

OCTOBER 30, 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, October 30, 1972 at 7:00 p.m.

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

ABSENT: Mayor R. W. Prittie;

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 - Planning Director;
 Mr. E. Olson - Municipal Engineer;
 Mr. J. Plesha - Administrative Assistant;

MOVED BY ALDERMAN LAWSON, SECONDED BY ALDERMAN BLAIR:

"That the Minutes of the Council Meeting held on October 23, 1972 be adopted as written and confirmed; and the Minutes of the Public Hearing held on October 24, 1972 be amended by changing the Seconder of the first motion on the first page from Alderman Lawson to Alderman Blair; and further, the name of the Architect shown on Page 3 of the Minutes, Mr. P. Cole, be checked to determine whether it was he who actually spoke; and the Minutes, as amended, be adopted."

CARRIED UNANIMOUSLY

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Acting Mayor Constable then proclaimed the period between November 5th and November 11, 1972 as Remembrance Week.

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DELEGATION

Mr. R. A. Bath submitted a letter requesting the opportunity to address Council on the proposed Willingdon - Patterson Connection South of Kingsway.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DAILLY:

"That Item 7 of the Municipal Manager's Report No. 70, 1972, which deals with the subject of the presentation by Mr. Bath, be read before Mr. Bath speaks."

CARRIED UNANIMOUSLY

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

(7) Proposed Willingdon - Patterson Connection South of Kingsway

The Planning Department has reported as follows on questions raised by Alderman Ladner at the Council Meeting on September 25, 1972 in regard to the above matter:

- (a) Current data available provides concrete evidence as to the need and justification only for those routes where current operational requirements (e.g. present overloading, delays and congestion, accidents) indicate the desirability of modifying or changing alignments or where proposed new development is imminent and requires access.

Because the subject route is being proposed, in part, to serve the developing Willingdon/Kingsway town centre on the basis of longer-term planning, it is difficult to justify such a proposal exclusively on the basis of current operational demand.

- (b) The traffic study made by N. D. Lea and Associates "Transportation Aspects of the Year 2000" provided origin and destination data for Burnaby in the year 1967. This information does not reflect recent growth and development patterns in the Kingsway/Willingdon Area, is therefore of limited application for forecasting travel demand. Present indications are that North-South traffic movements assigned to the route would not in itself provide sufficient justification for the route. Its real benefits lie in the part the link will play in the co-ordination of traffic movements in the area and in the strategic benefits over a broader area.
- (c) In the long term, Boundary Road will most likely become a future link in a regional major road system. As such, it will cater predominantly for the through movement of vehicles. To complement such a facility, it will be necessary to have parallel routes which can serve adequately as arterials to distribute and collect traffic from the surrounding areas. The subject route would provide such a supporting function.
- (d) The immediate effect of Grange Street, once its intersection with Willingdon Avenue is signalized and the route becomes known, will have on through traffic movements South of Kingsway will be:
 - (i) to act as a buffer, or distributor and circulation road, for that traffic destined from the North to the commercial area along Kingsway.
 - (ii) to act as an alternate relief route or by-pass for that length of Kingsway between Grange Street and Royal Oak Avenue. This will occur mainly when Kingsway becomes extremely congested.
 - (iii) Grange Street will have little, if any, effect on North-South traffic movements because it is oriented in an East-West direction. However, Grange Street may attract some East-West traffic from Kingsway and, in so doing, render indirect North-South movements across Kingsway marginally easier.

Since Grange Street will be fully operational soon, the above effects can be observed directly.

- (e) Willingdon Avenue North of Kingsway serves an arterial function, and more importantly, distributes and collects traffic requiring access to and from the Freeway. As such, it is the only local street between Boundary Road and Sprott Street which has Freeway access. If the town centre planned for the Willingdon/Kingsway location is to succeed, it will require high quality access from all directions which is a necessary and vital stimulus to development.

The logical route to upgrade to a higher standard South of Kingsway is Willingdon Avenue since this would provide continuity across Kingsway and result in reduced turning conflicts on Kingsway.

