

Corporation of the District of Maple Ridge

COUNCIL WORKSHOP

May 28, 2007

The Minutes of the Municipal Council Workshop held on May 28, 2007 at 10:30 a.m. in the Fraser Room of the Maple Ridge Library, 22470 Dewdney Trunk Road, Maple Ridge, British Columbia for the purpose of transacting regular Municipal business.

PRESENT

Elected Officials

Mayor G. Robson
Councillor E. Daykin
Councillor J. Dueck
Councillor A. Hogarth
Councillor L. King
Councillor K. Stewart

Appointed Staff

J. Rule, Chief Administrative Officer
M. Murray, 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
J. Leeburn, Executive Director
C. Marlo, Manager of Legislative Services
A. Gaunt, Confidential Secretary
Other Staff
M. Davies, Area Emergency Coordinator

ABSENT

Councillor C. Speirs

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

1. ***ADOPTION OF THE AGENDA***

The agenda was adopted with the following additions:

6.1 Recognition of staff member

2. ***MINUTES***

R/07-281

Minutes

May 14, 2007

It was moved and seconded

That the minutes of the Council Workshop Meeting of May 14, 2007 be adopted as circulated.

CARRIED

3. ***PRESENTATIONS AT THE REQUEST OF COUNCIL***

3.1 **Introduction of New Members, RCMP, Inspector Jim Wakely**

Inspector Wakely introduced Constable Stymiest and Constable Mainwood.

3.2 **Proposed Whonnock Lake Level Control, Golder Associates**

A staff report dated May 23, 2007 recommending endorsement of a Whonnock Lake level control concept plan as a long term solution to address the low level of water in the lake and approval to approach regulatory authorities with a more immediate temporary measure was circulated at the meeting.

The General Manager of Community Development, Parks and Recreation Services introduced Christopher Coles, a hydrologist with Golder Associates. Images of Whonnock Lake in its current state and conceptual plan maps were displayed and Mr. Coles reviewed a long term solution, as well as a short term solution, to the low water level. The General Manager of Community Development, Parks and Recreation Services advised that it was critical that any work done not create a harmful alteration to the existing fish habitat.

R/07-282

Whonnock Lake
Level Control

It was moved and seconded

- 1. That the concept plan prepared by Golder Associates and attached to the staff report dated May 23, 2007 on the proposed Whonnock Lake Level Control be endorsed in principle subject to final input on the detailed design being obtained from the Federal Department of Fisheries and Oceans, the Provincial Ministry of the Environment and any other regulatory authorities having jurisdiction, and further, that staff be instructed to proceed with tendering of the work once the required authorizations (if any are required) are in place, and**
- 2. That staff explore the possibility of an interim solution to controlling the water level at Whonnock Lake with Golder Associates and the regulatory authorities, in advance of constructing the permanent structure and complete the installation of such measures at the earliest possible opportunity, and further**

3. That whereas:

- A. Section 32 of the *Community Charter* authorizes a municipality, for the purposes of one or more of its services, to enter on, break up, alter, take or enter into possession of and use real property, and construct works through, under or over real property, without the consent of the owner, but subject to the restrictions established by section 16; and**
- B. Section 9 of the *Expropriation Act* permits a person authorized by an expropriating authority, before or after serving the expropriation notice, to enter land for the purposes of completing an appraisal and making surveys, examinations, soil tests, etc.**

Now therefore Council hereby resolves:

- 1. Pursuant to Section 32 of the *Community Charter* and Section 9 of the *Expropriation Act*, Council hereby authorizes the following actions, without the consent of the owner or owners, by the District onto the following three properties owned in fee simple by Ronald Arthur Bray:**

