

DECISION/DIRECTION NOTE

Title: Discretionary Use – 19 King’s Bridge Road – DEV2100027

Date Prepared: April 13, 2021

Report To: Regular Meeting of Council

Councillor and Role: Councillor Maggie Burton, Planning & Development

Ward: Ward 2

Decision/Direction Required: To consider a Discretionary Use application for Office Use at 19 King’s Bridge Road.

Discussion – Background and Current Status: The proposed Office Use will have a floor area of 900m² and operate Monday–Friday, 8 a.m. to 6 p.m. On-site parking is provided. The proposed application site is located in the Institutional (INST) Zone.

One submission was received.

Key Considerations/Implications:

1. Budget/Financial Implications: Not applicable.
2. Partners or Other Stakeholders: Property owner and neighbouring property owners.
3. Alignment with Strategic Directions/Adopted Plans: St. John’s Strategic Plan 2019-2029 – A Sustainable City – Plan for land use and preserve and enhance the natural and built environment where we live.
4. Legal or Policy Implications: Not applicable.
5. Privacy Implications: Not applicable.
6. Engagement and Communications Considerations: Public advertisement in accordance with Section 5.5 of the St. John’s Development Regulations. The City has sent written notices to property owners within a minimum 150-metre radius of the application sites. Applications have been advertised in The Telegram newspaper at least once and are posted on the City’s website. Written comments received by the Office of the City Clerk are included in the agenda for the regular meeting of Council.
7. Human Resource Implications: Not applicable.
8. Procurement Implications: Not applicable.

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9. Information Technology Implications: Not applicable.

10. Other Implications: Not applicable.

Recommendation:

That Council approve the application for Office Use at 19 King's Bridge Road, subject to all applicable requirements.

Prepared by:

Lindsay Lyghtle Brushett, MCIP Supervisor – Planning & Development
Planning, Engineering and Regulatory Services

Approved by:

Jason Sinyard, P. Eng, MBA Deputy City Manager
Planning, Engineering and Regulatory Services