

JULY 22, 1960

A regular meeting of the Municipal Council was held in the Council Chambers, Municipal Hall, 4949 Canada Way, Burnaby 2, B. C. on Monday, July 22, 1960 at 7:00 p.m.

PRESENT: Mayor Emmott in the Chair;
Aldermen Blair, CorSBie, Dally,
Drummond, Herd, Lorimer, Mercier
and McLean;

STAFF PRESENT: Municipal Planner
Municipal Engineer
Municipal Manager
Assistant Municipal Manager
Municipal Clerk
Assistant Municipal Clerk

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:
"That Minutes of the meetings of June 10th, June 17, June 24, July 2nd, July 9th and July 9th Public Hearing be adopted as written and circulated."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
"That the correspondence be received."

CARRIED UNANIMOUSLY

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C O R R E S P O N D E N C E

Letters were received from A. L. and R. I. Johnson, Harry C. and Myrtle I. Hazzard, and Evelyn C. and Elmer W. Skelly protesting the latest decision of the Council to construct a lane on the lane allowance situated between Rosewood and Wedgewood Streets and between Canada Way and Sixth Street.

A delegation appeared and requested an opportunity to be heard.

MOVED BY ALDERMAN LORIMER, SECONDED BY ALDERMAN MERCIER:
"That the delegation be heard."

CARRIED UNANIMOUSLY

MR. Johnson spoke on behalf of the residents protesting the opening of this lane and referred to the long standing opposition registered by the people in this area and the fact that a decision had been made by Council earlier to not proceed with the construction of the lane.

The delegation objected to the lack of notification to the people concerned that the decision had been made to proceed. It was pointed out that the traffic along Rosewood Avenue diverted from Canada Way to Edmonds Street and vice versa was bad and that there was need of sidewalks along Rosewood Street because of this situation. Wedgewood

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Street was becoming a busy thoroughfare since the maintenance paving was installed and it was suggested there should be a sidewalk on this street as well as adequate lighting. A number of the property owners will be required to give up land and, insofar as the Johnson property is concerned, it was submitted that considerable land had already been given up for lanes. The delegation requested that the matter be tabled pending further consideration of the entire question including possible improvements to Rosewood and Wedgewood Streets by the Council.

The Mayor read the resolution of the Council passed on May 13th which related the decision to proceed with the lane and the Clerk was instructed to notify the owners at such time as the Council receives the report from the Manager on the lane alignment and estimate of cost. The Manager submitted that some time would be needed before the report could be presented to Council because of the need for certain survey information at the Canada Way end of the lane allowance.

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The Right Honourable Pierre E. Trudeau, Prime Minister of Canada, wrote expressing appreciation for the opportunity to visit Burnaby on June 17th and for the cordial reception and the gift of cuff links presented to him on that occasion.

Burnaby Fire Fighter's Association wrote requesting permission to conduct their annual Muscular Dystrophy Campaign in Burnaby on November 1st and 2nd.

The Cliff Avenue United Football Club wrote making application for permission to hold a Tag Day in the North Burnaby shopping areas on Saturday, September 14th.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN McLEAN:

"That the Burnaby Fire Fighter's Association and the Cliff Avenue United Football Club be granted permission to conduct their financial campaigns on November 1st and 2nd and September 14th respectively."

CARRIED UNANIMOUSLY

Mr. B. H. Petersen, Public Personnel Association wrote enclosing a copy of the balance sheet prepared by a Conference Committee in connection with the holding of a recent Conference of their Association in Vancouver and Victoria, B. C. showing an excess of receipts over expenses in the amount of \$10.51. The Association advised that this amount was transferred to the account of their Local Chapter of the Public Personnel Association for the express purpose of conducting seminars in all phases of personnel administration pertaining to the public sector. The Association expressed appreciation for the assistance given by this municipality toward the Conference.

Mr. Thomas Farrington wrote expressing concern over the growing use of mobile trailers in the municipality and the situation which was occurring with the taxation question as related to mobile trailer courts.

The Clerk was advised to check with the Union of B. C. Municipalities to determine whether resolutions in addition to that submitted by Burnaby were being received from other municipalities on the question of mobile homes and mobile home courts, and that Mr. Farrington be advised of the situation appertaining.

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The Assistant Deputy Minister of Water Resources wrote with reference to the Council's enquiry about the use of the Canada Water Conservation Assistance Act to help finance problems related to water bodies in the municipality or the various ravine water courses in parts of the municipality.

The Assistant Deputy Minister advised that the Act provided for the Government of Canada to participate with provinces in assisting with the financing of major water projects. It was submitted however that there may be a trend towards Federal support for only very large river projects. However, the indications at the moment were not clear. The Assistant Deputy Minister asked that this municipality submit any specific proposals which could be reviewed in terms of the conditions under the Act.

Mr. C. H. Leighs wrote further criticizing the actions of the municipality in the recent construction of pavement and curbs in the 3900 Block McGill Street and particularly the elevation of the new works as related to an existing sidewalk.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN HERCIER:

"That no further action be taken in regard to the work carried out in the 3900 Block McGill Street and Mr. Leighs be so advised."

CARRIED UNANIMOUSLY

Mrs. Eileen Dailly, H.L.A. North Burnaby, wrote supporting a recent protest of the parents in the Westridge Area concerning a dangerous traffic situation which existed for children who use the facilities of the Westridge Park.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:

"That this item of correspondence be laid over pending deliberations on the Traffic Safety Committee report later in the Agenda."

CARRIED UNANIMOUSLY

Overwatea Ltd. wrote with reference to a rezoning application (RZ #60/67) filed with this Corporation over fourteen months ago advising, it was understood, the proposal of the Company did not meet the long range plans for high intensity use of this property.

The Company advised they were prepared to sign an agreement with Burnaby that in twenty years they would sell the property back to Burnaby for use according to the plans dictated at that time.

The Company was ready to commence construction immediately on a food market.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN HERD:

"That this item of correspondence be referred to the Brentwood Town Study Report, considerations to be held later in this Agenda."

CARRIED UNANIMOUSLY

Mr. S. J. Lush wrote on behalf of the Church of Jesus Christ of Latterday Saints requesting permission to use land South of the Church parking lot belonging to the municipality for purposes of hold'ng an "Old Time Fair" on August 31st, 1968 to raise money for missionary work.

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The Church was also asking for permission to set up a B. B. Target Gun Shoot if it was carefully backed and supervised.

It was reported that the property South of the Church did not belong to the municipality and in fact there was a stretch of land at the South-East corner of the Church parking lot which was in fact owned by the Church.

The inadvisability of granting permission for a B. B. Gun Shoot was stressed in view of accidents which had occurred in the municipality in the past, one of which was attributed to such an event.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN LORIMER:

"That the Church be advised in regard to the ownership of vacant land adjacent to the Church and that the request for a permit for a Target Gun Shoot be referred to the Burnaby Detachment, R.C.M.P. for attention."

CARRIED UNANIMOUSLY

Mr. F. J. Owens wrote with reference to recent press reports on Council's consideration of the passage of a By-law to stop the use of garbage burners and protested such a move on the grounds that burning of refuse is usually done for short periods of time and on the whole eliminates work for the garbage collectors.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN McLEAN:

"That the letter be referred for further discussion when the report is presented to the Council on the experience gained in the City of Vancouver relative to the new regulation in that City banning outdoor burning."

CARRIED UNANIMOUSLY

City Clerk, City of Vancouver, wrote enclosing an extract and resolution from the Minutes of the City Council approving the release of the sum of \$154,110.00 additional funds for purposes of the Central Park Junior Sports Stadium, having received advice that Burnaby Municipality had approved a \$50,000.00 additional grant. The letter was forwarded for the information of the Council.

Mr. E. M. Swangard, Chairman, Junior Amateur Sports Stadium Society, wrote expressing appreciation to the Council for the grant of \$50.00 from this municipality toward the Junior Amateur Sports Stadium project at Central Park.

Mr. L. J. Wallace, Deputy Provincial Secretary, forwarded Order-In-Council No. 2123/68 advising of the appointment of Frederick Cecil Giles of West Vancouver a Magistrate in and for the Province and a Judge of the Family and Children's Court of British Columbia and further that Mr. Giles be paid a salary by the Corporation of the District of Burnaby amounting to \$17,500.00 effective July 1, 1968.

Provincial Secretary forwarded a copy of Order-In-Council No. 2086 appointing Charles W. MacSorley a member of the Board of Variance of the Corporation of the District of Burnaby for a three-year term commencing July 2nd, 1968.

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The Lower Mainland Plumbing Code Committee wrote giving some background information on the activities of their Committee and advising their goal was to create a recognized metropolitan plumbing board. This goal was at present handicapped by the lack of official status.