**Civic Address: 11491–280th Street, Maple Ridge
Legal Description:
Parcel Identifier: 011-423-497
Parcel “A” (Explanatory Plan 16149)
Lot 18
Sections 9 and 16
Township 15
New Westminster District
Plan 8688**

and

**Civic Address: 11561–280th Street, Maple Ridge
Legal Description:
Parcel Identifier: 011-330-579
Lot 20
Section 16
Township 15
New Westminster District
Plan 8688**

and

**Civic Address: 11511–280th Street, Maple Ridge
Legal Description:
Parcel Identifier: 003-922-260
Lot 19
Section 16
Township 15
New Westminster District
Plan 8688**

**and the following property owned in fee simple by
Ronald Arthur Bray, Kristina Robyn Bray, and Guy
Bradley Ingram:**

**Civic Address: 11473–280th Street, Maple Ridge
Legal Description:
Parcel Identifier: 011-330-708
Lot 18
Except: Parcel “A” (Explanatory Plan 16149);
Section 16
Township 15
New Westminster District
Plan 8688**

(together called the “Lands”);

- (a) Wade and Associates Land Surveying Ltd. may enter the Lands for the purpose of making surveys of the park which the District proposes to locate on that portion of the Lands shown on the draft survey plan attached;**
- (b) District staff and/or contractors and agents of the District hired for these purposes, including Equity Valuation and Consultants Services ltd., may enter the Lands to make inspections, examinations, soil tests, valuations and appraisals relating to the proposed park;**
- (c) District staff and/or contractors and agents of the District hired for these purposes may**

enter on, break up, alter, take and enter into possession of and use the Lands and construct works through, under and over the Lands in order to undertake the following park works:

1. the construction of an earth berm, a spillway, a low level outflow and fish passage channel in the approximate location described in the attached report from Golder Associates dated May 18, 2007 as modified through further consultation with the appropriate regulatory authorities

2. the construction of an appropriate temporary barrier to fill in the breaches which currently exist in the old beaver dam located roughly in the same location as the proposed berm

PROVIDED THAT no access is permitted to any residential dwelling unit on the Lands;

AND PROVIDED THAT access to the Lands is permitted only during daylight hours;

AND PROVIDED THAT access to any of the properties comprising the Lands is permitted only after a reasonable attempt has been made to notify the registered owner or owners of the applicable property, in writing or by telephone or by personal contact, and to notify, in the same manner, any tenant occupants of the applicable property.

CARRIED

4. ***UNFINISHED AND NEW BUSINESS***

4.1 **Youth Grant Update**

The General Manager of Community Development, Parks and Recreation Services reported that the issue of funding cuts to summer student programs had been addressed by the Federal government. He thanked Mr. Randy Kamp, MP for his assistance in having local grant applications reviewed and funded. Councillor King advised that she would bring forward this issue at the upcoming Federation of Canadian Municipalities meeting.

4.2 **Freshet Update**

The Area Emergency Coordinator gave an update on the freshet. He advised that the Emergency Operations Centre had been set up, the Fraser River Operational Flood Management Plan had been completed and that Operations staff were carrying out river observations and monitoring gauges throughout Maple Ridge. He reported that information sessions held in the communities had been very well received by residents and that the volunteers are continuing to register.

5. ***CORRESPONDENCE***

5.1 **Union of British Columbia Municipalities – Building Regulatory System**

Letter dated May 15, 2007 from Richard Taylor, Executive Director and Ken Vance, Senior Policy Advisor, Union of British Columbia Municipalities (UBCM) providing information on meeting dates and locations for local government consultation pertaining to proposed changes to the application and enforcement of the BC Building Code.

The General Manager, Public Works and Development Services advised that the Director of Licences, Permits & Bylaws and the Manager of Inspection Services would be attending a consultation meeting.

6. ***BRIEFING ON OTHER ITEMS OF INTEREST/QUESTIONS FROM COUNCIL***

6.1 **Recognition of Staff Member**

Congratulations were put forward to Andrew Wood, Municipal Engineer for his achievements, which had been recognized in the Globe and Mail newspaper.

7. ***MATTERS DEEMED EXPEDIENT***

8. ***ADJOURNMENT*** – 11:23 a.m.

G. Robson, Mayor

Certified Correct

C. Marlo, Corporate Officer