



CORPORATION OF THE CITY OF NEW WESTMINSTER

REGULAR MEETING OF CITY COUNCIL

December 3, 2007 3:08 p.m.
Committee Room No. 2
City Hall

MINUTES

PRESENT:

Mayor Wayne Wright
Councillor Jonathan Cote
Councillor Calvin Donnelly
Councillor Bill Harper
Councillor Bob Osterman
Councillor Betty McIntosh
Councillor Lorrie Williams

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 Services
Ms. Mindy Smith	- Acting Director of Finance and IT
Ms. Judi Turner	- Assistant Corporate Officer

Council adjourned to Committee of the Whole at 3:08 p.m. and reconvened in the Council Chamber at 8:01 p.m. with all those listed earlier present.

The Mayor varied the order of the Agenda to deal with Items 6, 7, and 8 after Item 1.

ADOPTION OF MINUTES

1. Motion to adopt [the minutes of the last regular meeting of the City Council held November 26, 2007.](#)

MOVED and SECONDED

THAT the minutes of the Regular Meeting of Council, held November 26,

2007, be received and adopted.

CARRIED.

All members of Council voted in favour of the motion.

BYLAWS CONSIDERED AT PUBLIC HEARING

6. **Official Community Plan Designation Amendment Bylaw No. 7200, 2007** [a bylaw to amend Official Community Plan Designation Bylaw No. 6476, 1998 re land use designation at 1105 Royal Avenue]

THIRD READING

MOVED and SECONDED

THAT Official Community Plan Designation Amendment Bylaw No. 7200, 2007, be read a third time.

CARRIED.

All members of Council voted in favour of the motion.

7. **Zoning Amendment Bylaw No. 7201, 2007** [a bylaw to establish the definitions and standards for Transitional and Supportive Housing, establish the Garfield Transitional Housing Comprehensive Development Districts (RM-CD-5) and rezone the site at 1105 Royal Avenue from Light Industrial Districts (M-1) TO Garfield Transitional Housing Comprehensive Development Districts (RM-CD-5)]

THIRD READING

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7201, 2007, be read a third time.

CARRIED.

All members of Council voted in favour of the motion.

8. **Zoning Amendment Bylaw No. 7203, 2007** [a bylaw to amend Zoning Bylaw No. 6680, 2001 re Scrap Metal Dealers]

THIRD READING

ADOPTION

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7203, 2007, be read a third time and adopted.

CARRIED.

All members of Council voted in favour of the motion.

PRESENTATIONS

2. **Rick Carswell, Vice-President, New Westminster Farmer's Market Society, re farmer's market for New Westminster.**

Rick Carswell, Vice-President of the New Westminster Farmer's Market Society, made a presentation on the proposed farmer's market for New Westminster, noting that the Society will now be known as the Royal City Farmer's Market Association. Mr. Carswell pointed out how the concept of

the farm market is growing in neighbouring communities, that this project returns a market to New Westminster, and spoke of the many businesses, service providers and organizations in the community which have been approached about the proposal.

With respect to the matter of location, Mr. Carswell noted that vendors considering participating in the New Westminster market must be offered support services and secured contracts by February. All the preparation work is at risk because a site for the market has not been secured. The Society's Site Committee considered a dozen sites in the city and the many factors which must be considered to ensure the success of any venue. Finally, after analysis, the site at City Hall was felt to be the preferred site. Mr. Carswell asked for clarity from the city on the possibility of the City Hall venue. He noted that the option of the Quay was considered but discounted. He suggested an early meeting on the matter of location. He also asked that a Council member be appointed as a spokesperson to liaise between Council, the Society and staff. Mr. Carswell noted that a location should be secured by mid-December.

MOVED and SECONDED

THAT further consideration of the proposed Farmers Market be added to the Agenda.

CARRIED.

All members of Council voted in favour of the motion.

Further discussion took place following the recess.

