

MINUTES of a Public Hearing of the City Council held in the Second Floor Court Room of the Justice Administration Building on Monday, August 6th, 1973, at 7:30 P.M.

Present:

Mayor T.H. Reid, Alderman S.A. Dean, Alderman G. Todd, Alderman J.M. Warne, Alderman C.E. Wills, City Clerk Mr. A.S.J. Gibb, and Assistant City Clerk Mrs. L. Wilson.

Mayor Reid called this Public Hearing to order.

Alderman Wills left the Council Chamber due to a conflict of interest.

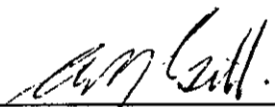
The City Clerk advised that this Public Hearing had been called for the purpose of considering a land use contract between the City and the owners of Lot 4, Block 86, D.L. 548, (formerly owned by Elim Chapel), to permit the use of the said land for professional and semi-professional businesses and financial offices, and gave a brief explanation of the restrictions the land use contract would impose on the use of the property.

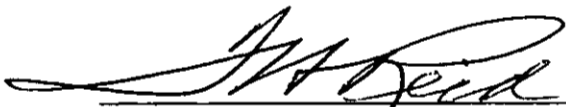
Mayor Reid inquired if anyone in the public gallery deemed their property would be affected by the implementation of the proposed land use contract, and no one spoke to this effect.

Moved by Alderman Warne, seconded by Alderman Todd that this Public Hearing now adjourn. CARRIED.

Whereupon the Hearing adjourned at 7:35 P.M.

CERTIFIED CORRECT:

  
CITY CLERK

  
MAYOR

MINUTES of the Regular Meeting of the City Council held in the Second Floor Court Room of the Justice Administration Building on Monday, August 6th, 1973, at 7:36 P.M.

PRESENT:

Mayor T.H. Reid, Alderman S.A. Dean, Alderman G. Todd, Alderman J.M. Warne, Alderman C.E. Wills, City Clerk Mr. A.S.J. Gibb, and Assistant City Clerk Mrs. L. Wilson.

Mayor Reid called this Regular Meeting of Council to order.

1. MINUTES

Moved by Alderman Warne, seconded by Alderman Todd that the Minutes of the Regular Meeting of Council held on July 16th, 1973, be taken as read and adopted as circularized.

CARRIED.

CORRESPONDENCE

2. Minister of Municipal Affairs - re  
Brief on Transportation and Ferry Service

Moved by Alderman Dean, seconded by Alderman Todd that the letter dated July 30th, 1973, from the Minister of Municipal Affairs acknowledging receipt of the brief on transportation and ferry service previously submitted by Council, be received and filed.

CARRIED.

3. Recreation Commission - re  
Appointment of Manager

Moved by Alderman Wills, seconded by Alderman Todd that the letter dated July 13th, 1973, from the Vice Chairman of the Recreation Commission, advising that the Commission has deferred the appointment of a Recreation Manager until 1974, be received and filed.

CARRIED.

4. U.B.C.M. - re Council Resolution re  
Amendments to Income Tax Act

Moved by Alderman Wills, seconded by Alderman Warne that the resolution of Council with respect to amendments to the Income Tax Act to encourage investment by private corporations and individuals for the provision of housing, which resolution had been submitted to the Union of B.C. Municipalities for consideration, be referred to the following organizations and individuals, along with a request for their support:

3  
Greater Vancouver Regional District  
Central Mortgage & Housing Corporation  
The Hon. Lorne Nicolson, Minister Without  
Portfolio (Housing)  
The Hon. Ron Basford, Minister of Urban Affairs  
Mr. John Turner, Federal Minister of Finance

AND FURTHER THAT the Canadian Federation of Mayors and Muni-

municipalities be requested to publish the said resolution in the next issue of their news letter, along with advice to the effect that the resolution has been submitted to the organizations above listed, and requesting that member municipalities take similar action. CARRIED.

3A Alderman Dean is recorded as voting against the motion.

- 5. U.B.C.M. - re Council Resolutions re Conversion of Rental Accommodation and Resident and Tenant Electors Voting on Money By-laws

Moved by Alderman Dean, seconded by Alderman Warne that the letters dated July 19th, 1973, from the Union of B.C. Municipalities advising that the resolutions of Council submitted with respect to conversion of rental accommodation to cooperative ownership, and with respect to resident and tenant electors voting on money by-laws, will not be debated by the Convention, be received and filed. CARRIED.

- 6. Mrs. Alice B. O'Keefe - re Appointment of Mr. Len Ryan to Recreation Commission

Moved by Alderman Wills, seconded by Alderman Todd that any action with respect to the letter dated July 31st, 1973, from Mrs. Alice B. O'Keefe, with respect to the appointment of Mr. Len Ryan as the City's representative on the Recreation Commission, be deferred to the next meeting of Council. CARRIED.

REPORTS OF COMMITTEES AND STAFF REPORTS

- 7. Strata Title Subdivisions - Recommendation from Policy Committee

Moved by Alderman Wills, seconded by Alderman Dean that Council refuse to grant approval for any strata title subdivisions for any buildings other than new structures.

3 Moved by Alderman Warne, seconded by Alderman Todd that consideration of this item be deferred until Alderman Marcino arrives. CARRIED.

