



Town of Paradise

Planning and Protective Services Committee Meeting

August 4, 2022, 5:00 p.m.

Council Chambers

Council Present: Kimberley Street, Deputy Mayor, Chairperson
Glen Carew, Councillor
Dan Bobbett, Mayor, Ex-Officio

Staff Present: Alton Glenn, Director of Planning and Protective Services
Lorelei Dean, Manager of Development Services
Dawn Doody, Administrative Assistant

1. Safety Moment

Deputy Mayor Street shared a safety moment.

2. Adoption of the Agenda

The agenda was adopted with the addition of two items under New/Other Business.

3. Adoption of the Minutes

The minutes were approved and adopted as presented.

4. Business Arising from the Minutes

There was no business arising from the minutes.

5. Municipal Enforcement

a. 31 Sunvalley Drive

The Order was served and deadline to comply is August 4, 2022. Municipal Enforcement to provide further updates at next Committee.

b. 33 Acharya Drive

The Order was served on July 29, 2022, and the 14 day timeline has been given for the Order to be satisfied.

c. CISNL Membership

Director Glenn informed the Committee that the Town is a partner with the Criminal Intelligence Service – NL. CISNL is a group associated with the RNC and RCMP dealing with organized crime in the region.

6. Planning and Development

a. 1 Ellesmere Avenue – Multi-Unit Dwelling - DA

An application was received for a Development Approval to convert the existing dwelling to a multi-unit (3 units) dwelling with the addition of one unit. The applicant met the requirements as outlined in the Approval in Principle. Committee recommend Council approve the development approval subject to the 12 conditions.

b. 1 Gillian Place – Multi-Unit Building - DA

An application was received for a Development Approval to convert the existing dwelling to a multi-unit (3 units) dwelling with the addition of one unit. The applicant met the requirements as outlined in the Approval in Principle. Committee recommend Council approve the development approval subject to the 13 conditions.

c. Building Permits July 18 - 31

The Committee was provided with a list of permits from July 18-31, 2022.

d. 59 Balsamwood Road - Wharf and Boathouse

This application is for the construction of a wharf and boathouse at 59 Balsamwood Road. The wharf will be located on Crown Land and the boathouse will be contained within the property boundaries. Committee recommended to approve subject to no objections being received in response to the Notice of Discretionary Use and 18 conditions.

e. 215 Topsail Pond Road

Correspondence was received from the owner regarding Council's decision to recommend refusal of his recent Crown Land application. The Committee discussed the matter and the recommendation to refuse did not change.

f. 8 Stokes Road – Accessory Building

The applicant is seeking approval to construct an accessory building with a floor area of 127m² and height of 4.5m. Committee recommend proceeding to advertise and approve with the 13 conditions subject to no objections being received in response to the Notice of Discretionary Use.

g. Metrobus 2023

There is an upcoming meeting scheduled with Metrobus to discuss next years bus route options. Staff to prepare a report for Committee to provide bus stats.

7. New/Other Business

a. 18 Gosse's Road

A complaint was received that the resident of 18 Gosse's Road is not maintaining their property. Municipal Enforcement have attempted to contact the owner of the property with no success. Staff to follow up.

b. Accessory Building - Size

The Committee discussed possible options for dealing with non-compliant accessory structures. The option of making a Real Property Report a requirement for accessory structures over a certain size or value was put forward as an option. Discussions on compliance letter strategies are currently taking place and will continue.

8. Next Meeting

The next meeting is August 18, 2022.

9. Adjournment

The meeting adjourned at 6:41 pm and moved to a Privileged Meeting.