The Committee advised that if the municipalities contacted agreed, their Committee would proceed with plans to establish a recognized Board with each municipality and city listed on the stationery letterhead. All operating expenses will be met by the Plumbers Union and the Contractor's Association.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILLY:
"That the request of the Lower Mainland Plumbing Code Committee for support of their move to obtain official status and to include member municipalities on their letterhead be endorsed."

CARRIED UNANIMOUSLY

Mr. W. C. Parsons wrote complaining of a condition existing on Horley Street immediately North of Canada Way brought about through the installation of sewers stemming from difficulties of soil and water problems which have been encountered by the contractor who in his opinion was not employing sufficient personnel to solve the problems. The complainant asked that steps be taken to bring the problems to a speedy conclusion and that in the interim, adequate steps be taken to solve a dust nuisance affecting him and his neighbours.

The Engineer reported that Associated Engineering Services Ltd., Consulting Engineers in this project, had been asked for a complete report on the circumstances appertaining in this location. The Council was advised that serious difficulties had been encountered owing to a difficult drainage situation and it became necessary last winter to lay the job over until weather conditions improved.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN McLEAN:
"That this complaint be laid over pending receipt of the report mentioned by the Municipal Engineer from the Association Engineering Services Ltd."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN McLEAN:
"That the Council resolve into a Committee of the Whole (7:30 p.m.)."

CARRIED UNANIMOUSLY

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TABLED ITEMS

(a) Drainage requirements on subdivisions - connected with a proposed subdivision of the "Fisher" property on Gilpin Street

The following motion on this subject was tabled pending submission of a report on a number of points raised during discussion of this problem at the Council meeting on July 8th.

MOVED BY ALDERMAN LORINER, SECONDED BY ALDERMAN CORSBIE:
"That the Manager produce for Council consideration, separate estimates of the cost of enclosing the existing drain on the "Fisher" property, and the cost of an enclosed drain in the same location which would be capable of draining the "Fisher" property only."

CARRIED UNANIMOUSLY

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The Municipal Manager presented a further report on this subject and provided information on the seven points raised during discussion on the subject at the Council meeting of July 8th.

The points are repeated below with the substance of the Manager's reply:

- (i) The requirement of the Approving Officer that \$29,500.00 be paid for the installation of storm drainage facilities to the Fisher property as a condition of subdividing the land seems manifestly unfair because the facility required will serve to collect storm water from the adjacent area.

The Manager advised that taking care of upland water was quite common, owing to Burnaby's rolling terrain. Water naturally found its way toward Deer Lake and the Fisher property was likely at one time a part of Deer Lake bottom.

This type of condition usually leads to a reflection in the value of the land. The question of who should bear the cost of an improvement which would make good land out of bad arises.

The Fisher's acquired their property in 1948 for a declared value of \$1,070.00 for 216 acres. The 1968 assessment on the same property is \$7,235.00 for land. A new home was built in 1950. A letter from Fisher's to the Engineer in 1951 refers to a "ditch" being accessible only in midsummer.

The Council has never accepted the costs of drainage on subdivision whether on upland or lowland property. Minimum drainage requirements applied until September, 1964 when a decision was made to enclose drains. This decision resulted from a Special Report of the Municipal Manager dated 25th February, 1962. The general subdivision policy was examined and on the 14th September, 1964, a policy was adopted by the Council requiring on subdivision that the subdivider provide storm sewers. This policy has been enforced since, irrespective of whether the subdivision is located in the drainage area.

Unfairness would be created if the Municipality changed its policy at this stage to absorb any portion of drainage costs.

- (ii) The Municipality should absorb the difference in cost between the size of the pipe required by the Approving Officer (36" diameter) and that which would be normal for a subdivision of property the size of the Fisher's (30").

30" storm pipe was not considered previously as a normal size. The terrain itself dictates the size and in flat areas such as the Fisher property, the size needed could easily exceed a 12 inch pipe.

Absorption of oversize pipe costs was one possibility proposed by the Manager in 1963 and another possible method of cost-sharing was to absorb costs of drainage over \$2,000.00 per acre up to a maximum cost of \$4,000.00 per acre. The Manager supplied figures on these two bases which would be applicable in the case of the Fisher subdivision.

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- (iii) Some years ago, the Fisher's donated an easement to the Municipality to accommodate storm water from the general area. This act on their part:
- (a) allowed the Municipality to construct a culvert under Gilpin Street to divert drainage waters from the North side of Gilpin into the easement ditch;
 - (b) minimized periodic flooding which was occurring from the then existing drainage channel;
 - (c) caused a nuisance, and, at times, a potential health hazard because of the constant presence of water in the ditch. During the summer months, water in the ditch becomes stagnant and is a breeding ground for mosquitoes.

This point indicated that the Municipality was allowed by the Fisher's to dig a ditch on the easement in 1952. Discussion with long-term employees of the Engineering Department elicited the information that a ditch has for many years been located on the Fisher property. Originally, a wooden box culvert contained a ditch which was replaced by a concrete culvert which in turn was removed when the storm sewer was installed in 1960.

- (iv) The Municipality, by its past efforts in collecting storm water from the area and funnelling it into the ditch on the easement, has aggravated the drainage situation as it now affects the Fisher property.

This is a matter of opinion. The presence of the ditch prevents the water from flowing in an indiscriminate manner over the property, thus benefitting it. The Municipal Act gives this Municipality the right to use any natural watercourse.

- (v) Though Point (iv) may have some validity, most of the developed property on the North side of Gilpin Street in the area is tributary to another watercourse that crosses Gilpin Street at Chapple Crescent and which was enclosed when property there was subdivided a short time ago. Some drainage is also diverted into a drain on Mahon Avenue.

Development on the North side of Gilpin Street which has so far occurred has resulted in the drainage from the developed area being directed to its natural outlet. Water flowing through the culvert into the Fisher's ditch is from an area naturally attributable to it.

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- (vi) The Fisher land is flat, low land and has always had a high degree of saturation.

This point has been referred to in (i).

- (vii) Before taking any action on the Fisher problem, the Council should conduct a comprehensive study of the policy respecting the provision of storm drainage facilities when properties are subdivided.

This comprehensive study is very much recommended prior to any decision with respect to this Corporation sharing any drainage costs on subdivisions. The subdivision adjoining the Fisher property was subdivided with full drainage costs chargeable to it. Any change in policy should only be made with an educated assessment of the cost of the new policy and with means of financing it determined.

A check has been made of municipalities in the near vicinity, namely, Vancouver, Delta, District of North Vancouver, Coquitlam and Port Moody, and none subsidize drainage costs in subdivisions.

MOVED BY ALDERMAN LORIMER, SECONDED BY ALDERMAN HERD:
"That the Manager's Report be tabled to the next meeting of the Council to allow for further study of the report by the Council members."

CARRIED UNANIMOUSLY

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- (b) (i) Brentwood Town Centre Study - Item #13 of Manager's Report No. 45, 1968 (Tabled from July 8th meeting to allow Council more time to study the report).

The letter received from Overwaitea Limited with regard to the rezoning of certain lands contained within the area covered by the Brentwood Town Centre report was brought forward for consideration at this time. The letter is mentioned under the "Correspondence" section of these Minutes.

Upon enquiry about the type of development proposed by Overwaitea Limited, the Planner advised that the application was for a rezoning which would allow for a wholesale type of commercial development. A Zoning By-Law on the application was given two readings, following which plans for the development were reviewed and the Company was asked to bring in new development plans. Discussions have been held with representatives of the Overwaitea Company on the possibility of locating their "discount" type of business in some other more appropriate area. The Brentwood Town Centre Plan as submitted confirms that the area covered by the Plan including the Overwaitea property should be put to a much higher use.

The Company could develop within the Town Centre Complex as envisaged by the Plan but it appears the Company is looking to a wholesale type of development separately. This answers the complaint of the Company re delays, since the Company themselves never brought in new plans which could be recommended to the Council.

The Manager reported that Principals of the Brentwood Shopping Centre had viewed the new Brentwood Town Centre Plan and had expressed interest in the Plan.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:

"That the Brentwood Town Centre Study be referred to the Advisory Planning Commission for consideration and comment, with the request that their considerations be held as expeditiously as possible.

CARRIED UNANIMOUSLY

- (ii) Rezoning Application No. 60/68 covering the rezoning of:

Lots 14 and 15, Block 3, D.L. 119E½, Plan 2855
(4441-4451 Lougheed Highway)
FROM GENERAL COMMERCIAL DISTRICT (C3)
TO SERVICE COMMERCIAL DISTRICT (C4)

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:

"That the applicants be advised of the action of Council at this meeting with regard to the Brentwood Town Centre Study and that copies of the report go to this applicant as well as all other outstanding applicants for rezoning of land within the area covered by the Brentwood Town Centre Study."

