

REGULAR MEETING OF CITY COUNCIL

September 8, 2014 at 12:00 p.m.
With immediate adjournment to Closed Meeting
Regular Council reconvenes at 7:00 p.m.
Poplar Island Room
Queensborough Community Centre, 920 Ewen Avenue

MINUTES

PRESENT:

Mayor Wayne Wright
Councillor Jonathan Cote
Councillor Bill Harper
Councillor Jaimie McEvoy
Councillor Betty McIntosh
Councillor Chuck Puchmayr
Councillor Lorrie Williams

STAFF:

Ms. Lisa Spitale	- Chief Administrative Officer/Acting Corporate Officer
Mr. G. Dean Gibson	- Director of Parks, Culture and Recreation
Mr. Gary Holowatiuk	- Director of Finance & Information Technology
Mr. Eugene Wat	- Acting Director of Engineering Services
Ms. Bev Grieve	- Director of Development Services
Ms. Stephanie Lam	- Council and Committee Clerk

The meeting was called to order at 12:05 p.m.

EXCLUSION OF THE PUBLIC

1. **MOVED and SECONDED**

THAT pursuant to Section 90 of the Community Charter, members of the public be excluded from the Closed Meeting of Council immediately following the Regular Meeting of Council on the basis that the subject matter of all agenda items to be considered relate to matters listed under Sections 90(1)(a), 90(1)(c), 90(1)(e), 90(1)(j), and 90(1)(k) of the Community Charter:

- (a) *personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the municipality or another position appointed by the municipality;*

- (c) *labour relations or other employee relations;*
- (e) *the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality;*
- (j) *information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the Freedom of Information and Protection of Privacy Act;*
- (k) *negotiations and related discussions respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public;*

CARRIED.

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

Purpose of the meeting:

Personal, property, and negotiations matters

ADJOURNMENT

2. **MOTION** to adjourn the Council Meeting in open session and proceed to Closed Session.

MOVED and SECONDED

THAT the Council meeting in open session be adjourned and proceed to closed session.

CARRIED.

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

RECONVENE TO REGULAR COUNCIL

3. **MOTION** to reconvene to the Regular Meeting of Council at 7:00 p.m. in the Poplar Island Room, Queensborough Community Centre, 920 Ewen Avenue.

MOVED and SECONDED

THAT the Regular Meeting of Council be reconvened at 7:00pm.

CARRIED.

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

ADDITIONS TO THE AGENDA

4. **MOTION** to Add or Delete Items from the Agenda.

MOVED and SECONDED

THAT the agenda be amended by:

- *Adding new item 12 – Whistle Cessation; and*

THAT the agenda be approved, as amended.

CARRIED.

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

ADOPTION OF MINUTES

5. **No Items**

PRESENTATIONS

6. **No Items**

DELEGATIONS

7. **Open Delegations**

Samantha Johnson, resident, provided a written submission and reported that the noise pollution, which appears to be coming from the Telus Building, has had a negative effect with respect to her quality of life. Members of Council reported that they visited Ms. Johnson's home, noting that the noise from the cooling fans of the building contribute to an unlivable environment.

Council directed staff to investigate Ms. Johnson's concerns and provide an update to Council.

Liz Kelly and Lorraine Brett, Queen's Park Health Care, invited residents to attend the upcoming fundraiser and Lawn Bowling Tournament on Saturday, September 20, 2014 commencing at 3:00pm. Attendees can expect to have fun with lawn bowling training, prizes, and a BBQ.

Arnold Smith, resident, spoke in support of the Whitecaps FC proposal, and encouraged Council to recognize the possible revenues, benefits and opportunities that could come to the City over a ten year period.

Cheryl Rogers, resident, expressed concerns for the lack of advertising of the Queensborough Council meeting, and reported the following issues taking place in Queensborough:

- The conditions of the ditches are deteriorating and require City maintenance;
- Ms. Rogers questioned if the inclusion and maintenance of culverts are considered part of the Queensborough Master Plan;
- Questioned why the survey for the improvement of the Ewen Avenue and Howes Street traffic light was conducted so far in advance when the work has not yet commenced;
- Spoke to garbage and debris issues taking place near the Queensborough Landing bus stops. It was suggested staff provide a report to the Residents' Association meeting with respect to providing information on the responsibility of the streets and highways (eg: Municipal and Provincial).

Gavin Palmer, resident, expressed concerns with respect to the condition of the roadways located at Windsor Mews (1010 Ewen Avenue). Mr. Palmer noted that although the development was approved approximately seven years ago, claimed that there is work to be completed, noting that the subject property has become an eye-sore. Mr. Palmer also requested an estimated date of completion with respect to the repairs required at the Queensborough Fire Hall, advising that the driveway continues to experience “ponding” on rainy days.

