

THE CORPORATION OF THE DISTRICT OF BURNABY

7 August 1964.

REPORT NO. 52, 1964.

His Worship, the Reeve,
and Members of the Council.

Gentlemen:

Your Manager reports as follows:

1. Re: Investments.

The Municipal Treasurer advises as follows:

Effective 3 August 1964, \$185,000. B. C. Hydro & Power Authority
5% Parity Development bonds maturing 3 August 1968 were
purchased at par.

Effective 3 August 1964, \$200,000. B. C. Hydro and Power Authority
5% Parity Development bonds maturing 3 August 1968, were
purchased at par, to be resold on 30 November 1964 at par
plus interest at 4 1/4 % for 119 days.

It is recommended the actions of the Treasurer be ratified.

2. Re: Application for Welfare Institutions Licence
- Mrs. Diane Brown, 4046 Dundas Street.

An application for a Welfare Institutions Licence to give daytime care to a
further two children has been received from Mrs. Diane Brown, 4046 Dundas Street.
The premises are already licensed for day care of two pre-school children.

The Investigating Committee recommends that a licence be granted for not more
than four pre-school children. The Planning Director has no objection.

3. Re: Application for Welfare Institutions Licence
- Mrs. Florence E. White, 7877 Kingsway, Burnaby 1, B. C.

An application has been received from Mrs. Florence E. White, 7877 Kingsway (Rest-
haven), for a Welfare Institutions Licence to give personal care, room and board
to aged persons.

The Investigating Committee recommends that a licence be granted for not more
than 13 persons. The Planning Director has no objection.

4. Re: Liaison Committee - Municipal Labour Relations Bureau.

The Liaison Committee of the Municipal Labour Relations Bureau comprises an
elected representative from Vancouver, New Westminster and Burnaby.

It is recommended that Reeve Emmott be appointed Burnaby's representative on
the Liaison Committee.

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5. Re: Petition re Sperling Heights Subdivision.

This is a new subdivision area and at present it consists of approximately 50 lots.

A petition from the owners of 23 homes has been received by the Municipal Clerk. The petition asks for Sanitary Sewers for the area. The petitioners also seek local improvement works to improve their streets and property but it is apparent that they recognize the relationship between such local improvement work and the installation of underground work, in this case sanitary sewers.

This area is not included in any of the numbered areas on the existing sanitary sewer program. No undeveloped area was included for two main reasons:

- (1) The desire to utilize available funds to service the greatest number of people, particularly in areas where sewers have been awaited for years.
- (2) Lack of knowledge of a subdivision pattern on which to base a design for the sanitary sewer system.

The petitioners are correct in their statement that when areas #16 and #17 are served, (and it is expected that these areas will go to tender for construction with the commencement of the Winter Works Programme) the Sperling Heights area will be surrounded by sewerred areas but theirs will not be sewerred.

The petitioners question the Municipality's "impractical" approach in stating that normally the sewerred of this subdivision should await further subdivision to the south. A sub-trunk sewer for this area is required from the south and the developed area is actually furthest from the G.V.S. & D. D. trunk.

A rough estimate of the cost of providing sewer to this subdivision is \$40,000. - \$50,000. The sub-trunk will traverse unsubdivided land for about 1000 feet and it would be necessary to obtain easements for this 1000 foot length to contain the sub-trunk.

If it is the wish of Council this area could be designed and included in the construction of Areas 16 and 17 which are referred to as the Sperling-Halifax area. There is a potential of almost 50 additional home sites in the Sperling Heights area.

If sanitary sewer is provided it would be possible to consider local improvements in the area in the next Local Improvement Program. The present programme is about 40% completed.

6. Re: Hastings Street Re-development Project - 3800-3900 Blocks.

Tenders were called for the demolition of buildings situated on the following described lands:

North 70 feet of Lot 1, Block 11, D. L. 116N $\frac{1}{2}$, Group 1, Plan 1236

-and-

Lot 7, Block 11, D. L. 116N $\frac{1}{2}$, Group 1, Plan 1236,
except the West 17 feet thereof.

One tender has been received from Johnston and McKinnon Demolitions Ltd. in the amount of \$3,200.00.

It is recommended that the tender be accepted and that the Reeve and Clerk be authorized to sign the contract.

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7. Re: Refuse Collecting Fleet Requirements.

Four of the present fleet of Refuse Collecting Trucks have reached a state whereby very costly repairs will likely be required in the very near future.

It is recommended these units be replaced at an approximate cost of \$70,000. The replacement cost is chargeable to the Equipment Reserve Fund.

Authority is requested for a tender call for these four replacements.

8. Re: Northeast Burnaby Plan.

The Burnaby Planning Department is in the process of study of the Plan prepared by Project Planning Associates.

