

File

A G E N D A

For the meeting of Council to be held
in the Council Chambers on Monday, August 13, 1956
at 7:30 p.m.

Present:

1. Confirmation of the minutes of the regular meeting of August 7, 1956
 2. Unfinished Business:
 1. Block M - N.R.D. Re: Moving of ~~Bowlerdrome~~ from Sylvan Lake
 2. Sorenson Bus Lines - Re: Request to change bus route
 3. Retaining Wall on Ross St, from 47 Ave. to 46 Ave. - Re: Estimated Cost of Wall
 4. Carr & Co. Ltd. - Re: Improvements to Moreau Service Station
 3. Correspondence:
 1. R.D. Garage & Service Stn. Op. Re: Request for new by-law.
 2. Lyle Brothers Ltd. Re: Extension of building committment
 3. E.A. Johnstone Re: Paving of 40 Ave. from Ross St. to P.T.S.
 4. Pentecostal Tabernacle Re: Addition to building
 5. Mr. Wytsma Re: Backing up of sewer
 6. ✓ A.D. Bower Re: Offer to sell land to City
 4. New Business:
 1. Aldermen's Reports - Cemetery Plots
Lane Maintenance
 5. By-laws:
 1. No. 1876 - authorizing replacement of bridge on 55 St. 2nd & 3rd readings
 2. No. 1879 - " paving of certain existing streets for 1956 2nd & 3rd Reading
 3. No. 1881 - " sanitary sewer main extensions 2nd & 3rd readings
 4. No. 1882 - " construction of waterworks extensions 2nd & 3rd readings
 5. No. 1885 - -land sales: - 3 readings
- | NAME | LOT | BLK | PLAN | PUR. PRICE | P.P. UTILITIES | MIN. FLOOR AREA |
|-----------------------|-----|-----|---------------|------------|----------------|-----------------|
| KNOX PRESBYTERIAN CH. | 9 | 11 | 970 K.S. | \$345.00 | 24.38 | |
| NIELSON, K.A. | 9 | 15 | (Bower Field) | \$500.00 | 750.00 | 950 sq. ft. |
6. Reports:
 1. Re: Water, Sewer & Storm Sewer Priority -- 22B by City Engineer
 2. Re: Road, Lane & Parking Lot Priority - city crews by City Engineer
 3. Fire Chief's report for the month of July.
 4. Extract from By-law No. 1874 - Service Stations
 5. Report on Land Sales Pending up to July 31, 1956
 6. Payment of accounts
 7. Additional Agenda:
 1. Report from Director of R.D.D.P.C. re: Sorensen Bus Lines Ltd. - Bus Depot
 2. Letter from Haddin, Davis & Brown re: Elevated Storage Tank

CORRESPONDENCE:

1.

LETTER NO. 1

July 7, 1956
Red Deer, Alta.

To the City of Red Deer,
Red Deer, Alta.

Dear Sirs:

Having withdrawn our request to have by-law No. 1680 enforced and having been advised it having had no value, and as this by-law was originally drawn up by the unanimous request of the Red Deer Garage & Service Station Operators, We would ask to have a by-law drawn up on the same lines as by-law 1680, worded in such a manner that it may be enforced when needed to do so. We will appreciate your co-operation.

Yours truly,

Pres.

Red Deer Garage & Service Station Operators

NOTE: Do not recommend. Commissioners.

LETTER NO. 2

August 8th, 1956

The Council,
City of Red Deer,
Red Deer, Alberta.

Dear Sirs:

We hereby apply for a year's extension to our building commencement commitment regarding the land purchased from the City of Red Deer lying adjacent to the swimming pool. We believe the intention of the building commitment attached to the sale of any city-owned property is to control insofar as possible speculation. We can assure you that there has been no thought of speculation in the purchase of this property. We have taken title to the property only in trust as agents for a large Canadian Corporation who are implementing plans for a tremendous Western Canada expansion. Unfortunately, we have no authority to divulge the name of our client at this time but we have informed Mayor McAfee, confidentially, of their name and we feel certain that he will assure you that the purchase was made in good faith. Due to the tremendous expansion the building commitments of this kind have not been met in various cities in Western Canada. In other centers requests for extension of time have been accepted at face value by sympathetic civic officials.

We might state that our clients were acting on a policy of establishing first in major cities in the west and it was only at the instigation of the writer that your city was considered in the initial plans. Frankly, we will feel greatly disappointed if your building commitment policy is not flexible enough to permit an extension of time in cases of reasonable requests and where non-speculative intentions are established beyond any doubt.

