

THE CORPORATION OF THE CITY OF NORTH VANCOUVER

MINUTES of a Public Hearing of the City Council, held in the Council Chamber, City Hall, 141 West 14th Street, North Vancouver, B.C., on Monday, August 12, 1985 at 7:30 P.M.

Present:

COUNCIL MEMBERS

Mayor J.E. Loucks  
Alderman A.B. Blair  
Alderman R.C. Clark  
Alderman S.J. Dean  
Alderman R.E. Hall  
Alderman D.M. Taylor

STAFF MEMBERS

E.A. Raymond, Administrator/  
Clerk  
L.E. Wilson, Deputy Clerk  
B. Hawkshaw, Assistant to  
Administrator  
F.A. Smith, Deputy Director,  
Development & Licensing Ser.  
R.H. White, City Planner

The Hearing was called to order at 7:42 P.M.

BY-LAW NO. 5653

Mr. Hawkshaw advised that By-law No. 5653 was for the purpose of rezoning Lot D, Blocks 36/37/38, D.L. 552, Plan 20378, and Lots 15 - 19, inclusive, Block 38, D.L. 552, Plan 3412, located between 17th and 19th Streets, west of Fell Avenue, from RS One-Family Residential Zone to CD-88 Comprehensive Development 88 Zone, to permit construction of a townhouse development comprised of 67 dwelling units. He said the applicant for the rezoning is Buron Building and Construction Ltd.

Mr. White displayed a coloured rendering of the project, and explained the requirements of the amending by-law with respect to lot coverage, floor space ratio, setbacks, parking facilities, and provisions for storage of refuse containers. He noted that the development complies with the Official Community Plan with respect to the open space criteria and density, noting that the density is 16 units per acre for the overall mix, with a density of 8-12 units per acre in the northern section of the site and 16-30 units per acre in the southern portion. He added that included in the 67 units are 5 units designed for handicapped persons.

Mr. White said the developer is agreeable to entering into an agreement with the City, in accordance with Section 215 of the Land Title Act, to ensure mutual emergency access and the provision of water services between Phase I of the project to the west and this portion of the development, being Phase II. He added that the Advisory Design Panel and the Advisory Planning Commission have recommended approval of the development.

Mayor Loucks asked anyone in the public gallery to comment if they felt their property would be affected by the proposed rezoning.

A gentleman, resident at 808 West 19th Street, expressed concern that the buildings on the northern end of the site, adjoining 19th Street, will block the view for the people presently resident on the north side of the street. Mr. Crockart, the Architect for the project, replied that the height of the buildings facing 19th Street is 28 feet, but they drop down to the lower slope at the rear to three storeys.

Mr. Schiemann, resident at 1724 Fell Avenue, indicated his home is across Fell Avenue from the project, and he questioned the reduction in required parking spaces, expressing concern that with insufficient on-site parking there is a possibility that occupants of the units will park in front of his residence, depriving him of the available on-street parking.

Mr. White explained the reason for the reduction in the provision of parking spaces, namely that some occupants in the lower income groups will not possess vehicles. He noted that if there is a future need for additional parking this will be arranged through the removal of some of the landscaping.

Mayor Loucks recessed the Hearing at 7:55 p.m. to call the Council Meeting to Order and the Hearing then reconvened at 7:56 p.m. with the same personnel present.

In response to a question Mr. Crockart advised that there is a shortage of ten parking spaces, and that in view of the fact the project will be owned by a co-operative, with the units being pre-sold, the developer has been able to determine the number of vehicles for which parking facilities will be required. He noted that the original design of the project has not been altered, and that the area for the initially required number of parking spaces is still intact, but is covered with landscaping.

BY-LAW NO. 5654

Mr. Hawkshaw advised that this by-law is for the purpose of amending the text of Part 9 of the Zoning By-law insofar as it pertains to Lot E, Blocks 37/38, D.L. 552, Plan 20376, zoned CD-81 Comprehensive Development 81 Zone, located between Seventeenth Street and Cumberland Crescent, east of Hamilton Avenue, so as to permit a number of unconcealed parking spaces on site, a reduction in the floor area of the permitted accessory use, and in the gross floor area of the principal buildings, and a relaxation of the regulations with respect to the location of surface parking. He said the applicant for the rezoning is Marin Developments Ltd./T. Hale Architect. /.

Mr. White explained the purpose of the proposed amending by-law, namely to amend the text of the Zoning By-law with respect to the CD-81 Zone, which presently exists on this site, located at the corner of 17th Street and Hamilton Avenue, to permit a small number of unconcealed surface parking spaces on the site.

Mr. White indicated that the provision of a good fire access route through the site provided an opportunity to include on-grade parking spaces immediately adjacent thereto, which would provide a cost saving to the developer, who is attempting to produce affordable housing. The amending by-law will permit fifteen of the required 75 concealed parking spaces to be moved above grade. In addition, the draft by-law provides for clarification of a permitted accessory use, which is designed for a community use daycare facility. He added that the Advisory Design Panel has viewed the plans and recommends approval, but that the Advisory Planning Commission expressed concern that the additional surface parking would reduce the amount of open space on the site.