3. Councillor Lorrie Williams re Danger Ahead: The Coming Collapse of Canada's Municipal Infrastructure.

Councillor Lorrie Williams, 446 Kelly Street, made a presentation on a paper entitled "Danger Ahead: The Coming Collapse of Canada's Municipal Infrastructure". She noted that a presentation was made at the Federation of Canadian Municipalities on the matter of deteriorating infrastructure and described the problem as a national crisis. Councillor Williams displayed information that demonstrated that municipalities:

- Are responsible for over 50% of public capital stock in Canada
- Much of this stock is due for maintenance
- The municipal infrastructure deficit is sufficient that it is in crisis
- Cities do not have the tax base to develop the necessary maintenance funding
- By 2003 the deficit was up to \$57 billion and at \$123 billion by 2007
- The government is providing tax cuts while this deficit grows
- 31% of the stock is 40 to 80 years old; 28% is over 80 years old
- A break down of the deficits was displayed
- To restore infrastructure to a standard would cost \$123 billion; however, new needs would cost \$115 billion

- Municipal taxes are not sufficient; the three levels of government have to work together to solve the problem

The following steps were suggested to address this matter:

- The government commit to developing a national plan to deal with this crisis during this Parliament
- The Government of Canada to revise its fiscal structure
- Tax cuts are a resource that could be tapped to address the infrastructure needs
- The City should write to the FCM in support of these steps.

Members discussed the details and the proposal, noting that a number of staff reports in recent years and pending will capture the state of the city's infrastructure, and suggested this information could be submitted to FCM in support of the issue and to demonstrate the crisis point which has been reached in New Westminster.

RECESS

MOVED and SECONDED

THAT the Regular Meeting of Council recess.

CARRIED.

All members of Council voted in favour of the motion.

The Regular Meeting of Council recessed at 9:00 p.m. and reconvened at 9:06 p.m. with all members of Council present:

DELEGATIONS

4. Public Comments re Farmer's Market Concept/Location

Allyson Rohloff of 375 Simpson Street rose representing the Royal City Farmer's Market Association Board and as a member of the Site Committee that examined possible locations for the Farmers Market. She supported the City Hall location.

Jane Ork, nutritionist at the Health Unit at Sixth and Carnarvon, as a registered dietitian, was present to support the proposal for a Farmers Market. The Health Unit had previously identified a gap in services and this proposal will support their goal of promoting health preventing disease. She urged that the matter of location for the Market be resolved soon.

Brian Dodd representing the Downtown New Westminster Business Improvement Society, rose to support the Farmers Market in New Westminster on behalf of the Society. Such a market will raise the health of the community and add to its vitality. He asked that the Site Committee

and City Hall consider a downtown location for a Market and outlined why this would be a good location.

Marshall Smith of 311 Carnarvon Street, Green Party of Canada candidate, rose to support the establishment of a Farmers Market in New Westminster for community and environmental benefits. He pointed out the benefits to the urban landscape that will result from this project.

David Bateman, 1010 St. Andrews Street, rose to speak in favour of City Hall as a location for the Market because traditionally Farmers Markets were located next to the civic centre. As there is little common land left in New Westminster, this is particularly important. Regarding the issue of staff parking, he suggested that staff use green methods of arriving at work on the day of the Market. This would assist in reducing their carbon footprint. He spoke of the possibility of creating themes during Market days. He noted that the public only visits City Hall very rarely. Bringing the public back to the site would be a benefit. Mr. Bateman spoke of the Quay and a certain lack of planning it has suffered. In light of growing density in the area of City Hall, he urged that the City Hall site be approved.

Peter McMartin, 731 Fifth Avenue, New Westminster Environmental Partners, rose to comment on the City Hall as a venue for the Market and suggested that the concerns raised can be addressed. If the project is not successful at that site, it can be relocated.

