

District of Maple Ridge

**COMMITTEE OF THE WHOLE MEETING**

**MINUTES**

August 20, 2007  
1:00 p.m.  
Council Chamber

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**PRESENT**

*Elected Officials*

Mayor G. Robson  
Councillor E. Daykin  
Councillor J. Dueck  
Councillor A. Hogarth  
Councillor C. Speirs  
Councillor K. Stewart

*Appointed Staff*

J. Leeburn, Acting Chief Administrative Officer  
D. Boag, Acting General Manager of Community  
Development, Parks and Recreation Services  
P. Gill, General Manager Corporate and Financial Services  
F. Quinn, General Manager Public Works and Development  
Services

**ABSENT**

Councillor L. King

C. Goddard, Acting Director of Planning  
C. Marlo, Manager of Legislative Services  
A. Gaunt, Confidential Secretary

*Other Staff as Required*

L. Zosiak, Planner  
R. Acharya, Planner

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1. **DELEGATIONS/STAFF PRESENTATIONS**

2. **PUBLIC WORKS AND DEVELOPMENT SERVICES**

Note: The following items have been numbered to correspond with the Council Agenda:

1101 **RZ/088/06, 11237 236 Street, RS-3 to R-1**

Staff report dated July 23, 2007 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 6504-2007 and Maple Ridge Zone Amending Bylaw No. 6498-2007 to permit a 14 lot subdivision, be given first reading and forwarded to Public Hearing.

The Manager of Development and Environmental Services gave a PowerPoint presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**1102 RZ/104/04, SE Corner 124 Avenue and 264 Street, RS-3 to RS-2**

Staff report dated July 27, 2007 recommending that Maple Ridge Zone Amending Bylaw No. 6497-2007 to permit subdivision into 8 lots, be read a first time and forwarded to Public Hearing.

The Manager of Development and Environmental Services gave a PowerPoint presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics
- Preliminary Site Plan

The Manager of Development and Environmental Services advised that properties surrounding this application varied in size, including 2 acres or larger. He also advised that 1 acre lots were permitted under the Official Community Plan and that applications requesting rezoning to 1 acre lots were being moved forward.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

Mayor Robson and Councillor Speirs - OPPOSED

**1103 RZ/040/06, 11943, 11935, 11929 Burnett Street, RS-1 to RM-2**

Staff report dated August 8, 2007 recommending that Maple Ridge Zone Amending Bylaw No. 6484-2007 to permit the construction of a 65 unit apartment building, be read a first time and forwarded to Public Hearing.

The Planner advised that the Advisory Design Panel has reviewed the application and that recommended changes had been incorporated.

The Manager of Development and Environmental Services advised that an applicant is not required to achieve a specific number of items on the LEEDS checklist.

Geoff Lawlor, the applicant's Architect, advised that the development provided bicycle storage on site and elevators within the building met the Building Code in regard to accessibility.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**1104 RZ/102/03, 25274 Bosonworth Avenue and 25183 108 Avenue, A-2 to RG-2**

Staff report dated August 9, 2007 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 6499-2007 and Maple Ridge Zone Amending Bylaw No. 6500-2007 to permit subdivision into 106 single-family strata lots, be read a first time and forwarded to Public Hearing.

The Planner gave a PowerPoint presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Submitted Information

Ron Boyes, the applicant's representative, provided a further history and details of the application.

Mark Adams, Envirowest Consultants Ltd., provided an explanation of the storm water management system to be incorporated into the development.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**1105 VP/045/07, 22589 121 Avenue**

Staff report dated July 23, 2007 recommending that the Corporate Officer be authorized to sign VP/045/07 to waive the requirement for concrete curb and gutter, sidewalk, boulevard treatment and the requirement to upgrade streets fronting the site to a Collector street standard.

The Manager Development and Environmental Services gave a Power Point presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics

***RECOMMENDATION***

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

***ACTION ITEM***

**Staff is to consult with the applicant on the possibility of obtaining road dedication along the southern property line of the site to allow for a normal road standard in the future and report back to Council prior to the meeting of August 28, 2007.**

**1106 Award of Contract, Watermain Crossings, Lougheed Highway at Laity Street and Ridge Meadows Hospital 240 M East**

Staff report dated August 10, 2007 recommending that Contract 0-2007-51 be awarded to Kamloops Augering and Boring Ltd. and that the Mayor and the Corporate Officer be authorized to sign and seal the contract.

***RECOMMENDATION***

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**1107 Excess Capacity/Extended Services Agreement LC 123/07, McIvor Avenue and 202 Street**

Staff report dated July 16, 2007 recommending that Latecomer Charges be imposed and that the Mayor and the Corporate Officer be authorized to sign and seal Latecomer Agreement LC 123/07.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**1108 Maple Ridge/Pitt Meadows Terry Fox Run**

Staff report dated August 7, 2007 recommending the use of municipal streets be authorized for the Maple Ridge/Pitt Meadows Terry Fox Run on Sunday, September 16, 2007.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**3. FINANCIAL AND CORPORATE SERVICES (including Fire and Police)**

Note: Item 1131 – Maple Ridge Bowling Green Renovation Loan was added to the agenda

**1131 Maple Ridge Bowling Green Renovation Loan**

Staff report dated August 14, 2007 recommending the approval of a request by the Maple Ridge Lawn Bowling Club's for an additional \$15,000 to be added to the original loan amount of \$30,000.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of August 28, 2007.**

**4. COMMUNITY DEVELOPMENT AND RECREATION SERVICES**

1151

5. ***CORRESPONDENCE***

1171

6. ***OTHER ISSUES***

1181

7. ***ADJOURNMENT*** – 2:10 p.m.

8. ***COMMUNITY FORUM***

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C. Speirs, Acting Mayor  
Presiding Member of the Committee