



**MINUTES OF THE REGULAR MEETING OF COUNCIL HELD IN  
THE COUNCIL CHAMBER, CITY HALL, 141 WEST 14<sup>th</sup> STREET,  
NORTH VANCOUVER, B.C., ON MONDAY, MAY 27, 2013**

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**PRESENT:**

**COUNCIL MEMBERS**

Mayor D.R. Mussatto  
Councillor D.H. Bell  
Councillor P.J. Bookham  
Councillor L.C. Buchanan  
Councillor R.C. Clark  
Councillor R.G. Heywood  
Councillor C.R. Keating

**STAFF MEMBERS**

A.K. Tollstam, CAO  
K.D. Graham, City Clerk  
P. Lurbiecki, Acting Deputy City Clerk  
B. Pearce, Director, Special Projects  
I. Gordon, Director of Finance  
L. Orr, Manager, Lands and Business Services  
D. Pope, City Engineer  
T. Barber, Deputy City Engineer  
B. Themens, Director, Lonsdale Energy  
Corporation  
I. Steward, Property Services Coordinator,  
Community Development  
B. McRae, Manager, Bylaw Services  
E. Adin, Deputy Director, Community  
Development  
P. Penner, Planner, Community Development  
C. Wilkinson, Planner, Community Development  
J. Piercey, Planning Technician II, Community  
Development  
J. Peters, Timekeeper

The meeting was called to order at 6:00 pm.

**ADOPTION OF MINUTES**

Moved by Councillor Clark, seconded by Councillor Buchanan

**THAT** the following Minutes be adopted as circulated:

1. Regular Council Meeting Minutes, May 13, 2013.
2. In Camera Committee of the Whole Meeting Minutes, May 13, 2013.

**CARRIED UNANIMOUSLY**

## **PUBLIC INPUT PERIOD - File: 0550-07-01**

- R. Sostad, 211-312 East 1<sup>st</sup> Street, North Vancouver, spoke regarding Coalition of Progressive Electors (COPE).
- L. Whitney, Capilano University Representative, North Vancouver, spoke regarding an invitation to Council to explore a partnership between Capilano University and the North Shore Community, May 29, 2013 at 6:00 pm at 140 East Esplanade Avenue.
- J. Harvey, 33-1910 Cedar Village Crescent, North Vancouver, spoke regarding the North Vancouver Policing Committee.
- J. Malcolm, 522 East 4<sup>th</sup> Street, North Vancouver, spoke regarding Item 5, 1952 Fell Avenue: Reconsideration of Child Care Business Licence.

Moved by Councillor Buchanan, seconded by Councillor Clark

**THAT** the Council recess to the Committee of the Whole In Camera, to consider the items as listed under the Committee of the Whole Section of the Council Agenda, for the following reasons respectively for each item:

3. Section 90 (1)(e)
4. Section 90 (1)(d)

**CARRIED UNANIMOUSLY**

The meeting recessed at 6:11 pm and reconvened at 6:30 pm with the same personnel present.

## **REPORT OF COMMITTEE OF THE WHOLE**

Moved by Councillor Buchanan, seconded by Councillor Clark that the following recommendation of the Committee of the Whole In Camera be ratified:

### **3. Land Matter – File: 3010-02**

Report: Property Services Coordinator, Community Development,  
May 22, 2013.

**THAT** the motion taken by the Committee of the Whole In Camera regarding a “Land Matter” be ratified;

**AND THAT** the wording of the recommendation and the report of the Property Services Coordinator, dated May 22, 2013, remain In Camera.

**CARRIED UNANIMOUSLY**

**4. Lease for North Shore Rescue Facility– File: 0870-01**

Report: Manager, Lands and Business Services, May 22, 2013.