Eugene Wat, Acting Director of Engineering Services, reported that phase one of the project has been completed for two years, and announced that the second phase is underway. The second phase will address Derwent Way to Howes Street, and at this time geotechnical issues, as well as other matters with respect to third party utilities, are being addressed with the City.

Mr. Wat noted that the tender to complete the work will occur in the near future, and it is anticipated that the work will be completed in six to eight months pending a resolution with respect to the third party utilities.

Members of Council noted that a significant portion of the City's Development Assistance Compensation (DAC) funds have been allocated to address community related infrastructure in Queensborough.

Mona Boucher, resident, questioned if any of the City's capital projects would be delayed as a result of approving the Whitecaps FC proposal. Ms. Boucher noted that an extension of timeline should be addressed in order to allow adequate consideration of neighbourhood impacts (eg: traffic, lighting, trees, etc.) as a result of the proposed project.

Bob Lenarduzzi, President of the Vancouver Whitecaps FC, provided the following information regarding the Whitecaps FC proposal:

- New Westminster appears to be the right fit for the Soccer Club;
- The Whitecaps organization would like to give back to the community, and would be willing to work with the Royal City Soccer Club;
- On behalf of the Whitecaps, expressed appreciation for the community support provided by local organizations, such as the Queen's Park Residents' Association;
- The Whitecaps Organization would act as a tenant at Queen's Park stadium and would pay the commercial rental fee on a per game basis;
- The league anticipates 14 home games with the possibility to host additional community events;
- The economic impacts resulting from the Whitecaps proposal would benefit the community and raise the profile of New Westminister with the USL professional franchise.

Discussion ensued and Mr. Lenarduzzi provided the following comments in response to questions of Council:

- Lacrosse games could be played at a newly renovated Queen's Park stadium;
- Other community events could include concerts and the May Day event;
- Once the official game days are confirmed, the City can continue to schedule regular programming at the facility;
- The intimacy of the Queen's Park Stadium venue will assist in creating the desired ambiance on game days;
- Training of the Whitecaps USL team would occur at the training facility located at the University of British Columbia. It was noted that at the existing team is training at Burnaby Lake while during the construction period;
- The September 15, 2014 deadline has been imposed by the USL soccer league in preparation for the 2015 season.

Andrea Backman-Galasso, Key West Ford New Westminister, spoke in support of the Whitecaps FC proposal, noting that the Whitecaps organization provides community support throughout the variety of programs offered. Ms. Backman-Galasso spoke to the importance of ensuring that the City's youth is engaged in sports, and advised that the Whitecaps organizations hosts a variety of community programing.

Steve Kump, Royal City Youth Soccer Club and resident, spoke in support of the Whitecaps FC proposal noting that the proposal would be an asset to the City, and acknowledge the various pros and cons that could be experienced by residents. Mr. Kump advised that he would not express support for the project if he did not believe the proposal could be inclusive of all community sports.

Jim Hughes, resident, referred to his delegation presented to Council on August 25, 2014 and reiterated his concerns with respect to the Whitecaps FC proposal. Mr. Hughes clarified that although he is a Queen's Park resident, that his position is not in line with the Queen's Park Residents' Association. Mr. Hughes urged Council to take the time to consider all aspects of the proposal prior to making a decision.

Robert Ayward, resident, expressed concerns regarding the consultation process and timelines with respect to the Whitecaps FC proposal.

Niko Papakyriakapoulous, U15 Team Soccer Player and resident, spoke in support of the Whitecaps FC proposal, noting that having the farm team in New Westminster could be good for both the City and the team mates. Mr. Papakyriakapoulous spoke to the benefits of having a farm team in the city, noting that local youth could be inspired and motivated to play from watching a competitive level of sport.

Dr. Robert McCormack, Medical Director of the Canadian Olympic Committee and resident, spoke in support of the Whitecaps FC proposal and expressed his enthusiasm for programs which could support the growth of soccer. Mr. McCormack suggested that accepting the proposal could foster a greater involvement of the community in sport, which in turn could support a healthier lifestyle.

Jonathan Gudlaugson, resident, spoke in support of the Whitecaps FC proposal and conveyed his previous experiences as a soccer player.

Mr. Gudlaugson also reported that he once resided in close proximity to Swangard stadium where the original Whitecaps once played and suggested that the current proposal could work in New Westminster.

Larry Church, resident, spoke in opposition to the Whitecaps FC proposal and reminded Council that large expenditures which utilize tax funding must require an amendment to the City's Financial Plan.

Mr. Church spoke to the needed upgrades to Queen's Park Stadium noted in the Queen's Park Master Plan and reported they have not yet been completed, suggesting that the Stadium is not a priority for the City.