Mayor Loucks asked anyone in the public gallery to comment if they felt their property would be affected by the proposed rezoning, and no one did so.

Mr. Andre Molnar, developer and a representative of the architectural firm of T. Hale Architect, then responded to the questions of Council members. Mr. Molnar indicated that it had been the intention from the beginning that the project would be kept at the lower end of the market for affordable housing.

Moved by Alderman Dean, seconded by Alderman Clark that the Hearing adjourn.

CARRIED

The Hearing adjourned at 8:10 p.m.

John E. Louch  
MAYOR

Ed Raymond  
CITY CLERK

THE CORPORATION OF THE CITY OF NORTH VANCOUVER

MINUTES of the Regular Meeting of the City Council, held in the Council Chamber, City Hall, 141 West 14th Street, North Vancouver, B.C., on Monday, August 12, 1985, at 7:30 P.M.

Present:

COUNCIL MEMBERS

Mayor J.E. Loucks  
Alderman A.B. Blair  
Alderman R.C. Clark  
Alderman S.J. Dean  
Alderman R.E. Hall  
Alderman D.M. Taylor

STAFF MEMBERS

E.A. Raymond, Administrator/  
Clerk  
L.E. Wilson, Deputy Clerk  
B. Hawkshaw, Assistant to  
Administrator  
\*G.H. Brewer, Director,  
Purchasing & Property Ser.  
F.A. Smith, Deputy Director,  
Development & Licensing Ser.  
R.H. White, City Planner

The meeting was called to order at 7:55 P.M.

Moved by Alderman Dean, seconded by Alderman Blair that the meeting recess for the purpose of continuing the Public Hearing commenced earlier this evening.

CARRIED

The meeting recessed at 7:56 P.M., and reconvened at 8:10 P.M., with the same personnel present, with the addition \*of Mr. G.H. Brewer, Director of Purchasing and Property Services.

1. ADOPTION OF MINUTES

Moved by Alderman Blair, seconded by Alderman Dean, that the minutes of the following meetings be adopted as circulated:

- (a) Public Hearing - July 22, 1985
- (b) Regular Council Meeting - July 22, 1985
- (c) Special Council Meeting - July 29, 1985

CARRIED

2. DELEGATIONS

- (a) Mr. Brian O'Sullivan  
Re: Building Permit 800 Block West 1st Street

Mr. William Britton advised he was appearing before Council this evening on behalf of Mr. Brian O'Sullivan who is out of the City and not able to attend.

Mr. Britton submitted for circulation to Council members a letter from O'Sullivan Painting dated August 12th, which referred to the City Clerk's letter of July 25, 1985, laying out the conditions which were set by Council for the development of Lot 8. He said some of these conditions were quite different from the original M-3 zoning, and would result in a building of reduced size, which would be economically unfeasible.

Mr. Britton then responded to questions of Council members as to why the conditions imposed would prove to be a hardship.

It was suggested that Mr. Britton be provided with a copy of the draft amending by-law for the proposed M-5 Industrial Zone.

- 1  
 (b) Carol McNeill  
 Re: Interlude Escorts

Mr. Hawkshaw advised that the appearance of the delegation from Interlude Escorts had been deleted from the agenda.

- 2  
 (c) C.J. Ventures Inc.  
 Re: Rezoning Application - 2132-2136 Eastern Avenue

✓ 1  
 Mr. Cliff Matthews was present and spoke on behalf of C.J. Ventures, applicants for the rezoning of property at 2132-2136 Eastern Avenue. He distributed copies of a letter dated August 12, 1985, to Council members, in which was outlined the history of the application for rezoning, noting it had been approved by the Advisory Design Panel and by the Technical Planning Committee, with qualifications, and stated that the project conforms to the Official Community Plan. He asked that Council give full consideration to the requested rezoning, with a view to allowing them to proceed to the next stage.

Mr. Matthews then answered the questions of Council members.

Mayor Loucks thanked Mr. Matthews for his presentation.

### 3. CORRESPONDENCE

- 3  
 (a) The Corporation of the District of West Vancouver - August 1, 1985  
 Re: North Shore Waste Exchange Program

Moved by Alderman Dean, seconded by Alderman Taylor that the maximum sum of \$450 be expended from the contingency fund for the cost of the City's share of retaining the two students to complete the North Shore Waste Exchange Program, subject to the District of North Vancouver funding the program in a similar manner; and to have the evaluation of this program include the overrun.

CARRIED UNANIMOUSLY

### 4. REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES, AND STAFF

- 4  
 (a) Amendment to Schedule "A" (Map) to Noise Control By-law No. 5465

Report: Director of Personnel Services -  
 July 29, 1985

Moved by Alderman Taylor, seconded by Alderman Blair that the "Noise Control By-law, 1983, No. 5465, Amendment By-law, 1985, No. 5658" be put forward for first readings.

CARRIED

(b) Tax Exemption Proposal - Cloverley HouseReport: Director, Development & Licensing  
Services - August 1, 1985

Moved by Alderman Hall, seconded by Alderman Dean that that the Marineview Personal Care Housing Society be advised that the City is not prepared to grant a tax exemption for 1057 Cloverly Street, North Vancouver (Lot 12, Block 5, D.L. 272); and further recommend that staff report back with recommendations by August 1, 1986 to deal with financial assistance to non-profit and community based organizations as a part of the 1986 planning program.

