

THE CORPORATION OF THE DISTRICT OF BURWABY

22 January 1971

MANAGER'S REPORT NO. 5, 1971.

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

Gentlemen:

Your Manager reports as follows:

1. Re: Imperial Oil Limited and  
Lake-City Industrial Corporation Limited.

Imperial Oil Limited has a pipeline on property owned by Lake-City Industrial Corporation and has agreed, at the request of Lake-City, to relocate the said pipeline on the right-of-way of East Lake Drive and Production Way.

A sketch is attached showing the present pipeline location and the location and the location after the line has been relocated.

The pipeline was constructed in its present location before East Lake Drive and Production Way were established.

Imperial Oil Limited is prepared to enter into an agreement with the Corporation whereby the Company will accept costs for the construction and maintenance of the pipeline on the streets and that the work will be done to the satisfaction of the Municipal Engineer.

It is recommended that the Mayor and Clerk be authorized to execute the agreement on behalf of the Corporation.

2. Re: Possible Road Closure - Barker Avenue  
Kingsway to Grange.

At the Council meeting of November 30th, the Planning Department was directed to explore the partial closure of Barker Avenue between Kingsway and Grange. This was done and as it appeared feasible to consider closure of the westerly portion, discussions were held with the two owners.

Shell Oil, owners of the site to the west is in the process of renovating its station. Attempts were made to interest the Company in a rebuild of the station, reflecting the redevelopment of the site to the east. It is not within their power at this time to undertake a rebuild and they are not therefore interested in the closure and acquisition of a part of the allowance. It is recommended that no action be taken at this time.

3. Re: Greater Vancouver Regional District  
Financing - First Half of 1971.

The Greater Vancouver Regional District has asked that Council place before them its request for financing to be made during the first half of 1971.

The following projects are complete and require financing:

Local improvement lanes	\$ 371,000
Local improvement ornamental street lights	114,000
Local improvement streets	<u>320,000</u>
	805,000
Sewer projects underway, total	<u>700,000</u>
Total to be borrowed	\$ <u>1,505,000</u>

Continued --

3. Re: Greater Vancouver Regional District  
Financing - First Half of 1971. (Cont'd)

The request for the \$700,000 in financing for sewers has been before the District for some considerable time but since it is the type of work that comes within the terms of reference of the Municipal Finance Authority, the District must in turn look to the Finance Authority for the money. The Authority has not yet been to market. In any event the Regional District has asked that Council re-affirm at this time its need for the \$700,000.

Current interest rates on municipals range between 8% and 8-3/4%.

The terms and conditions of the loan will be as follows:

1. In order to finance the said undertakings in the said principal amount or amounts the Regional District is hereby authorized to borrow, subject to the Corporation adopting a security-issuing by-law(s) pursuant to the provisions of the Municipal Act, at such time or times and at such interest and with such discounts or premiums as the Regional District may deem consistent with the suitability of the money market for the sale of securities of the Regional District of which the Regional District will be the sole judge, up to and including the said principal amount or amounts in lawful money of Canada provided that the District may borrow all or part of such principal amount in United States dollars but the aggregate amount in lawful money of Canada and the Canadian dollar equivalent so borrowed shall not exceed the said principal amount in Canadian dollars.
2. The said financing shall be for and at the sole and exclusive cost of the Corporation.
3. On completion of the said financing the Corporation will issue and deliver to the Regional District one or more series of debentures consisting of one or more debentures (such debenture or debentures to be hereinafter called the "debentures") payable by the Corporation to the Regional District in the principal amount or amounts of money and in such currency or currencies as shall be borrowed by the Regional District pursuant to paragraph 2 hereof before taking into consideration expenses and, if any, discounts and premiums. The debentures shall be dated, be payable as to principal and interest and bear interest at such rate as shall be determined by the Regional District so as to be consistent with the repayment of moneys being borrowed by the Regional District in order to finance the said undertakings of the Corporation.
4. On delivery by the Corporation to the Regional District of the debentures payable to the Regional District representing all or part of its indebtedness to the Regional District arising out of such financing the net proceeds of the sale by the Regional District of its securities issued in order to finance all or part of the undertakings of the Corporation as stated above shall be paid to the Corporation at the same average net yield cost obtained from the sale by the Regional District of its said securities having the same principal amount, term and interest rate as the debentures of the Corporation so delivered to the Regional District after adjusting for exchange rates, if any, and after deducting the cost to the Regional District of the financing undertaken on the Corporation's behalf.

It is recommended that the Regional District be asked to borrow the sum of \$1,505,000.00 on behalf of the Corporation for the first half of the year 1971.

4. Re: 1973 Canada Summer Games.

The Municipal Treasurer reports as follows:

"I am informed that the Canada Summer Games Committee will be asking Council to undertake the letting of contracts and financing of the dredging of Burnaby Lake. I understand, too, that this work must be done in the early months of this year. If this is so, it will be necessary to amend the Provisional Budget to incorporate this project.

Continued --

4. Re: 1973 Canada Summer Games. (Cont'd)

In accordance with Section 197 of the Municipal Act, this change in the Provisional Budget requires the approval of the Inspector of Municipalities.

Under the circumstances, it is recommended that the Council direct the Treasurer to make formal application for approval.

This matter has been discussed with the Inspector of Municipalities who has indicated approval in principle.

