

**TOWN OF PARADISE
PUBLIC COUNCIL MEETING
TUESDAY, JUNE 4, 2019
TOWN HALL, PARADISE
6:00 P.M.**

PRESENT:	Chairperson	Dan Bobbett, Mayor
	Deputy Mayor	Elizabeth Laurie
	Councillor	Patrick Martin
	Councillor	Deborah Quilty
	Councillor	Kimberley Street
	Councillor	Sterling Willis
	Chief Admin. Officer	Lisa Niblock
	Director of Corporate Services	Terrilynn Smith
	Director of Planning & Protective Services	Alton Glenn
	Director of Infrastructure & Public Works	Chris Milley
	Director of Recreation & Leisure Services	Conrad Freake
	Administrative Assistant	Angelina Richards

ABSENT: Councillor Allan English



1. The meeting was called to order by Chairperson Bobbett at 6:00 p.m.

2. SAFETY MOMENT:

Mayor Bobbett reminded Council and residents of the importance of safety when using various tools to clean up your yards in preparation for summer. Remember to bend your hips and knees to squat when lifting anything, keep it close to your body, and straighten your legs to lift.



3. PROCLAMATION:

Mayor Bobbett read and signed a Proclamation proclaiming June as Recreation Month. Conrad Freake, Director of Recreation and Community Services, informed Council and residents that June is recognized as Recreation month throughout Newfoundland and Labrador. The theme this year is Unwind Better to Make Everything Better.

Mayor Bobbett read and signed a Proclamation proclaiming June 3-8, 2019 as Spinal CSF Leak Awareness Week.



4. ADOPTION OF THE AGENDA AND MINUTES:

1. Adoption of Agenda

M19-172 Moved by Deputy Mayor Laurie, seconded by Councillor Quilty to adopt the Agenda for the June 4, 2019 Public Meeting.

Motion carried unanimously

2. Adoption of Minutes

M19-173 Moved by Councillor Martin, seconded by Councillor Street to adopt the Minutes of the May 21, 2019 Public Meeting.

Motion carried unanimously

5. BUSINESS ARISING FROM THE MINUTES:

1. **Public Meeting, May 21, 2019**

There was no business arising from the minutes.



6. COMMITTEE REPORTS:

PLANNING AND PROTECTIVE SERVICES COMMITTEE:

1. 6 Appleton Place C2019-132
Application for Approval to Operate a Dog Grooming Service

M19-174 Moved by Deputy Mayor Laurie, seconded by Councillor Willis to approve application C2019-132 for a homebased business subject to no objections being received from the Discretionary Use Notice and eleven (11) conditions.

Motion carried unanimously



2. 63 Round Pond Road B2019-065
Application for Approval to Construct an Accessory Building

M19-175 Moved by Councillor Willis, seconded by Councillor Quilty to approve application B2019-065 for the construction of an accessory building subject to thirteen (13) conditions.

Motion carried unanimously



3. 167 Paradise Road C2019-165
Application for Approval to Construct a Commercial Building

Councillor Street declared a potential conflict of interest because this application is for a family member and requested Council to vote.

M19-176 Moved by Deputy Mayor Laurie, seconded by Councillor Quilty that Councillor Street is in a conflict of interest with respect to the application for 167 Paradise Road.

Motion carried

Note: Councillor Street left the chambers due to potential conflict of interest.

M19-177 Moved by Councillor Willis, seconded by Councillor Martin to approve application C2019-165 for the construction of a commercial building subject to nineteen (19) conditions.

Motion carried unanimously



4. 1478 Topsail Road C2019-042
Application for Approval to Operate a Restaurant

M19-178 Moved by Councillor Martin, seconded by Councillor Street to approve application C2019-042 for the development of a restaurant subject to sixteen (16) conditions.

Motion carried unanimously



5. 1717 Topsail Road C2019-167
Application for Approval to Operate a Barber Shop

Council discussed the application. The application is contrary to the Town of Paradise Development Regulations, 2016, Section 4.11.