Moved by Councillor Buchanan, seconded by Councillor Bell

**PURSUANT** to the report of the Manager, Lands and Business Services, dated May 22, 2013, entitled "Lease for North Shore Rescue Facility":

**THAT** the Mayor and City Clerk be authorized to execute a long-term building lease with the North Shore Rescue Team Society for the new rescue base facility located on the site of the new City Operations Centre as per the terms generally described in said report;

**AND THAT** the report remain In Camera.

**CARRIED UNANIMOUSLY**

**PROCLAMATIONS**

Mayor Mussatto read the following Proclamations:

**“THE DAY OF THE HONEY BEE” – MAY 29, 2013**

**“INTERGENERATIONAL DAY CANADA” – JUNE 1, 2013**

**“ACCESS AWARENESS DAY” – JUNE 1, 2013**

**“NATIONAL HEALTH AND FITNESS DAY” – JUNE 1, 2013**

**“WORLD OCEANS WEEK” – JUNE 1 – 8, 2013**

**“PHILIPPINE DAY” – JUNE 9, 2013**

**REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF**

**5. 1952 Fell Avenue: Reconsideration of Child Care Business Licence  
- File: 4750-01**

Report: Community Planner, Community Development,  
March 13, 2013.

Moved by Councillor Keating, seconded by Councillor Buchanan

**PURSUANT** to the report of the Community Planner, dated March 13, 2013, entitled “1952 Fell Avenue: Reconsideration of Child Care Business Licence”:

*Continued...*

**5. 1952 Fell Avenue: Reconsideration of Child Care Business Licence  
- File: 4750-01 – Continued**

**THAT** Marzena’s Child Care operating at the subject address be granted a permanent Business Licence to operate a group child care facility.

A recorded vote was taken on the motion.

Voting in favour: Councillor Buchanan  
Councillor Keating  
Councillor Clark  
Mayor Mussatto

Voting Against Councillor Bell  
Councillor Heywood  
Councillor Bookham

The motion was **CARRIED** by a vote of 4 to 3.

**REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF**

**6. Rezoning Application: 330 West 14<sup>th</sup> Street (L. Cheng/Bill Curtis and Associates), RS-1 to CD-641 – File: 3360-20 REZ2012-00012 – 330 W 14<sup>th</sup> St**

Report: Planning Technician I, Community Development,  
May 22, 2013.

Moved by Councillor Keating, seconded by Councillor Clark

**PURSUANT** to the report of the Planning Technician I, dated May 22, 2013, entitled “Rezoning Application: 330 West 14<sup>th</sup> Street (L. Cheng / Bill Curtis and Associates), RS-1 to CD-641”:

**THAT** “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2013, No. 8312” (L. Cheng / Bill Curtis and Associates, 330 West 14<sup>th</sup> Street, RS-1 to CD-641) be considered and referred to a Public Hearing;

**AND THAT** additional offsite works and community amenities listed in the section “Community Amenities and Infrastructure Improvements” be secured, to the satisfaction of staff, as conditions of the rezoning.

**CARRIED UNANIMOUSLY**

## **BYLAWS - Introduction and First Reading Only**

7. "Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2013, No. 8312" (L. Cheng / Bill Curtis and Associates, 330 West 14<sup>th</sup> Street, RS-1 to CD-641).

Moved by Councillor Keating, seconded by Councillor Clark

**THAT** Bylaw No. 8312 be read a first time in short form.

**CARRIED UNANIMOUSLY**

Councillor Buchanan declared a potential conflict of interest with respect to Item 8 and left the meeting at 6:45 pm.

## **REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF**

8. **2013 Heritage Register, Follow-Up Report – File: 6800-01**

Report: Planning Technician II, Community Development,  
May 22, 2013.

Moved by Councillor Bookham, seconded by Councillor Heywood

**PURSUANT** to the report of the Planning Technician II, dated May 22, 2013, entitled "2013 Heritage Register, Follow-Up Report":

**THAT** the proposed Heritage Designation Policy presented as Attachment #2 of the May 22, 2013 report be endorsed;

**AND THAT** "Heritage Conservation Procedures Bylaw, 2013, No. 8292" (2013 Heritage Register) be considered.

**CARRIED**

Mayor Mussatto and Councillor Keating are recorded as voting contrary to the motion.

