

City of Maple Ridge

COUNCIL MEETING MINUTES

March 27, 2018

The Minutes of the City Council Meeting held on March 27, 2018 at 7:07 p.m. in the Council Chamber of the City Hall, 11995 Haney Place, Maple Ridge, British Columbia for the purpose of transacting regular City business.

PRESENT

Elected Officials

Councillor C. Bell
Councillor B. Masse
Councillor G. Robson
Councillor T. Shymkiw
Councillor C. Speirs

Appointed Staff

P. Gill, Chief Administrative Officer
D. Boag, Acting General Manager of Parks, Recreation & Culture
F. Quinn, General Manager Public Works and Development Services
T. Thompson, Interim Director of Finance
C. Carter, Director of Planning
L. Benson, Corporate Officer
A. Gaunt, Confidential Secretary

ABSENT

Mayor N. Read
Councillor K. Duncan

Other staff as required

D. Pollock, Municipal Engineer
R. MacNair, Manager of Bylaw and Licensing Services
M. Baski, Planner 2
A. Kopystynski, Planner 2

Note: These Minutes are also posted on the City's Web Site at www.mapleridge.ca

The meeting was live streamed and recorded by the City of Maple Ridge

Note: Councillor Shymkiw chaired the meeting in the absence of Mayor Read.

100 ***CALL TO ORDER***

200 ***AMENDMENTS TO THE AGENDA***

Items 1001 and 1152 were withdrawn from the agenda.

300 ***APPROVAL OF THE AGENDA***

R/2018-160

It was moved and seconded

That the agenda for March 27, 2018 be amended with the withdrawal of Item 1001 and Item 1152 and be adopted as amended.

CARRIED

400 ***ADOPTION AND RECEIPT OF MINUTES***

401 Minutes of the Special Council Meeting of March 13, 2018 and the Regular Council Meeting of March 13, 2018

R/2018-161

It was moved and seconded

That the minutes of the Special Council Meeting of March 13, 2018 and the Regular Council Meeting of March 13, 2018 be adopted as circulated.

CARRIED

402 Minutes of the Public Hearing of March 13, 2018

R/2018-162

It was moved and seconded

That the minutes of the Public Hearing of March 13, 2018 be adopted as circulated.

CARRIED

500 ***PRESENTATIONS AT THE REQUEST OF COUNCIL*** – Nil

600 ***DELEGATIONS*** – Nil

650 ***QUESTIONS FROM THE PUBLIC*** – Nil

700 ***ITEMS ON CONSENT***

701 ***Minutes***

701.1 Development Agreements Committee Meetings - March 6, March 13 and March 21, 2018

701.2 Committees and Commissions of Council

- Community Heritage Commission – February 8, 2018

702 **Reports**

702.1 **Disbursements for the month ended February 28, 2018**

Staff report dated March 27, 2018 recommending that the disbursements for the month ended February 28, 2018 be received for information.

702.2 **2018 Council Expenses**

Staff report dated March 27, 2018 providing an update for Council expenses recorded to date.

703 **Correspondence** – Nil

704 **Release of Items from Closed Council Status** – Nil

R/2018-163

It was moved and seconded

That Items 701.1, 701.2, 702.1 and 702.2 on the “Items on Consent” agenda be received into the record.

CARRIED

800 ***UNFINISHED BUSINESS***

801 **Proposed Resolutions for the Lower Mainland Local Government Association (“LMLGA”) Conference**

Councillor Bell reviewed the resolutions for Items 1 to 3. Councillor Masse reviewed the resolutions for Items 4 to 5.