In the course of the Study, a meeting was held with the Engineers of Coquitlam and Port Moody and the staff of the Lower Mainland Regional Planning Board who act as Planning Consultants for Coquitlam but who are, of course, also interested in the regional significance of the proposal. The purpose of the meeting was to discuss the effect of the Project Planning Associates Plan on the neighbouring districts of Coquitlam and Port Moody.

Although a valuable interchange of ideas took place, no conclusions were reached as all three visiting parties felt that they should be acting officially for their Councils, rather than informally discussing their own ideas.

Co-operation is essential in a proposal of this magnitude and it is therefore recommended that Council request the Councils of Coquitlam and Port Moody, and the Regional Planning Board, to authorize their staff to assist us in Burnaby's studies of the Northeast Burnaby Plan.

9. Re: Expenditures.

Submitted herewith for your approval is the Municipal Treasurer's report covering Expenditures for the 4 week period ended 12 July 1964 in the amount of \$2,515,224.00.

It is recommended the expenditures be approved as submitted.

10. Re: Estimates.

Submitted herewith for your approval is the Municipal Engineer's report covering Special Estimates of work in the amount of \$36,950.00.

It is recommended the estimates be approved as submitted.

11. Submitted herewith for your information is the report of the Fire Chief covering the activities of the Fire Department for the month of July, 1964.

12. Submitted herewith for your information is the report of the Chief Licence Inspector covering the operations of his Department for the month of July, 1964.

13. Submitted herewith for your information is the report of the Municipal Engineer covering construction progress for the month of July, 1964.

Respectfully submitted,


H. W. Balfour,
MUNICIPAL MANAGER.

14. Re: Proposed Truck and Equipment Sales Centre.

Mr. R. M. Patton, 4171 Castlewood Crescent, Burnaby 1, advises he has made tentative arrangements to purchase Lot "C" Sketch 2240 and Lot 5, both of Block 2, W.pt., D.L.162, Group 1, located at 5110 Marine Drive for the purpose of operating a truck and equipment sales centre under the name of Patton Truck and Equipment Sales Ltd.

The Chief Sanitary Inspector is prepared to approve the application in principle subject to the buildings being connected to the sanitary sewer and that painting and steam cleaning equipment be provided with adequate air pollution controls and drainage facilities.

The Chief Licence Inspector points out that due to the fact the property is on the south side of Marine Drive, the type of fence is not too important because the operation would be visible from the north side with a twelve foot high board fence.

The Building Department has no objection subject to the applicant meeting the requirements of the Building and Town Planning By-laws.

The Fire Prevention Officer has no objection to the proposed use providing the Fire Regulations are complied with and recommends that earth fill be spread over the present ground covering to a depth of from eighteen inches to two feet. A chain link fence to enclose the property would be adequate.

The Municipal Engineer advises that water is available but storm sewers are not. A 4" sanitary sewer is available 19 feet east of the west property line but is suitable only for pumping as the property is too low to be serviced by gravity. In the event workshops are to be constructed 400 feet away from Marine Drive, then the sanitary facilities would have to be connected to the existing pump and discharge. A sanitary sewer connection in excess of 150 feet property depth could not be allowed.

The Planning Department reports as follows:

"In considering the above request, which involves a parking area within the 200 foot residential zone on Marine Drive and a storage yard type operation in the present industrial zone, account should be taken of the following factors:

- (1) Present development along both sides of Marine Drive is largely residential in character, as shown on the ^{prepared} sketch. With the relocation of Marine Drive to the south, the present Marine Drive could become an attractive residential street - if the existing land use pattern is maintained.
- (2) The existing dwellings on the north side of Marine Drive in this location are of a fairly high quality and the extension of a non-residential use up to Marine Drive could produce incompatibility. Further, because of the topography, effective screening of the proposed use from the view of the residents on the slope is almost an impossibility.
- (3) The proposed use is "highway-oriented" in character and would be poorly situated, particularly when Marine Drive is relocated.

For the above noted reasons, we recommend that the proposal be not approved."

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SUPPLEMENTARY TO
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15. Re: Acquisition of Easements
- South Slope Sewer Project - Phase 4.