Matthew Laird, 2 Renaissance Square, Vice President of Quayside Community Board, noted that the Board unanimously supported the Farmers Market. As a member of New Westminster Environmental Partners, he is also supportive of a Market for reasons of a more sustainable community. He noted that the work of the Site Committee on locales for the project should be received by the City and respected. He urged that staff be advised that time is of the essence.

Daniel Rohloff of 375 Simpson Street, rose and commented that the Site Committee spoke to vendors and residents about a day and locale for a Market. These people and others helped to define parameters for a successful Market and supported Thursday afternoons and City Hall as opposed to the Quay venue. Mr. Rohloff urged that Council hear tonight's speakers on the matter.

Andy Bradshaw of 659 Columbia Street, rose to support the Farmers Market, however, he supported a location on Columbia Street in the Downtown core, where transit services exist and the new street car will operate. As well, there is garbage removal and street cleaning service in the area. Angled parking would also benefit the Market and he area also permits expansion as the Market's success grows. Washroom facilities

and food handling will be important and might not be available at City Hall. He supported the sale of jewelry and clothing at the Market as well.

5. Open Delegations

Tony Antonias of 805 Fourth Street rose to announce that the City of New Westminster Grant Programs (arts, heritage, community, community partnership) submission deadline is approaching at the end of December. He suggested that interested groups/persons submit their applications as soon as possible so as not to miss the opportunity.

Mr. Antonias announced the upcoming New Westminster Symphony Orchestra event on December 13 when a Christmas concert will be offered at 7:30 p.m. The Richmond Dance Group will also join the Symphony.

James Crosty of 405 – 31 Reliance Court, representing the Community Quayside Board, to speak about:

- The homelessness issue which has become an acute problem at the Quay
- The need to provide markings to show pedestrians where to cross safely on Carnarvon Street
- Invited residents to attend the Light up the Quay event, noting that judging will take place on December 16th.

PRESENTATION cont'd

2. Rick Carswell, Vice-President, New Westminster Farmer's Market Society, re farmer's market for New Westminster, cont'd

MOVED and SECONDED

THAT staff work with the Royal City Farmer's Market Association to evaluate different site options for a Farmers Market in New Westminster and report back to Council next week.

CARRIED.

All members of Council voted in favour of the motion.

ISSUANCE OF DEVELOPMENT VARIANCE PERMITS

9. Issuance of Development Permit 008 (NAN) (1105 Royal Avenue).

MOVED and SECONDED

THAT Development Permit 008 (NAN) (1105 Royal Avenue), be approved for issuance.

CARRIED.

All members of Council voted in favour of the motion.

REPORTS

10. Council Members:

Councillor Donnelly

...noted the Christmas parade was well received by the community; thanked Bob Collier who baked shortbread cookies for Council and others; wish a merry Christmas to all and a prosperous new year.

Councillor Harper

...noted that the Woods Street Temple fed about 1000 persons a day for a week and provided them with warm clothing and blankets; attended the Downtown Residents' Association where Dep. Chief Mike Judd, Police Services, spoke of issues in the Downtown; attended the Multicultural Advisory Committee of New Westminster meeting where members discussed who may apply for a grant to deliver services for immigrants; the lighting of the Queensborough Fire Hall; the Sinterklaas parade; the Santa Claus parade; the Romanian festival; wished a merry Christmas and happy new year to all.

Councillor McIntosh

...attended the Dunwood auxiliary meeting where cookies were provided to those who can't cook; a Fraserside Board meeting where the Christmas adopt a family program is under way; an event where guest speaker, Paul Levy, spoke of the Riverboat Queen; an evening where New Westminster Police Officers who are retiring were honoured; noted that the Police Chief was recognized for a combination of 40 years of policing; enjoyed the lights on the Queensborough Fire Hall; attended the Sinterklaas parade, the Market reception, the Downtown Open House, the Santa Claus parade, a ride in the trolley, the tree lighting ceremony, a dinner at Laguna Blue with the Pharmsave group; wished a merry Christmas and a happy new year to all.