- (f) To fail to provide a purpose-built route through the area South of Kingsway bounded by Patterson Avenue, Imperial Street and Nelson Avenue, will proliferate the present complex filtering movements of North-South traffic over many residential streets. This spread of North-South traffic movements is already becoming a source of annoyance to residents in the area, as evidenced by recent complaints from Kathleen Avenue residents.
- (g) The lack of alternatives, with all the advantages which the Willingdon alignment offers, together with its benefits in co-ordinating widespread traffic movements onto a purpose-designed street, render the development of the route most desirable.
- (h) The timing for the construction of the route, as outlined in the present Capital Improvement Programme, is considered appropriate in order that:
 - (i) Growth in North-South traffic movements can be channelled to protect that area South of Kingsway from diverse traffic movements.
 - (ii) Continuity of Kingsway can be achieved for improvements in traffic operations.
 - (iii) Access to the commercial area, both existing and planned, for the Willingdon/Kingsway location can be adequately accommodated.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DOWDING:
"That Mr. Bath be heard."

CARRIED UNANIMOUSLY

Mr. Bath then spoke and presented a Brief in which he made the following points in connection with the matter at hand:

- (a) Until recently, the majority of people in Burnaby had no idea that the subject road extension was being actively considered by Council. Although it was indicated in a report the Manager submitted to Council that residents in the area concerned would be advised of the proposal, no one ever received such notification. The Council, and the Planning Department, have a moral obligation to keep residents advised about such matters.

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- (b) Almost everybody who was contacted about the proposal expressed opposition to it. Some of their reasons were:

- (1) A dangerous traffic hazard would be created for children, both going to and from Suncrest and Riverway Schools, and in their daily lives.

Also, as the majority of residents on Patterson Avenue do not have lanes, they need to back out onto the street, which creates an extreme traffic hazard.

The Planning Department should inspect the situation before recommending proposals.

- (2) Heavy traffic arteries through a strictly residential area can only decrease property values and increase taxes to pay for their construction and maintenance. Such arteries, though used by the public, are not in the best interests of the residents in the area.

- (3) The noise and exhaust pollution from heavy automobile traffic will lower the quality of life substantially for those in the area. Both of these factors are being increasingly shown as harmful to the environment and to people.

- (4) Patterson Avenue is very treacherous now in wet or icy weather. Increased volumes of traffic will only compound this problem.

If the construction of the road means the removal of the treed area at Patterson Avenue and Carson Street, all recently gained knowledge of ecology will have been wasted. It will be far better to develop this area as a neighbourhood park than to pave it as a road.

- (5) Boundary Road, which is only three blocks away, is a viable alternative to the scheme now being proposed.

- (6) The Planning Department has a tendency to plan for the automobile rather than for people. Because of this, an unstable community is being created, with citizens unwilling to spend money and effort to improve their property. Some of those in the area are considering selling to avoid the expected increase in traffic and congestion.

- (c) The Willingdon-Patterson Connection will divide a homogeneous residential district.

- (d) Implementation of the road scheme will create an unstable community inasmuch as those owning property there will be unwilling to improve their properties.

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Mr. Bath also presented a petition signed by over 300 persons expressing concern about the subject road proposal.

The following wrote to express opposition to the major road proposal which was the subject of the submission from Mr. Bath:

Mr. & Mrs. G. F. Rustige
Mr. and Mrs. D. Meade
Mrs. Maureen B. Rittinger
Mr. J. A. Rittinger
Mr. and Mrs. W. A. Torry
Joan Robertson
Signe Seehuber
John C. Seehuber
Mr. and Mrs. C. Lawerisen
Mr. and Mrs. G. Baldwin
Gerry A. Thubron
Mr. and Mrs. H. R. Boerner
Mr. Rober Charles Zahon
Mr. C. K. Nichols
Yvonne I. Webster
Mr. and Mrs. T. J. Hollinshead
Mr. and Mrs. J. Wish
Mr. and Mrs. A. J. McIver

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DOWDING:

"That all reference to the proposed Willingdon - Patterson Connection South of Kingsway be deleted from the Capital Improvement Programme and, as land becomes available through applications to subdivide or rezone, the Planning Department so apprise Council in order that consideration can be given the matter of the municipality acquiring such land for road purposes."

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN LAWSON:

"That the foregoing motion be tabled until a further report can be submitted on the points Alderman Ladner has made this evening in regard to alternatives to the road proposal under consideration."