Easements are required in connection with the above Sewer Project as follows:

- (1)(a) Owner - William Bennett, 7183 Edmonds Street, Burnaby, B. C.
Property - Portion of Lot 8, Blocks 34 to 38, of Lots 1 and 3, D. L.95,
Group 1, NWD, Plan 1152.
Consideration - \$1.00 plus restoration of the easement area.
Location of easement - 7183 Edmonds Street.
- (b) Owner - Bernard McDonell and Rhona June McDonell, 13090 - 112A Avenue,
Surrey, B. C.
Property - West 10 feet of Lot "G" of Lots 2 and 3, Block 30, D. L. 97,
Group 1, Plan 15951, N.W.D.
Location of property - 6137 Rumble Street, Burnaby.
Consideration - \$1.00 plus restoration of the easement area.
- (c) Owner - Harold Billing and Ethel Billing, 8680 Gilley Avenue, Burnaby 1, B.C.
Property - Portion of Parcel "A" (Ref. Plan 3307) of Lot 2 of Blocks 40 to
43, D. L. 159, Group 1, Plan 2014, N.W.D.
Location of easement - 8680 Gilley Avenue, Burnaby 1, B. C.
Consideration - \$1.00 plus restoration of the easement area.
- (d) Owner - Marie Eliza Goodfellow, 6238 Portland Street, Burnaby 1, B. C.
Property - Portion of Lot 13, Block 22, D. L. 159, Group 1, Plan 1241,NWD.
Location of property - 6238 Portland Street, Burnaby 1, B. C.
Consideration - \$25.00 plus restoration of the easement area.

It is recommended that authority be granted to acquire the above easements and that the Reeve and Clerk be authorized to execute the documents on behalf of the Corporation.

16. Re: South Slope Sewer Project - Phase 4.

On July 27th, 1964, Council authorized acquisition of an easement over the south 5 feet of East half Lot "A" Block 30, D. L. 159, Group 1, Plan 7065, owned by A. A. and T. E. Stranan, 6126 Neville Street. The compensation recommended and approved was \$15.00 plus restoration of the easement area. The compensation should have been \$90.00, being for the loss of six trees at \$15.00 each.

It is recommended that the compensation for acquisition of the easement be amended to \$90.00 plus restoration of the easement area. The amount includes compensation for the loss of six trees.

17. Re: Acquisition of Easements -
Parkcrest Extension Sewer Area #15.

Easements are required in connection with the above Project as follows:

- (a) Owner -Steve Chomiak and Albina Chomiak, 6271 Winch Street, Burnaby 1, B. C.
Property - Portion of West half of Lot 95, D. L. 129, Group 1, Plan 1492,NWD.
Location of easement - 6271 Winch Street, Burnaby, B. C.
Consideration - \$1.00 plus restoration of the easement area.

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(Item 17.....re Acquisition of Easements...Parkcrest area...continued)

(b) Owners - Axel Bernard Wenaus, Vernon Axel Wenaus and
Malcolm John Wenaus, 4217 E. Hastings Street, Burnaby 2, B. C.
Property - South 10 feet of Lot 1, D. L. 129, Group 1, Plan 20886, N.W.D.
Location of easement - corner Curtis and Stratford.
Consideration - \$20.00 plus restoration of the easement area. The amount
includes compensation for loss of one 25' dogwood tree.

(c) Owner - John King Sim, 6050 Curtis Street, Burnaby 2, B. C.
Property - South 10 feet of Lot 2 of Lot 129, Group 1, Plan 20886, N.W.D.
Location of easement - 6050 Curtis Street, Burnaby 2, B. C.
Consideration - \$1.00 plus restoration of the easement area.

It is recommended that authority be granted to acquire the above easements and
that the Reeve and Clerk be authorized to sign the documents on behalf of the
Corporation.

18. Re:Acquisition of Easements -
Gilley-Walker Sewer Area #3/4.

Easements are required in connection with the above sewer project as follows:


(a) Owner -The Roman Catholic Archbishop of Vancouver, 150 Robson Street, Vancouver.
Property - West fifteen feet of Lot "A" Block 4, D. L. 96, Group 1, Plan
21800, N.W.D.
Location of easement - 6600 Block Balmoral Street.
Consideration - \$1.00 plus restoration of the easement area.

(b) Owners - Roman Catholic Archbishop of Vancouver and
The Catholic Public Schools of Vancouver Archdiocese,
150 Robson Street, Vancouver, B. C.
Property - Portion of Lot "B" of Blocks 4,5 and 6, D. L. 96, Group 1,
Group 1, Plan 13781, NWD.
Location of easement - 6656 Balmoral Street, Burnaby.
Consideration - \$1.00 plus restoration of the easement area.

(c) Owners - Earl Alexander Murchison and Harold Albert Truswell, Kelowna, B. C.
Property - South 10 feet and west 10 feet of Lot 4;
South 10 feet of Lot 5;
South 10 feet and the East 15 feet of Lot 6;
of Block "C" of Lots 2 and 3, D. L. 96, Group 1, Plan 1349, NWD.
Location of property and easement -6512, 6538 and 6562 Balmoral Street, Burnaby.
Consideration - \$1.00 plus restoration of the easement area.

It is recommended that authority be granted to acquire the above easements and
that the Reeve and Clerk be authorized to execute the documents on behalf of the
Corporation.

Respectfully submitted,


E. A. Fountain,
EXECUTIVE ASSISTANT
TO MUNICIPAL MANAGER.

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