



COUNCIL IN COMMITTEE OF THE WHOLE

June 13, 2011 1:02 p.m.
Committee Room No. 2, City Hall

MINUTES

PRESENT:

Mayor Wayne Wright
Councillor Jonathan Coté
Councillor Bob Osterman
Councillor Jaimie McEvoy
Councillor Betty McIntosh
Councillor Lorrie Williams

REGRETS:

Councillor Bill Harper

STAFF:

Mr. Paul Daminato	- City Administrator
Mr. Rick Page	- Corporate Officer/Director of Legislative Services
Ms. Lisa Spitale	- Director of Development Services
Mr. Jim Lowrie	- Director of Engineering
Mr. Gary Holowatiuk	- Director of Finance & Information Technology
Mr. Dean Gibson	- Director of Parks, Culture and Recreation
Ms. Louise Payne	- Committee Clerk, Legislative Services

Council in Committee of the Whole was called to order at 1:02 p.m.

ADDITIONS TO AGENDA

The following was added to the Agenda:

- Postponement of June 13, 2011 Regular Meeting of Council – as first order of business.

MOVED AND SECONDED

THAT the June 13, 2011 Regular Meeting of Council be postponed until 7:00 p.m. on Tuesday, June 14, 2011 in Council Chamber.

CARRIED.

All members of Committee present voted in favour of the motion.

Procedural Note: Council in Committee recessed at 1:03 pm. and reconvened at 3:22 p.m. with the following present:

PRESENT:

Mayor Wayne Wright
Councillor Jonathan Coté
Councillor Bob Osterman
Councillor Jaimie McEvoy
Councillor Betty McIntosh
Councillor Lorrie Williams

REGRETS:

Councillor Bill Harper

STAFF:

Mr. Paul Daminato	- City Administrator
Mr. Rick Page	- Corporate Officer/Director of Legislative Services
Ms. Lisa Spitale	- Director of Development Services
Mr. Jim Lowrie	- Director of Engineering
Mr. Gary Holowatiuk	- Director of Finance & Information Technology
Mr. Dean Gibson	- Director of Parks, Culture and Recreation
Ms. Louise Payne	- Committee Clerk, Legislative Services

OTHERS:

Mr. Graham McGarva	- Via Architecture
Mr. Greg Magirescu	- Manager, Arts and Cultural Development
Mr. Keith Coueffin	- Manager, Licensing and Integrated Services
Mr. Terry Atherton	- Manager, Civic Buildings and Properties

ADDITIONS TO AGENDA

The following was added to the Agenda:

- On Table letter received June 13, 2011 from Executive Director of Elizabeth Fry Society re: Official Community Plan Amendment Bylaw No. 7468, 2011 (273 & 275 Sherbrooke Street) Public Hearing – as Item 19.

PRESENTATION

1. **Columbia Street Elevation of Retail Phase of Plaza 88** - Graham McGarva, Via Architecture

Mr. Graham McGarva of Via Architecture made a presentation to Council on the Columbia Street elevation of retail phase of Plaza 88, noting that the goal of the project was to provide New Westminster with a re-telling of the history of the city by creating new architecture.

Council comments:

- Unique idea of telling city's history through this building; suggest the need for interpretative language/paneling for the building as reference to heritage elements is a "hidden message".

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MOVED AND SECONDED

THAT the recommendations of the Design Panel be endorsed and that approval be given to the modification to the design of the retail phase of Plaza 88, as contained in the May 30, 2011 report from the Director of Development Services.

CARRIED.

All members of Committee voted in favour of the motion.

CONSENT AGENDA

MOVED AND SECONDED

THAT the Consent Agenda be approved subject to the removal of the following items to Items Removed from the Consent Agenda: Items 2, 5, 6, 7, 11, 12, and 14.

CARRIED.

All members of Committee present voted in favour of the motion.

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MOVED AND SECONDED, this Committee recommends

THAT the following recommendations arising from the Consent Agenda be approved as follows:

Director of Development Services

3. Heritage Register Homes Workshop – Follow-Up

THAT the June 13, 2011 report from the Director of Development Services regarding follow-up on the Heritage Register Homes Workshop be received for information.

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4. 309 and 311 Ward Street – Demolition Application for Properties Listed on the City's Heritage Resource Inventory

THAT staff issue demolition permits for 309, 311 and 315 Ward Street, subject to the applicant submitting the following information:

- a) Historical research of 309, 311 and 315 Ward Street;*
- b) As-found drawings of 309, 311 and 315 Ward Street;*
- c) Current high-resolution digital photos of all elevations of 309, 311 and 315 Ward Street;*
- d) An interpretive panel with historic photo(s) and a summary of the history of 309, 311 and 315 Ward Street that is placed at the front of the development; and*
- e) An opportunity to discuss retention options for the beech tree.*

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8. Regional Growth Strategy Dispute Resolution Process

THAT the Chair of Metro Vancouver Board be advised that the City of New Westminster will not participate in the Regional Growth Strategy dispute resolution process.

Director of Engineering

9. Telus Broadband Services – SAC Cabinets

THAT the June 13, 2011 report from the Director of Engineering Services regarding Telus Broadband Services – SAC Cabinets be received for information.

