

THE CORPORATION OF THE DISTRICT OF BURNABY

15 July 1966.

REPORT NO. 42, 1966.

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

Gentlemen:

Your Manager reports as follows:

1. Re: Seaboard Sign at Grandview-Schou-  
Boundary Intersection.

By direction of Council from its meeting held 20th June 1966, the Land Agent has provided an estimate of the value of this site.

The property is zoned Service-Commercial but is too small for use as a Commercial building site. The property is triangular and is approximately 85' x 80' x 130' in size containing 3400 square feet more or less.

In view of the above, the Land Agent considers that twice the assessed value would be a reasonable price for the purchase of this property, which is \$6,220.00. This is made up of Land - \$2,440. and Improvements - \$ 670.00 (which would be destroyed) x 2.

2. Re: By-law #4951 - "Burnaby Plumbing By-law 1966".

This By-law has received its initial readings.

The Chief Building Inspector has examined an extract from the Definition and Administration section of the draft of the proposed B. C. Plumbing Code. This was supplied to him by Mr. W. R. Cannon, Chief Building Inspector for the Department of Municipal Affairs.

It would appear that the intent of the draft proposed Plumbing Code of the Government is identical to the intent of the above By-law as it related to the issuance of plumbing permits.

In the case of the owner applying for a Plumbing Permit, By-law #4951 differs from the proposed Government Code in that the restriction of owner being resident in a single-family dwelling appears in the Definition section, whereas in the Government draft it is contained within the Administration section. The Government Code is also clearer regarding an owner applying for a permit than is By-law #4951.

The following proposed amendments to By-law #4951 have been prepared by the Municipal Solicitor:

- (1) The definition of "owner" in Section 3 should be struck out and replaced with the following definition:

"Owner shall mean owner in fee simple, owner under an Agreement for Sale and Purchase, Tenant for Life or Lessee."

- (ii) Section 11(2) to be amended as follows:

"(2) A plumbing permit shall be granted only to:

- (a) a plumbing contractor holding a current municipal trade license,  
or  
(b) an owner in respect of a plumbing system in a single family dwelling in which the owner resides or intends to reside."

3. Re: Policing the District of Burnaby.

The Officer-in-Charge of the Burnaby Detachment, R. C. M. P. has asked for an increase in the uniform strength of the Detachment of 26 members for the fiscal year 1967/68. This would bring the Municipal strength to 148 members.

The following comparison between 1964 and 1965 has been provided and the figures show the increase in workload:

	<u>1964</u>	<u>1965</u>
Court Cases	9,479	13,781
Prisoners Handled	2,082	2,470
Fines & Costs (Municipal)	\$187,688.	\$274,743.
Investigation (files)	32,241	36,685
Traffic Prosecutions	8,465	11,969
Vehicles Checked	31,300	38,286
Uniform Strength	101	121

During the past two years the workload has increased in all departments of the detachment due to the expansion of the Municipality and an increased transient population. The opening of Simon Fraser University has added responsibilities, particularly in traffic enforcement. This also applies to the B. C. Technical and Vocational Schools where it is estimated 5,660 automobiles attend daily.

The traffic phase of the Burnaby R.C.M.P. work requires more attention though Burnaby's accident and fatality record is one to be envied by any municipality with a comparable population. The officer-in-charge believes this is due to strict enforcement, but in order to keep pace with the increase in vehicular traffic an increase in manpower in this department is essential.

The uniform branch is primarily responsible for general investigations, and property checks during the hours of darkness. This branch also supplies footbeat men who work the business sections along Hastings and Kingsway. This type of work has given excellent results in the prevention of crime during the late hours and should be expanded to cover larger areas, and coverage for men on their days off. At the present time, this cannot be entertained due to complement restrictions.

There is also a great increase in the work being performed by the plain clothes branch. This branch is primarily concerned with major crime which is time consuming and requires long hours of extra work, particularly in bank robbery cases, murder, and preventive measures. This branch has three members specially detailed for the care and handling of youth problems.

Two members of the Burnaby Detachment are working out of the Identification Section at New Westminster Subdivision. With the opening of the new Justice Building these two members will work out of the new office and it is proposed to increase this to four men to give 24-hour coverage in this important field of work. This will relieve the uniform branch of such extra duties as photographing and fingerprinting of prisoners. It would also permit the I. D. men to attend at scenes of crime or accidents at a moment's notice, the importance of which cannot be over-emphasized.

If the increase in complement is approved, it is proposed to deploy the men as follows:

General Duty (uniform)	-	12
Traffic	-	8
Plain Clothes	-	4
Identification Section	-	<u>2</u>

26

The Officer-in-Charge considers that the increased complement as recommended will adequately take care of the policing requirements for the fiscal year 1967/68.

It is recommended that Council approve of the requested increase in complement of 26 members for the Burnaby Detachment, R. C. M. P., for the fiscal year 1967/68.

4. Re: Burnaby Lake Study.

The contract with Associated Engineering Services Ltd. for the Burnaby Lake Study was based on per diem rates plus out-of-pocket expenses.