Moved by Councillor Bookham, seconded by Councillor Heywood

**THAT** staff report back to Council on the feasibility of offering a financial incentive to owners of Heritage properties.

**CARRIED UNANIMOUSLY**

## **BYLAWS - Second and Third Readings**

9. “Heritage Conservation Procedures Bylaw, 2013, No. 8292” (2013 Heritage Register).

Moved by Councillor Bookham, seconded by Councillor Clark

**THAT** Bylaw No. 8292 be read a second and third time in short form and passed subject to reconsideration;

**CARRIED**

Mayor Mussatto and Councillor Keating are recorded as voting contrary to the motion.

Councillor Buchanan returned to the meeting at 6:54 pm.

## **REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF**

10. **Rezoning Application: 1629 St. George’s Avenue (Michael Saii / Farzin Yadegari Architect, CD-603, Text Amendment)  
– File: 3360-20 REZ2012-00030 – 1629 St Georges**

Report: Development Planner, Community Development,  
May 22, 2013.

Moved by Councillor Clark, seconded by Councillor Keating

**PURSUANT** to the report of the Development Planner, dated May 22, 2013, entitled “Rezoning Application: 1629 St. George’s Avenue (Michael Saii / Farzin Yadegari Architect, CD-602, Text Amendment)”:

**THAT** the applicant’s request to create a density bank for future sale and transfer of up to 1.35 FSR of commercial density or up to 0.45 FSR of residential density valued at approximately \$500,000 be approved;

**AND THAT** “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2013, No. 8310” (Michael Saii / Farzin Yadegari Architect, CD-603, Text Amendment) be considered and referred to Public Hearing.

**CARRIED**

Councillor Heywood, seconded by Councillor Bell

**THAT** the applicant, Michael Saii, Farzin Yadegari Architect, be requested to come forward to answer questions from Council with respect to Item 10.

**CARRIED UNANIMOUSLY**

## **BYLAWS - Introduction and First Reading Only**

11. "Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2013, No. 8310"  
(Michael Saii / Farzin Yadegari Architect, CD-603, Text Amendment.)

Moved by Councillor Clark, seconded by Councillor Keating

**THAT** Bylaw No. 8310 be read a first time in short form.

**CARRIED**

## **REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF**

12. **725 Marine Drive Rezoning Application and 843-855 West 1<sup>st</sup> Street Official Community Plan Amendment and Rezoning Application (Darwin Properties Ltd., Rick Irwin Limited / Besharat Friars Architects) – File: 3360-20 REZ2013-00005 – 725 Marine Drive**

Report: Planner, Community Development, May 22, 2013.

Moved by Councillor Keating, seconded by Councillor Buchanan

**PURSUANT** to the report of the Planner, dated May 22, 2013, entitled "725 Marine Drive Rezoning Application and 843-855 West 1<sup>st</sup> Street Official Community Plan Amendment and Rezoning Application (Darwin Properties Ltd., Rick Irwin Limited / Besharat Friars Architects)":

**THAT** staff be directed to continue to process the development applications that propose a mixed-use development on Marine Drive and a car dealership on West 1<sup>st</sup> Street;

**AND THAT** staff be directed to continue the study of light industrial land uses as part of the Official Community Plan review (City Shaping) process currently underway.

**CARRIED UNANIMOUSLY**

13. **Rezoning Application: 161 East Keith Road (Michael Katz Architecture Ltd. / FDG Property Management Ltd.) – File: 3360-01**

Report: Development Planner, Community Development,  
May 22, 2013

Moved by Councillor Keating, seconded by Councillor Buchanan

**PURSUANT** to the report of the Development Planner, dated May 22, 2013, entitled "Rezoning Application: 161 East Keith Road (Michael Katz Architecture Ltd. / FDG Property Management Ltd.)":

**THAT** staff be directed to continue to process the application for the rezoning of 161 East Keith Road.

**CARRIED UNANIMOUSLY**

**14. Development Variance Permit Application (850 Harbourside Drive / Lot Coverage and Height Variance for Accessory Parking Structure / Jahan Elizeh) – File: 3090-20 DVP2013-00001 – 850 Harbourside**

Report: Planning Technician II, Community Development,  
May 22, 2013.

