

MARCH 10, 1958

A regular meeting of the Municipal Council was held in the Council Chambers, 4000 Grandview Douglas Highway, on Monday, March 10, 1958 at 7.30 p.m.

PRESENT: Reeve Emmott in the Chair; Councillors W.P. Philips, Cafferky, Brown, Wilson, Jamieson, Mather and Seifner.

Reeve Emmott led in the Lord's Prayer.

Moved by Councillor Jamieson, seconded by Councillor Brown "That Councillor McLean be granted Leave of Absence from this meeting."  
Carried Unanimously.

Moved by Councillor Philips, seconded by Councillor Wilson "That the minutes of the previous meeting be adopted as written and confirmed."  
Carried Unanimously.

The Municipal Clerk advised that Mr. F. Jaszai had requested an audience with Council in regard to the subdivision of his property.  
Moved by Councillor Wilson, seconded by Councillor Jamieson "That Mr. Jaszai be heard."  
Carried Unanimously.

1  
Mr. Jaszai appeared and read a letter from the Municipal Clerk to him dated January 21st wherein he was advised that the Planning Department had been requested by Council to submit a report as to the progress to date in the preparation of a plan which has its main object the reduction of the minimum frontage allowable under the Subdivision Control By-law from sixty feet to fifty feet in the area of the Municipality known as DL 207. Mr. Jaszai further pointed out that in the subject letter, Council had stipulated that particular reference be made in the report of the Planning Department to his property and that the said report be submitted to Council on January 27th. Mr. Jaszai inquired as to whether the report in question was available at this time.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That this matter be tabled and the Director of Planning be required to submit a verbal report later on in the evening."  
Carried Unanimously.

O. H. Porteous submitted an application to rezone Lots 1 and 2, Block 3, DL 91SE part, Plan 2297, and Lot 20, Block 2, DL 91 SE part, Plan 534 to Commercial.

2  
Rivers Realty Limited submitted an application to rezone Lots 12 to 16 inclusive Block 12 DL 29 to Residential Multiple Family Type 1.

C. Morisani submitted an application for the rezoning of Lot 5, Block 8 DL 33 Plan 13171 from Residential Two Family to Residential Multiple Family.

Moved by Councillor Philips, seconded by Councillor Jamieson "That the above three applications be referred to the Municipal Manager for investigation and report."

Carried Unanimously.

3  
Provincial Secretary submitted a letter clarifying the facts pertaining to the operation of Mental Health Services within the Province and explaining the situation with regard to admissions to Woodlands School. The Secretary also enclosed a copy of his annual report to the Legislature describing the operation of the services in British Columbia.

Moved by Councillor Brown, seconded by Councillor Wilson "That the correspondence be received."

Carried Unanimously.

Nanaimo Junior Chamber of Commerce wrote requesting the Municipality to consider entering a Float in the Nanaimo Empire Day Parade to be held on Saturday, May 17th, commencing at 10.30 a.m.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That this matter be referred to the Reeve and Manager for consideration and report."  
Carried Unanimously.

Lozells Civic Betterment Association wrote again requesting that they be supplied with Agenda material which they feel would be of interest and value to the residents of their Community.

Mr. G. Westover, representative of the Association, was in attendance and requested an opportunity to address Council and elaborate on this matter.  
Moved by Councillor Seifner, seconded by Councillor Mather "That Mr. Westover be heard."

Carried Unanimously.

Mr. Westover advised that his Association is not a member of the Burnaby Ratepayers' Council and that it is therefore not likely that they would receive any information in regard to zoning and the like from the Senior group, and in view of this circumstance, requested that the request of the Ratepayers' Association be complied with.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the Council re-affirm its former stand in respect of this matter."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the matter of the formulation of a policy to ensure that persons affected by a particular proposed rezoning will receive notification of the contemplated change be referred to the Manager for report."

Carried Unanimously.

H. L. Winter submitted a letter bringing to the attention of Council a proposal to construct an apartment block on property situate at Smith, Sunset and Kincaid Streets advising that the architect's perspective as shown in the Journal of Commerce is far different than that represented to Council by the Teachers' Federation on August 27, 1956, at which time a Public Hearing was held on the rezoning of the property in question over the valid objections of a delegation of property owners living adjacent thereto. Mr. Winter, requested on behalf of those property owners, that another meeting be held for the purpose of ensuring that no structure would be erected on this property which would destroy the residential characteristics of the area.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That the delegation be invited to attend a Council Meeting to discuss this matter."