- 8. Apartment Conversion to Co-operative System - Recommendation from Policy Committee

Moved by Alderman Warne, seconded by Alderman Dean that Council write again to the Department of the Attorney General and inquire why it is necessary to wait until the fall session of the Legislature before any action can be taken to rectify, or freeze temporarily, the situation with respect to the conversion of apartment buildings to condominiums under the co-operative system, as this practice can cause a great deal of hardship for the general public. CARRIED.

- 9. Concession Operations - Mahon and Confederation Parks - Report from City Administrator

Moved by Alderman Wills, seconded by Alderman Todd that, in accordance with the request of Mrs. Berniece M. Wood, the City's agreement with her covering the operation of the concessions at Mahon and Confederation Parks be terminated as of August 15th, 1973; AND FURTHER THAT the operation of the concessions at Mahon and Confederation Parks be offered to the North Vancouver Recreation Commission to carry out

in conjunction with their other concession services.

CARRIED.

1 Alderman Dean is recorded as voting against the motion.

10. Furnishings - Civic Centre - Report from City Administrator

2 Moved by Alderman Wills, seconded by Alderman Warne that Downs/Archambault, Architects, be retained as consultants in the provision of furnishings for the North Vancouver Civic Centre Complex on a per diem basis to a maximum amount of \$6,000, in accordance with the report of the City Administrator dated July 27th, 1973 and attached report of the Purchasing Agent dated July 26th, 1973.

CARRIED.

11. Fees - Rezoning and Land Use Contract Applications - Report from City Administrator

Moved by Alderman Warne, seconded by Alderman Wills that the City's fee schedule for rezoning applications be revised to the following, effective immediately:

- 3 (1) (a) To Multi-family Zone \$3.00 per dwelling unit proposed (\$130.00 minimum)
- (b) To Commercial or Industrial Zone \$3.00 per 1,000 sq. ft. of land area (\$130.00 minimum)
- (c) To Public Assembly \$130.00
- (d) To Single-family Zone \$100.00
- (2) Combination of above Same as No. 1

AND FURTHER THAT the City's fee for Land Use Contract applications be calculated on the following basis, effective immediately:

\$360.00 for applications covering a parcel or parcels within one development, up to and including an area of 1.0 acres; for each additional acre or part thereof, \$150.00;

AND FURTHER THAT the applicant be responsible for the City's legal fees incurred in connection with the application.

Alderman Marcino entered the meeting at 8:10 P.M.

The motion was then put and CARRIED.

7. (Cont'd) - Strata Title Subdivisions - Recommendation from Policy Committee

The Council members gave consideration at this point to the following motion by Alderman Wills, seconded by Alderman Dean, which had been made earlier in the evening:

"That Council refuse to grant approval for any strata title subdivisions for any buildings other than new structures".

4 Moved by Alderman Wills, seconded by Alderman Marcino that the motion be amended by adding thereto: "until a suitable policy can be adopted for judging the merits and advisability of such approval".

Moved by Alderman Wills, seconded by Alderman Marcino that the motion be further amended by adding the words: "and that this policy take effect at midnight, August 6th, 1973".

The second amending motion, dealing with the effective date, was put and CARRIED.

The first amending motion was then put and DEFEATED.

Alderman Dean is recorded as voting against the motion.

The following motion, as amended, was then put and CARRIED:

"That Council refuse to grant approval for any strata title subdivisions for any buildings other than new structures; and that this policy take effect at midnight, August 6th, 1973". *Rescinded  
12 Nov  
1974*

12. Towing Contract - Report from  
Purchasing Agent

Moved by Alderman Marcino, seconded by Alderman Todd that in accordance with the recommendation of the Purchasing Agent, the Council accept the offer of Superior Towing Ltd. to provide the towing services required for a three year period, commencing August 6th, 1973, and in accordance with the rate structure attached to the report of the Purchasing Agent, dated July 31st, 1973. CARRIED.

13. Bus Stop Relocation - 269 West  
Third Street - Report from City Engineer

Moved by Alderman Marcino, seconded by Alderman Dean that the report from the City Engineer dated August 1st, 1973, with respect to the relocation of the bus stop at 269 West 3rd Street be deferred and that in the meantime the City Engineer be requested to review the situation and determine whether or not the bus stop could be moved further to the west. CARRIED.

14. Traffic Control - West 3rd  
Street - Report from City Engineer

Moved by Alderman Todd, seconded by Alderman Marcino that the report from the City Engineer, dated June 20th, 1973, with respect to traffic control on West 3rd Street, be deferred until such time as Alderman Braithwaite is present at the meeting. CARRIED.

15. Strata Subdivision Approval -  
242-244 East 19th Street - Report  
from City Engineer

Moved by Alderman Warne, seconded by Alderman Wills that the application for strata subdivision of the duplex at 242-244 East 19th Street, be approved. CARRIED.

Alderman Dean is recorded as voting against the motion.

16. Strata Subdivision Approval - 270 West  
3rd Street - Report from City Engineer

Moved by Alderman Warne, seconded by Alderman Marcino that the application for approval of strata subdivision of the apartment building at 270 West 3rd Street be deferred until such time as advice has been received that the applicant has complied with the City's landscaping requirements at this development as well as at the applicant's apartment development at 1610 Chesterfield Avenue. CARRIED.