5. Re: Frontage Requirements.

Subdivision Reference No. 202/67 is located in D.L. 188.

Lots 74, 75 and 76 of the subdivision cannot meet the requirements of Section 712(1) of the Municipal Act which requires that a lot have a frontage of not less than 10% of its perimeter.

Section 712(2) of the Act empowers Council to waive the requirements of Section 712(1).

It is recommended that the requirements of Section 712(1) of the Act be waived as they apply to Subdivision No. 202/67.

6. Re: Complaint from Dr. R. L. Coupe,  
5224 Kingsway.

Council is in receipt of a letter from Dr. Coupe dated January 11th, 1971.

The Chief Public Health Inspector advises that the eastern and northern shorelines of Deer Lake have been inspected. Large schools of live fish and a number of dead fish have been observed in the northerly portion of the lake.

Specimens of both live and dead fish have been taken and forwarded to the Federal Department of Fisheries. A sample of the lake water has been taken for chemical analysis.

Dr. Coupe has been informed of the action taken.

Another report will be submitted when the investigation is completed.

7. Re: Complaint from Mrs. Lillian H. Lipson  
4325 Portland Street.

Council is in receipt of a letter from Mrs. Lipson dated January 10th, 1971.

The Chief Public Health Inspector advises that initial action has been taken in connection with the complaint.

Mrs. Lipson is of the opinion that drainage from a swimming pool on adjacent property is being detrimental to her land.

The drainage in the area and the drainage installation of the swimming pool is being checked.

Mrs. Lipson has been informed of the action taken.

8. Re: Sewage Treatment.

On January 11th, Council received a submission from S.P.E.C. and the Municipality of Richmond pertaining to sewage treatment.

Council tabled consideration of the submissions until January 25th, 1971,

8. Re: Sewage Treatment. (Cont'd)

and requested the opinions of the following in connection with the submissions received from S.P.E.C.:

The Commissioner of the Greater Vancouver Sewerage and Drainage District;

The Burnaby Chief Public Health Inspector; and

Mr. J. J. Kaller, P. Eng.

The report of the Commissioner is being presented to the Board of the Greater Vancouver Sewerage and Drainage District at a meeting to be held during the week of January 25, 1971, and the report will be available for Council on Monday, February 1st.

The reports from the Chief Public Health Inspector and Mr. J. J. Kaller will also be ready for Council on February 1st.

9. Re: Lots 1S $\frac{1}{2}$  and 2, Blocks 42/43, D.L.'s 151/3, Gp. 1, Plan 1566  
Rezoning Reference No. 107/68.

A report was submitted to Council on January 18, 1971, dealing with the above mentioned rezoning application.

Action was deferred until January 25th and the Planning Director was asked to submit all the background information pertaining to the application.

Attached hereto are the following:

- (a) A chronology of events related to the rezoning application.
- (b) Copies of relevant reports and maps, and Council Minutes.

Items in the chronology are cross referenced with the relevant minutes, letters and reports.

10. Re: Preliminary Plan Approval - Application No. 1372  
Addition to Great West Steel Industries Limited  
6010 Trapp Road.

An application has been received for the approval of a major extension to the structural steel fabricating plant at the above mentioned location.

The site is within an area presently zoned M3 (a) Heavy Industrial District, and the proposed use is permitted in this District.

The extent of the proposed addition is indicated on the attached sketch.

The consideration and direction of Council is requested.

11. Re: Burnaby Retarded Children's Association School Site.

As part of the creation of the site on Banff Avenue for the above mentioned school, it is necessary to close the lane at the rear of the properties (as shown on the attached sketch). The closed right-of-way will eventually be consolidated in the site.

It is recommended that a Road Closing Eylaw be prepared for the consideration of the Council.

12. Re: Assessment Equalization Act.

Attached hereto is the report from the Municipal Assessor as requested by Council.

13. Re: Fire Department.

*Rec'd*  
Submitted herewith for your information is the report of the Fire Chief covering the activities of his Department for the month of December.

14. Re: Medical Health.

*Rec'd*  
Submitted herewith for your information is the report of the Medical Health Officer covering the activities of his Department for the month of December.

15. Re: Estimates.

*affirmed*  
Submitted herewith for your approval is the Municipal Engineer's report covering Special Estimates of Work in the total amount of \$15,000.

It is recommended that the estimates be approved as submitted.

Respectfully submitted,



E. A. Fountain,  
ACTING MUNICIPAL MANAGER.

EAF:ep

Attachs.

16. Re: Rezoning Application No. 42/70

- a) Parcel "A", Ref. Plan 4157, pt. south on Plan 4829  
except Parcel 1, Expl. Plan 12354, Blocks 6/7, D.L. 4, Plan 845  
b) Parcel 1, Ref. Plan 11653, Parcel "B", Block 6, D.L. 4, Plan 845.

*Pay later to be off next meeting agenda*


Submitted herewith is a further report from the Planning Director dated January 22, 1971, in connection with the above mentioned rezoning application.

17. Re: Preliminary Plan Approval Application No. 1315  
Lot "A", S.D. 26, Block 8, D.L. 40, Gp. 1, Plan 5274  
4180 Piper Avenue.

*Adopted 1/31*

Attached hereto is a further report from the Planning Director in connection with the above mentioned application.

Respectfully submitted,

  
E. A. Fountain,  
ACTING MUNICIPAL MANAGER.

EAF:ep

Attachs.