CARRIED UNANIMOUSLY

- (c) Rezoning Application No. 63/68 of Burrard Brokerage Co. Ltd., covering the rezoning of approximately 5.5 acres located on the East side of Sperling Avenue South of Broadway

It was RESOLVED that this item be tabled for consideration during the By-Law section of this Agenda.

R E P O R T S

GRANTS COMMITTEE REPORT

The Council Grants Committee submitted recommendations that the following grants be made:

- (1) Boy Scouts of Canada -- -- \$ 1,000.00

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN BLAIR:
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (2) Burnaby Horsemen's Association -- -- 250.00

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN BLAIR:
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (3) Burnaby Y.M.C.A. Capital Building Fund -- 20,000.00

The Committee referred to an amount of \$20,000.00 placed in the current Budget for this purpose recommending that this amount be paid and also recommending that the Councils of the two succeeding years be urged to grant similar assistance toward a total assistance to the Fund of \$60,000.00.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the \$20,000.00 Included in the current Budget be granted to the Burnaby Y.M.C.A. Capital Building Fund."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
"That this Council recommend to the two succeeding Councils that the sum of \$20,000.00 be granted to the Burnaby Y.M.C.A. Capital Building Fund for each of the two years."

IN FAVOUR -- MAYOR EMMOTT,
ALDERMEN CORSBIE
& HERD

AGAINST -- ALDERMEN BLAIR, DAILLY,
LORIMER, MERCIER, DRUMMOND
& McLEAN

MOTION LOST

- (4) Canadian Paraplegic Association -- -- \$ 1,000.00

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (5) Girl Guides of Canada, Burnaby Area -- 1,000.00

MOVED BY ALDERMAN LORIMER, SECONDED BY ALDERMAN BLAIR:
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (6) Muscular Dystrophy Assn. of Canada -- \$ 100.00

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN MERCIER:
 "That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (7) North Burnaby Commerce & Community Bureau 1,000.00
 (matching grant toward street decorations)

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
 "That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

The Manager referred to a similar grant made to the North Burnaby Commerce & Community Bureau for street decorations during December, 1967 and that earlier in 1968, when account was received through the North Burnaby Commerce & Community Bureau for electrification charges covering power used during the Christmas Season. At that time, the Council accepted these charges and clarification of the Council's future position in this regard was requested.

It was tacitly agreed that these charges would not be accepted in future and the matter was left in the hands of His Worship, the Mayor.

- (8) South Burnaby Men's Club, Eastern All Stars 250.00
 (Toward expenses incurred in travelling to Trail, B.C., to compete in championship play).

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
 "That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (9) United Church Home for Girls
 The Committee recommended that a grant be made to cover the normal relief which would be allowed, were the Home exempt from taxation.

MOVED BY ALDERMAN McLEAN, SECONDED BY ALDERMAN CORSBIE:
 "That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

- (10) Vancouver Festival Society -- \$ 4,000.00

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
 "That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

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REPORT OF THE TRAFFIC SAFETY COMMITTEE

(1) Residential Driveway Crossings

The Committee suggested that it would be advisable to establish a policy which would prohibit any new crossings onto certain roads if secondary access was available and, if no such access was available, then the applicant be required to indicate on his application for a building permit some means of manoeuvring a vehicle on his property so that entry to the street can be made in a forward direction. In any event, only one crossing would be allowed per lot.

The Committee further suggested that this policy apply to the following streets:

- (a) Canada Way from Boundary Road to Tenth Avenue
- (b) Willingdon Avenue from Moscrop Street to Maywood Street
- (c) Willingdon Avenue from Graveley Street to Hastings Street
- (d) Grandview Highway from Boundary Road to Gilmore Avenue
- (e) Tenth Avenue from McBride Boulevard to Kingsway

The foregoing was recommended to the Council for the establishment of such a policy.

During deliberations of this item, it was suggested that there may be instances where a "U-shaped" driveway might be possible on a property, and in this instance, motor vehicles could drive onto the highway in a forward position. However, two crossings would be needed and it was felt should be allowed.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN BLAIR:

"That the recommendation of the Committee be adopted with the amendment that the restriction imposed regarding one crossing be not applicable where a circular-shaped driveway was constructed on a property and in such instances, two crossings be permitted."

CARRIED UNANIMOUSLY

(2) Conway Avenue

The Committee reported on the suggestion that motor vehicles except for buses be prohibited from stopping between 2 and 4 p.m. on Conway Avenue, West of Burnaby South High School, owing to a congested condition at this point.

The Committee recommended after investigation that a "No Stopping Anytime" prohibition be instituted on the East side of Conway Avenue between Kingsway and Arbroath Street and that the School Board be urged to construct a fence along the Westerly side of the High School property to prohibit motorists from entering this part of the property at a location other than the existing entrance way.

MOVED BY ALDERMAN LORIMER, SECONDED BY ALDERMAN DAILLY:

"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

(3) Hastings Street and Warwick Avenue

The Committee reported on a suggestion that a parking restriction be imposed in this block, owing to a view obstruction at Hastings Street near Warwick Avenue. Investigation revealed that this is a commercial block and while there was some view obstruction, the problem was not

unique and the accident history disclosed there had only been one accident in the past seven years.

Under the circumstances, the Committee recommended that no action be taken on the requested parking prohibition.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN McLEAN:
"That the recommendation of the Committee be adopted."

CARRIED

ALDERMAN DAILLY -- AGAINST

The question of curb painting with yellow paint as a parking control medium was discussed and it was pointed out that there had been deliberations in the past on the possibility of introducing painted curbs for traffic regulation. The practice had never been recommended, however, in view of the ease with which any person could use this medium for designating a no parking area in front of their property.

This proposal was left in the hands of Alderman Dailly to investigate further.

(4) 4700 Block Hastings Street

The Committee reported on a request for a one-hour parking zone on the North side of this Block on Hastings Street advising that inspections at various times during the week revealed that parking spaces were available and the majority of the owners involved did not favour a parking restriction.

The Committee recommended that no action be taken on the request.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

(5) Lane South of 6800 Block Union Street

The Committee reported on a request for prohibition of truck traffic in this lane because of a potential hazard to children and damage to drainage facilities advising that the Management of the firm operating the trucks had agreed that loaded trucks enter the property from Sperling Avenue and unloaded trucks only would use the lane. Such an arrangement would avoid trucks backing onto Sperling Avenue when leaving the premises.

The Committee recommended that no action be taken on the request in view of the co-operation by the Company using the trucks.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN McLEAN:
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

(6) Inlet Drive adjacent to Westridge Park

The Committee reported on a number of suggestions received to remedy the hazardous traffic situation on Inlet Drive and other streets adjacent to Westridge Park.

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A delegation from the Westridge area attended a recent meeting of the Committee and advanced further points for consideration by the Committee. The Committee reported on various matters enumerated which indicated:

- (a) There have been a great number of speeding violations, and successful prosecutions, involving motorists using Inlet Drive.

Patrols to enforce the speed limit are being continued.

- (b) There are playground signs on Inlet Drive but the speed limit there is 30 m.p.h., not 20 m.p.h., because it is the policy of the municipality.

In any event, reducing the speed limit to 20 m.p.h. would probably not improve the situation because motorists are exceeding the 30 m.p.h. speed limit.

In an effort to gain compliance with the existing speed limit, the Department of Highways has been asked to replace the existing 30 m.p.h. signs with over size signs.

We understand this will be done as soon as possible.

- (c) The painting and posting of a marked crosswalk on Inlet Drive would only increase the accident potential. It has been found that pedestrians, particularly the very young and the very old, place too much faith in the safety value of a marked crosswalk.

To substantiate this, we would point out that so far this year we have had 13 pedestrians struck at intersections. Eight were in marked crosswalks, of which six were controlled by traffic lights.

- (d) The suggestion regarding vehicular traffic being prohibited from passing each other when using the portion of Inlet Drive adjacent to Westridge Park has been referred to the Department of Highways for action.
- (e) The question of constructing an overpass is unacceptable because of the cost involved and the difficulty in getting pedestrians to use such a facility when there are adequate gaps in the stream of traffic.

The justification for a pedestrian push-button type of signal would be dependent upon certain warrants being met. These warrants are based primarily on the number of pedestrians wishing to cross and the number of gaps available in the traffic flow.

- (f) The Hastings - Cliff - Inlet intersection was investigated some time ago when it was decided that, because of proposed future changes to the streets in the area, no signal installation should be considered.

The use of a four-way stop type of control is out of the question because of the imbalance in volume of traffic using the streets at the intersection.