17. Four-Way Stop Sign - 23rd Street  
and St. Andrews - Report from City Engineer

Moved by Alderman Dean, seconded by Alderman Todd that in accordance with the recommendation of the City Engineer as contained in his report of August 2nd, 1973, there be no change from the two-way stop sign presently in effect at the intersection of 23rd Street and St. Andrews Avenue.

CARRIED.

18. Rezoning Application - 29th Street and  
Eastern Avenue - Report from City Solicitor

Moved by Alderman Dean, seconded by Alderman Todd that the report dated July 16th, 1973, from the City Solicitor with respect to the application from Mitten Realty Ltd.

2 for the rezoning of property at 29th Street and Eastern Avenue, be received and filed.

CARRIED.

19. Lot 9, Block 159, D.L. 271 - Report  
from City Solicitor

Moved by Alderman Warne, seconded by Alderman Dean that Bosa Bros. Construction be advised that their proposed apartment development at the southeast corner of Mahon Avenue and 2nd Street will not be blocked on the grounds that such development would result in Lots 9 and 10 in this block becoming locked in.

This motion was later withdrawn.

Moved by Alderman Warne, seconded by Alderman Wills that the Clerk be instructed to obtain a revised definition of

3 "locked-in-lots" for presentation to Council, which definition would permit the development of Lots 1 to 8, Block 159, D.L. 271, (south side of 2nd Street between Mahon and Semisch Avenues).

CARRIED.

20. Registration for Municipal Voters'  
List - Report from City Clerk

Moved by Alderman Dean, seconded by Alderman Marcino that Mrs. L. Wilson, Mrs. E. Rienstra, and Mrs. H. Gosse be

4 appointed Deputy Municipal Clerks for the period August 7th to 31st, 1973, for the purpose of taking declarations for the Municipal Voters' List.

CARRIED.

21. Local Improvement Projects -  
Lanes - Reports from City Clerk

Moved by Alderman Dean, seconded by Alderman Todd that the reports from the City Clerk with respect to the following local improvement projects on an initiative basis be received and filed:

(a) Paved lane north of 4th Street from Chesterfield Avenue to the lane west of Lonsdale Avenue;

5 (b) Paved lane north of 17th Street from the lane east of Chesterfield Avenue to the lane west of Lonsdale Avenue, and east of Chesterfield Avenue from 17th to 18th Street;

(c) Machine paving and curbing of Cotton Road from Kennard Avenue to Brooksbank Avenue;

AND THAT the necessary construction by-laws be prepared.

CARRIED.

Moved by Alderman Warne, seconded by Alderman Todd that the report of the City Clerk with respect to the construction of a paved lane on the initiative basis north of Keith Road from Delbruck Avenue to Mahon Avenue, which project was defeated, be received and filed. CARRIED.

22. MOTIONS AND NOTICES OF MOTIONS

Moved by Alderman Dean, seconded by Alderman Marcino that

- (a) the Administrator of the Social Welfare Department of the Corporations of the City and District of North Vancouver, (hereinafter called the "Corporations"), be and is hereby authorized for and on behalf of the Corporations to negotiate with, deposit with, or transfer to The Canadian Imperial Bank of Commerce, (but for the credit of the City and District of North Vancouver Family Court Division account only), all or any cheques and other orders for the payment of money, and for the said purpose to endorse the same or any of them on behalf of the Corporations either in writing or by rubber stamp;
- (b) all cheques of the Corporations be signed on their behalf by either of the Administrator of the Social Welfare Department of the Corporations of the City and District of North Vancouver or the Assistant Administrator and counter-signed by either of the Accountant or the Assistant Accountant;
- (c) the Bank be authorized to mail to the Administrator of the Social Welfare Department from time to time a statement of the account of the Corporations together with all relative vouchers and all unpaid bills lodged for collection by the Corporations and all items returned unpaid and charged to the account of the Corporations, and the Administrator or the Assistant Administrator be and are hereby authorized for and on behalf of the Corporations to sign and deliver to the said Bank the Bank's form of verification, settlement of balance and release;
- (d) the Administrator or the Assistant Administrator be and are hereby authorized for and on behalf of the Corporations to obtain delivery from the said Bank of all or any stocks, bonds and other securities held by the said Bank in safekeeping or otherwise for the account of the Corporations and to give valid and binding receipts therefor;
- (e) this resolution be communicated to the said Bank and remain in force until written notice to the contrary shall have been given to the Manager for the time being of the branch of the said Bank at which the account of the Corporations are kept; and receipt of such notice duly acknowledged in writing, and the Mayor and Clerk of the respective Municipalities are hereby authorized to execute all documents necessary to give effect to this resolution.

CARRIED.

BY-LAWS

23. Reconsideration and Final Adoption

Moved by Alderman Warne, seconded by Alderman Todd that the following by-laws be reconsidered:

"Street Lighting Area Bounded by Second Street, Mahon Avenue,

Sixth Street, St. Davids and St. Patricks Avenues,  
Local Improvement Initiative Construction By-law,  
1973, No. 4607"

"Machinery and Equipment Depreciation and Obsolescence  
Reserve Expenditure By-law, 1973, No. 4609"

CARRIED.

