

City of Maple Ridge

**COMMITTEE OF THE WHOLE MEETING MINUTES**

October 8, 2019

The minutes of the meeting held on October 8, 2019 at 1:32 p.m. in Council Chamber of City Hall, 11995 Haney Place, Maple Ridge, BC.

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***PRESENT***

*Elected Officials:*

Mayor M. Morden (1:33 p.m.)  
Councillor J. Dueck  
Councillor C. Meadus  
Councillor G. Robson  
Councillor R. Svendsen  
Councillor A. Yousef

*Appointed Staff*

K. Swift, Acting Chief Administrative Officer  
D. Boag, Acting General Manager Parks, Recreation & Culture  
C. Carter, General Manager Planning & Development Services  
J. Storey, Acting General Manager Engineering Services  
L. Benson, Director of Corporate Administration  
T. Thompson, Chief Financial Officer  
S. Nichols, Deputy Corporate Officer  
C. Goddard, Director of Planning

***ABSENT***

Councillor K. Duncan

*Other Staff as Required*

D. Hall, Planner, Development and Environmental Services  
D. Denton, Acting Director Economic Development & Civic Property

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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 September 17, 2019

It was moved and seconded

**That the minutes of the September 17, 2019 Committee of the Whole Meeting be adopted.**

CARRIED

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

4. ***PUBLIC WORKS AND DEVELOPMENT SERVICES***

**1101 2019-071-RZ, 13084 236 Street, RS-2 to R-1**

Staff report dated October 8, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7579-2019 to rezone from RS-2 (One Family Suburban Residential) to R-1 (Residential District) to permit a subdivision of approximately 7 lots be given first reading and that the applicant provide further information as described on Schedules A, B, F, G and J of the Development Procedures Bylaw No. 5879-199, along with the information required for a Subdivision application.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated October 8, 2019 titled “First Reading, Zone Amending Bylaw No. 7579-2019, 13084 236 Street” be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

**1102 2019-138-RZ 22238, 22242, 22246 AND 22286 Selkirk Avenue; 22245, 22251 and 22289 Lougheed Highway, PID 011-208-775, PID 011-208-848 and PID 011-280-856, C-3 and CS-1 to CD-1-19**

Staff report dated October 8, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7561-2019 to rezone from C-3 (Town Centre Commercial) and CS-1 (Service Commercial) to CD-1-19 (Comprehensive Development) to permit further future construction of two apartment buildings between six and twelve storeys including ground floor commercial and apartment units above be given first reading and that the applicant provide further information as described on Schedules A, C and D of the Development Procedures Bylaw No. 5879-1999.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated October 8, 2019 titled “First Reading Zone Amending Bylaw No. 7561-2019, 22238, 22242, 22246, and 22286 Selkirk Avenue; 22245, 22251, and 22289 Lougheed Highway; PID 011-208-775, PID 011-208-848 and PID 011-208-856” be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

**1103 2019-295-RZ, 13144 236 Street, RS-2 to R-1**

Staff report dated October 8, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7580-2019 to rezone from RS-2 (One Family Suburban Residential) to R-1 (Residential District) to permit a subdivision of approximately 3 lots be given first reading and that the applicant provide further information as described on Schedules A, B, F, G and J of the Development Procedures Bylaw No. 5879-1999, along with the information required for a Subdivision application.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated October 8, 2019 titled "First Reading, Zone Amending Bylaw No. 7580-2019, 13144 236 Street" be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

**1104 2018-408-RZ, 13160 236 Street, RS-2 to R-1**

Staff report dated October 8, 2019 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7576-2019 to revise boundaries of land use designations to fit site conditions be given first and second reading and be forwarded to Public Hearing and the Maple Ridge Zone Amending Bylaw No. 7527-2019 to rezone from RS-2 (One Family Suburban Residential) to R-1 (Residential District) to permit a 5 lot subdivision be given second reading as amended and be forwarded to Public Hearing.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated October 8, 2019 titled "First and Second Reading, Official Community Plan Amending Bylaw No. 7576-2019; Second Reading, Zone Amending Bylaw No. 7527-2019, 13160 236 Street" be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

**1105 2018-249-RZ, 25180 108 Avenue, A-2 and RS-3 to RS-2 and A-1**

Staff report dated October 8, 2019 recommending that Maple Ridge Zone Amending Bylaw No. 7517-2018 to rezone from A-2 (Upland Agricultural) and RS-3 (One Family Rural Residential) to RS-2 (One Family Suburban Residential) and A-1 (Small Holding Agriculture) to permit a future subdivision of 3 lots be given second reading and be forwarded to Public Hearing.

D. Hall, Planner, provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated October 8, 2019 titled “Second Reading, Zone Amending Bylaw No. 7517-2018, 25180 108th Avenue” be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

**1106 2019-261-DVP, 12244 228 Street**

Staff report dated October 8, 2019 recommending that Development Variance Permit 2019-261-DVP to relax the required location of a use providing access or egress driveway and to relax the required visual clearance at intersections be denied.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated October 8, 2019 titled “Development Variance Permit, 12244 228 Street” be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

**1107 2019-011-DP, 22780 Lougheed Highway**

Staff report dated October 8, 2019 recommending that the Corporate Officer be authorized to sign and seal 2019-011-DP to allow for external renovations on an existing McDonald’s restaurant to upgrade to their new corporate image.

It was moved and seconded

**That the staff report dated October 8, 2019 titled “Commercial Development Permit, 22780 Lougheed Highway” be forwarded to the Council Meeting of October 15, 2019.**

CARRIED

5. ***CORPORATE SERVICES*** – Nil

6. ***PARKS, RECREATION & CULTURE*** – Nil

7. ***ADMINISTRATION (including Fire and Police)***

1171 **Agri-tourism and Eco-tourism Strategies and Implementation**

Staff report dated October 8, 2019 providing information on Maple Ridge's Agri-Tourism and Eco-Tourism strategies and the implementation of those strategies.

8. ***OTHER COMMITTEE ISSUES***

9. ***ADJOURNMENT*** - 2:10 p.m.

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Councillor R. Svendsen, Chair  
Presiding Member of the Committee