IN FAVOUR - ALDERMEN DAILLY,
LAWSON, CONSTABLE AND BLAIR

AGAINST -- ALDERMEN DOWDING,
LADNER, CLARK AND DRUMMOND

MOTION NEGATIVED

A vote was then taken on the original motion, with the following results:

In favour - Aldermen Ladner, Dowding, Lawson
and Drummond

Against - Aldermen Blair, Dailly, Constable
and Clark

Motion Negatived

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MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DOWDING:
"That the Planning Department submit a report indicating the feasibility of:

- (a) Deleting any reference to that part of the proposed Willingdon - Patterson Connection South of Kingsway Involving the area South of the B. C. Hydro and Power Authority railway tracks from the Capital Improvement Programme of the municipality.
- (b) Not acquiring any land for the road at this time, except as it may become available through applications to either subdivide or rezone land in the area that is considered necessary for the alignment of the road."

CARRIED

AGAINST -- ALDERMAN CLARK

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ORIGINAL COMMUNICATIONS

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

CARRIED UNANIMOUSLY

Mr. Kevin D. McKeown, Publisher, The Burnaby Mirror, submitted a letter apologising for an error his newspaper made in reporting, in the October 19th Issue, on a matter that appeared on the front page of the paper.

The Council construed the reference in the letter from Mr. McKeown to the story that concerned a rezoning proposal involving properties known as:

4225, 4249, 4271, 4291 Marine Drive

Mr. McKeown also forwarded a ccpy of a letter he ^{had} sent to Mr. Arnold F. C. Hean, Q.C. tendering an apology to him, as the spokesman for the applicant, for comments in the article that could be considered as casting aspersions on the reliability of the applicant for the rezoning.

Mr. John W. Davie, Past President, Chairman, Remembrance Ceremonies, Branch #148, The Royal Canadian Legion, submitted a letter requesting permission to hold:

- (a) The Annual Remembrance Day Parade from the Safeway Parking Lot at Hastings Street and Rosser Avenue, thence East on Hastings Street to Alpha Avenue and North to Confederation Park, and return, commencing at 10:30 a.m. on November 11, 1972.

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- (b) A Church Parade on November 5th commencing at 10:30 a.m. from Hastings Street and Madison Avenue and South along that Avenue to the Willingdon Heights Community Church at 4304 Parker Street, and return.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DAILLY:

"That permission be granted to Branch #148 of the Royal Canadian Legion to conduct the two parades at the times and along the routes indicated, subject to:

- (a) The approval of the R.C.M.P.
(b) The Provincial Department of Highways and the Municipal Engineering Department having no objection to the use of the streets involved."

CARRIED UNANIMOUSLY

Mrs. Doreen Stephens, Treasurer, All Lone Parents' Society of New Westminster, submitted a letter requesting permission to hold Candy Sales on October 30th, November 1st, December 11th, 12 and 13, 1972, in order to raise funds to finance the sending of 100 children from the Society to Disneyland between April 23rd and 28, 1973.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DAILLY:

"That All Lone Parents' Society of New Westminster be asked to provide an indication as to the number of Burnaby residents, in relation to the total membership, belonging to the Society."

CARRIED UNANIMOUSLY

Mr. L. T. Sanders, Secretary/Treasurer, Burnaby Model Rocket Club, wrote to outline the highlights of the World Championships of Space Modelers in Vrsac, Yugoslavia.

He also expressed appreciation for the grant Council made to the Club to help finance the sending of some of its members to participate in the Championships.

Mr. Mark D. Handman, Genesis Company-Theatre, submitted a letter in which he extended an invitation to Council to attend performances of the Theatre.

Mr. A. S. J. Gibb, City Clerk, City of North Vancouver, submitted a letter requesting that Council endorse a resolution of North Vancouver City which asks that the Greater Vancouver Regional District provide facilities for receiving air pollution complaints 24 hours a day, seven days a week, and provide a monthly report outlining the complaints that are received about air pollution from each member municipality.

MOVED BY ALDERMAN DOWDING, SECONDED BY ALDERMAN LAWSON:

"That the request of North Vancouver City be endorsed."