Moved by Councillor Keating, seconded by Councillor Heywood

**PURSUANT** to the report of the Planning Technician II, dated May 22, 2013, entitled “Development Variance Permit Application (850 Harbourside Drive / Lot Coverage and Height Variance for Accessory Parking Structure / Jahan Elizeh)”:

**THAT** Development Variance Permit No. DVP2013-00001 (850 Harbourside Drive) attached to the May 22, 2013 report be considered for issuance under Section 922 of the *Local Government Act*;

**AND THAT** the Public Meeting requirement be waived.

**CARRIED UNANIMOUSLY**

**15. Proposed Amendment to the Metro Vancouver Regional Growth Strategy to Add Three Special Study Areas in the City of Port Moody – File: 0400-60 MV-02**

Report: Deputy Director, Community Development, May 22, 2013.

Moved by Councillor Clark, seconded by Councillor Keating

**PURSUANT** to the report of the Deputy Director, Community Development, dated May 22, 2013, entitled “Proposed Amendment to the Metro Vancouver Regional Growth Strategy to Add Three Special Study Areas in the City of Port Moody”:

**THAT** Metro Vancouver be advised that the City of North Vancouver does not object to the request from the City of Port Moody to amend the 2040 Regional Growth Strategy to provide for Special Study Area designations.

**CARRIED**

Councillor Bookham is recorded as voting contrary to the motion.



**16. Low Level Road Community Liaison Committee – Terms of Reference  
- File: 0360-20 LLRCLC-01**

Report: Chief Administrative Officer, May 21, 2013.

Moved by Councillor Bell, seconded by Councillor Heywood

**PURSUANT** to the report of the Chief Administrative Officer, dated May 21, 2013, entitled “Low Level Road Community Liaison Committee – Terms of Reference”:

**THAT** Council approve the Terms of Reference for the Low Level Road Community Liaison Committee;

**AND THAT** a budget of \$10,000 be approved to cover the 2013 costs associated with the committee, source of funds to be existing administrative budgets;

**AND THAT** Port Metro Vancouver be invited to participate on the Low Level Road Community Liaison Committee;

**AND THAT** the City advertise the opportunity for community participation on the Committee.

Moved by Councillor Heywood, seconded by Councillor Buchanan

**THAT** Item 16 be deferred until the next Regular Council meeting.

**CARRIED UNANIMOUSLY**

**17. Special Occasion Licensing for Shipbuilders’ Square – File: 4320-01**

Report: Manager, Lands and Business Services, May 22, 2013.

Moved by Councillor Buchanan, seconded by Councillor Keating

**PURSUANT** to the report of the Manager, Lands and Business Services, dated May 22, 2013, entitled “Special Occasion Licensing for Shipbuilders’ Square”:

**THAT** the provisions of the current City Special Occasion Licenses Policy that limits the number of Special Occasion Licenses per area and per group, be suspended for Shipbuilders’ Square in Area B;

*Continued...*

**17. Special Occasion Licensing for Shipbuilders' Square – File: 4320-01 – Continued**

**AND THAT** the hours of operations provision in the City Special Occasion Licenses Policy be amended for Shipbuilders' Square in Area B to extend the hours to 10:00 pm;

**AND THAT** staff be directed to review the current City Policy on Special Occasion Licenses and recommend amendments for Council's consideration.

**CARRIED UNANIMOUSLY**

**18. Cemetery Phased Expansion / Appropriation Request – File: 1840-20 CEM-01**

Report: Property Services Coordinator, Community Development, May 22, 2013.