While we do not know the extent of possible development in your city we are reasonably certain that the amount of development in Calgary, Edmonton and Lethbridge will be in the millions of dollars, and throughout Western Canada a huge amount indeed. Surely Red Deer wants to share in this, if possible.

Yours very truly,

LYLE BROTHERS LIMITED,

Per: Kennett I. Lyle

NOTE: in view of the past decisions of Council, we cannot recommend a year's extension as requested. COMMISSIONERS.

3rd August, 1956

Mr. J. A. Beveridge,
City Commissioner,
City of Red Deer,
RED DEER Alberta.

Dear Jim:

Further to our letter to you on request from Dr. le Vann re the paving of 40th Avenue from Ross Street to the Provincial Training School entrance.

We would be obliged if this could be put on an early agenda so that it could be considered and we might anticipate that something definite might be established on it for 1957.

An institution with 350 employees provides a very substantial payroll for our City and added to that the purchasing power of the institution we believe contributes sufficient to the welfare of our City that an early start on this stretch of road for paving would be in order. In the minds of some of course it is overdue.

Yours very truly,

"E. A. Johnstone"
Alderman.

NOTE:

Can consider the reconstruction of 40 Ave. from 50 St. to P.T.S. entrance with 1957 program.

Commissioners

LETTER NO. 4

RED DEER PENTECOSTAL TABERNACLE

4832 - 51 St.

July 10th, 1956

Mr. Ross,
Building Inspector,
City of Red Deer,
RED DEER, Alta.

Dear Sir:

Enclosed please find a sketch of our proposed building program.

We are contemplating an addition which will include, (in the new section) the basement, main floor, and second floor.

The plan includes building to our property line on the south and east sides.

Brick and tile, or brick veneer will supply the finish.

Trusting this meets with your approval, and hoping to receive a reply at your earliest convenience, I remain,

Yours truly,
"Jas. S. Pierce."

NOT:

Fire Chief's Comments -

- (1) Must be 2 suitable means of exit from the basement.
- (2) If the second floor rooms are to be used as class rooms, then a fire escape is needed
- (3) all exit doors to open outwards.

Wm. Thomlison,
Fire Chief

Re: Above Letter

In addition to requiring proper plans for the above building, we are bringing this matter to Council because a set-back has been proposed along 51 St. and the building does not conform.

Commissioners.

LETTER NO. 5

3.

His Worship & Members of the
City Council.

Gentlemen:

Up until the time of the paving of Ross Street my sewer never backed up. Now with the added flow of the storm water off Ross Street the sewer has backed up each time there has been a heavy rainfall.

I would appreciate knowing what steps the city propose to take in the near future to prevent a re-occurrence of this flooding.

"Mr. Wytsma"

Re: Above letter - only temporary solution is an overflow to the creek. The general situation on Ross Street will become worse this year with the enlargement of the sewer up to Ross Street and then will improve as sewer is built down 47 Ave. to the river.
COMMISSIONERS.

LETTER NO. 6

CONFIDENTIAL

August 7, 1956

City Council
City of Red Deer.

Gentlemen:

I hereby make you an offer of my land on Michener Hill consisting of approximately 4 acres, for the sum of \$20,000.00 which price includes the present house, but I reserve the right to pick out a 75 foot lot for my own use. This lot is exclusive of the sum of \$20,000.00.

Yours truly,
"A. D. Bower"

NOTE:

We would only get four lots for \$20,000. The price requested is much higher than we can recommend.

COMMISSIONERS

Mr. Don Bower,
General Delivery,
RED DEER, Alta.

Dear Mr. Bower: Re: Corner of 43rd Avenue and Ross Street

I have been instructed to enquire as to whether you would be prepared to sell the portion of your property now being landscaped by the City, as the City wishes to see this land retained a permanent park.

The City is particularly interested as it considers it most desirable that the excellent vision on this corner be retained.

If you are prepared to sell this parcel of land it would be appreciated if you would indicate the price you would sell it to the City if it were dedicated as a permanent park.

Yours truly,

"E. Newman"
City Clerk

To: City Commissioner

WATER, SEWER & STORM SEWER PRIORITY - 22B

This schedule of work showing target dates for completion is subject to change on orders of the City Engineer or Assistant City Engineer.

