

JUNE 26, 1972

A regular meeting of the Municipal Council was held in the Council Chambers, Municipal Hall, 4949 Canada Way, Burnaby 2, B. C. on Monday, June 26, 1972 at 7:00 p.m.

**PRESENT:** Acting Mayor H. G. Ladner in the Chair;  
Alderman W. A. Blair;  
Alderman W. R. Clark;  
Alderman T. W. Constable;  
Alderman G. M. Dowding;  
Alderman J. D. Drummond;

**ABSENT:** Mayor R. W. Prittie;  
Alderman D. A. Lawson;  
Alderman J. Dailly;

**STAFF PRESENT:** Mr. M. J. Shelley - Municipal Manager;  
Mr. J. H. Shaw - Municipal Clerk;  
Mr. E. A. J. Ward - Deputy Municipal Clerk;  
Mr. A. L. Parr - Director of Planning;  
Mr. E. Olson - Municipal Engineer;

A Public Hearing was held in connection with Burnaby Highway Exchange By-law No. 3, 1972, which authorizes the relocation of a lane West of Beta Avenue North of Canada Way.

No one appeared to speak on the proposal.

The Public Hearing was then adjourned.

**MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:**  
"That the Minutes of the Council Meetings held on June 12th and 19, 1972 be adopted as written and confirmed."

**CARRIED UNANIMOUSLY**

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DELEGATIONS

The following wrote requesting an audience with Council:

- (a) Mr. O. Moysluk, President, Burnaby S.P.E.C. re: grant
- (b) Mr. J. E. Greenfield re: Local Improvement on Government Street between Brighton Avenue and Phillips Avenue

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(c) Mr. Gerald Chan re: Bus Route on Casewell Street and Astor Drive

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CLARK:  
"That all of the delegations be heard."

CARRIED UNANIMOUSLY

(a) Mr. Moysiuk then spoke and made the following points in his submission:

- (1) On May 2nd, 3rd and 4, 1972, Burnaby S.P.E.C. made a submission at the University of British Columbia to a Public Inquiry into waste discharges from the chemical and petroleum industries .
- (2) The purpose of the Inquiry was to obtain information which would serve as the basis for establishing regulations restricting the waste discharges into the air, the water and onto the land.
- (3) Burnaby S.P.E.C.'s emphasis was placed on oil refineries.
- (4) When it was first decided to participate in the Inquiry, the sole concern of Burnaby S.P.E.C. was to help improve the quality of life for the citizens of Burnaby and keep any detrimental environmental effect from oil refineries to a minimum. When the need was felt to become involved and to share knowledge and expertise about the oil refineries along Burrard Inlet and in the vicinity of San Francisco, it was discovered that the submission of a Brief to the Inquiry was relatively costly for a non-profit organization with a very limited budget.
- (5) The specific amount being sought by Burnaby S.P.E.C. is \$635.79, which will defray the major expenses resulting from the submission to the Public Inquiry.
- (6) The following benefits will accrue to the municipality as a result of Burnaby S.P.E.C.'s submission to the Inquiry:
  - (a) The establishment of regulations by the B.C. Pollution Control Branch to control the amount and type of waste discharges into air and water and onto land. These regulations should assist the municipality in its ongoing battle to keep oil refineries compatible with high density residential areas.
  - (b) Additional information will be obtained about oil refineries. The transcript of the Inquiry will be available in about six months to one year's time.
  - (c) Through S.P.E.C.'s presentation and questioning of others, the B.C. Pollution Control Branch was made more aware of the actual refinery operations. This will hopefully result in more stringent regulations.
- (7) A copy of the Brief presented to the Public Inquiry was being handed to each member of Council this evening, along with a copy of a financial statement pertaining to the operations of Burnaby S.P.E.C.

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*As a result of an enquiry by a member of Council, Mr. Moysiuk stated that the reason Burnaby S.P.E.C. was requesting a grant was because it was felt the Organization had rendered a public service to the citizens of Burnaby in making the presentation to the Public Inquiry.*

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CONSTABLE:

"That the application of Burnaby S.P.E.C. be referred to the Grants and Publicity Committee for consideration and recommendation."

CARRIED UNANIMOUSLY

Acting Mayor Ladner drew attention to the presence of a number of Cubs from the Fifth Burnaby Centre Pack, and welcomed them to the meeting.

(b) Mr. Greenfield then spoke and presented a Brief and a Petition in support of a Local Improvement work for Government Street between Brighton Avenue and Phillips Avenue different to that which has been proposed in the past by Council.

He made the following points in his submission:

- (1) In 1971, a Local Improvement was proposed whereby Government Street was to be widened to 36 feet, with curbs on both sides, between Phillips Avenue and Brighton Avenue. This proposal was rejected by a majority of the abutting owners.
- (2) At the same time, the Council proposed the construction of a concrete sidewalk, as a Local Improvement, on the North side of Government Street from Piper Avenue to Brighton Avenue. The abutting property owners concerned did not oppose this project.

The negative vote against the road widening and curb work would have been greater if the property owners had not been advised by the Engineering Department that, unless the road widening and curb proposal was approved, the owners would not receive the sidewalk.

