



## Town of Paradise

### Planning and Protective Services Committee Meeting

October 5, 2023, 5:00 p.m.

#### Boardroom

Council Present: Kimberley Street, Deputy Mayor, Chairperson  
Glen Carew, Councillor  
Dan Bobbett, Mayor, Ex-Officio  
Elizabeth Laurie, Councillor (Guest)  
Patrick Martin, Councillor (Guest)  
Larry Vaters, Councillor (Guest)

Council Absent: Deborah Quilty, Councillor

Staff Present: Lisa Niblock, CAO  
Alton Glenn, Director of Planning and Protective Services  
Lorelei Dean, Manager of Development Services  
Robin Stick, Administrative Assistant

---

#### 1. Delegation - Metrobus

The committee was joined by Metrobus representatives who discussed some potential new service delivery models for Paradise.

#### 2. Safety Moment

Deputy Mayor Street shared a safety moment.

**3. Adoption of the Agenda**

The agenda was approved and adopted.

**4. Adoption of the Minutes**

The minutes were approved and adopted.

**5. Business Arising from the Minutes**

**a. 288 Three Island Pond Road**

Staff provided Committee with an update on 288 Three Island Pond Road.

**b. Lombardy Trail Access**

Staff provided the committee with an update on the trail access from Cedar Drive to Lombardy Park.

**c. Sidewalks - Marketplace Way**

Staff provided the committee with an update on the sidewalks in Market Place Way.

**6. Municipal Plan and Regulations Policy Initiatives and Amendments**

**a. Greenhouses Amendment**

Staff informed the committee that the greenhouses file has been assigned to the Town Planner.

**7. Economic Development**

There is nothing to report at this time.

**8. Municipal Enforcement**

There is nothing to report at this time.

## **9. Planning and Development**

### **a. Wharf on Crown Land – 33 Balsamwood Road**

The committee discussed an application for a wharf on crown land adjacent to 33 Balsamwood Road and recommend proceeding with the Notice of Discretionary Use and Council approval subject to five conditions and no objections being received in response to the Notice.

### **b. Outstanding Order Report - October 4, 2023**

Committee discussed the outstanding orders report up to October 4, 2023.

### **c. Building Permit List Sept 19 - Oct 3**

Committee discussed the permits between September 19 and October 3, 2023.

## **10. New/Other Business**

### **a. Mount Pearl Paradise Chamber of Commerce**

Committee discussed the September 28 meeting of the Mount Pearl Paradise Chamber of Commerce.

### **b. Regional Fire Services Committee Meeting**

Committee discussed the October 4 meeting of the St. John's Regional Fire Services Committee.

### **c. Trenton Drive Trail**

Committee inquired about the progress on the Trenton Drive Trail. Staff advised that the trail still needs to be rough graded by the developer, and a Development Agreement will need to be issued.

### **d. McCarthy Property**

Committee asked staff for an update on the McCarthy Property. Staff advised a meeting is scheduled with the applicants on October 6, 2023.

**e. Landscaping in Subdivisions**

The Committee had questions for staff concerning landscaping and tree cutting in new subdivision developments.

**f. Incomplete Subdivision work Market Ridge - Neil's Pond**

Committee discussed the incomplete work in the Market Ridge Neil's Pond Subdivision. A report will be prepared and presented at an upcoming committee meeting for discussion.

**11. Next Meeting**

The next meeting is Thursday October 19, 2023.

**12. Adjournment**

The meeting adjourned at 7:29 pm.