

Monday, July 30, 1956.

A regular meeting of the Municipal Council was held in the Council Chambers, 4000 Grandview Highway, on Monday, July 30, 1956 at 7.30 p.m.

Present: Reeve MacSorley in the Chair; Crs. W.P.Philps, Charlton, Drummond, Hughes, F.Philps and Morrison.

Reeve MacSorley led in an Opening Prayer.

Moved by Cr. Morrison, seconded by Cr. Charlton "That the minutes of the previous meeting be adopted as written and confirmed."

Carried Unanimously.

Riverside and District Ratepayers' Association wrote concerning the mosquito infestation and requested an opportunity to appear before the Council concerning this matter.

A delegation appeared and spoke with regard to the mosquito menace in the district during the recent hot spells.

The Municipal Clerk brought forward a report from the Chief Sanitary Inspector with regard to this matter, advising that the two methods of control of mosquitoes were aerial control and ground control. Prior to the use of either method, the Sanitary Inspector advised that it would be necessary to ascertain the type of mosquito, location of breeding areas and extent of programme necessary. He also advised that his Department were of the opinion that the main mosquito infestation was over for this year and recommended that a mosquito control programme be enforced early in 1957 so that a repetition of this year's infestation would not occur; this programme to be based upon ground control.

Moved by Cr. Charlton, seconded by Cr. Hughes "That the recommendation of the Sanitary Inspector be adopted."

Carried Unanimously.

Moved by Cr. Morrison, seconded by Cr. Hughes "That the delegation be thanked for their interest in this matter."

Carried Unanimously.

Mrs. Dora Davis submitted an application for rezoning Lot 26, Blk.1/3, J.L.95N, S.J.48/49, Map 1643 for service station purposes. 2

H.A.Roberts Ltd. submitted an application for rezoning Lots 19 and 20, Blk.32, J.L.166 Plan 1124 to multiple family zoning. 3

F.A.Trotter submitted an application for rezoning Lot 2, "A" pt. S.J."B", Blk.47 except Sketch 12831, J.L.151/3, Plan 11295 to multiple family zoning. 4

Broadway Agencies submitted an application for rezoning Lot 5, S.J.35, Blk.49, J.L.151/3 to multiple family zoning. 5

The Apartment Committee submitted a report concerning the application of F.A.Trotter and Broadway Agencies, shown above, recommending that this matter be handled as zoning applications rather than apartment house approvals, pursuant to Section 9 B(D) of the Town Planning By-law.

Moved by Cr. W.P.Philps, seconded by Cr. Hughes "That the applications be tabled pending a report from the Planning Engineer and the report of the Apartment Committee be adopted."

Carried Unanimously.

British Columbia Olympic and British Empire Games Association submitted an application for financial aid to assist in sending the Canadian Team to Australia and to enable athletes in British Columbia to attend qualifying Trials in Eastern Canada.

Moved by Cr. Morrison, seconded by Cr. Charlton "That the application be referred to the Grants Committee for consideration and recommendation."

Carried Unanimously.

Canadian National Railways wrote regarding applications received by the Municipal Council concerning the purchase of J.L.137 and a portion of J.L.138 for construction of golf links, advising that it was considered advisable to consider these properties for industrial purposes in view of the scarcity in the lower Mainland area of good industrial sites. 6

Moved by Cr. Hughes, seconded by Cr. Drummond "That the letter be received and referred to the North East Burnaby Committee."

Carried Unanimously.

Burnaby School Board wrote expressing appreciation and sincere thanks to the Chief and members of the Fire Department for the fine service rendered as a result of the recent fire at Alpha Junior High School. 7

Moved by Cr. W.P.Philps, seconded by Cr. Morrison "That the letter be received and forwarded to the Fire Department for their information."

Carried Unanimously.

Greater Vancouver Sewerage and Drainage District wrote concerning the construction of the Burnaby Central Valley Sanitary Trunk Sewer, and also the Burnaby South Slope Sanitary Interceptor, advising that it was expected construction of the Central Valley sewer would commence in December, 1956 and the South Slope Sewer was expected to commence early in 1957 subject to similar authorization being received as that required for the Central Valley Sewer system.

Moved by Cr. Morrison, seconded by Cr. Charlton "That the letter be received."

Carried Unanimously.

The Committee of Mayors and Reeves of the Metropolitan Area wrote requesting advice as to the views of this Municipality on the Metropolitan Parks Report recently issued by the Lower Mainland Regional Planning Board.

Moved by Cr. Charlton, seconded by Cr. Morrison "That this letter be received and discussion referred until the next meeting of the Committee of the Whole."