During discussion on this item, the following points were made:

- (i) The Durnaby Detachment of the R.C.M.P. have controlled traffic with the use of Radar equipment.
- (ii) Traffic coming from the East out of a 50 m.p.h. zone do not slow to the 30 m.p.h. speed limit at this point.

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- (iii) To change the location of the park and allow the present park property to become a residential area would not solve the problem.
- (iv) The use of a pedestrian-operated light at this location might be an advantage.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:

"That the Provincial Department of Highways be asked to consider the installation of a pedestrian-operated traffic light at this location which would stop traffic on Inlet Drive when activated by a pedestrian button and allow pedestrians to cross safely."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN BLAIR:

"That a copy of the report of the Traffic Safety Committee be forwarded to Mrs. Eileen Dailly, M.L.A. in addition to advice of Council's decision at this meeting."

CARRIED UNANIMOUSLY

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MUNICIPAL MANAGER'S REPORT NO. 47, 1968

(1) L.R.O. Imprest Bank Account

The Manager recommended that the Council pass a bank resolution authorizing W. L. Stirling, R. W. Brough, P. E. Kendrick or any of them to sign cheques drawn on the L.R.O. Imprest Account to enable any of these people to operate this \$250.00 account for Land Registry purposes.

MOVED BY ALDERMAN MERCIER, SECONDED BY ALDERMAN CORSBIE:

"That BART McCAFFERTY, the Treasurer of The Corporation of the District of Burnaby, LRO Imprest Account, (hereinafter called the "corporation"), be and is hereby authorized for, and on behalf of, the corporation to negotiate with, deposit with, or transfer to THE ROYAL BANK OF CANADA (but for credit of the corporation's account only) all or any cheques and other orders for the payment of money, and for the said purpose to endorse the same or any of them on behalf of the corporation either in writing or by rubber stamp;

THAT all cheques of the corporation be drawn in the name of the corporation and be signed on its behalf by W. L. STIRLING, R.W. BROUGH, PAUL E. KENDRICK, BART McCAFFERTY, H. D. KARRAS, or any one of them;

THAT W. L. STIRLING, R. W. BROUGH, PAUL E. KENDRICK, BART McCAFFERTY, H. B. KARRAS, or any one of them be and are hereby authorized for and on behalf of the corporation from time to time to receive from the said Bank a statement of the account of the corporation together with all relative vouchers and all unpaid bills lodged for collection by the corporation and all items returned unpaid and charged to the account of the corporation, and to sign and deliver to the said Bank the Bank's form of verification, settlement of balance and release; AND FURTHER,

THAT this resolution be communicated to the said Bank and remain in force until written notice to the contrary shall have been given to the Manager for the time being of the said bank at which the account of the corporation is kept, and receipt of such notice duly acknowledged in writing."

CARRIED UNANIMOUSLY

(2) Sale of Land

The Corporation owns Lots 8 and 9, Block 1, D.L. 171, Plan 2359 and they are located on the South side of 20th Avenue and West of an unopened portion of Mission Avenue right-of-way.

The Cominon Glass Company owns Lot "J", D.L. 171, Plan 23003 and desires to purchase the portion of Mission Avenue adjacent Lots 8 and 9 and the balance of the said Lots 8 and 9 after provision has been made to relocate the portion of the Mission Avenue right-of-way.

It is recommended that:

- (a) The Corporation abandon the portion of Mission Avenue adjacent Lots 8 and 9,
- (b) The Corporation dedicate the portions of Lot 8 and 9 for highway purposes. It will be noted that the proposed allowance swells from 66 feet at the South to 36 feet at the North.
- (c) The remainder of Lots 8 and 9 together with the abandoned portion of Mission Avenue be placed in a sale position subject to consolidation with Lot "J", D.L. 171, Plan 23003 at a minimum price of \$20,000.00.
- (d) The Corporation pay the costs of abandoning the portion of the Mission Avenue right-of-way, the dedication of the portions of Lots 8 and 9 required for a right-of-way and the cost of relocating the telephone line located on the portion of Mission Avenue to be abandoned.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN MERCIER:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(3) Directional Signs

The Manager reported on a previous request submitted to Council on June 10th by the Parks and Recreation Commission that directional signs be erected adjacent to major highways indicating the location of prominent recreational facilities and municipal buildings. Previously a specific request of the Parks and Recreation Commission referred to the Municipal Rink and the C. G. Brown Memorial Pool.

The Traffic Division had reported to the Parks and Recreation Commission on this subject advising that the Division was required to view the matter in detail taking into account existing signs and those that can be expected in the near future.

Many installations mounting four signs are in place now establishing a maximum size and to add to the installation would mean reducing the size of the sign, which was not advisable. Existing directional signs included:

- (1) Simon Fraser University
- (2) Deer Lake Park
- (3) Burnaby Mountain Park - Centennial Pavilion
- (4) Freeway #401

Others proposed now were:

- (1) C. G. Brown Pool
- (2) Burnaby Municipal Skating Rink
- (3) Cowan Centre
- (4) Municipal Hall
- (5) Justice Building
- (6) Art Centre

The Division suggested that to project into the future further signs could be expected and it was felt that people searching for these centres have an opportunity to refer to maps. Furthermore the streets in Burnaby are all named and well signed. It was felt that directional signing should only be considered in areas where the complex generates traffic volumes of such a nature that it could create congestion without proper direction. An example of such a case would be Simpsons-Sears.

During discussion it was submitted that the question of a sign which would direct the public to Burnaby General Hospital was raised and it was suggested that such signs should be located on Kingsway and Canada Way at Smith Avenue. The Manager submitted that directional signing for the Hospital would be one exception and it was pointed out that there was already established an accepted highway sign for Hospital directional purposes.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN McLEAN:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(4) Sign Adjoining Highway 401

The Manager reported on a request of the Burnaby Safety Council to erect a large sign with green lettering on a white background on Highway 401 with the suggested wording "Have a Pleasant Holiday - Return Safely". Discussions had been held with a representative of the Burnaby Safety Council on the permission received from the Department of Highways; however that Department advised no permit had been issued. The Burnaby Safety Council were then advised that the Department's permit was the first prerequisite and that no municipal requirements could be laid down until the Provincial permit was received. No reply had been received subsequently from the Burnaby Safety Council.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN BLAIR:
"That the information be received."

CARRIED UNANIMOUSLY

(5) Application for the Rezoning of Lot "A", Blocks 11 and 12, D.L. 40, Plan 14281
FROM M1 INDUSTRIAL TO M2 INDUSTRIAL
REFERENCE REZONING #72/68

The Manager reported on this application referring to the Strongheart property and reviewed the Planner's Report of June 17th which recommended against the requested rezoning. The Council denied the recommendation of the Planner and decision was reserved on final action to allow the Planning Department to examine the operation and particularly the processing of pet food involving fish.

A subsequent tour of the Plant revealed the processes used and it was determined that the manufacturer of the fish based product in the present operation involved about five percent of the total production of the Plant.

Under M2 zoning the processing of meat products is a permitted use and the Planning Department would interpret the By-law to allow the occasional addition of fish to the product as an accessory use, based on the stated volume of 5%. Under the circumstances the Department considered the existing use to be conforming under M2 zoning regulations.

MOVED BY ALDERMAN McLEAN, SECONDED BY ALDERMAN DAILLY:
"That the information be received."

CARRIED UNANIMOUSLY

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(6) Purchase of Garbage Trucks

The Manager reported on plans authorized by Council to purchase five garbage trucks, three of which were tendered and an award placed. The ordering of two trucks was held back on the strength of an opportunity for a demonstration of a "Shu-pac" truck which had the advantage of a two-man operation rather than a three-man operation.

The demonstration had been delayed and it appeared that the trucks might not be available until late November or December. This delay was unacceptable as volumes of garbage were increasing and the old equipment was deteriorating.

The original suppliers, Fogg Motors Limited, advised that two more units similar to the original three could be made available at an increased cost of \$270.00 per unit representing the difference in freight costs of 2 vs 3 units.

The Manager recommended that the Council authorize that an order be placed with Fogg Motors Limited for the supply of two additional Ford C-3000 trucks complete with Heil Mark II Refuse Collection Boxes at a unit price of \$20,168.00 plus 5% Provincial Tax.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN LORIMER:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(7) Re: Lane allowance between Liebly and Malvern Avenues

The Manager reported on a request of Mr. A. F. Watson, 6086 Liebly Avenue for construction of this lane so that:

- (a) the abutting owners could obtain access to the rear of their properties;
- (b) the municipality could better control drainage and the dumping of refuse in the allowance.

The Manager reviewed the circumstances in detail and advised of a similar request to open a substandard lane running between Liebly and Walker Avenues.