Peter VanGarderen, resident, spoke in support of the Whitecaps FC proposal and conveyed his personal experiences and involvement with soccer in the City. Mr. VanGarderen suggested that the proposal will provide a unique sporting experience which can only be provided in certain cities, adding that although it is a calculated risk, the outcomes could benefit the City.

David Brett, President of the Queen's Park Residents' Association (QPRA), expressed concerns regarding traffic and parking, and provided details with respect to how QPRA members were contacted with respect to engaging in public consultation.

Mr. Brett advised that 50 residents provided a vote through email, reporting that 29 were in support and 21 were opposed to the proposal. It was reported that those who voted in opposition felt that their concerns outweighed the benefits.

Bill Currie, Friends of Soccer, spoke in support of the Whitecaps FC proposal and noted the following:

- Queen's Park Stadium currently hosts a variety of professional sports, including lacrosse;
- Queen's Park Stadium was built to be a "spectator" venue;
- The proposal could also be an opportunity to design a better facility for the sports that must relocate due to the proposal.

Mr. Currie suggested that if the considered in a fiscally responsible manner and if an agreement can be made between all interested parties, the proposal could benefit New Westminster.

Jamie Woods, New Westminster Chamber of Commerce and resident, reported that 80.3% of the NWCC membership is in support of the Whitecaps FC proposal so long as the costs are financially responsible. Mr. Woods reported that members of the NWCC views the project as a boost to the economy, and raises the profile of New Westminster.

In response to questions of Council, Mr. Woods reported that only members of the NWCC who provide an email address were provided the survey with respect to the Proposal.

Nick Amado, resident, spoke in support of the Whitecaps FC proposal and suggested that upgrades to the Queen's Park stadium would be a City benefit as it would provide a great venue to attend and participate in various events.

Bill Zander, resident, spoke in opposition to the Whitecaps FC proposal and conveyed the following comments:

- Expressed appreciation for the Whitecaps and professional sports;
- Concerns were expressed with respect to the balance of traffic and parking in the neighbourhoods on game days;
- The condition of Queen's Park Stadium did not appear to be in jeopardy, therefore, does not require immediate attention for upgrades;
- Does not acknowledge the benefits of the project as anticipated by the Proponents or residents in support of the proposal.

Joshua Li, Burnaby resident, clarified that although he and his family resides in Burnaby, that his children both attend school and play soccer in New Westminster. Mr. Li expressed the following concerns with respect to the Whitecaps FC proposal:

- The timeline to complete the stadium construction (March 2015) appears to be unrealistic when taking into consideration the poor Vancouver weather experienced in the upcoming seasons;
- Questioned what would occur if relocation of the baseball diamond was not complete in time for next season;
- Expressed concerns for the lack of information regarding the budget and finances of the proposal;
- Expressed concerns with respect to the fencing and future of the trees surrounding Queen's Park stadium.

Devin Schellenberg, resident, reported that his email survey with the Queen's Park Residents' Association was not included in the results as it was received past the noted deadline. Mr. Schellenberg spoke to the timing of the public consultation, noting that many families and residents have been away and may not have been able to convey their opinions with respect to the Whitecaps FC proposal.

Mr. Schellenberg spoke in opposition to the Whitecaps FC proposal and conveyed the following comments:

- Queen's Park is one of the City's largest and well used public green spaces;
- The financial benefits appear to support a corporate venture;

- It was suggested that hosting “other” events (eg: concerts) could negatively impact the neighbourhood;
- The proposal should be studied carefully prior to coming to a decision, noting that in the past the City has been proactive with respect to planning and projects.

Steven Kavanagh, resident, expressed support with respect to the Whitecaps FC proposal, and provided the following comments:

- The hosting of professional sports could serve a greater benefit for the community;
- The Whitecaps farm team could inspire local children to participate in soccer;
- Game days could attract out-of-towners to local establishments and provide the City with national recognition;
- It was noted that the proposal is a unique opportunity, adding that it is unpredictable to foresee if a similar proposal will be presented to New Westminster in the future.

Barry Walker, resident, spoke in favour to the Whitecaps FC proposal. Mr. Walker spoke to the history of soccer, and advised that players who reach 18 years of age do not have a “next level” of play. It was suggested that the USL professional team could provide young players a league to aspire to.

Vladmir Krasnagor, resident, spoke in opposition to the Whitecaps FC proposal and conveyed the following concerns:

- The proposal suggests to provide a private company exclusive use of a public facility;
- The cost estimates are assumed to be between \$7M and \$20M, and questioned what would occur with the invested funds if the Whitecaps organization were to vacate the City;
- The public consultation process is rushed and further time is required to consider the proposal;
- Further information regarding the proposal should be provided to the Public.