- (3) A sidewalk is certainly required, both for safety reasons and for the convenience of pedestrian traffic.
- (4) In 1972, a new Local Improvement proposal was initiated, this being that the portion of Government Street to benefit was between Phillips Avenue and Piper Avenue. This project was also opposed by the property owners by an overwhelming majority.
- (5) A second Local Improvement, which proposed the widening of Government Street to 36 feet from Piper Avenue to Brighton Avenue and a six-foot wide sidewalk, was initiated. A substantial majority of the affected owners opposed this project but, due to a technicality whereby some of those who owned property in joint tenancy did not both sign the petition, there was not a sufficient number to successfully defeat the project.

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- (6) The citizens in the area wish to effect a compromise with Council in regard to the Local Improvement treatment for Government Street which, it is felt, will not have a detrimental effect on the environmental and aesthetic appearance of the thoroughfare.
- (7) The following is the proposal in that regard, which is supported in petition form by approximately 75% of the property owners on Government Street:
  - (a) Pavement 28 feet wide with enclosed ditches and concrete curbs on the South side of Government Street between Phillips Avenue and Brighton Avenue
  - (b) Enclosed ditches and concrete curbs on the North side of Government Street between Phillips Avenue and Brighton Avenue, with a boulevard allowance between the curbs and the existing sidewalk that extends from Phillips Avenue to Piper Avenue.
  - (c) The construction of a sidewalk on the North side of Government Street from Piper Avenue to Brighton Avenue, with a boulevard allowance between the curbs and the sidewalk and the existing trees retained.
  - (d) Proper revetments installed for the bus stops.
- (8) The proposed new width of Government Street (36 feet) is only 10 feet less than that of Winston Street which has been designated as a major arterial thoroughfare.
- (9) At no time was there ever a request by the owners of property on Government Street for the widening of the road. The present width (21½ feet) has efficiently served the area both before and after the construction of Winston Street. Even though Lozells Avenue and Piper Avenue are barricaded at Winston Street, this has in no way increased the flow of traffic on Government Street so it cannot be factually, or actually, classified as a road needing a width of 36 feet.

The width of 36 feet, according to information received, was to accommodate parked vehicles, which is illogical and creates an unnecessary hazard because every resident on Government Street has his own ample parking area off the street.
- (10) Traffic volumes on Government Street do not seem to warrant the width intended to be provided by the municipality.
- (11) So far as is known, there have been no traffic accidents caused by the present width of Government Street.
- (12) Both East and Westbound traffic does not travel the full length of Government Street because a major portion of the residents West of Piper Avenue travel on that Avenue to and from Lougheed Highway. The flow from Lakedale and Dalebright Streets is, to a considerable extent, East or West from Brighton Avenue using either Lougheed Highway or Winston Street.
- (13) There are only four streets from which traffic enters Government Street.
- (14) Government Street is strictly a residential street, despite the fact there is a bus operating on it. This bus service is most infrequent and in no way justifies the conversion

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of Government Street into a major highway.

- (15) Individual enquiries by residents of Government Street to various offices of the municipality have not been met at all times with politeness. As a matter of fact, some of the employees in the Engineering and Planning Departments have called the residents reactionaries and obstructionists.
- (16) At the moment, the Corporation has the right to proceed with both the widening of Government Street to 36 feet and the construction of a six-foot wide concrete sidewalk.
- (17) Those who signed the petition being submitted this evening are requesting that Council re-examine the situation and issue a stop-work order for the project just mentioned in order that the feasibility of the proposal of the petitioners can be considered.
- (18) It is difficult to understand why the Council is continually harassing the owners of property on Government Street to have a Local Improvement scheme implemented when there are other streets in the area which require improvements more urgently.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:

"That the Local Improvement proposal presented to Council this evening by Mr. Greenfield be referred to the Municipal Manager for consideration and report to Council at its July 4th meeting; and further, the Manager also provide specific comments, where deemed necessary, on the points made by Mr. Greenfield in his submission."

CARRIED UNANIMOUSLY

(c)

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CONSTABLE:

"That, before hearing Mr. Gerald Chan, Item 11 of the Municipal Manager's Report No. 42, 1972, which deals with the subject of Mr. Chan's presentation, be brought forward and read at this time."

CARRIED UNANIMOUSLY

The following is the substance of that report from the Manager:

(11) Bus Route - Casewell Street and Astor Drive

The Council, at its meeting on June 14th, approved all transit extensions which were recently proposed by the B. C. Hydro and Power Authority but did not approve the particular bus stop adjacent to the property of Mr. and Mrs. Chan. The approval was also conditional upon a review being made of all bus stop locations and changes after employees who were on strike returned to work. The matter is currently being reviewed by the Traffic Safety Committee.

Mr. Chan then spoke and presented a Brief and a Petition in which the following points were made:

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BRIEF

(a) The residents of Casewell Street, Astor Drive, Willoughby Avenue and adjoining streets have been subjected to increased traffic during the last few years because of:

(i) The barricade at Still Creek Street and North Road, which causes residents in adjoining areas to travel on other streets in the Sullivan Heights Area.

(ii) The failure to provide adequate turning facilities at North Road and Austin Street, resulting in rush hour traffic becoming congested and thus encouraging this traffic to detour onto streets in the area.

(b) The proposal to institute the bus route in an Eastbound direction along Astor Drive and Casewell Street was initiated without notice and without the approval of Council.