Carried Unanimously.

Mr. R. R. Smith of the B. C. Teachers' Association was in attendance and requested that he be granted a hearing to enlighten Council in regard to the proposed apartment construction.

Moved by Councillor Mather, seconded by Councillor Brown "That Mr. Smith be heard."

Carried Unanimously.

Mr. Smith advised that the Association had been precluded from carrying out its original plan due to difficulty in arranging the financing of the structure and other circumstances and that as a result they were compelled to prepare a view plan which, they felt, would comply with all Municipal regulations pertaining to such construction works. Mr. Smith further advised that the only major alteration was to create two wings in place of four separate units and that the revised plan had been approved by NHA and an agency loan arranged. Mr. Smith also advised that due to this latter arrangement, the Association is required to commence its building within 30 days which would be April 4th. The Municipal Clerk read a report from the Chief Building Inspector setting out a resume of that Department's contacts with the above Association and its architect on the matter of the building permit application.

The Municipal Clerk also read a report from the Planning Director advising that if the development proceeds as proposed latterly, then the residents of the area will be extremely concerned in view of their earlier representations and the assurances given them based upon the development conceived by the Architect and agreed to by the Teachers' Association. The Planner suggested that consideration be given to the matter of modifying the parking lot arrangement by utilizing the basement area in the north wing as a covered parking area and excluding parking from the two court yards on the east and west of the building. The Planner further reported that his comments at this time were rather exploratory and suggested that a meeting be held to discuss this matter further.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That this matter be referred to a Committee of the Whole meeting this evening."

Carried Unanimously.

1  
Mrs. M. James wrote in connection with the Forest Glen Replotting Scheme requesting that all lots conforming to the Master Plan for the area be made approvable immediately and that the quoted service costs be extended to apply to all present owners or subsequent owners, and in this latter connection, pointed out that the service costs which were attached to the new parcels, constituted value for value, and are therefore an integral part of the new land allotments. Mrs. James further asked that a meeting be arranged of the property owners, Council members and Municipal Department heads so that the points herein mentioned may be discussed and resolved.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That such a meeting be arranged and the letter referred to that meeting for discussion."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That the request of Mr. F. Jaszai be lifted from the table, for further consideration".

Carried Unanimously.

2  
The Director of Planning was in attendance and reported verbally that his Department was confronted with two major problems in respect of the survey for the DL 207 area, one being the impending installation of sanitary sewers in the area, which it is felt would justify the modification of the present subdivision requirements, and the other being the future road alignment. The Planning Director further reported that a report would be submitted shortly in regard to the subdivision pattern for the area and that the survey had advanced to the point where a report could be made at this time and discussed in an intelligent fashion.

Moved by Councillor Cafferky, seconded by Councillor Brown "That the application of Mr. Jaszai be tabled to a Committee of the Whole meeting next Monday evening, at which time the Director of Planning be required to submit his report, in connection with the subject matter."

Carried Unanimously.

The Personnel Director submitted a report advising that the following named Supervisory Personnel are due their annual increment on the dates indicated:

3  
J. Lloyd Martin, Deputy Building Inspector - Old Rate - \$552.00  
New rate - \$577.00 -effective March 1st.

Arthur Evans, Assistant Engineer - - - Old Rate \$ 577.00  
New Rate \$ 604.00 -effective March 4th.

Moved by Councillor Cafferky, seconded by Councillor Brown "That the increments as listed be approved."

Carried Unanimously.

The Municipal Assessor submitted a report recommending re-apportionment of frontages on the below listed properties which have been subdivided:

SEWER FRONTAGES:

DL	Blk.	Lot	Plan	Assessed Frontage	Total
35	47	6N $\frac{1}{2}$ 6S $\frac{1}{2}$	8799	50 ft. 50 ft.	100 ft.
35	49	A Ex. Expl. Pl. 15591	799	72 ft.	
		A On Expl. Pl. 15591	799	60 ft.	132 ft.
34	29	1 2	2302	72.7 ft. 70 ft.	142.7'
35	25/26	14 E $\frac{1}{2}$	2287	66 ft.	
34	10	1 Ex. Expl. Pl. 15530	8799	40 ft.	
		2 Ex. Expl. Pl. 15530		40 ft.	
		Pcl. A on Ex. Pl. 15530		80 ft.	160 ft.
34	37/15	26	17492	72.81 ft.	
121/187	2	8E $\frac{1}{2}$ 8W $\frac{1}{2}$	1354	33 ft. 33 ft.	66 ft.