R/2018-164

It was moved and seconded

That the following resolutions be forwarded to the Lower Mainland LGA:

- 1. Compulsory Labelling of Genetically Modified Foods**
- 2. Ending Discrimination in Tenancies**
- 3. Supporting Innovation in Home Heating Systems**
- 4. Increasing the Number of Family Practitioners in BC**
- 5. Review of BC's Fee for Service Model**

R/2018-165

It was moved and seconded

That the "Compulsory Labelling of Genetically Modified Foods" resolution be revised to include the text "and Genetically Engineered Foods"

CARRIED

MOTION AS AMENDED CARRIED

900 ***CORRESPONDENCE*** – Nil

1000 ***BYLAWS***

Note: Item 1001 was withdrawn

1001 **2017-291-RZ, 24093 and 24137 104 Avenue and PID 009-437-061**

1002 **Maple Ridge Highway and Traffic Amending Bylaw No. 7418-2018**
To provide updated regulations for compliance with current parking and storage issues
Adoption

R/2018-166

It was moved and seconded

That Bylaw No. 7418-2018 be adopted.

CARRIED

Councillor Masse, Councillor Shymkiw - OPPOSED

- 1003 **Maple Ridge Ticket Information Utilization Amending Bylaw No. 7419-2018**
To allow consistency with the Highway and Traffic Amending Bylaw
Adoption

R/2018-167

It was moved and seconded

That Bylaw No. 7419-2018 be adopted.

CARRIED

- 1004 **Maple Ridge Zone Amending Bylaw No. 7428-2018**
Text amendment to prohibit the retail sale of cannabis
Adoption

R/2018-168

It was moved and seconded

That Bylaw No. 7428-2018 be adopted.

CARRIED

Councillor Speirs - OPPOSED

- 1005 **Maple Ridge Business Licencing and Regulation Amending Bylaw No. 7441-2018**
To ensure definitions match amendments to the Zoning Bylaw to better support home occupations
Adoption

R/2018-169

It was moved and seconded

That Bylaw No. 7441-2018 be adopted.

CARRIED

- 1006 **Maple Ridge Drinking Water Conservation Plan Bylaw No. 7425-2018**
Staff report dated March 27, 2018 recommending adoption as amended

To reflect Metro Vancouver's Drinking Water Conservation Plan and maintain alignment with Metro Vancouver member municipalities in the consistent application of that plan.

Adoption

R/2018-170

It was moved and seconded

That Bylaw No. 7425-2018 be adopted.

CARRIED

1007 **Maple Ridge Water Service Amending Bylaw No. 7427-2018**

To update the bylaw to reflect the new naming of the Water Shortage Response Plan Bylaw to the Drinking Water Conservation Plan Bylaw Adoption

R/2018-171

It was moved and seconded

That Bylaw No. 7427-2018 be adopted.

CARRIED

1008 **Alternative Approval Process Results and Loan Authorization Bylaws**

Staff report dated March 27, 2018 recommending adoption

1008.1 **Maple Ridge Leisure Centre Renovation Loan Authorization Bylaw No. 7370-2017**

To authorize the borrowing of a portion of the estimated cost to renovate the Maple Ridge Leisure Centre Adoption

R/2018-172

It was moved and seconded

That Bylaw No. 7370-2017 be adopted.

CARRIED

1008.2 **Telosky Stadium Synthetic Fields Loan Authorization Bylaw No. 7371-2017**

To authorize the borrowing of the estimated cost of constructing synthetic fields at Telosky Stadium Adoption

R/2018-173

It was moved and seconded

That Bylaw No. 7371-2017 be adopted.

CARRIED

- 1008.3 **Albion Community Centre Loan Authorization Bylaw No. 7372-2017**
To authorize the borrowing of the estimated cost of constructing the Albion Community Centre
Adoption

R/2018-174

It was moved and seconded

That Bylaw No. 7372-2017 be adopted.

CARRIED

- 1008.4 **Silver Valley Neighbourhood Gathering Places Loan Authorization Bylaw No. 7373-2017**
To authorize the borrowing of the estimated cost of constructing Silver Valley Neighbourhood Gathering Places
Adoption

R/2018-175

It was moved and seconded

That Bylaw No. 7373-2017 be adopted.

CARRIED

- 1008.5 **Hammond Community Centre Renovation Loan Authorization Bylaw No. 7374-2017**
To authorize the borrowing of the estimated cost to renovate the Hammond Community Centre
Adoption

R/2018-176

It was moved and seconded

That Bylaw No. 7374-2017 be adopted.