**** 10. Development Variance Permit No. 524 – Off – site Servicing Works for St. Mary’s Site School Project**

THAT Development Variance Permit No. 524 for the retention of overhead utilities in connection with the development of the St. Mary’s Site Elementary School project not be issued.

Director Development Services and Director of Parks, Culture and Recreation

**** 13. Proposed Licensing Agreement for Group Daycare Play Space at 78 Jamieson Court (Glenbrook Ravine Park)**

THAT staff be authorized to prepare public notification of the City’s intention to enter into a License Agreement with Graham Montessori Daycare to use a portion of Glenbrook Ravine Park lands in order to meet its outdoor play space requirements as prescribed by Community Care Facilities Licensing.

CARRIED.

All members of Committee present voted in favour of the motion.

ITEMS REMOVED FROM THE CONSENT AGENDA

Director of Development Services

**** 2. Heritage Revitalization Agreement Bylaw No. 7473, 2011 and Zoning Amendment Bylaw No. 7470, 2011 – Trapp Block and Holbrook Block**

A member of Council requested some form of commemoration for the Trapp family.

MOVED AND SECONDED

*THAT Zoning Amendment Bylaw No. 7470, 2011 and Heritage Revitalization Agreement Bylaw No. 7473, 2011 be received; and
THAT a public hearing be set at the earliest feasible date.*

CARRIED.

All members of Committee present voted in favour of the motion.

**** 5. Revised Heritage Review Policy**

A member of Council expressed concern with the issue of a “cut-off” date. The Heritage Planner advised that any demolition permits for a building over fifty years of age would be reviewed by staff.

MOVED AND SECONDED

THAT the revised heritage review policy as contained in the June 13, 2011 report from the Director of Development Services be endorsed;

THAT staff be directed to apply the revised heritage review policy to all in-stream applications; and

THAT staff be directed to proceed with the “Next Steps” outlined in the June 13, 2011 report from the Director of Development Services.

CARRIED.

All members of Committee present voted in favour of the motion.

6. 101 Agnes Street – New Heritage Revitalization Agreement

A member of Council stated that the main issue was the tree on the subject property.

MOVED AND SECONDED

THAT the report dated June 13, 2011 from the Director of Development Services regarding 101 Agnes Street new Heritage Revitalization Agreement be received for information.

CARRIED.

All members of Committee present voted in favour of the motion.

7. Development Variance Permit No. 525 – Variances Required to Allow Creation of Additional Rental Unit at 430 Ninth Street

A member of Council requested staff to report on the number of sites Metro Vancouver owns in the City of New Westminster.

MOVED AND SECONDED

THAT the June 13, 2011 report from the Director of Development Services regarding Development Variance Permit No. 525 be received for information; and

THAT staff be directed to report back to Council on the number of sites Metro Vancouver owns in the City of New Westminster.

CARRIED.

All members of Committee present voted in favour of the motion.

Director of Engineering

**** 11. Proposed Park Lands Lease Agreement for Construction of Parcel 3A 215 and 245 Brookes Street – Port Royal (Aragon)**

A member of Council inquired about the changes in the lease agreement. The Director of Parks, Culture and Recreation advised that two items in the lease agreement have changed as a result of meetings with the developer:

- Section 2 – the term will be shortened to 10 months;
- Hold-over period – reduced to \$5,000 per month (from \$10,000 per month).

MOVED AND SECONDED

THAT the amendments to the proposed park lands lease agreement for the construction of Parcel 3A, 215 and 245 Brookes Street (Port Royal – Aragon) be supported.

CARRIED.

All members of Committee present voted in favour of the motion.

MOVED AND SECONDED

THAT the Mayor and City Clerk be authorized to execute the Park Lands Lease Agreement, as amended, for construction of Parcel 3A, 215 and 245 Brookes Street permitting the developer (Aragon) to use a portion of the Central Park lands (Parcel M) for construction of 215 and 245 Brookes Street of the Port Royal development.

CARRIED.

All members of Committee present voted in favour of the motion.

Director of Legislative Services

**** 12. Change to 2011 Council Schedule – Addition of Public Hearing July 11, 2011**

The Director of Legislative Services advised that traditionally Council does not hold Public Hearings during the summer months.

MOVED AND SECONDED

THAT the 2011 Schedule of Council meetings be amended to add a Public Hearing at 6:00 p.m. on Monday, July 11, 2011 in Council Chamber.

CARRIED.

All members of Committee present voted in favour of the motion.

Director of Parks, Culture and Recreation

**** 14. Westminster Pier Park – Video Mapping Interactive Art Installation**

A member of Council expressed concern that the report does not give any representation of this type of art. The Manager of Arts and Cultural Development agreed to provide examples and links on the Internet as to what has been done in other communities.

MOVED AND SECONDED

THAT staff be directed to determine the full project costing for all Video Mapping Interactive Art project scenarios for the eastern terminus of the Westminster Pier Park, and identify potential funding sources and associated funding timelines for further Council consideration.

CARRIED.

All members of Committee present voted in favour of the motion.