Zachary Adam Meisenheimer, Curva Collective and Langley resident, reported that Curva Collective is an advocate of football culture, and spoke in support of the Whitecaps FC proposal. It was noted that the USL team will provide soccer players a bridge league to the UA league.

Matthew Battocchio, Burnaby resident, provided a written submission and expressed concerns regarding parking, cost, and the volume of attendees with respect to the Whitecaps FC proposal.

Elmer Rudolph, resident, spoke in opposition to the Whitecaps FC proposal, and provided the following comments:

- The history of lower tiered soccer in other cities does not appear to be supported by fans;
- The future of Queen's Park Stadium was questioned in the event the Whitecaps FC terminate the contract;
- Queen's Park Stadium may not be the correct forum to host the Whitecaps FC;
- Requested that the decision to accept or reject the proposal be delayed in order to allow further consultation.

Joe Bell, resident, spoke in support of the Whitecaps FC proposal and provided the following comments:

- The Whitecaps proposal could provide better opportunities for local youth and soccer;
- The proposal offers the opportunity to bring a high caliber team into New Westminster;
- If approved, the proposal could be a positive step forward for the City.

Nicole McKinnon, resident, spoke in support of the Whitecaps FC proposal and provided the following comments:

- Soccer is an accessible and affordable game to play;
- As a season ticket holder of the Whitecaps professional team, reported that her family will often travel to other cities in to watch games and support the team;
- The experience of supporting a professional sports team can provide memories for families.

Guy Cyprian, Royal City Youth Soccer Club, spoke in support of the Whitecaps FC proposal, noting that the Whitecaps organization could provide mentorship and opportunities for local youth.

In response to questions of Council, Mr. Cyprian advised that most youth play both baseball and soccer and reported that there does not seem to be a divide (baseball vs. soccer) amongst local youth. It was noted that there could be costs to maintain the facility; however, noted that many of the civic facilities require

upkeep and could be managed in the same manner. Mr. Cyprian suggested that the proposal could be fiscally responsible if the Whitecaps organization were to contribute to the costs.

Colin Meldrum, past President of the Royal City Soccer Club and resident, reported that the Board of the Royal City Youth Soccer Club unanimously supports the Whitecaps FC proposal and provided the following comments:

- The fiscal responsibility of the project must be addressed;
- The RCSC does not foresee scheduling conflicts with respect to the use of Queen's Park Stadium;
- It was suggested that bringing the Whitecaps farm team to New Westminster could raise the City's profile.

Dayna Mudie, resident, spoke in opposition to the Whitecaps FC proposal and provided the following comments:

- The Queen's Park neighbourhood may not be able to handle the crowd capacity on game days;
- Safety concerns were expressed with respect to potentially intoxicated individuals exiting the facility on game days;
- A proper impact study to address potential issues, such as parking, should be conducted;
- Ms. Mudie's views have not been represented by the QPRA;
- Limited information regarding the cost of the proposal has been available for public consideration.

Ms. Mudie noted that there are many unanswered questions regarding the proposal and suggested that the timeline is too short to respond to the public's concerns.

Daniel Storms, resident, advised that although he is a strong supporter of soccer, there are many concerns with respect to the Whitecaps FC proposal and conveyed the following comments:

- The community has been needlessly divided with respect to the proposal;
- The City engaged in a two year Queen's Park Master Plan (QPMP) process, and suggested that the Proposal contradicts the QPMP;
- Requested that details pertaining to cost should be made available to the public;
- There should be a plan established to address matters such as the relocation of baseball and traffic;

- Mr. Storms questioned if Swangard was an option for the proposal, and if so, why it is not considered the primary location for the Whitecaps farm team.

Lianne Johnston, resident, expressed concerns with respect to the Whitecaps FC proposal and spoke to the needs of Queen's Park Stadium as outlined in the Queen's Park Master Plan. Ms. Johnston questioned the lack of transparency and rushed timeline with respect to consideration of the Proposal, noting that the QPMP public process occurred over a period of 18 months.

Laura Sukorokoff, resident, expressed concerns with respect to the Whitecaps FC proposal and conveyed the following comments:

- The length of commitment with the Whitecaps is concerning, referring to the City of Abbotsford's issues pertaining to the Calgary Heat Hockey team;
- It was noted that the proposal is a risk to taxpayers;
- The athletes playing in the soccer games are the farm team players, and may not attract the thousands of spectators who attend the professional Whitecaps Soccer team;
- Ms. Sukorokoff asked if a mock-up of the stadium has been drafted, and if so, if it could be made available to the public.