CARRIED UNANIMOUSLY

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Mr. C. B. Pritchard submitted a letter in which he requested that:

- (a) All discarded items resting on the bottom of Eagle Creek at Burnaby Lake be removed.
- (b) An oily substance which seems to originate from the peat mulch on the Municipal Golf Course behind a partly completed driving range be eliminated since it presumably flows into one of the creeks feeding Burnaby Lake.
- (c) Consideration be given the matter of providing foot-paths along all creeks in Burnaby or at least protecting the right-of-way of the creeks through private property so that they will not be blocked to anyone who may wish to walk along the creeks.

MOVED BY ALDERMAN LAWSON, SECONDED BY ALDERMAN LADNER:

"That the first two requests of Mr. Pritchard be referred to the Chief Public Health Inspector, and the third one be referred to the Parks and Recreation Commission, for consideration and report, with it being understood that an investigation will be made of the case cited in the letter from Mr. Pritchard where a pile of sawdust lies adjacent to the creek that runs from Government Street to Hunter Street."

CARRIED UNANIMOUSLY

Mrs. Sharon Norgard, Secretary, Burnaby S.P.E.C., wrote to:

- (a) Indicate that Burnaby SpP.E.C. is opposed to a proposed Primary Sewage Treatment Plant being located on Annacis Island.
- (b) Urge that further studies be made to determine whether there are other alternatives to such a Plant that would minimize the danger to marine life in the Fraser River.

See Page 13 for the decision of Council on the subject of the Letter from Burnaby S.P.E.C.

Mr. S. C. Irving wrote to suggest that Council have the R.C.M.P. enforce regulations pertaining to the operation of bicycles.

MOVED BY ALDERMAN DOWDING, SECONDED BY ALDERMAN DAILLY:

"That the letter from Mr. Irving be referred to the Traffic Safety Committee for consideration and report."

CARRIED UNANIMOUSLY

Mr. R. L. Pfeifer submitted a letter protesting the manner in which his dog was impounded by the S.P.C.A. and requesting a refund of the fee in the amount of \$10.00 that he was required to pay to recover the dog.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN LAWSON:

"That Item (6) of the Municipal Manager's Report No. 70, 1972, which deals with the subject of the letter from Mr. Pfeifer, be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

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

(6) Dog Complaint (Pfeifer)

The Pound Inspector referred to by Mr. Pfeifer was carrying out his duties in enforcing the regulations under the Dog Tax and Pound By-law when he impounded Mr. Pfeifer's dog. The dog was not enticed and was clearly at large because it was not on Mr. Pfeifer's property. Had the dog been there, the Inspector would have approached the person residing in the home on the property to ascertain the owner of the dog and to issue a warning notice.

The S.P.C.A. is not remunerated for its services on the basis of the number of dogs impounded. The contract with the S.P.C.A. does not allow for the type of impoundment described in Mr. Pfeifer's letter. Any Inspector who is guilty of such practice would be subject to censure and possible disciplinary action.

Since the S.P.C.A. has increased its patrols, the number of dogs impounded has increased and dog licence sales have also shown a marked increase. Several people have called to express their appreciation for this increased activity of the S.P.C.A.

It was recommended that:

- (a) Mr. Pfeifer not be given a refund, as he requested, because the S.P.C.A. was properly engaged in enforcement of the Dog Tax and Pound By-law when Mr. Pfeifer's dog was impounded.
- (b) A copy of the report at hand be sent to Mr. Pfeifer and to the Secretary-Manager of the S.P.C.A.

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

CARRIED UNANIMOUSLY

Miss Patricia Knight submitted a letter:

- (a) Enquiring as to the reason for a survey that is being made involving lots 7 and 8, Block 39, D.L. 189, Plan 4953
- (b) Pointing out that debris and slash resulting from the clearing of the two lots and a portion of the Bessborough Drive road adjacent to them has not yet been removed, as was ordered by the Municipal Engineer.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DOWDING:
"That Item (18) of the Municipal Manager's Report No. 70, 1972, which deals with the letter from Miss Knight, be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

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

- (18)(a) Lots 7 and 8, Block 39, D.L. 189, Plan 4953 - Knight
- (b) Stride Dump - Evans

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It was recommended that the above persons be advised that their letters will be considered by Council on November 6, 1972.