Carried Unanimously.

The Committee of Mayors and Reeves of the Metropolitan Area wrote requesting permission for the Engineer and Comptroller to attend future meetings of the Committee to act in an advisory capacity.

Moved by Cr. Hughes, seconded by Cr. Charlton "That permission be granted for the Municipal Engineer and Municipal Treasurer to attend future meetings of the Committee."

Carried Unanimously.

The Committee of Mayors and Reeves of the Metropolitan Area wrote requesting that the Council appoint a member to meet with a member of other Councils for the purpose of recommending a name as a member of the Pollution Board.

Moved by Cr. Morrison, seconded by Cr. Drummond "That Councillor Charlton be appointed to meet with members of other Councils for this purpose."

Carried Unanimously.

The Corporation of the Township of Richmond wrote requesting the Council to reconsider the recommendation of their Committee set up for the purpose of recommending the appointment of a representative to the North Fraser Harbour Commissioners.

Moved by Cr. W.P. Philips, seconded by Cr. Drummond "That the letter be received and the Township of Richmond be advised that the provisions of the Harbour Act have been complied with and the matter is now closed."

Carried Unanimously.

The North Fraser Harbour Commissioners submitted a copy of a letter addressed to the City of Vancouver advising of a resolution passed by them recommending the three Municipalities consider the desirability of making an approach to the Federal Government on the question of the composition of the Commission.

Moved by Cr. W.P. Philips, seconded by Cr. Drummond "That the letter be received and the Board advised that it is felt this is a matter which does not concern them."

Carried Unanimously.

George A. Touche and Company wrote submitting an estimate of their fees for an audit of the Corporation and the School District for the year 1956 for the sum of \$4,000.00 and \$1,000.00 respectively.

Moved by Cr. Morrison, seconded by Cr. F. Philips "That the letter be received and that George A. Touche and Company be authorized to conduct the audit of the Corporation and the School District for the year 1956."

Carried Unanimously.

Executive Secretary, B.C. Centennial Committee wrote advising that seventeen sub-committees had been set up to act in an advisory capacity in specialized fields and that it was their intention to forward to each committee a complete Directory of all personnel serving on these sub-committees.

Moved by Cr. Morrison, seconded by Cr. Hughes "That the letter be received and referred to the recently appointed Centennial Committee of this Municipality."

Carried Unanimously.

The Lower Mainland Regional Planning Board of B.C. wrote requesting that we advise regarding our viewpoint concerning the report on "Metropolitan Parks" recently issued by their Board.

Moved by Cr. Hughes, seconded by Cr. Drummond "That this matter be referred to the Committee of the Whole."

Carried Unanimously.

Wook's Limited submitted a request for permission to use Lot 9, Blk. 5, J.L.116N<sup>2</sup>, Map 1236 for a parking lot in conjunction with their commercial premises at 4099 East Hastings Street, pursuant to Section 13 (11) of the Town Planning By-law.  
Moved by Cr. Charlton, seconded by Cr. Morrison "That permission be granted as requested."  
Carried Unanimously.

Burnaby Youth Centre Society submitted advice of the offer of the South Burnaby Mens' Club to complete the Youth Centre Building at Bonsor Park and take over the operation of same in conjunction with the Burnaby Parks Board.  
Moved by Cr. Hughes, seconded by Cr. Morrison "That the letter be received and referred to the Chief Administrative Officer to make the necessary transfer arrangements."  
Carried Unanimously.

E. Drews submitted an application for permission to move a five double unit auto court onto property at 3975 Grandview Highway.  
Moved by Cr. F. Philips, seconded by Cr. Drummond "That the application be received and referred to the Chief Administrative Officer to take up with the Town Planning Commission, in view of a recent application made by Mr. Drews a few months ago to rezone the subject property."  
Carried Unanimously.

Sr. Citizens' Association of B.C. submitted a letter regarding the previous request of their Association (Edmonds Branch) regarding lighting at Edmonds and Mary in the area of the New Vista Housing Project and the paving of Mary Avenue in the said district.  
Moved by Cr. F. Philips, seconded by Cr. Drummond "That the lighting problem be referred to the Engineer, and the Association be advised that a petition has been received for the paving of Mary Avenue from Edmonds Street to Elwell Street."  
Carried Unanimously.

Frederick Collins wrote concerning sundry matters - i.e. - architectural services for the new Municipal Hall, gas station sites and the policing of the Municipality.  
Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That the letter be received and referred to the Chief Administrative Officer and Reeve for reply."  
Carried Unanimously.

