ensure that the water service will be restored to normal as soon as possible.

***** PLEASE NOTE: It is recommended that residents refrain from doing laundry between the hours of 8:00 a.m. and 7:00 p.m. to avoid the possibility of clothes being soiled or stained by discolored water.**

If temporary changes persist residents are advised to call Engineering Services at 748-1016. For further information, please visit the City's website at www.mountpearl.ca.

The City appreciates the cooperation and understanding of its residents during this program.

Arts in the Park Series

On Monday, August 9 at 7:00pm there will be Arts in the Park with the ever popular Cafe and musical entertainment by Sharona Clarke. Come out enjoy an evening of music, coffee and pastries! Location: Centennial Park (next to City Hall). Arts in the Park is coordinated by the Association for the Arts in Mount Pearl (AAMP) in partnership with the Community Services Department. For more information visit www.aamp.ca.

Outdoor Movie at Centennial Park
Thursday, August 12

Enjoy an outdoor movie night at Centennial Park (next to City Hall). Families are invited to come on by and enjoy the show and popcorn! Movie will be "Cloudy with a Chance of Meatballs". Starts at dusk, approximately 8:45pm. Bring your chairs and blankets! Admission is a non-perishable food item. Coordinated by the Community Services Department.

Development Notice

Old Placentia Road – City of Mount Pearl
Proposed Dog Park Briefing Session – Tuesday, August 31, 2010 7:30 pm - City Hall

The City of Mount Pearl is proposing the development of a dog park on City owned open space land, at the entrance to Powers Pond Park on the north side of Old Placentia Road.

A briefing session has been scheduled for Tuesday, August 31, 2010, 7:30 pm at Mount Pearl City Hall, 3 Centennial Street to present the concept plan and to provide opportunity for commentary on the proposal.

Further information may be obtained from Ray Osmond, Community Services Department at 748-1027 by email, rosmond@mountpearl.ca, fax 748-1150, or mail to the address below.

Ray Osmond
Director of Community Services

Development Notice Discretionary Use
28 Allston Street
Interior Specialties Ltd. & The School of Dance Studio East (Goldstone Holdings)
Briefing Session – 7:30 pm – Tuesday, August 24, 2010 - City Hall

Interior Specialties Ltd. and The School of Dance Studio East on behalf of Goldstone Holdings are proposing interior renovations to a 260.25 m² portion of the building at 28 Allston Street to accommodate a dance studio.

The subject property is located in the Industrial – Light (LI) Use Zone. The proposed dance studio is considered an educational use, which is listed as a discretionary use in the LI Land Use Zone, therefore the application shall be processed in accordance with Condition 4 of the LI Use Zone Table, and Regulations 22 and 92 of the Mount Pearl Development Regulations, 1988, which require public notification.

Prior to deciding on this application, Council will receive comments in writing from the general public to be submitted no later than 12:00 noon, Monday, August 23, 2010. If no comments are received, the briefing session shall be cancelled.

Further information may be obtained from Julia Schwarz, Planning & Development Department at 748-1023, by email, jschwarz@mountpearl.ca, fax 748-1111, or mail to the address below. The application may be viewed at the Planning & Development Department Office during regular office hours.



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