A spokesman for the B. C. Hydro and Power Authority has stated that the route was selected to give maximum coverage to residents on the Coquitlam side of North Road. There is no reason why residential streets in the area should be converted into main thoroughfares in order to provide bus service to another community because bus routes should use main streets.

(c) A new park has been built in the 9700 Block Casewell Street and the provision of additional bus service on the street will increase the hazard to children playing in the park.

(d) The Eastbound bus route should be placed on Sullivan Street, where it operated originally, rather than on Astor Drive and Casewell Street.

(e) There is no logical reason why people on the residential streets in the Sullivan Heights Area should continue to bear the bulk of the traffic travelling to and from the Still Creek Street area.

PETITION

The petitioners proposed that:

(a) The bus route currently in effect, insofar as Casewell Street, Astor Drive and Sullivan Street are concerned, be maintained and the service continue on Sullivan Street in an Eastbound direction rather than turn onto Astor Drive and Casewell Street.

(b) When the proposed new street between Noel Drive and North Road is constructed, the bus service, (in both directions) be rerouted to that street.

MOVED BY ALDERMAN CONSTABLE, SECONDED BY ALDERMAN DOWDING:  
"That that submissions presented this evening by Mr. Chan be referred to the Traffic Safety Committee for consideration and report."

CARRIED UNANIMOUSLY

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ORIGINAL COMMUNICATIONS

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN BLAIR;  
"That all of the below listed Original Communications be received."

CARRIED UNANIMOUSLY

Mr. J. D. Stewart, President, Renfrew-Burnaby Heights Football Club, wrote to request permission to hold a Parade on July 16, 1972 along a route outlined in his submission.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DOWDING:  
"That permission be granted to the Club to conduct its Parade at the time and along the route indicated, subject to the approvals of the R.C.M.P. and the Municipal Engineer."

CARRIED UNANIMOUSLY

Mrs. H. Epp, Walkathon Committee, St. Paul's United Church, submitted a letter requesting permission to hold a Walkathon on October 1, 1972 along a route shown on a plan accompanying her letter.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:  
"That permission be granted to the Walkathon Committee of St. Paul's United Church to conduct its activity at the time and along the route indicated, subject to the approvals of the R.C.M.P., the Provincial Department of Highways and the Municipal Engineer."

CARRIED UNANIMOUSLY

Mr. Grant LeFaive, Secretary, Burnaby Tenants' Association, wrote to request permission to:

- (a) Hold a street dance on the evening of July 5, 1972 between 6:30 p.m. and 9:30 p.m. in the 7000 Block Balmoral Street.
- (b) Advertise the dance by means of a loudspeaker attached to an automobile.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN BLAIR:  
"That Item (10) of the Municipal Manager's Report No. 42, 1972, which deals with the subject of the letter from the Burnaby Tenants' Association, be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

The following is the substance of that report from the Manager:

(10) Street Dance - Burnaby Tenants' Association

The street dance the Association held, with the approval of Council, two weeks ago resulted in several calls of complaint from residents in the area (19th Avenue North of Kingsway). The complaints mostly were about the amplification equipment.

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It has been ascertained from the Association that, in addition to the street dance planned for the 7000 Block Balmoral Street, another one is planned for August. There is no admission fee and the purpose of the dance is to provide some opportunity for people in apartments to become better acquainted.

It is not considered desirable to close streets for dances if there are other alternatives. The situation becomes particularly awkward if residents on the street who are not apartment dwellers complain about the closure. Another problem is that complaints are some times received from people residing a block away from the area being used for the dance about the sound levels of the amplification equipment.

In the case at hand, it would seem that the dance should be held on the Middlegate Shopping Centre parking lot (which is adjacent to the 7000 Block Balmoral Street), rather than on the street itself. This should be considered by the Burnaby Tenants' Association.

The control of sound emissions can be regulated under the provisions of the Noise Abatement By-law whether the dance is on the Parking Lot or on the Street.

Specific authority will be required from Council for the use of the loudspeaker mentioned in the submission from the Association.

MOVED BY ALDERMAN CONSTABLE, SECONDED BY ALDERMAN DOWDING:  
"That permission be granted to the Burnaby Tenants' Association to conduct the street dance at the time and in the location indicated on the basis that the Association will arrange with the Municipal Engineer for the placing of the barricades required to close the Street."

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DRUMMOND:  
"That the Burnaby Tenants' Association be advised of the regulations in the Noise Abatement By-law."

CARRIED UNANIMOUSLY

A vote was then taken on the Original Motion, and it was Carried with Acting Mayor Ladner against.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:  
"That permission not be granted to the Burnaby Tenants' Association to use a loudspeaker for the purpose of advertising the street dance because of the nuisance that could be caused by such a device."

CARRIED UNANIMOUSLY

Mr. T. M. Youngberg, Chief Administrative Officer, The Corporation of the Township of Richmond, submitted a letter and two attachments pertaining to a decision of the Environment and Land Use Committee to not allow the B. C. Hydro and Power Authority to build a transmission line through a nature park in Richmond.



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Mr. G. W. Carlisle, Director of Finance and Administration, Greater Vancouver Regional District, submitted a circular notice inviting representatives of Burnaby to attend a presentation to the Board of Directors of the District on "Downtown Transit Concepts" by Mr. Herb Levinson, Vice President of Wilbur Smith and Associates, in the Tudor Room of the Greater Vancouver Real Estate Board Offices on June 29, 1972 at 2:00 p.m.