Moved by Alderman Warne, seconded by Alderman Todd that  
the above by-laws be finally adopted, signed by the Mayor  
and City Clerk, and sealed with the Corporate Seal.

CARRIED.

Moved by Alderman Warne, seconded by Alderman Marcino that  
"Expropriation By-law, 1973, No. 4606" (Widening of  
Marine Drive), be reconsidered.

CARRIED.

Alderman Dean is recorded as voting against the motion.

Moved by Alderman Warne, seconded by Alderman Marcino that  
"Expropriation By-law, 1973, No. 4606" be finally adopted,  
signed by the Mayor and City Clerk, and sealed with the  
Corporate Seal.

CARRIED.

Alderman Dean is recorded as voting against the motion.

#### 24. Introduction and First Readings

Moved by Alderman Warne, seconded by Alderman Todd that the  
following by-laws be introduced and read a first time in  
short form, copies of same having been distributed among all  
Council members and read by them:

"Lane North of Seventeenth Street from the lane East of  
Chesterfield Avenue to the lane West of Lonsdale Avenue,  
and East of Chesterfield Avenue from Seventeenth Street to  
Eighteenth Street Local Improvement Initiative Construction  
By-law, 1973, No. 4614"

"Cotton Road from Kennard Avenue to Brooksbank Avenue  
Street Improvement Local Improvement Initiative Construction  
By-law, 1973, No. 4611"

"Lane North of Fourth Street from Chesterfield Avenue to the  
lane west of Lonsdale Avenue Local Improvement Initiative  
Construction By-law, 1973, No. 4610"

"Street Naming By-law, 1973, No. 4613" (Winch Avenue).

CARRIED.

Moved by Alderman Warne, seconded by Alderman Marcino that  
the above by-laws be read a second time in short form.

CARRIED.

Moved by Alderman Warne, seconded by Alderman Todd that the  
above by-laws be read a third time in short form, and passed  
subject to reconsideration.

CARRIED.

Alderman Wills left the Council Chamber at 9:33 P.M. because  
of a conflict of interest.

Moved by Alderman Warne, seconded by Alderman Todd that  
"Land Use Contract By-law, 1973, No. 4612" (former Elim  
Chapel property), be introduced and read a first time in  
short form, copies of same having been distributed among all  
Council members and read by them. CARRIED UNANIMOUSLY.



Moved by Alderman Warne, seconded by Alderman Todd that "Land Use Contract By-law, 1973, No. 4612" be read a second time in short form. CARRIED UNANIMOUSLY.

Moved by Alderman Warne, seconded by Alderman Todd that "Land Use Contract By-law, 1973, No. 4612" be read a third time in short form, and passed subject to reconsideration. CARRIED UNANIMOUSLY.

Alderman Wills returned to the meeting at 9:34 P.M.

#### PROCLAMATION

##### 25. Drought - West Africa

Mayor Reid proclaimed the weekend of August 11th and 12th to be designated as African Drought Relief Weekend, and cited seven voluntary agencies in the Lower Mainland who have launched a combined appeal to raise funds for the relief of the people resident in the drought stricken areas of West Africa. He urged that all citizens of the City support the agency of their choice, or donate to the Combined Appeal for African Drought Relief.

#### INQUIRIES

##### 26. Alderman Dean - re Litter on City Streets

Alderman Dean expressed concern with respect to a letter which had been circulated to Council members for information only, in which the writer had complained of the litter on City streets, and in particular in front of one store on Lonsdale Avenue. She asked that the By-law Enforcement Officer take some action to enforce the City's Street and Traffic By-law, which provides that all store owners must keep the sidewalks in front of their premises clean.

It was suggested also that a copy of the letter in question be forwarded to the store mentioned in the letter, as well as to the North Vancouver Business Association and the Chamber of Commerce.

Mayor Reid stated he would look into the matter.

##### 27. Alderman Dean - re Employee Mileage Allowances

Alderman Dean requested that Item No. 28 on the Agenda, under "Confidential Reports", and dealing with mileage allowances for City employees, be discussed in open Council rather than in camera.

Mayor Reid advised that a motion or discussion on this subject would be out of order at this time, but would be entertained following the recess for questions from the gallery.

#### RECESS

The meeting recessed at 9:40 P.M., for the public question period, and reconvened at 9:44 P.M., with the same personnel present.

#### CONFIDENTIAL REPORTS

Moved by Alderman Warne, seconded by Alderman Todd that Items No. 27, 28 and 29 on the agenda, under "Confidential Reports" be considered by the Committee of the Whole in camera, and that Item No. 30, under this heading, be deferred until such time as Alderman Braithwaite is present at the meeting, and that the meeting now recess to Committee of the Whole in camera. CARRIED.

IN COMMITTEE OF THE WHOLE

IN CAMERA

Moved by Alderman Warne, seconded by Alderman Marcino that this Committee now rise and report to Council. CARRIED.

