



**TOWN OF GANDER
MEETING
REGULAR MEETING OF COUNCIL
Wednesday, September 17, 2025, 04:00 PM
Council Chambers**

Council Present:

Percy Farwell, Mayor
Bettina Ford, Deputy Mayor
Marcie White, Councillor
Pat Woodford, Councillor
Sheldon Handcock, Councillor
Tara Pollett, Councillor

Staff Present:

Brad Hefford, Chief Administrative Officer/Town Clerk/Director of Governance and Legislative Services
Alexa Oldford, Manager of Governance and Legislative Services
James Blackwood, Director of Planning and Public Works
Jerry Knee, Director of Community Services
Kayla White, Manager of Communications, Branding and Partnerships
Kelly Hiscock, Director of Corporate Services
Dave Shea

Regrets:

Wilson Hoffe, Councillor

1. CALL TO ORDER

The meeting was called to order by Mayor Farwell at 4:05 pm.

2. LAND ACKNOWLEDGEMENT

Mayor Farwell delivered the Land Acknowledgement.

3. VISITORS/PRESENTATIONS

There were no visitors or presentations.

4. APPROVAL OF AGENDA

The agenda for the Regular Meeting of Council was presented for approval.

Resolution: **25-217**

Moved By Councillor Woodford

Seconded By Councillor Handcock

THAT the agenda for the September 17, 2025 Regular Meeting of Council be approved, as presented.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

5. APPROVAL OF PREVIOUS MINUTES

5.1 August 27, 2025 - Regular Minutes

The minutes for the Regular Meeting of Council was presented for approval.

Resolution: **25-218**

Moved By Councillor Pollett

Seconded By Councillor Woodford

THAT the minutes of the August 27, 2025 regular meeting of council be approved, as presented.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

6. BUSINESS ARISING FROM PREVIOUS MINUTES

7. STANDING COUNCIL BUSINESS

7.1 Governance and Legislative Services

a. Caretaker Statement

As this is the final public meeting of Council before the upcoming municipal election, the Town of Gander acknowledges that Council is currently operating in a caretaker period. During this time, and in keeping with the principles of responsible governance, Council will refrain from making decisions or taking actions that could be considered significant, contentious, or irreversible, unless required for the continued operation of the municipality.

This means that certain items which might normally have been placed on the agenda have been deferred to a later meeting. These matters will be brought forward for consideration by the new Council after the election. The purpose of this approach is to ensure that major decisions are made by an incoming Council with a fresh mandate from the community.

It is recommended that a formal Caretaker Policy be considered for implementation prior to the next municipal election to provide clear guidance on Council-related matters during future caretaker periods.

b. 2025 PMA Fall Forum Sponsorship Request

The Town of Gander has received a sponsorship request from the Professional Municipal Administrators (PMA) in the amount of \$1,500. As part of its practice, the Town of Gander supports member organizations like the PMA by providing a donation in lieu of the travel expenses they would normally incur when attending events. Recognizing the significance of being a preferred host community, the Town of Gander takes pride in supporting the PMA's ongoing commitment to Gander.

Resolution: **25-221**

Moved By Councillor Handcock

Seconded By Councillor Pollett

THAT the Town of Gander approve the sponsorship of \$1,500 for the 2025 PMA Annual Fall Forum, which will be hosted in Gander.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

c. 2025 Atlantic Mayors Congress Report

The 2025 Atlantic Mayor's Congress Report was presented to the committee for review, as attached.

d. New Found Gold Public Information Session

A public information session regarding the proposed Queensway Gold Project will be held by New Found Gold Corp. on September 18, 2025, at 6:00 PM at the Steele Community Centre, 2nd Floor (Cafeteria), 153 Airport Blvd, Gander. The session is part of the project's environmental assessment process and aims to inform the public about the project, answer community questions, and gather feedback. Residents may submit questions in advance and are encouraged to complete a Land and Resource Use Survey, which is being conducted anonymously by a third party.

7.2 Planning and Public Works

a. HAF Application - 130 Morgan Drive

An application was received from the owner of 130 Morgan Drive under the Town's Housing Accelerator Fund (HAF) Incentive Program. This program provides financial incentives to support the development of new residential units that meet criteria related to affordability, energy efficiency, and design standards.

The application meets all program requirements. The proposal includes the construction of a one-bedroom basement apartment to be used as a rental unit, with the property owner continuing to reside on the main floor.

Resolution: **25-219**

Moved By Councillor Woodford

Seconded By Deputy Mayor Ford

THAT up to \$20,045 in Housing Accelerator Fund (HAF) funding be allocated to the applicant for the proposed basement apartment at 130 Morgan Drive, contingent upon the applicant's continued compliance with all eligibility requirements under the Town of Gander's Housing Incentive Program.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

b. Climate Risk Assessment

Whereas the Town of Gander has the following interest:

To create a world-class, dynamic Hazard, Risk, and Vulnerability Assessment using cutting-edge technology, and;

To create a prioritized, risk-based climate adaptation plan that reflects the unique characteristics of our municipality, and;

To ensure the diversity of our people, our economy, our culture, and our environment are protected through risk-informed planning, operations, and emergency management, and;

To complete the above with no capital nor ongoing costs, and to do so in a manner that enables discretionary sharing with other municipalities so as to explore common experiences and adaptation opportunities that build tomorrow's resilience, today.

Whereas the Town of Gander seeks to undertake "A Climate Risk Assessment and Prioritized Adaptation Plan for the Town of Gander" in coordination with numerous other communities across Nova Scotia and Newfoundland & Labrador, all of whom are partnering with McAllister & Craig for highly technical project elements and technical expertise.

Resolution: **25-220**

Moved By Councillor Woodford

Seconded By Councillor Pollett

THAT the Town of Gander directs staff to apply for a funding opportunity from the Federation of Canadian Municipalities' Local Leadership for Climate Adaptation fund and Climate-Ready Plans & Processes program

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

c. Public Works Departmental Report

During the period of August 13 to September 5, the Public Works Department used approximately 39 tonnes of asphalt for street repairs, completed 55 kilometres of street sweeping, conducted 10 lawn repairs, and continued work on basin repairs, street painting, and branch removal. Traffic control infrastructure in the form of lane narrowing was completed at the Elizabeth Drive crosswalk. Weather conditions during this period remained favourable for outdoor operations.

Council extends its thanks to the residents of Gander for their continued patience and cooperation while crews are working throughout the community, and reminds everyone to drive safely and slow down in construction zones.

d. Planning Departmental Report

The Planning Department report for the period of August 13 to September 5, 2025, was presented to the Committee for review. The report summarized applications received, permits issued, compliance letters processed, and provided an overview of new construction activity and residential dwelling unit growth.

During the reporting period, eight new residential buildings were initiated, resulting in 12 new residential dwelling units. Year-to-date, a total of 41 new residential buildings have been constructed, along with 13 secondary suites added to existing dwellings, contributing to a total of 65 additional residential units within the community.

e. Notable Dates

Garbage collection scheduled for Thanksgiving Day, Monday, October 13th, will be rescheduled to Wednesday, October 15th.

Upcoming Waste Transfer Station dates are October 18th and November 8th. The site will be open from 8:00 a.m. to 4:00 p.m. on each date. Residents are encouraged to arrive earlier in the day to ensure sufficient time to complete the service before closing.

Notable dates and upcoming events can be found on the Town of Gander's website at www.gandercanada.com.

7.3 Community Services

The Community Services Report was presented by Councillor Pollett.

a. NL 50+ Convention

The NL 50+ Convention, which took place in Gander from September 9–12, 2025,

submitted a request for a donation to assist with event planning. The Department maintains a budget for hosting donations to support conferences of this nature.

Resolution: **25-222**

Moved By Councillor Pollett

Seconded By Councillor Handcock

THAT a \$500 hosting grant be given to the NL 50+ Organizing Committee for their convention held in Gander from September 9-12, 2025.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

b. Freshwater Photo Monitoring Station - Cobb's Pond Rotary Park

The Canadian Parks and Wilderness Society - Newfoundland and Labrador is launching an initiative to support freshwater conservation through citizen science photo monitoring stations.

These low-profile installations invite trail users to take repeat photos of nearby ponds or wetlands from a fixed location. The photos help capture seasonal changes, habitat shifts, flooding events and long term environmental trends contributing to a growing visual record of freshwater health.

They have identified Cobb's Pond Rotary Park as a promising location due to its public use, accessibility and ecological value and are asking for the Town of Gander's support and permission to install one at a discrete location.

c. Upcoming Events

The following events will take place in the coming months:

Sept 19 - 21: Quad-A-Palooza

Sept 20-21: Aurora Keats Memorial Softball Tournament

Sept 27: Town of Gander Fall Fair & Gander Grow Co Market

Oct 2 - 5: Provincial High School Female Softball Tournament

Oct 15: Community Wellness Event

7.4 Corporate Services

7.5 Public Safety and Protective Services

7.6 Communications, Engagement and Strategy

a. Provincial Air Ambulance System Announcement

Councillor Pollett declared conflict of interest and left Council Chambers at 4:36 pm, due to place of employment.

The Committee reviewed the Provincial announcement of September 9, 2025 regarding the integrated air and road ambulance system contract. The \$561.7 million Medavie Health NL contract includes plans to base low-acuity air transport services in Gander. With our airport facilities and regional health services, Gander is well-positioned to serve as a hub for medical air transfers.

