

ST. JOHN'S

Minutes of Regular Meeting - City Council

Council Chamber, 4th Floor, City Hall

June 17, 2025, 3:00 p.m.

Present: Mayor Danny Breen
Councillor Ron Ellsworth
Councillor Sandy Hickman
Councillor Ophelia Ravencroft
Councillor Greg Noseworthy
Councillor Tom Davis
Councillor Carl Ridgeley

Regrets: Deputy Mayor Sheilagh O'Leary
Councillor Maggie Burton
Councillor Jill Bruce

Staff: Kevin Breen, City Manager
Derek Coffey, Deputy City Manager of Finance & Corporate Services
Tanya Haywood, Deputy City Manager of Community Services
Jason Sinyard, Deputy City Manager of Planning, Engineering & Regulatory 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

2.1 World Refugee Day 2025

3. APPROVAL OF THE AGENDA

3.1 Adoption of Agenda

SJMC-R-2025-06-17/221

Moved By Councillor Ravencroft

Seconded By Councillor Noseworthy

That the Agenda be adopted as presented.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

4. ADOPTION OF THE MINUTES

4.1 Adoption of Minutes - June 3, 2025

SJMC-R-2025-06-17/222

Moved By Councillor Davis

Seconded By Councillor Ridgeley

That the minutes of June 3, 2025, be adopted as presented.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

5. BUSINESS ARISING FROM THE MINUTES

6. DEVELOPMENT APPLICATIONS

6.1 Request for Parking Relief – 4 Holdsworth Street – INT2500031

SJMC-R-2025-06-17/223

Moved By Councillor Ridgeley

Seconded By Councillor Ravencroft

That Council relieve four (4) parking spaces for a seasonal outdoor Lounge area (parklet) at 4 Holdsworth Street/346 Water Street.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

6.2 Crown Land Referral – Trans-Canada Highway – CRW2500006

SJMC-R-2025-06-17/224

Moved By Councillor Ridgeley

Seconded By Councillor Ellsworth

That Council approve the Crown Land Easement off the Trans-Canada Highway in the area of Torbayman's Pond.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

6.3 Request for Residential Fence in Floodplain Buffer – 42 Beauford Place – INT2500037

SJMC-R-2025-06-17/225

Moved By Councillor Ridgeley

Seconded By Councillor Noseworthy

That Council approve the residential fence in the floodplain buffer at 42 Beauford Place.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

6.4 Notices Published – 75-81 Harvey Road - DEV2400171

SJMC-R-2025-06-17/226

Moved By Councillor Ridgeley

Seconded By Councillor Ravencroft

That Council approve the Discretionary Use application for 75-81 Harvey Road for two Dwelling Units on the 1st Storey of the building and approve parking relief for one space.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

7. RATIFICATION OF EPOLLS

7.1 Sale of City Land Between 36 Temperance Street and Battery Road

SJMC-R-2025-06-17/227

Moved By Councillor Ellsworth

Seconded By Councillor Ravencroft

That Council approve the sale of City land between 36 Temperance Street and Battery Road, as outlined in black on the attached diagram.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

8. COMMITTEE REPORTS

8.1 Committee of the Whole Report - June 10, 2025

1. Civic Art Collection – Urban Art Gallery

SJMC-R-2025-06-17/228

Moved By Councillor Hickman

Seconded By Councillor Ravencroft

That Council approve the Urban Art Gallery initiative on participating Water Street properties, as proposed.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

2. 8 Shaw Street and 4 McLea Place - REZ2500007

SJMC-R-2025-06-17/229

Moved By Councillor Davis

Seconded By Councillor Noseworthy

That Council consider rezoning 8 Shaw Street and 4 McLea Place from the Residential Special (RA) Zone to the Residential 1 (R1) Zone, and that the application be advertised in accordance with the Envision St. John's Development Regulations.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

8.2 Audit Standing Committee Report

1. December 31, 2024 Audited Financial Statements

SJMC-R-2025-06-17/230

Moved By Councillor Davis

Seconded By Councillor Ellsworth

That Council approve the December 31, 2024, audited financial statements.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

2. 2025 Audit Plan

SJMC-R-2025-06-17/231

Moved By Councillor Davis

Seconded By Councillor Ellsworth

That Council approve the 2025 audit plan.