*Municipal Manager stated that the presentation planned by Mr. Levinson had been postponed due to his illness, and that the Council would be notified later of a new date for the presentation.*

Mrs. Elsie Thomas submitted a letter suggesting that the municipality contract out the garbage collection service that is provided to its citizens.

MOVED BY ALDERMAN CONSTABLE, SECONDED BY ALDERMAN DOWDING:  
"That the submission from Mrs. Thomas be referred to the Municipal Manager for a reply based on the reasons for the present policy of the Corporation in respect of the garbage collection service."

CARRIED UNANIMOUSLY

It was understood by Council that the Municipal Engineer would provide a report on the claim made in the letter from Mrs. Thomas concerning the garbage men acting rather lackadaisical around 3:00 p.m. to 3:30 p.m. in unloading garbage at the dump.

#### ENQUIRIES

When Alderman Clark asked whether the Municipal Engineer had received a reply from the Great Northern Railway concerning trains delaying vehicular traffic at crossings of the Railway, the Municipal Engineer replied that his Department was preparing a submission for presentation to the Railway Company.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:  
"That Mayor Prittie, Aldermen Lawson and Dailly be granted leave of absence from this meeting."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:  
"That the Council now resolve itself into a Committee of the Whole."

CARRIED UNANIMOUSLY

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#### REPORTS

MAYOR PRITTIE submitted a report recommending that Alderman J. Dailly be appointed as Acting Mayor for the months of July and August, 1972.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:  
"That the recommendation of the Mayor be adopted."

CARRIED UNANIMOUSLY

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GRANTS AND PUBLICITY COMMITTEE submitted a report recommending that a grant in the amount of \$750.00 be made to the Norburn Lacrosse Club to assist the Norburn Legion #148 Lakers Midget Team in participating in the 1972 Inter-Provincial Midget "A" Lacrosse Championship in Toronto on July 29th and 30, 1972.

MOVED BY ALDERMAN DRUMMOND, SECONDED BY ALDERMAN CONSTABLE:  
"That the recommendation of the Committee be adopted."

CARRIED UNANIMOUSLY

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MUNICIPAL CLERK submitted a Certificate of Sufficiency covering the paving of the "H" lane bounded by Hurst Street, Greta Street, Willingdon Avenue and McKay Avenue.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CLARK:  
"That the Certificate be received and a By-law authorizing the construction of the work mentioned in the Certificate be prepared."

CARRIED UNANIMOUSLY

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MUNICIPAL MANAGER submitted Report No. 42, 1972 on the matters listed below as Items (1) to (12), either providing the information shown or recommending the courses of action indicated for the reasons given:

- (1) (a) Lots 186 and 187, D.L. 165, Plan 1050
- (b) Water Lot 6317
- WELDWOOD OF CANADA LIMITED

The municipality obtained a 21 year lease over the above Water Lot from the North Fraser Harbour Commissioners on October 17, 1951. The Lot was, and is still, used as a log sorting and booming grounds. Macmillan Bloedel Limited and Weldwood of Canada Limited, under sub-leasing arrangements with the municipality, currently occupy the Water Lot.

The North Fraser Harbour Commission has written to advise that:

- (a) The municipality's lease of the subject Water Lot is due to expire on October 16, 1972.
- (b) Several years ago, the Commission adopted a policy whereby the issuance of all new leases as well as the renewal of existing ones would be extended only to the actual user or occupier of the Water Lot lease areas.

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The Commission would therefore be unable to invite an application from the Municipality for a renewal of the subject lease but would give first consideration to applications for the lease from the present occupants of the area involved. Such leases would be on a year-to-year basis and would be subject to the written consent of the riparian upland property owner (the Municipality).

On April 4, 1972, a letter was received from Weldwood of Canada Ltd. requesting an extension of the sub-lease of a 12.484 acre portion of the Water Lot (Lots 186 and 187) from May 16, 1972 until the expiration of the Head Lease on October 16, 1972. Thereafter, the Company would apply directly to the Harbour Commission for a lease renewal. There is no objection to the request of Weldwood of Canada Ltd. providing the extension is on the same terms and conditions which prevail in the current lease.

It was recommended that:

- (a) The sub-leasing of Lots 186 and 187, D.L. 165, Plan 1050 and Water Lot 6317 to Weldwood of Canada Ltd. be extended until October 16, 1972 on the same terms and conditions that apply to the current leases.
- (b) The North Fraser Harbour Commission be advised of the foregoing.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN BLAIR:  
"That the recommendations of the Manager be adopted."

CARRIED UNANIMOUSLY

## (2) Subdivision Servicing Agreement

An evaluation has been made of the present method of obtaining servicing agreements from developers who submit applications for subdivisions of land. This has resulted in a document, a copy of which was being presented this evening, being produced that would formally obligate developers for the construction and installation of all works and services required in connection with subdivisions of land. A form has also been produced which will provide an efficient means of obtaining Council approval for major subdivision proposals, and a copy of this document was being presented herewith.

If the intended procedure is approved, the Council will not actually receive the full agreement document each time a subdivision is developed, only the form supplying the details of the major subdivision proposals.

