



Town of Flatrock

Minutes of a Regular Meeting of Town Council held at the Flatrock Town Hall
Monday October 6, 2025.

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Members Present: Outgoing Mayor Darrin Thorne
 Outgoing Deputy Mayor Terry Humber
 Mayor Jeffrey Connors
 Deputy Mayor Brian Waterman
 Councilor Susan Arns
 Councilor Madonna Connors
 Councilor Alicia Scott
 Councilor Marion McCarthy

Chief Administrative Officer Andrew Tobin
Town Clerk Shirley Ryan

Members Absent:

Mayor Darrin Thorne called the Meeting to Order at 6:45

2025 –165 Marion McCarthy/Alicia Scott

Be it resolved that the Agenda for October 6, 2025, meeting of Flatrock Town Council be adopted as presented.
In Favor Mayor Darrin Thorne, Deputy Terry Humber, Councilors Jeffrey Connors, Madonna Connors, Marion McCarthy, and Brian Waterman
Abstaining 0 Against 0 Carried.

2025 –166 Jeffrey Connors/Madonna Connors

Be it resolved the minutes for meeting September 22, 2025 of Flatrock Town Council be adopted as presented.
In Favor Mayor Darrin Thorne, Deputy Terry Humber, Councilors Jeffrey Connors, Madonna Connors, Marion McCarthy, and Brian Waterman
Abstaining 0 Against 0 Carried.

Mayor Darrin Thorne handed the meeting over to new Mayor Jeffrey Connors

6:50 Darrin Thorne and Terry Humber left the meeting

New Council were sworn in

Call for Deputy Mayor Madonna Connors nominated Brian Waterman , Susan Arns second. Brian Waterman accepted.

2025 –167 Madonna Connors/ Marion McCarthy

Be it resolved the list of permits since September 22, 2025, be approved as presented.
In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.



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List of Permits since September 22, 2025

Date	Type of Permit	Permit Number	Address
23-Sep	Accessory Building	2033	75A Deer Marsh Road
24-Sep	Footings	2034	101-103 Medalsis Pond Rd.
25-Sep	Accessory Building	2035	602 Windgap Rd.
25-Sep	Fence	2036	602 Windgap Rd.

2025 –168 Alicia Scott/Brian Waterman

Be it resolved that the Town Council of Flatrock conditionally approved new extension layout proposal for 124 Deer Marsh Road and is to be built within the Town of Flatrock Regulations.

In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy

Abstaining 0 Against 0 Carried.

2025 –169 Madonna Connors/Marion McCarthy

Be it resolved that the Town Council of Flatrock conditionally approved development application to subdivide 286-314 Pouch Cove Highway into 4 building lots.

In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy

Abstaining 0 Against 0 Carried.

2025-170 Brian Waterman/Alicia Scott

Be it resolved that the Town Council of Flatrock conditionally approve the concept plan for the Philip's Place Extension. Developer must first fix deficiencies on Maynard's Meadow, plans must be approved from the Town's engineer, a ground water study will have to be completed and must follow the Town's road and development by-laws.

In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy

Abstaining 0 Against 0 Carried.

7:14 Councilor Madonna Connors stepped out of the meeting due to conflict of interest on next motion as it is her property

2025-171 Brian Waterman/ Marion McCarthy

Be it resolved that the Town Council of Flatrock approves the development application for 663 Pouch Cove Highway and is to be built within the Town of Flatrock Regulations.

In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Alicia Scott, and Marion McCarthy

Abstaining 1 Against 0 Carried.

7:15 Councilor Madonna Connors returned to meeting

2025-172 Alicia Scott /Marion McCarthy

Be it resolved that the Town Council of Flatrock approve of Amendment No 6 for Public Building zoning.



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In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.