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

CARRIED UNANIMOUSLY

Mrs. Vera E. Davies, wrote to suggest that land in the 3800 Block Hastings Street should not be used for park purposes, as was reported in the Vancouver Sun recently.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DAILLY:
"That the letter from Mrs. Davies be referred to the Planning Department for a reply indicating the intentions of Council with respect to the area concerned; and further, the Planning Department submit a report to Council on November 6th indicating the results of the invitation to tender on a proposal to develop land on the South side of the 3800 and 3900 Blocks Hastings Street."

CARRIED UNANIMOUSLY

Mrs. Gerd Evans wrote to ask that trees be planted immediately, to a depth of 300 feet, as a screen from the Stride Dump along the location outlined in her submission and that they be of certain varieties.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DOWDING:
"That the recommendation contained in Item (18) of the Municipal Manager's Report No. 70, 1972 relating to Mrs. Evans' letter be adopted."

CARRIED UNANIMOUSLY

Mrs. Kathleen Keel wrote to request that Council reconsider the matter of acquiring land for an expansion of Richmond Park.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN LAWSON:
"That Item (21) of the Municipal Manager's Report No. 70, 1972, which deals with the subject of the letter from Mrs. Keel, be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

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

(21) Richmond Park - Keel

The Council and the Parks and Recreation Commission have authorized the acquisition of properties on Holly Street for the purpose of expanding Richmond Park.

The area of concern to Mrs. Keel will be used for the construction of a covered lacrosse box and either a new building or an adjunct to an existing building.

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The acquisitions, which are included in the Parks Land Acquisition Programme, will be made in two stages. The first involves properties on the North side of Holly Street and the second will result in extending the park from Holly Street to Vista Crescent. It is anticipated that negotiations will be completed by 1975 so that development can be commenced in that year.

Two Stage I acquisitions have been negotiated and will be referred to both the Council and the Parks and Recreation Commission shortly for approval.

It was recommended that:

- (a) Negotiations for the acquisition of the lands that are necessary for the expansion of Richmond Park be continued, bearing in mind the intention to commence construction of facilities to be built on the land involved in 1975.
- (b) A copy of the report at hand be sent to the Parks and Recreation Commission for information purposes only.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN LASNER:
"That the recommendations of the Manager be adopted."

CARRIED UNANIMOUSLY

Alderman Dailly submitted a letter in which he filed his resignation from the Office of Alderman, pursuant to Section 125 of the Municipal Act, to be effective from the date his successor is sworn in.

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TABLED ITEMS

The following matters were then lifted from the table:

- (a) Motion of Alderman Ladner re Financial Aspects relating to Land in Big Bend Area
- (b) Request of Mr. R. T. DuMoulin, Q.C., re Specific properties in the Big Bend Area
- (c) Item No. 22 of Municipal Manager's Report No. 68, 1972 re General Situation in Regard to Rezoning in the Big Bend Area

MOVED BY ALDERMAN LAWSON, SECONDED BY ALDERMAN LADNER:
"That Item (19) of the Municipal Manager's Report No. 70, 1972, which deals with the subject at hand, be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

ALDERMAN DAILLY LEFT THE MEETING.

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

(19) Financial Aspects relating to land in the Big Bend Area

The Municipal Solicitor has advised that the proposal set out in Alderman Ladner's Motion is not capable of implementation inasmuch as Council does not have the required authority.

The opinion of the Department of Municipal Affairs is being sought on the matter.

The following are preliminary estimates of the current market value of agricultural land in the Big Bend Area:

- (a) unserviced, uncleared, undeveloped land - \$8,000.00
\$9,000.00 per acre
- (b) cleared land, but not prepared for
agriculture - \$10,000.00
\$11,000.00 per acre
- (c) cleared and prepared land in agricultural
production - \$12,000.00
\$15,000.00 per acre

The report "Green Belt Study" is still in the course of preparation and is expected to be forwarded to the Greater Vancouver Regional District early in November.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN BLAIR:
"That, inasmuch as a discussion on the land use situation in the Big Bend Area will involve consideration of acquiring certain properties, the entire subject be deferred until the In Camera Meeting later this evening."