CARRIED(c) Tax Exemption Proposal - Grand Boulevard  
Preschool

Report: City Planner - August 7, 1985

Moved by Alderman Hall, seconded by Alderman Blair that Grand Boulevard Preschool be advised that if they qualify as a non-profit organization under Section 400(2)(c) and (d) of the Municipal Act, the City may give favourable consideration to their application for tax exemption, should such application be necessary.

Moved by Alderman Dean, seconded by Alderman Taylor that the motion be tabled until further information is obtained from the B.C. Assessment Authority.

DEFEATED

Moved by Alderman Hall, seconded by Alderman Dean that the motion be tabled until such time as all members of Council are in attendance.

CARRIED(d) Rezoning Application - C.J. Ventures/Crockart,  
2132-2136 Eastern Avenue

Report: City Planner - August 6, 1985

Moved by Alderman Taylor, seconded by Alderman Dean that the individuals who expressed their concern in a letter dated February 19, 1985, regarding the application for the rezoning of properties in the 2100 Block Eastern Avenue, be heard.

CARRIED

Mayor Loucks called out the names of the following people, and none responded:

Lillian Corben, 2124 Eastern Avenue  
Annina Fletcher, 2112 Eastern Avenue  
Gemma Ludovici, 2112 Eastern Avenue  
Mr. & Mrs. D. Reinertson, 2144 Eastern Avenue

Moved by Alderman Dean, seconded by Alderman Hall that the report of the City Planner, dated August 6, 1985, dealing with the application for the rezoning of 2132 to 2136 Eastern Avenue, be tabled for consideration until such time as all members of Council are in attendance.

CARRIED

Received  
21 Oct 85  
3

(e) Revisions to Street and Traffic By-law No. 4949  
as Amended

Report: Director, Purchasing and Property  
Services - August 6, 1985

Moved by Alderman Dean, seconded by Alderman Clark that City Clerk be authorized to prepare a draft Bylaw to amend the City Street and Traffic Bylaw, 1976, No. 4949 as amended to accommodate those changes contained in the report submitted by the Director of Purchasing and Property Services, dated August 6, 1985, the effective date to be November 1, 1985.

CARRIED UNANIMOUSLY

(f) Local Government Liability - Memo from Mayor  
M.B. Couvelier

Report: Director, Purchasing and Property  
Services - August 2, 1985

Moved by Alderman Hall, seconded by Alderman Dean that the City Clerk be requested to send letters to Members of Cabinet and our two M.L.A.'s supporting U.B.C.M.'s July 5, 1985 letter with respect to local government liability;

AND FURTHER to request the Province to:

- a. have the Superintendent of Insurance to meet with the insurance underwriters to determine the feasibility of establishing a rating system for municipalities and Regional Districts to assist the insurers in determining those factors which will assist in establishing equitable premiums for Comprehensive General Liability and Errors and Omissions coverage.
- b. to review Section 754 of the Municipal Act with the view to changing that section to require that writs drawn under 754 must also be served within the stipulated 6 month period.

CARRIED UNANIMOUSLY

(g) Bus Stop - East Grand Boulevard at 13th Street

Report: Superintendent, R.C.M.P. - July 16,  
1985

Moved by Alderman Dean, seconded by Alderman Clark that the following motion, tabled by Council on July 8, 1985 be lifted from the table:

THAT a bus lay-by area not be constructed at the bus stop south of East 13th Street on the west side of East Grand Boulevard at this time;

AND THAT the North Shore Safety Council be thanked for bringing this matter to the attention of Council and advise that a lay-by may be constructed in the future if the routine monitoring of traffic operations by both the City and B.C. Transit staff indicates the warrant for this facility.

CARRIED

The motion dealing with construction of a bus stop lay-by area on the west side of East Grand Boulevard was then CARRIED.

(h) Restrictive Covenant - Buron Phase II

Report: City Planner - August 6, 1985

Moved by Alderman Taylor, seconded by Alderman Hall that the Mayor and Clerk be authorized to sign and seal the Land Title Act Section 215 Covenant substantially in the form of the Covenant dated August 6, 1985 as attached to the report of the City Planner dated August 6, 1985 subject to final consideration of Bylaw No. 5653.

CARRIED

Alderman Dean is recorded as voting contrary to the motion.

(i) Advertising - Expo '86 Committee

Report: Alderman S.J. Dean, Committee Chairman - August 6, 1985

Moved by Alderman Dean, seconded by Alderman Blair that the Expo '86 Committee be authorized to expend the remaining funds available (\$3,297.65) authorized by Council resolution dated August 20, 1984 for Welcome Magazine, for the purpose of a joint advertisement with the District of North Vancouver in the Chamber of Commerce sponsored publication "Community Profile".

CARRIED

Alderman Clark is recorded as voting against the motion.

(j) Victim Assistance Program

Report: Treasurer/Collector - August 7, 1985

Moved by Alderman Dean, seconded by Alderman Clark that in accordance with the request of Superintendent R.O. Byrne, the 1985 budget allocation for Crime Prevention be increased by \$500 and that the required funding be provided from Contingency Account.