M19-179 Moved by Councillor Willis, seconded by Councillor Martin to refuse application C2019-167 for the development of a barber shop at 1717 Topsail Road.

Motion carried unanimously



6. 1761-1793 Topsail Road C2017-245
Application for Approval to Construct a Commercial Plaza and Restaurant
with Drive-Through

**M19-180 Moved by Councillor Willis, seconded by Councillor Street
to approve to advertise application C2017-245.**

Motion carried unanimously



7. Castleview Phase 2 – Hartland Avenue Extension S2019-003
Application for Approval to Develop Sixteen Building Lots

**M19-181 Moved by Councillor Willis, seconded by Councillor Quilty
to approve application S2019-003 to develop sixteen building lots
subject to the twenty-three (23) conditions.**

Motion carried unanimously



8. Request to Transfer Town Hall Property

M19-182 Moved by Councillor Willis, seconded by Deputy Mayor Laurie

**“BE IT RESOLVED, that Council authorize staff to advertise a Notice
of Disposition of Real Property as per the Municipalities Act, 1999
regarding a 12,467 square foot piece of Town owned property
located at 28 McNamara Drive.”**

Motion carried unanimously

FINANCE AND ADMINISTRATION COMMITTEE:



1. Accounts for Payment

**M19-183 Moved by Deputy Mayor Laurie, seconded by Councillor
Martin that invoices in the amount of \$538,423.87 be approved for
payment as submitted by the Director of Corporate Services.”**

Motion carried unanimously

INFRASTRUCTURE AND PUBLIC WORKS COMMITTEE:



1. Karwood Drive Roundabout Modifications

M19-184 Moved by Councillor Quilty, seconded by Deputy Mayor Laurie

“BE IT RESOLVED, the Town of Paradise approve Change Order No. 1 – Catch Basin Pup Install for the Karwood Drive Roundabout Modifications Project (TOP-18-19) to Modern Paving Limited in the amount of \$5,996.00 plus HST as approved in an email poll of Council.”

Motion carried unanimously



2. Project Updates

Councillor Quilty gave an update on the ongoing construction projects.

Karwood Drive:

The base course of asphalt was placed on most of roundabout today. The remaining base course and top course of asphalt will be placed as soon as the weather and schedule permits. This should be completed within a week.

McNamara Drive/Topsail Road

The culvert and storm sewer components have been installed near the Town Hall. The next step is for the curb and gutter to be installed and then final paving for this area of the roundabout will be complete. The sewer work has been completed and the road will now be reinstated and patched with asphalt. This portion of work is scheduled to be completed within two weeks. Work on the roundabout on Topsail Road has started and the first phase of work will be on part of the roundabout that is not within the current roadways. Traffic will not be disrupted during this initial phase that is expected to last 3 weeks.

Clearview Heights

The water and sewer work has been completed and the road upgrade with the storm sewer and construction has started. A detour will be put into place to accommodate the work. The extent of this detour will move as the work progresses and is expected to remain in place for the duration of the project which is scheduled to be completed at the end of October.

Paradise Road

Construction has started on Paradise Road to install water and sewer. The ditches have been filled in ahead of the installation of the pipes to make room for traffic through the construction zones. The storm sewer

work is also underway on Archibald Drive as part of this project. The project is scheduled to be completed at the end of November.

O'Brien's Way

The installation of water and sewer has begun. A diversion to install a new stream crossing is included with this project. The project is scheduled to be completed at the end of September.

Other Projects

The work on Joshua Street, Summit Drive, Pretty Place and Brandywind Place will proceed as weather and scheduling permits.



3. Repairs Unit 7 – 2014 Freightliner Refuse Truck

M19-185 Moved by Councillor Quilty, seconded by Councillor Martin

“BE IT RESOLVED, the Town of Paradise obtain all necessary parts from Royal Freightliner in order to complete repairs to Unit 7 – 2014 Freightliner Refuse Truck as per the quoted price of \$7,530.00 plus HST.