It was recommended that Council approve:

- (a) The form of the proposed servicing agreement under which developers of major subdivisions will become formally obligated for the construction and installation of all works and services required in connection with their subdivision.
- (b) The information layout of the special detail form required to transmit specific facts about a particular subdivision to Council.
- (c) The proposed procedure whereby, effective immediately, Council authorization to execute all Subdivision

Servicing Agreements will be given by virtue of its approval of the special detail form for a particular subdivision.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DRUMMOND:  
"That the submission from the Manager be tabled until the July 4th meeting of Council in order to allow each member an opportunity to further study the proposal."

CARRIED UNANIMOUSLY

(3) Easement - Portion of Lot "A", Block 2, D.L. 119, Plan 4307  
REZONING REFERENCE NO. 61/70

It was recommended that Council authorize the:

- (a) Acquisition of an easement, for drainage purposes, over a portion of the above described property at no cost to the Corporation.
- (b) Execution of the document attending the transaction.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CLARK:  
"That the recommendations of the Manager be adopted."

CARRIED UNANIMOUSLY

(4) REFERENCE REZONING #84/71  
(a) A 3.2 acre portion of the South-East 10.09 acres South of the railway, D.L. 124S, Plan 3348  
(b) That portion of Delta Avenue South of the Burlington Northern Railway and North of Still Creek Avenue

The application to rezone the above described properties to Truck Terminal District (M6) was initiated by the municipality as part of an exchange of the lands for property owned by Inter-City Express on Winston Street. The purpose of the proposal was to allow the Company to relocate its truck terminal operations.

Inter-City Express has now indicated it wishes to abandon the rezoning and take possession of the property under its existing M2 zoning. It is the Company's intention to vacate the Winston Street site according to the timetable established by Council. The Company wishes to relocate elsewhere and sell the subject property as an industrial site.

Inasmuch as there is no objection to the proposal, it was recommended that the rezoning application be abandoned.

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

CARRIED UNANIMOUSLY

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(5) Special Estimates

It was recommended that the Special Estimates of Work of the Municipal Engineer, in the total amount of \$328,100.00, be approved.

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

CARRIED UNANIMOUSLY

(6) Federal-Provincial Special Development Loan Programme

The above Programme was due to expire on March 31, 1972. The Department of Municipal Affairs has advised that the Federal Government has extended the Programme to June 30, 1972, which means that all funds committed by that date on approved projects will be eligible under the Programme.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CLARK:  
"That the report of the Manager be received."

CARRIED UNANIMOUSLY

(7) Burnaby Temporary Borrowing By-law No. 2, 1972

It was recommended that the above By-law be amended to provide that the monies borrowed thereunder and the interest payable thereon, shall be repaid on or before August 21, 1972 because the penalty date for the payment of taxes has been extended to August 15, 1972.

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

CARRIED UNANIMOUSLY

(8) Miscellaneous Contracts

It was recommended that Council authorize the extensions of times for the completion of the contracts listed below without implementation of the \$100.00 per day liquidated damages clauses in the Contracts, subject to the same extension of time for the performance bonds pertaining to each contract:

Contract	Contractor	Original Completion Date	Recommended Extended Completion Date
Topsoil - 1971	V.C. Land Cont.	28 Feb. 1972 Ext. to <sup>30</sup> June, 1972	July 31, 1972
Asphaltic Conc. Surface Works, 1971	J. Cewe Ltd.	28 Feb. 1972 Ext. to <sup>30</sup> June 72	July 15, 1972
Ornamental Street Lighting #2	United Power	31 Dec. 1971 Ext. to April 30, 1972	July 15, 1972
Grange/Dover Storm & San. Sewer FPELP#1	Globe Const.	29 April, 1972	July 15, 1972
Contract #1 - 1972 FPELP Storm, Pt. 2	H.B. Contracting	29 April, 1972	June 30, 1972
Contract #2 - 1972 Misc. Street Imp.	Columbia Bitulithic Const. Co. Ltd.	(1) 31 May, 1972	July 31, 1972
		(2) 31 May, 1972	July 31, 1972
		(3) 31 May, 1972	July 31, 1972
		(4) 31 May, 1972	July 31, 1972
		(5) 30 June, 1972	August 31, 1972
		(6) 30 June, 1972	August 31, 1972
		(7) 30 June, 1972	August 31, 1972
		(8) 30 June, 1972	August 31, 1972
		(9) 30 June, 1972	August 31, 1972
		(10) 31 August, 1972	August 31, 1972
		(11) 31 August, 1972	August 31, 1972
		(12) 30 April, 1972	July 31, 1972
		(13) 30 April, 1972	July 31, 1972
Contract #3 - 1972 FPELP Storm, Pt. 3	H.J. Rai Const. Ltd.	29 April, 1972	July 15, 1972
Contract #4 - 1972 FPELP Storm, Pt. 4	Ed. Bernier Const. Ltd.	5 May, 1972	July 15, 1972
Contract #5 - 1972 FPELP Storm, Pt. 5	Columbia Bitulithic Const. Co. Ltd.	10 May, 1972	July 15, 1972
Contract #6 - 1972 FPELP Storm, Pt. 6	Donmac Const. Co. Ltd.	12 May, 1972	July 15, 1972
Contract #7 - 1972 FPELP Storm, Pt. 7	Standard General Const. Co.	15 May, 1972	July 15, 1972
Contract #8 - 1972 FPELP Storm, Pt. 8	Gosal Bros. Const.	15 May, 1972	July 15, 1972
Contract #9 - 1972 FPELP Storm, Pt. 9	Hub Contracting Ltd.	19 May, 1972	July 15, 1972
Contract #10 - 1972 FPELP Storm, Pt. 10	Arthon Construction	23 May, 1972	July 15, 1972
Contract #11 - 1972 FPELP Storm, Pt. 11	Standard General Const. Co.	26 May, 1972	July 15, 1972
Contract #12 - 1972 FPELP Storm, Pt. 12	Fred Welsh Ltd.	31 May, 1972	July 21, 1972
Contract #13 - 1972 Sidewalks, Moscrop & Willingdon	Castle Concrete Ltd.	Willingdon to ) 1 May Wayburne & ) 1972 Royal Oak ) Intersection )	July 15, 1972
		Willingdon - ) 15 June 72 Lougheed to ) Overpass )	No extension