CARRIED UNANIMOUSLY

(k) Tempe Heights - Phase I, 35 Lots - Marketing

Report: Land Agent - July 29, 1985

Moved by Alderman Taylor, seconded by Alderman Clark that the Offer to Purchase a lot in Phase I of the Tempe Heights Subdivision as identified in the July 29, 1985 report of the Land Agent, be accepted;

AND FURTHER THAT the Mayor and City Clerk be authorized to execute the documentation necessary to complete this sale.

CARRIED UNANIMOUSLY

(l) Offsite Parking Covenant for the Rusty Gull Pub

Report: Planning Technician - July 29, 1985



Moved by Alderman Taylor, seconded by Alderman Dean that the Mayor and Clerk be authorized to execute and seal the off-site parking covenant for Lot M, Block 167, D.L. 274, which is a covenant providing for 14 off-site parking spaces to serve 175 East 1st Street.

CARRIED

1  
 (m) Proposed Zoning Amendment - South of 1st Street  
 Between Bewicke and Hanes Avenue

Report: City Planner - August 7, 1985

Moved by Alderman Taylor, seconded by Alderman Blair that the proposed Zoning Amendment By-law for property on the south side of First Street between Bewicke and Hanes Avenue (Block 20 and 21, D.L. 265) be referred to the Advisory Planning Commission for report.

CARRIED

Alderman Dean and Alderman Clark are recorded as voting against the motion.

2  
 (n) Conditional Building Permit - O'Sullivan  
 Painting

Report: Director, Development & Licensing  
 Services - August 7, 1985

Moved by Alderman Hall, seconded by Alderman Clark that the matter of the conditional building permit for the development of Lot 8, Block 20, D.L. 265, Plan 19543, be tabled until such time as all Council members are present.

CARRIED

3  
 (o) Rezoning Application - 3rd and Chesterfield -  
 ESSO

Report: Planning Technician - August 6, 1985

Moved by Alderman Dean, seconded by Alderman Hall that the application to rezone Lots 9 and 10, Block 139, D.L. 274, and Lot C, Block 139, D.L. 271/274, submitted by Esso Petroleum Canada Limited be referred to the Advisory Planning Commission for a report.

CARRIED

4  
 (p) Proposed Plaza and Turnaround Reduction -  
 IntraWest

Report: Director, Development & Licensing  
 Services - August 7, 1985

Moved by Alderman Hall, seconded by Alderman Clark that Lonsdale Quay be advised that in accordance with Clause 3 of the August 31st, 1984 Agreement between the City and the British Columbia Development Corporation, the City is only prepared to approve the installation of a pedestrian plaza (square) complete with circular turnaround in accordance with the radius' earlier approved and the plans earlier submitted for the development of this public plaza area located on Parcel "K".

CARRIED

Alderman Taylor is recorded as voting against the motion.

(q) Family Suite Application - 818 East 7th Street

Report: Planning Technician - August 7, 1985

Moved by Alderman Hall, seconded by Alderman Dean that the application to install a family suite in the dwelling at 818 East 7th Street, received from Mr. G. Anderson, be approved, and a family suite permit be issued upon the applicant's compliance with the following conditions:

- 1) submission of a sworn Statutory Declaration that the suite will be occupied only in accordance with the zoning by-law;
- 2) execution and registration of a Section 215 Covenant pursuant to the Land Title Act, covenanting to discontinue the use of the family suite whenever such suite ceases to be used in accordance with the Zoning By-law;

AND FURTHER THAT Council authorize the Mayor and Clerk to execute the necessary legal documents on behalf of the City.

CARRIED

(r) B.C. Hydro Office Use - 160 Hanes Avenue

Report: City Planner - August 6, 1985

Moved by Alderman Taylor, seconded by Alderman Hall that the Mayor be authorized to send a letter to the Hon. Stephen Rogers, Minister responsible for B.C. Hydro and Power Authority, including Council's resolutions and attendant materials, on the topic of the B.C. Hydro Office Use at 160 Hanes and that the Minister be asked for his assistance in the successful resolution of this situation; and that copies of the letter to the Minister be forwarded to M.L.A.'s Angus Ree and Jack Davis.

CARRIED

(s) Local Improvement Lane East of Jones - 19th to 20th

Report: City Clerk - July 29, 1985

Moved by Alderman Dean, seconded by Alderman Taylor that the petition for the improvement of the lane east of Jones Avenue from 19th to 20th Street, including the paving of same, and the paving of existing driveways only to a maximum of four feet inside the property line at the time of lane paving, provided that the driveway is currently being utilized, and that a paved or concrete surface exists four feet or less from the property line, such work to be at the expense of the entire project, be referred to the City Engineer for a report and estimates of cost of the work;

AND THAT the report of the City Clerk, dated July 29, 1985, be received and filed.

CARRIED

1 / ✓

2 ✓

3 ✓

(t) Special Expenses - License Inspector

Report: City Administrator - August 7, 1985

Moved by Alderman Clark, seconded by Alderman Dean that the subject matter of approving special expenditures incurred by the Business Licence Inspector be deleted from the agenda, Mr. Caouette's presence not being required at this meeting.

