

City of Maple Ridge

**COMMITTEE OF THE WHOLE MEETING MINUTES**

May 7, 2019

The minutes of the meeting held on May 7, 2019 at 1:46 p.m. in Council Chamber of City Hall, 11995 Haney Place, Maple Ridge, BC.

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<b>PRESENT</b>	<i>Appointed Staff</i>
<i>Elected Officials</i>	K. Swift, Acting Chief Administrative Officer
Mayor M. Morden	F. Quinn, General Manager Public Works and Development Services
Councillor J. Dueck	D. Boag, Acting General Manager Parks, Recreation and Culture
Councillor C. Meadus	L. Benson, Director of Corporate Administration
Councillor G. Robson	T. Thompson, Chief Financial Officer
Councillor R. Svendsen	C. Carter, Director of Planning
Councillor A. Yousef	D. Pollock, Municipal Engineer
	<i>Other Staff as Required</i>
<b>ABSENT</b>	W. Cooper, Planner 1
Councillor K. Duncan	C. Goddard, Manager of Development and Environmental Services
	R. MacNair, Senior Advisor, Bylaw and Licensing Services
	M. Millward, Facilities Operations Manager

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Note: These Minutes are posted on the City website at [mapleridge.ca/AgendaCenter/](http://mapleridge.ca/AgendaCenter/)  
Video of the meeting is posted at [media.mapleridge.ca/Mediasite/Showcase](http://media.mapleridge.ca/Mediasite/Showcase)

1. **CALL TO ORDER**

2. **ADOPTION AND RECEIPT OF MINUTES**

2.1 Minutes of the Committee of the Whole Meeting of April 16, 2019

It was moved and seconded

**That the minutes of the April 16, 2019 Committee of the Whole Meeting be adopted.**

CARRIED

3. **DELEGATIONS/STAFF PRESENTATIONS** – Nil

4. **PUBLIC WORKS AND DEVELOPMENT SERVICES**

**1101 2018-289-RZ, 10309 and 10337 240 Street; 10350 and 10320 Slatford Place, RS-3, RS-2 to RM-1**

Staff report dated May 7, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7543-2019 to rezone from RS-3 (One Family Rural Residential) and RS-2 (One Family Suburban Residential) to RM-1 (Townhouse Residential) to permit an approximately 110 townhouse development be given first reading and that Maple Ridge Zone Amending Bylaws No. 7400-2017 and 7232-2015 be repealed and that the applicant provide further information as described on Schedules A, C, D, F and G of the Development Procedures Bylaw No. 5879-1999, and a Subdivision application.

W. Cooper gave a PowerPoint presentation on the application and answered questions from Council.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “First Reading, Zone Amending Bylaw No. 7543-2019 10309 and 10337 240 Street; 10350 and 10320 Slatford Place” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1102 2019-064-RZ, 11045 Cameron Court, RS-2 to RS-1d**

Staff report dated May 7, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7551-2019 to rezone from RS-2 (One Family Suburban Residential) to RS-1d (One Family Urban (Half Acre) Residential) to enable the subdivision of approximately 6 single family lots no less than 557m<sup>2</sup> in area be given first reading and that the applicant provide further information as described on Schedules A, B, and F of the Development Procedures Bylaw No. 5879-1999, along with the information required for an Intensive Residential Development Permit and a Subdivision application.

W. Cooper gave a PowerPoint presentation on the application.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “First Reading, Zone Amending Bylaw No. 7551-2019, 11045 Cameron Court” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1103 2017-572-RZ, 11703 Fraser Street and 11718 224 Street, RM-1 to RM-2**

Staff report dated May 7, 2019 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7550-2019 to re-designate the easterly portion of subject property (11703 Fraser Street) from Ground-Oriented Multi-Family to Low-Rise Apartment be given first and second readings and be forwarded to Public Hearing and that Maple Ridge Zone Amending Bylaw No. 7422-2018 to rezone from RM-1 (Townhouse Residential) to RM-2 (Medium Density Apartment Residential) to permit future construction of a 57 unit apartment building with underground parking be given second reading and be forwarded to Public Hearing.

