

## **REGULAR MEETING OF CITY COUNCIL**

August 30, 2010 3:00 p.m.  
Committee Room No. 2  
City Hall

### **AGENDA**

7:00 p.m.

Public Hearing for:

1. 510 Ewen Avenue and 703 Ewen Avenue – Queensborough Park:
  - a) Official Community Plan (Land Use Designation Amendment) Bylaw No. 7397, 2010 [a Bylaw to amend the Official Community Plan designated in Bylaw No. 6476, 1998 and the Queensborough Community Plan designated in Bylaw No. 6266, 1995 re: 510 Ewen Avenue and 703 Ewen Avenue]
  - b) Zoning Amendment Bylaw No. 7405, 2010 [a Bylaw to amend Zoning Bylaw No. 6680, 2001 re: 510 Ewen Avenue and 703 Ewen Avenue]
  
2. 306 Wood Street – Queensborough Park:
  - a) Official Community Plan (Land Use Designation Amendment) Bylaw No. 7404, 2010 [a Bylaw to amend the Official Community Plan designated in Bylaw No. 6476, 1998 and the Queensborough Community Plan designated in Bylaw No. 6266, 1995 re: 306 Wood Street]
  - b) Zoning Amendment Bylaw No. 7406, 2010 [a Bylaw to Zoning Bylaw No. 6680, 2001 re: 306 Wood Street]

Reconvene as Council in the Council Chamber.

**ADOPTION OF MINUTES**

**PAGE**

1. [Motion to adopt the minutes of the last regular meeting of the City Council held July 12, 2010.](#)

1

**PROCLAMATIONS /PRESENTATIONS**

2. Mayor Wright to proclaim Saturday, September 12 to 19 as Terry Fox Week in New Westminster and to present the proclamation to Kathy Jones and Ann Mayo, the coordinators of the Terry Fox Run to be held on Saturday, September 19, 2010

**OPPORTUNITY TO BE HEARD / DELEGATIONS**

3. Delegations for Development Variance Permit No. 513 for 826/828 Royal Avenue
4. Delegations for Development Permit No. 002 (C) with Variance for 846 Twentieth Street
5. Open Delegations

**BYLAWS CONSIDERED AT PUBLIC HEARING**

6. 510 Ewen Avenue and 703 Ewen Avenue – Queensborough Park:
  - a) Official Community Plan (Land Use Designation Amendment) Bylaw No. 7397, 2010 [a Bylaw to amend the Official Community Plan designated in Bylaw No. 6476, 1998 and the Queensborough Community Plan designated in Bylaw No. 6266, 1995 re: 510 Ewen Avenue and 703 Ewen Avenue] **THIRD READING ADOPTION**
  - b) Zoning Amendment Bylaw No. 7405, 2010 [a Bylaw to amend Zoning Bylaw No. 6680, 2001 re: 510 Ewen Avenue and 703 Ewen Avenue] **THIRD READING ADOPTION**
7. 306 Wood Street – Queensborough Park:
  - a) Official Community Plan (Land Use Designation Amendment) Bylaw No. 7404, 2010 [a Bylaw to amend the Official Community Plan designated in Bylaw No. 6476, 1998 and the Queensborough Community Plan designated in Bylaw No. 6266, 1995 re: 306 Wood Street] **THIRD READING**
  - b) Zoning Amendment Bylaw No. 7406, 2010 [ a Bylaw to Zoning Bylaw No. 6680, 2001 re: 306 Wood Street] **THIRD READING**

**ISSUANCE OF DEVELOPMENT VARIANCE PERMITS**

8. Issuance of Development Variance Permit No. 513 for 826/828 Royal Avenue to vary the following section of the Zoning Bylaw:

**Off-Street Parking**

The Zoning Bylaw requires 46 spaces for this development. The applicant proposes to provide 36 automobile spaces.

Required notification has been completed.

