

# ST. JOHN'S

## Minutes of Regular Meeting - City Council

Council Chamber, 4th Floor, City Hall

February 25, 2025, 3:00 p.m.

Present: Mayor Danny Breen  
Deputy Mayor Sheilagh O'Leary  
Councillor Maggie Burton  
Councillor Ron Ellsworth  
Councillor Sandy Hickman  
Councillor Jill Bruce  
Councillor Ophelia Ravencroft  
Councillor Greg Noseworthy  
Councillor Tom Davis  
Councillor Carl Ridgeley

Regrets: Councillor Debbie Hanlon

Staff: Kevin Breen, City Manager  
Derek Coffey, Deputy City Manager of Finance & Corporate Services  
Tanya Haywood, Deputy City Manager of Community Services  
Lynnann Winsor, Deputy City Manager of Public Works  
Cheryl Mullett, City Solicitor  
Ken O'Brien, Chief Municipal Planner  
Theresa Walsh, City Clerk  
Jackie O'Brien, Manager of Corporate Communications  
Stacey Baird, Legislative Assistant

### Land Acknowledgement

The following statement was read into the record:

**“We respectfully acknowledge the Province of Newfoundland & Labrador, of which the City of St. John’s is the capital City, as the ancestral homelands of the Beothuk. Today, these lands are home to a diverse population of indigenous and other peoples. We would also like to acknowledge with respect the diverse**

histories and cultures of the Mi'kmaq, Innu, Inuit, and Southern Inuit of this Province.”

1. **CALL TO ORDER**
2. **PROCLAMATIONS/PRESENTATIONS**
3. **APPROVAL OF THE AGENDA**

3.1 **Adoption of Agenda**

SJMC-R-2025-02-25/50

**Moved By** Councillor Ravencroft

**Seconded By** Deputy Mayor O'Leary

That the Agenda be adopted as presented.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

4. **ADOPTION OF THE MINUTES**

4.1 **Minutes of February 11, 2025**

SJMC-R-2025-02-25/51

**Moved By** Councillor Ellsworth

**Seconded By** Councillor Noseworthy

That the minutes of February 11, 2025, be adopted as presented.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

5. **BUSINESS ARISING FROM THE MINUTES**

**6. DEVELOPMENT APPLICATIONS****6.1 Crown Land Grant – 870 Kenmount Road – CRW2500001**

The Chief Municipal Planner advised that the current Comprehensive Development Area 9 (CDA9) zoning is in place as servicing is not yet available. If servicing were to become available, then the city would prepare a plan for the area which would involve rezoning. An application could be considered after this process were to be completed.

SJMC-R-2025-02-25/52

**Moved By** Councillor Ridgeley

**Seconded By** Councillor Ellsworth

That Council reject the Crown Land Grant at 870 Kenmount Road for a Residential Use, as the property is zoned Comprehensive Development Area 9, where development is premature, and the parcel of land has no frontage on a public street.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**6.2 Notices Published – 603 Topsail Road - DEV2400130**

Due to the limited amount of parking available for the proposed childcare centre, concerns were raised regarding vehicles having to back out onto the four-lane highway.

It was advised that Traffic Engineering staff have reviewed the application in depth and that the proponent has agreed to make changes to the parking lot to allow enough room for vehicles to turn around.

Councillor Noseworthy urged the Provincial Government to implement speeding cameras to help alleviate traffic concerns.

SJMC-R-2025-02-25/53

**Moved By** Councillor Ridgeley

**Seconded By** Deputy Mayor O'Leary

That Council approve the Discretionary Use at 603 Topsail Road for Child Care Center and relief parking for one (1) parking space.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**6.3 Request for Parking Relief – 10 Whitty Place – DEV2500016**

SJMC-R-2025-02-25/54

**Moved By** Councillor Ridgeley

**Seconded By** Councillor Burton

That Council approve parking relief for two (2) parking spaces at 10 Whitty Place to allow the proposed Four-Plex.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**6.4 Notices Published – 11 Barrow's Road - DEV2500002**

Councillor Ravencroft requested that the application be deferred as she would like more time to engage with residents in the area before making a decision.

SJMC-R-2025-02-25/55

**Moved By** Councillor Ravencroft

**Seconded By** Councillor Burton

That the motion be deferred.

For (6): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ravencroft, Councillor Noseworthy, and Councillor Davis

Against (4): Councillor Ellsworth, Councillor Hickman, Councillor Bruce, and Councillor Ridgeley

**MOTION CARRIED (6 to 4)**

7. **RATIFICATION OF EPOLLS**

8. **COMMITTEE REPORTS**

8.1 **Committee of the Whole Report - February 18, 2025**

1. **2024 Municipal By-Elections Report and Recommendations**

SJMC-R-2025-02-25/56

**Moved By** Deputy Mayor O'Leary

**Seconded By** Councillor Bruce

That Council accept the 2024 Municipal By-Election Report, allowing staff to begin work on the recommendations it contains, deferring mandatory registration until legislation allows for telephone/electronic voting. Council also approves the reduction of the number of Satellite Drop-off Centers per Ward, returning to pre-pandemic practice, with one SDOC location per Ward with consideration for 2 SDOC locations in Ward 5 for the upcoming 2025 Municipal General Election in October.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