While Council appreciates the recognition of Gander's role in this system, the specific details of this role are still to be defined. Council will continue to follow developments closely and work with all relevant stakeholders to ensure Gander's needs and interests are fully represented as the system is implemented.

Deputy Mayor Ford declared conflict of interest and left Council Chambers at 4:39 pm, being a candidate in the upcoming provincial election.

While the recently released contract includes written reference to Gander as a base location for low-acuity air transport, it is noted that the Health Accord recommendations make no mention of Gander. Nonetheless, there has been some public commitment from the Premier of Newfoundland and Labrador regarding the establishment of a base in the community.

Councillor Pollett and Deputy Mayor Ford returned to Council Chambers at 4:55 pm.

8. ADMINISTRATION

9. NEW BUSINESS

9.1 RFP25-06-ESA

A request for proposals was issued for Phase 1 and Phase 2 Environmental Site Assessments related to the proposed Penney Avenue extension. This work is intended to identify and evaluate potential risks and limitations associated with developing the area as a comprehensive development zone. The proposed extension would connect Penney Avenue to Cooper Boulevard and support mixed-use development along that corridor. Two bids were received, with the lowest compliant bid submitted by Cecon Ltd. in the amount of \$37,720.00 (HST included).

Funding for this initiative will be provided through the Housing Accelerator Fund, as part of efforts to make land available for future housing development.

Resolution: **25-223**

Moved By Councillor White

Seconded By Councillor Handcock

THAT RFP#25-06 for an Environmental Site Assessment for Penney Avenue be awarded to Cecon Ltd. at a cost of \$37,720.00 HST included.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

10. ADJOURNMENT

Mayor Farwell requested a motion for adjournment.

Resolution: **25-224**

Moved By Deputy Mayor Ford

Seconded By Councillor White

That the meeting be adjourned at 5:00 pm.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, and Councillor Pollett

Carried (6 to 0)

P. Farwell, Mayor

B. Hefford, Town Clerk



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Pat Woodford, Councillor
Sheldon Handcock, Councillor
Tara Pollett, Councillor
Wilson Hoffe, Councillor

Staff Present:

Brad Hefford, Chief Administrative Officer/Town Clerk/Director of Governance and Legislative Services
Alexa Oldford, Manager of Governance and Legislative Services
James Blackwood, Director of Planning and Public Works
Kayla White, Manager of Communications, Branding and Partnerships
Kelly Hiscock, Director of Corporate Services
Dave Shea, Fire Chief
Bev Freeborn, Director of Community Services, Acting

Regrets:

Jerry Knee, Director of Community Services

1. CALL TO ORDER

The meeting was called to order by Mayor Farwell at 4:00 pm.

2. LAND ACKNOWLEDGEMENT

Mayor Farwell delivered the Land Acknowledgement.

3. VISITORS/PRESENTATIONS

3.1 Baseball Gander

Council recognized the outstanding achievement of the Gander Pilots U11AA baseball team, who recently won the Provincial Championship.

With this win, the team has earned the honour of representing Newfoundland and Labrador at the Atlantic Championships, taking place in Prince Edward Island from September 12th to 14th.

As part of the Town's Ambassador Program, we are pleased to offer the team a grant to assist with travel costs associated with attending this regional event. This support reflects our commitment to empowering local youth and promoting community pride through sport.

Congratulations to the players, coaches, and families involved. You've made us proud, and we're excited to have you represent the Town of Gander on the Atlantic stage.

Best of luck in PEI, we'll be cheering you on from home!

3.2 2025 Canada Games

The Town of Gander is proud to recognize the outstanding accomplishments of our hometown athletes who represented Newfoundland and Labrador over the past couple of weeks at the 2025 Canada Summer Games in St. John's.

The following seven athletes proudly represented Gander at the Games:

- Noah Gates, who competed in Swimming
- Addison Ash, who competed in Athletics (Discus)
- Isaac Gillingham, who competed in Athletics (100m, 4×100m Relay)
- Derrick Ejeckam, who competed in Athletics (Triple Jump)
- Myah Banfield, who competed in Athletics (High Jump)
- Rae Gosse, who competed in Athletics (Shot Put & Discus)
- Ben McLaughlin, who competed in Indoor Volleyball

Each of these athletes showcased their dedication, skill, and determination while competing on the national stage. They achieved several things to be proud of, such as:

- Setting personal bests in multiple events
- Breaking a provincial record in shot put
- Helping Team NL reach the A finals in relay competition
- Gaining the attention of national team selectors
- Delivering memorable performances and upsets against tough opponents

Their achievements, both on and off the field, are a source of inspiration for our community. On behalf of Council and residents, we extend heartfelt congratulations to each of these athletes for representing Gander and Newfoundland & Labrador with excellence.

3.3 Proclamation - Arthritis Society

4. APPROVAL OF AGENDA

The agenda for the Regular Meeting of Council was presented for approval.

Resolution: **25-199**

Moved By Councillor Woodford

Seconded By Councillor Handcock

THAT the agenda for the August 27, 2025 regular meeting of council be approved as presented.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

5. APPROVAL OF PREVIOUS MINUTES

5.1 August 6, 2025- Regular Minutes

The minutes for the Regular Meeting of Council was presented for approval.

Resolution: **25-200**

Moved By Councillor Pollett

Seconded By Councillor Handcock

THAT the minutes for the August 6, 2025 Regular Meeting of Council be approved, as presented.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

6. BUSINESS ARISING FROM PREVIOUS MINUTES

The Business Arising from Previous Minutes Report was presented by Deputy Mayor Ford.

6.1 Sole Source Template for Consulting Services

The Committee revisited business arising from the previous meeting. It was noted that Motion 25-189, passed during the last Council meeting, approved the sole-source engagement of Re/fact Consulting in the amount of \$30,000 plus HST for the administration and execution of the Housing Accelerator Fund (HAF) initiative. Upon further review, it was identified that the motion did not reflect the full scope of work, specifically omitting HAF initiatives 5, 6, and 7. Additionally, the financial terms outlined in the original motion require amendment.

To ensure the contract accurately reflects the full scope and funding requirements of the HAF program.

Resolution: **25-201**

Moved By Deputy Mayor Ford

Seconded By Councillor Woodford

THAT Motion 25-189, which approved the sole-source engagement of Re/fact Consulting in the amount of \$30,000 plus HST, with services delivered in accordance with the existing agreement with the Canada Mortgage and Housing Corporation (CMHC), be rescinded.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

Resolution: **25-202**

Moved By Deputy Mayor Ford

Seconded By Councillor Pollett

THAT the Town of Gander approve the sole-source engagement of Re/fact Consulting for the administration and execution of the Housing Accelerator Fund (HAF) initiative, including HAF initiatives 5, 6, and 7, at a total cost of \$55,000 plus HST, with services to be delivered in accordance with the existing agreement with the Canada Mortgage and Housing Corporation (CMHC).

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

7. STANDING COUNCIL BUSINESS

7.1 Governance and Legislative Services

The Governance and Legislative Services Report was presented by Councillor Pollett.

a. Agenda Structure

In January 2025, the Towns and Local Service Districts Act was introduced. To ensure alignment, the Town of Gander adopted a Rules of Procedure By-Law, which established a new committee structure and agenda format. To support continuous improvement, it was suggested to pilot a revised structure for Council and Committee of the Whole agendas that better aligns agenda items with functional areas within the organization. If the pilot proves successful, revisions to the Rules of Procedure will be brought forward for amendment following the upcoming municipal election.

Resolution: **25-203**

Moved By Councillor Pollett

Seconded By Councillor Handcock

THAT the agenda headings for Committee of the Whole and Council meetings be changed to align with functional departmental areas on a trial basis, to be re-evaluated after the 2025 municipal election.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

b. Open Outdoor Fire, Incinerator, and Outdoor Fireplace By-Law

The Committee reviewed the draft of the *Open Outdoor Fire, Incinerator, and Outdoor Fireplace* By-Law. Previously, the Town of Gander's Regulations stated that bans were imposed when the fire weather index was high or extreme. The by-law is intended to replace the existing regulations and will now impose bans when the index is very high or extreme. This will align the Town's By-Law with Provincial legislation and reduce confusion for residents.

It was further noted that the Town will retain authority to implement a fire ban at any other time when conditions are deemed hazardous to public safety. The Committee recommends that the revised by-law proceed to Council for first reading.

Resolution: **25-204**

Moved By Councillor Pollett

Seconded By Councillor White

THAT the Town of Gander introduce the Open Outdoor Fire, Incinerator, and Outdoor Fireplace By-Law for First Reading.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

c. Appointment of Appeals Commissioner

The Committee discussed the reappointment of the Assessment Appeal Commissioner, a role established under the Assessment Act, 2006, which provides property owners with the right to appeal assessments conducted by the NL Municipal Assessment Agency. The agency uses industry-standard techniques to ensure assessments reflect fair market value, and the appeal process ensures transparency and fairness through independent review.

Resolution: **25-205**

Moved By Councillor Pollett

Seconded By Councillor Hoffe

THAT the Town of Gander reappoint the current Commissioner, Gerald Ralph, to serve as the Assessment Appeal Commissioner for 2025.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor

Carried (7 to 0)

d. MNL Resolutions

The Committee discussed preparations for the upcoming Municipalities Newfoundland and Labrador (MNL) resolutions. An email has been circulated to management and administrative assistants requesting that each department consider potential MNL resolutions. It was noted that the MNL Advocacy Group is expected to begin accepting resolutions from municipalities for consideration at the 2025 Annual General Meeting, scheduled for the fall. An official call for resolutions is anticipated in September.