CARRIED UNANIMOUSLY

Alderman Ladner expressed his views on the subject of grants in lieu of taxes by the Senior Governments, stating the following in that regard:

- (a) It did not seem right that both the Federal and Provincial Governments should make their grants in lieu of taxes to Burnaby after the due date for the payment of taxes by property owners in the municipality.
- (b) Burnaby paid approximately \$175,000.00 for interest on short term borrowings required this year. If the Senior Governments had paid their grants, which amount to some \$500,000.00, earlier then the municipality would not need to have borrowed as much as it did and therefore would not need to have paid as much interest.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:
"That the Municipal Manager approach the Department of Municipal Affairs to determine whether some arrangement can be effected in the future that would be more satisfactory than that which currently prevails in regard to the payment of grants in lieu of taxes."

CARRIED UNANIMOUSLY

ALDERMAN DAILLY RETURNED TO THE MEETING.

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MOVED BY ALDERMAN DOWDING, SECONDED BY ALDERMAN LAWSON:

"Whereas there may be viable alternatives to the Primary Sewage Treatment Plant on Annacis Island;

And Whereas highly-chlorinated raw sewage would cause further deterioration of the Fraser River;

Therefore Be It Resolved that the Municipality of Burnaby request the Provincial Government to delay the construction of the aforesaid plant until the alternatives have been fully explored."

Alderman Clark spoke to the Motion and made the following points:

- (i) The Rawn Report, which has been used by the former Greater Vancouver Sewerage and Drainage District (which is now a part of the Greater Vancouver Regional District) has concluded that the type of treatment planned for Annacis Island is the best under the circumstances for the Lower Mainland area.*
- (ii) The operation proposed for Annacis Island, though only involving the primary treatment of sewage at this time, will be such as to be readily convertible for secondary treatment and then subsequently tertiary treatment of sewage. The primary treatment of sewage is 50% effective, the secondary treatment is 30%^{more} effective, and tertiary treatment of sewage is 100% effective.*
- (iii) The amount of chlorine that will be deposited in the River after primary treatment of sewage will be extremely negligible.*
- (iv) If there is a delay in implementing the scheme for Annacis Island, it would not be possible to comply with an order of the Pollution Control Board in regard to the treatment of sewage.*

A vote was then taken on the Motion, with the following results:

In Favour -- Aldermen Dowding, Constable and Dailly

Against -- Aldermen Ladner, Clark, Lawson, Blair and Drummond

Motion Lost

* * *

ENQUIRIES

When Alderman Lawson enquired as to why the field in Swangard Stadium would be out of commission for some months next year, Alderman Clark replied that this was being done so that the field could be readied for the Canada Summer Games. He also pointed out that it was hoped to do the work this past summer but this was not possible because the field had been committed for various sports events.

Alderman Clark also stressed that nowhere in Western Canada is there a sanctioned track and field course that meets top standards. He added that the same applied to swimming and diving facilities.

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R E P O R T S

Mayor Prittie submitted a report recommending that Alderman Drummond be appointed as Acting Mayor for the months of November and December, 1972.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN LADNER:
"That the recommendation of the Mayor be adopted."

CARRIED UNANIMOUSLY

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GRANTS AND PUBLICITY COMMITTEE submitted a report recommending that grants be made to the following organizations in the amounts listed:

- (a) Vancouver Opera Association - \$1,200.00
- (b) Royal Canadian Air Cadets, - 250.00
#759 Eagle Squadron

The Committee also recommended that Council authorize the following grants in lieu of taxes to the Organizations shown:

- (i) Burnaby Horsemen's Association - \$891.14 plus penalties to date
- (ii) Danish Old People's Home - \$1,129.60 plus penalties to date re 41-5 Norland Avenue
-\$1,313.82 plus penalties to date re 4916 Canada Way
- (iii) Slovenian Society - \$875.88 plus penalties to date re Lot 5, Blk. 10, D.L. 80, Plan 1892 - 5762 Sprott St.
- (iv) Lower Mainland St. Leonard's Society - \$598.96 plus penalties to date

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN LAWSON:
"That the recommendations of the Committee be adopted."

CARRIED UNANIMOUSLY

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

CARRIED UNANIMOUSLY

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Acting Mayor Constable declared a recess at 8:45 p.m.

The Committee reconvened at 9:00 p.m.

