



## **COMMUNITY HERITAGE COMMISSION**

**November 17, 2016 6:00 p.m.  
Committee Room #2**

### **MINUTES**

#### **VOTING MEMBERS PRESENT:**

Councillor Jaime McEvoy	- Chair
Councillor Lorrie Williams	- City Council Representative
Damon Alberda	- Community Member
John Davies	- Community Member
Catherine Hutson	- New Westminster Heritage Preservation Society
Wayne Janzen	- Community Member
Roger Nottingham	- Community Member
Lynn Radbourne	- Community Member
David Sarraf	- Community Member (arrived at 6:16 p.m.)

#### **VOTING MEMBERS REGRETS:**

Christa MacArthur	- Community Member
Councillor Lorrie Williams	- City Council Representative

#### **STAFF:**

John Stark	- Acting Manager of Planning
Janet Zazubek	- Planning Analyst
Britney Quail	- Planning Analyst
Lauren Blake	- Committee Clerk

The meeting was called to order at 6:05 p.m.

### **1.0 ADDITIONS TO AGENDA**

There were no additions.

### **2.0 ADOPTION OF MINUTES**

#### **2.1 Adoption of the Minutes of October 19, 2016**

##### **MOVED and SECONDED**

*THAT the October 19, 2016 Community Heritage Commission minutes be adopted.*

**CARRIED.**

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

## 3.0 PRESENTATIONS

### 3.1 New Sign Bylaw (Janet Zazubek)

Janet Zazubek, Planning Analyst, provided an on-table PowerPoint presentation outlining details of the report dated November 17, 2016.

In response to questions from the Commission, Ms. Zazubek and John Stark, Acting Manager of Planning, provided the following information:

- The City has not received complaints regarding foreign language on signs, and regulation for foreign language on signs has not been included in the proposed Sign Bylaw;
- The proposed Sign Bylaw does not intend to prohibit community event posters being displayed in windows;
- The proposed Sign Bylaw includes a new category allowing community event banners;
- Etched glass displays in windows would not be included as part of window coverage regulations;
- The proposed window display regulations would not restrict a business owner's ability to decorate windows for holidays;
- The City has received complaints regarding sandwich boards due to accessibility issues;
- Enforcement of non-conforming signs is completed on a complaint based system;
- AirDancers and other inflatable signs are currently not permitted under the existing Sign Bylaw, and would not be permitted as part of the proposed Sign Bylaw;
- Sign Spinners would not be permitted as per the proposed Sign Bylaw, and would be regulated as per Third Party Signage restrictions;
- The proposed Sign Bylaw would restrict flag signs on sidewalks, due to impacts on visibility;
- Clocks located on private property would not be regulated by the proposed Sign Bylaw;
- Each business would be permitted to install one fascia sign per street frontage;
- Existing signs installed with permits that would no longer conform to the proposed Sign Bylaw would be legally-conforming;
- Issues regarding heritage signs could be brought forward to the Commission for discussion; and,
- The proposed Sign Bylaw does not address a building's ability to be lit in colors to commemorate special events.

Discussion ensued, and the Commission noted the following comments:

- Heritage buildings may use non-traditional materials such as Styrofoam to inexpensively restore heritage features;
- The first paragraph of Appendix A of the proposed Sign Bylaw should read “suit”, not “suite”;
- It was suggested that heritage buildings could be permitted to install signs that appear as if they are original to the building; and,
- It was suggested that 12<sup>th</sup> Street could be an ideal location to implement neon lights.

#### **4.0 UNFINISHED BUSINESS**

##### **4.1 BC Pen Cemetery Task Force Update**

Councillor Jaimie McEvoy, Chair, advised that it has been difficult to locate qualified professionals to conduct sounding at the site.

#### **5.0 NEW BUSINESS**

##### **5.1 222 Fifth Avenue – Heritage Alteration Permit for Demolition in Queen’s Park**

Britney Quail, Planning Analyst, summarized the report dated November 17, 2016 regarding a Heritage Alteration Permit for 222 Fifth Avenue.

While the Commission suggested that this house may not be a notable house representing its time period, it was noted that modest homes can also be deserving of retention. In addition, the Commission noted the following comments:

- The existing house, which conforms well to the streetscape, could be preferable to a potentially taller house;
- As the existing house is built to near maximum Floor Space Ratio (FSR), a new build home could not have much more square footage, therefore no size benefits would be gained from building a new home;
- Asbestos and mold issues can be mitigated; and,
- The house could be raised to implement a full height basement.

**MOVED and SECONDED**

*THAT the Community Heritage Commission recommends that Council not support the Heritage Alteration Permit for the demolition of 222 Fifth Avenue.*

**CARRIED.**

Damon Alberda, John Davies and Lynn Radbourne voted in opposition to the motion.

**6.0 REPORTS AND INFORMATION**

**6.1 Queen’s Park Heritage Conservation Area Process Update (Standing Item)**

Britney Quail, Planning Analyst, advised that a stakeholders’ workshop regarding the proposed Queen’s Park Heritage Conservation Area has been scheduled for November 23, 2016 between 6:00 p.m. and 8:00 p.m. at City Hall. Members were invited as representatives of the Commission. Public meetings regarding the same will be held on Wednesday November 30, 2016 and Saturday December 3, 2016.

**6.2 Demolition Permit Applications Received as of November 9, 2016**

ADDRESS	YEAR BUILT	NEIGHBOUHOOD
214 Pembina Street	1944	Queensborough
2025 London Street	1940	Connaught Heights
1219 Eighth Avenue	1928	West End
234 Lawrence Street	1941	Queensborough
1726 Tenth Avenue	1947	West End
1604 Hamilton Street	1943	West End
622 Colborne Street	1946	Glenbrooke North
1222 Edinburgh Street	1937	West End

**7.0 CORRESPONDENCE**

**7.1 Invitation to Queen’s Park Heritage Conservation Area Stakeholders Meeting**

**7.2 New Westminster Historical Society Newsletter – September 2016**

**7.3 New Westminster Historical Society Newsletter – October 2016**

**7.4 New Westminster Historical Society Newsletter, Special Issue – October 2016**

**8.0 NEXT MEETING**

**8.1 December 7, 2016 at 6:00 p.m. or at the call of the Chair**

**9.0 ADJOURNMENT**

ON MOTION, the meeting was adjourned at 7:25 p.m.

Certified correct,

  
Councillor McEvoy  
Chair

  
Lauren Blake  
Committee Clerk