Departments have been asked to bring forward proposed resolutions that reflect community priorities and support advocacy efforts for positive change on behalf of the Town of Gander.

e. Expression of Interest - Accessibility Advisory Committee

The Committee discussed the process for establishing the Accessibility Advisory Committee and clarified that the current call for expressions of interest (EOI) is to engage residents in assisting the Town of Gander with developing the Terms of Reference (TOR) and related rules of procedure for the future committee. It was noted that this initiative is not to select members for the committee itself at this stage. The Committee agreed that, in addition to the public EOI, individuals with relevant field experience may also be approached directly. Questions were raised regarding the capacity in which these individuals would participate (e.g., work-related, ex officio), with the understanding that the TOR will define the scope of authority. The Committee expressed support for moving forward with this initial step.

f. Donation of School Supplies

The Town of Gander is supporting the Salvation Army's Back-to-School Program through both internal contributions and broader community efforts. Through a partnership between Municipalities Newfoundland and Labrador (MNL) and Telus, backpacks are being provided to students in need across the province. In support of the local initiative, the Town of Gander has identified approximately 125 lightly used binders, no longer required for municipal operations but in excellent condition, to donate directly to the program. This donation aligns with Council's commitment to sustainability by repurposing quality materials for community benefit.

7.2 Corporate Services

The Corporate Services Report was presented by Councillor White.

a. Property Tax Reduction

The Committee reviewed one (1) application for residential property tax reduction that met Council's policy based on established income criteria. The total amount to be adjusted is \$299.33. Since the beginning of 2025, the Town of Gander has issued 25 property tax reductions totaling \$20,300.97.

Resolution: **25-206**

Moved By Councillor White

Seconded By Councillor Pollett

THAT one (1) application for residential property tax reduction totaling \$299.33 be approved, as attached.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

b. Summary RFQ25-20 Maintenance Ozone Generator

The Committee reviewed a sole-sourced Request for Quote for the procurement of general service and module control upgrade to the ozone generator which is a critical component in the water treatment process. The proposed service maintenance and controls component upgrade will improve equipment reliability and safety. Kaufmann provided a total bid of \$24,594 EUR, plus applicable freight charges. This item was sole sourced because Kaufmann is the original equipment supplier and installer, has proprietary rights to the equipment design and intimate knowledge of the ozone generator and will ensure compatibility and performance. This item is unbudgeted.

Resolution: **25-207**

Moved By Councillor White

Seconded By Councillor Handcock

THAT Town of Gander award RFQ25-20 for the procurement of ozone generator maintenance including system control upgrades in accordance with Kaufmann quotation A S 250352 dated August 15, 2025, in the amount of \$24,594 EUR, which is approximately \$39,842.28 CAD at today's exchange rate, plus applicable freight charges.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

7.3 Planning and Public Works

The Planning and Public Works Report was presented by Councillor Hoffe.

a. Development Application - Quarry Boot Pond Road

Council has received a development application to operate a quarry approximately 3 km north of Gander.

It was noted that this area is zoned Rural in the Town of Gander's Municipal Plan. Mineral Workings (quarry uses) are permitted as a Discretionary Use within the Rural zone under the Town of Gander Development Regulations.

Discretionary use notices were advertised, and no objections were received by the advertised deadline.

The Committee recommends, and I move,

Resolution: **25-208**

Moved By Councillor Hoffe

Seconded By Councillor Handcock

THAT ANW Construction Limited be granted approval to operate a quarry approximately 3 km north of Gander, as per the development application dated August 12, 2025.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

b. Security Fencing - Mifflin/Kingsford Smith Place

Council received correspondence from a resident of Mifflin Place requesting that a security fence be erected between Mifflin Place and Kingsford Smith Place. Similar

correspondence was received from the same resident in the fall of 2024, at which time the individual was representing a number of area residents who expressed safety concerns and identified a perceived need for fencing.

The area in question was developed through an agreement between Council and a local developer, with the intention of creating residential dwelling units along with open space for use by both adjacent residents and the broader Gander community. Constructing a security fence would bisect this open space and impede access for residents wishing to traverse the area. Furthermore, the current pathway being used to connect Kingsford Smith Place and Mifflin Place crosses private property.

c. Central Newfoundland Waste Management - Pay as You Go

Council received correspondence from Central Newfoundland Waste Management (CNWM) indicating a change in service at the Regional Site in Norris Arm and at local transfer stations. Residents visiting these sites will now have the option to use a new "pay-as-you-go" payment feature.

This enhanced service is scheduled to be available by October 31 and will provide on-the-spot payment options, making visits more convenient and efficient. For more information, residents are encouraged to visit the CNWM website at <https://www.cnwmc.com> or contact their office at 709-653-2900.

d. Traffic Safety & Maintenance - Mifflin area Senior's Complex

The Committee reviewed correspondence from a resident of Mifflin Place who enjoys walking in and around the neighbourhood. The resident expressed concerns regarding the timing of crosswalk painting in the area and suggested that it should be given priority, noting that many seniors regularly walk there.

The Director advised that operational procedures prioritize crosswalks in school zones first. All other areas are completed as part of a scheduled rotation, based on specific sections of town. Due to the significant setup required, including signage and equipment mobilization, it would be inefficient to return to the same area multiple times to complete isolated work.

Council has invested in additional equipment to support line painting operations, including a second ride-on machine, which has significantly increased efficiency. Staff continue to explore new technologies and procedures to further improve line painting operations.

e. Municipal Habitat Conservation Agreement

A representative of the Stewardship Association of Municipalities provided a revised Habitat Conservation Agreement Proposal for the Municipality of Gander for Council's consideration.

A Habitat Conservation Agreement is an agreement between Council and the Provincial Department of Fisheries, Forestry and Agriculture, through the Wildlife Division. Generally, the agreement serves to develop a habitat conservation plan, provide review and consideration for future development within designated areas, and support Council and local groups in implementing the plan.

This agreement will help ensure designated wildlife habitat areas are protected from destruction and degradation as the municipality develops and grows.

Two new areas are being proposed in this agreement: the Northwest Peatlands and the Thomas Howe Demonstration Forest. Town staff have reviewed these newly proposed areas and do not foresee any potential conflicts with future development plans. Management has reviewed the draft proposal and recommends that Council enter into the new agreement as attached.

Resolution: **25-209**

Moved By Councillor Hoffe

Seconded By Councillor Woodford

THAT Council enter into the revised Habitat Conservation Agreement with the Department of Fisheries, Forestry and Agriculture, as attached.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

f. Home Based Business - 37 Penwell Avenue

Council has received an application from Advanced Foot Care Services requesting approval to establish a home-based office at 37 Penwell Avenue, with services to be provided off-site in clients' homes.

A home occupation is permitted as a discretionary use in the zone in which the property is located. No objections were received by the advertised deadline.

Resolution: **25-210**

Moved By Councillor Hoffe

Seconded By Councillor Woodford

THAT Advanced Foot Care Services be permitted to operate a home-based office from 37 Penwell Avenue, subject to all conditions outlined in the permit.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

g. Public Works Departmental Report

The Public Works Department, during the period of July 17 to August 13, used approximately 32 tonnes of asphalt for street repairs, completed 15 km of street sweeping, carried out 15 lawn repairs, and continued work on basin repairs, street painting, and branch removal.

The exceptionally warm and dry weather has been highly productive for most Public Works activities; however, it has placed significant strain on some areas of operation, particularly water treatment and distribution. Although Gander has an abundant raw water supply in Gander Lake, the Town has limited capacity to transport and treat that water. Prolonged hot and dry conditions have impacted the operation of mechanical systems, and increased water consumption has further stressed both equipment and the distribution system. In response, Council issued Public Service Announcements requesting that residents conserve water. There was an almost immediate and effective response, which allowed the system to recover and restore reservoir levels to a safe capacity. The Town extends its thanks to both staff and residents for their combined efforts during this time, individual conservation efforts, when implemented community-wide, can have a significant impact.

As part of the 2025 budget process, Council allocated capital funding for upgrades to the mechanical systems at the lake and reservoir pumphouses, as well as for the replacement of the compressor at the Water Treatment Plant. This financial commitment, which is currently in the design stage, will help ensure a reliable supply of potable water for the future.

h. Planning Departmental Report

The Planning Department Report for the period of July 16 to August 12, 2025, was presented to the Committee for review. The report outlined applications received, permits issued, compliance letters, and a summary of new builds and residential

dwelling units.

During the reporting period, three new residential buildings were started, generating five new residential dwelling units. Year to date, 33 new residential buildings have been constructed and 12 secondary suites added to existing units, resulting in a total of 45 additional residential dwelling units in the community. Building permit values for the period totaled \$1,397,209.00, with a year-to-date total of \$17,745,160.60. Additionally, 27 compliance letters were issued during the period, with 100 issued year to date.

Indications suggest another vibrant construction season for the community, with strong investment levels and positive uptake in the Housing Accelerator Fund program.

i. Notable Dates

Garbage collection for the Labour Day holiday on Monday, September 1st has been rescheduled to Wednesday, September 3rd.

Household Hazardous Waste Day is scheduled for Saturday, September 13th, from 8:30 a.m. to 3:30 p.m., at the Steele Community Centre parking lot.