MOTION CARRIED (7 to 0)

9. DEVELOPMENT PERMITS LIST (FOR INFORMATION ONLY)

9.1 Development Permits List May 29 - June 11, 2025

10. BUILDING PERMITS LIST (FOR INFORMATION ONLY)

10.1 Building Permits List

11. REQUISITIONS, PAYROLLS AND ACCOUNTS

11.1 Weekly Payment Vouchers for the Weeks Ending June 4 and June 11, 2025

SJMC-R-2025-06-17/232

Moved By Councillor Ellsworth

Seconded By Councillor Ravencroft

That the weekly payment vouchers for the weeks ending June 4 and June 11, 2025, in the amount of \$15,445,865.76, be approved as presented.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

12. TENDERS/RFPS

13. NOTICES OF MOTION, RESOLUTIONS QUESTIONS AND PETITIONS

14. NEW BUSINESS

14.1 Sale of City land adjacent to 22 Hayward Avenue

Discussion took place with some Councillors voicing their opposition to the recommendation, emphasizing the importance of preserving the neighbourhood's history and character. Other Councillors sympathized with the property owner, noting the proximity of the foot path to their home does not allow space to install a privacy fence. Additionally, the pathway is not considered critical as there is an alternative entrance to the parking lot that it leads to within walking distance.

SJMC-R-2025-06-17/233

Moved By Councillor Ravencroft

Seconded By Councillor Davis

That Council approve the sale of City land adjacent to 22 Hayward Avenue, as shown in the attached diagrams.

For (3): Councillor Ellsworth, Councillor Hickman, and Councillor Ridgeley

Against (4): Mayor Breen, Councillor Ravencroft, Councillor Noseworthy, and Councillor Davis

MOTION LOST (3 to 4)

14.2 Sale of City land at the rear of 294 Torbay Road

Councillor Davis expressed concern that the land is being undervalued, noting that it is no longer within the floodplain buffer and could potentially be rezoned for development. The City Solicitor clarified that values are determined based on the current zoning. She also clarified that while the

land is required for the property owner to meet rear yard requirements, the owner could apply for rezoning after purchase.

SJMC-R-2025-06-17/234

Moved By Councillor Davis

Seconded By Councillor Ellsworth

That Council approve the sale of City land at the rear of 294 Torbay Road, as outlined in blue on the attached diagram.

For (6): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, and Councillor Ridgeley

Against (1): Councillor Davis

MOTION CARRIED (6 to 1)

14.3 George Street West Paid Parking

SJMC-R-2025-06-17/235

Moved By Councillor Hickman

Seconded By Councillor Ravencroft

That Council approve conversion of timed parking to paid parking on George Street West, including implementing a long stay parking rate in the area.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

14.4 Shea Heights Community Centre Board of Directors – New Board Appointment

Councillor Ellsworth declared a conflict of interest and abstained from voting as he sits on the Board as a community member.

SJMC-R-2025-06-17/236

Moved By Councillor Ridgeley

Seconded By Councillor Davis

That Council approve the appointment of Dave Howell to the Shea Heights Community Centre Board of Directors to fill a vacancy within the “At Large” category of the Board structure.

For (6): Mayor Breen, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

Abstain (1): Councillor Ellsworth

MOTION CARRIED (6 to 0)

14.5 2025 Canada Games Mural Partnership

14.6 670 Kenmount Road interpret zone lines

14.7 85 Thorburn Road interpret zone lines

14.8 Wetlands Map Amendment – Southlands SL1 – Adoption

SJMC-R-2025-06-17/237

Moved By Councillor Davis

Seconded By Councillor Hickman

That Council adopt Envision St. John’s Development Regulations Amendment Number 53, 2025 to update Appendix C, Map 4 of the Development Regulations to reflect changes to the area of the Southlands SL1 wetland.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

14.9 SERC – Memorial Day Road Closure

SJMC-R-2025-06-17/238

Moved By Councillor Ellsworth

Seconded By Councillor Ridgeley

That Council approve the road closures associated with the Memorial Day Parade and Ceremony on July 1.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

14.10 Landmark Sign Location

Councillor Hickman raised concerns about the proposed location for the new landmark sign, suggesting it should be placed in a more visible area.

Discussion took place and the rationale for the location was reviewed, noting considerations such as minimizing light pollution for residents and minimal distraction to drivers.

SJMC-R-2025-06-17/239

Moved By Councillor Ellsworth

Seconded By Councillor Ravencroft

That Council approve the placement of the landmark sign in Bannerman Park, near the playground area.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

14.11 Revisions to Street Naming Policy

SJMC-R-2025-06-17/240

Moved By Councillor Ellsworth

Seconded By Councillor Davis

That Council approve the revised Street Naming Policy.

For (7): Mayor Breen, Councillor Ellsworth, Councillor Hickman, Councillor Ravencroft, Councillor Noseworthy, Councillor Davis, and Councillor Ridgeley

MOTION CARRIED (7 to 0)

15. OTHER BUSINESS

16. ACTION ITEMS RAISED BY COUNCIL

Mayor Breen addressed concerns from residents regarding the upgrades to Belvedere Lane to provide secondary access. He clarified that the secondary access is required to facilitate emergency responders, given the current level of development in the area. He advised that the laneway is not being upgraded to a full street and that it will be gated so as not to allow thoroughfare.

17. ADJOURNMENT

There being no further business, the meeting adjourned at 4:28 p.m.

MAYOR

CITY CLERK