

COUNCIL IN COMMITTEE OF THE WHOLE

October 24, 2011 2:15 p.m.
Committee Room 2, City Hall

MINUTES

PRESENT:

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

STAFF:

Mr. Rick Page	- Director of Legislative Services/Corporate Officer
Ms. Lisa Spitale	- Director of Development Services
Mr. Jim Lowrie	- Director of Engineering Services
Mr. Gary Holowatiuk	- Director of Finance & Information Technology
Mr. Catalin Dobrescu	- Utilities and Special projects Engineer
Mr. Kristian Davis	- Supervisor, Solid Waste and Recycling Branch
Mr. Keith Coueffin	- Manager, Licensing and Integrated Services
Ms. Joanne Edey-Nicholl	- Assistant Director, Parks, Culture and Recreation
Ms. Julie Schueck	- Heritage Planner
Mr. Terry Dunlop	- Recording Secretary

Regular Council meeting called to Order at 2:15 p.m.

Motion to adjourn to Committee of the Whole.

MOVED and SECONDED

THAT Council adjourn to a meeting as a Committee of the Whole.

CARRIED.

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

ADDITIONS TO AGENDA

MOVED AND SECONDED

THAT the following items be added to the Agenda:

- *Update on addresses and hours for extreme weather shelters as item 18*
- *Update on Progress of the Tree Bylaw as item 19*
- *Bring forward item 16 Draft 2012 – 2016 Financial Plan – Utility Funds as a presentation by the Director of Finance & Information Technology.*

CARRIED.

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

CONSENT AGENDA

MOVED AND SECONDED

THAT the items, 1, 3, 4, 6, 7, 9,10, 11, 12, 13, and 16 be removed from the Consent Agenda and that item 17 be added to the Consent Agenda.

CARRIED.

All members of Council voted in favour of the motion.

**** MOVED and SECONDED and CARRIED, this Committee recommends**
THAT the following Consent Agenda item recommendations be approved:

Director of Development Services

2. 22 East Royal Avenue – Tower Task Force Update #2

October 24, 2011 report seeking Council endorsement on areas of agreement reached by the Task Force on October 5, 2011.

THAT Council endorse the areas of agreement as reached by the Tower Task Force at its second meeting on October 5, 2011.

CARRIED.

All members present voted in favour of the motion.

5. Proposed Housing Agreement with Metro Vancouver Housing Corporation to Secure an Additional Affordable Housing Unit at Crown Manor

(Bylaw No. 7495, 2011)

October 24, 2011 report explaining a proposal to add one apartment unit to Metro Vancouver Housing Corporation's affordable rental building at 430 Ninth Street and recommending two readings of the necessary bylaw.

THAT Council give First and Second Reading to Housing Agreement Bylaw No. 7495, 2011 to authorize the entering into of a Housing Agreement with Metro Vancouver Housing Corporation to facilitate the establishment of an affordable rental unit at 430 Ninth Street (Crown Manor).

CARRIED.

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

8. Proposed Amendments to the Metro Vancouver Regional Growth Strategy

October 24, 2011 report of Metro Vancouver's consideration of Regional Growth Strategy amendment requests from the District of West Vancouver, City of Coquitlam, City of Richmond and Tsawwassen First Nation.

THAT Council advise Metro Vancouver that the City of New Westminster has no concerns with the proposed amendments to the Regional Growth Strategy.

CARRIED.

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

Committee Recommendations

14. Motion to adopt the recommendation from the Arts Commission meeting of October 11, 2011:

1. Marketing and Promotion Plan for the Arts in New Westminster

THAT staff be directed to prepare a report outlining the options for a coordinated marketing and promotion plan for the arts in New Westminster, consistent with the 2008 Arts Strategy.

CARRIED.

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

2. Arts Commission Representative on Public Art Advisory Committee

THAT the appointment of Trudy Van Dop as the Arts Commission representative on the Public Art Advisory Committee be rescinded; and

THAT Jessica Schneider be appointed to the Public Art Advisory Committee as the representative for the Arts Commission.

CARRIED.

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

15. Motion to adopt the recommendation from the Downtown Parking Commission meeting of September 28, 2011:

1. Parking Meter Update

THAT Council grant approval to the Downtown Parking Commission to proceed with the purchase of up to six (6) new Siemens pay stations for the Front Street Parkade.