Upcoming Waste Transfer Station dates are September 13th and October 18th. Hours of operation are 8:00 a.m. to 4:00 p.m. Residents are encouraged to arrive earlier in the day to ensure there is sufficient time to complete their visit before closing.

Notable dates and events are available on the Town of Gander website at www.gandercanada.com.

7.4 Community Services

The Community Services Report was presented by Deputy Mayor Ford.

a. Festival of Flight Fireworks

The Committee was advised that the Festival of Flight fireworks were canceled due to the provincial fire hazard index. As the fireworks cannot be stored in Gander due to quantity restrictions, the Committee reviewed two options: cancel the 2025 fireworks contract with a penalty of 25% of the pre-tax show budget plus shipping costs, or proceed with payment for the 2025 show and delay the display until 2026, which would incur additional shipping and storage costs. It was recommended that the contract with Fireworks FX for the 2025 Festival of Flight fireworks be canceled, and that alternate options be reevaluated during the upcoming budget process and planning for 2026 begin.

Resolution: **25-211**

Moved By Deputy Mayor Ford

Seconded By Councillor Handcock

THAT the contract with Fireworks FX for the 2025 Festival of Flight Fireworks be canceled at a cost of 25% of the pre-tax show budget plus the cost of shipping of the fireworks to and from Gander.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

b. 25th Anniversary of 9/11

The Committee reviewed a proposed list of potential committee members for the planning of the 25th Anniversary of 9/11, noting that the same members served on the 20th Anniversary Committee.

c. Prohibition of Cigarette Smoking in Public Areas & Businesses

The Committee reviewed correspondence from a resident requesting that Council consider adopting a by-law to prohibit cigarette smoking in public spaces and near business entrances within the municipality, citing associated health risks. The correspondence noted that similar measures have been implemented in other municipalities with positive results.

The Committee acknowledged that the Town currently has a Smoke Free Recreation Areas Policy (R019), which prohibits smoking in Town-owned or operated buildings, recreation facilities, open spaces, playgrounds, sport fields, and within 15 metres of entrances to Town-owned facilities. The request will be considered in light of the existing policy framework and potential opportunities to expand protections through a broader by-law.

d. Sport Field Fee Structure for Sport Tourism Events

Councillor Woodford left Council Chambers at 4:48 pm due to conflict of interest being the Vice President of Gander Special Olympics.

Councillor Woodford left Council Chambers due to potential conflict of interest.

The Town of Gander recognizes the value of sport tourism as a driver of community pride, youth sport development, and local economic activity. Hosting high-calibre sporting events enhances Gander's reputation as a welcoming and capable host community, while also supporting broader tourism development objectives.

For the 2025 season, an interim approach is required to provide clarity, consistency, and competitiveness in attracting events, while a permanent Sport Tourism Field Rental Policy is developed for Council's future consideration.

To be eligible under this interim directive, events must primarily involve youth aged 18 and under and must be held on Town-owned outdoor sport fields (excluding ice-based facilities). Eligible events include Provincial and Atlantic Championships, Invitational Tournaments, High-Performance Training Camps for provincial teams, and Special Olympics Competitions.

The baseline service standard will include: access to washroom facilities, field grooming at the start of the day, mid-day, and evening, as well as field line painting prior to and during the event as required. This ensures venues are presented to a professional standard, meeting the expectations of provincial sport organizations and visiting participants, while minimizing operational uncertainty for organizers.

Councillor Woodford returned to the Committee meeting.

Resolution: **25-212**

Moved By Deputy Mayor Ford

Seconded By Councillor Pollett

THAT for the 2025 season only, all field rental, lighting, and basic maintenance service package fees be waived for qualifying sport tourism events as defined in this interim directive, effective immediately, until superseded by a permanent Sport Tourism Field Rental Policy.

For (6): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White,
Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Conflict (1): Councillor Woodford

Carried (6 to 0)

Councillor Woodford returned to Council Chambers at 4:52 pm.

e. Upcoming Events

The Committee was provided with an overview of upcoming events scheduled in the Town of Gander between August 30 and September 20, 2025. Highlights include:

The following events will take place in the coming months:

Aug 30 & Sept 13: Gander Grow Co. Farmer's Market

Sept 4 - 6: Gander Men's Softball League End of Year Tourn.

Sept 5 – 7: Gander Revolution U11 Fall Frenzy Soccer Tourn.

Sept 6 – 7: Gander Ladies' Softball League End of Year Tourn.

Sept 8 – 20: World Cleanup Week

Sept 11: 9/11 Commemoration Service

Sept 12 - 14: Atlantic 13UAA Baseball Championships

Sept 12 - 14: YQX Athletics Track Meet

Sept 16: Seniors' Wellness Session

7.5 Public Safety and Protective Services

The Public Safety and Protective Services Report was presented by Councillor Woodford.

a. Fallen Firefighters Memorial

The Committee was advised that the 8th Annual Fallen Firefighters Memorial will take place on Sunday, September 14, at 10:00 am in the parking lot of Gander Fire Rescue. The event, which is open to the public, will include a memorial service in honour of fallen firefighters, followed by a meet and greet inside the fire hall. Invitations are to be extended to fire departments in neighbouring municipalities, residents of Gander, as well as to members of Council.

b. Deployment of Fire Resources

On August 16, Gander Fire Rescue, in coordination with the Town of Gander, deployed five firefighters along with a pumper truck and a pickup to assist with the Kingston wildfire. Working alongside provincial air crews and firefighters from across Newfoundland and Labrador, the team supported water distribution and shuttling

efforts and helped extinguish hot spots along the fire's perimeter. On August 19, three firefighters were relieved and replaced by three additional members, while two remained for the duration of the deployment. The full crew and both vehicles have returned home safely.

The Town of Gander extends thanks to the eight members who volunteered, their families, Management and Council for their support, further noting the value of this type of experience given the increasingly dry conditions of recent summers.

7.6 Communications, Engagement and Strategy

The Communications, Engagement and Strategy Report was presented by Councillor Handcock.

a. Project Dashboard for Website

The Committee discussed the new Project Status Dashboard, which will be available on the Town's website later this week. The dashboard provides residents with real-time updates on select municipal initiatives, organized across categories such as Fleet and Equipment, Infrastructure Improvements, and Strategic Development Projects. Council noted that the tool enhances transparency, improves access to project information, and demonstrates progress on Council's priorities.

b. Request to Share External Employment Opportunities on Town Website

The Committee reviewed correspondence from a private-sector employer requesting that external employment opportunities be shared on the Town's website. It was noted that the current Careers page is intended to promote municipal job postings; however, the employer's role and contributions to the community were acknowledged. While the Committee recognized that the Town is not presently equipped to share such postings, there was agreement that opportunities may exist to support stakeholders in other ways. The Committee noted the request and discussed reaching out to the employer to explore alternative avenues of support.

c. Request for Engagement

The Committee reviewed correspondence from a high school teacher in Missouri, USA, regarding a proposed educational initiative focused on the Town of Gander's role during 9/11. The teacher expressed interest in arranging a Q&A session via Zoom between their students and representatives from the Town, as part of a lesson highlighting Gander's compassionate response to the diversion of international flights. The initiative is part of a broader 9/11 curriculum examining the event's impact on various professions and the human capacity for kindness.

The Committee expressed appreciation for the teacher's interest and agreed that the Town will engage to support this initiative.

d. Council Engagement Report

Community Connections: Mayor and Council

August 6 – 27, 2025

Engaging with the community is key to transparent, inclusive, and collaborative local governance. Below are recent highlights of Council events, community meetings, and the Mayor's leadership and advocacy efforts.

Events and Engagements

Recent community events attended or hosted by Council include:

- The Car Show Reception
- Mazol Shriners of NL and Ill Sir Laurence Pike Banquet (Kittiwake Coast Summer Ceremonial)
- Filipino Day at Cobb's Pond Rotary Park

Mayor's Activities and Leadership

As the spokesperson for Council and the community, the Mayor leads advocacy and strategic efforts to support community growth and priorities. Recent initiatives include:

- Meeting with a community group to discuss upcoming Onam celebrations
- Accompanying a visitor to the Silent Witnesses Memorial
- Donation presentation to the Gander and Area SPCA
- Meeting with RCMP to discuss ongoing community priorities

e. Social Media Report

The committee reviewed the Social Media Insights and Analytics report for May 21 – August 18, 2025, noting very strong growth on Facebook and Instagram, with mixed results on Twitter/X.

Facebook continues to play a central role in reaching the community, with views up 57% and follows up 90%, while Instagram showed the most dramatic gains with a near tenfold increase in reach and views and more than 700% growth in followers. Twitter/X presented mixed results, with impressions increasing but visits and follows declining, which the committee acknowledged as consistent with broader platform trends. Community pride stories and timely updates generated the highest engagement. The committee agreed to maintain Facebook as the primary platform, expand Instagram content, and use Twitter/X mainly for quick updates.

The committee also noted their satisfaction with the tone and voice of the Town of Gander's online presence and expressed appreciation for the strategy behind it.

8. ADMINISTRATION

The Administration Report was presented by the Chief Administrative Officer.

8.1 2025 Municipal Election

The 2025 Municipal Election will take place on October 2, 2025, from 8:00 a.m. to 8:00 p.m., with all polling stations located at the Fraser Road United Church.

This is your opportunity to help shape the future of our town. Whether it's decisions about infrastructure, recreation, accessibility, or community services, your vote plays a vital role in guiding the direction of Gander.