Motion carried unanimously

RECREATION AND COMMUNITY SERVICES COMMITTEE

There were no reports for this meeting.

7. NEW/UNFINISHED BUSINESS:

1. Councillor Street informed Council that she attended the 905 Viking RCACS event on Saturday on behalf of Mayor Bobbett.
2. Councillor Street informed Council that she attended the Habitat for Humanity AGM on May 23 and there were 2 children from Paradise that were recognized as 2018 Winners of the Meaning of Home Contest.
3. Councillor Street also addressed resident concerns that were raised during her campaign and in recent days:
 - a) There are not enough garbage bins located around the Octagon Pond Trail. A suggestion was to have plastic receptacles attached to trees for doggie bags only. Also, it would be beneficial if the garbage bins were numbered so that if someone using the trail sees a full bin than they can text the number to the Town to have it emptied. Mayor Bobbett responded that this will be brought to the Recreation and Community Services Committee.

- b) Residents are requesting lights be installed coming out of Sgt. Donald Lucas as it is very dangerous to turn left and also there is excessive speeding in the area. Along with this request, residents would like to see a school zone area posted again because of excessive speeding and the safety of school children and pedestrians. Mayor Bobbett responded that this will be brought to the Infrastructure and Public Works Committee.
- c) A resident asked if people are allowed to park vehicles, RV's or boats on front lawns? Director Glenn responded that there is a regulation added to the current Development Regulations prohibiting parking on sodded property.
- d) Residents commented that crosswalk lights in front of Marie's on Topsail Road would be better utilized if they were relocated to Stanhope Drive. This is an increasingly busy area and there is a struggle to access Topsail Road. Mayor Bobbett responded that this will be brought to the Infrastructure and Public Works Committee.
- e) A large number of residents are concerned with excessive speeding in Paradise, particularly in the areas of Elizabeth Drive, Brougham Drive, Carlisle Drive, Paradise Road, Topsail Road, Buckingham Drive and Topsail Pond Road. Many residents with children are afraid to let their children play outside. Mayor Bobbett responded that speeding is an ongoing concern and should be directed to the RNC. Deputy Mayor Laurie stated that the RNC did do a blitz in Paradise on Saturday where tickets were issued.
- f) There are many senior citizens in Paradise that feel lonely. Is it possible to work with the Town to create a program where volunteers can become neighbour friends to these seniors? Mayor Bobbett responded that this can be brought to the Recreation and Community Services Committee for review and consideration.
- g) A resident on Acharya Drive has asked why there are a lot of cabs at Civic #31. Mayor Bobbett responded that this is an ongoing file with the Town and this is being dealt with.
- h) Residents are looking for a Go Bus type alternative to Metro Bus. There are people in the Town that are unable to ride Metro Bus due to physical, visual, mental and cognitive challenges. Mayor Bobbett responded that the Town is reviewing a report from the City of St. John's and options will be discussed during budget 2020. This will be brought back to the Planning and Protective Services Committee.

- i) Residents have expressed that they would like any programs the Town offers to be extended to Paradise residents first before registration is opened to those living in neighbouring municipalities. Councillor Martin responded that this is on the agenda for the next Recreation and Community Services Committee meeting.
- j) Residents living in the area of the new roundabout are concerned with how pedestrians will be able to safely cross the new street on all sides. Mayor Bobbett responded that there is a splitter island included in Roundabouts for pedestrians.
- k) Residents would like to know when the St. Thomas Line and Lanark Drive access will be opened.

Councillor Quilty declared a potential conflict of interest because she is associated with property in this area and requested Council to vote.

M19-186 Moved by Deputy Mayor Laurie, seconded by Councillor Willis that Councillor Quilty is in a conflict of interest with respect to the discussions surrounding St. Thomas Line and Lanark Drive.

Motion carried

Note: Councillor Quilty left the chambers due to potential conflict of interest.

Mayor Bobbett responded that this access is still owned by a private landowner.