Chris Walks, resident, expressed support for the Whitecaps FC proposal and provided the following comments:

- The existing Queen's Park stadium appears to be underutilized;
- Queen's Park stadium requires maintenance, and it was suggested that partnering with a commercial enterprise could assist in offsetting the costs of stadium upgrades;
- Mr. Walks suggested that the economic benefits could assist in supporting a stable and strong local economy.

Council thanked the delegations for presenting their views with respect to the Whitecaps FC proposal and provided the following comments:

- The topic of demolishing Queen's Park Stadium was addressed during the Queen's Park Master Plan process. Council concluded, after public consultation and debate, that demolition would not occur;
- Further information regarding the financial impacts and benefits are being obtained;
- The City is working with the Proponent with respect to exploring the feasibility of the project;

- Acknowledged the Community's concerns regarding the consideration timeline, and advised that the City will not agree to a proposal that is not in the best interest of the City;
- The City was approached by an organization that proposed an opportunity for economic and community growth, and Council felt that the proposal should be investigated with respect to how it may benefit the City;
- Queen's Park Stadium is a facility for the community, and it is Council's priority to ensure that the level of public access remain should the City accept the Whitecaps FC proposal.

Procedural Note: The meeting recessed at 10:23pm.

UNFINISHED BUSINESS

8. No Items

COMMITTEE RECOMMENDATIONS

9. Recommendations from Council in Committee of the Whole meeting held September 8, 2014:

a. Update on the Queensborough Special Study Area Master Plan and Official Community Plan Process

MOVED and SECONDED

THAT Council receive the report dated September 8, 2014, for information.

CARRIED.

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

Procedural Note: Councillor Cote declared a conflict of interest and exited the meeting at 10:40pm.

b. 508 Agnes Street Heritage Revitalization Agreement and Heritage Designation Bylaws for First & Second Readings

MOVED and SECONDED

THAT Council refer Heritage Designation Bylaw 7706, 2014 and Heritage Revitalization Agreement Bylaw 7705, 2014 to rezone 508 Agnes Street from Central Business District (C-4) to Central Business District (C-4)/Heritage Revitalization Agreement for consideration of First and Second Readings, and forward the Bylaws to Public Hearing on September 29, 2014.

CARRIED.

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

Procedural Note: Councillor Cote re-entered the meeting at 10:41pm.

c. 402-408 Eighth Street/809 Fourth Avenue HRA and Heritage Designation Bylaws for First and Second Readings

MOVED and SECONDED

THAT Council refer Heritage Designation Bylaw 7721, 2014 and Heritage Revitalization Agreement Bylaw 7720, 2014 to rezone 402, 406, 408 Eighth Street and 809 Fourth Avenue from Single Detached Dwelling District (RS-2) to Single Detached Dwelling District (RS-2)/Heritage Revitalization Agreement for consideration of First and Second Readings, and forward the Bylaws to Public Hearing on September 29, 2014.

CARRIED.

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

d. 1000 Quayside Drive - Comprehensive Development Zoning District Commercial Multiple Unit Mixed-Use Development Bylaw for Consideration of First and Second Reading

MOVED and SECONDED

THAT Council consider Zoning Amendment Bylaw No. 7722, 2014 for First and Second Readings and that the Bylaw be forwarded to a Public Hearing on September 29, 2014.

CARRIED.

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

e. 660 Quayside Drive - The Larco Development - Phased Development Agreement - Bylaw for First and Second Reading (On Table)

MOVED and SECONDED

THAT Council consider Phased Development Agreement Bylaw No. 7687, 2014 for First and Second Reading and that the bylaw be forwarded to the September 29, 2014 Public Hearing.

CARRIED.

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

f. 660 Quayside Drive - The Larco Development - Comprehensive Development Master Plan for Mixed Use Development - Bylaw for Consideration of First and Second Reading

MOVED and SECONDED

THAT Council consider Zoning Amendment Bylaw No. 7675, 2014 for First and Second Readings and that the Bylaw be forwarded to a Public Hearing on September 29, 2014.

CARRIED.

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

g. 900 Carnarvon Street - Rezoning of Area 4 - Plaza 88 Mixed Use Residential/Commercial Development Update on Development Proposal

MOVED and SECONDED

THAT Council authorize Rezoning 00080 (900 Carnarvon) to proceed to the public consultation stage.

CARRIED.

Councillor Puchmayr voted in opposition.

h. Proposed Rezoning of 1016, 1020 and 1022 Fourth Avenue in Order to Allow the Development of Five Duplexes on Compact Lots

MOVED and SECONDED

THAT Council refer Zoning Amendment Bylaw Number 7718, 2014 to establish the Comprehensive Development Districts (Brow Mews)(CD-47) zoning schedule and rezone 1016, 1020 and 1022 Fourth Avenue from Single Detached Dwelling Districts (RS-2) to Comprehensive Development Districts (Brow Mews)(CD-47) for consideration of First and Second Readings, and forward the bylaw to a Public Hearing on September 29, 2014.