CARRIED

- 1008.6 **Whonnock Lake Canoe and Kayak Facility Improvement Loan Authorization Bylaw No. 7375-2017**
To authorize the borrowing of the estimated cost of improving the Whonnock Lake Canoe and Kayak Facility
Adoption

R/2018-177

It was moved and seconded

That Bylaw No. 7375-2017 be adopted.

CARRIED

1008.7 Maple Ridge Secondary School Track Facility Upgrades Loan Authorization Bylaw No. 7376-2017

To authorize the borrowing of the estimated cost of constructing the Maple Ridge Secondary Track Facility Upgrades
Adoption

R/2018-178

It was moved and seconded

That Bylaw No. 7376-2017 be adopted.

CARRIED

1008.8 Ice Sheet Addition Loan Authorization Bylaw No. 7377-2017

To authorize the borrowing of the estimated cost of adding an ice sheet
Adoption

R/2018-179

It was moved and seconded

That Bylaw No. 7377-2017 be adopted.

CARRIED

1100 *REPORTS AND RECOMMENDATIONS*

Public Works and Development Services

1101 2017-548-RZ, 12313 McNutt Road, RS-3 to RS-2

Staff report dated March 27, 2018 recommending that Maple Ridge Zone Amending Bylaw No. 7433-2018 to rezone from RS-3 (One Family Rural Residential) to RS-2 (One Family Suburban Residential) to permit subdivision into two single family lots be given first reading and that the applicant provide further information as described on Schedules B, E and G of the Development Procedures Bylaw No. 5879-1999, along with information required for a Subdivision application.

M. Baski, Planner gave a PowerPoint presentation providing the following information:

- Application information
- Subject Map
- Official Community Plan Context
- Neighbourhood Plan Context
- Site Characteristics

- Development Proposal
- Site Context outlining slopes
- Proposed Subdivision Plan

R/2018-180

It was moved and seconded

That Bylaw No. 7433-2018 be given first reading; and

That the applicant provide further information as described on Schedules B, E, and G of the Development Procedures Bylaw No. 5879-1999, along with the information required for a Subdivision application.

CARRIED

Councillor Speirs - OPPOSED

1102 2017-553-RZ, 12848 240 Street, RS-3 and RS-2 to R-2

Staff report dated March 27, 2018 recommending that Maple Ridge Zone Amending Bylaw No. 7424-2018 to rezone from RS-3 (One Family Rural Residential) and RS-2 (One Family Suburban Residential) to R-2 (Urban Residential District) to allow future subdivision into approximately 13 single family residential lots be given first reading and that the applicant provide further information as described on Schedules A, B, F and J of the Development Procedures Bylaw No. 5879-1999, along with information required for a Subdivision application.

R/2018-181

It was moved and seconded

In respect of Section 475 of the Local Government Act, requirement for consultation during the development or amendment of an Official Community Plan, Council must consider whether consultation is required with specifically:

- The Board of the Regional District in which the area covered by the plan is located, in the case of a Municipal Official Community Plan;**
- The Board of any Regional District that is adjacent to the area covered by the plan;**
- The Council of any municipality that is adjacent to the area covered by the plan;**
- First Nations;**
- Boards of Education, Greater Boards and Improvements District Boards; and**
- The Provincial and Federal Governments and their agencies.**

and in that regard it is recommended that no additional consultation be required in respect of this matter beyond the early posting of the proposed Official Community Plan amendments on the City's website, together with an invitation to the public to comment, and;

That Bylaw No.7424-2018 be given first reading; and

That the applicant provide further information as described on Schedules A, B, F and J of the Development Procedures Bylaw No. 5879-1999, along with the information required for a Subdivision application.

CARRIED

1103 2018-004-RZ, 22567, 22583 and 22577 Brown Avenue, RS-1 to RM-2

Staff report dated March 27, 2018 recommending that Maple Ridge Zone Amending Bylaw No. 7445-2018 to rezone from RS-1 (One Family Urban Residential) to RM-2 (Medium Density Apartment Residential) to permit a 46 unit apartment building be given first reading and that the applicant provide further information as described on Schedules C and D of the Development Procedures Bylaw No. 5879-1999.