Every effort should be made to meet the target dates.

	Denis Cole, City Engineer	<u>Complete</u>
(1) 44 Street - water extension 40 A Avenue - 40 Avenue		Aug 1 Double shift
(2) Water in lane block 6, 40 A Avenue - 40 Avenue		Aug 2 "
(3) 45 Street - sewer - 41 Avenue - 43 Avenue		Aug 7 "
(4) Storm sewer 40 A Avenue - north of 44 Street		Aug 9 "
(5) Sewer and water - Junior High School (Service)		Aug 15 "
(6) Water on 39 Street 40 Avenue about 800' east		Aug 17 "
(7) 35 Street loop - sewer and water		Aug 24 "
(8) 37 Street sewer - Mountview		Aug 26 "
(9) Storm sewers - Mountview		Sept 7 "
(10) Water - 54 Avenue - West Park		Sept 13 Single Shift
(11) Gehrekeville - sewer & water - West Park		Sept 19 "
(12) Water - 51 A Avenue		Sept 21 "
(13) Water and sewer 54 Ave. (Industrial)		Oct 2 "
(14) Water 52 Avenue (Industrial)		Oct 9 "
(15) Water 52 Avenue - 54 Avenue (Industrial)		Oct 23 "
(16) Water - 50 Street - 48 - 49 Avenue		Oct 29 "
(17) Water - 40 Avenue - 46 Street - 51 Street		Nov 6 "
(18) Water - Burnt Lake Road		Nov 12 "
(19) Water - 57 Street N.R.D.		Nov. 15 "
(20) Water - N.R.D. across Gastz Avenue		Nov. 20 "
(21) Water - Composite High School		Nov. 30 "

Additions:

Storm Sewers - 39 St.
Overflows

Denis Cole,
City Engineer

NOTE: The above work can only be completed on schedule together with work that has to be done for the contractors (Poole, General, MacLeod & Highwood), if there are no hold-ups by weather or other developments. i.e. It is a tight schedule. COMMISSIONERS

To: City Commissioner

ROAD, LANE AND PARKING LOT PRIORITY - CITY CREWS

This schedule of work showing target dates for completion is subject to change on orders of the City Engineer or Assistant City Engineer.

Every shift should be made to meet the target dates.

Completion Date
Target

- | | |
|--------------|--|
| August 11 | 1. City Hall Parking Lot
2. Calcium Chloride on 45th Avenue |
| August 18 | 3. A.M.A. Parking Lot (at same time concrete work on Post Office Parking Lot)
4. Lanes bounded by 50th and 51 Street and 42nd and 43 Ave.
(to pit run gravel stage) |
| August 31 | 5. 52nd. Street Michener Hill
6. 43rd. Street 52nd. Avenue to Bridge |
| September 30 | 7. Lanes (a) Alton's, Block 5 and half of block South
(b) Springbett (pit run)
(c) East of 42 Avenue 55th. to 53rd.
(d) Paved lane east of 48th. Avenue 47th to 48th.
(e) East of 45th. A Avenue South of 44th. Street |
| September 15 | 8. Post Office Parking Lot (grading for paving as soon as concrete work is completed and cured) |
| October 30 | 9. 45th. Avenue 35th. - 37th Street
10. 47th. Street 40th. - 41st. Avenue
11. 41st. Avenue 44th. - 46th. Street
12. Jenkins Parking Lot
13. 2 nd Gravel on lanes referred to (4) & (7) |

Denis Cole
City Engineer.

August 7, 1956

His Worship the Mayor
and City Council.

Gentlemen:

I wish to report that during the month of July the Fire Department had only two calls, both of these being needless calls.

July 3rd - 2:25 p.m. Call stating brush on fire. No. 10 Company and 3 men sent out. Company found City crews clearing and burning brush. No damage.

July 23rd - 10:10 p.m. Call stating fire near City dump threatening trees. No. 6 Company and 4 men sent out and found on arrival that it was a farmer burning tires and there was no danger to surrounding territory.

The Fire Inspector carried out 15 inspections of buildings, reinspected 22 places and checked constantly on the garbage burning in the down town area. He visited each place of business between 49 and 51 Avenue north of Ross Street to let them know that there would be a daily pick up of garbage and they are not to burn it, this will be on a trial bases.

The department continued with it's two practises a week with an average attendance of 32 members present for each night. The Volunteer membership now stands at 31 members. During the month of July they were given hose lays, ladder and rescue drills, forcible entry, salvage drills and master stream practises.