Nomination Days will be held on September 2, 3, and 4, 2025, from 9:00 a.m. to 4:00 p.m. at Town Hall. For more information on how to run or vote in this year's election, visit the Town of Gander website at www.gandercanada.com or reach out to us.

Confirm you are on the Voter List by September 2, 2025 by:

Completing the voter registration form,

Emailing elections@gandercanada.com, or

Calling 709-651-5922. We are happy to answer your questions or assist where possible.

The Town is also offering a vote-by-mail option to ensure accessibility and convenience for all voters. Visit the Town of Gander website or Facebook page and complete the form to request your vote-by-mail kit.

Every vote matters. Every voice counts.

We encourage all eligible residents to take part in building the future of our community by casting your ballot.

9. NEW BUSINESS

The New Business Report was presented by Councillor White.

9.1 Loan Renewal 2014 Capital Loan

The Town's 2014 Capital Loan with the Royal Bank is due for renewal. The loan was previously renewed in 2020 for a 5-year term at 1.9%, repaid over a 10-year amortization period, with monthly payment of \$26,727.

The Royal Bank provided three renewal options:

- Option 1: 2-year term at 3.47%, 5-year amortization – monthly increase of \$628.56
- Option 2: 3-year term at 3.61%, 5-year amortization – monthly increase of \$723.05
- Option 3: 5-year term at 3.71%, 5-year amortization – monthly increase of \$790.66

Following review, option 3 is recommended.

Resolution: **25-213**

Moved By Councillor White

Seconded By Councillor Woodford

THAT the Town of Gander hereby approve the renewal of loan # 54433677-051 with the Royal Bank in the amount of \$1,504,735.02 to be repaid over a 5-year amortization period at the 5-year term of 3.71%.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

9.2 2024 Capital Borrowing

The Town invited quotations for the provision of two loans to finance the 2024 capital expenditures program. Four bids were received, and Bank of Montreal was identified as the preferred bidder.

The capital loans were as follows:

- 2024 Capital Borrowing for \$528,521
- 2024 MYCW Borrowing for \$898,414

It was noted that the total borrowing requirement is approximately \$120,000 under budget due to several contributing factors:

- Council's fiscal sustainability strategy, which includes using 50% of the annual operating surplus to offset capital borrowing costs, significantly reduced the need for external borrowing.
- Several capital projects were not completed as originally planned.

These measures have a positive impact on the Town's financial position and the strategic approach to managing capital expenditures is encouraging.

Resolution: **25-214**

Moved By Councillor White

Seconded By Councillor Handcock

THAT the Town of Gander hereby approves the borrowing of \$528,521 to finance its 2024 capital borrowing from Bank of Montreal, for a term of 10 years at an interest rate of 4.33%, subject to the approval of the Minister of Municipal Affairs.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

Resolution: **25-215**

Moved By Councillor White

Seconded By Councillor Pollett

THAT the Town of Gander hereby approves the borrowing of \$898,414 to finance its share

of capital funded projects for the Neighborhood Park, Traffic Calming and Pumphouse Upgrades from Bank of Montreal, for a term of 10 years at an interest rate of 4.63%, subject to the approval of the Minister of Municipal Affairs.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford, Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

9.3 Edinburgh Avenue - Correspondence

Correspondence was reviewed regarding a property on Edinburgh Avenue. Concerns were raised regarding the property's use and its impacts on the surrounding neighbourhood. It was noted that the property was approved in 2011 as a transitional house, and this remains the last recorded use on file.

Appropriate stakeholders are being engaged.

9.4 Council End of Term Progress Report

Council is pleased to present its End of Term Progress Report, a comprehensive overview of the initiatives and accomplishments delivered throughout the 2021–2025 term.

Over these four years, Council has worked to advance housing and community development, improve access to healthcare, invest in critical infrastructure, and enhance recreational and community spaces. Guided by a commitment to fiscal responsibility, transparency, and inclusivity, Council has also strengthened engagement with stakeholders, supported economic development, and fostered a welcoming environment for all.

This report highlights major achievements such as securing \$4.35 million through the Federal Housing Accelerator Fund, advocating successfully for the reinstatement of obstetrics and midwifery services at James Paton Memorial Hospital, commissioning the new wastewater treatment plant, hosting the 2024 NL Winter Games, introducing improved governance processes and communication tools, and launching the Event and Active Living Facility project.

As the current Council term comes to a close, with municipal election day set for October 2, this report provides residents with a clear picture of progress made and priorities advanced. The End of Term Progress Report will be available tomorrow on the Town's website and social media platforms, and printed copies may be obtained at Town Hall for those who prefer a paper version.

10. ADJOURNMENT

Mayor Farwell requested a motion for adjournment.

Resolution: **25-216**

Moved By Councillor Woodford

Seconded By Councillor Pollett

THAT the meeting be adjourned at 5:47 pm.

For (7): Percy Farwell, Mayor, Deputy Mayor Ford, Councillor White, Councillor Woodford,
Councillor Handcock, Councillor Pollett, and Councillor Hoffe

Carried (7 to 0)

P. Farwell, Mayor

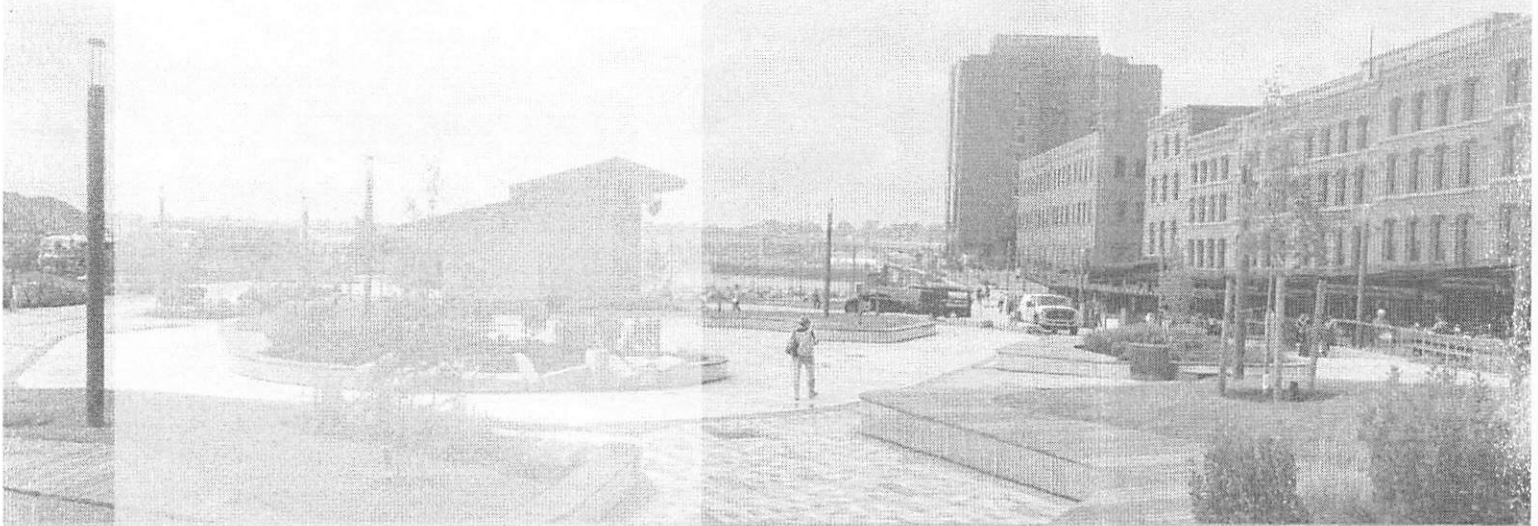
B. Hefford, Town Clerk



ATLANTIC
MAYORS' CONGRESS



SAINT JOHN



REPORT
2025



ATLANTIC MAYORS' CONGRESS



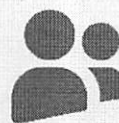
4 Provinces



12 Sessions



30 Interviews



60 Participants

Sessions/Speakers

Sessions/Conférenciers

Mayors and Wardens Roundtable – Part I / Table ronde des maires et préfets – Partie I

Fleet Electrification with the City of Saint John / Électrification de la flotte avec la Ville de Saint John

Speaker: Kevin Loughery, Director of Transit and Fleet

Canada Games: Building a Legacy / Jeux du Canada : Bâtir un héritage

Speakers: Mayor Danny Breen, City of St. John's and Bill MacMakin, 2029 Bid Committee Co-Chair, Saint John, NB

Opening Reception / Réception d'ouverture

Hosted by Deputy Mayor John MacKenzie with guest speaker Dr. Maggie Paul, Passamaquoddy elder

Economic Development: Is Municipal Collaboration the Future? / Développement économique : la collaboration municipale est-elle l'avenir?

Speakers: Andrew Beckett, CEO of Envision Saint John and Michelle Simms, CEO of Advantage St. John's

Getting to Net Zero with Saint John Energy / Atteindre la carboneutralité avec Saint John Energy

Speaker: Ryan Mitchell, CEO of Saint John Energy

Toward Prosperity: The Transformation of Atlantic Canada's Economy / Vers la prospérité : la transformation de l'économie du Canada atlantique

Speaker: David Campbell, President of Jupia Consulting

Small Projects, Big Impact: Prioritizing All Projects that Matter in Your Community / Petits projets, grands effets : accorder la priorité aux projets qui comptent dans vos communautés

Speaker: Jérôme-Alexandre Soumastre, P. Eng., PMP, Colliers Project Leaders

US Trade: What's Next for Municipalities? / Commerce avec les États-Unis : quelles perspectives pour les municipalités?