2. **Strategic Plan Report 2024 and Action Plan 2025**

SJMC-R-2025-02-25/57

**Moved By** Councillor Ellsworth

**Seconded By** Councillor Davis

That Council approve the 2025 action plan.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**9. DEVELOPMENT PERMITS LIST (FOR INFORMATION ONLY)**

**9.1 Development Permits List February 6 to February 19, 2025**

**10. BUILDING PERMITS LIST (FOR INFORMATION ONLY)**

**10.1 Building Permits List - February 6 - 19, 2025**

**11. REQUISITIONS, PAYROLLS AND ACCOUNTS**

**11.1 Weekly Payment Vouchers for Weeks Ending February 12 and February 19, 2025**

SJMC-R-2025-02-25/58

**Moved By** Councillor Ellsworth

**Seconded By** Councillor Bruce

That the weekly payment vouchers for the weeks ending February 12 and February 19, in the amount of 11,582,892.50, be approved as presented.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**12. TENDERS/RFPS**

**13. NOTICES OF MOTION, RESOLUTIONS QUESTIONS AND PETITIONS**

**13.1 Notice of Motion - Response to US President Trump's Trade War**

The Deputy Mayor is putting forward a Notice of Motion.

The Deputy Mayor presented a Notice of Motion in response to the President of the United State's trade war and requested that Council waive the two-week time frame to discuss.

Staff were asked to advise how the tariffs will affect the City's purchasing and if there are any penalties if current contracts affected by the tariffs are cancelled.

Mayor Breen advised that, as a municipality, our purchasing procedures fall under the Public Procurement Act, which is currently being reviewed by the Province. He also advised that the Communications Department is completing a review to find out which of the City's social media platforms are the most effective. Mayor Breen also raised concerns regarding the changes that might come to interprovincial trade barriers and how they may also impact the City.

SJMC-R-2025-02-25/59

**Moved By** Deputy Mayor O'Leary

**Seconded By** Councillor Ravencroft

In solidarity with Team Canada and its response to US President Trump's Trade War, that St. John's City council consider directing staff to report on options and implications including the following:

- adjusting policies to avoid purchase of US goods and services.
- closing the City's X/Twitter account and considering alternate social media platforms.
- continuing the city's ongoing work of supporting local businesses to diversify and strengthen our economy.
- request that the Mayor, on behalf of Council, write to the Prime Minister and the Premier to share these actions and positions.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**14. NEW BUSINESS**

**14.1 Expropriation – Easement at 301 Back Line**

Councillor Noseworthy requested staff confirm the meaning of reasonable legal fees. As the City Solicitor was unavailable, the City Manager advised that he would follow up with her to provide a response to the Councillor's inquiry.

SJMC-R-2025-02-25/60

**Moved By** Councillor Ridgeley

**Seconded By** Councillor Bruce

That Council approve the expropriation of an easement over the portion of 301 Back Line, as shown on the attached plot plan.

For (9): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, and Councillor Davis

Against (1): Councillor Ridgeley

**MOTION CARRIED (9 to 1)**

**14.2 Sale of City land adjacent to 315 Waterford Bridge Road**

SJMC-R-2025-02-25/61

**Moved By** Councillor Noseworthy

**Seconded By** Councillor Ravencroft

That Council approve the sale of City land adjacent to 315 Waterford Bridge Road, as outlined in blue on the attached diagram.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**14.3 Travel Authorization for Councillor Tom Davis to attend the upcoming Urban Municipalities Committee Meeting**



SJMC-R-2025-02-25/62

**Moved By** Deputy Mayor O'Leary

**Seconded By** Councillor Hickman

That Council approve of the travel costs to allow Councillor Davis to attend the UMC meeting in Marystown on March 28 and March 29, 2025.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**14.4 2025 Civic Improvement Assessment Rates**

The Deputy City Manager of Finance and Corporate Services advised that Civic Improvement Assessment Rates are those billed to residents for their share of the project costs once a civic improvement project has reached completion.

SJMC-R-2025-02-25/63

**Moved By** Councillor Ellsworth

**Seconded By** Councillor Burton

That Council approve the assessment rates for 2025.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**14.5 CAMA Conference Travel Authorization – Mont-Tremblant, QC**

SJMC-R-2025-02-25/64

**Moved By** Councillor Bruce

**Seconded By** Councillor Burton

That Council approve costs associated for the City Manager to attend the Canadian Association of Municipal Administrators (CAMA) Conference in Mont-Tremblant, QC, May 2025.

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**14.6 City of St. John's Emergency Management Plan**

SJMC-R-2025-02-25/65

**Moved By** Councillor Ellsworth

**Seconded By** Councillor Ravencroft

That Council approve the City of St. John's Emergency Management Plan - 2024

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

**14.7 Seniors Advisory Committee – Committee Membership Approvals**

SJMC-R-2025-02-25/66

**Moved By** Councillor Bruce

**Seconded By** Councillor Ridgeley

That Council approve the following recommended candidates to fill the three vacancies on the Seniors Advisory Committee:

Shelley Goulding

Suzanne Brake

Peggy Coady

For (10): Mayor Breen, Deputy Mayor O'Leary, Councillor Burton, Councillor Ellsworth, Councillor Hickman, Councillor Bruce, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

**MOTION CARRIED (10 to 0)**

- 15. **OTHER BUSINESS**
- 16. **ACTION ITEMS RAISED BY COUNCIL**
- 17. **ADJOURNMENT**

There being no further business, the meeting adjourned at 4:26 p.m.

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MAYOR

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CITY CLERK