Respectfully submitted,

W.N. Thomlison
Fire Chief

FOR: COUNCIL INFORMATION--

Extract from By-law No. 1874

Being a by-law of the City of Red Deer to control the development and establishment of Gasoline Service Stations.

Whereas, pursuant to relevant powers in that behalf, and, pending the revision of the Zoning by-law, the Council deems it expedient to pass the following regulations concerning the development, establishment and operation of gasoline service stations within the City,

Interpretation.

1. "Gasoline Service Station" means a parcel of land in the City used for or intended to be developed for the use of:

(6) the following uses shall not be permitted or included within the meaning of Gasoline Service Station.

(iii) The carrying on of the business of the sale of second hand automobiles.

REPORT ON LAND SALES PENDING up to July 31, 1956.

Name	Lot	Blk.	Plan	Price	Area	Purchase Date	Remarks
J. Pikkert	29&30	3	4516AC	1170.00	15,000	July 4/55	Roof on
Can. Freightways	1	7	1034KS	6601.00	30,000	Aug. 22/55	Practically complete occupied
Lyle Bros.	14	39	617KS	7395.00	\$100,000	Sept. 26/55	Process of being returned
T. Eaton Co.	6	4	5331HW	2605.00	25,000	Dec. 28/55	Nothing
W. McKenzie	1	21	1057KS	401.00	720	Feb. 13/56	10 day notice Mailed July 31
Husband	27	11	970KS	355.50	720	Mar. 12/56	Nothing
Logelin	20	11	970KS	366.08	720	Mar. 12/56	Basement poured Sheathing walls
L. Barker	25	11	970KS	402.53	720	Feb. 14/56	Roof on
F. Cox	10	19	970KS	398.50	720	Feb. 17/56	Roof on nearing completion
Hodgson	9	19	970KS	398.50	720	Feb. 17/56	Basement being poured
Ninkovich	5	24	970KS	376.64	720	Mar. 12/56	Basement poured Walls up
Pointer	28	11	970KS	355.50	720	Mar. 12/56	Basement Sub floor
Roth	8	19	970KS	352.00	720	Mar. 12/56	Nothing
Rue	26	11	970KS	355.50	720	Mar. 12/56	Walls Sheathed Roof on
H. Nelson	15	11	970KS	414.70	720	Mar 16/56	Walls sheeted Roof on
B. Hopp	16	11	970KS	366.08	720	Mar. 29/56	Basement poured Joist & sub flooring laid
R. Siddons	8&9	10	6269AF	352.00	720	Apr. 2/56	No loan approval Returned to City
A. Badry	21&22	3	7604S	463.72	720	Apr. 6/56	Practically complete occupied
Halliburton	Pt. 4	3	5331HW	3208.00	\$30,000	Apr. 12/56	Practically Complete
R. Johnston Const.	21	11	970KS	410.65	720	Apr. 16/56	No loan approval Returned to City
R. Johnston Const.	6	25	970KS	390.97	720	Apr. 16/56	No loan approval Returned to City
R. Johnston Const.	22	11	970KS	410.65	720	Apr 16/56	No loan approval Returned to City
J. H. Marshall	17	11	970KS	414.70	720	Apr. 23/56	Excavation
Mr. Murgatroyd	18	6	1492HW	447.00	720	Apr. 25/56	Basement Poured