The most difficult part of the Liebly-Malvern lane was found in the fact that the lane allowance was only 12 feet for a part of its length and this 12 feet was centered on the 20 foot allowance requiring that land would have to be acquired from twenty-two property owners. In addition there was a sewer in the existing lane allowance.

Council's decision with regard to the Liebly-Walker lane problem was to deny the request for completion of the lane and a By-law was passed closing it to vehicular traffic.

The Manager advised the Liebly-Malvern situation was even more difficult and it was recommended that Council deny this request and require that a By-law be prepared closing the lane to vehicular traffic.

The Council was advised verbally that there were two lots at the South end of the lane off Stanley Street which were obtaining access to the rear of their properties via this lane and it was suggested that this question might be reviewed in the light of this situation.

MOVED BY ALDERMAN HERCIER, SECONDED BY ALDERMAN BLAIR:
"That the report of the Manager be tabled pending a review due to the lane access by two properties at the Stanley Street end of the lane allowance."

CARRIED UNANIMOUSLY

(8) Empress Avenue North of Stanley Street

The Manager reported on the request of Mrs. J. L. Gladson and others for acquisition by the municipality of land from two properties on the Southern portion of Empress Avenue for the purpose of widening the said Avenue at this point.

Two questions were posed by the Council earlier on the question of cost and value and the Manager was asked to obtain:

- (a) an estimate of the cost of widening Empress Avenue by using the land that would be acquired for road purposes.
- (b) the value of the land to be acquired in the event the municipality was required to expropriate for road purposes.

The Manager advised the estimated cost of widening the Avenue was \$4,500.00 and the estimated cost of acquiring the East 33 feet of both properties was \$1,000.00.

The Approving Officer submitted that eventually the two property owners would subdivide their properties and at that time the East 33 feet of the properties would be required for the widening of Empress Avenue and the costs of construction would also be obtained. The Approving Officer was concerned with the precedent that would be established if the widening strips were conveyed to the Corporation for \$1.00 and the Corporation paid the construction costs.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILLY:

"That the Council do not proceed with the widening of Empress Avenue immediately South of Stanley Street at this time."

CARRIED UNANIMOUSLY

HIS WORSHIP, THE MAYOR, suggested that the Engineer bring down a report and estimate of the cost of dedicating sufficient land off the municipal property at the corner of Empress Avenue and Oakland Street to widen Empress Avenue to its full 66 foot standard.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN McLEAN:

"That the Manager be asked to produce an estimate of the cost of dedicating and widening the section of Empress Avenue past municipal property situated immediately North of Oakland Street."

CARRIED UNANIMOUSLY

(9) Corporation Motor Vehicle Fleet

The Manager reported on tenders called for the supply of thirty compact passenger motor vehicles.

Eight tenders were received; five offering Volkswagens Model 1110 and two offering Datsuns. Two tenders offered a 1% discount if paid within 15 days. Tender No. 1 provided a method of 1/3 payment over a period of from 30 to 90 days with no interest charged. The Treasurer considered the benefit of the three payment plans would be \$400.00.

In finality the tabulation of the tenders indicated that the low bids were White Spot Service Limited offering Datsuns for \$54,484.50 and Volkswagen Pacific Sales and Service Limited offering Volkswagens for \$54,714.50. The Volkswagen Company was located closer to the Municipal Hall and savings would be derived on maintenance as a result and it was recommended that Tender No. 1 submitted by Volkswagen Pacific Sales and Services Limited be accepted.

A question was raised in Council whether or not the guaranteed trade-in feature which was discussed earlier by the Council in relation to a Corporation motor vehicle fleet had become a part of the tender call and terms of purchase and it was reiterated that there was a firm trade-in figure submitted by the Volkswagen firm.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN HERD:

"That the recommendation of the Manager be concurred in subject to the guaranteed trade-in provision being inserted into the purchase contract."

CARRIED UNANIMOUSLY

(10) Refuse Disposal Report

The Manager submitted this report prepared by Mr. Kaller of the Engineering Department advising that the report had been reviewed in detail with Mr. Olson and Mr. Kaller. The Problem of refuse disposal had been viewed from the long-range, however; in many respects, the long-range aspect greatly influences the decision as to prudent immediate action.

Refuse disposal is a form of pollution and this form of pollution is undergoing intensive study in many parts of the world as it is growing at an ever increasing pace due to not only population increases but to the change in merchandising methods and materials.

The problem involves not only the disposal of "garbage" but also such other materials as tree stumps, abandoned cars, and other types of refuse to be disposed of. The main consideration in the Manager's Report however, was the disposal of such refuse as is picked up by the Refuse Collection Unit.

The Stride Avenue Disposal Field is reaching its life-end and at the same time the Council has expressed an interest in prohibition of outdoor burning. Disposal of solid wastes is one of the subjects proposed by the Minister of Municipal Affairs as a proper Regional function and it would seem that municipalities should co-operate in the solution to the disposal problem since volume plays a very great part in the economics of disposal.

It now costs Burnaby almost exactly \$2.00 per ton to dispose of garbage. It has been ascertained that a contract for three or five years can be obtained from Terra Nova Developments to dispose of Burnaby's garbage in their Fraser Mills field for \$2.50 per ton. The increased costs to Burnaby for a calendar year, including one extra collection unit, are estimated at \$50,000.00. Revenue loss is estimated at \$40,000.00 per year in addition. It is considered this is a fairly high price, however; it would provide breathing-time necessary for some of the experimental methods presently going on to prove themselves and to decide upon the matter of regionalization of the subject and the proper and most efficient method of coping with it.

The Manager recommended that Council authorize negotiations with Terra Nova for the use of the Fraser Mills disposal field.

The Manager further reported on an invitation extended by the Sumitomo Shoji Canada Limited to the Corporation for Mr. Kaller to visit Japan to inspect the Garbage Press Plants in operation in that Country. Return air fare and hotel expenses would be paid and arrangements for inspection and technical discussions would be made by the Company. Other incidental expenses to Burnaby's account should not exceed \$200.00.

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It was recommended that this invitation be accepted as it was considered Mr. Kaller should continue his research and collection of information regarding technological advances and experimentation on this subject.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:
"That the report of the Manager and Mr. Kaller be received for consideration at a later date."

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN HERD:
"That the recommendation of the Manager that Mr. Kaller be authorized to accept the invitation of Sumitomo Shoji Canada Limited to visit Japan to inspect the garbage press plants be adopted."

CARRIED UNANIMOUSLY

(11) Fire Prevention By-law

As directed by Council at its meeting held 8th July, 1968, the proposed Fire Prevention By-law was returned to Council for consideration.

The Manager reported verbally that he was intending to report to the Council on the changes made in the By-law as a result of Council's earlier direction. The Solicitor dealing with the By-law had taken ill and the Manager had been unable to prepare his report as a result.

The Manager recommended delaying the By-law pending the submission of his report.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN McLEAN:
"That the report of the Manager be received."

CARRIED UNANIMOUSLY

(12) Acquisition of Easement - S.D. Ref. #246/67
Portion of Lot 96, D.L. 86, Plan 1203

The Manager recommended that the Council grant authority to acquire a five foot extension of an easement previously recommended under Item 6 of the Manager's Report No. 19, 1968.

The easement was required for drainage purposes. No consideration was payable by the Corporation.

(13) Acquisition of Easement - Rezoning Reference #19/68

The Manager recommended that an easement be acquired over the North 10 feet of the site covered by this application to provide a drainage outlet for the lane to Wilson Avenue. No consideration was payable by the Corporation.

(14) Acquisition of Easements - S. D. Ref. #96/68

The Manager recommended that authority be granted to acquire several easements in order to finalize a subdivision over a portion of Lots 61 and 62, D.L. 33, Plan 944. No consideration was payable by the Corporation.

(15) Acquisition of Easements - Rezoning Reference #137/66

The Manager recommended that authority be granted to acquire an easement over properties in D. L. 153 to provide for storm sewer, sanitary sewer, water main, gas main, telephone overheads and electric overheads. The easement was to be fully contained in the former Maywood Street and would extend from Telford Avenue on the West to Imperial Street on the East.

(16) Lot "D" North 1/2 except Parcel 1, Expl. Plan 16071, Block 4, D.L. 90, Plan 8177 -- Subdivision Reference #37/68

A 10 foot wide easement exists on this property at Rosewood and Sixth Street.

The Engineering Department has determined that the easement is no longer required for the proposed subdivision.

It is recommended that Council authority be given to relinquish this 10 foot easement.

MOVED BY ALDERMAN DRUMMOND, SECONDED BY ALDERMAN BLAIR:

"That the recommendations of the Manager contained in Items 12 to 16 inclusive for the acquisition and relinquishment of easements be adopted."