(continued.....)

## Municipal Assessor re Local Improvement re-apportionment of frontages..cont'd)

D.L.	Blk.	Lot	Plan	Assessed Frontage	Total
121/187	2	18E $\frac{1}{2}$ 18W $\frac{1}{2}$	1343	33 ft. 33 ft.	66 ft.
151/153	44	15 16	16863	88.88 ft. 123.04 ft.	211.92 ft.
188	4/E	A E.115' A Ex. E.115'	4419	115 ft. 195 ft.	310 ft.
189	39	19 Ex. N.66' 19 N 66'	4953	97 ft. 66 ft.	163'
187	19	D	17433	66'	
127	83	25 26	17446	89' 79'	150 ft.
SIDEWALK FRONTAGES:					
35	49	A. Ex. Expl. Pl. 15591 A On Expl. Pl. 15591	799 799	72' 60'	132 ft.
35	34/36/4/5	A B	17928	76.61 ft. 76.61 ft.	153.22 ft.
53	31	A Ex. Pl. 14776 & Ex. Pl. 15634	4442	84 ft.	
		Pcl. 13 Ex. Pl. 15634 -4442		63 ft.	147 ft.
127 W 3/4 N		Pcl. C Ex. Pl. 15463 12 Ex. Expl. Pl. 15463	1254 1254	50 ft. 82 ft.	132 ft.
68/39W	15/18/1/2	C	18026	122 ft.	122 ft.
28N	38/39/40	K L M N	17985	46 ft. 92 ft. 57 ft. 46 ft.	241 ft.
34	K/21	20 21	17884	65 ft. 139 ft.	204 ft.
92	146	Ex. Pl. 17215 1 2	1146 17215 17215 Road Allce.	148.5 ft. 74.25 ft. 74.25 ft. 33 ft.	330 ft.
121	31/39 39	E F	17389	69 ft. 30 ft.	99 ft.
149	14	2 3 4 5	17070	74 ft. 67 ft. 67 ft. 67 ft.	275 ft.
129	81N $\frac{1}{2}$	A	17594 Road Allce.	115 ft. 17 ft.	132 ft.
129	64/72	34 W.60' Plan 15423 Ex. E.66' & Ex. Plan 15424 34	2696	60 ft. 71.5 ft.	131.5 ft.
129	82	A B	17976	72 ft. 60 ft.	132 ft.
157	19W $\frac{1}{2}$	2 3	17962 Road Allowance	61 ft. 61.11 ft. 10 ft.	132.11 ft.
157	3/10/12/18C	3 4	17897	60 ft. 120 ft.	180 ft.

Moved by Councillor Philips, seconded by Councillor Wilson "That the recommendation be adopted."

Carried Unanimously

The Chief Building Inspector submitted a report covering the operations of his Department between January 27, 1958 and February 21st, 1958.  
Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the report be received."

Carried Unanimously.

Officer in Charge, Burnaby Detachment, R.C.M.P. submitted a report covering policing of the Municipality during the month of January, 1958.  
Moved by Councillor Wilson, seconded by Councillor Brown "That the report be received."

Carried Unanimously.

Officer in Charge, Burnaby Detachment, R.C.M.P. submitted a report covering policing of the Municipality for the month of February, 1958.  
Moved by Councillor Wilson, seconded by Councillor Brown "That the report be received."

Carried Unanimously.

The Fire Chief submitted a report covering the operations of his Department for the month of February, 1958.  
Moved by Councillor Wilson, seconded by Councillor Cafferky "That the report be received."

Carried Unanimously.

Social Service Administrator submitted a report covering the operations of his Department for the months of January and February, 1958, together with comparison costs during the same period in 1957.  
Moved by Councillor Mather, seconded by Councillor Brown "That the report be received."

Carried Unanimously.

The Park Board submitted Expenditures for the following periods in the amounts shown:

January 1, 1958 to January 10, 1958	- \$1722.37
2 weeks ended January 24, 1958	- 7907.79
2 weeks ended February 7, 1958	- 7223.20
2 weeks ended February 21, 1958	- 8124.97

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the expenditures as listed be approved."