CARRIED.

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

17. Lower Mainland Treaty Advisory Committee (LMTAC) Discussion Paper – Local Government Service Agreements with First Nations: Recommendations and Considerations – 2011 Updated Edition

Correspondence from the Lower Mainland Treaty Advisory Committee dated September 16, 2011 attaching an updated Discussion Paper with recommendations and considerations for City Council's consideration. Council response was requested by no later than November 8, 2011.

THAT Council receive the document titled Lower Mainland Treaty Advisory Committee (LMTAC) Discussion Paper – Local Government Service Agreements with First Nations: Recommendations and Considerations – 2011 Updated Edition for consideration; and

THAT the City send a letter to the Lower Mainland Treaty Advisory Committee advising of its support for the Recommendations and Considerations.

CARRIED.

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

16. Draft 2012 – 2016 Financial Plan – Utility Funds

October 24, 2011 report seeking Council approval in principle of the 2012-2016 financial plans for the various City utilities and direction to staff to prepare the necessary bylaws to amend rates for 2012.

Mr. Gary Holowatiuk, Director of Finance & Information Technology and members of department staff reviewed a detailed presentation on the 2012 – 2016 Financial Plan – Utility Funds, the main points being as follows:

- Budget Process Update
- Budget Drivers
- Financial Plan Overview:
 - Water and Sewer/Drainage Utilities
 - Solid Waste Utility
 - Electrical Utility

Comments from Council (Responses shown in *Italics*):

Members of Council engaged in detailed comment and discussion of the items noted above, with special emphasis on environmental and ecological issues and concerns. Some highlights are noted below:

- Possible merging of property and utility taxes? *Staff informed that of 20 municipalities surveyed in region, 17 are flat-rate, five meter the water utility and 10/17 bill the same way as the City.; All municipalities offer the same prepayment options as the City of New Westminster. 15-16% of taxpayers already take advantage of the preauthorized payment option. A more in-depth report will come forward later.*
- Is there any possibility of flagging senior citizen's accounts that are late returning their waiver notices? *It might be possible to adjust the system to accommodate seniors and to follow up with either written or phone reminders.*

Councillor Harper left the meeting at 3:28 p.m.

MOVED and SECONDED

THAT Council approve in principle the 2012-2016 financial plans for the Electrical, Water, Sewer and Solid Waste Utilities and direct staff to prepare the necessary bylaws to amend the City's utility rates for 2012 as outlined in the report.

CARRIED.

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

Councillor Harper returned to the meeting at 3:30 p.m.

ITEMS REMOVED FROM THE CONSENT AGENDA

1. 832 Royal Avenue – Request by Property Owner for Removal from Heritage Register and Future Considerations for the Heritage House

October 24, 2011 report seeking direction on retention of the subject property on the Heritage Register and to direct staff to work with the developer on protection options for the house.

Correspondence dated October 23, 2011 from Krishan Anand was distributed as an on-table item. The correspondence urges Council to approve an option to remove the subject property from the Heritage Register.

MOVED and SECONDED

THAT Council receive the correspondence dated October 23, 2011 from Krishan Anand.

CARRIED.

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

Comments from Council (Responses shown in *Italics*):

- A Councillor noted the lengthy process already undertaken and questioned the reason for keeping the property on the Heritage Register in view of the options considered to date. *Staff suggested contacting the professionals quoted by the correspondent directly to verify their comments. Staff also observed that the dwelling is one of the oldest residences (constructed in 1887) in the downtown and had survived the Great Fire of 1898.*
- A Council member advised that the Community Heritage Commission has had difficulties assessing the merits of the property but urged staff to continue to determine the qualifications and views of the professionals quoted by the correspondent.
- A member contended that the house was not worth saving and doubted that it could be salvaged.

**** MOVED and SECONDED and CARRIED, this Committee recommends *THAT 832 Royal Avenue remain on the City of New Westminster Heritage Register; and that Council direct staff to continue working with the developer within the next month on retention and protection options for the heritage house, possibly through the use of a Heritage Revitalization Agreement; and***

THAT a report on the outcomes of discussions with the developer be brought back to Council; and

THAT in the event that an agreement cannot be reached regarding the retention and protection of the house at 832 Royal Avenue, that the matter be referred to the Community Heritage Commission for a recommendation regarding the possible use of a Temporary Protection Order and Heritage Designation Bylaw.

