



Corporation of the City of
NEW WESTMINSTER

PUBLIC HEARING

February 20, 2017 6:00 p.m.
Council Chamber
City Hall

MINUTES

PRESENT:

Mayor Jonathan Coté
Councillor Bill Harper
Councillor Patrick Johnstone
Councillor Jaimie McEvoy
Councillor Chuck Puchmayr
Councillor Mary Trentadue
Councillor Lorrie Williams

STAFF:

Ms. Lisa Spitale	- Chief Administrative Officer
Ms. Jan Gibson	- City Clerk
Mr. Dean Gibson	- Director of Parks and Recreation
Mr. Gary Holowatiuk	- Director of Finance & Information Technology
Mr. Jim Lowrie	- Director of Engineering Services
Ms. Jackie Teed	- Acting Director of Development Services
Mr. Dave Guiney	- Senior Planning Analyst
Mr. Philip Lo	- Council and Committee Clerk

The meeting was called to order at 6:00 pm.

Note: Item 3 has been withdrawn from the agenda

Mayor Coté gave a statement concerning the proposed bylaw and the conduct of the public hearing.

BUSINESS**1. Heritage Revitalization Agreement (720 Second Street) Bylaw No. 7887, 2017**

Attachments:

- i. Notice of Public Hearing
- ii. Bylaw No. 7887, 2017

Reports to Council			
Report Author	Meeting/Document/Date	Public Hearing Date	#
Clerks	Minutes Extracts	February 20, 2017	R-1
Development Services	LUPC, Report, July 4, 2016	February 20, 2017	R-2
Development Services	LUPC, Report, August 29, 2016	February 20, 2017	R-3
Development Services	LUPC, Report, January 9, 2017	February 20, 2017	R-4
Development Services	Regular, Report, January 16, 2017	February 20, 2017	R-5

Written Submissions				
Name	Correspondence Date	Date Received	In Support/Opposed / Concerns	#
M. Damonse	Undated	February 14, 2017	Concerns	C-1
W. Crowley	February 18, 2017	February 18, 2017	Concerns	C-2 (On-Table)
J. Ragone	February 20, 2017	February 20, 2017	Support	C-3 (On-Table)

- a. Explanation of bylaw and proposed development of the lands (Acting Director of Development Services)

Jackie Teed, Acting Director of Development Services, provided a summary of Heritage Revitalization Agreement Bylaw No. 7887, 2017, noting that the proposed Bylaw meets the objectives of OCP and the Standards and Guidelines for the Conservation of Historic places in Canada. Ms. Teed advised that the proposal is supported by the Community Heritage Commission and the Advisory Planning Commission, and that staff recommend that Council give the proposed Bylaw third reading following the Public Hearing.

- b. Statement concerning the number of written submissions received and their distribution (City Clerk)

Jan Gibson, City Clerk, advised that one written submission in support of the Bylaw and two written submissions expressing concerns have been received.

- c. Motion to receive submissions

MOVED and SECONDED

THAT the written submission be received.

CARRIED.

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

- d. Invitation to those present to address the bylaw

Kirsten Sutton, Project Designer and Raj Gill, Owner provided a presentation on the proposed development, noting that the heritage building would be restored in accordance with the spirit of the neighbourhood, and that the position of the corner store would be unchanged, with the addition of a house next door.

Larry Church, resident, questioned the heritage value of the building, and suggested that it may not represent the Edwardian style. Mr. Church also expressed concerns regarding the loss of daycare space to commercial use.

Ms. Teed noted that the heritage building is in the Vernacular Edwardian style, and that the heritage value is in the historic significance of the 1912 Second Street Corner Grocery store.

David Guiney, Senior Planning Analyst, suggested that there may still be an opportunity for a daycare at the site, as daycares are still considered to be commercial usage.

James Jamieson, resident, expressed support for the application and suggested that the project demonstrates a positive way of working with the community to provide new modernized development.

- e. Motion to close the Public Hearing

MOVED and SECONDED

THAT the Public Hearing for Heritage Revitalization Agreement (720 Second Street) Bylaw No. 7887, 2017 be closed.

CARRIED.

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

- f. Motion to refer Bylaw 7887, 2017 to Council for Third Reading

MOVED and SECONDED

THAT Heritage Revitalization Agreement (720 Second Street) Bylaw No. 7887, 2017 be referred to Council for Third Reading.

CARRIED.

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

2. Heritage Designation (720 Second Street) Bylaw No. 7888, 2017

Attachments:

- i. Notice of Public Hearing (See Item 1)
- ii. Bylaw No. 7888, 2017

Reports to Council			
Report Author	Meeting/Document/Date	Public Hearing Date	#
	See Item 1		

Written Submissions				
Name	Correspondence Date	Date Received	In Support/Opposed / Concerns	#
	See Item 1			

- a. Explanation of bylaw and proposed development of the lands (Acting Director of Development Services)

Jackie Teed, Acting Director of Development Services, provided a summary of Heritage Designation (720 Second Street) Bylaw No. 7888, 2017. Ms. Teed advised that, as part of the HRA application, the applicant has agreed to waive any compensation granted by the HRA Bylaw. Ms. Teed advised that the proposal is supported by the Community Heritage Commission and the Advisory Planning Commission, and that staff recommend that Council give the proposed Bylaw third reading following the Public Hearing.

- b. Statement concerning the number of written submissions received and their distribution (City Clerk)

Jan Gibson, City Clerk, advised that one written submission in support of the Bylaw and two written submissions expressing concerns have been received.

- c. Motion to receive submissions

MOVED and SECONDED

THAT the written submission be received.

CARRIED.

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

- d. Invitation to those present to address the bylaw

Mayor Cote asked three times for speakers. No one came forward.

- e. Motion to close the Public Hearing

MOVED and SECONDED

THAT the Public Hearing for Heritage Designation (720 Second Street) Bylaw No. 7888, 2017 be closed.

CARRIED.

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

- f. Motion to refer Bylaw 7888, 2017 to Council for Third Reading

MOVED and SECONDED

THAT Heritage Designation (720 Second Street) Bylaw No. 7888, 2017 be referred to Council for Third Reading.

CARRIED.

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

3. WITHDRAWN

Zoning Amendment Bylaw No. 7881, 2017: to Add “Arcade” to the List of Permitted Uses in Commercial Zoning Districts

ADJOURNMENT OF PUBLIC HEARING

ON MOTION, the meeting was adjourned at 6:17pm.

JONATHAN COTÉ
MAYOR

JAN GIBSON
CITY CLERK

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