CARRIED

Moved by Alderman Blair, seconded by Alderman Clark that the requirement of the Procedure By-law to terminate the meeting at 10:30 p.m. be waived, and the meeting continue until 11:00 p.m., if necessary.

CARRIED UNANIMOUSLY5. MOTIONS AND NOTICES OF MOTIONS(a) Appointment to Court of Revision re Voters List

2  
1  
Moved by Alderman Taylor, seconded by Alderman Clark that Alderman Hall be appointed to a Court of Revision for the List of Electors to be held October 1, 1985 at 4:00 p.m., to replace Alderman Marcino (deceased).

CARRIED(b) Escort Services

3  
Alderman Dean advised that she will present the following motion at the next regular meeting of Council scheduled for August 26, 1985:

THAT the operator of Comfort Zone Escorts be requested to appear before Council to show cause why her business licence should not be revoked according to Section 513(3) of the Municipal Act.

6. BY-LAWS(a) Reconsideration and Final Adoption

Moved by Alderman Taylor, seconded by Alderman Hall that the following by-laws be reconsidered:

✓ "Tax Sale Lands Reserve Fund Expenditure By-law, 1985, No. 5656" (144-166 West Esplanade - Hollyburn Lumber property);

✓ "Lease Authorization By-law, 1985, No. 5655" (Waterlot - Waterfront Park);

✓ "Zoning By-law, 1967, Amendment By-law, 1985, No. 5646" (266-272 East 4th Street - HENRICKSEN), as amended;

✓ "Zoning By-law, 1967, Amendment By-law, 1985, No. 5648" (Lot 37, Block B, D.L. 265 - 900 Block West 16th Street - YIC VENTURES/AMAKO CONSTRUCTION).

CARRIED

Moved by Alderman Hall, seconded by Alderman Taylor that the said By-laws No. 5656, 5655, 5646 and 5648 be finally adopted, signed by the Mayor and City Clerk, and sealed with the Corporate Seal.

CARRIED UNANIMOUSLY

(b) Introduction and First Readings

Moved by Alderman Dean, seconded by Alderman Hall that the following By-laws be introduced and read an first time in short form, copies of same having been distributed to all Council members and read by them:

"Noise Control By-law, 1983, No. 5465, Amendment By-law, 1985, No. 5658" (deletion and substitution of Schedule "A");

"Taxation Exemption By-law, 1985, No. 5657";

"Street and Traffic By-law, 1976, No. 4949, Amendment By-law, 1985, No. 5661".

CARRIED

Moved by Alderman Dean, seconded by Alderman Hall that the above By-laws No. 5658, 5657 and 5661 be read a second time in short form.

CARRIED

Moved by Alderman Dean, seconded by Alderman Hall that the said By-laws No. 5658, 5657 and 5661 be read a third time in short form, and passed subject to reconsideration.

CARRIED

(c) Second and Third Readings Only

Moved by Alderman Hall, seconded by Alderman Taylor that "Zoning By-law, 1967, Amendment By-law, 1985, No. 5653" (BURON HOUSING - Phase II) be read a second time in short form.

CARRIED

Moved by Alderman Dean, seconded by Alderman Hall that the By-law be amended by deleting from subsection (8) thereof the the words and figures "except in the case at least 30% of the units are occupied by income-tested households", and substituting the words and figures: "except in the case where at least 30% of the units are occupied by residents who do not own cars".

DEFEATED

Moved by Alderman Hall, seconded by Alderman Clark that the said By-law No. 5653 be read a third time in short form, and passed subject to reconsideration.

CARRIED

7. COUNCIL INQUIRIES(a) Wading Pool - Mahon Park  
(Inquiry by Alderman Clark)

Alderman Clark noted that the wading pool in Mahon Park had been recently painted, and inquired if there are any plans to fill the pool. Mayor Loucks said he would find out.

RECESS

The meeting recessed at 10:20 p.m. for the Public Question Period, and reconvened at 10:22 p.m., with the same personnel present.

8. ANY OTHER BUSINESS(a) Interlude Escorts

Moved by Alderman Clark, seconded by Alderman Blair that the subject of escort services be introduced to the agenda.

DEFEATED9. CONFIDENTIAL REPORTS

Moved by Alderman Hall, seconded by Alderman Dean that the meeting recess to Committee of the Whole in the Committee Room to consider confidential reports in-camera.

CARRIED

The meeting recessed at 10:25 p.m., and reconvened at 10:59 p.m., with the same personnel present, with the exception of Mr. Brewer, Mr. Smith and Mr. White.

9.1 REPORT OF COMMITTEE OF THE WHOLE

Moved by Alderman Hall, seconded by Alderman Dean that the following recommendations of the Committee of the Whole in-camera be adopted:

(a) Suggestion for a Civic Medal Award

2. THAT Mr. Phillip Delgiglio, a member of the Vancouver Fire Department, who resides at 331 East 3rd Street in the City of North Vancouver, be awarded the City silver medal in recognition of being named Fire Fighter of the Year by the Insurance Bureau of Canada, and the Canadian Association of Fire Chiefs.