Carried Unanimously.

The Municipal Treasurer submitted Disbursements for the period ended February 21st in the amount of \$283,764.84.  
Moved by Councillor Cafferky, seconded by Councillor Wilson "That the expenditures be approved."

Carried Unanimously.

The Municipal Engineer submitted Detailed Account of Works completed during the period, February 17th to March 2nd, 1958.  
Moved by Councillor Jamieson, seconded by Councillor Wilson "That the report be received."

Carried Unanimously.

The Municipal Engineer submitted Board of Works estimates for the two week period ended March 30th, \$48,964.00.

Moved by Councillor Jamieson, seconded by Councillor Brown "That the Board of Works estimates be approved."

Carried Unanimously.

The Municipal Engineer submitted Water Works estimates for the period between March 17th and March 30th, in the amount of \$5,695.00.  
Moved by Councillor Seifner, seconded by Councillor Brown "That the estimates as submitted be approved."

Carried Unanimously.

The Municipal Engineer submitted Garbage Collection estimates for the period between March 17th and March 30th in the amount of \$10,000.00.  
Moved by Councillor Mather, seconded by Councillor Brown "That the estimates as submitted be approved."

Carried Unanimously.

## COMMITTEE REPORTS

### Parks Committee:

Your Committee met on Monday, March 3, 1958 and would recommend:

- (1) That an application of Sutton, Braidwood, Morris, Hall and Sutton, Barristers and Solicitors, for a licence to operate a private Television station with transmitter on Burnaby Mountain be rejected.

Moved by Councillor Seifner, seconded by Councillor Philps "That the report be adopted."

Carried Unanimously.

### PUBLIC UTILITIES COMMITTEE:

Your Committee met on Monday, March 3, 1958 and would recommend:

- (1) That a street light be installed at the intersection of Kensington Avenue and Curtis Street.

Moved by Councillor Seifner, seconded by Councillor Cafferky "That the recommendations of the Committee be adopted."

Carried Unanimously.

### Planning Committee:

Your Committee met on Monday, March 3, 1958 and would recommend:

- (1) That the following recommendations of the Municipal Solicitor in regard to Forest Glen Replotting Scheme be adopted:
  - (a) That all unfinished Municipal services in this subdivision be completed forthwith and that the owners whose subdivision plans are approved before December 31, 1958 have their services installed by the Municipality at the price quoted at the outset of the replotting proceedings.
  - (b) That the Municipal or surplus lands within the Forest Glen area be sold at the current market price, when deemed advisable by Council and further, that these lands be serviced immediately and all roads and lanes dedicated by the Replotting scheme be constructed without further delay.
  - (c) That the arrangement under Item (a) above be applicable only to the consenting owners who participated in the Replotting Scheme and not to the non-consenting owners or subsequent purchasers.
- (2) That an application of Canadian Corps Association for approval as to the location of a sanatorium at 765 Gilley Avenue be granted, subject to compliance with all Municipal regulations pertinent thereto and further subject to the applicants producing evidence by petition from residents on both sides of Gilley Avenue between Ewart Street and Marine Drive registering no objection to the proposal.

Moved by Councillor Brown, seconded by Councillor Wilson "That Item 1 of the report be adopted, pending the meeting to be held in connection with the Forest Glen Replotting Scheme."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Wilson "That Item 2 be adopted."

Carried Unanimously.

### Public Works Committee:

Your Committee met on Monday, March 3, 1958 and would recommend:

- (1) That the Corporation take immediate steps to remove or set back the necessary buildings on the south side of Hastings Street between Carleton Avenue and Willingdon Avenue and also, that the Municipal Engineer be authorized to carry out the necessary work of re-alignment of Municipal services in these three blocks and further, that the Department of Highways be informed of the Municipality's intention to proceed in this manner.

Moved by Councillor Jamieson, seconded by Councillor Wilson "That the recommendation of the Committee be adopted."

Carried Unanimously.

COMMITTEE REPORTS (continued.....)