- l) Residents in the Elizabeth Park area would like to know if it is possible to add a turning lane on Kenmount Road into Brougham Drive. Deputy Mayor Laurie responded that this is provincially owned land. The Town has contacted the Department of Transportation and Works regarding this issue and they have no immediate plans to upgrade. CAO Niblock responded that the Town has made adjustments to the sequencing of the lights and it has alleviated some of the congestion. Deputy Mayor Laurie commented that she has heard from a resident that there has been considerable difference since the lights were adjusted.
- m) Residents of Clarke's Hillview have said that each year they believe the Town roughly spends 3 times a month, maybe more, using a backhoe or loader and a tandem dump with 2-4 loads of Class A gravel on that road. They believe that paving the road would be less expensive on tax payers. Mayor Bobbett

responded that the area discussed is in the water shed and that prevents paving and development in that area. Deputy Mayor Laurie stated that this issue has been discussed before and it would be worthwhile to revisit it again at Committee.

3. Councillor Quilty asked Councillor Street for the list of the concerns that have been brought forward. CAO Niblock responded that this has been circulated to the Directors with comments to be discussed at the Committee level.
4. Councillor Quilty congratulated Councillor Willis on his re-election to the FCM Board of Directors to serve on behalf of Newfoundland and Labrador.
5. Councillor Quilty informed Council that she attended the St. Thomas Girl Guide banquet on behalf of Mayor Bobbett last Sunday evening.
6. Councillor Quilty stated that the Mayor's Luncheon was a great event and recognized Mayor Bobbett for his very informative speech.
7. Councillor Quilty recognized the high amount of construction and detours happening at this time in the Town, and indicated that they are temporary and once everything is completed we will have a better Paradise Road and McNamara Drive.
8. Deputy Mayor Laurie passed along her congratulations to Councillor Willis on his re-election to the Board of Directors for FCM. It is great to have someone sitting at that table that is from our Council.
9. Deputy Mayor recognized that there will be a number of inconveniences with the construction but in the end it will make for better conditions for the Town.
10. Councillor Willis discussed that New Found Cabs are currently accessible. Also, Metrobus has a high/low bus but Mayor Bobbett responded that the bus stops are not currently accessible.
11. Councillor Willis thanked Council for their support in his nomination and re-election for FCM.

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Town of Paradise
Public Council Meeting
Tuesday, June 4, 2019
Town Hall, Paradise
6:00 p.m.

8. M19-187 Moved by Deputy Mayor Laurie, seconded by Councillor Quilty to adjourn the meeting at 7:17 p.m.

Dan Bobbett, Mayor

Terrilynn Smith, Town Clerk

BILLS FOR PAYMENT

04-Jun-19

SUPPLIER	INVOICE	AMOUNT	DESCRIPTION
Credit Recovery (2003) Ltd.	APR302019	\$ 16,276.76	April Fees
East Coast Trail Association	MAY222019	\$ 20,000.00	ECT Funding Request
Eastern Contracting Ltd.	18-056-03	\$ 120,699.39	Paradise Parkland PH 1 - Gate & Security Fence
Fairview Investments Ltd	CP #1	\$ 100,568.85	Clearview Heights Upgrades
Fairview Investments Ltd	CP #4	\$ 79,126.13	McNamara Dr Sanitary Sewer upgrades
Fairview Investments Ltd	CP #5	\$ 94,664.84	Clearview Heights Roundabout
Newfoundland Power	MAY172019	\$ 49,555.36	May Consolidated Billing
Paradise Soccer Club	MAY222019	\$ 14,990.26	Cost Sharing upgrading Dianne Whalen Soccer Complex
Pennecon Technical Services Ltd.	ITSA022352	\$ 16,445.00	Donna Road Pump
Twells Consulting Ltd.	561	\$ 17,457.00	Strategic Planning Project Tasks
Young's Industrial Refrigeration Ltd.	60530	\$ 8,640.28	Rebuild Mycom Compressor

Be it resolved that invoices in the amount of **\$538,423.87**

be approved for payment, as submitted by the Director of Corporate Services.