<u>Name</u>	<u>Lot</u>	<u>Blk</u>	<u>Plan</u>	<u>Price</u>	<u>Area</u>	<u>Purchase Date</u>	<u>Remarks</u>
W. Dohlman	6	21	1057KS	406.60	720	Apr. 26/56	Excavation
Can. Brass	H		1254KS	1280.00	-	May 4/56	No. Building Commitments
Geo. Eliuk	4	11	97OKS	412.41	720	May 7/56	Roof on
Lyle Bros.	1 to 4 & Pt 5	6	6712ET	25000.00	-	May 9/56	No building Commitments
V. Clancy	14	11	97OKS	468.62	720	May 16/56	Excavation
O. Stabeck	30	11	97OKS	444.53	720	May 22/56	Nothing Pending loan
R. Stewart	29	11	97OKS	402.55	720	May 25/56	Practically Complete
Maclean Granite	B&C		2219AF	4088.00	\$10,000	June 1/56	Practically Complete
R. W. Drury	2	22		1419.50	1100	June 11/56	Under Const.
J. H. McKinnon	11	15		1547.00	900	June 14/56	Under Sonst.
M & D Lehodey	12	15		1379.00	900	June 15/56	Nothing
J. Sinclair	13	15		1235.00	900	June 18/56	Under Const.
H. F. McDonald	15	15		1235.00	900	June 20/56	Pending Loan
M. Ogilvie	16	15		1355.00	900	June 22/56	Under Const.
J. Beames	18	15		1427.00	900	June 28/56	Pending Loan
E. G. Vikse	2	11	97OKS	412.41	720	July 3/56	Practically Complete
W. Kuziw	21	14	5963HW	1107.50	900	July 5/56	Permit issued
A. E. Treleaven	1	17	5963HW	1010.00	900	July 5/56	Permit issued
J. W. Johnston	5	11	97OKS	420.44	720	July 6/56	Practically complete
A. T. Lamb	18	11	97OKS	468.62	720	July 12/56	Loan Pending
E. R. Schulz	19	15		1285.00	900	July 13/56	Loan Pending
C. W. Bill	17	15		1403.00	900	July 16/56	Loan Pending
H. Larsen	14	15		1235.00	900	July 24/56	Permit issued
K. A. Nielson	9	15		1285.00	900	July 30/56	Building Permit issued

ADDITIONAL AGENDA

To: City Commissioners

Re: Sorensen Bus Lines Ltd.
Bus Depot

As requested the proposals contained in the letter dated July 29th, 1956 from Sorenson Bus Lines have been studied together with the attached sketch.

We would suggest that the basic problem is that the volume of traffic which this Depot serves has already outgrown the facilities for parking, manoeuvring, access and egress which are available and it is doubted whether any easy solution can be found which will look after the situation both now, and in the future, when increased traffic both on the road and at the Depot can be expected.

It is recommended that any changes adopted should follow the principles set out below:-

- (i) Traffic entering and leaving the Depot should not cross the line of traffic in the middle of a block.
- (ii) Adequate space must always be provided to park buses off the lanes and streets
- (iii) If additional space is required to negotiate the lanes, then this should be acquired by the Bus Depot.

It is suggested that a satisfactory solution might be as follows:-

- (i) Acquisition of Blinoff property
- (ii) Acquisition of S.W. corner of Tyrone property.

All buses (whether travelling North or South) could enter from 53 Street via the lane at the rear of Gray Motors.

Ample space would be available for all buses (whether travelling North or South) to leave by 52nd Street. Adequate space would be available for parking and manoeuvring for some years.

The encirclement of residential properties by bus routes would be eliminated.

The boulevard on 53rd Street could be eliminated and the road widened to facilitate bus movement on this street, without difficulty. It would also rectify the drainage problem at Gray Motors corner which is due to lack of a curb and gutter.

It is appreciated that there may be difficulties in obtaining the Blinoff property, but it is our view (regardless of what may be existing situations elsewhere) that the bus exit would be most undesirable on Gaetz Avenue in the middle of a block between two buildings relatively close together, and secondly that if any change is made it should incorporate the principles referred to above.

For your consideration.

"Denis Cole"
Director

Agree with the above recommendation. We feel Mr. Sorenson has a real problem that will increase during the next few years and that he should get together with the Town Planner and work out one or more possible alternatives which will save him time and money in the future.

COMMISSIONERS

SORENSEN BUS LINES LIMITED

P.O. Box 630
July 29, 1956

Mr. E. Newman,
City Clerk,
City of Red Deer.

Gentlemen:

In reply to your question of what route we propose if the city saw fit to trade the property next to Doug Grays for the Lewis Property. I would like to submit the following.

To leave the Depot by the back lane as we do at present and then cross over to the new property next to Wiltshires building, then angle to the north side of the Lot near Grays building and make turns both ways onto Gaetz Avenue.

I would point out that in Calgary Greyhound Buses cross over 7th Ave. on a left hand turn east on 7th Ave. and have been doing this for 25 years. On 1st Street west they come south and make a left hand turn into Greyhound Property south of the alley. Taxis owned by United also make this turn as do all other Buses operated to and from the Greyhound Lines.

In Edmonton all Buses make a left turn from 102 Ave. when coming in from the West and go into their Depot there.

In Medicine Hat all Buses leaving for Calgary or Points east turn left across the middle of the Avenue when leaving the Bus Station. Buses for Lethbridge do not have to cross.