IN OPEN COUNCIL

Moved by Alderman Wills, seconded by Alderman Todd that the following recommendations of the Committee of the Whole be adopted:

1. THAT the report from the Land Agent dated June 12th, 1973, with respect to an application to purchase Lot B, Block 160, D.L. 271, (300 Block West 1st Street), be deferred until such time as a report is received from the Ad Hoc Committee with respect to this property.
2. THAT the report submitted by the City Administrator, dated July 27th, 1973, with respect to the Courts Function in North Vancouver, be deferred until Council has had an opportunity to discuss with Judge Mahon the report on this subject prepared by Woods Gordon.

CARRIED.

Moved by Alderman Wills, seconded by Alderman Warne that the following recommendations of the Committee of the Whole be adopted:

1. THAT the recommendation of the City Administrator with respect to the payment of monthly automobile allowances for City employees, as contained in his report dated July 25th, 1973, be adopted.
2. THAT the City Administrator be requested to recommend a policy to cover automobile mileage allowance for himself, and for other members of the City's staff for the occasional use of their automobiles on City business.

CARRIED.

Alderman Dean is recorded as voting against the motion.

Moved by Alderman Wills, seconded by Alderman Todd that this meeting now adjourn. CARRIED.

Whereupon the meeting adjourned at 10:23 P.M.

CERTIFIED CORRECT:

  
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 CITY CLERK

  
 \_\_\_\_\_  
 MAYOR

MINUTES of the Regular Meeting of the City Council held in the Second Floor Court Room of the Justice Administration Building on Monday, August 20th, 1973, at 7:30 P.M.

Present:

Mayor T.H. Reid, Alderman J.B. Braithwaite, Alderman S.A. Dean, Alderman F.S. Marcino, Alderman J.M. Warne, Alderman C.E. Wills, City Administrator E.A. Raymond, City Clerk A.S.J. Gibb, and Committee Clerk Mrs. E. Rienstra.

Mayor Reid called this Regular Meeting of Council to order.

1. MINUTES

Moved by Alderman Dean, seconded by Alderman Marcino that the Minutes of the Public Hearing of Council held on August 6th, 1973, and of the Regular Meeting of Council held on August 6th, 1973, be taken as read and adopted as circularized.

CARRIED.

DELEGATIONS

2. Traffic Light Removal at MacKay Avenue - Marine Drive intersection.

Moved by Alderman Dean, seconded by Alderman Marcino that Mr. D. Walker, Transit Planning Section, British Columbia Hydro and Power Authority, be heard. CARRIED.

Mr. D. Walker presented to the meeting a plan which he said indicated the operation of routes and how services are linked, with particular reference to the 88 MacKay and 86 Highland routes, and he said that if the traffic signal on Marine Drive at MacKay Avenue is removed and a physical barrier constructed on Marine Drive which would restrict left turns off MacKay Avenue this could result in major operating problems, a reduction in the efficiency of the operation and frequency of service, and possibly even the elimination of one of these routes altogether.

Mr. Walker requested that the traffic signal not be eliminated, and that no physical barrier be constructed on Marine Drive which would restrict left turns off MacKay Avenue, at least until a review can be made by the City's Engineering staff and B.C. Hydro staff. Mr. Walker said he understood that the elimination of the traffic signal and the placing of a physical barrier was to take place on September 1st, 1973, and he did not feel that this was sufficient time for B.C. Hydro to make changes in their schedules, and he asked that Council consider extending this date by one month in order to give the City Engineer's staff and B.C. Hydro an opportunity to establish a workable arrangement which would be agreeable to both parties.

Moved by Alderman Dean, seconded by Alderman Braithwaite that the City Engineer be advised to meet with B.C. Hydro Planning Department to discuss the three alternatives set out in Mr. Scott's report dated August 10th, 1973, AND FURTHER that action on the removal of the traffic light at MacKay Avenue be deferred until the first Council meeting after the joint meeting with the District of North Vancouver which takes place on August 29th, 1973.

Moved by Alderman Warne, seconded by Alderman Dean that the motion be amended by deleting those words after "deferred" and inserting instead: "until October 1st, 1973".

The amending motion was then put and carried.

1 The motion as amended was then put and CARRIED.

CORRESPONDENCE

- 3. Charles H. Burns, Capilano N.D.P., re the Four Seasons development - requesting Council support.

2 Moved by Alderman Warne, seconded by Alderman Wills that the City of Vancouver be advised that the Council of The Corporation of the City of North Vancouver requests that their planning of the "Four Seasons Property" consider the effects of any development on traffic on the North Shore.

CARRIED.

REPORTS OF COMMITTEES AND STAFF REPORTS

- 4. Purchase by the City of mineral claims in the City watershed area - report from Acting City Administrator

3 Moved by Alderman Wills, seconded by Alderman Warne that Mr. G. Roy Long be advised that the City is willing to purchase the mineral claims covering 160 acres in the City's watershed held by Lynn Valley Copper Company Ltd., being Lots 1942 to 1946 inclusive, for the sum of \$3,500.00, the said sum of \$3,500.00 to be included in the Water Supply System Revenue Fund when the 1973 Budget is revised after October 1st, 1973, and that the City Solicitor be instructed to make all necessary arrangements for conveyance of the aforesaid mineral claims into the City's ownership, and the Mayor and Clerk be hereby authorized to sign and affix the Corporate Seal to any documents necessary to effect this transfer.