Speakers: Andrew Beckett, CEO of Envision Saint John, Mayor Allan MacEachern, Municipal District of St. Stephen and Glenn Williamson, CEO & Founder Canada Arizona Business Council, Chairman EPCOR USA Advisory Board, Honorary Consul (Emeritus) Canada

Atlantic Advocacy with Cross Border Network / Incivilité dans le secteur municipal avec le Cross Border Network

Speakers: Dan Murphy, Executive Director of UMNB, Juanita Spencer, CEO of NSFM, Satya Sen, Executive Director of FPEIM and Alexis Foster, Director of Advocacy with MNL

Incivility in the Municipal Sector / L'incivilité dans le secteur municipal

Hosted by Chris Brown, Cross Border Network with guest speaker Ian McCormack, President of Strategic Steps

Mayors and Wardens Roundtable – Part II / Table ronde des maires et préfets – Partie II

Executive Summary

Municipal Leaders Gather in Saint John to Tackle Big Issues and Build Partnerships

Mayors, Deputy Mayors, Councillors, Wardens, and CAOs from across Atlantic Canada met up in Saint John recently, and it was anything but your average municipal gathering. The big theme was working together. From green energy to economic development and the Canada Games, the conversations kept circling back to the power of partnerships — local, regional, and even cross-border.

Green energy was front and centre, especially in terms of how municipalities can lead the charge in their own communities. Folks talked about teaming up on transit, infrastructure, and advocacy projects, the kinds of collaborations that make a real difference on the ground.

Of course, not everything was easy to tackle. There were some tough, messy discussions too, like dealing with incivility in the sector and navigating the ever-complicated world of US trade and tariffs. But there was a real sense that people were willing to share what's working (and what's not) so we can all move forward smarter and stronger.

One thing that stood out was a conversation around legacy, how communities across Atlantic Canada can raise their profile and speak with one voice. That national and even international presence matters when it comes to getting heard by Ottawa and provincial capitals.

Outside the sessions, everyone got to enjoy what Uptown Saint John had to offer, with highlights like Market Square, local food and drink, and a powerful drum performance by Passamaquoddy Elder Dr. Maggie Paul.

All in all, it wasn't just a talkfest. There was real momentum for action and alignment, with municipal leaders showing they're ready to lead and do it together.

Résumé exécutif

Les leaders municipaux se réunissent à Saint John pour aborder les grands enjeux et bâtir des partenariats

Des maires, maires adjoints, conseillers, préfets et directeurs généraux de partout au Canada atlantique se sont récemment réunis à Saint John, et ce n'était pas une rencontre municipale ordinaire. Le grand thème ? Travailler ensemble. Qu'il s'agisse d'énergie verte, de développement économique ou des Jeux du Canada, les discussions revenaient toujours à un mot-clé : les partenariats — locaux, régionaux et même transfrontaliers.

L'énergie verte occupait une place de choix, surtout en ce qui concerne le rôle de leadership que les municipalités peuvent jouer dans leurs propres collectivités. Les participants ont parlé de travailler ensemble sur des projets de transport, d'infrastructures et de plaidoyer, des collaborations concrètes qui font une vraie différence.

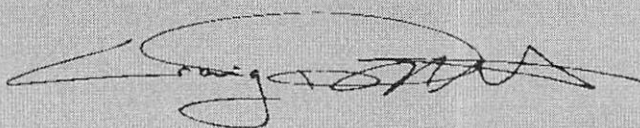
Bien sûr, certains sujets étaient plus difficiles à aborder. Il y a eu des discussions franches et complexes sur des enjeux comme l'incivilité dans le secteur municipal et la navigation dans l'univers toujours compliqué des échanges commerciaux et des tarifs avec les États-Unis. Mais il y avait un vrai désir de partager les bonnes pratiques (et les moins bonnes) pour que tout le monde puisse avancer, plus fort et mieux outillé.

Un élément qui ressortait particulièrement était une conversation autour de l'héritage, de la manière dont les communautés du Canada atlantique peuvent se faire connaître et parler d'une seule voix. Cette présence, autant sur la scène nationale qu'internationale, est essentielle pour se faire entendre à Ottawa et dans les capitales provinciales.

En dehors des séances, tout le monde a pu profiter de ce que le centre-ville de Saint John a à offrir — entre autres, Market Square, la gastronomie locale, et une puissante performance de tambour livrée par la Dre Maggie Paul, Aînée passamaquoddy.

Bref, ce n'était pas juste un lieu de discussions. Il y avait un réel élan vers l'action et l'unité, avec des leaders municipaux prêts à prendre les devants, ensemble.

Craig Pollett
Executive Director



Day One

The first day of the Atlantic Mayors' Congress began with the AMC tradition of the Mayors and Wardens Roundtable. Attendees discussed local challenges, exchanged ideas and solutions, and celebrated some on-the-ground wins achieved by municipalities in our region. US trade and the impacts of tariffs, challenges with building housing and supporting the unhoused, infrastructure, environmental, and recreational needs in communities were key parts of the discussion. Intermunicipal collaboration across the region emerged as a constant theme in these discussions, indicating an appetite to work together to confront our shared challenges.

Following the roundtable, the City of Saint John delivered a report detailing their progress toward municipal fleet electrification. Attendees heard about the financial and operational structure of the project, the specifications, challenges, pitfalls, and benefits of new electric city buses, and even had the opportunity to tour a chartered bus outside the venue. With the push toward net-zero in Canada getting stronger as 2030 approaches, reducing emissions is at the forefront for many in the sector.

Ahead of the Opening Reception, representatives of the cities of St. John's, NL and Saint John, NB spoke about the legacy-building power of hosting the Canada Games in their communities. With the St. John's metro area hosting the Games in 2025, and Saint John – Moncton hosting in 2029, perspectives on the future planning and current execution of the Canada Games were both present in the room. Both presenters attested to the significant effort required, but also the economic, cultural, social, and infrastructure benefits of being a Canada Games Host City. In particular, major infrastructure upgrades, especially for recreational facilities, last well beyond the games, providing benefits to their communities for years to come. The Games are also a powerful opportunity to bring local communities together, particularly in partnership to host the games, as well as to advance reconciliation with local Indigenous communities.

Closing the day with the Opening Reception, attendees enjoyed finger foods and drinks while listening to the words, drums, and songs of Passamaquoddy Elder Dr. Maggie Paul, who performed a traditional drum song and welcomed attendees to the traditional territory of the Wolastoqiyik/Maliseet.

Jour Un

Le premier jour du Congrès des maires de l'Atlantique a débuté par la traditionnelle table ronde des maires et préfets, une coutume du CMA. Les participants ont discuté des enjeux locaux, échangé des idées et des solutions, et célébré certaines réussites concrètes obtenues par les municipalités de la région. Les échanges ont porté notamment sur le commerce avec les États-Unis et les effets des tarifs douaniers, les défis liés à la construction de logements et au soutien des personnes en situation d'itinérance, ainsi que sur les besoins en matière d'infrastructures, d'environnement et de loisirs dans les collectivités. La collaboration intermunicipale à l'échelle régionale a été un thème récurrent, révélant une volonté claire de travailler ensemble pour faire face aux défis communs.

Après la table ronde, la Ville de Saint John a présenté un rapport sur les progrès réalisés en matière d'électrification de sa flotte municipale. Les participants ont pu en apprendre davantage sur la structure financière et opérationnelle du projet, les spécifications techniques, les défis, les pièges à éviter et les avantages liés à l'introduction de nouveaux autobus urbains électriques. Ils ont même eu l'occasion de visiter un autobus nolisé stationné devant le lieu de l'événement. Alors que le Canada intensifie ses efforts pour atteindre la carboneutralité d'ici 2030, la réduction des émissions est devenue une priorité pour de nombreux acteurs du secteur municipal.

Avant la réception d'ouverture, des représentants des villes de St. John's (T.-N.-L.) et de Saint John (N.-B.) ont partagé leurs réflexions sur la valeur durable des Jeux du Canada dans leurs communautés. Avec la région métropolitaine de St. John's qui accueillera les Jeux en 2025, et Saint John – Moncton en 2029, la salle a pu entendre à la fois des perspectives tournées vers l'avenir et des expériences en cours de mise en œuvre. Les deux présentateurs ont souligné les efforts importants requis, mais aussi les bénéfices économiques, culturels, sociaux et en matière d'infrastructure que procure le statut de ville hôte des Jeux du Canada. En particulier, les importantes mises à niveau des infrastructures, surtout celles liées aux installations récréatives, perdurent bien au-delà de l'événement, générant des retombées positives pour la collectivité pendant des années. Les Jeux représentent aussi une occasion unique de rassembler les communautés locales, notamment à travers les partenariats pour l'organisation de l'événement, ainsi qu'un levier important pour faire progresser la réconciliation avec les communautés autochtones locales.

La journée s'est terminée par une réception d'ouverture, au cours de laquelle les participants ont pu déguster des amuse-bouches et des boissons tout en écoutant les paroles, les tambours et les chants de Dre Maggie Paul, aînée Passamaquoddy, qui a interprété un chant traditionnel au tambour et a accueilli les participants sur le territoire traditionnel des Wolastoqiyik/Malécites.

Day Two

The second day of the AMC featured the majority of events and sessions, including discussions on economic development and municipal collaboration, working toward net-zero emissions, project management and prioritization, US trade and tariffs, and regional advocacy.