Contract	Contractor	Original Completion Date	Recommended Extended Completion Date
Contract #14 - 1972 Lougheed Mall Pedestrian Underpass	Mutual Const. Ltd.	8 September, 1972	October 15, 1972
Contract #18 - 1972 FPELP Storm, Pt. 13	Gosal Bros. Const.	30 June, 1972	August 19, 1972
Contract #19 - 1972 Ornamental Street Lighting Misc. Streets	United Power	30 September, 1972	November 18, 1972

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

CARRIED UNANIMOUSLY

(9) Proposed resolutions for 1972 U.B.C.M. Convention

The following resolutions, intended for the 1972 U.B.C.M. Convention,  
have been prepared for the consideration of Council:



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THE CORPORATION OF THE DISTRICT OF BURNABY

PROPOSED RESOLUTIONS FOR 1972 U.B.C.M. CONVENTION

Resolution No. 1

Re: 10% Limitation of Assessments

"WHEREAS the Provincial Government has imposed a 10% limitation of assessments on individual properties for school purposes;

AND WHEREAS such imposition artificially limits increases in assessments of property that is rapidly increasing in value;

AND WHEREAS such property is usually in the hands of developers and speculators creating a tax benefit for these properties at the expense of the bulk of the taxpayers, and defeats the original intention of the Assessment Equalization Act;

THEREFORE BE IT RESOLVED: That the Union of B.C. Municipalities strongly urge the Provincial Government to rescind Section 37A of the Assessment Equalization Act which establishes the cause of assessment inequity."

Resolution No. 2

Re: Voters' List

"WHEREAS the Union of B.C. Municipalities adopted a substitute resolution in 1970 calling for a single Voters' List for Provincial and Municipal Elections;

AND WHEREAS such resolution replaced a Burnaby resolution asking for the right to enumerate resident and tenant electors similar to the powers of the City of Vancouver;

AND WHEREAS the resolution asking for a single Voters' List does not appear to have been accepted by the Provincial Government, as the necessary legislation has not been adopted;

THEREFORE BE IT RESOLVED: That pending any action by the Province on a single Voters' List, this Union request the Province to amend the Municipal Act to permit municipalities to register resident and tenant electors without the necessity of their having to complete a statutory declaration."

Re: Rental Grievance Boards

"WHEREAS the Rent Control Act being Chapter 338 of the Revised Statutes of British Columbia 1960 empowers certain Municipalities to make regulations with respect to establishing a rental board;

AND WHEREAS the Landlord and Tenant Act 1960 as amended provides for a rental grievance board but without binding authority to resolve important issues between parties to a dispute;

THEREFORE BE IT RESOLVED: That the Union of British Columbia Municipalities request the Provincial Government to:

- (i) extend the provisions of the Rent Control Act to every municipal Government; and
- (ii) amend the Landlord and Tenant Act to permit wider discretionary powers to a grievance board in dealing equitably with disputes between landlords and tenants."

Resolution No. 4

Re: Provincial Per Capita Grant

"WHEREAS the Provincial Government has introduced legislation to add Section 301A to the Municipal Act, by which the discretion left to Municipalities for expenditure of the Provincial per capita grant is limited;

AND WHEREAS mandatory expenditures for ambulance services, encouragement of tourism and industrial development pursuant to this legislation, are disproportionate to the needs for such expenditures, and an excessive reserve of per capita grant funds is bound to occur;

AND WHEREAS this limitation could increase tax levies while funds lay in a reserve which, after reasonable expenditures are made for the purposes named, could be properly used, and need not affect tax levies;

THEREFORE BE IT RESOLVED: That the Union of B.C. Municipalities urge the Provincial Government to remove the limitation placed on the per capita grant, by repealing Section 301A of the Municipal Act."

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Resolution No. 5

Re: Dog Violation Notices

"WHEREAS nuisances from dogs roaming at large are a perennial problem;

AND WHEREAS the Municipal Act gives power to establish and maintain dog pounds, and to fix fines and fees for dogs caught roaming at large;

AND WHEREAS some additional control could be exercised by serving violation notices on owners of dogs where difficulties occur in apprehending a dog and where the owner is known;

AND WHEREAS the legal power to implement the issuance of violation notices and provide for suitable fines appears to be in doubt;

THEREFORE BE IT RESOLVED: That the Union of B.C. Municipalities urge the Provincial Government to amend Section 871 (2) of the Municipal Act to clearly empower Municipal Councils to adopt regulations permitting the issuance of violation notices upon the owners of dogs who allow their animals to roam at large."