Moved by Alderman Dean, seconded by Alderman Braithwaite that this matter be referred back to staff to ascertain the number of claims still in existence and any other pertinent information.

CARRIED.

- 5. Appointment of a Court of Revision for 1974 Voters' List - report from the City Clerk

4 Moved by Alderman Warne, seconded by Alderman Wills that Alderman Braithwaite and Alderman Marcino be appointed with the Mayor, to form the Court of Revision for the 1974 Voters' List, which Court shall sit on the first day of October, 1973, in accordance with the requirements of the Municipal Act.

CARRIED.

- 6. Local Improvement Petition - Lane North of 2nd Street from Moody Avenue to Queensbury Avenue - Report from City Clerk

5 Moved by Alderman Dean, seconded by Alderman Warne that the City Engineer be instructed to prepare the necessary reports and estimates of costs for the construction of the following work as a local improvement:

Lane North of Second Street from Moody Avenue to Queensbury Avenue.

CARRIED.

7. Portion of road allowance adjacent to property at 1621 Bewicke Avenue - Report from Land Agent with respect to request of Mrs. M. Sherlock

The City Clerk gave some background information with respect to this item, and stated he had received a memorandum dated August 20th, 1973, from the General Superintendent of the City of North Vancouver saying his Department sees no reason to obtain this triangular piece of property, since there appears to be little likelihood that this will ever become a through street, due to the existence of creeks, ravines and other street closures.

Moved by Alderman Warne, seconded by Alderman Wills that this matter be referred back to staff for further information with respect to the estimated value of this property, AND FURTHER whether this piece of property could be of any value in future for road purposes and how this triangular portion was obtained in the first instance. CARRIED.

8. Review of Landlord and Tenant Act by the Law Reform Commission of B.C. - Report from Land Agent

Moved by Alderman Dean, seconded by Alderman Wills that the Liaison Officer for the City of North Vancouver Landlord and Tenant Advisory Bureau be authorized to present the comments contained in his report dated August 15th, 1973, to the Law Reform Commission of British Columbia.

Moved by Alderman Braithwaite, seconded by Alderman Marcino that Item #5 in the Land Agent's report be amended to show that damage deposits be limited to \$35.00 for an unfurnished suite, and to \$50.00 for a furnished suite.

Moved by Alderman Dean, seconded by Alderman Braithwaite that Miss Lundy be heard. CARRIED.

Miss T. Lundy stated she is a tenant and a member of the North Vancouver Tenants Association. Miss Lundy said that the City of North Vancouver is one of only two municipalities who allow security deposits, and that in other municipalities this is an illegal practice, and she asked that the Council reconsider the policy of allowing damage and security deposits.

The amending motion was then put and defeated.

Moved by Alderman Warne, seconded by Alderman Marcino that Item #3 in the Land Agent's report be amended to show that a Landlord should not be required to give, in writing, the reason for his giving Notice to Vacate to the tenant provided that sufficient notice, such as three months, is given.

The amending motion was then put and defeated.

The main motion was then put and CARRIED.

9. Grand Holdings Ltd. - Application to purchase Lot 20, Block 137, D.L. 271 (Exchange for City Lot 16, in the same block).

Moved by Alderman Warne, seconded by Alderman Marcino that the sale of Lot 20, Block 137, D.L. 271, to Grand Holdings Ltd. be approved subject to the Purchaser giving to the City of North Vancouver a Deed of Land free and clear of all encumbrances to Lot 16, Block 137, D.L. 271, and to the demolition of all buildings on the said Lot 16 being the

responsibility of the Purchaser and the property being left in a clean condition and free from all debris; AND SUBJECT further to payment being received by the City of North Vancouver from the Purchaser in the amount of \$6,000.00; AND FURTHER that any applicable real estate fees be borne by the Purchaser; AND FURTHER that the necessary by-law be prepared.

The motion was then put and carried.

Moved by Alderman Warne, seconded by Alderman Marcino that the City Engineer be requested to prepare plans for the development of Lot 16, Block 137, D.L. 271, together with the portion of Semisch Avenue proposed to be closed and added to this Lot as a playground, and to include the funds for same in his estimates for the 1974 budget. CARRIED.

10. Traffic Control on West Third Street -  
Report from the City Engineer

Moved by Alderman Warne, seconded by Alderman Marcino that the first five recommendations contained in the City Engineer's report dated June 20th, 1973, be adopted.

Moved by Alderman Wills, seconded by Alderman Warne that the motion be amended as follows: and that recommendation #4 in the said report be amended by adding the following words:  
2 "and one at St. Andrews Avenue, the need for all to be re-viewed once the Low Level Road is operational". CARRIED.

The motion as amended was then put and CARRIED.

11. Application for Strata Title Subdivision of  
Apartment Building at 270 West Third Street -  
Report from the City Engineer

The City Clerk gave some of the background information in this case, and said that the City Engineer, in a memorandum, stated his Department has no objections to the proposal of posting a \$5,000.00 bond for each property to guarantee completion of the landscaping to his satisfaction.