W. Cooper gave a PowerPoint presentation on the application and answered questions from Council.

It was moved and seconded

**That the staff report dated May 7, 2019 titled "First and Second Reading, Official Community Plan Amending Bylaw No. 7550-2019, Second Reading, Zone Amending Bylaw No. 7422-2018; 11703 Fraser Street and 11718 224 Street" be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1104 2016-031-RZ, 13227 236 Street, RS-2 to RM-1**

Staff report dated May 7, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7228-2016 to rezone from RS-2 (One Family Suburban Residential) to RM-1 (Townhouse Residential) to permit the future development of 17 townhouse units be given second reading and be forwarded to Public Hearing.

C. Goddard gave a PowerPoint presentation on the application and answered questions from Council.

It was moved and seconded

**That the staff report dated May 7, 2019 titled "Second Reading Zone Amending Bylaw No. 7228-2016, 13227 236 Street" be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1105 2018-093-RZ, 11780 Burnett Street, RS-1 to R-1**

Staff report dated May 7, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7485-2018 to rezone from RS-1 (One Family Urban Residential) to R-1 (Residential District) to permit a two-lot subdivision be given second reading and be forwarded to Public Hearing.

C. Goddard gave a PowerPoint presentation on the application and answered questions from Council.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “Second Reading Zone Amending Bylaw No. 7485-2018, 11780 Burnett Street” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1106 New Cannabis Retail Store**

Staff report dated May 7, 2019 recommending that the application for a cannabis retail store by 1151761 B.C. Ltd. at #670-22709 Lougheed Highway, Maple Ridge be supported based on the information contained in the Council report dated May 7, 2019 and that a copy of the resolution be forwarded to the Liquor and Cannabis Regulation Branch.

R. MacNair provided a summary of the report and answered questions from Council.

The applicant was invited by Council to take the floor and he provided some information on the proposed business. He answered questions from Council on security, charitable donations, and the proximity of ownership to Maple Ridge.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “New Cannabis Retail Store” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

5. **CORPORATE SERVICES** – Nil

6. **PARKS, RECREATION & CULTURE**

**1151 Award of Contract for Maple Ridge Secondary School Track Facility Upgrades Design Services**

Staff report dated May 7, 2019 recommending that Contract RFP-PL19-31 be awarded to Simcic + Uhrich Architects in the amount of \$166,720 excluding taxes, that a contingency of \$25,000 be authorized and that the Corporate Officer be authorized to execute the contract.

M. Millward gave a PowerPoint presentation and answered questions from Council.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “Award of Contract for Maple Ridge Secondary School Track Facility Upgrades Design Services” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1152 Award of Contract for Hammond Community Centre Renovation Design Services**

Staff report dated May 7, 2019 recommending that Contract RFP-PL19-3 be awarded to MIZA Architects Inc. in the amount of \$263,795 plus taxes, that a contingency of \$39,500 be authorized, and that the Corporate Officer be authorized to execute the contract.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “Award of Contract for Hammond Community Centre Renovation Design Services” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

**1153 Award of Contract for Firefighters Park Construction**

Staff report dated May 7, 2019 recommending that Contract ITT-PL19-01 be awarded to Cedar Crest Lands (BC) Ltd. in the amount of \$526,500 excluding taxes, that a contingency of \$50,000 be authorized, that the budget be increased by \$133,330 funded from the Park Development Cost Charge fund and Capital Works Reserve, that the next Financial Plan Bylaw be amended to reflect this, and that the Corporate Officer be authorized to execute the contract.

It was moved and seconded

**That the staff report dated May 7, 2019 titled “Award of Contract for Firefighters Park Construction” be forwarded to the Council Meeting of May 14, 2019.**

CARRIED

7. **ADMINISTRATION (including Fire and Police) – Nil**
  
8. **OTHER COMMITTEE ISSUES – Nil**
  
9. **ADJOURNMENT – 2:39 p.m.**

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Councillor Judy Dueck  
Presiding Member of the Committee