Councillor Osterman

...offered thanks to health workers; police, fire, ambulance and engineering staff who work over the holidays to keep everyone safe; attended the Santa Claus parade; enjoyed the trolley ride; wished a merry Christmas and a happy new year to all and a joyous Christmas to Councillor Cote and his wife with their new baby, Renee Sarah.

Councillor Williams

...attended the Black Tulip Studio; the to all parade; the Santa Claus parade; the Romanian National Day; the South Sudanese fund raiser who are raising money to build a school for the refugees of the South Sudanese; wished peace on earth and good will to all.

Councillor Cote

...attended the Christmas parade; the lighting of the Christmas tree at Hyack Square; encouraged all to frequent the many shops in New Westminster for their Christmas shopping; wished a happy holiday season and a merry Christmas to all.

Mayor Wayne Wright

...thanked City staff for their contribution to United Way; participated in a project called "Conspiracy" which involved three acts of kindness – school, community and "self" organized by Lord Tweedsmuir School; thanked members of Council and staff for their various contributions; wished a merry Christmas to all; invited residents to speak with members of Council; attended the 100th Anniversary dinner and dance for the Knights of Columbus.

COMMITTEE MINUTES AND RECOMMENDATIONS

11. **Motion to receive and adopt [the minutes of a meeting of Council in Committee of the Whole held November 26, 2007.](#)**

MOVED and SECONDED

THAT the minutes of the Council in Committee of the Whole, held November 26, 2007, be received and adopted.

CARRIED.

All members of Council voted in favour of the motion.

12. **Recommendations from Council in Committee of the Whole meeting held December 3, 2007.**

- a) **[2008 Water, Sewer & Solid Waste Rates \(Bylaw Nos. 7205, 7206 & 7207, 2007\)](#)**

MOVED and SECONDED

THAT the following bylaws be received:

- *Water Works Amendment Bylaw No. 7205, 2007;*
- *Sewerage System User Charge Amendment Bylaw No. 7206, 2007;*
- *Garbage Amendment Bylaw No. 7207, 2007.*

CARRIED

All members of Council voted in favour of the motion.

Director of Parks & Recreation:

b) **Grade 5 “Get Active” Program**

MOVED and SECONDED

*THAT the Grade 5 “Get Active” program be introduced on a trial basis from January through August of 2008; and
THAT the outcomes of the program be reported back to City Council.*

CARRIED

All members of Council voted in favour of the motion.

Director of Engineering Services:

c) **Plaza 88 Subdivision – Parkland Dedication – Director of Engineering**

MOVED and SECONDED

THAT a dedication of parkland from the Plaza 88 development site be authorized pursuant to Section 941 of the Local Government Act equivalent to 5% of the residential portions of this property in a location satisfactory to the City.

CARRIED

Opposed: Councillor Harper.

Director of Finance and Information Technology/Director of Engineering Services:

d) **2008 – 2012 Operating Budgets**

MOVED and SECONDED

THAT staff present options to achieve a property tax rate increase for 2008 of between 2.9 to 3.9%.

CARRIED

All members of Council voted in favour of the motion.

e) **2007 Community Grants Update - RA&I Society (Samson V)**

MOVED and SECONDED

THAT an additional Community Grant of \$13,000 be approved to the Royal Agricultural and Industrial Society of BC for their 2006/2007 fiscal year for the Samson V.

CARRIED

All members of Council voted in favour of the motion.

Director of Development Services:

- f) [Extension of Appointments to the Consultative Design Committee \(CDC\) and the Design Review Panel \(DRP\)](#)

MOVED and SECONDED

THAT the terms of the current members of the Consultative Design Committee and the Design Review Panel be extended for six months to July 31, 2008.

CARRIED

All members of Council voted in favour of the motion.