The Chief Licence Inspector submitted a report concerning an application received from the Automotive Listing and Sales Co-ordinators Limited for a licence to conduct a second hand car dealership at 3231 Kingsway, advising that he had reported to the Council on 13th July 1958 recommending no further licence be issued to Mr. Osborne F. Stanley or to any company of which he or any of his associates is a member. The Inspector again recommended that in view of the fact that an investigation revealed that the two salesmen responsible for the majority of the complaints were still employed, the application be not approved.  
Mr. J. Edwards, Barrister and Solicitor, appeared on behalf of Mr. Stanley.  
Moved by Cr. Charlton, seconded by Cr. Morrison "That Mr. Edwards be heard."  
Carried Unanimously.

Mr. Edwards spoke with regard to the operation of this business by Mr. Stanley and advised that Mr. Stanley was a reputable business man and that his client would endeavour to make restitution in all cases where his salesman, Mr. Usher, had been involved. He pointed out that this was the only means of livelihood his client had, and requested Council to grant the licence.  
Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That arrangements be made to meet with Mr. Stanley and his solicitor at the adjourned meeting of Council on August 6th."  
Carried Unanimously.

J.M. Teepoorten, Barrister and Solicitor, submitted advice that his client, Mr. Lloyd Witton, wished to cancel his application for rezoning of Lot 6, Blk. 68, J.L. 33.  
Moved by Cr. F. Philips, seconded by Cr. Hughes "That the letter be received."  
Carried Unanimously.

Automotive Retailers Association wrote advising of their opinion on the effect the Town Planning and Zoning regulations has on the automotive industry in Burnaby.  
Moved by Cr. F. Philips, seconded by Cr. Morrison "That the letter be received and the brief submitted be tabled for six weeks due to vacation periods, and in order that ample time may be given for full consideration of this matter."  
Carried Unanimously.

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Inspector G. A. Gerrie, New Westminster Subdivision, R.C.M.P. wrote advising that the Honourable, the Minister, had approved the increase in the contract strength of the Burnaby Detachment to 56 members.

Moved by Cr. Charlton, seconded by Cr. F. Philips "That the letter be received and acknowledged."

Carried Unanimously.

E. Feurtig submitted a letter with regard to the ditch at 4472 Venables Street.

Moved by Cr. Charlton, seconded by Cr. Morrison "That this matter be dealt with together with the report of the Chief Administrative Officer regarding this matter."

Carried Unanimously.

The Chief Administrative Officer submitted a report concerning the complaint of Mr. E. Feurtig outlining the history of the complaint and of the recommendations made by the Engineer. It was pointed out that workmen had been engaged in cleaning out the ditch on the north side of the lane south of Venables Street and had carried out the work on the ditch through Mr. Feurtig's property without any authority to do so, the ditch on the north side having been filled up by the owner of the lot south of Mr. Feurtig's property when excavating his basement and it was necessary to provide an outlet to Willingdon Avenue for the water flowing through the property of Mr. Feurtig.

Moved by Cr. Charlton, seconded by Cr. Hughes "That Mr. Feurtig be again requested to grant an easement to permit the Corporation to pipe the ditch along the west property line of the property."

Carried,  
Reeve, Cr. Hughes, Charlton and F. Philips  
in favour.  
Crs. W. Philips, Drummond and Morrison  
against.

Burnaby Civic Employees Union submitted an Invitation to Council to attend its Annual Picnic on Saturday, August 18th, 1956 at Shore Acres Picnic Grounds at Birch Bay, Washington.

Moved by Cr. Hughes, seconded by Cr. Charlton "That the invitation be accepted and as many as possible be in attendance."

Carried Unanimously.

Re: Hastings-Barnet Highway, Boundary Road to Sperling Avenue  
Honourable P.A. Gagliardi, Minister of Highways wrote advising and confirming that his Department will undertake the widening of the above noted street. (Hastings)  
Moved by Cr. Charlton, seconded by Cr. Morrison "That the letter be received."

Carried Unanimously.

Greater Vancouver Tourist Association submitted a letter of appreciation for the grant made recently to their Association by this Municipality.

Moved by Cr. Charlton, seconded by Cr. Morrison "That the letter be received."

Carried Unanimously.

Burnaby Taxi Owners' Association submitted advice of the new rates agreed upon by their Association.

Moved by Cr. F. Philips, seconded by Cr. Hughes "That the letter be received and referred to a Committee of Chief Administrative Officer, Municipal Solicitor and Licence Inspector, for study and report."

Carried Unanimously.