In Lethbridge they make a left turn across the street but then go down a Alley, however in neither Calgary, Edmonton or Medicine Hat do they turn into an alley, but into or leave from their own property.

Bus Drivers are professional Drivers and I am sure would cause no road Hazard. and certainly would not tie up traffic any more making a left turn from this property then they would from either 52 or 53 rd Street which they are now using.

We would use the balance of the property to park School Buses which is what we are using the Lewis property for now.

I would point out that this property could only be used for six years time, as our lease expires then on the 10 feet of the rear of the Tyrone Apartments and after that there would not be enough room to swing a Bus from the lane into the back end of this property.

For that reason we also suggest the other plan which would be to cross over the Kaiser property on 53rd Street and turn left on 53rd. This would necessitate moving the Boulevard out entirely as 53rd Street is too narrow to handle the present traffic let alone any more.

This plan might require rezoning the south side of 53rd from residential to Business but it certainly would enhance the value of the property by so doing.

I am enclosing a suggested map of the two proposals and can be available for attending any council meeting that the Members wishes.

While this is still confidential, possibly by the time of council meeting it wouldn't be, but we expect to receive the tender to operate the Penhold Airport from the Dom. Gov't. which will require a total of 18 Buses per day to and from the Airport.

As the Mayor can possibly advise Council we have done everything we could to obtain the property beside us on the West at double the value of the property and almost 4 times the assessed value of it to no avail. Even with this property we haven't wide enough lane to pass Parked trucks behind Gray Motors (Co-op warehouse.) We have bought the Burns property to the East of us so that if the City keeps expanding at its present rate we have the room to keep growing with it.

The payroll of our Company for 1955 (excluding myself) was over \$44,000.00 and in 1956 will be over \$60,000.00, of which about 90% is spent in Red Deer District. These figures may be somewhat startling but we have the books to prove them.

I sincerely hope the council can see their way to agreeing to either one or the other of these plans. The Lewis property might be ideal for the liquor Vendors as it is far enough away for parking and not too far for walking.

Sorensen Bus Lines Limited

per. "G. Sorensen"

HADDIN, DAVIS & BROWN LIMITED

Calgary, Alta.,
August 9, 1956

Mr. Denis Cole,
City Engineer,
City of Red Deer,
Red Deer, Alta.

Dear Sir: Re: Elevated Storage Tank

Thank you for your letter of July 31st regarding questions which will be brought up during the construction of the elevated storage tank.

It is noted that you suggest the possibility of gradually raising the pressure in the downtown area to approximately 100 pounds. It is hoped that this will make it possible to check the condition of the mains without causing a large number of leaks at any one time. It should be remembered that in using this system, the pressure in the areas actually under test will be quite indefinite and in many cases may not reach the 100 pounds per square inch due to the friction losses between the filtration plant and the area in question. In addition, it would be extremely difficult to ascertain whether or not the main is capable of holding this pressure with a reasonable leakage. It is suggested that some consideration be given to a hydrostatic test of all the mains in units as small as possible. Testing of mains in this manner could be done with small crews working during the day in the residential areas and during the night in the commercial areas where water is essential during the day. If this procedure was followed, you would then have factual information regarding the conditions of each and every piece of line and the valves located thereon. It would be necessary that the crews doing the testing make sure that all curb cocks are closed to avoid leaks in plumbing within the buildings.

In addition, it would be desirable to place a hydrostatic test on Gaetz Ave. watermains to know that this main is in condition prior to pavement.

The elevated storage tank in Block G was recommended since that unit alone would eliminate many of the hazards and difficulties pointed out by the Fire Underwriters' report. Perhaps the greatest feature of all in this addition would be that stored water would be available without mechanical equipment should there be a failure at the filtration plant. These failures might be anywhere between the intake and the intersection of Gaetz Avenue and 55th Street which could include broken watermains, plugged intakes, valve repairs, pump repairs, power failures, cleaning of clear wells, etc. In addition, the downtown area which now require either additional pumps or a different main layout. The installation of elevated storage would enable the filtration plant to produce water at an average daily rate rather than at an instantaneous demand rate. In most cases during normal demand, one 800 gallon per minute pump would supply the present requirements of the City.