Economic development was a key theme tracking through the majority of the day's topics, with discussions surrounding the economic productivity of the Atlantic region, the impact of immigration target reductions on GDP growth, the importance of green energy generation to our economic sovereignty, and the roles that municipalities can play in economic development to move these metrics forward.

Presentations from the economic development organizations of the Cities of Saint John and St. John's focused in on the latest work done in economic development in the region and how municipal collaboration within regions is essential to taking on the major challenges of the day and moving the needle on economic development, particularly in a region as broad and diverse as Atlantic Canada.

Saint John Energy delivered a presentation describing their ongoing work to reach net-zero emissions by 2030, speaking to the benefits of municipally owned electrical utilities and the importance of local buy-in on green energy projects, both for managing electricity costs and for reducing emissions locally. Saint John Energy also spoke to the energy mix, touching on solar, wind, and hydrogen as possible new fuel sources for local projects.

Jupia Consulting gave an overview of the current state of Atlantic Canada's economy, discussing the economics in terms of relatively low per capita growth, export growth, productivity gaps and competition. President David Campbell spoke to the need for more national and international investment needed to offset outflows of local capital, as well as a more flexible regulatory environment to encourage investment. Immigration was noted as a key driver of economic prosperity; generally, immigration retention in the region has improved in the last

Jour deux

La deuxième jour du CMA a été marqué par la majorité des événements et des sessions, incluant des discussions sur le développement économique, la collaboration municipale, l'atteinte de la carboneutralité, la gestion et la priorisation des projets, le commerce avec les États-Unis et les tarifs douaniers, ainsi que la défense des intérêts régionaux.

Le développement économique a été un thème central tout au long de la journée. Les discussions ont porté sur la productivité économique de la région de l'Atlantique, l'impact des réductions des cibles d'immigration sur la croissance du PIB, l'importance de la production d'énergie verte pour notre souveraineté économique, et le rôle que les municipalités peuvent jouer pour faire progresser ces indicateurs.

Des présentations des organismes de développement économique des villes de Saint John et de St. John's ont mis en lumière les travaux récents dans la région, soulignant à quel point la collaboration municipale est essentielle pour relever les grands défis actuels et faire avancer le développement économique, en particulier dans une région aussi vaste et diversifiée que celle du Canada atlantique.

Saint John Energy a présenté ses efforts en cours pour atteindre la carboneutralité d'ici 2030, en mettant de l'avant les avantages des services publics d'électricité appartenant aux municipalités, ainsi que l'importance de l'adhésion locale aux projets d'énergie verte — autant pour gérer les coûts que pour réduire les émissions à l'échelle locale. L'entreprise a aussi parlé de son mix énergétique, évoquant des sources potentielles comme le solaire, l'éolien et l'hydrogène pour de futurs projets.

Jupia Consulting a dressé un portrait de l'économie actuelle du Canada atlantique, abordant la croissance relativement faible du PIB par habitant, la croissance des exportations, les écarts de productivité et la concurrence. Le président, David Campbell, a souligné le besoin d'investissements nationaux et internationaux pour compenser les sorties de capitaux locaux, ainsi que l'importance d'un environnement réglementaire plus souple pour encourager l'investissement. L'immigration a été identifiée comme un moteur clé de prospérité économique. Même si le taux de rétention des immigrants s'est amélioré au cours de la



decade, leading to economic and population growth, but the latest federal immigration target reductions present a new challenge for the region to overcome. All economic development presentations reaffirmed that stronger and more unified local development of natural resources and clean energy products will help to secure new investment. They also agreed that improving tourism and marketing efforts to show off the beautiful landscapes and heritage of the Atlantic region could be key economic drivers for the future.

Colliers Project Leaders delivered a talk on the importance of good project management and project prioritization, and how these principles can help to grow your local communities. Colliers provided examples of successful projects done right here in Atlantic Canada. Municipal collaboration was again a key driver of success, and intermunicipal cooperation relies on strong and clear project management and role clarity.

Our panel on US Trade spoke to the top issue facing Canada today – US tariffs and how to combat them, ensuring that Atlantic Canada isn't forgotten or unduly exposed to trade risk in the process. The panel agreed that Atlantic Canadian municipalities must speak with one voice to ensure we are heard above the noise, and marketing the beautiful landscapes and east-coast lifestyles can promote both tourism and migration, leading to population growth even in a difficult federal immigration landscape. Joining the panel was Founder and CEO of the Canada-Arizona Business Council, Glenn Williamson, who provided intel that the Atlantic region is relatively unknown in the US, but that we have much to offer in a world where people in major American urban centres are burning out and seeking an escape to nature and peace.

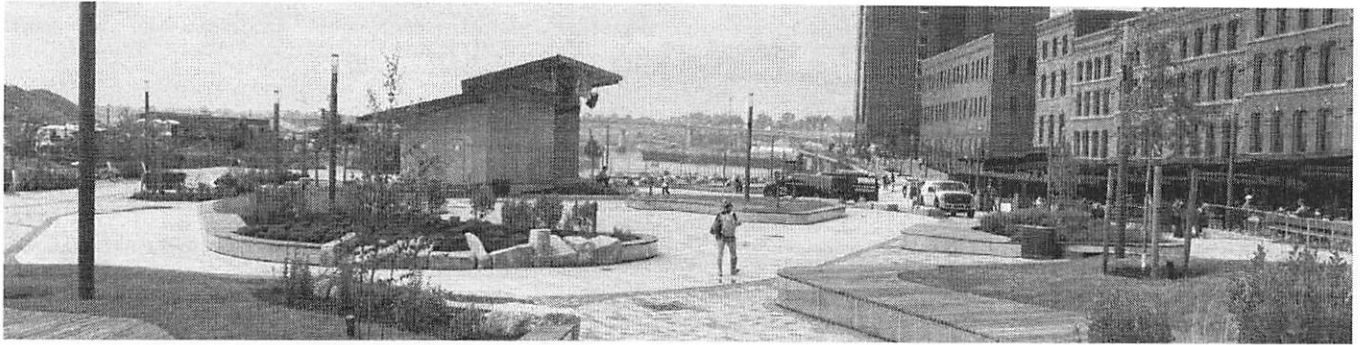
Finally, to end the day, leaders from the four municipal associations joined a panel on the importance of municipal collaboration in advocacy. Speaking with one voice to the federal government and our respective provincial governments carries weight and shows a united front on challenges specific to the region, like economic development, immigration, transportation, and housing and infrastructure development. In the vein of cooperation, the Atlantic municipal associations are increasing their collaboration, working together on topics like fiscal reform, predictable and sufficient infrastructure funding, housing, broadband coverage, wastewater, climate resilience, and economic development. Many of the economic challenges facing the region are far too large for a single municipality or even a single municipal association. Working together on local projects will help us to build essential infrastructure that lasts for decades to come, while collaboration on advocacy will ensure our regional voice is united and clear, helping secure major wins for all of our communities with the federal and provincial governments. The associations plan to renew their existing Memorandum of Understanding this year and continue to collaborate on important regional issues.

dernière décennie, contribuant à la croissance économique et démographique, la récente réduction des cibles d'immigration fédérales représente un nouveau défi pour la région. Toutes les présentations sur le développement économique ont réaffirmé qu'un développement local plus fort et plus uni des ressources naturelles et des produits d'énergie propre favorisera l'investissement. Elles ont aussi convenu que l'amélioration du tourisme et des efforts de promotion pour mettre en valeur les paysages et le patrimoine de la région pourrait être un moteur économique important pour l'avenir.

Colliers Project Leaders a livré une présentation sur l'importance d'une bonne gestion de projet et de la priorisation, et sur la manière dont ces principes peuvent aider à faire croître les collectivités locales. Des exemples concrets de projets réussis dans le Canada atlantique ont été partagés. Encore une fois, la collaboration municipale a été soulignée comme facteur clé de succès, avec l'importance d'une gestion de projet claire et d'une bonne définition des rôles.

Le panel sur le commerce avec les États-Unis a abordé l'un des enjeux majeurs auxquels le Canada fait face aujourd'hui – les tarifs américains, et comment y répondre, tout en s'assurant que le Canada atlantique ne soit ni oublié ni trop exposé aux risques commerciaux. Le panel a souligné que les municipalités de la région doivent parler d'une seule voix pour se faire entendre, et que la promotion des paysages de la côte Est et du style de vie atlantique peut stimuler à la fois le tourisme et la migration, contribuant ainsi à la croissance démographique, même dans un contexte fédéral d'immigration difficile. Le fondateur et PDG du Conseil d'affaires Canada-Arizona, Glenn Williamson, a rejoint le panel et a indiqué que la région atlantique est peu connue aux États-Unis, mais qu'elle a beaucoup à offrir à un moment où les résidents des grandes villes américaines cherchent à s'échapper vers la nature et la tranquillité.