Resolution No. 6

Re: Term of Office - Elected Officials

"WHEREAS municipal business is becoming increasingly complex and in many ways poses problems akin to those of senior levels of government, as is evidenced by the demand for more inter-governmental discussion;

AND WHEREAS more knowledge and experience is required by elected officials to keep abreast of these complexities;

AND WHEREAS the advent of Regional Districts has created a greater need for interdependence and co-operative discussion;

AND WHEREAS the present two-year term of Office for elected officials does not afford full opportunity for those in elected Office to become sufficiently familiar with necessary details of the myriad of complex problems in such matters as planning, traffic and pollution, etc., which are now evident and which are bound to increase;

THEREFORE BE IT RESOLVED: That the Union of B.C. Municipalities record its strong support of an increase in the present term of Office to a three-year term, with an election being held every third year."

Re: Parcel Tax - Local Improvements

"WHEREAS the Municipal Act requires the imposition of a frontage tax for works done under the Local Improvement Division of the Act;

AND WHEREAS the benefits from some works are not related to lot frontages, and utilizing frontage tax provisions in the Act to impose a standard charge for each lot is both cumbersome and confusing;

AND WHEREAS Section 415A of the Municipal Act permits the imposition of a parcel tax for works other than Local Improvements;

AND WHEREAS it is deemed desirable that the provisions of the said Section 415A be extended to Local Improvement works;

THEREFORE BE IT RESOLVED that Section 415A of the Municipal Act be amended by deleting therefrom the words, "except under the provisions of Division (1) of Part XVI".

Resolution No. 8

Re: Acquisition of Easements

"WHEREAS many easements of a routine nature are required for servicing purposes when subdivisions or rezonings of land are being processed;

AND WHEREAS current regulations provide that all easements must be formally approved by resolution of the Council;

AND WHEREAS the formal approval of each easement in this fashion creates a considerable amount of administrative work which could be avoided where routine easements are involved;

THEREFORE BE IT RESOLVED: That the Union of B.C. Municipalities urge the Provincial Government to amend Section 464 of the Municipal Act to provide that a blanket authority may be granted by Municipal Councils for the acquisition of easements of a routine nature."

Re: Municipal Approval of Strata Title Corporations

WHEREAS the Strata Titles Act provides the authority and sets forth the requirements for the creation of strata corporations for the subdivision and development of land with registration under the Land Registry Act;

AND WHEREAS strata corporations are not subject to existing municipal controls or regulations for zoning or subdivision, which otherwise govern the development of land within areas under municipal jurisdiction;

AND WHEREAS the absence of municipal involvement in the establishment of strata corporations creates problems in that resulting developments can occur without the knowledge of municipal authorities or the meeting of required municipal standards governing livability, off-street parking, zoning or subdivision, as well as in the maintenance of a compatible relationship with surrounding or adjoining land uses;

THEREFORE BE IT RESOLVED that the Provincial Government be requested to amend the Strata Titles Act to make necessary the compliance of strata corporations with municipal subdivision and zoning regulations and to make provision for municipal approval of land development proposals advanced by strata corporations.

Resolution No. 10

Re: Trust Fund for Required Services - Subdivision Approval

"WHEREAS Section 711 of the Municipal Act (Subdivision of Land) does not presently include provision for a municipality to hold money in trust as a condition of subdivision approval for services that cannot be constructed at the time of subdivision;

AND WHEREAS, under these circumstances, a municipality is faced with expenditures for servicing that should rightly belong to the subdivider of land;

THEREFORE BE IT RESOLVED that the Provincial Government be requested to amend Section 711 of the Municipal Act to provide the necessary authority for a municipality to hold money in trust to ensure the future provision of services by the developer involved in the subdivision of land. "

Re: Conditions of Subdivision Approval

"WHEREAS Section 711 of the Municipal Act (Subdivision of Land) does not presently require the provision of underground wiring nor the preparation and landscape treatment of boulevards by developers as a condition of subdivision approval;

AND WHEREAS the distribution of electric power has never grown out of the pioneering stage of unsightly overhead distribution, an arrangement that defaces streets and clutters our municipalities with an ugly web of wires;

AND WHEREAS such improvements as underground wiring and the proper treatment of boulevards have become an expected standard in urban development;

THEREFORE BE IT RESOLVED that the Provincial Government be requested to amend Section 711 of the Municipal Act to include provision for the installation of underground wiring and landscape treatment of boulevards at the developer's expense at the time of subdivision."

Resolution No. 12

Re: Provision of Public Use Areas in Residential Subdivisions

WHEREAS the provision of adequate sites in new residential and apartment development subdivisions for public use is considered essential in the modern residential neighbourhood;

AND WHEREAS the occupants of residential and apartment development subdivisions will require space for public use which, if not provided, will place increasing demands upon established public facilities;

THEREFORE BE IT RESOLVED that the Provincial Government be requested to amend Section 711 of the Municipal Act to provide that as a condition of apartment development or residential subdivision approval the owner of the land to be developed or subdivided shall convey to the municipality for public use, other than streets or public utility easements, an area equivalent to at least five percent of the gross area of the land to be developed or subdivided or, at the discretion of the Approving Authority:

- (a) pay, in lieu of such conveyance, a sum equivalent to the current market value of the required area immediately before development takes place; or
- (b) defer such conveyance until a further development is undertaken or subdivision made.