CARRIED.

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

i. Rezoning of 620 Salter Street and the Adjacent 33 feet of Undeveloped Right of Way of Boyne Street to Allow a 54 Unit Townhouse Development.

MOVED and SECONDED

THAT Council refer Zoning Amendment Bylaw 7723, 2014, to rezone 620 Salter Street from Queensborough Neighbourhood Residential Dwelling Districts (RQ-1) to Queensborough Townhouse Districts (RT-3A), for consideration of First and Second Readings, and forward the bylaw to a Public Hearing on September 29, 2014.

CARRIED.

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

j. Rezoning of 1110 Ewen Avenue and 240 Jardine Street to Allow a 32 Unit Townhouse Development and a Wider Range of Commercial Uses in the Existing Hotel and Redevelopment Potential for the Future

MOVED and SECONDED

THAT Council refer Zoning Amendment Bylaw Number 7717, 2014 to establish the Comprehensive Development Districts (1110 Ewen Avenue) (CD-58) zoning schedule and rezone 1110 Ewen Avenue and 240 Jardine Street from Queensborough Neighbourhood Residential Dwelling Districts (RQ-1) and Commercial Hotel Districts (C-7) to Queensborough Townhouse Districts (RT-3) and Comprehensive

Development Districts (1110 Ewen Avenue) (CD-58) for consideration of First and Second Readings, and forward the bylaw to a Public Hearing on September 29, 2014.

CARRIED.

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

k. Development Permit Application DPS00033 for 18 Spruce Street

MOVED and SECONDED

THAT Council approve and issue Development Permit DPS00033 for 18 Spruce Street.

CARRIED.

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

l. 290 East Columbia Street Development Variance Permit for Signage at Brewery District

MOVED and SECONDED

THAT Council issue notice that it will consider a resolution to issue DVP00583 to vary Sign Bylaw requirements at 290 East Columbia Street, and

THAT Council forward DVP00583 to an Opportunity to be Heard at the Regular Council meeting on September 29, 2014.

CARRIED.

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

m. Request for Construction Noise Bylaw Exemption - Shops at New West 800 Carnarvon Street

MOVED and SECONDED

THAT Nu-Westech Engineering Ltd. be granted an exemption from Construction Noise Bylaw No. 6063 in order to install a glass atrium within the Shops at New West mall between 1:00 a.m. and 7:00 a.m. during Mondays to Saturdays from September 10 to December 6, 2014.

CARRIED.

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

n. Density Bonus Program Phase 2 – Scenario Comparison

MOVED and SECONDED

THAT Council receive the report dated September 8, 2014 for information.

CARRIED.

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

o. Columbia Street Swag Light Project - Council Update

MOVED and SECONDED

THAT Council direct staff to proceed with installing one swag light and a commemorative plaque, as outlined in the report dated September 8, 2014.

CARRIED.

Councillor Puchmayr voted in opposition.

p. Application for Strata Conversion of the Commercial Retail Units (CRU) at 604, 606 and 610 Belmont Street.

MOVED and SECONDED

THAT Council approve the proposed strata conversion of the commercial airspace parcel into four strata units and authorize the City Clerk to endorse the strata plans on behalf of the City of New Westminster.

CARRIED.

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

q. Amendment of the Parks and Recreation Fees and Charges Bylaw

MOVED and SECONDED

THAT Mayor and Council adopt the proposed Fees and Charges Amendment Bylaw, No. 7696, 2014, a bylaw to amend the Parks, Culture & Recreation Fees and Charges Bylaw No. 6673, 2001.

CARRIED.

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

BYLAWS

10. Bylaws for adoption:

No Items

11. Bylaws coming forward from the Committee of the Whole meeting held September 8, 2014:

Procedural Note: Councillor Cote declared a conflict of interest and exited the meeting at 10:45pm.

a. Heritage Revitalization Agreement (508 Agnes Street) Bylaw No. 7705, 2014 [A Bylaw to enter into a Heritage Revitalization Agreement in respect of the property to ensure the preservation, restoration, and rehabilitation of the property]

MOVED and SECONDED

THAT Heritage Revitalization Agreement (508 Agnes Street) Bylaw No. 7705, 2014 be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Heritage Revitalization Agreement (508 Agnes Street) Bylaw No. 7705, 2014 be read a second time.

CARRIED.

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

Procedural Note: Councillor Cote re-entered the meeting at 10:46pm.

