Village of South River

Council Meeting – October 6, 2015

The meeting of the Council of the Village of South River was held on Tuesday, October 6, 2015 in the South River Council Chambers. A quorum was present. In attendance were Mayor Jim Coleman and Councillors Sharon Smith, Doug Sewell, Teri Brandt and Les Mahon.

**Staff in Attendance**:    Susan L. Arnold, Clerk Administrator

**Public in Attendance**:  Nil

**1. Call to Order** – South River Council Chambers

**2. Declaration of Pecuniary Interest and General Nature Thereof-** None Declared

**3. Guests and Deputations-**Nil

**4. Adoption of Minutes**  - Nil

**5. Accounts - Nil**

**6.**     **Reports from Municipal Staff and/or Committees**

Council was brought up to date on the discussion with Greystone and what options its staff had presented at the October 1, 2015 meeting and what can be done now to move the project forward.

On Thursday, October 1, 2015 Gord Crosby (AECOM), Bernie Liehs (Highlander Brew Co.), Jon Morton (Greystone), Neil Cambray (Greystone), Sherri Hawthorne, Treasurer), Jim Coleman (Mayor), Susan L. Arnold (Clerk Administrator) participated in a discussion regarding options which would reduce the costs associated with the tender for the multi-unit commercial building. Greystone, a company from Huntsville, have previously build a microbrewery and brought significant operating knowledge to the table as well as knowledge relating to construction, materials and timelines. A discussion paper had been prepared which listed options and the price associated with the option modification or removal from the plans.

Greystone listened to Bernie Liehs and asked several questions relating to the brewing process and the practical application of some of the specs listed in the tender. Others from around the table asked questions regarding the timeline and whether this project could get off the ground this late in the season. Greystone assured the group its crew works around the year and many materials they are recommending are a good fit for late season construction.

Council was reminded the numbers which had been submitted to NOHFC and FedNor with the grant applications were now two (2) years old and prices have increased. Much of what was being quoted on has steel as a major component. Even when buying Canadian products the steel is often from the States and the decline in the Canadian dollar has had a tremendous impact on the price of steel. Also, the design of the building had changed several times while going through the conceptual process and the tenders reflect the price as per the specifications provided.

Greystone indicated it would take away the information provided to it from the discussion and rework the numbers to provide a final tender figure. In the meantime, the Village of South River can provide Greystone with a Letter of Intent which would allow Greystone to begin producing a drawing to be presented to the building department, obtain other necessary permits, begin site development and demolition of the existing septic system and the small building located at the south end of the property. The total of this work would not exceed $100,000 and would be the starting point for whenever the tender would be awarded. This will signify the Village’s intent to work with Greystone and Greystone would work on the designs which would then be the property of the Village of South River. Being able to begin this specific scope of work would mean the project would not lose any more time while finalizing the tender figure.

Greystone provided a template of a Letter of Intent. Council listened to all the points of discussion which had been touched on at the October 1, 2015 meeting and gave approval to the Clerk Administrator to sign the Letter of Intent on behalf of the Village with Greystone.

258-2015 Sewell/Smith

**BE IT RESOLVED THAT this Council of the Village of South River does hereby authorize the Clerk Administrator to sign the Letter of Intent with Greystone Project Management Inc to complete the building design and production of the foundation and building permit drawings and to mobilize to site to begin site work including demolition once approvals from authorities having jurisdiction are obtained with the cost of this work not to exceed $100,000 + HST and to award the construction tender once an agreed upon price for the entire project has been prepared which will include requested modifications.**

Carried

**7. Correspondence** – Nil

**8.  Council Roundtable (Items of Interest)** - Nil

**9. In Camera-**Nil

**10**.  **By-laws-** Nil

**11**. **Confirming By-law**

259-2015 Smith/Sewell

**BE IT RESOLVED THAT the Council of the Village of South River does hereby read**

a **first, second and third time and finally pass By-law#37-2015 being a by-law to**

**confirm** **the proceedings of Council at its meeting held on the 6th day of October, 2015**

**with the signatures of the Mayor and the Clerk Administrator and the corporate seal affixed.**

Carried

**12**. **Adjournment**

260-2015 Brandt/Mahon

**BE IT RESOLVED THAT this Council of the Village of South River does hereby**

**adjourn to meet again as the South River Council on Tuesday, October 13, 2015 at 5:30**

**p.m. in the South River Council Chambers located at 63 Marie Street or at the call of**

**the Mayor: Time of Adjournment: 9:45 a.m.**

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**Jim Coleman, Mayor**

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**Susan L. Arnold, Clerk Administrator**