The Municipal Engineer submitted a report on the complaint re drainage on Ridge drive, advising that the solution suggested by the residents for the construction of a large ditch across the rear of the entire block, would no doubt control the drainage condition, but in view of the fact that the situation is entirely natural in origin, there is no obligation on the part of the Corporation to undertake the draining of these properties. The Engineer advised, however, that the construction of combined sewers in the area, scheduled for late this fall, will at least remedy the erosion problem on streets in the Westridge area, including Ridge Drive.

Moved by Cr. Drummond, seconded by Cr. Morrison "That the Engineer be requested to report on the cost of installing a ditch along the rear of all properties on Ridge Drive affected."

Carried Unanimously.

The Fire Chief requested permission for Deputy Chief L. Auvache and Fire Prevention Officer W. Banks to attend the 25th Annual Fire College of R.C. Fire-Chiefs Assoc. to be held in Kamloops from August 28 to 31st, and for Deputy Chief Monk and himself to attend the Dominion Fire Chief's Convention to be held in Vancouver from September 10 to 13th.

Moved by Cr. Charlton, seconded by Cr. W.P. Philips "That permission be granted as requested."

Carried Unanimously.



The Medical Health Officer submitted a report advising that the additional Sanitary Inspector approved by Council for Rodent Control work commenced his duties on July 16, 1956. In view of the fact that this programme was to be developed similar to that of the City of Victoria, the Medical Health Officer requested permission for this Inspector to visit the Victoria Health Department for a period of three days to study the practical application of this type of work.

Moved by Cr. Drummond, seconded by Cr. Hughes "That the recommendation of the Medical Health Officer be adopted."  
Carried Unanimously.

The Treasurer submitted Disbursements for the two week period ended 27th July 1956 in the total amount of \$599,579.87.  
Moved by Cr. Hughes, seconded by Cr. Charlton "That the disbursements be approved as submitted."  
Carried Unanimously.

The Parks Board submitted Detailed Account of Works completed during the two week period, <sup>ending</sup> July 22nd, 1956.  
Moved by Cr. Hughes, seconded by Cr. W.P. Philips "That the report be received."  
Carried Unanimously.

The Engineer submitted Detailed Account of Works completed during the two week period ending 22nd July 1956.  
Moved by Cr. Charlton, seconded by Cr. F. Philips "That the report be received."  
Carried Unanimously.

The Engineer submitted Board of Works Estimates for the two week period, August 5th to 19th in the following amount:  
Board of Works - General - \$230,140.00  
Moved by Cr. Charlton, seconded by Cr. F. Philips "That the estimates as submitted be approved."  
Carried Unanimously.

The Engineer submitted Water Works Estimates for the two week period, August 5th to 19th in the amount of \$14,725.00.  
Moved by Cr. Charlton, seconded by Cr. F. Philips "That the estimates as submitted be approved."  
Carried Unanimously.

The Engineer submitted Garbage Collection estimates for the two week period, August 6th to 19th in the total amount of \$7,275.00  
Moved by Cr. Drummond, seconded by Cr. W.P. Philips "That the estimates as submitted be approved."  
Carried Unanimously.

The Engineer submitted a report on Street Light installations for which applications had been received. The following installations were recommended by the Engineer:

- (a) Cumberland Street and 14th Avenue.
- (b) Emerson St. and Empress Avenue.
- (c) 5500 Black Bessborough Drive (at 5581 Bessborough),
- (d) Wright Street and 17th Avenue.
- (e) Pine Street and Smith Avenue.
- (f) Curtis St. and Brentwood Avenue.
- (g) Clinton St. west of Patterson Ave (last pole west of Patterson)
- (h) Cedarwood Crt, west of Willingdon Ave (last pole west of Willingdon)
- (i) Grant Street and Ingleton Avenue.
- (j) Eton Street and Delta Avenue.
- (k) Waltham Avenue and Berwick Street.
- (l) Gilley Avenue and Berwick Avenue.
- (m) Keith Street and Royal Oak Avenue.
- (n) Keith Street and McPherson Avenue.
- (o) Lakedale Drive, north of Govt. Road (last pole north of Govt. Road).
- (p) Mary Avenue and Rosewood Street.
- (q) Roseberry Avenue and Imlin Street.
- (r) Hurst Street and Patterson Avenue.
- (s) 1600 Black Blaine Street (last pole north of Halifax Street).

Moved by Cr. W.P. Philips, seconded by Cr. Charlton "That the recommendation of the Engineer be adopted."  
Carried Unanimously.

The Engineer submitted Works Progress Report for the month of June, 1956.  
Moved by Cr. Charlton, seconded by Cr. F. Philips "That the report be received."  
Carried Unanimously.