The City Clerk also stated that he was handed a letter this evening from the Toronto-Dominion Bank in which they stated they undertake to guarantee the City of North Vancouver to the extent of \$10,000 that landscaping work will be completed to the City's satisfaction.

Moved by Alderman Wills, seconded by Alderman Warne that the  
3 application for approval of strata subdivision of the apartment building at 270 West 3rd Street be approved SUBJECT TO a \$5,000.00 Bond being posted for each of the properties at 270 West Third Street and 1610 Chesterfield Avenue. CARRIED.

12. Application for Strata Title Subdivision of  
Lot "F", Block 133, D.L. 274 - Report from  
the City Engineer. (131 West 4th Street)

Moved by Alderman Dean, seconded by Alderman Warne that the  
4 application for strata title subdivision of Lot "F", Block 133, D.L. 274, be approved. CARRIED.

Moved by Alderman Dean, seconded by Alderman Braithwaite that  
5 Council require in all applications for strata title subdivision that all patios and balconies be classified as common property. CARRIED.

13. Application for a Land Use Contract at 121 East 12th Street - Report from the Acting City Administrator

Moved by Alderman Dean, seconded by Alderman Braithwaite that Council await the Planning Consultant's report as to how this property and others in a similar situation may be developed.

Moved by Alderman Wills, seconded by Alderman Warne that Mr. J. Black of North Shore Realty, be heard. CARRIED.

Mr. Black said that if this property were to be rezoned to Apartment Zone the maximum number of suites would be probably not more than four.

The motion was then put and CARRIED.

14. Rezoning to P-1 Public Use and Assembly Zone, Lot 7, Block 12, D.L. 272, 1200 Block Heywood Street - Reports from Urban Programme Planners and the Land Agent

Moved by Alderman Dean, seconded by Alderman Wills that Lot 7, Block 12, D.L. 272, Plan 4692 be rezoned from RS - Single Family Use to P-1 - Public Use and Assembly 1, AND FURTHER that a Public Hearing be called for September 10th, 1973, for this purpose, AND THAT the necessary by-law be prepared. CARRIED.

15. Proposed Amendment to Zoning By-law re "locked-in" lots - Reports from Acting City Administrator, City Engineer, Urban Programme Planners and Advisory Planning Commission

Moved by Alderman Marcino, seconded by Alderman Wills that Section 413 of the City's Zoning By-law be amended by deleting the word "residential" and adding the words: "It shall be unlawful to construct a building or structure in an RM-1 or RH Apartment Zone which will create a locked-in lot, AND THAT a Public Hearing be held to consider this amendment to the Zoning By-law.

Moved by Alderman Warne, seconded by Alderman Wills that the motion be amended by adding the words: "subject to approval of the wording of the amendment by the City Solicitor".

The amending motion was then put and carried.

The motion as amended was then put and CARRIED.

Moved by Alderman Marcino, seconded by Alderman Wills that Council adopt, subject to approval by the City Solicitor, items 1, (a), (b), (c) and 2 contained in the report of Urban Programme Planners dated August 7, 1973, AND THAT a Public Hearing be held to consider these changes to the Zoning By-law.

Moved by Alderman Wills, seconded by Alderman Dean that the recommendations contained in the report of Urban Programme Planners, dated August 7, 1973, be referred back to the City Administrator for clarification of the wording.

CARRIED.

16. Report from Minister of Municipal Affairs - re Alderman Dean's report on City Administration, and report of City Administrator.

Moved by Alderman Warne, seconded by Alderman Wills that this report be released to the public.

CARRIED UNANIMOUSLY



17. Application for strata subdivision (conversion)  
1450 Chesterfield Avenue - Report from City  
Engineer

Moved by Alderman Marcino, seconded by Alderman Braithwaite that, in view of the policy adopted by Council on August 6th, 1973, and that this application is for an older building, that this application be refused. CARRIED.

18. Land Use Contract Application by New World Music  
Promotions - Report from Acting City Administrator  
and the City Engineer. (135 West 1st Street).

The City Clerk handed to the meeting some plans and elevations with respect to this application.

Moved by Alderman Warne, seconded by Alderman Wills that Council approve in principle the application by New World Music Promotions, subject to later approval of the documents prepared by staff for development of the property at 135 West 1st Street under a Land Use Contract, waiving those areas of non-compliance with the existing by-law but meeting the construction requirements of the 1970 National Building Code, with the proviso that, providing they can obtain the necessary agreements and post the necessary bonds for off-site parking, they be permitted to develop on the basis of thirty-three parking spaces with a firm commitment to participate in the Lower Lonsdale Parking Scheme on the basis of thirty-five parking spaces, and any other appropriate items found on later investigation by staff.

Moved by Alderman Dean, seconded by Alderman Warne that the representative of this Company, sitting in the Public Gallery, be heard. CARRIED.

Mr. Jeffrey Ehrlich said it is their intention to create a musical-listening club, and this would not include loud or rock-n-roll music, and he said it will have a small stage which would also limit the volume of music which they could have.

Mr. Ehrlich said his architect would answer any questions with respect to the condition of the building and whether it could be brought up to the National Building Code standard.

Mr. Ehrlich confirmed that he had given the City affidavits with respect to off-site parking.

The motion was then put and CARRIED.