2025 –173 Madonna Connors/Marion McCarthy

BE IT RESOLVED to apply for cost-shared funding through the Municipal Capital Works Call for Applications with the Municipal Infrastructure Division of the Department of Transportation and Infrastructure, in the amount of 428,888.14, for the purpose of Town Hall Renovations. The Town of Flatrock agrees to provide its share of the cost-shared funding, \$155573, for this project should it be selected for funding, and acknowledges that project costs above the approved project total cost will be the sole responsibility of the Town of Flatrock.
In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.

2025- 174 Marion McCarthy/ Madonna Connors

Be resolved that the list of invoices be approved as presented.
In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.

2025-175 Marion McCarthy/Madonna Connors

Be it resolved that the Town Council of Flatrock appoint Mayor Jeffrey Connors and Deputy Mayor Brian Waterman signing officers.
In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.

Torbay Volunteer Fire Department, nothing new meeting scheduled for next Monday.

Stewardship Association of Municipalities: Councilor Madonna Connors would like to attend the Eastern Regional Meeting in Harbour Grace.

2025-176 Alicia Scott/ Marion McCarthy

Be it resolved that the Town Council of Flatrock approve of calling a By-Election November 18,2025 with Nomination day October 21, 2025 for the one remaining seat on Council.
In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.

2025-177 Marion McCarthy/Susan Arns

Be it resolved that the Town Council of Flatrock approve of appointing Andrew Tobin as Alternate Returning Officer in the upcoming By-Election.
In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy
Abstaining 0 Against 0 Carried.



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Request for advertising in fundraising calendar for U15AAA Eastern Knights was denied as it goes against our donation policy.

Reviewed proposal for Grant writing services would like to meet and discuss. Will invite to next meeting.

Correspondence from Jack Byrne looking for Council representation on the Board, Mayor Jeffrey Connors will go on the Board.

Mayor Jeffrey Connors signed a Fire Prevention Proclamation proclaiming October 5-11, 2025, Fire Prevention week.

New Business:

Brian:

- Met with Jack Parsons and Danielle Campbell to work on by-laws for Our Lady of Lourdes Grotto.
- Spoke with Joanne Thompson on how to get Heritage Status for Grotto.
- Canal project looking good would like to replace existing bridge in the park to match the 2 new ones.
- Was contacted by resident about getting ditch in Power's Lane cleaned out.
- Was contacted by concerned resident about using repurposed tires for fill, will go to distributor check out concerns.

Madonna:

- Concerned with amount of garbage at an Air B&B on Pouch Cove Highway it is not contained gulls tearing apart. (Shirley will reach out to owner)
- Approached by a resident about getting a walking trail (will look into grants for this)
- Asked about the Church contents sale. (will post when the sale is happening money collected will go to the Grotto)

Susan:

- Excited to be on Council.

Marion:

- When are we going to have the fireworks that were cancelled due to fire ban. (looking at dates will bring to council when we have them)
- Still waiting on prices for Soccer nets (Andrew will follow up).

Alicia:

- Welcome Susan.
- There's a vehicle parked on Back Road been there for weeks. (will check on this)
- Still waiting on Highways to clear brush on Pouch Cove Highway hard to see when coming out of Deer Marsh Rd.

Andrew:

- Followed up with environment about using repurposed tires for fill.
- Getting Budget ready pass along anything on wish list.



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Shirley:

- Received a proposal for a Café in the Community Centre was too late to put on Agenda will be on the next one.

Jeff:

- Loves the work that's been done on the Canal.
- Need to get moving on the Red Head Road Ditching contact Lawyer.
- When will we be moving the museum (once the Elections are done and moved out of the room)
- Need to get the Tender out for the Pickup Truck.

2025-178 Susan Arns/ Madonna Connors

Be it resolved that this meeting adjourns and meet again on October 20th, at 6:45 P.M.

In Favor Mayor Jeffrey Connors, Deputy Mayor Brian Waterman, Councilors Susan Arns, Madonna Connors, Alicia Scott, and Marion McCarthy

Abstaining 0 Against 0 Carried.

The meeting was adjourned at 8:19 pm.

Jeffrey Connors
Mayor

Shirley Ryan
Town Clerk