The Municipal Engineer submitted a report on the request of the Burnaby Park Board that paving be carried out on Alpha Avenue between Hastings Street and Pandora Street, and Pandora Street between Willingden Avenue and Alpha Avenue, in order to improve the approaches to Confederation Park. The Engineer advised that Alpha Avenue is included in the paving programme for 1956 and would be completed late this year but that Pandora Street had not been included in the budget for this year. The Engineer suggested that as Pandora Street formed the boundary between the North Burnaby High School property and Confederation Park, the Parks Board might approach the School Board with a view to making funds available on a joint basis, next year.

Moved by Cr. Charlton, seconded by Cr. F.Philips "That the report of the Engineer be adopted."

Carried Unanimously.

The Planning Engineer submitted reports on application for rezoning as follows:

- (a) Lots "E" and "F" Blocks 45 and 46, J.L.151/3 to Multiple family dwelling area.

The Planning Engineer advised that the subject parcel was located on the north side of Imperial Street between the B.C.Electric Central Park right-of-way and Dow Road. He also advised that the surrounding development is primarily single family residences and that neither parcel has rear lane or secondary access. It was further stated that the existing Sanitary sewer system in the area was seriously overloaded and the Sewers Division Engineer recommended against additional apartment zoning in the district. In view of these factors, the Planning Engineer recommended that the application be not approved.

Moved by Cr.Charlton,seconded by Cr.Hughes "That the recommendation of the Planning Engineer be adopted."

Councillor Morrison returned to the meeting.

Carried Unanimously.

- (b) Application for rezoning Lots 10 and 11, Blk."A", J.L.157 from Residential Single Family to Commercial.

The Planning Engineer advised the subject site is located on the southwest corner of the intersection of Gray Avenue and Rumble Street, in an area where the properties immediately adjacent are of a small older type and these south-east along Neville Street are of a high quality. In view of the fact that it was proposed to establish a gasoline service station, and stations were already established at Royal Oak and on Imperial Street, the Planning Engineer recommended that the application be not approved in view of the detrimental effect on the contiguous residential area and because the proposed location would not appear to serve any function that could not be served in presently zoned areas on Rumble Street.

Moved by Cr. F.Philips,seconded by Cr.Hughes "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

- (c) Application for rezoning Lots 1 and 2, Blk.2, J.L.59 to Gasoline Service station.

The Planning Engineer advised this property was located on the south-west corner of the intersection of Bainbridge Avenue and Leugheed Highway and that it was his opinion the proposed establishment would not be prejudicial if certain conditions were met by the developers. The Planning Engineer recommended the application be approved provided the buildings and improvements are located to provide for the construction of a parallel access road on the northerly 40 feet of the site, a lane on the most westerly 10 feet of the site and buildings and improvements observe a residential set back from Bainbridge Avenue. The Planning Engineer further recommended that approval be contingent upon demolition of all existing structures on the site and upon consolidation of the site into one parcel.

Moved by Cr. Charlton,seconded by Cr. F.Philips "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

- (d) E.75' Lot 7, Blk.17, J.L.27 - to Residential Multiple Family.

The Planning Engineer advised the parcel is located on the west side of 15th Avenue approximately 195' north of 2nd Street and is serviced by a municipal sewer and a dedicated lane provides secondary access. The Planning Engineer recommended that the application be not approved as the area is not within a district which could offer facilities desirable for an apartment development, and due to the fact that a lone apartment building of the type possible on the lot would detrimentally affect the value of surrounding properties.

Moved by Cr. Hughes, seconded by Cr. Charlton "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

- (e) W.60' Lot 10, Blk.19, J.L.29 to Residential Multiple family.

The Planning Engineer submitted a report advising that the subject site is located on the east side of 14th Avenue 72 feet south of Mary Avenue, serviced by a Municipal sewer and a constructed lane, and is in area which consists predominantly of older type houses on 14th Avenue and on Mary Avenue of new single family homes. The Planning Engineer recommended the application be not approved since the property is not suited for apartment development in view of the distance to adequate shopping facilities and there are well suited established apartment areas in East Burnaby area which are not utilized.

Moved by Cr. W.P.Philps, seconded by Cr. Drummond "That the application be tabled until the Council have viewed the property."

Carried - Reeve MacSorley, Cr. W.P.Philps, Drummond and Charlton against in favour.  
Cr. Hughes, F.Philps, Morrison, against.

- (f) Lots 1 and 2, Blk. 85, J.L.122 and 127 - to Commercial.  
Let 4, Blk. 85, J.L.122 and 127 to Residential Multiple Family.

