

# DECISION/DIRECTION NOTE

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**Title:** Sale of City Land at the rear of 47-51 Wexford Street

**Date Prepared:** August 21, 2025

**Report To:** Regular Meeting of Council

**Councillor and Role:** Councillor Tom Davis

**Ward:** Ward 4

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## Decision/Direction Required:

Recommendation that Council approve the sale of City land at the rear of 47-51 Wexford Street, as outlined in red on the attached diagram

## Discussion – Background and Current Status:

The owners of 51 Wexford Street have approached the City requesting to purchase the parcel of land at the rear of their property. During the review, it was noted that the rear of 47 and 49 could also be sold, which would even out the backyard boundary of the three properties. The sale of this land would be subject to an existing NL Power easement . The request to purchase was circulated to the required City staff with no objections noted.

The purchase price has been established at \$1.00 per square foot plus HST and administrative fees. This takes into account that the property is zone open space. The purchaser will complete a survey of the area which is approximately 2,083.70 square feet (51 Wexford only), resulting in a purchase price of approximately \$2,083.70 plus HST. The purchaser will also be required to consolidate this land with his existing property.

## Key Considerations/Implications:

1. Budget/Financial Implications:
  - a. City to receive approximately \$2,083.70 for the sale of the land, plus administrative fees.
2. Partners or Other Stakeholders: Owners of 47, 49 and 51 Wexford Street
3. Is this a New Plan or Strategy: No

If yes, are there recommendations or actions that require progress reporting?

If yes, how will progress be reported? (e.g.: through the strategic plan, through Cascade, annual update to Council, etc.)

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4. Alignment with Strategic Directions:

A Sustainable City: Be financially responsible and accountable.

An Effective City: Ensure accountability and good governance through transparent and open decision making.

5. Alignment with Adopted Plans: An Effective City

6. Accessibility and Inclusion: N/A

7. Legal or Policy Implications: Deeds of Conveyance will need to be prepared

8. Privacy Implications: N/A

9. Engagement and Communications Considerations: N/A

10. Human Resource Implications: N/A

11. Procurement Implications: N/A

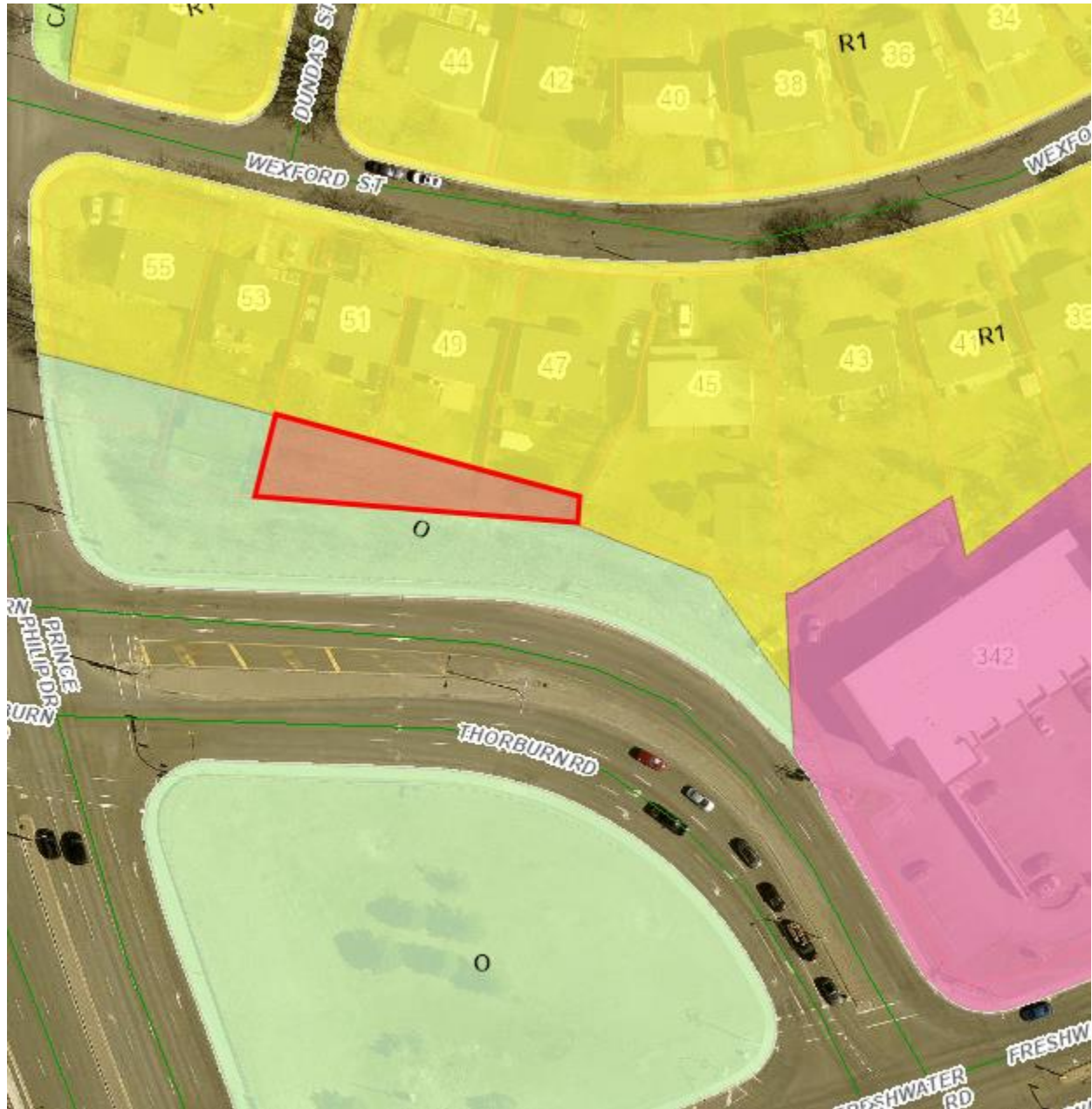
12. Information Technology Implications: N/A

13. Other Implications: N/A

**Recommendation:**

That Council approve the sale of City land at the rear of 47-51 Wexford Street, as outlined in red on the attached diagram.

**Prepared by:** Andrew G. M. Woodland, Legal Counsel  
**Approved by:** Cheryl Mullett, City Solicitor



**Report Approval Details**

Document Title:	Sale of City Land at the rear of 47-51 Wexford Street.docx
Attachments:	
Final Approval Date:	Aug 21, 2025

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

**No Signature - Task assigned to Cheryl Mullett was completed by workflow administrator Theresa Walsh**

**Cheryl Mullett - Aug 21, 2025 - 3:28 PM**