(b) Tree on City Property at 812 East 17th Street

3. THAT the City remove the tree on City property at 812 East 17th Street.

(c) Senior Management Staff

4. THAT senior management staff of the Corporation of the City of North Vancouver, consisting of A. Phillips, D.A. Moulding, F.S. Morris and Fire Chief Meldrum be authorized a pay increase of 3.2% effective April 1, 1985.

(d) Public Hearing Procedures

5. THAT the report of the City Administrator, dated July 17, 1985, with respect to Public Hearing procedures, be received and filed.

CARRIED UNANIMOUSLY

10. ADJOURNMENT

Moved by Alderman Hall, seconded by Alderman Blair that the meeting adjourn.

CARRIED

The meeting adjourned at 11:00 p.m.

John E. Luchas  
MAYOR  
1

W. Raymond  
CITY CLERK

THE CORPORATION OF THE CITY OF NORTH VANCOUVER

MINUTES of a Special Meeting of the City Council held in the Council Chamber, City Hall, 141 West 14th Street, North Vancouver, B.C., on Friday, August 16, 1985, at 5:00 P.M.

Present:

COUNCIL MEMBERS

Mayor J.E. Loucks  
Alderman A.B. Blair  
Alderman S.J. Dean  
Alderman R.E. Hall  
Alderman D.M. Taylor

STAFF MEMBERS

E.A. Raymond, Administrator/Clerk  
L.E. Wilson, Deputy Clerk  
B. Hawkshaw, Assistant to  
Administrator

The meeting was called to order at 5:00 P.M.

BY-LAWSReconsideration and Final Adoption

Moved by Alderman Dean, seconded by Alderman Taylor that  
"Taxation Exemption By-law, 1985, No. 5657" be reconsidered.

CARRIED.

Moved by Alderman Dean, seconded by Alderman Taylor that the  
said By-law No. 5657 be finally adopted, signed by the Mayor  
and City Clerk, and sealed with the Corporate Seal.

CARRIED UNANIMOUSLY.

ADJOURNMENT

Moved by Alderman Dean, seconded by Alderman Hall that the  
meeting adjourn.

CARRIED.

The meeting adjourned at 5:02 P.M.

John E. Loucks  
MAYOR

E.A. Raymond  
CITY CLERK

THE CORPORATION OF THE CITY OF NORTH VANCOUVER

MINUTES of the Regular Meeting of the City Council, held in the Council Chamber, City Hall, 141 West 14th Street, North Vancouver, B.C., on Monday, August 26, 1985, at 7:30 P.M.

Present:

COUNCIL MEMBERS

Mayor J.E. Loucks  
Alderman A.B. Blair  
Alderman J.B. Braithwaite  
Alderman D.M. Taylor

STAFF MEMBERS

E.A. Raymond, Administrator/  
Clerk.  
E.M. Rienstra, Assistant City  
Clerk.  
B. Hawkshaw, Assistant to  
Administrator  
A. Phillips, City Engineer  
F.R. Caouette, Business  
Licence Inspector  
F.A. Smith, Deputy Director,  
Development & Licensing  
R.H. White, City Planner

The meeting was called to order at 7:30 P.M.

1. ADOPTION OF MINUTES

Moved by Alderman Taylor, seconded by Alderman Blair, that the Minutes of the following meetings be taken as read and adopted as circulated:

- (a) Public Hearing - August 12, 1985
- (b) Regular Council Meeting - August 12, 1985
- (c) Special Council Meeting - August 16, 1985

with the exception that Item 1 (c) of the Regular meeting held on August 12, 1985 be amended by deleting "July 22nd" and substituting therefor "July 29".

CARRIED

2. DELEGATIONS

- (a) Zoltan S. Kiss and Partners, Architects  
Re: Rezoning Application - N.W. Corner  
16th & Fell Avenue.

Mr. B.G. Hlynsky of Zolton S. Kiss and Partners referred to his letter to Council dated August 15, 1985 with respect to the rezoning application for the property at the northwest corner of 16th Street and Fell Avenue, and requested that Council make a decision on the project, to either reject the design as presented or to proceed to a public hearing.

3. CORRESPONDENCE

- (a) Pacific National Exhibition, August 6, 1985  
Re: Rehabilitation of Empire Stadium

Moved by Alderman Braithwaite, seconded by Alderman Blair that the letter dated August 6, 1985 from Pacific National Exhibition with respect to rehabilitation of Empire Stadium be referred to staff for comment.

CARRIED



4. REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES, AND AND STAFF

1 (a) 432-434 East 1st Street

Report: Business License Inspector  
August 2, 1985

Moved by Alderman Blair, seconded by Alderman Braithwaite that staff be authorized to proceed with the preparation of the necessary by-law, pursuant to Section 735 of the Municipal Act, in order to facilitate repair of the two-family dwelling located at 432-434 East 1st Street, North Vancouver; AND FURTHER that staff be authorized to prepare and deliver a Notice of Hearing as required by the Municipal Act; AND FURTHER that Mr. David Joh and Mrs. Joyce Joh be advised by return registered mail of the preceding Council resolutions.