The Planning Engineer advised the subject parcels were located on the north side of Hastings Street in the block between Ranelagh Avenue and Howard Avenue, and that it was desired to utilize Lots 1 and 2 for nursery stock establishment and Lot 4 for a four unit apartment. The Planning Engineer recommended that the application to rezone Lots 1 and 2 be not granted, since the intended commercial use would precipitate a car parking problem on a portion of Hastings Street which is already hazardous due to grade conditions and because properties facing this portion of Hastings Street are not suited for the provision of off-street parking.

With regard to Lot 4, the Planning Engineer recommended that the application be not approved since rear access for car parking, garbage collection or fire protection, is not available.

Moved by Cr. W.P.Philps, seconded by Cr. Charlton "That the application be tabled until the Councillors have viewed the property."

Carried Unanimously.

- (g) Lots 1 and 2, Blks. 135 and 136, J.L.92 to Local Commercial.  
Lots 3 to 6 and 9 and "A" Blks. 135 and 136, J.L.92

The Planning Engineer advised the property was located in the area formed by the convergence of Walker and Sperling Avenues south of their intersection with Burris Street. At present Lots 1 and 2 are under one ownership, the latter parcel occupied by a general grocery store with living quarters in the rear. The remaining parcels are occupied by good homes. The application had been made as the owner and the owners of surrounding properties requested the above zoning amendments be implemented as they feel that commercial development would detrimentally effect the established residential amenity of the neighbourhood and at the same time permit continued operation of the local store. The Planning Engineer advised that he was of the opinion the presently designated Commercial District is excessively large to serve local needs and lots 1 and 2 can serve the local shopping needs of the contiguous neighbourhood. Furthermore that it is probable that commercial development of the southerly portion of the present District would be of a spotty and incompatible nature. In view of these reasons, the Planning Engineer recommended that the requested rezoning be granted.

Moved by Cr. Morrison, seconded by Cr. F.Philps "That Lots 3/6 and 9 and "A" Blocks 135 and 136, J.L.92 be approved for further consideration."

Carried Unanimously.

Moved by Cr. Drummond, seconded by Cr. W.P.Philps "That the rezoning of Lots 1 and 2, Blocks 135/136, J.L.92 be not approved."

Carried Unanimously.

The Building Inspector submitted a report covering an application for a permit to install one gasoline pump island, underground gasoline storage tanks, black-topping yard, etc. for future development of a Gasoline Service station on Lot 1, Blk. 136, J.L.92 and Lots 2, Blocks 135/136, J.L.92, advising that in accordance with Section 9 of the Town Planning Act, Amendment Act 1954" repealing section 15 of the Town Planning Act, his Department had deferred issuance of the Building Permit.

Moved by Cr. W.P.Philps, seconded by Cr. Drummond "That the zoning of the above property will not be changed."

Carried Unanimously.

- (h) Lot "A" Blk. 77, J.L.124 to Commercial.

The Planning Engineer advised the property was located on the north-west corner of the intersection of Delta Avenue and Loughed Highway, where the highway grade rises sharply to the east and the grade of Delta Avenue north of the Highway is dangerously steep. The applicants wish to establish an automobile salesroom east of the Service Station, with traffic access from the said service station crossing. The Planning Engineer recommended that the application be approved and that the southerly 100 feet except the southermost 40' be rezoned for Commercial use, providing no further crossings are established from the Highway or Delta Avenue and that the premises are located to provide for a future parallel access road.

Moved by Cr. Morrison, seconded by Cr. Charlton "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

- (i) Lot 2 (remainder) E $\frac{1}{2}$  of E $\frac{1}{2}$  of S.E.  $\frac{1}{4}$  D.L. 175 to Gasoline Service station.

The Planning Engineer submitted a report advising that the parcel was located on the northwest corner of the intersection of Patterson Avenue and Marine Drive where traffic and grade conditions on Marine Drive are normal for the required use. The Planning Engineer advised he was of the opinion a service station could be developed on the site that would not be prejudicial to the future utility of Marine Drive and would not be detrimental to the established amenity of the area if access is not provided to Patterson Avenue and crossings are located to avoid creation of a hazard at the intersection with the curve in the road alignment and that the site is extensively graded substantially to the level of Marine Drive.

Moved by Cr. Charlton, seconded by Cr. Morrison "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

- (j) Lot 34, Blk. 6, D.L. 151 and 153 to Multiple Family.

The Planning Engineer advised the parcel is located on the south west side of Grange Street and is served by a sanitary sewage system that is at present overloaded and the Sewers Division Engineer strongly recommends against multiple family rezoning of further areas. A previous application had been made in April 1954 when approval had not been granted and the Planning Engineer recommended that in view of the fact conditions had not changed, and the advice of the Sewers Engineer, that this application be not approved.