- b. Heritage Designation Bylaw (508 Agnes Street) No. 7706, 2014** [A Bylaw to designate the principal building located at 508 Agnes Street as protected heritage property]

MOVED and SECONDED

THAT Heritage Designation Bylaw (508 Agnes Street) No. 7706, 2014 be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Heritage Designation Bylaw (508 Agnes Street) No. 7706, 2014 be read a second time.

CARRIED.

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

- c. Heritage Revitalization Agreement (402, 406, 408 Eighth Street and 809 Fourth Avenue) Bylaw No. 7720, 2014** [A Bylaw to enter into a Heritage Revitalization Agreement under Section 966 of the Local Government Act]

MOVED and SECONDED

THAT Heritage Revitalization Agreement (402, 406, 408 Eighth Street and 809 Fourth Avenue) Bylaw No. 7720, 2014 be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Heritage Revitalization Agreement (402, 406, 408 Eighth Street and 809 Fourth Avenue) Bylaw No. 7720, 2014 be read a second time.

CARRIED.

- d. **Heritage Designation Bylaw (402, 406, 408 Eighth Street and 809 Fourth Avenue) Bylaw No. 7721, 2014** [A Bylaw to designate the principal building located at 406 and 408 Eighth Street and 809 Fourth Avenue as protected heritage properties]

MOVED and SECONDED

THAT Heritage Designation Bylaw (402, 406, 408 Eighth Street and 809 Fourth Avenue) Bylaw No. 7721, 2014 be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Heritage Designation Bylaw (402, 406, 408 Eighth Street and 809 Fourth Avenue) Bylaw No. 7721, 2014 be read a second time.

CARRIED.

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

- e. **Zoning Amendment Bylaw No. 7675, 2014 for 660 Quayside Drive** [A Bylaw to Amend Zoning Bylaw 6680, 2001]

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7675, 2014 for 660 Quayside Drive be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7675, 2014 for 660 Quayside Drive be read a second time.

CARRIED.

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

- f. **Phased Development Agreement Authorization Bylaw No. 7687, 2014 for 660 Quayside Drive**

MOVED and SECONDED

THAT Phased Development Agreement Authorization Bylaw No. 7687, 2014 for 660 Quayside Drive be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Phased Development Agreement Authorization Bylaw No. 7687, 2014 for 660 Quayside Drive be read a second time.

CARRIED.

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

- g. Zoning Amendment Bylaw No. 7722, 2014 for 1000 Quayside Drive** [A Bylaw to Amend Zoning Bylaw 6680, 2001]

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7722, 2014 for 1000 Quayside Drive be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7722, 2014 for 1000 Quayside Drive be read a second time.

CARRIED.

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

- h. Zoning Amendment Bylaw No. 7718, 2014 for 1016 – 1022 Fourth Avenue (Brow Mews)** [A Bylaw to Amend Zoning Bylaw 6680, 2001]

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7718, 2014 for 1016 – 1022 Fourth Avenue (Brow Mews) be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7718, 2014 for 1016 – 1022 Fourth Avenue (Brow Mews) be read a second time.

CARRIED.

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

- i. Zoning Amendment Bylaw No. 7723, 2014 for 620 Salter Street** [A Bylaw to Amend Zoning Bylaw 6680, 2001]

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7723, 2014 for 620 Salter Street be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7723, 2014 for 620 Salter Street be read a second time.

CARRIED.

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

- j. **Zoning Amendment Bylaw No. 7714, 2014 for 1110 Ewen Avenue and 240 Jardine Street** [A Bylaw to Amend Zoning Bylaw 6680, 2001]

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7714, 2014 for 1110 Ewen Avenue and 240 Jardine Street be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7714, 2014 for 1110 Ewen Avenue and 240 Jardine Street be read a second time.

CARRIED.

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

- k. **Parks, Culture and Recreation Fees Amendment Bylaw No. 7696, 2014** [A Bylaw to Amend “Parks and Recreation Fees Bylaw No. 6673, 2001”]

MOVED and SECONDED

THAT Parks, Culture and Recreation Fees Amendment Bylaw No. 7696, 2014 be read a first time.

CARRIED.

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

MOVED and SECONDED

THAT Parks, Culture and Recreation Fees Amendment Bylaw No. 7696, 2014 be read a second time.

CARRIED.

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

MOVED and SECONDED

THAT Parks, Culture and Recreation Fees Amendment Bylaw No. 7696, 2014 be read a third time.

CARRIED.

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

NEW BUSINESS

12. Whistle Cessation (On Table)

Councillor Puchmayr, Chair of the Railway Community Advisory Panel, provided the following update with respect to whistle cessation in Queensborough:

- The bylaw pertaining to whistle cessation has been adopted;

- Southern Rail work has advised that work at the Queensborough Port Royal crossing has been complete and they are working towards printing and posting the notices prior to implementing the bylaw;
- The Railway Community Advisory Panel meeting has been rescheduled to next Wednesday, September 17, 2014 at 1:00pm in Committee Room No. 2 to ensure all participants can attend the meeting;
- It was noted that the Lac Megantic and the Quayside derailment will be discussed at the meeting;
- The 20th street gate relocation is near completion, and an update will be provided at the next meeting, and an update will be provided.
- There was a community meeting at Rossini's for community engagement.