CARRIED UNANIMOUSLY

2 (b) Agriculture Conference Attendance

Report: City Engineer - August 16, 1985

Moved by Alderman Taylor, seconded by Alderman Braithwaite that Council approve the expenditure of \$375.00 to send three City Employees to the Annual Conference of the International Society of Arboriculture, Pacific North West Chapter, to be held in Vancouver on October 3 and 4th, 1985.

CARRIED UNANIMOUSLY

3 (c) Sandwich Board Signs

Reports By: Deputy Director, Development &  
Licensing Services-August 7, 1985  
and City Engineer-August 15, 1985

Moved by Alderman Braithwaite, seconded by Alderman Taylor that the report of the Deputy Director, Development & Licensing Services, dated August 7, 1985, and the report of the City Engineer, dated August 15, 1985, with respect to sandwich board signs be received and filed.

CARRIED

4 (d) Rezoning - 203-209 E. Keith Road

Report: Planning Technician - August 9, 1985

Moved by Alderman Blair, seconded by Alderman Braithwaite that the application to rezone Lots 1 and 2, Block 115, D.L. 274 (203-209 East Keith Road), from Cherry Creek Holdings be referred to the Advisory Planning Commission for a report.

CARRIED

5 (e) G.V.R.D. - Development Services

Report: City Administrator - August 12, 1985

Moved by Alderman Braithwaite, seconded by Alderman Blair that the provision of regional development services for the year 1986 by the Greater Vancouver Regional District be continued in accordance with the City's contract, and

FURTHER THAT the new Schedule "A" covering intermunicipal development services to be carried out by the Greater Vancouver Regional District for the year 1986 be approved.

Alderman Taylor requested that a report from Development & Licensing Services be submitted to Council in future considerations of the G.V.R.D. development services contract.

The motion was then put and CARRIED UNANIMOUSLY.

(f) Tempe Heights - Land Sales, Phase 2

Report: Director, Purchasing & Property Services - August 16, 1985

Moved by Alderman Taylor, seconded by Alderman Blair that the bid dated August 8, 1985, from Russell A. and Linda J. Hillman, to purchase Lot 175 of the Tempe Heights Subdivision, for the sum of \$66,250 be accepted;

AND THAT the Mayor and City Clerk be authorized to execute the documentation necessary to complete the sale;

AND FURTHER THAT Lots 133 - 138, 169 - 174, 176-181, Block B, District Lot 616, Plan 20292 be posted for sale on a Fixed Sales List as per the Upset Prices listed on Schedule A attached to the Report of the Director of Purchasing and Property Services dated August 15, 1985.

CARRIED

(g) F.C.M. - Municipal Infrastructure

Report: City Administrator - August 16, 1985

Moved by Alderman Taylor, seconded by Alderman Braithwaite that the matter of senior government financing to assist in the upgrading of the municipal infrastructure in the City of North Vancouver be considered at budget time during the next two years, or at any other time on recommendation of the City Engineer.

CARRIED

Moved by Alderman Taylor, seconded by Alderman Blair that the F.C.M. be advised of the preceding resolution in the matter of senior government financing to assist in the upgrading of the municipal infrastructure in the City of North Vancouver, and that the matter is under further review in a manner consistent with the report of the City Engineer dated August 13, 1985, a copy of which report to be forwarded to F.C.M.

CARRIED

(h) Local Improvement Initiative - Street Lighting

Report: City Clerk - August 20, 1985

Moved by Alderman Braithwaite, seconded by Alderman Blair that the report of the City Clerk with respect to the construction of public street lighting, including all electrical appurtenances on Cloverley Street from Hendry Avenue to Keith Road, and on Shavington Street from Hendry Avenue to Keith Road, be approved and the necessary construction by-law prepared.

CARRIED UNANIMOUSLY

- (i) Anatoli Souvlaki Restaurant -  
# 5 Lonsdale Avenue

Reports By: Deputy Director, Development &  
Licensing Services - August 13, 1985  
and City Engineer - August 19, 1985

Mr. Hawkshaw advised that a letter dated August 23, 1985 had been circulated to Council this evening, from Helen Babalos, owner of Anatoli Souvlaki, requesting that this matter be postponed until September.

Moved by Alderman Braithwaite, seconded by Alderman Taylor that consideration of the subject of Anatoli Souvlaki Restaurant be tabled to the Regular Meeting of Council on September 9, 1985.

CARRIED

- 2 (j) Application to Rezone N.W. Corner 16th &  
Fell - D.M.D. Enterprises

Report: City Planner - August 13, 1985

Moved by Alderman Braithwaite, seconded by Alderman Taylor that the proposed design for the rezoning of Lots 21-23 and Lot 40, Block B, D.L. 265/552 (north west corner of 16th and Fell) be rejected and that the applicant be invited to resubmit a revised design addressing access concerns for the northern units.

Moved by Alderman Braithwaite, seconded by Alderman Taylor that Mr. Hlynsky, of Zolton S. Kiss and Partners, Architects, be heard.

CARRIED

Mr. Hlynsky responded to questions with respect to access for the northern units in the proposed project at the N.W. corner of 16th Street and Fell Avenue.

Moved by Alderman Taylor, seconded by Alderman Braithwaite that the motion be amended by deleting the words "be rejected" and substituting therefor the words "not be processed to a Public Hearing at this time".