Pour conclure la journée, les leaders des quatre associations municipales ont pris part à un panel sur l'importance de la collaboration municipale dans le cadre du plaidoyer politique. Parler d'une seule voix au gouvernement fédéral et aux gouvernements provinciaux permet d'exercer une plus grande influence et de montrer une position unie sur des enjeux régionaux spécifiques comme le développement économique, l'immigration, les transports, le logement et les infrastructures. Dans cet esprit de coopération, les associations municipales de l'Atlantique augmentent leur collaboration sur des sujets tels que la réforme fiscale, le financement prévisible et suffisant des infrastructures, le logement, l'accès à Internet haute vitesse, les eaux usées, la résilience climatique et le développement économique. Bon nombre des défis économiques de la région sont trop importants pour être relevés par une seule municipalité ou même une seule association municipale. Travailler ensemble sur des projets locaux permettra de construire des infrastructures essentielles qui dureront des décennies, tandis que la collaboration en matière de plaidoyer assurera une voix régionale claire et unifiée, favorisant des gains importants auprès des gouvernements fédéral et provinciaux. Les associations prévoient renouveler leur protocole d'entente cette année et continuer à collaborer sur les grands enjeux régionaux.



Day Three

The third and final day of the AMC featured a keynote presentation from Ian McCormack, President of Strategic Steps Inc., on worsening incivility in the municipal sector and how to combat it, before concluding the Congress with the final iteration of the Mayors and Wardens Roundtable.

Strategic Steps spoke in detail about the kinds of harassment and incivility faced by elected officials and staff in the municipal sector. Although harassment comes from many sources, including Council to staff, staff to staff, and occasionally staff to Council, statistically, practitioners in the sector were most likely to receive abuse from members of the public. The mood of the public, since the advent of social media and the rise of populist rhetoric in many parts of the world, has shifted to be less trusting of authority of any kind, with the municipal order of government being more accessible to them than others. The presentation focused on ways to keep work cordial around the Council table, and ways to manage increasing hostility from members of the public, including how to manage the weaponization of the rules and policies of Council, practical solutions like new Codes of Conduct and new signage describing respectful conduct, and communication strategies like civility pledges, and positive storytelling.

The Congress culminated in the second part of the Mayors and Wardens Roundtable, where participants discussed their experience at the AMC, the lessons they learned, new areas for cooperation, and the challenges they plan to work on in the coming months. Key themes of the discussion included the importance of defining regions appropriately, overcoming competition between municipalities, and the need for greater Atlantic-wide collaboration and promotion.

The next AMC meeting will take place in the Fall in Nova Scotia, per the regular cycle of meetings, with hosts yet to be determined.

Jour trois

Le troisième et dernier jour du Congrès des maires de l'Atlantique a été marqué par une présentation principale d'Ian McCormack, président de Strategic Steps Inc., portant sur la montée de l'incivilité dans le secteur municipal et les façons d'y faire face, avant de conclure le congrès par la dernière édition de la table ronde des maires et préfets.

Strategic Steps a abordé en détail les différents types de harcèlement et d'incivilité auxquels sont confrontés les élus et le personnel dans le secteur municipal. Bien que le harcèlement puisse venir de plusieurs sources – du conseil vers le personnel, entre membres du personnel, et parfois du personnel vers le conseil – les données montrent que ce sont les membres du public qui sont le plus souvent à l'origine des abus. L'attitude du public a évolué depuis l'avènement des réseaux sociaux et la montée du populisme dans plusieurs régions du monde. Les citoyens se montrent désormais moins confiants envers toute forme d'autorité, le palier municipal étant celui qui leur semble le plus accessible.

La présentation s'est concentrée sur des moyens concrets pour préserver un climat respectueux autour de la table du conseil et pour gérer l'hostilité croissante de la population. On y a notamment abordé la façon de contrer la manipulation des règles et politiques du conseil, la mise en place de nouveaux codes de conduite, l'installation de nouvelle signalisation pour promouvoir le respect, ainsi que des stratégies de communication comme les engagements à la civilité et le récit positif.

Le congrès s'est terminé par la deuxième partie de la table ronde des maires et préfets, où les participants ont partagé leur expérience du CMA, les leçons retenues, les nouvelles pistes de collaboration identifiées, ainsi que les défis à relever dans les mois à venir. Les thèmes clés abordés comprenaient l'importance de bien définir les régions, de surmonter la concurrence entre municipalités, et le besoin d'une collaboration et d'une promotion accrues à l'échelle atlantique.

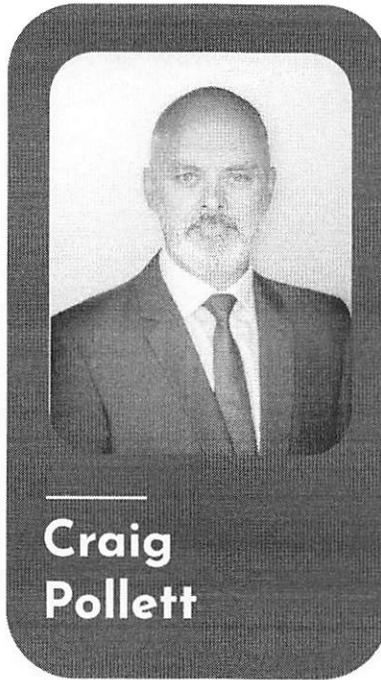
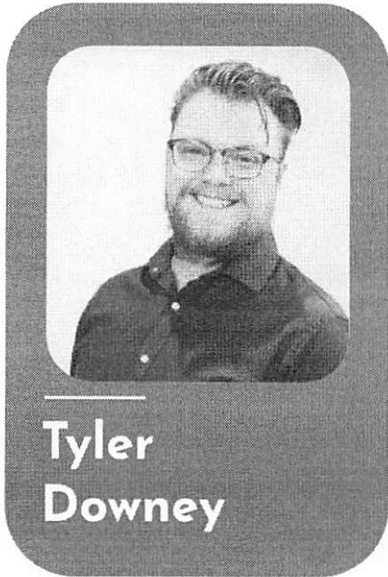
La prochaine réunion du CMA aura lieu à l'automne en Nouvelle-Écosse, selon le cycle régulier des rencontres, avec des hôtes qui restent à confirmer.

Our Team

Meet the dedicated team behind the success of the 2025 Atlantic Mayors Congress.

Notre équipe

Recontez l'équipe dévouée qui a contribué au succès du Congrès des maires de l'Atlantique 2025



Craig Pollett, Executive Director – With a strong track record in municipal leadership and advocacy, Craig brings strategic vision and deep regional knowledge to the Congress. His leadership ensures that the voices of Atlantic Canada's municipalities are unified and impactful at both the provincial and federal levels.

Tyler Downey, Content Contributor – Tyler played a key role in shaping the Congress's message and materials. With a talent for clear, engaging communication, he crafted content that captured the themes, insights, and priorities discussed throughout the event.

Gail Woodfine, Logistics Contributor – Behind every seamless event is a strong logistical lead. Gail ensured that every detail—from travel coordination to venue logistics—ran smoothly, creating an environment where attendees could focus on collaboration and dialogue.

Together, this team delivered a Congress that reflected the spirit of cooperation and progress driving Atlantic Canada's municipal sector forward.

Craig Pollett, directeur général – Fort d'un solide parcours en leadership municipal et en défense des intérêts, Craig apporte une vision stratégique et une connaissance approfondie de la région au Congrès. Son leadership garantit que les voix des municipalités du Canada atlantique soient unies et entendues, tant au niveau provincial que fédéral.

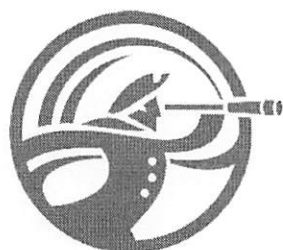
Tyler Downey, collaborateur au contenu – Tyler a joué un rôle clé dans l'élaboration du message et du matériel du Congrès. Grâce à son talent pour une communication claire et engageante, il a créé du contenu qui reflète les thèmes, les idées et les priorités abordés tout au long de l'événement.

Gail Woodfine, responsable de la logistique – Derrière chaque événement bien orchestré se trouve une personne solide à la logistique. Gail a veillé à ce que tous les détails – de la coordination des déplacements à la logistique des lieux – soient parfaitement maîtrisés, créant ainsi un environnement propice à la collaboration et au dialogue.

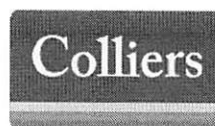
Ensemble, cette équipe a livré un Congrès qui incarne l'esprit de coopération et de progrès qui anime le secteur municipal du Canada atlantique.

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Final Thoughts

In conclusion, the 2025 Atlantic Mayors Congress in Saint John successfully brought together municipal leaders from across Atlantic Canada to engage in vital discussions on regional collaboration, green energy, economic development, and community resilience. The Congress fostered meaningful dialogue on shared challenges such as trade, infrastructure, housing, and incivility in the public sector, while highlighting the potential of intermunicipal cooperation to drive long-term prosperity. With a renewed focus on unified advocacy and collaborative project delivery, the event underscored the collective strength of Atlantic municipalities in shaping a vibrant, sustainable, and inclusive future for the region.

Réflexions finales

En conclusion, le Congrès des maires de l'Atlantique 2025 à Saint John a rassemblé avec succès des leaders municipaux de tout le Canada atlantique pour engager des discussions essentielles sur la collaboration régionale, l'énergie verte, le développement économique et la résilience des collectivités.

Le Congrès a favorisé un dialogue constructif sur des défis communs tels que le commerce, les infrastructures, le logement et l'incivilité dans le secteur public, tout en mettant en lumière le potentiel de la coopération intermunicipale pour favoriser une prospérité durable à long terme.

Avec un nouvel élan pour un plaidoyer unifié et la réalisation collaborative de projets, l'événement a souligné la force collective des municipalités atlantiques pour façonner un avenir dynamique, durable et inclusif pour la région.