At some time in the future, it will be desirable to have ground storage in Block G in conjunction with the elevated tank. It is estimated that this storage would be approximately 1.5 million gallons. Water stored in this ground storage would, of necessity, have to be put under pressure of approximately 40 lbs. at the top of the hill and then released to atmospheric pressure when it went into the storage. It would then again be put under pressure when it was taken from the ground storage to the elevated tank. The estimated cost of this extra pumping required is approximately \$3,000.00 per year. Under normal conditions, this would then make available to the commercial area, a considerable amount of water from both the north and the south parts of the downtown area. This water would be available at rather high pressures and should be sufficient to meet the Underwriters' requirements for fire flows for some time to come.

The original proposal of a two pressure system was laid out to give the greatest stored water capacity with the funds that were available at that time. It was not expected that the City would expand within the reasonable time to the 35,000 population which now appears to be quite reasonable. With the smaller population anticipated at that time, the density of the downtown building area and hence the Fire Underwriters' requirements for fire flow would not be as great. The mains which were designed for the two pressure systems were designed to give approximately 20 lbs. per square inch at the hydrant with 1,500 gallons per minute flowing from the storage in Block G assuming that the top water level of the storage would be approximately the same as the top water level of the Michener Hill storage.

Calculations based on what appeared to be reasonable estimates have indicated that elevated storage has the highest capital cost but the lowest annual cost of systems which would make water available in large quantities as required. The elevated storage was compared with systems which employ large ground reservoirs and a series of pumps which stop and start automatically as the demand arises.

In reply to your inquiry regarding flowing pressures on the east hill, please be advised that we have checked the system for a 24 hour average on a day of maximum consumption and find that the average friction loss between the filtration plant and the tower is approximately 11 feet. Since water under these conditions would be flowing from the filtration plant to the tower and then to the Michener Hill area, the head loss would be approximately 3 feet between the tower and the Michener Hill area. This would give a total loss of approximately 6 lbs. per square inch from the filtration plant and approximately 1 lb. per square inch from the elevated tower. If the average water level in the elevated tower is approximately 3,000 feet, geodetic elevation, and the ground level in the Mountview and Grandview areas is approximately 2,900 feet geodetic elevation, the pressure should then be approximately 40 lbs. per square inch. There are times when the demand is greater when the pressure will drop to approximately 33 to 35 pounds per square inch.

The \$12,300.00 allowance for the drain from the elevated tower to Pipars Creek included 1,000 feet of 24-inch concrete pipe laid at a depth of 10 to 12 feet near Block G and in a vertical curve from the top of the hill to the creek. There was included, an allowance of approximately \$1,400.00 for manholes between the tower and the creek bottom. There has been no allowance for catch basins or for an extension east of Block G.

After checking into the possibilities of public tender on this tank, we were advised by Dominion Bridge that they are no longer interested in elevated tank design or erection since other structural work requires all their time and material. They have advised that the field of elevated steel tanks has almost completely been left with Horton Steel who have made a specialty of this construction. On checking still further, we find that Horton Steel is the only firm which has had considerable experience in tank construction in Canada. There is one other firm which is now erecting their first tank in Eastern Canada but it has been reported that progress is very slow indeed. This leaves Horton Steel alone in the field with the exception of some American firms which do this line of work.

In the estimates presented producing the 500,000 gallon elevated tank from north Calgary, no allowance was made for supervision or contingencies when the price of \$125,000 to \$130,000 was computed. An allowance of 15% for supervision and contingencies has been included with the Horton Steel estimate of \$153,000. On a comparable basis with the same allowance for supervision and contingencies, the difference in tank costs would be approximately \$5,000 to \$10,000 in favour of the Calgary tank which is some 20 years old.

I expect to be in Red Deer for part of August 13th and 14th and at that time would like to discuss with you, the reservicing of the 8" line in 50A Street. At that time, it would be desirable to know the details of the proposed extensions to the serviced area of the City in the east and also the plans for watermain extensions in the presently occupied part of the City.

Yours very truly,
HADDIN, DAVIS & BROWN LIMITED
"R. H. Vickerman", P. Eng.

NOTE: The above letter is being brought to your attention because the proposed higher pressure (100 pounds per sq. inch) in the downtown area is very desirable provided our mains can take it. Hydrostatic tests will be made, as recommended, prior to arrangements for the tower being finalized. However, it should be understood that the tower will probably be installed regardless of the results of the tests but some pressure reducing valves may have to be put in.

In general, the purpose of putting the above letter on the Agenda was to keep Council posted on the work being done and to get any suggestions or comments that they may have.

Commissioners