FINANCE COMMITTEE:

Your Committee met on Monday, March 3, 1958 and would recommend:

- (1) That an account of the Canadian Federation of Mayors and Municipalities in the amount of \$415.00 covering Corporation membership in their Organization for the year 1958 be paid.
- (2) That the cost of printing 200 circular letters for the Burnaby Historical Society be underwritten by Council and that the photographs referred to in the said circular letter be received at the Personnel Office and further, that the Municipality supply the material required by the Society for four display panels and that permission be granted to the Society to display the panels at the Municipal Hall sometime during the summer.
- (b) That Councillor C. Mather be appointed as Council liaison representative to advise the Society on any problems which may arise.
- (3) That the matter of attendance at conventions and conferences be hereafter subject to scrutiny by Council, with due regard given to the value to be derived and economy of the Municipality.
- (4) That the Municipality endorse its liability policy for \$100,000.00 property damage, subject to \$1,000.00 deductible at a premium of \$1,000.00 for three years.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That the recommendations of the Committee be adopted."

Carried Unanimously.

REPORT OF PLANNING COMMITTEE

Your Committee met on Saturday, March 1 and recommend:

- (1) Re acquisition of Hughes' property and other private properties in connection with a reservation of land in DL 137 for purpose of a golf course.

Recommendation: That the question of golf course sites be referred to the Parks Board for investigation and for recommendation as to alternate suitable sites. Upon receipt of this report the matter of private properties in DL 137 will be dealt with by Council.

Moved by Councillor Brown, seconded by Councillor Wilson "That the number '137' in the fifth line of the recommendation be deleted and the number '57/58' be inserted instead, and further, that the recommendation be adopted."

Carried Unanimously.

- (2) Re Cemetery sites on Burnaby Mountain.

A resolution was adopted to the effect that the Committee was not interested in the further development of Cemetery sites in Burnaby, other than already provided for under the present Cemetery By-law.

Moved by Councillor Brown, seconded by Councillor Jamieson "That the words, 'and in accordance with Council policy' be added to the recommendation, and the recommendation be adopted, as amended."

Carried Unanimously.

REPORT OF TRAFFIC AND TRAFFIC SAFETY COMMITTEE

Chairman, Traffic and Traffic Safety Committee, submitted a report advising that notification has been received from each of the following organizations as to their respective appointees and recommended that the appointments be confirmed:

Burnaby Parent-Teachers' Council	- Mrs. E. Surradge-4371 E Pender St. Burnaby 2.
Burnaby Ratepayer's Council	- Mr. P. C. Munro, 4651 Westlawn Dr., Burnaby 2.
Burnaby School Board	- Mr. J. B. Hillis, c/o Burnaby School Board.
B.C. Electric Railway Co. Ltd.	- Mr. Colin Dobell, c/o B C Electric Rly Co.
South Burnaby Board of Trade	- Mr. R. D. Turner, c/o South Burnaby Board of Trade.

The Chairman advised that official word had not yet been received from the North Burnaby Board of Trade but that in a telephone conversation with the Secretary of the Board, it was indicated that Mr. S. Boucher would be selected as their representative. The Chairman recommended, that provided the Board confirms this appointment, Council approve the appointment of Mr. Boucher at this time.

Moved by Councillor Brown, seconded by Councillor Jamieson "That the recommendations of the Committee be adopted."

Carried Unanimously.

The Municipal Manager submitted a report in regard to the provision of office accommodation for him, advising that it appeared the most economical and satisfactory method of meeting the problem for some time to come at least, would be to subdivide the Municipal Clerk's general office by erecting a partition at the west end to make another small private office. The Manager further advised that the work estimated to cost \$256.00 had been authorized and recommended that Council concur in the action taken.

Moved by Councillor Wilson, seconded by Councillor Cafferky "That the recommendation of the Manager be adopted."

Carried Unanimously.

The Municipal Manager submitted a report in regard to the forthcoming conference of Building Officials in Ottawa, on April 14 to 16th inclusive, advising that the Building Inspector is not desirous of attending this particular conference in view of his prior knowledge of the subject to be discussed through his membership on another Associate Technical Committee of the National Research Council. The Municipal Manager recommended that no representation be sent by this Municipality to the Conference in question.

Moved by Councillor Brown, seconded by Councillor Wilson "That the recommendation of the Manager be adopted."

Carried Unanimously.

The Municipal Manager submitted a report advising that it would be necessary to arrange for the temporary borrowing of the sum of \$1,500,000.00 in order to provide funds to meet current lawful expenditures and recommended that a Hypothecation of Taxes by-law be passed by Council to cover such borrowing.