CARRIED.

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

3. Rezoning Application for Portion of 271 Francis Way (Parcel O, Victoria Hill) Multiple Unit Residential Development

October 24, 2011 report providing further information on rezoning of the subject property to permit development of a non-market and market rental development.

Comments from Council (Responses shown in *Italics*):

- A Council member expressed concern at the parking inadequacies (reduction to 250 spaces from 278)
- Another Councillor observed the opportunity for new rental housing (possibly the first in the City for 20 years); accordingly, it was necessary to be accommodating and flexible.
- A member proposed that one or more parking spaces be dedicated for car-share as way to minimize the need for additional parking.

**** MOVED and SECONDED and CARRIED, this Committee recommends *THAT Council receive the report dated October 24, 2011 from the Director of Development Services for information.***

CARRIED.

All members present voted in favour of the motion.

4. Development Permit for Portion of 271 Francis Way (Parcel J, Victoria Hill) Multiple Unit Residential Development

October 24, 2011 report providing additional information in response to the Opportunity to be Heard held for the development on September 19, 2011.

Comments from Council:

- The developer has had a public meeting, resulting in improvements to landscaping and walkways and residents are now more content with plans.
- There is confidence that the City will monitor the developer's performance.
- Staff could be directed to determine the views of the immediate neighbours by conducting a survey?
- The "Opportunity to be Heard" provides an adequate forum for all interested parties.

**** MOVED and SECONDED and CARRIED, this Committee recommends**

THAT Council receive the report dated October 24, 2011 from the Director of Development Services for information.

CARRIED.

All members present voted in favour of the motion.

MOVED and SECONDED

THAT Council authorise a survey of Victoria Hill residents prior to the Opportunity to be Heard in relation to Parcel J, Victoria Hill.

MOTION DEFEATED

Councillor McEvoy left the meeting at 4:04 pm

6. Aragon Properties Ltd. / Request to Waive Business License Fees for Rental Property at 200 – 202 Salter Street

October 24, 2011 report informing of a request to waive the business licence fee for the subject rental housing project.

MOVED and SECONDED

*THAT Council amend Clause one of the staff recommendations to read as follows (amendment shown in **bold**):*

THAT the request to waive the business licence fee for the rental housing development located at 200 – 212 Salter Street not be supported for the years 2011 and 2012.

CARRIED.

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

Councillor McEvoy returned to the meeting at 4:10 p.m.

**** MOVED and SECONDED and CARRIED, this Committee recommends *THAT the request to waive the business licence fee for the rental housing development located at 200 – 212 Salter Street not be supported for the years 2011 and 2012; and***

THAT staff assess business licence fees for rental properties as part of the implementation of the City's Affordable Housing Strategy.

CARRIED.

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

7. Policy for Expanding the City's Cash In-Lieu of Providing Off-Street Parking Provisions

October 24, 2011 report presenting a policy for expanding the existing cash in-lieu of off-street parking in the City.

MOVED and SECONDED

THAT Council approve the proposed cash in-lieu of parking policy to be applied to all future Development Variance Permits and Special Development Permits with Variances that include parking variances.

CARRIED.

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

9. Development Variance Permit No. 529 for 327 East Sixth Avenue – Preliminary Report

October 24, 2011 report advising of an application to vary the prohibition of front yard parking at 327 East Sixth Avenue.

Comments from Council:

- In response to Council members' questions regarding the city-owned parcel at the rear of the subject property in relation to possible future extension of an existing laneway, there was discussion of potential placement of a note on title of 327 East Sixth Avenue in the event of a future sale. This would then accommodate eventual removal of the front parking access.

**** MOVED and SECONDED and CARRIED, this Committee recommends THAT Council receive the report for information.**

CARRIED.

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

**** MOVED and SECONDED and CARRIED, this Committee recommends THAT subject to legal review, a notice be placed on title for 327 East Sixth Avenue requiring the property owner to construct a driveway at the rear of the property should that property-owner or a future property owner purchase the adjacent City-owned parcel.**

CARRIED.