REPORTS FOR ACTION

Director of Development Services

** 15. Moonrakers Pub, 525 Seventh Street / Sidewalk Patio Application

The Manager of Licensing and Integrated Services advised that it has been determined that the alcove cannot be used, therefore there is no designated smoking area. It was confirmed that the applicant would be responsible for the cost of the walkway.

MOVED AND SECONDED

***WHEREAS** New Westminster City Council considered a staff report regarding an application from Moonraker's Pub located at 525 Seventh Street to create a sidewalk patio with 12 seats;*

***WHEREAS** the configuration of the proposed patio complies with City bylaws and the applicant is prepared to enter into an Encroachment Agreement;*

***WHEREAS** the applicant placed a sign in front of the business for 30 days and a newspaper notice in the local paper providing details regarding the application and inviting the public to submit comments to the City;*

***WHEREAS** the City received correspondence from eleven residences expressing concern regarding pedestrians being impacted by smoking and sidewalk obstructions associated with the patio;*

***WHEREAS** the applicant is willing to address the community concerns by ensuring the pedestrian passage way in front of the patio is kept clear and smoking does not occur in and around the patio or the front of the establishment;*

***WHEREAS** the City will monitor the operation of the patio and consider revoking the applicant's Encroachment Agreement if the patio generates community concerns; and*

***WHEREAS** City bylaws require the patio to close at 10 pm and the patio is not expected to create noise concerns;*

***THEREFORE BE IT RESOLVED THAT** New Westminster City Council approves the application from Moonraker's Pub to develop a patio with 12 seats on the sidewalk in front of the establishment subject to smoking not being permitted on the patio and the patio being closed at 10 pm, and subject to Moonraker's Pub bearing all costs for expanding beyond the existing sidewalk into two parking stalls which will be removed to accommodate this expansion.*

CARRIED.

All members of Committee present voted in favour of the motion.

Director of Engineering

** 16. Funding for Roof Replacement – Fire Hall No. 2

A member of Council expressed concern with the estimated cost of the roof replacement. The Manager of Civic Buildings and Properties advised that \$125,000 was the upper limit of cost for the roof replacement because of mold contamination and the resulting health concerns for staff.

MOVED AND SECONDED

THAT the reallocation of up to \$125,000 from within the approved Five-Year (2011-2015) Financial Plan for replacement of the existing roof at Fire Hall No. 2, as described in the June 13, 2011 report from the Director of Engineering Services.

CARRIED.

All members of Committee present voted in favour of the motion.

CORRESPONDENCE

- 17. Calvary Worship Centre (Queensborough) seeks permission to hold a parade in the Queensborough area and seeks “in kind” services or a financial grant to pay for police and engineering services for the parade.**

MOVED AND SECONDED

THAT the correspondence from the Calvary Worship Centre (Queensborough) be received.

CARRIED.

All members of Committee present voted in favour of the motion.

A member of Council expressed concern that this group was not following the application for grant process. The Director of Finance and Information Technology advised that the City has overspent the assigned grant monies.

MOVED AND SECONDED

THAT staff be directed to investigate grants “in kind” for the Calvary Worship Centre (Queensborough) request to hold a parade, and that they be provided with an application for grant funding for 2012.

CARRIED.

All members of Committee present voted in favour of the motion.

- 18. New West Environmental Partners seeks financial or “in kind” support for the New West Doc Fest – the documentary film festival planned for October 21 – 22.**

A member of Council advised that the New West Environmental Partners needs use of the parkade for parking for their two day New West Doc Fest; however it was unclear in their correspondence about the amount of money they were seeking.

MOVED AND SECONDED

THAT the correspondence from the New West Environmental Partners seeking financial or “in kind” support for the New West Doc Fest – October 21-22 – be received for information; and

THAT staff be directed to investigate grants “in kind” for the New West Doc Fest, and provide them with an application for grant funding for 2012.

CARRIED.

All members of Committee present voted in favour of the motion.

NEW BUSINESS

19. On Table Letter Re: Official Community Plan Amendment Bylaw No. 7468, 2011 (273 & 275 Sherbrooke Street) Public Hearing

MOVED AND SECONDED

THAT the On Table letter received June 13, 2011 from the Executive Director of Elizabeth Fry Society be received.

CARRIED.

All members of Committee present voted in favour of the motion.

A member of Council stated that they were not willing to “table” this matter, as requested in the On Table letter, noting that the real issue affecting this OCP amendment application was the Royal Columbian Hospital’s plan for a new building.

MOVED AND SECONDED

THAT the Public Hearing scheduled for Bylaw No. 7468, 2011 (273 & 275 Sherbrooke Street) on Monday, June 27, 2011 at 6:00 p.m. in Council Chamber, City Hall be cancelled; and

THAT the matter be referred to staff to determine the status of the OCP amendment application.

CARRIED.

All members of Committee present voted in favour of the motion.

ADJOURNMENT

ON MOTION, the meeting adjourned at 4:30 p.m.

Certified Correct,

MAYOR WAYNE WRIGHT
MAYOR

RICHARD L. PAGE
CORPORATE OFFICER