



GOVERNMENT OF BERMUDA

Department of Planning

*Dame Lois Browne-Evans Building, 58 Court Street, Hamilton HM 12, Bermuda
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Development Applications Board Minutes

Minutes of the meeting held on Wednesday, 7 July, 2021 at 8:45 AM virtually via WebEx.

PRESENT:

Board Members:

Alice Lightbourne (Chair)
Wayne Dill (Deputy Chair)
Patrick Cooper
N. Garon Dowling
David Astwood
Dalton Burgess
Denis de Frias
Wendy Dunne
Calvin Thomas
Shabion Postlethwaite
Josonne Smith (Bermuda Fire and Rescue Service)

Technical Officers:

Victoria Pereira (Director)
Paul McDonald (Acting Senior Planner)
Dolores Vazquez (Planner)
Kenneth Campbell (Planner)

APOLOGIES:

None

MATTERS ARISING AND ACTIONS FROM PREVIOUS MEETING:

None

APPLICATIONS:

Smiths

1. P0104-21

Applicant: Wakefield Quinn
Location: 5 Mcgalls Hill Court
Smiths, FL05

Description of Proposal: Proposed Garden Shed and Concrete Slab - Retroactive Approval

Date Received: May 05, 2021

Planner: Dolores B. Vazquez

Discussion: The technical officer presented the application with a recommendation to approve. No questions or comments were posed by the Board.

The Board resolved to approve the application, subject to the following condition:

1. For the avoidance of doubt the consent hereby granted is for retroactive planning permission only. A separate application for a retroactive building permit must be made and approved.

Warwick

2. P0239-21

Applicant: MacLellan & Associates

Location: 60 South Road
Warwick, WK08

Description of Proposal: DAP1(P0301/14) & Revision (PLREV-0003-19) Phase2 - Proposed site improvements and cliff stabilization including access stairs / ramps to beach, two funiculars to beach, new resort pool (one of two), observation deck and fire pit space, and landscaping works including coastal pathway, hard and soft landscaping works

Date Received: May 14, 2021

Planner: Dolores B. Vazquez

Discussion: The technical officer presented the application with a recommendation to approve. No questions or comments were posed by the Board.

The Board resolved to approve the application, subject to the following conditions:

1. The development hereby permitted shall begin before the expiration of 2 (two) years from the date of this permission.
2. For the avoidance of doubt the consent hereby granted is for planning permission only. Prior to the commencement of building operations a separate application for a building permit must be made and approved.
3. The submission of a building permit application shall include all details associated with the swimming pool backwash pit together with provision of a sand filter or such other measures to demonstrate removal of chlorine. All details must be accompanied by written approval from the Department of Environment and Natural Resources (Pollution Control) and the installation of such measures as may be approved shall be agreed by that Department prior to the issuance of a Certification of Completion and Occupancy Permit.
4. A Construction Methodology Plan containing details of temporary construction access, neighbours' permission for grant of access, delineation of any required staging and storage areas during construction and the proposed mitigation measures, shall be submitted to the Department of Planning for review and approval prior to the submission of a building permit application.
5. In order to ensure that the proposed development is of an appropriate scale, no part of the hereby approved wall shall exceed 4 feet above final grade.
6. In the interest of visual amenity, there shall be no deposition or storage of excavated material on site and all excess unused material shall be removed from the site during the course of building operations and prior to the issuance of a Certificate of Completion and Occupancy.

7. A Decommissioning Plan containing details pertaining to the demolition and removal of infrastructure (funicular) associated with the hereby approved condo hotel development, in the event that it is not successful, along with proposed mitigation measures for any potential negative impacts shall be submitted to the Department of Planning for review and approval prior to the submission of a building permit application. Such a plan shall include timescales for decommissioning.

ANY OTHER BUSINESS:

Technical officers presented the Draft North East Hamilton Local Plan 2021 to the Board and invited Board members to review the document following the meeting. Technical officers confirmed that this Plan is not currently operative and advised of the aim for the Plan to be approved by the Legislature by the end of 2021 / beginning of 2022.

The Director of Planning provided the Board with an update on forthcoming items to be presented to the Legislature, namely amendments to the Special Development Order process, the introduction of Protected Areas and the introduction of Emergency Development Orders.



Chairman of the Development Applications Board

Date 8 July 2021