

# DECISION/DIRECTION NOTE

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**Title:** Crown Land License – 4157 Trans-Canada Highway – CRW2500005

**Date Prepared:** May 13, 2025

**Report To:** Regular Meeting of Council

**Councillor and Role:** Councillor Carl Ridgeley, Development

**Ward:** Ward 5

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**Decision/Direction Required:**

To approve a Crown Land License at 4157 Trans-Canda Highway.

**Discussion – Background and Current Status:**

The Provincial Department of Fisheries, Forestry and Agriculture has referred an application for a Crown Land License, for an annual rental fee to allow use of the site as a storage and stockpile area for quarry material. The area proposed for the license is 2.1 hectares and is zoned Forestry. In 2019, the City issued a Discretionary Use approval for this area (original area was 8.65 ha), which allowed a quarry operation. The proposed use for stock piling of material would be allowed under the 2019 development approval.

**Key Considerations/Implications:**

1. Budget/Financial Implications: Not applicable.
2. Partners or Other Stakeholders: Not applicable.
3. Is this a New Plan or Strategy: No
4. Alignment with Strategic Directions:

A Sustainable City: Plan for land use and preserve and enhance the natural and built environment where we live.

Choose an item.

5. Alignment with Adopted Plans: **St. John's Municipal Plan and Development Regulations.**
6. Accessibility and Inclusion: Not applicable.

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7. Legal or Policy Implications: **St. John's Development Regulations Section 10 "Forestry (F) Zone"**.
8. Privacy Implications: Not applicable.
9. Engagement and Communications Considerations: Not applicable.
10. Human Resource Implications: Not applicable.
11. Procurement Implications: Not applicable.
12. Information Technology Implications: Not applicable.
13. Other Implications: Not applicable.

**Recommendation:**

That Council approve the Crown Land License at 4157 Trans-Canada Highway.

**Prepared by:**

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Planning, Engineering and Regulatory Services

**Approved by:**

Jason Sinyard, P. Eng., MBA, Deputy City Manager  
Planning, Engineering and Regulatory Services

### Report Approval Details

Document Title:	Development Committee - Crown Land License - 4157 Trans-Canada Hwy - CRW2500005.docx
Attachments:	- E-164048 Crown Lands Map 2500.pdf - Picture1.png
Final Approval Date:	May 15, 2025

This report and all of its attachments were approved and signed as outlined below:

**No Signature - Task assigned to Jason Sinyard was completed by workflow administrator Theresa Walsh**

**Jason Sinyard - May 15, 2025 - 4:08 PM**