Moved by Cr. Morrison, seconded by Cr. Hughes "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

- (k) 0.725 acre portion Blk. 9, D.L. 59/136/137 to Gasoline Service Station.

The Planning Engineer advised that the parcel is located on the south east corner of the intersection of Phillips Avenue and Leugheed Highway. It was further advised that his Department had prepared a subdivision scheme for the large undeveloped block of land bounded by the Highway, Lezells Avenue, Government Road and Philips and implementation of the scheme would eliminate the objection raised by the applicants that the site was unsuitable for residential use by reason of "traffic isolation although drainage conditions on the site might prove to be incompatible with septic tank operation. The Planning Engineer recommended that the application be not approved in view of the proximity of adequate similar facilities and because of the desirability of protecting the Highway for its primary purpose, and that the applicants be asked to consider the feasibility of proceeding with the land exchanges outlined in his report.

Moved by Cr. Charlton, seconded by Cr. Morrison "That the recommendation of the Planning Engineer be adopted."

Carried Unanimously.

The Property Department submitted a report on sales from January 1st to June 30th, 1956.

Moved by Cr. Morrison, seconded by Cr. Charlton "That the report be received."

Carried Unanimously.

The Chief Licence Inspector submitted a report covering an application for "Arcade" Licence in 4000 Block East Hastings, by L.J. Bailey.

Moved by Cr. Drummond, seconded by Cr. Charlton "That the report be tabled until the next meeting of the Council, and the applicant be asked to attend at that time."

Carried Unanimously.

The Chief Licence Inspector submitted a report on an application from Messrs. Paul and Gerhard Meissner to establish a pool hall at 628 Edmunds Street. The premises had been examined by building, Health and Fire Departments who report that the building was satisfactory for this type of occupancy and the tenants had been screened by the N.C.M.P. The Licence Inspector recommended the licence be approved.

Moved by Cr. Charlton, seconded by Cr. Morrison "That the recommendation of the Chief Licence Inspector be adopted."

Carried Unanimously.

The Town Planning Commission submitted a report covering the application for rezoning of Lots 1 and 2, Blk. 18, D.L. 88 for Residential Multiple family use. The Commission recommended the present commercial zone 120 feet deep on the east and west side of Smith Avenue between Forest and Pine Streets be altered to a Residential Multiple Family zone for the following reasons:

- There exists in the West Burnaby area substantial market for apartment house sites and the subject area is well suited for this type of development.
- Apartment development would be more compatible with the surrounding existing Residential development and with the Cascade School.
- Progressive development of the area for apartment house use would allow the owners who wish to continue to occupy their homes more desirable neighbouring uses than would be the case if piecemeal commercial development takes place.

Moved by Cr. F. Philips, seconded by Cr. Morrison "That the application be referred to the Planning Engineer for report as to the type of multiple family use."

Carried Unanimously.

Report of the Committee of the Whole.

Your Committee met on Monday, July 30, 1956 and recommend that Tender of Lafrance Fire Engine and Foamite Limited in the amount of \$50,741.15 for two fire engines be accepted.

Moved by Cr. Charlton, seconded by Cr. Drummond "That the recommendation of the Committee be adopted." Carried Unanimously.

His Worship, Reeve MacSorley, submitted a report recommending the following grants be made: Burnaby Film Society - \$250.00  
New Westminster Boys and Girls Band - \$500.00

Moved by Cr. Morrison, seconded by Cr. F. Philips "That the recommendation of the Reeve be adopted." Carried Unanimously.

ERRATA

Moved by Cr. Morrison, seconded by Cr. F. Philips "That the Reeve and Clerk be authorized to sign and affix the Corporate seal to the following documents:

- (a) Temporary Housing Agreement - Blk. 26, Pt. and 27, J.L. 86, Plan 1203 - Leslie and Joan E. Punnett.
- (b) Temporary Housing Agreement - Lot 14, Blk. 13, J.L. 186, Plan 1124 - W.H. Killer.
- (c) Release of Temporary Housing Agreement - Lot 12, Blk. 29, J.L. 53, Plan 3037 - E.R. Hjelm and Mary A.M. Haynes, V.O. Gill and Margaret F. Gill.
- (d) Release of Temporary Housing Agreement - Lot H, Blk. 29, J.L. 27, Plan 13585 - Carl Hauck." Carried Unanimously.

Moved by Cr. Morrison, seconded by Cr. Charlton "That one months leave of absence be granted Councillor F.M. Philips for the month of August." Carried Unanimously.

Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That Councillor Hean be granted leave of absence from this meeting." Carried Unanimously.

Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That "Burnaby Trades Licence By-law 1950, Amendment By-law 1956" be now introduced and that the Council sit as a Committee of the Whole with the Reeve in the Chair to consider the by-law." Carried Unanimously.

The Reeve asked the question: "What is your pleasure with this by-law?"

Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That the by-law be read by short title." Carried Unanimously.

Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That the Committee rise and report the by-law complete without amendment." Carried Unanimously.  
The Council re-convened.

Moved by Cr. W.P. Philips, seconded by Cr. Morrison "That "Burnaby Trades Licence By-law 1950, Amendment By-law 1956" be now passed." Carried Unanimously.

Moved by Cr. Morrison, seconded by Cr. Charlton "That "Burnaby Town Planning By-law 1948, Amendment By-law No. 11, 1956" be now reconsidered." Carried Unanimously.

Moved by Cr. Morrison, seconded by Cr. Charlton "That "Burnaby Town Planning By-law 1948, Amendment By-law No. 11, 1956" be now finally adopted and that the Reeve and Clerk be authorized to sign the by-law and affix the Corporate seal thereto." Carried Unanimously.

Moved by Cr. Morrison, seconded by Cr. W.P. Philips "That "Burnaby Land Sale By-law No. 9, 1956" be now reconsidered." Carried Unanimously.

Moved by Cr. Morrison, seconded by Cr. W.P. Philips "That "Burnaby Land Sale By-law No. 9, 1956" be now finally adopted and that the Reeve and Clerk be authorized to sign the by-law and affix the Corporate seal thereto." Carried Unanimously.

The Municipal Engineer submitted a report concerning bus service to Central Park Garden Village District recommending that approval be granted to the alternate route as follows:

From Sussex Avenue and Kingsway, thence North on Sussex to Grafton Street, thence west on Grafton Street to Willington, thence north on Willington to Price, thence west on Price Crescent and Gilpin Crescent to Barker Crescent, and returning via Price, Willington, Grafton and Sussex Avenue to Kingsway.

Moved by Cr. Morrison, seconded by Cr. F.Philps "That the recommendation of the Engineer be adopted."

Carried Unanimously.

The Municipal Engineer submitted a report concerning an application of B.C. Electric Railway Company to instal a 230 KV underground transmission conduit, recommending that the application be approved provided the following conditions are complied with:

- (1) That this Corporation be fully protected against damages to public and private property arising out of the construction and operation of the conduit.
- (2) That the Company be responsible for the location of the conduit with respect to other services and utilities now in existence and that any alteration or repair to Municipal services be the responsibility of the Company.
- (3) All streets to be returned to their original condition to the satisfaction of the Municipal Engineer.
- (4) That the conduit be laid with a minimum cover of 4 feet and that the depth of cover be increased in specified locations where future grade alterations in the street may be foreseen.
- (5) If it should become necessary in the future to alter the grade of any existing street or unimproved right-of-way, the cost of altering the grade of the conduit or otherwise protecting the conduit against external loads, shall be borne by the Company.
- (6) Selected back filling materials shall be used at street intersections and at other locations at the discretion of the Municipal Engineer.
- (7) The Company shall furnish, at the completion of the job, as constructed, plans and profiles in duplicate.

The said installations to be made along the following routes:

- (1) Along Imperial St. from Boundary Road to Sussex Avenue, thence along Sussex Ave. to the B.C. Electric Railway Company right-of-way.
- (2) Along the B.C. electric Company right-of-way from Sussex Avenue to Mission Avenue.
- (3) Along the B.C. Electric Company Transmission Line from Douglas Road to 4th Street and from 4th Street to District IV right-of-way.

Moved by Cr. Morrison, seconded by Cr. Drummond "That the recommendation of the Engineer be adopted, and an agreement be entered into with the Company."

Carried Unanimously.

Moved by Cr. Hughes, seconded by Cr. F.Philps "That arrangements be made to discuss the Olson Report the 2nd week in September."

Carried Unanimously.

The meeting then adjourned, until August 6th, 1956 at 9.30 a.m.

Confirmed:

*Richard B. Brown*  
Clerk.

*Chas. Mac Holby*  
Reeve

ERRATA

The Reeve further recommended that an application of the Children's Hospital for a Grant to offset taxes levied upon them on property holdings in Burnaby be denied.

Moved by Cr. Morrison, seconded by Cr. F.Philps "That the recommendation of the Reeve be adopted."

Carried Unanimously.