CARRIED UNANIMOUSLY

(17) South Side of Marine Drive

A further report was required by Council on this subject, Item #8 of the Municipal Manager's Report #29, 1968, dated April 29th, 1968 refers and the attached information and correspondence completes the story to this date, 19th July, 1968.

MOVED BY ALDERMAN McLEAN, SECONDED BY ALDERMAN CORSBIE:

"That the report be received."

CARRIED UNANIMOUSLY

(18) Estimates

Submitted herewith for your approval is the Municipal Engineer's report covering Special Estimates of Work in the total amount of \$7,750.00.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CORSBIE:

"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(19) Revenue & Expenditures

Submitted herewith for your approval is the Municipal Treasurer's report covering Revenue & Expenditures for the 1st January, 1968 to 7th July, 1968.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:

"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(20) Building Department

Submitted herewith for your information is the report of the Chief Building Inspector covering the operations of his Department for the period June 17th to July 12, 1968.

(21) Fire Department

Submitted herewith for your information is the report of the Fire Chief covering the activities of his Department for the month of June, 1968.

(22) Licence Department

Submitted herewith for your information is the report of the Chief Licence Inspector covering the operation of his Department for the month of June, 1968.

(23) Medical Health Department

Submitted herewith for your information is the report of the Medical Health Officer covering the activities of his Department for the month of June, 1968.

(24) R.C.M.P.

Submitted herewith for your information is the report of the Officer In Charge, Burnaby Detachment, R.C.M.P., covering the policing of the Municipality for the month of June, 1968.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN BLAIR:
That the reports submitted under items 20 to 24 inclusive be received."

CARRIED UNANIMOUSLY

(25) Halifax Street from Sperling Avenue to Holdom Avenue

The Manager reported as a result of a letter to Council from Anna S. Franklyn, 5811 Halifax Street requesting:

- (a) information pertaining to the construction of a sidewalk on this section of Halifax Street.
- (b) that an indication be furnished as to what, if any, action can be taken regarding the use of the street by truck traffic.

The Manager reported there was no justification for development and improvement of this section of Halifax Street other than as a Local Improvement since other portions of Halifax Street had already been developed as Local Improvement and there was no difference in function or use of this Street than that of Delta Avenue between Halifax and Union which will be constructed as a Local Improvement.

Costs involved including drainage and five foot curb walk with thirty-six foot pavement would be \$89,000.00. It was recommended this item be included in the next Local Improvement Programme.

The Manager advised also that the increase in truck traffic was due to hauling from the Willingdon Avenue Overpass to the Golf Course. Despite efforts to discourage use of this section of Halifax many trucks continued to use it. Time has taken care of the situation and any truck traffic on Halifax is now of the "normal" variety.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN McLEAN:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(26) Demolition of Building

There is an old dwelling located on property owned by the Corporation at 2220 Willingdon Avenue. It is necessary to demolish the building to provide additional right-of-way for the widening of Willingdon Avenue.

It is recommended that the Land Agent be authorized to have the building demolished.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN LORIMER:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(27) Rezoning of Lot 16, Block 3, D.L. 68, Group 1, N.W. Part, Plan 980 from R5 Residential to RM3 Multiple Family Reference REzoning # 44/68

The Manager referred to previous considerations of the sale of Lot 16 in preference to the exchange of the said Lot for Lot 15 so that the owner of Lot 15 and 17 could develop the three lots as an apartment site. The Council previously had preferred that Lot 16 be purchased outright by the developer and a meeting had been held with Mr. Moss, owner of the property, when preference for purchase of Lot 16 rather than exchange had been expressed.

The Housing Committee however, had dealt with an application from Concord Homes Society to purchase all municipal property between Laurel Street and Linwood Street for the construction of a Senior Citizens residence and the Housing Committee favoured the use of the municipal property for this purpose rather than for apartment development and asked that the Planning Director's Report to Council on Rezoning Application No. 44/68 reflect this preference.

The Manager recommended that the Council proceed with the exchange of Lot 15 for Lot 16 with the rezoning of Lot 16 to RM3 subject to:

- (a) The deposit of monies to cover the construction of the lane at the rear of the site and to bring the adjacent street to an appropriate standard.
- (b) The deposit of monies to provide adequate storm drainage for the site.
- (c) The consolidation of Lot 16 and 17 into one site.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN CORSBIE:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(28) Subdivision Reference No. 54/68 (Revised)

The above mentioned subdivision reference is for the subdivision of Lot 118 (Plan 30513) Parcel K (Reference Plan 7720) and the remainder of Parcel "H" (Reference Plan 121) of D.L. 85, Group 1 located at the South-East corner of Sperling Avenue and Canada Way.

The owner of the subdivision has agreed to sign a covenant with the Corporation to prohibit the construction of any improvements on Lot 130 created by the subdivision. The covenant is necessary in order that future subdivision of the land to the East will not be frustrated.

It is recommended that the Mayor and Clerk be authorized to execute the covenant pursuant to Section 24A of the Land Registry Act.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

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(29) Purchase of Trucks

The Manager recommended that the lowest tender from McLennan Motors Limited be accepted for four one-ton cab and chassis trucks to replace trucks nos. 163, 170, 197 and 198. Two other trucks were included in the tender and were for the Parks and Recreation Commission. It was further recommended that purchase of these two units be referred to the Parks and Recreation Commission for their attention. The low bid of McLennan Motors Ltd. totalled \$19,694.43

MOVED BY ALDERMAN McLEAN, SECONDED BY ALDERMAN CORSBIE:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(30) Purchase of Trucks

The Manager recommended that the low bid submitted by Pacific G.H.C. Ltd. amounting to \$4,200.00 for three half-ton pick-up trucks to replace units Nos. 171 and 172 and to provide for the Corporation Carpenter's Shop formerly supplied by an employee be accepted. The bid included a trade-in of two units.

MOVED BY ALDERMAN DAILY, SECONDED BY ALDERMAN LORIMER:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(31) Rezoning Application No. 57/67

Lot "A" N 131.58 feet, D.L. 30, Plan 4680
UKRAINIAN GREEK ORTHODOX CHURCH OF ST. PETER AND PAUL

This report concerned a By-law covering the rezoning of this property to Institutional District (P1) which was considered by Council in February of this year.

An objection had been raised at the Public Hearing held on January 15th by an adjoining property owner, Mr. H. S. Rose, on the grounds that the applicant should be made responsible for bearing a portion of the cost of extending Ramsay Avenue through the Church property to permit the eventual subdivision of Mr. Rose's property. As a result meetings have been held with the principals of the Church and the cost sharing arrangement worked out covering the provision of water, sanitary sewer, storm sewer, road and lane. The total estimated cost of which was \$10,370.00 and the sharing arrangement was established at \$6,410.00 to be borne by the Ukrainian Church and \$3,960.00 to be borne by Mr. Rose.

The Manager recommended that the Council proceed with the rezoning to P1 Institutional subject to the following conditions:

- (a) An agreement to be entered into between the Ukrainian Church and the Corporation of Burnaby whereby at the request of the Corporation the Church will:
 - (1) dedicate the required road and lane allowances at no cost to the Corporation.
 - (2) deposit servicing costs equal to 50% of the cost of installing water, sanitary sewer, storm sewer and road, and 100% of the lane costs.
- (b) The Church to locate their proposed buildings as though the future road and lane allowance existed.

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- (c) The submission of an undertaking that the existing improvements will be demolished within six months of rezoning.

MOVED BY ALDERMAN LORIHAN, SECONDED BY ALDERMAN HERD:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(32) Lots "A", "B" and "C", S.D. 2, Block 18, D.L. 27, Plan 1045
Code 1015350 -- (BARRIE)

The Manager reported that on June 26th, 1968 Mr. and Mrs. Barrie of 6709 Waltham Avenue presented a tax statement showing tax arrears of \$132.42 and interest of \$3.96 as outstanding. They disclaimed responsibility for paying these arrears as they had not registered their interest in the property until 19th January 1968 and that a tax certificate stating that there were no arrears outstanding was obtained at that time.

The Manager submitted an account of the transactions which occurred leading up to the issuance of the tax certificate issued on the 10th of January.

The Manager reported that an error had been made when a tax certificate was issued when there were arrears of taxes owing on the property and Mr. and Mrs. Barrie took normal precautions to see that the taxes were paid. Under the circumstances it would be manifestly unfair to force them to pay the \$132.42 and it was recommended that this amount plus interest be abated.

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN MERCIER:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(33) Acquisition of Easement - S.D. Ref. 176/68 - D.L. 86

The Manager recommended that authority be granted to execute an easement in order to finalize a subdivision, over a portion of Lot 2 save and except the East 174 feet, D.L. 86, Plan 1203 to be acquired from Flora Irene Phillips, 7325 Burris Street. The easement is fifteen feet wide and is required for sewer installation purposes. The easement is being granted at no cost to the Corporation.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
"That the recommendation of the Manager be adopted."

