

# DECISION/DIRECTION NOTE

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**Title:** Request to Establish Building Line Setback  
60 Doyle's Road  
DEV2000089

**Date Prepared:** July 14, 2020

**Report To:** Regular Meeting of Council

**Councillor and Role:** Councillor Maggie Burton, Planning & Development

**Ward:** Ward 5

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**Decision/Direction Required:**

To seek approval for a 7.3 meters Building Line Setback at 60 Doyle's Road to accommodate the construction of a new Dwelling.

**Discussion – Background and Current Status:**

An application was submitted for construction for a Single-Detached Dwelling at 60 Doyle's Road. The property is situated in the Residential Low Density (R1) Zone where the minimum Building Line for existing streets or service streets is to be established by Council. The proposed Building Line Setback of the new Dwelling would be at 7.3 meters.

**Key Considerations/Implications:**

1. Budget/Financial Implications: Not applicable.
2. Partners or Other Stakeholders: Not applicable.
3. Alignment with Strategic Directions/Adopted Plans: Not applicable.
4. Legal or Policy Implications: St. John's Development Regulations Section 10.3.3(c)(ii) and Section 8.3.1.
5. Privacy Implications: Not applicable.
6. Engagement and Communications Considerations: Not applicable.
7. Human Resource Implications: Not applicable.
8. Procurement Implications: Not applicable.
9. Information Technology Implications: Not applicable.

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The logo for St. John's, featuring the words "ST. JOHN'S" in a serif font. The letter "O" is replaced by a stylized circular emblem containing a cross-like shape.

10. Other Implications: Not applicable.

**Recommendation:**

That Council approve the 7.3 metres Building Line Setback at 60 Doyle's Road for a new Single-Detached Dwelling.

**Prepared by:**

Ashley Murray – Development Officer II

**Approved by:**

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

**Report Approval Details**

Document Title:	Development Committee- Request to establish building line at 60 Doyles Road- DEV200089.docx
Attachments:	- 60Doyle'sRd.png
Final Approval Date:	Jul 14, 2020

This report and all of its attachments were approved and signed as outlined below:

**Lindsay Lyghtle Brushett - Jul 14, 2020 - 2:57 PM**

**Jason Sinyard - Jul 14, 2020 - 4:45 PM**