A. Kopystynski, Planner gave a PowerPoint presentation providing the following information:

- Application Information
- Subject Map
- Official Community Plan Context
- Neighbourhood Plan Context
- Site Characteristics
- Development Proposal
- Site Plan

R/2018-182

It was moved and seconded

That Bylaw No. 7445-2018 be given first reading; and

That the applicant provide further information as described on Schedules C and D of the Development Procedures Bylaw No. 5879-1999, along with the additional information described in Section g).

CARRIED

1104 2017-078-RZ, 22368 North Avenue, Housing Agreement Bylaw

Staff report dated March 27, 2018 recommending that 22368 North Avenue Housing Agreement Bylaw No. 7443-2018 to secure six dwelling units as affordable rental units for persons with developmental disabilities in perpetuity be given first, second and third readings.

R/2018-183

It was moved and seconded

That Bylaw No. 7443-2018 be given first, second and third reading.

CARRIED

1105 Frogstone Bar & Grill Liquor Primary Licence Application

Staff report dated March 27, 2018 recommending that the application by Frogstone Bar & Grill at 2 – 22932 Lougheed Highway, Maple Ridge, for a Liquor Primary License with a Family Food Service Endorsement be supported and that a copy of the resolution be forwarded to the Liquor Control and Licensing Branch.

R/2018-184

It was moved and seconded

- 1. That the application by Frogstone Bar & Grill at 2 – 22932 Lougheed Highway Maple Ridge for a Liquor Primary License with a Family Food Service Endorsement be supported, based on the information contained in the Council report dated March 27, 2018.**
- 2. That a copy of the resolution be forwarded to the Liquor Control and Licensing Branch in accordance with the legislative requirements.**

CARRIED

Councillor Masse - OPPOSED

1106 Maple Ridge Ticket Information Utilization Amending Bylaw No. 7426-2018

Staff report dated March 27, 2018 recommending that Maple Ridge Ticket Information Utilization Amending Bylaw No. 7426-2018 to provide updated regulations for staff to pursue compliance with any violations to the Drinking Water Conservation Plan Bylaw be given first, second and third reading.

R/2018-185

It was moved and seconded

That Bylaw No. 7426-2018 be given first, second and third reading.

CARRIED

Financial and Corporate Services (including Fire and Police)

1131 Maple Ridge/Pitt Meadows Community Services Development Proposal

Staff report dated March 27, 2018 recommending that a program to provide assistance to the Maple Ridge/Pitt Meadows Community Services project be developed as recommended by the Audit & Finance Committee.

R/2018-186

It was moved and seconded

That a program to provide assistance to the Maple Ridge/Pitt Meadows Community Services project that follows the framework of the recently expired Town Centre Incentive Plan be developed as recommended by the Audit & Finance Committee.

CARRIED

Parks, Recreation & Culture

1151 Funding Model for Youth Wellness Centre Concept

Staff report dated March 27, 2018 providing options for funding for construction of a Youth Wellness Centre, one of which will be provided to Maple Ridge/Pitt Meadows Community Services.

R/2018-187

It was moved and seconded

That the following option be provided to Maple Ridge/Pitt Meadows Community Services for the construction of a Youth Wellness Centre:

- **Use of the land adjacent to Greg Moore Youth Centre valued at approximately \$500,000; and a cash contribution of \$500,000, contingent on the balance of funding being secured.**

CARRIED

Note: Item 1152 was withdrawn.

1152 Award of Contract – Arthur Peake Field Civil Works

Administration – Nil

Other Committee Issues – Nil

1200 *STAFF REPORTS* – Nil

1300 *OTHER MATTERS DEEMED EXPEDIENT* – Nil

1400 *NOTICES OF MOTION AND MATTERS FOR FUTURE MEETINGS* – Nil

1500 *ADJOURNMENT* – 8:01 p.m.

Certified Correct

T. Shymkiw, Acting Mayor

L. Benson, Corporate Officer