Based on the above it was estimated that the cost of the Study would be \$38,500.00 and Work Order #2-501 was raised in this amount.

The final billing by Associated Engineering Services Ltd. brings the total amount spent on the Study to \$41,290.40 including printing of the Report. The actual cost then exceeds the estimate by \$2,790.40.

Respectfully submitted,



H. W. Balfour,  
MUNICIPAL MANAGER.

HB:eb

5. Re: Property Acquisitions

At the Council meeting on July 4th an enquiry was made as to whether the Corporation actually pays \$1.00 as a consideration for the acquisition of an easement.

Paragraph 1. of the standard form of easement reads as follows:

"1. The Grantor, in consideration of the sum of One (\$1.00) Dollar and other good and valuable consideration, now paid by the Grantee to the Grantor (the receipt of which is hereby acknowledged) and the covenants of the Grantee herein contained, hereby grants and conveys unto the Grantee in fee simple the full, free and uninterrupted right, liberty, right-of-way and easement for the Grantee, its servants, employees, agents and all others the licensees of the Grantee, from time to time and at all times first to enter, use, labour, go, return, pass and repass along, over and upon all that portion (hereinafter called "the right-of-way") of the said lands more particularly known and described as follows:"

The Municipal Solicitor advises as follows:

"The easement agreements are under seal. The non-payment of the \$1.00 would not invalidate the agreement; however, I believe the \$1.00 should be paid in all cases."

Instructions have been issued that \$1.00 considerations are to be paid in all cases.

6. Re: Acquisition of Easements - Sanitary Sewer Projects

Easements are required in connection with the undernoted Sanitary Sewer Projects as follows:

(1) Sixth Street Sanitary Sewer Area #18

Owner - Elna Alice Manson, 7036 Sixth Street, Burnaby 1, B. C.  
Property - The Northeasterly 10' of the North Half of Lot "D", Block 4,  
D.L. 90, Group 1, Plan 8177, except Pcl. 1 (Expl. Pl. 16071)  
N.W.D.  
Location of Easement - 7036 - 6th Street, Burnaby 1, B. C.  
Consideration - \$1.00 plus restoration of the easement area.

(11) Buckingham-Sperling Sanitary Sewer Area #8

Owner - Alexander McKenzie and Lucille McKenzie,  
7437 Burris Street, Burnaby 1, B. C.  
Property - Portion of Lot "B" as shown outlined on Plan deposited in  
L.R.O. under #29663, Blocks 32 to 35, D.L. 86, Group 1,  
Plan 22023, N.W.D.  
Location of Easement - 7437 Burris Street, Burnaby 1, 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 execute the easement documents on behalf of the Corporation.

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7. Re: Douglas Road Widening

The Corporation requires a 15 foot truncation from Lot 9, Block 16, D.L. 116S $\frac{1}{2}$ , Group 1, Plan 1439, owned by Mabel Rebecca Anderson, 3735 Parker Avenue.

The truncation area contains 80.1 square feet and the owner will accept \$60.00.

It is recommended that the truncation be acquired for \$60.00 and that the Reeve and Clerk be authorized to sign the necessary documents.

8. Re: Oakalla Sewer Project #21

The Corporation requires the east 10 feet of the following properties for a lane in connection with the above project. The lane is located between Pearl and Selma Avenues north of Irving Street. The consideration is \$1.00.

(a) Lot 6, Block 2, D.L. 94, Group 1, Plan 1117, owned by  
A. D. McKay, 6312 Pearl Avenue.

(b) The North 40 feet of Lot "B", Block 2, D.L. 94, Group 1,  
Plan 8112 owned by L. J. Brennan, 6356 Pearl Avenue.

It is recommended that the east 10 feet of both properties be acquired for \$1.00 each and that the Reeve and Clerk be authorized to sign the necessary documents.

9. Re: Acquisition of Easement - D.L. 159

An easement is required for Sanitary and Storm Sewer purposes as follows:

Owner - McGowan Investments Ltd., 7624 Sussex Avenue, Burnaby 1, B. C.  
Property - Easterly 14' of Lot 58, D.L. 159, Group 1, Plan 27749, N.W.D.  
Location - 5789 Keith Street, Burnaby 1, B. C.  
Consideration - \$1.00 plus restoration of the easement area.

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

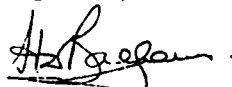
10. Re: Rezoning Application Ref. 71/64

Lots 4, 5 and East Ptn. Lot 6, Block 86, D.L. 127, Plan 4953.

An amendment by-law covering the above described properties has been given two readings, further readings to await the filing of a suitable consolidation plan. The owner's architect has submitted a letter advising that a surveyor has been instructed to prepare the necessary plan.

In an effort to save time, it is recommended that the amendment by-law now be given its third reading, final reading to await the filing of the plan in the Land Registry Office.

Respectfully submitted,



H. W. Balfour  
MUNICIPAL MANAGER

HWB:gr