Moved by Councillor Cafferky, seconded by Councillor Brown "That the recommendation of the Manager be adopted."

Carried Unanimously.

The Municipal Manager submitted a report in connection with North Road, advising that he had been in contact with officials from the City of Port Moody and that it had been disclosed that the portion of North Road lying between the City and this Municipality is not within the boundaries of either Municipality. The Manager further reported that the City is interested in improving the portion of North Road lying to the north of the B.A. Oil Company property, roughly between the south boundary of DL 31 to Barnet Road, and pointed out that under sections 535 to 537 of the Municipal Act any works of a joint nature in regard to Highway improvements can only be undertaken provided the two Municipalities concerned mutually consent so to do. The Manager recommended that the Municipal Engineer consult with the Engineer of the City of Port Moody and that a joint report be submitted as to the nature and extent of the work proposed together with an estimate of costs.

Moved by Councillor Jamieson, seconded by Councillor Wilson "That the recommendation of the Manager be adopted."

Carried Unanimously.

The Municipal Manager submitted a report in regard to a proposal to widen Sussex Avenue south of Bond Street advising that this matter has been the subject of negotiations over the last year and that the latest offer made by the owner of Block 44 N $\frac{1}{2}$ , DL 33, was that he was prepared to convey the necessary land in return for the Corporation moving his house to a new location and being placed on a concrete foundation with a basement, head-room of eight feet - a natural gas furnace, and other various improvements. The Manager further advised that this proposition involved a considerable sum of money which Council at that time did not have and could not see its way to expend and that consequently the Property Manager was requested to contact the owner again and obtain the price of purchasing his entire holding. The Manager further reported that the owner in question was asking the sum of \$20,000.00 which, in the opinion of the Property Manager, is in excess of its value and in this latter connection, it was the opinion of the Property Manager that \$14,000.00 was a fair price. The Manager further advised that the other land involved, the remainder of N $\frac{1}{2}$  Block 45 DL 33 and South half Block 45, DL 33 are at present the subject of subdivision applications and in view of this circumstances, recommended that no further action be taken at this time to acquire the necessary land for the widening of the street in question.

Moved by Councillor Brown, seconded by Councillor Jamieson "That the recommendation of the Manager be adopted."

Carried Unanimously.



The Municipal Manager submitted a report in connection with the following three proposed Highway exchanges:

- (1) A lane allowance extending from Douglas Road easterly along the southerly boundary of Lot "E" Block 40 DL 30N in return for a lane allowance along the northerly boundary of the subject property, provided all costs in connection therewith are borne by the applicant for a subdivision of the property.
- (2) A 10 foot lane allowance located on the north side of Lots 58 and 59, SD 2, Blocks 1 and 4, DL 136 be conveyed to the owner of Lot 58 in exchange for the westerly 20 feet of this lot, all expenses to be borne by the owner of Lot 58 and 59.
- (3) A lane allowance from Lot 8, Block 10 DL 34 in return for twenty foot strip through a portion of the said Lot 8, subject to the applicant paying all costs in connection with the exchange.

The Municipal Manager advised of his concurrence with each of the above described exchanges and recommended that a By-law be introduced under the provisions of Section 507 (1) of the Municipal Act as soon as possible.

Moved by Councillor Brown, seconded by Councillor Jamieson "That the recommendation of the Manager be adopted."

Carried Unanimously.

The Property Manager submitted the following Property Sales Slips:

<u>Sales No.</u>	<u>Purchaser</u>	<u>Property</u>	<u>Sales Price</u>
8774	Margaret Cochrane Paulus	Lot 29 Blk.C DL 11	\$2200.00-Cash \$565. Balance \$50.00 monthly.
8775	Philip Paulus	Lot 11, Blk.B DL 11	\$ 2200.00. Cash \$565.00 Bal. \$50.00 monthly.
8776	Hans Gutfrucht	Lot 13, Blk B DL 11 Plan 16871	\$2200.00 Cash \$565.00 Bal. \$50.00 monthly.
8777	Karl Paulus	Lot 12 Blk.B DL 11 Plan 16871	\$2200.00 Cash \$565.00 Bal. \$50.00 monthly.
8778	Margaret Cochrane Paulus	Lot 28 Blk. C DL 11 Plan 16871	\$2200.00 Cash \$565.00 Balance \$50.00 monthly.
8779	Howard Bert Karras	Lot 11, Blk.15 DL 156	\$3856.00 Cash \$965.00 Bal. \$85.00 monthly.
8780	Samuel Edmund Hughes	Lot 6 W pt., Blk.16 DL 161, Plan 1742	\$600.00 Cash.
8781	Southern Slope Holdings Limited	Lot 22,23,25 and 26 Blk.C DL 11, Plan 16871 Lots 15,16,17,18,19 Blk. B DL 11, Plan 16871	\$14,850.00 \$3,825.00 cash Balance in 3 equal annual payments of \$11,025.00.
8782	Irene Thea & Richard Arthur Pelzer	Lot 30, Blk.C DL 11 Plan 16871p	\$2,200.00. Cash \$2200.00.
8783	Southern Slope Holdings Limited	Lot 14, Blk."B" DL 11 Plan 16871	\$1650.00-\$425.00 cash - Balance \$35.00 monthly.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That Property Sales Slip #8780 be deleted and referred back to the Property Manager for further consideration of the price."

IN FAVOUR - Crs. Wilson, Mather.

AGAINST - Crs. Brown, Jamieson, Cafferky, Seifner and Philips.

MOTION LOST.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That Property Sales Slips #'s 8774 to 8783 inclusive be approved."

Carried,  
Cr. Seifner against.

Special Committee submitted a report in connection with an application of Sam Shore to rezone Lot 10, Block 10 DL 173 from Heavy Industrial to Residential Multiple Family Type III, advising that if the property is to be so rezoned, the owner will be confronted with the following By-law requirements:

- (1) the installation of a septic tank behind the building in question with an effluent pump and pressure line to lift sewage effluent to an adequate tile distribution field located behind all other building improvements on the property.
- (2) That the parcel in question remain at its present size until such time as a Municipal sewer service is available.
- (3) Observance of a 25 foot set-back from Trapp Road which the existing building does not have.

The Committee further pointed out that the owner could not be allowed to instal any automatic laundry or dish-washing or garbage disposal equipment in the building, utilizing extra water and discharging additional waste through the disposal system, and further, that only three one bedroom suites could be allowed at this time and possibly a fourth suite might be permitted in the future if the drainage system proves satisfactory and operates without creating a nuisance.

The Committee further pointed out that allowing the conversion of the locker building to apartment use would not be in conformity with the provision of Section 5 of the Burnaby Town Planning By-law which states "every building shall be erected or placed on a site or lot and not more than one building and its accessory buildings shall be erected or placed thereon." The Committee advised in this connection that the converted locker building could not be considered as an accessory building to the dwelling now occupying this property and that therefore the provision of Section 5 would be contravened. The Committee suggested that all of the above complications would be overcome if the applicant would chose to utilize the property industrially and that such use could be made in full conformity with By-law regulations and at the same time offer less possibility of nuisance arising from the sewage disposal system.

Moved by Councillor Philips, seconded by Councillor Jamieson "That the report be received."  
Carried Unanimously.

Moved by Councillor Philips, seconded by Councillor Brown "That the By-law covering the rezoning of this property to Residential Multiple Family Type III be proceeded with."

Carried,  
Crs. Wilson, Jamieson and  
Cafferky against.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That a Public Hearing be held on Monday, March 24th, 1958 at 7.15 p.m. to consider the following two proposed rezonings:

- (1) From Residential Two Family to Light Industrial - Lot 52 except Sketches 6916 and 14587F, Block 2 DL 95
  - (2) From Residential Single Family to Auto Court - Lot 19, except Sketch 12407 Blks 1 to 4 and 6, DL 125."
- Carried Unanimously.

The Municipal Clerk brought forward a report of a Special Committee dealing with the establishment of trailer courts in the Municipality.

Moved by Councillor Jamieson, seconded by Councillor Wilson "That the report be lifted from the table for further discussion."

Carried Unanimously.

Councillor Wilson reported verbally that he and Councillor Seifner had met formally with auto court representatives, and informally with Trailer Court representatives to discuss the ramifications of the matter.

Moved by Councillor Wilson, seconded by Councillor Seifner "That the matter of trailer court establishment be tabled until further information can be gathered by Council to enable them to discuss the matter more intelligently."