CORRESPONDENCE

13. Correspondence and Peition regarding the Condition of Fenton Street in Queensborough (On Table)

Council requested that staff investigate the petition's concerns and to report the findings to the delegate.

MOVED and SECONDED

THAT the petition from the 300 Block of Fenton Street be received.

CARRIED.

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

REPORTS

Council Members:

Councillor McEvoy announced that he will be participating in a Police ride-along in the near future.

Councillor McIntosh expressed condolences for the passing of Lee Haynes and Betty Christianson.

Due to time constraints, the remainder of the Council member reports were deferred to the next meeting.

Councillor Harper
Councillor Puchmayr
Councillor Williams
Councillor Cote
Mayor Wayne Wright

NEXT MEETING

September 15, 2014

The proposed Regular Session convenes at 12:00 pm and immediately adjourns to closed session in Committee Room 2 on the 2nd Floor at City Hall; the Committee of the Whole commences at 3:00 p.m. in the Council Chamber on 2nd Floor at City Hall. The Regular meeting of Council reconvenes at 7:00 p.m. in the Council Chamber on the 2nd Floor at City Hall.

NOTE: September 16, 2014

On Tuesday September 16, 2014 a Public Hearing will commence at 6:00 p.m. in the Council Chamber, 2nd Floor, City Hall. Immediately following the Public Hearing, a Regular Meeting of Council will convene in the Council Chamber, 2nd Floor, City Hall.

Public Hearing

- **Heritage Revitalization Agreement (709 Cumberland Street) Bylaw No. 7703, 2014** [A Bylaw to enter into a Heritage Revitalization Agreement under Section 966 of the *Local Government Act*]
- **Heritage Designation Bylaw (709 Cumberland Street) No. 7704, 2014** [A Bylaw of the Corporation of the City of New Westminster to designate the lands, buildings, and structures located at 709 Cumberland Street as protected heritage property]
- **Heritage Designation Bylaw (101 Third Street) No. 7708, 2014** [A Bylaw of the Corporation of the City of New Westminster to designate the lands, buildings, and structures located at 101 Third Street (Robson Manor) as protected heritage property]
- **Zoning Amendment Bylaw No. 7719, 2014 (for the subdivision of 1026 Cornwall Street into two lots)** [A Bylaw to Amend Zoning Bylaw No. 6680, 2001]
- **Zoning Amendment Bylaw (1050 Boyd Street and 1005 Ewen Avenue) No. 7700, 2014** [A Bylaw to Amend Zoning Bylaw No. 6680, 2001]
- **Zoning Amendment Bylaw No. 7715, 2014 (for the rezoning of 728 and 734 Ewen Avenue and Dedication of a Portion of 220 Campbell Street in Order**

to Allow a 37 Unit Townhouse Development) [A Bylaw to Amend Zoning Bylaw No. 6680, 2001]

- **Zoning Amendment Bylaw No. 7716, 2014 (for the rezoning of 746 Ewen Avenue in Order to Allow the Development of 30 Townhouse Units and 2 Units in the Restored Heritage House)** [A Bylaw to Amend Zoning Bylaw No. 6680, 2001]
- **Heritage Revitalization Agreement (188 Wood Street) Bylaw No. 7701, 2014** [A Bylaw to enter into a Heritage Revitalization Agreement under Section 966 of the *Local Government Act*]
- **Heritage Designation Bylaw (188 Wood Street) No. 7702, 2014** [A Bylaw of the Corporation of the City of New Westminster to designate the lands, buildings, and structures located at 188 Wood Street as protected heritage property]
- **Zoning Amendment Bylaw No. 7699, 2014 for 1102 Eighth Avenue** [A Bylaw to Amend Zoning Bylaw No. 6680, 2001]
- **Zoning Amendment Bylaw (Density Bonus Phase) 2 No. 7697, 2014** [A Bylaw to Amend Zoning Bylaw No. 6680, 2001]

Opportunity to be Heard

- **Development Variance Permit No. 572 for 418 Thirteenth Street**
- **Development Variance Permit No. 575 for 610 Sixth Street**

ADJOURNMENT

ON MOTION, the meeting was adjourned at 11:00 p.m.

Certified Correct,

**WAYNE WRIGHT
MAYOR**

**LISA SPITALE
ACTING CORPORATE OFFICER**