**Attachments:**

- [Copy of Development Variance Permit notice;](#) 21
- [Director of Development Services' report dated October 5, 2009](#) 23
- [Director of Development Services' report dated June 14, 2010](#) 27
  
- a. [Motion to receive the following correspondence concerning this application:](#)
  - L & M Parks, 0715024 B.C. Ltd. re: opposed 33
  - Susan Guilbault, Glenn Guilbault, Richard Guilbault re: opposed 34
  
- b. *Motion to approve/reject issuance of Development Variance Permit*

9. Issuance of Development Permit No. 002 (C) with Variance for 846 Twentieth Street to vary the following section of the Zoning Bylaw:

**Side Yard Setback**

The Zoning Bylaw requires a side yard of 12.5 feet (3.8 meters) toward the London Street property line. The applicant proposes a side yard of 0.5 feet (0.15 meters) toward London Street.

Required notification has been completed.

**Attachments:**

- [Copy of Development Variance Permit notice;](#) 35
- [Director of Development Services' report dated October 5, 2009](#) 37
- [Director of Development Services' report dated March 15, 2010](#) 53
- [Director of Development Services' report dated June 21, 2010](#) 83

- a. [Motion to receive the following correspondence concerning this application:](#)
  - **Karl Brysch and Mary Jane Najvar, residents re: concerns** 111
- b. *Motion to approve/reject issuance of Development Permit*

**CORRESPONDENCE**

- 10. [Metro Vancouver seeks support for opposition to the elimination of the mandatory Census long form.](#) 113

**COMMITTEE MINUTES AND RECOMMENDATIONS**

- 11. [Motion to receive and adopt the minutes of a meeting of Council in Committee of the Whole held July 12, 2010.](#) 115
- 12. **Recommendations from Council in Committee of the Whole meeting held August 30, 2010.**

**BYLAWS**

- 13. a) [New Westminster Lawn Bowling Club Leasing Bylaw No. 7342, 2010](#)  
[a Bylaw to lease a portion of Moody Park to the New Westminster Lawn Bowling Club] **ADOPTION** 137
- b) [Arts Council of New Westminster Leasing Bylaw No. 7344, 2010](#) [a Bylaw to lease a portion of Centennial Lodge to the Arts Council of New Westminster] **ADOPTION** 157
- c) [New Westminster Tennis Club Authorization Bylaw No. 7346, 2010](#) [a Bylaw to lease part of Tipperary Park to the New Westminster Tennis Club] **ADOPTION** 175
- d) [Queen’s Park Preschool Society Authorization Bylaw No. 7347, 2010](#)  
[a Bylaw to lease part of Centennial Lodge to the Queen’s Park Preschool Society] **ADOPTION** 189
- 14. [Parks & Recreation Fees Amendment Bylaw No. 7403, 2010](#) [a Bylaw to amend “Parks & Recreation Fees Bylaw No. 6673, 2001] **ADOPTION** 211
- 15. [Downtown Development Agreement Bylaw No. 7399, 2010](#) [a Bylaw to authorize a Development Agreement between Plaza 88 Developments Ltd. (Incorporation No. 772905) and the Corporation of the City of New Westminister] **ADOPTION** 213
- 16. [Zoning Amendment Bylaw No. 7385, 2010](#) [a Bylaw to amend Zoning Bylaw No. 6680, 20001 re: Site Boundaries for Retail Project of Plaza 88] **ADOPTION** 245

17. **Bylaws Coming Forward from the Committee of the Whole meeting held August 30, 2010:** (see on-table list)

**UNFINISHED BUSINESS**

**NEW BUSINESS**

18. **Notice of Motion – Save Our Wild Salmon Campaign – Served by Councillor McEvoy:**

*THAT the City endorse Bill C518, the Save Our Wild Salmon campaign; and THAT a letter advising of the City's endorsement be sent to the Federal Government and copied to member municipalities.*

**REPORTS**

19. **Council Members:**  
**Councillor McEvoy**  
**Councillor Harper**  
**Councillor McIntosh**  
**Councillor Osterman**  
**Councillor Cote**  
**Mayor Wayne Wright**

**NEXT MEETING**

**Monday, September 13, 2010**

Proposed Closed Session commencing at 11:00 a.m. and the Open Session at 3:00 p.m. in Committee Room No. 2, City Hall, reconvening at 7:00 p.m. in the Council Chamber, City Hall.

**ADJOURNMENT**