IN FAVOUR - Crs. Wilson, Seifner  
Mather.  
AGAINST - Crs. Brown, Jamieson  
Cafferky and  
Philps.

MOTION LOST.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the Municipal Manager, in conjunction with the Department Heads concerned, discuss the subject of establishing trailer courts as separate entities and submit a report thereon - including details of previous studies relating to such businesses in the Municipality, and recommendations as to the establishment of trailer court zones within certain areas."

Carried,  
Cr. Brown against.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That leave be given to introduce "Burnaby Land Sale By-law No. 4 1958" and that the By-law be now read a First Time."

Carried Unanimously.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That the By-law be read a second time."

Carried Unanimously.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law."

Carried Unanimously.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That the Committee rise and report the By-law complete without amendment."

Carried Unanimously.

The Council re-convened.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That the report of the Committee be adopted."

Carried Unanimously.

Moved by Councillor Wilson, seconded by Councillor Jamieson "That "Burnaby Land Sale By-law No. 4, 1958" be read a Third time."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That leave be given to introduce "Burnaby Land Sale By-law No.5, 1958" and that it be now read a First time."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the By-law be now read a second time."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the Committee rise and report the By-law complete."

Carried Unanimously.

The Council re-convened.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That the report of the Committee be adopted."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That "Burnaby Land Sale By-law No. 5, 1958" be now read a Third Time."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Wilson "That leave be given to introduce "Burnaby Land Sale By-law No.6, 1958" and that it be now read a First time."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Seifner "That the By-law be now read a Second time."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Cafferky "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Cafferky "That the Committee rise and report the By-law complete."

Carried Unanimously.

The Council re-convened.

Moved by Councillor Brown, seconded by Councillor Cafferky "That the report of the Committee be adopted."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Cafferky "That "Burnaby Land Sale By-law No.6,1958" be now read a Third Time."

Carried Unanimously.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That "Burnaby Land Acquisition By-law No. 1, 1958" be now introduced and read a First Time."

Carried Unanimously.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That the by-law be now read a Second Time."

Carried Unanimously.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law."

Carried Unanimously.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That the Committee rise and report the By-law complete."

Carried Unanimously.

The Council re-convened.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That the Committee's report be adopted."

Carried Unanimously.

Moved by Councillor Jamieson, seconded by Councillor Cafferky "That "Burnaby Land Acquisition By-law No. 1, 1956" be now read a Third Time."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Jamieson "That leave be given to introduce "Temporary Loan By-law No. 1, of 1956" and that the By-law be now read a First Time."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That the By-law be now read a Second Time."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law".

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That the Committee rise and report the By-law complete."

Carried Unanimously.

The Council re-convened.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That the report of the Committee be adopted."

Carried Unanimously.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That "Temporary Loan By-law No.1, of 1956" be now read a Third time."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Wilson "That "Burnaby Town Planning By-law 1948, Amendment By-law No.3, 1958" be now read a Second Time."

Carried Unanimously.

Cr. W.P.Philps against.

Moved by Councillor Brown, seconded by Councillor Wilson "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Cafferky "That the Committee rise and report the By-law complete."

IN FAVOUR - Councillors Wilson, Jamieson,  
Cafferky, Mather, Reeve Emmott.  
AGAINST - Crs. Brown, Philps, Seifner.

MOTION LOST.

Mr. Bonnell of the B.A.Oil Company appeared and requested an opportunity to clarify certain points and statements made by Council in respect of the Company's interest in the property.

Moved by Councillor Cafferky, seconded by Councillor Wilson "That no delegations be heard."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Philps "That "Burnaby Town Planning By-law 1948, Amendment By-law No.4, 1958" be now read a Second Time."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Philps "That the Council go into Committee of the Whole with the Reeve in the Chair to consider the By-law."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Jamieson "That the Committee rise and report the By-law complete."

Carried Unanimously.

The Council re-convened.  
Moved by Councillor Brown, seconded by Councillor Philps "That the Committee's report be adopted."

Carried Unanimously.

Moved by Councillor Brown, seconded by Councillor Cafferky "That "Burnaby Town Planning By-law 1948, Amendment By-law No.4, 1958" be now read a Third Time."

Carried Unanimously.

The meeting then adjourned until Monday, March 17 at 7.30 p.m.

Confirmed:

CLERK

REEVE.