Councillor McIntosh opposed

General Manger, Electrical Operations and Director of Engineering

10. Seasonal Lighting Project

October 19, 2011 report providing information and seeking Council approval of a proposed pilot project for the 2011/12 seasonal lighting season only.

Comments from Council:

- Comments were made in regard to contracting out lighting installation.
- Council members suggested exploring the possibility of reviving the crown-style lighting features, long characteristic in the downtown area. Such installations might be adaptable for all-season and special-event uses.
- Suggestions were put forward regarding placement of Christmas Tree lighting features in Sapperton Park and other highly visible city locations.

- ** **MOVED and SECONDED and CARRIED, this Committee recommends**
THAT Council direct staff to explore the feasibility of installing crown-style LED lighting in the downtown area; and

THAT the report be referred back to staff for further information.

CARRIED.

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

11. Richmond Street – Roadway Design

October 24, 2011 report providing additional information on the revised Richmond Street operations since the completion of works in 2010.

- ** **MOVED and SECONDED and CARRIED, this Committee recommends**
THAT Council receive the report for information and that the potential rerouting of the Crosstown Greenway be referred to the Master Transportation Planning Process; and

THAT the report be referred to the Bicycle and Pedestrian Committee for further comment.

CARRIED.

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

12. Pay Station Parking System

October 24, 2011 report providing a review of the Pay Station Parking System pilot project on East Columbia Street and seeking Council approval to further expand use of the system to replace the City's current single space parking meters.

Comments from Council (Responses shown in *Italics*):

- Current signage at pay stations appears confusing. *Staff undertook to make changes to clarify the hours of operation and to inform of free parking on Sundays.*
- Send bulletins to churches and places of worship to advise parishioners and members of continued availability of free Sunday parking.

- ** **MOVED and SECONDED and CARRIED, this Committee recommends**
THAT Council support the continued use of the pay station parking along East Columbia Street; and

THAT Council authorize further expansion of pay stations in New Westminster as outlined in the report.

CARRIED.

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

Director of Legislative Services

13. Proposed 2012 Schedule of Regular Council Meetings

September 30, 2011 report submitting the proposed 2012 schedule of regular Council meetings.

Comments from Council:

- A member of Council expressed opposition to scheduling Public Hearings at 6:00 p.m. rather than at the more traditional time of 7:00 p.m., consistent with the start of regular council meetings.

** **MOVED and SECONDED and CARRIED, this Committee recommends**
THAT the Council Schedule of Regular Meetings for January to December 2012 be approved, as presented.

CARRIED.

Councillor McIntosh opposed.

REPORTS FOR ACTION

Director of Engineering, General Manger, Electrical Operations and Director of Finance and Information Technology

16. Draft 2012 – 2016 Financial Plan – Utility Funds

October 24, 2011 report seeking Council approval in principle of the 2012-2016 financial plans for the various City utilities and direction to staff to prepare the necessary bylaws to amend rates for 2012.

This item was dealt with previously in the meeting, following adoption of the Consent Agenda.

Other Items

17. Lower Mainland Treaty Advisory Committee (LMTAC) Discussion Paper – Local Government Service Agreements with First Nations: Recommendations and Considerations – 2011 Updated Edition

Correspondence from the Lower Mainland Treaty Advisory Committee dated September 16, 2011 attaching an updated Discussion Paper with recommendations and considerations for City Council's consideration. Council response was requested by no later than November 8, 2011.

This item was dealt with previously in the meeting as a Consent Agenda item.

NEW BUSINESS

18. Update on Addresses and Hours for Extreme Weather Shelters

In response to a question from a member of Council, staff undertook to publish dates, times and locations of extreme weather shelters in appropriate places that will be more accessible to potential users of facilities.

19. Update on Progress of the Tree Bylaw

In response to a question from a member of Council on the status of a proposed tree bylaw, staff advised that the matter is in the 2012 workplan. Staff also advised they would canvass other municipalities when considering any draft bylaws. A Councillor offered to explore the possible development of a model bylaw with Metro Vancouver's Energy and Environment Committee.

ADJOURNMENT

ON MOTION, the meeting adjourned at 4:50 pm.

Certified Correct,

WAYNE WRIGHT
MAYOR

RICHARD PAGE
CORPORATE OFFICER

** Denotes recommendations referred to Regular Council meeting of October 24, 2011 for ratification.