- g) [Eligible School Sites Proposal \(population status\)](#)

MOVED and SECONDED

THAT the Eligible School Sites Proposal, as presented by the School District in its letter of November 7, 2007, be approved and that the School District be advised that Council has concerns that the plan appears not to provide for expansion of schools east of McBride Boulevard.

CARRIED

All members of Council voted in favour of the motion.

- h) [Rezoning of 463 Kelly Street:](#)

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7208, 2007 be received.

CARRIED

All members of Council voted in favour of the motion.

- i) [Official Community Plan Amendments for the former St. Mary's site and Development Permit #3 \(Downtown East at Albert Crescent\) – Revised Process](#)

MOVED and SECONDED

THAT Council approves two separate Official Community Plan Amendment processes, with the steps and dates outlined in the report from the Director of Development Services dated December 3, 2007.

CARRIED

All members of Council voted in favour of the motion.

j) [Proposed Official Community Plan Amendment for Residential Development Permit Area #3 – Downtown East at Albert Crescent – Consultation Options \(Bylaw No. 7120, 2007\)](#)

MOVED and SECONDED

THAT the consultation process as recommended in the December 3, 2007 report from the Director of Development Services, for Official Community Plan Amendment Bylaw No. 7210, 2007, be approved; and

THAT Official Community Plan Amendment Bylaw No. 7210, 2007 be referred to the following for comment:

- *the School District of School District No. 40 (New Westminster)*
- *the Greater Vancouver Sewerage and Drainage District Board (GVS &DD)*
- *Translink*
- *all City Resident and Business Associations.*

CARRIED

All members of Council voted in favour of the motion.

k) [Proposed Official Community Plan Amendment for Residential Development Permit Area Number 3 – Downtown East at Albert Crescent \(Bylaw No. 7210, 2007\)](#)

MOVED and SECONDED

THAT Official Community Plan Amendment Bylaw No. 7210, 2007 be forwarded to Council for consideration of first and second readings.

CARRIED

All members of Council voted in favour of the motion.

l) [Windsor Liquor/Proposed Transfer of Liquor Licenses from 730 Columbia Street to 718 Twelfth Street](#)

MOVED and SECONDED

THAT staff proceed with the public input process outlined in the report from the Director of Development Services, dated November 27, 2007, with respect to the application from PSD Entertainment Ltd. to transfer liquor licenses from 738 Columbia Street to 718 Twelfth Street.

CARRIED

All members of Council voted in favour of the motion.

m) [Purpose Society - Community Grant](#)

MOVED and SECONDED

THAT a grant of up to \$5,000 be approved for the Purpose Society to install security gates at the rear of the building at 40 Begbie Street.

CARRIED

All members of Council voted in favour of the motion.

n) [Seniors Housing and Supportive Initiative Application](#)

MOVED and SECONDED

THAT City Council provides its full support for the Seniors' Housing and Support Initiative proposal as described in the December 3, 2007 report from the Director of Development Services and that it accept responsibility for providing overall grant and financial management.

CARRIED

All members of Council voted in favour of the motion.

o) [Columbia Street Financial Incentive Program – Grant Extension Requests](#)

MOVED and SECONDED

THAT regarding the Columbia Street Financial Incentive Program, Council approve extending grants to two applicants:

- *The Trapp Block at 668 Columbia Street in the amount of \$260,000 to December 31, 2008; and*
- *The Maria Keary Cottage at 307 Carnarvon Street in the amount of \$50,000 to December 31, 2008.*

CARRIED

All members of Council voted in favour of the motion.

BYLAWS

12(a). Official Community Plan Designation Amendment Bylaw No. 7178, 2007 [a bylaw to amend Official Community Plan Designation Bylaw No. 6476, 1998 re 200 & 220 Royal Avenue, 208 Cunningham Street, 201/205/207 Agnes Street and portions of St. Mary's Street and Cunningham Street] (AS AMENDED)

**RESCIND TWO READINGS
ABANDON BYLAW**

MOVED and SECONDED

THAT first and second readings of Official Community Plan Designation

Amendment Bylaw No. 7178, 2007 given on September 17, 2007, be rescinded.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Official Community Plan Designation Amendment Bylaw No. 7178, 2007, be abandoned.