#### MOTIONS AND NOTICES OF MOTIONS

##### BY-LAWS

19. Recommendation and Final Adoption

Moved by Alderman Wills, seconded by Alderman Warne that the following by-laws be reconsidered:

"Lane North of Seventeenth Street from the lane East of Chesterfield Avenue to the lane West of Lonsdale Avenue, and East of Chesterfield Avenue from Seventeenth Street to Eighteenth Street Local Improvement Initiative Construction By-law, 1973, No. 4614".

"Cotton Road from Kennard Avenue to Brooksbank Avenue Street Improvement Local Improvement Initiative Construction By-law, 1973, No. 4611".

"Lane North of Fourth Street from Chesterfield Avenue to the lane West of Lonsdale Avenue Local Improvement Initiative Construction By-law, 1973, No. 4610".

"Tax Sale Properties Reserve Expenditure By-law, 1973, No. 4598".

"Library Loan Authorization By-law, 1973, No. 4565".

CARRIED UNANIMOUSLY.

Moved by Alderman Wills, seconded by Alderman Warne that the above by-laws be finally adopted, signed by the Mayor and City Clerk, and sealed with the Corporate Seal.

CARRIED UNANIMOUSLY.

Alderman Wills left the meeting at this point.

Moved by Alderman Warne, seconded by Alderman Marcino that "Land Use Contract By-law, 1973, No. 4612" be reconsidered.

CARRIED UNANIMOUSLY.

Moved by Alderman Warne, seconded by Alderman Marcino that the above by-law be finally adopted, signed by the Mayor and City Clerk, and sealed with the Corporate Seal.

CARRIED UNANIMOUSLY.

Alderman Wills returned to the meeting at this point.

#### 20. Introduction and First Readings

Moved by Alderman Warne, seconded by Alderman Marcino that "Highways Stopping Up and Closing By-law, 1973, No. 4615" be introduced and read a first time in short form, copies of same having been circularized among all Council members and read by them.

CARRIED.

Moved by Alderman Warne, seconded by Alderman Marcino that the above by-law be read a second time in short form.

CARRIED.

Alderman Dean is recorded as voting against the motion.

Moved by Alderman Warne, seconded by Alderman Marcino that the above by-law be read a third time in short form and passed subject to reconsideration.

CARRIED.

Alderman Dean is recorded as voting against the motion.

Moved by Alderman Warne, seconded by Alderman Marcino that "Land Sales By-law, 1973, No. 4616" be introduced and read a first time in short form, copies of same having been circularized among all Council members and read by them.

CARRIED.

Moved by Alderman Warne, seconded by Alderman Marcino that the above by-law be read a second time in short form.

CARRIED.

Alderman Braithwaite is recorded as voting against the motion.

Moved by Alderman Warne, seconded by Alderman Marcino that the above by-law be read a third time in short form and passed subject to reconsideration.

CARRIED.

Alderman Braithwaite is recorded as voting against the motion.

#### INQUIRIES

Alderman Braithwaite inquired if Council had passed a resolution with respect to cancelling the ten-minute question

period from the gallery, and was informed by the City Clerk that Council had generally agreed, within last two months, that this question period may be cancelled, but that no motion had been made to that effect.

Alderman Marcino inquired if a date had been set for the official opening of the Lynn Creek Bridge.

Mayor Reid replied that it was hoped the official opening could take place on September 7th, but this would depend on whether or not work had been completed at that time.

Alderman Warne inquired if appointments had been made to the School District Committee on Community Schools.

Mayor Reid replied that it was his recollection that Alderman Marcino and Alderman Todd had been appointed and had been so informed, but he would check on the matter.

Moved by Alderman Wills, seconded by Alderman Warne that this meeting now recess for the purpose of meeting as a Committee of the Whole in camera. CARRIED.

The Meeting recessed at 10:20 P.M.

IN COMMITTEE OF THE WHOLE

IN CAMERA

IN OPEN COUNCIL

The Meeting reconvened at 10:40 P.M. with the same personnel present.

Moved by Alderman Wills, seconded by Alderman Warne that the following recommendations of the Committee of the Whole be adopted:

1. THAT the members of Council meet at the City Hall on next Saturday, August 25th, 1973, at 9:30 A.M. to tour the City-owned ravine lots.
2. THAT the report dated August 10th, 1973, from the City Engineer with respect to the MacKay Diversion be received and filed.
3. THAT the offer of land to the City in the area East of Trans Canada Highway (Lynn Triangle) be referred back to staff for further information. CARRIED.

24. New Capilano College - advertising

Moved by Alderman Wills, seconded by Alderman Warne that this item be introduced. CARRIED.

Moved by Alderman Wills, seconded by Alderman Warne that the sum of \$50.00 (Fifty Dollars) be authorized for an advertisement to congratulate Capilano College on the opening of their new campus. CARRIED.

5 Alderman Dean is recorded as voting against the motion.

ADJOURNMENT

Moved by Alderman Warne, seconded by Alderman Wills that this meeting now adjourn. CARRIED.

Whereupon the meeting adjourned at 10:50 P.M.

CERTIFIED CORRECT:

  
\_\_\_\_\_  
CITY CLERK

  
\_\_\_\_\_  
MAYOR