CARRIED UNANIMOUSLY

(34) Fisher Property - Gilpin Street - Drainage

This report item of the Municipal Manager was dealt with earlier in the Agenda when the matter of the drainage requirements affecting the Fisher property was dealt with under Tabled Matters.

* * *

ALDERMAN DRUMMOND requested authority for members of the Parks and Recreation Commission and the parks staff to attend the proposed Dow Chemical Seminar to be held in the Greater Vancouver Area pursuant to an offer by the Dow Chemical Company to arrange such a Seminar. Dates for the Seminar had not been set at this time.

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MOVED BY ALDERMAN DRUMMOND, SECONDED BY ALDERMAN DAILY:
"That authority be granted for members of the Parks and Recreation Commission and the parks staff to attend the proposed Seminar being arranged by the Dow Chemical Company on pollution matters."

CARRIED UNANIMOUSLY

* * *

ALDERMAN MERCIER submitted a report regarding the administration principles of a Regional District Board and in his Brief expressed concern over the lack of action emanating from the Board as it is presently constituted and suggesting that:

- (a) a proposal by the Municipality of Richmond for a Regional District extending from Hope to Vancouver be endorsed in the belief that this area is ⁱⁿdependent in many aspects.
- (b) the immediate elimination of the various extra-municipal Associations and Boards whose functions would be more economically performed within one Board for the area.

Alderman Mercier further suggested that the Mayors of each member municipality could be appointed as directors for the Board and this would mean that control would be exercised at the local level and that the Councils would give direction to their respective directors.

It was also suggested that an indemnity be provided for the Chairman on the understanding that his time would be devoted proportionately to Regional Board work and local Council work.

If such a course of action were followed a new level of government would not be formed and the Board would provide an extension of present capabilities that would allow the Councils to cope with urban problems facing them now and many waiting them in the future.

HIS WORSHIP, THE MAYOR, advised the Council that he had introduced a motion at the last meeting of the Greater Vancouver Regional District that an invitation be forwarded to the Minister of Municipal Affairs to attend the meeting of the Board at which all members of all Councils in the Board would be invited to discuss Regional matters.

MOVED BY ALDERMAN MERCIER, SECONDED BY ALDERMAN LORIMER:
"That the Brief submitted by Alderman Mercier on the administration principles of a Regional District Board be tabled until August 19th."

CARRIED UNANIMOUSLY

* * *

A Public Hearing was held into the passage of Burnaby Highway Exchange By-law No. 1, 1968 covering the cancellation of a portion of lane between Kingsway and Arcola Street East of Hall Avenue.

The Clerk reported that a Notice had been published in two issues of a newspaper circulating within the municipality, one week apart to the effect that this By-law would be considered by the Council at the meeting on July 22, 1968.

A letter was received from Mr. V. Dodd, Lakeview Plumbing and Electrical Contractors Ltd. objecting to the closure of the lane to Hall Avenue with the new proposed outlet on Arcola Street contending that similar steps could be taken to divert the lane at the Walker Avenue end which would result in a U-shaped lane and cause inconvenience to the property owners whom the lane presently serves.

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There were no further representations for or against the passage of this By-law.

* * *

A Public Hearing was held into the passage of Burnaby Highway Exchange By-law No. 2, 1968 covering a portion of lane North of Kitchener Street and West of Douglas Road.

The Clerk reported that the required Notices pursuant to the Municipal Act had been published in two newspapers, one week apart, giving notice that the By-law would be considered by the Council at the July 22, 1968 Council meeting.

A representative of the Langis Foods Ltd. appeared and advised that his client had been established on adjacent property for a period of five years and that the business was growing. The proposal to exchange the lane allowance for additional land which would form a new lane outlet would allow the Company to establish an adequate parking lot.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the report of the Committee be adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN MERCIER:
"That the 10:00 p.m. deadline for Council Meetings, be extended."

B Y - L A W S

CARRIED
AGAINST -- ALDERMAN DRUMMOND

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That leave be given to introduce "BURNABY FIRE PREVENTION BY-LAW 1968" (#5096) and that it now be read a First Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the By-law be now read a Second Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the Council do now resolve into a Committee of the Whole to consider and report on the By-law."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report the By-law complete."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the report of the Committee be now adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:

"That 'BURNABY FIRE PREVENTION BY-LAW 1968' be now read a Third Time."

CARRIED UNANIMOUSLY

* * *

The Clerk asked for the withdrawal of "Burnaby Advisory Planning Commission By-law 1963, Amendment By-law 1968" (#5385).

* * *

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN McLEAN:

"That the Council do now resolve into a Committee of the Whole to consider and report on:

#5293 "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 5, 1968" (RZ #3/68)
#5297 "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 9, 1968" (RZ #19/68)."

CARRIED UNANIMOUSLY

The Planner reported that the conditions attached to the rezoning covered by By-law No. 5293 were nearing completion and that the rezoning application could now be advanced to Third Reading with final approval to await the submission of a suitable plan of development.

The Planner reported further with regard to the rezoning application covered by By-law #5297 (RZ #19/68). The Planner advised that the developer was desirous of developing this site in two stages; the first of these or Site #1 would include Lots 3S $\frac{1}{2}$, 3N $\frac{1}{2}$, 4S $\frac{1}{2}$, 4N $\frac{1}{2}$, Block 10, D.L. 151/3, Plan 1214 and Site #2 would include Lots 1, 2N $\frac{1}{2}$ and 2S $\frac{1}{2}$, Block 10, D.L. 151/3, Plan 1214.

The Planner advised that his Department had agreed to the two stage development and submitted conditions upon which final approval would be granted. Site #1 would be developed first and the Planner submitted the prerequisites which have been satisfied to date with regard to this site.

It was suggested that the By-law could be given Third Reading to allow Site #1 to proceed but that final approval should await further notification from the Department that all prerequisites have been satisfied.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN McLEAN:

"That the Committee do now rise and report the By-law complete."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN McLEAN:

"That the report of the Committee be now adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN McLEAN:

"That:

#5293 "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 5, 1968" (RZ #3/68)
#5297 "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 9, 1968" (RZ #19/68)

be now read a Third Time."

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CORSBIE:

"That:

- "BURNABY TAX-SALE MONEYS EXPENDITURE BY-LAW NO. 1, 1968" #5355
- "BURNABY ROAD CLOSING BY-LAW NO. 4, 1968" #5358
- "BURNABY HIGHWAY EXCHANGE BY-LAW NO. 1, 1968" #5359
- "BURNABY HIGHWAY EXCHANGE BY-LAW NO. 2, 1968" #5360

be now reconsidered."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CORSBIE:

"That:

- "BURNABY TAX-SALE MONEYS EXPENDITURE BY-LAW NO. 1, 1968"
- "BURNABY ROAD CLOSING BY-LAW NO. 4, 1968"
- "BURNABY HIGHWAY EXCHANGE BY-LAW NO. 1, 1968"
- "BURNABY HIGHWAY EXCHANGE BY-LAW NO. 2, 1968"

be now finally adopted, signed by the Mayor and Clerk and the Corporate Seal affixed thereto."

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:

"That leave be given to introduce "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 29, 1968 #5362 (RZ #34/68) and that it now be read a First Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:

"That the By-law be now read a Second Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:

"That the Council do now resolve into a Committee of the Whole to consider and report on the By-law."

CARRIED UNANIMOUSLY

Reference RZ #34/68

Mr. A. Brown-John wrote with reference to this rezoning advising that the applicant Company (Lenkurt Electric Company) could place his property in jeopardy if plans of the Company progress to the point where the property under application pursuant to the By-law were rezoned and the property on the opposite side of the Brown-John property which had been the subject of a previous application were also rezoned.

The Company could then establish parking lots which would create noise and confusion from moving traffic in and out of the parking lot 24 hours a day. Mr. Brown-John suggested that the applicants bring forth a comprehensive plan for the whole area in which they were interested and not proceed on a spot zoning basis.

Mr. V. A. W. Freeman wrote expressing his objections to the proposed rezoning on the grounds that he was opposed to any change in the present status of the residentially zoned land along this portion of Bainbridge Avenue. While his property was situated on the opposite side of the Street he was affected by the noise generated from the parking lots owned by the Company at the present time and it was felt that the row of residential property along the opposite side of Bainbridge Avenue to his property served as a buffer.

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Mr. Freeman submitted that there was already a traffic situation due to congestion at certain hours of the day and increases in traffic from the Lenkurt Electric Plant would only worsen the situation.