CARRIED.

All members of Council voted in favour of the motion.

- 13. Water Works Amendment Bylaw No. 7205, 2007** [a bylaw to amend Water Works Bylaw No. 1837 re schedule of rates] **THREE READINGS**

MOVED and SECONDED

THAT Water Works Amendment Bylaw No. 7205, 2007, be read a first time.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Water Works Amendment Bylaw No. 7205, 2007, be read a second time.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Water Works Amendment Bylaw No. 7205, 2007, be read a third time.

CARRIED.

All members of Council voted in favour of the motion.

- 14. Sewerage System User Charge Amendment Bylaw No. 7206, 2007** [a bylaw to amend Bylaw No. 4525 re Schedule "A"] **THREE READINGS**

MOVED and SECONDED

THAT Sewerage System User Charge Amendment Bylaw No. 7206, 2007, be read a first time.

CARRIED.

Opposed: Councillor McIntosh.

MOVED and SECONDED

THAT Sewerage System User Charge Amendment Bylaw No. 7206, 2007, be read a second time.

CARRIED.

Opposed: Councillor McIntosh.

MOVED and SECONDED

THAT Sewerage System User Charge Amendment Bylaw No. 7206, 2007, be read a third time.

CARRIED.

Opposed: Councillor McIntosh.

- 15. Garbage Amendment Bylaw No. 7207, 2007** [a bylaw to amend Garbage Bylaw No. 4111, 1965] **THREE READINGS**

MOVED and SECONDED

THAT Garbage Amendment Bylaw No. 7207, 2007, be read a first time.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Garbage Amendment Bylaw No. 7207, 2007, be read a second time.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Garbage Amendment Bylaw No. 7207, 2007, be read a third time.

CARRIED.

All members of Council voted in favour of the motion.

- 16. Zoning Amendment Bylaw No. 7208, 2007** [a bylaw to create the Comprehensive Development District (Kelly Street) (CD-9) and rezone 463 Kelly Street from Single Detached Dwelling Districts (RS-1) to Comprehensive Development District (Kelly Street) (CD-9)]

TWO READINGS

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7208, 2007, be read a first time.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Zoning Amendment Bylaw No. 7208, 2007, be read a second time.

CARRIED.

All members of Council voted in favour of the motion.

(A Public Hearing will be held on Monday, January 28, 2008 at 7:00 p.m. in the Council Chamber, City Hall)

- 17. Official Community Plan Amendment Bylaw No. 7210, 2007** [a bylaw amend Official Community Plan Designation Bylaw No. 6476, 1998 re Residential Development Permit Area Number 3 – Downtown East at Albert Crescent] **TWO READINGS**

MOVED and SECONDED

THAT Official Community Plan Amendment Bylaw No. 7210, 2007, be read a first time.

CARRIED.

All members of Council voted in favour of the motion.

MOVED and SECONDED

THAT Official Community Plan Amendment Bylaw No. 7210, 2007, be read a second time.

CARRIED.

All members of Council voted in favour of the motion.

(A Public Hearing will be held on Monday, January 28, 2008 at 7:00 p.m. in the Council Chamber, City Hall)

NEXT MEETING

Monday, December 10, 2007:

Proposed Closed Session commencing at 1:00 p.m. and the Open Session at **3:00 p.m.** in Committee Room No. 2, City Hall, reconvening at **4:00 p.m.** in Committee Room No. 2, City Hall.

ADJOURNMENT

ON MOTION, the meeting adjourned at 10:48 p.m.

Certified Correct,

WAYNE WRIGHT
MAYOR

RICHARD L. PAGE
CORPORATE OFFICER