

COUNCIL REPORT

M&C No.	2019-149
Report Date	June 10, 2019
Meeting Date	June 17, 2019
Service Area	Growth and Community Development Services

His Worship Mayor Don Darling and Members of Common Council

SUBJECT: Cleanup of Unsightly Properties at Various Locations

OPEN OR CLOSED SESSION

This matter is to be discussed in open session of Common Council.

AUTHORIZATION

Primary Author	Commissioner/Dept. Head	City Manager
<i>Christopher McKiel</i>	<i>Jacqueline Hamilton / Amy Poffenroth</i>	<i>John Collin</i>

RECOMMENDATION

Your City Manager recommends that Common Council direct one or more of the Officers appointed and designated by Council for the enforcement of the *Saint John Unsightly Premises and Dangerous Buildings and Structures By-law*, to arrange for the cleanup of the following unsightly properties:

1. 17 Delhi Street, PID# 00014597;
2. 19 Delhi Street, PID# 00014589;
3. 21 Delhi Street, PID# 00014571;
4. 59 Morrison Road, PID# 00327932;
5. 105 Winslow Street, PID# 00363473;
6. 665 Loch Lomond Road, PID# 55102917; and
7. 669 Loch Lomond Road, PID# 55102925.

EXECUTIVE SUMMARY

The unsightly conditions outlined in the attached Notices have not been remedied within the required time frame. Pursuant to the *Saint John Unsightly Premises and Dangerous Buildings and Structures By-law*, Staff is looking for authorization from Council to arrange for the cleanup of the aforementioned properties.

PREVIOUS RESOLUTION

N/A

STRATEGIC ALIGNMENT

This report aligns with Council's Vibrant, Safe City priority.

REPORT

As part of the Community Standards program, Growth and Community Development Services has focused on issues that directly impact the aesthetics, enjoyment and pride of a neighbourhood, including unsightly premises. This involves working closely with property owners to achieve voluntary compliance wherever possible. When voluntary compliance cannot be achieved, it is necessary to issue a formal Notice to Comply.

Property Requiring Further Enforcement Action

Notices to Comply have been issued for the following properties after efforts to gain voluntary compliance did not come to fruition. Some of these properties are in close proximity. For convenience, a Site ID Letter has been assigned to each of these properties which correspond to the attached photos. The properties at 665 and 669 Loch Lomond Road were the site of the partial demolition of two buildings. Demolition permits were applied for and issued on April 1, 2019. These demolition permits expire on June 30th, 2019 and the cleanup of these properties would take place after the expiry of the issued demolition permits.

The unsightly conditions outlined in the attached Notices have not been remedied within the required time frame. Pursuant to the *Saint John Unsightly Premises and Dangerous Buildings and Structures By-law*, Staff is looking for authorization from Council to arrange for the cleanup of the aforementioned properties.

<i>Address</i>	<i>PID #s</i>	<i>Notice to Comply – Required Compliance Date</i>	<i>Site ID Letter</i>
17 Delhi Street	00014597	May 16 th , 2019	A
19 Delhi Street	00014589	June 6 th , 2019	B
21 Delhi Street	00014571	June 6 th , 2019	C
59 Morrison Road	00327932	May 15 th , 2019	D
105 Winslow Street	00363473	May 16 th , 2019	E
665 Loch Lomond Road	55102917	April 9 th , 2019	F
669 Loch Lomond Road	55102925	April 9 th , 2019	G

SERVICE AND FINANCIAL OUTCOMES

As is written in the *Local Governance Act* that a municipality must commence in the proceedings of remedial action, approval of Common Council is required prior to starting cleanup and demolition activities at the subject property.

Where possible, staff will use internal resources for the cleanup of unsightly properties and the cost will be billed to the property owners. If the use of internal resources is not possible, staff will seek competitive bidding in accordance with the City's purchasing policy and the cost of the work will be billed to the property owners. If the bill is left unpaid, it will be submitted to the Province with a request for reimbursement.

INPUT FROM OTHER SERVICE AREAS AND STAKEHOLDERS

The City Solicitor's Office provided ownership verification by obtaining the Certificate of Registered Ownership for the property. Additionally, the City Solicitor's Office registered the Notice to Comply with Service New Brunswick's Land Registry.

ATTACHMENTS

Notices to Comply and Inspection Reports
Aerial Photo of Property
Photos