During discussion it was suggested that established industries must be allowed to have parking lots adjacent to their plants. It was also suggested that there should be a long range plan for the area and such plans should be dealt with in its entirety at one time. It was further suggested that the owner of the property, Mr. Brown-John, should be given a further opportunity to meet with the Lenkurt Company with a view to arriving at a settlement on the acquisition of his property by the Company.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN DRUMMOND:
'That the By-law be tabled for a period of two weeks to allow for negotiations for the purchase of the Brown-John property to continue.'

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
'That the Committee do now rise and report progress.'

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
'That the report of the Committee be now adopted.'

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
'That "BURNIADY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 30, 1968" #5363 (RZ #70/68) be introduced and that it now be read a First Time.'

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
'That the By-law be now read a Second Time.'

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
'That the Council do now resolve into a Committee of the Whole to consider and report on the By-law.'

CARRIED UNANIMOUSLY

During discussion on this item it was submitted that a visit to the Plant during the evening hours had evinced the opinion that the noise emanating from the Plant was negligible and that there was really no reason for complaints from the residents in the neighbourhood.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
'That the Committee do now rise and report.'

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
'That the report of the Committee be now adopted.'

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILLY:

"That leave be given to introduce:

- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 31, 1968" #5364 (RZ#62/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 32, 1968" #5365 (RZ#40/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 33, 1968" #5366 (RZ#31/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 35, 1968" #5367 (RZ# 7/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 36, 1968" #5369 (RZ#37/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 37, 1968" #5370 (RZ#66/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 38, 1968" #5371 (RZ#56/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 39, 1968" #5372 (RZ#55/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 41, 1968" #5374 (RZ#64/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 43, 1968" #5376 (RZ#67/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 44, 1968" #5377 (RZ#69/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 45, 1968" #5378 (RZ#61/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 46, 1968" #5379 (RZ#33/68)
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 48, 1968" #5381 (RZ#59/68)

and that it now be read a First Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILLY:

"That the By-laws be now read a Second Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILLY:

"That the Council do now resolve into a Committee of the Whole to consider and report on the By-law."

CARRIED UNANIMOUSLY

Reference RZ #33/68

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 46, 1968" #5379

Freeman, Freeman, Silvers and Koffman, Barristers and Solicitors, wrote asking that further considerations of this By-law be delayed until the return of Mr. Lort, Architect, from his vacation at the end of July.

Reference RZ #59/68

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 48, 1968" #5381

A letter was read from Mr. D. B. McRae, Head Property Representative, Standard Oil Company, advising of the Company's interest in the property covered by this rezoning By-law and confirming their interest in retaining the present C2 Commercial Zoning on Lot 11.

Mr. McRae advised the Company owned Lot 7, 8, 9 and 10 which were now consolidated and they were in the process of developing a Service Station on the property. Lot 11 was needed by the Company to provide parking space as the existing site was a triangular shape rendering the apex portion of the triangle unusable except for such items as flood light poles etc.

It was submitted that the applicant for this rezoning was no longer interested in Lot 11 and the owner of the lot, Mr. R. F. Wilson, had confirmed his interest in retaining the commercial zoning.

Mayor Emmott withdrew from the meeting, Alderman Blair assumed the Chair

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN McLEAN:
"That the application which is covered by this By-law under RZ #59/68 be referred back to the Planning Director for further discussion with the Standard Oil Company and others who have an interest in the properties covered by the By-law."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report progress."

THE COUNCIL RECONVENED

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN McLEAN:
That the report of the Committee be adopted."

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN DAILLY:
"That leave be given to introduce "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 34, 1968" #5367 (RZ #30/68) and that it now be read a First Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN DAILLY:
"That the By-law be now read a Second Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN DAILLY:
"That the Council do now resolve into a Committee of the Whole to consider and report on the By-law."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report progress."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED

MOVED BY ALDERMAN CORSBIE, SECONDED BY ALDERMAN DAILLY:
"That the report of the Committee be now adopted."

CARRIED UNANIMOUSLY

Alderman Lorimer withdrew during the readings and consideration of this By-law.

Alderman Drummond withdrew from the meeting.

* * *

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:

"That leave be given to introduce:

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 40, 1968" #5373 (RZ#43/68)

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 42, 1968" #5375 (RZ#47/68)

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 47, 1968" #5380 (RZ#68/68)

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 49, 1968" #5382 (RZ#73/68)

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 50, 1968" #5383 (RZ#71/68)

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 51, 1968" #5384 (RZ#74/68)

and that it now be read a First Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILY:
"That the By-law be now read a Second Time."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILY:
"That the Council do now resolve into a Committee of the Whole to consider and report on the By-laws."

CARRIED UNANIMOUSLY

Reference RZ #68/68

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 47, 1968" #5300

A letter was read from Mr. R. R. Youngberg with reference to Burnaby Zoning By-law 1965, Amendment By-law No. 47, 1968 (re: land South of Curtis Street and East of Phillips). Mr. Youngberg made enquiries about the extension of water service to his property legally described Lot 42 East 1/2, D.L. 138, Plan 1256. Previous enquiries had elicited the information that the extension of water service to his property, a distance of approximately 150 feet, was not possible because of the lack of water pressure. Under the circumstances it was suggested this By-law would rezone the property for residential purposes, however; the land would be locked-out of any potential subdivision in future development because of the lack of water supply.

The Planner advised that the boundaries of the area to be rezoned might have been changed to the boundaries of the water area rather than the sewer area. However, this did not alter the fact that water was not available to the Youngberg property and the rezoning would be to his advantage in that when water did become available subdivision of the land would be possible without further rezoning.

Reference RZ #74/68

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 51, 1968" #5304

It was suggested that the wording in item (b) under the proposed Text Amendment dealing with Lot Sizes in Two Family Zones should be amended so that the words "principal building" would replace the words "single family dwelling" where they appear within this paragraph.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
"That the words "single family dwelling" be deleted from the third line of paragraph (1) (b) of the new section 6.11 and be substituted by the words "principal building" and further that the word "dwelling" in the fourth line be deleted and replaced by the word "building"
Standard City Council
covered by this res.
the present of Council
CARRIED UNANIMOUSLY

Mr. Reference RZ #73/68

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 49, 1968" #5382

Mr. G. C. Alexander, Area Sales Manager, Union Oil Company, wrote advising that they were submitting an application for a building permit to erect a Five Bay Diagnostic Centre, Tunnel Car Wash, and Retail Sales Facility on Lot 60, D.L. 153, Plan 26311 which was the property being rezoned under this By-law. Total cost of the proposed facility including land and equipment would be approximately \$450,000.00 and it was submitted it was the Company's belief that this proposal closely resembled the plan originally submitted in their application for rezoning to the Municipal Council on February 13th, 1967.

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MOVED BY ALDERMAN LORIHIER, SECONDED BY ALDERMAN CORSBIE:
"That the Chief Building Inspector be instructed to withhold the issuance of a Building Permit for the Five Day Diagnostic Centre, Tunnel Car Wash and Retail Sales facility of the Union Oil Company on Lot 60, D.L. 153, Plan 26311 for a period of one month from the date the application was submitted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN HERCIER:
"That the Planner be empowered to discuss further with the Union Oil Company the plans presented for development of this property with a view to bringing the plans into conformity with the original concept for development as indicated at the time the property was first rezoned."

CARRIED UNANIMOUSLY

The Clerk re-iterated the Company's earlier request that any further action on the rezoning of this property be delayed until the beginning of August pending the return of the Union Oil Company's Solicitor to this area.

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN CORSBIE:
"That further consideration of this application be deferred for a period of one month."

CARRIED
AGAINST -- ALDERMAN LORIHIER
AND McLEAN

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report progress on Burnaby Zoning By-law 1965, Amendment By-law No. 49, 1968."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report the following By-laws complete."
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 40, 1968" (RZ #43/68)
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 42, 1968" (RZ #47/68)
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 47, 1968" (RZ #60/68)
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 50, 1968" (RZ #71/68)

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the Committee do now rise and report the following By-law complete as amended:
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 51, 1968" (RZ #74/68)

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That the various reports of the Committee of the whole be now adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN HERD, SECONDED BY ALDERMAN DAILLY:
"That Burnaby Zoning By-law 1965, Amendment By-law No. 40, 1968"
"Burnaby Zoning By-law 1965, Amendment By-law No. 42, 1968"
"Burnaby Zoning By-law 1965, Amendment By-law No. 47, 1968"
"Burnaby Zoning By-law 1965, Amendment By-law No. 50, 1968"
"Burnaby Zoning By-law 1965, Amendment By-law No. 51, 1968"
be now read a Third Time."

CARRIED UNANIMOUSLY

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The Council then resolve into a "In -Camera" session.