Moved by Councillor Keating, seconded by Councillor Buchanan

**PURSUANT** to the report of the Property Services Coordinator, dated May 22, 2013, entitled "Cemetery Phased Expansion / Appropriation Request":

**THAT** (Funding Appropriation #1303) an amount of \$300,000 be appropriated from the Cemetery Reserve Fund for the purpose of funding the City Cemetery Expansion;

**AND THAT** should any of the above amount remain unexpended after December 31, 2016, the unexpended balance shall be returned to the credit of the said Reserve Fund.

**CARRIED UNANIMOUSLY**

**MOTIONS AND NOTICES OF MOTIONS**

**19. Cellar Space Under Garages – File: 3760-01**

Moved by Councillor Clark, seconded by Councillor Bookham

**BE IT RESOLVED THAT** staff report to Council on the issue of cellar space under garages, the exclusion of this space from FSR calculations and what the two Districts on the North Shore have as policy concerning this.

**CARRIED UNANIMOUSLY**

**20. Port Metro Vancouver and Hydro Service – File: 1950-03-01**

Moved by Councillor Clark, seconded by Councillor Keating

**BE IT RESOLVED THAT** City Council write to the Board of Port Metro Vancouver respectfully requesting that Port Metro Vancouver keep Hydro servicing for its tenants on Port Metro Vancouver lands wholly as it is now, thereby eliminating the requirement of a 69Kv line down St. David's Avenue.

**CARRIED UNANIMOUSLY**

**21. Child and Family Friendliness on the North Shore – File: 4790-01**

Moved by Councillor Buchanan, seconded by Councillor Keating

**WHEREAS** the North Shore Congress has adopted an objective of promoting early childhood development and a child and family friendly community;

**WHEREAS** the North Shore Congress commissioned two surveys this past fall to assess the level of child and family friendliness across the North Shore; and

**WHEREAS** the findings from both surveys provide excellent information on both the strengths and areas for improvement;

**THEREFORE BE IT RESOLVED THAT** staff be requested to review the findings of both surveys and report back to Council with recommendations to improve the City for children and families;

**AND THAT** the District of North Vancouver, District of West Vancouver, North Vancouver School District and West Vancouver School District be so advised.

**CARRIED UNANIMOUSLY**

**22. North Shore Family Court and Youth Justice Committee (NSFCYJC)  
- File: 0360-20 NSFCYJC-01**

Moved by Councillor Buchanan, seconded by Councillor Keating

**WHEREAS** the Province of British Columbia mandates Family Court Committees, but provides no enforcement, monitoring or financial support for them;

*Continued...*

**22. North Shore Family Court and Youth Justice Committee (NSFCYJC)  
- File: 0360-20 NSFCYJC-01 – Continued**

**WHEREAS** the Province of British Columbia in 2010 and 2012 announced renewed commitments to dealing with domestic violence and putting families first;

**WHEREAS** the North Shore Family Court and Youth Justice Committee (NSFCYJC) is the only such committee within the province that has contracted consultants; and

**WHEREAS** a committee review was presented in 2005 with specific recommendations for improvement;

**THEREFORE BE IT RESOLVED THAT** staff provide a report to Council detailing the implementation of those recommendations:

**AND THAT** the Province of British Columbia be requested to detail the role that Family Court and Youth Justice Committees will play in their domestic violence and families first policies and what financial resources the Province will provide for the work of these committees;

**AND THAT** the District of North Vancouver and the District of West Vancouver be so advised.

**CARRIED UNANIMOUSLY**

**RECESS**

Mayor Mussatto declared a recess at 8:07 pm, for the public question period and reconvened the meeting immediately thereafter.

**INQUIRIES**

Nil.

**ANY OTHER BUSINESS – NEW ITEMS**

Nil.

**ADJOURNMENT**

Moved by Councillor Keating, seconded by Councillor Clark

**THAT** the meeting adjourn.

**CARRIED UNANIMOUSLY**

The meeting adjourned at 8:11 pm.