Re: Parking for Apartment Buildings

"WHEREAS many municipalities are experiencing excessive on-street parking in areas of apartment development, a situation which gives rise to problems of traffic congestion and increasing hazards to pedestrians;

AND WHEREAS the incentives to use the parking facilities provided by an apartment development are generally lacking due to the prevalent policy of requiring an additional fee, over and above the normal rental, for a parking space, a condition which leaves many parking spaces vacant;

THEREFORE BE IT RESOLVED that the Provincial Government be requested to amend the Municipal Act to provide the necessary authority for a municipality to require that apartment owners include the cost of off-street parking in the rent in order to encourage the use of these facilities by the apartment tenants."

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:

"That the above thirteen resolutions be endorsed and be forwarded to the Executive of the U.B.C.M. for inclusion in the Agenda for the 1972 Convention of the Union."

CARRIED UNANIMOUSLY

(10) Street Dance - Burnaby Tenants' Association

(This item was dealt with previously in the meeting.)

(11) Bus Route - Caswell Street and Astor Drive

(This item was dealt with previously in the meeting.)

(12) (a) 98 Marine - 99 Second Street Bus Service  
(b) No. 33 Government Bus Service

A detailed review of the 98 Marine - 99 Second Street Bus Route has been completed and, as a result of this and after receiving complaints from people on 15th Avenue between 4th and 1st Streets, it was recommended that there be a slight variation in this bus route proposal.

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This change was being recommended by mutual agreement with the B. C. Hydro and Power Authority. Particulars of the change are that, rather than route the bus service along the entire length of 15th Avenue from 6th to 1st Streets, it is proposed to route the service on the section of 15th Avenue between 6th Street and 4th Street in the Westbound direction only and then to 16th Avenue. This will mean that the use of a narrow residential street (15th Avenue) will be reduced and will result in the elimination of four new bus stops that would have cost approximately \$500.00 for passenger landing area improvements.

A review of the No. 33 Government bus route has not been completed.

If Council approves the revision in the 98 Marine - 99 Second Street Street bus route, it would mean that this matter would not need to be considered by the Traffic Safety Committee.

It was recommended that:

- (a) The revision in the 98 Marine - 99 Second Street bus route mentioned above, and as shown more particularly on an attached sketch, be approved.
- (b) The review of this bus route be withdrawn from the Traffic Safety Committee.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN BLAIR:  
"That the recommendations of the Manager be adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:  
"That the Committee now rise and report."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:  
"That the next meeting of Council be held on July 4, 1972, then July 17, 1972, and every alternate Monday thereafter until August 28, 1972, and then on September 5, 1972, then September 11, 1972, and ever Monday thereafter."

CARRIED UNANIMOUSLY

\* \* \*

BY - LAWS



MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN CONSTABLE:

"That:

- "BURNABY FRONTAGE-TAX BY-LAW 1972" #6085
- "BURNABY TEMPORARY BORROWING BY-LAW NO. 2, 1972, #6122  
AMENDMENT BY-LAW 1972"

be now introduced and that Council resolve itself into a Committee of the Whole to consider and report on the By-laws."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:

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

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:

"That:

- "BURNABY FRONTAGE-TAX BY-LAW 1972"
- "BURNABY TEMPORARY BORROWING BY-LAW NO. 2, 1972, AMENDMENT  
BY-LAW 1972"

be now read three times."

CARRIED UNANIMOUSLY

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MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CLARK:

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

- "BURNABY HIGHWAY EXCHANGE BY-LAW NO. 3, 1972" #6118
- "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 19, 1972" #6056

CARRIED UNANIMOUSLY

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 19, 1972 provides for the following proposed rezoning:

Reference RZ # 92/71

Lots "C", 24 and 25 and the West 13 feet of Lot 23, Block 12, D.L. 121, Plan 1054

4459 and 4455 Pender Street

FROM R5 TO C3

Municipal Clerk stated that the Planning Department has reported that the prerequisites established by Council in connection with this rezoning are now nearing completion.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CLARK:

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

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DOWDING:  
"That:  
"BURNABY HIGHWAY EXCHANGE BY-LAW NO. 3, 1972"  
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 19, 1972"  
be now read three times."

CARRIED UNANIMOUSLY

\* \* \*

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN CONSTABLE:  
"That:  
"BURNABY BURNING BY-LAW 1972, REPEAL BY-LAW 1972" #6119  
"BURNABY RATING BY-LAW 1972, AMENDMENT BY-LAW 1972" #6120  
"BURNABY PERCENTAGE ADDITIONS BY-LAW 1972" #6121  
"BURNABY TAX-SALE MONEYS EXPENDITURE BY-LAW NO. 2, 1972" #6091  
be now reconsidered and finally adopted, signed by the Mayor and  
Clerk and the Corporate Seal affixed thereto."

CARRIED UNANIMOUSLY

\* \* \*

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DOWDING:  
"That the Council now resolve itself into a Committee of the  
Whole "In Camera"."

CARRIED UNANIMOUSLY