CARRIED

The motion as amended was then put and CARRIED

- 3 (k) Waterfront Park Sculpture - Community Arts  
Council

Report: City Administrator - August 20, 1985

Moved by Alderman Taylor, seconded by Alderman Braithwaite that Mr. J. Cantafio be heard.

CARRIED

Mr. Cantafio responded to questions from members of Council regarding the Waterfront Park sculpture funding.

Moved by Alderman Braithwaite, seconded by Alderman Blair that the report of the City Administrator, dated August 20, 1985, be received and filed.

CARRIED

(1) Proposed Restrictive Covenant - Molimo/Hale  
Rezoning

Report: City Planner - August 21, 1985.

Moved by Alderman Braithwaite, seconded by Alderman Blair that the Mayor and Clerk be authorized to sign and seal the Land Title Act Section 215 Covenant pertaining to the Molimo/Hale townhouse proposal at 17th Street and Hamilton Avenue, substantially in the form of the covenant dated August 21, 1985, as attached to the report of the City Planner dated August 21, 1985.

CARRIED

5. MOTIONS AND NOTICES OF MOTIONS

Escort Services

Motion standing in the name of Alderman Dean

Moved by Alderman Braithwaite, seconded by Alderman Blair that this item be tabled until the next Regular Meeting of Council.

CARRIED

6. BY-LAWS

(a) Reconsideration and Final Adoption

Moved by Alderman Braithwaite, seconded by Alderman Taylor that the following by-laws be reconsidered:

"Noise Control By-law, 1983, No. 5465, Amendment By-law, 1985, No. 5658"(deletion and substitution of Schedule A)"

"Street and Traffic By-law, 1976, No. 4949, Amendment By-law, 1985, No. 5661"

"Zoning By-law 1967, Amendment By-law, 1985, No. 5653"(BURON HOUSING).

CARRIED

Moved by Alderman Braithwaite seconded by Alderman Taylor that the said By-law Nos. 5658, 5661 and 5653 be finally adopted, signed by the Mayor and City Clerk, and sealed with the Corporate Seal.

CARRIED UNANIMOUSLY

(b) Introduction and First Readings

Moved by Alderman Braithwaite, seconded by Alderman Blair that "Street Lighting on Cloverley Street from Hendry Avenue to Keith Road, and Shavington Street from Hendry Avenue to Keith Road, Local Improvement Initiative Construction By-law, 1985, No. 5662" be introduced and read a first time in short form, copies of same having been distributed to all Council members and read by them.

CARRIED

Moved by Alderman Braithwaite, seconded by Alderman Blair that the said By-law No. 5662 be read a second time in short form.

CARRIED

Moved by Alderman Braithwaite, seconded by Alderman Blair that the said By-law No. 5662 be read a third time in short form, and passed subject to reconsideration.

CARRIED

(c) Second and Third Readings Only

Moved by Alderman Blair, seconded by Alderman Braithwaite that "Zoning By-law, 1967, Amendment By-law, 1985, No. 5654" (17th & Hamilton - MARIN DEVELOPMENTS) be read a second time in short form.

CARRIED

Moved by Alderman Blair, seconded by Alderman Braithwaite that the said By-law No. 5654 be read a third time in short form, and passed subject to reconsideration.

CARRIED

Alderman Taylor is recorded as voting contrary to the motion.

7. COUNCIL ENQUIRIES

RECESS

The meeting recessed at 9:18 p.m. for the Public Question Period, but as no inquiries were made, the meeting reconvened immediately.

8. ANY OTHER BUSINESS

NIL

9. CONFIDENTIAL REPORTS

Moved by Alderman Taylor, seconded by Alderman Braithwaite that the meeting recess to Committee of the Whole in the Committee Room to consider confidential reports in camera.

CARRIED

The meeting recessed at 9:19 p.m. and reconvened at 10:00 p.m. with the same personnel present, with the exception of Messrs. Phillips, Caouette, Smith and White.

9.1 REPORT OF THE COMMITTEE OF THE WHOLE

Moved by Alderman Braithwaite, seconded by Alderman Taylor that the following recommendation of the Committee of the Whole in camera be adopted:

- (b) Former Centennial Library Building -  
135 West 12th Street

THAT the Land Agent and the City Solicitor be authorized to prepare the necessary documentation for the posting for sale under Section 538(1) of the Municipal Act the properties legally known and described as Lots 1-3, Block 86, D.L. 548/549, Plan 750, at an Upset Price of \$550,000, subject to the purchaser consolidating said lands with the adjacent parcel legally known and described as Lot 4, Block 86, D.L. 548/549, Plan 750;

AND FURTHER THAT the respective applicant be authorized to apply for the revision to the City's Official Community Plan and the Land Use Contract currently in place for Lot 4, Block 86, D.L. 548549, Plan 750;

AND FURTHER THAT the Mayor and City Clerk be authorized to affix the Corporate Seal and execute the documentation necessary to effect this motion.

CARRIED

10. ADJOURNMENT

Moved by Alderman Taylor, seconded by Alderman Braithwaite that the meeting adjourn.

CARRIED

The meeting adjourned at 10:02 P.M.

John E. Louch  
MAYOR

Ed Raymond  
CITY CLERK