ALDERMAN BLAIR WAS ABSENT FROM THE MEETING.

MUNICIPAL MANAGER submitted Report No. 70, 1972 on the matters listed below as Items (1) to (22), either providing the information shown or recommending the courses of action indicated for the reasons given:

(1) Library General Reserve

The above reserve was established to provide for the furnishings and modifications required by the terms of the lease for the new Library that will be developed in the Burnaby Centre on Kingsway.

It is expected that the reserve will be fully expended when the work has been completed. It is not a "general" reserve in the usual sense.

(2) Audit Fees

The \$226.00 Special Audit Fee that was shown in the report Council received last Monday was as a result of a special audit that was made following discovery early in 1972 that a Social Welfare recipient had been paid twice due to an administrative error.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DAILLY:
"That the above two reports be received."

CARRIED UNANIMOUSLY

- (3) Lot 19 Except Parcel "A", Sketch 12407, Block 4, D.L. 125,
Plan 3520
REFERENCE REZONING #53/70
BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 41, 1971

The last time Council dealt with the above rezoning proposal was on September 7, 1971 when an additional prerequisite was established whereby a \$7,000.00 landscaping bond was required to ensure a good standard of site development.

The property presently contains a two-storey structure which houses the Totem Motel.

The rezoning has been inactive for some time because the applicant is seeking the \$7,000.00 to enable him to develop the site.

The Planning Department was recently approached by someone purporting to be the new owner of the property. This person, realizing that the site is presently zoned for motel use, wishes to abandon the proposed rezoning of the property to RMI and redevelop it for motel purposes under the C5 zoning category.

The Planning Department has offered the following on the situation:

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- (a) The motel use is a redundant one and dates from the early 1950's when a different pattern of land use was in the block.
- (b) In the 1969 Apartment Study, the property is included for medium density multiple family use.
- (c) The site is the only remaining lot in the block not already zoned for multiple family use and the majority of the block is developed in that fashion.
- (d) A motel, under the present zoning, could provide up to 70 units on the site. These would be small units appealing either to a transient population or perhaps providing sub-standard dwelling accommodation for students and others in the off-season.
- (e) Motel use of the property is regarded as being totally inconsistent with other land use in the area.

In light of the foregoing, the Planning Department was recommending that the following approach be taken toward the proposal to re-introduce motel use:

- (i) That the amendment to the Zoning By-law covering the rezoning of the property to RMI be given Third Reading in order to reaffirm Council's intention that multiple family accommodation of a permanent nature should be encouraged.
- (ii) The Planning Department be authorized to work with the new owner of the property, or his designee, to produce a suitable plan of development for the site which reflects the above concerns.

It was recommended that Council endorse the recommendations of the Planning Department.

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

CARRIED UNANIMOUSLY

(4) Burnaby Dog Tax and Pound and Animal Regulation By-law 1972

The above By-law has been amended, as directed by Council on September 18, 1972.

Clause 5 of the By-law requires that all dogs be kept on a leash while on a highway or in a public place, and they shall not be permitted to be at large.

The Municipal Solicitor does not feel the Municipal Act permits Council to force confinement and control of bitches in season so no clause has been included in that regard. The By-law, in effect, is a "leash law" so there should be no special problems as regards bitches in season.

The proof of ownership clause that Council wished has not been included because it is felt the municipality does not have the right to demand such proof. The Council may wish to request the Provincial Government to amend the Municipal Act to provide for

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such authority but it is pointed out that it would be a very difficult clause to administer and could be easily abused by staff.

It was recommended that the By-law be considered by Council.

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

CARRIED UNANIMOUSLY

ALDERMAN BLAIR RETURNED TO THE MEETING.

(5) Quarterly Report of Social Service Department

A report prepared by the Social Service Administrator indicating Social Allowance Disbursements and Caseloads for select months in 1972, as compared to the same months in 1971, was being submitted herewith.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:
"That the report be received."

CARRIED UNANIMOUSLY

(6) Dog Complaint (Pfelfer)

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

(7) Proposed Willingdon - Patterson Connection South of Kingsway

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

(8) Rising Crime Rate

The R.C.M.P. has offered the following on the above matter:

- (a) Some members of the Burnaby Detachment are responsible for the co-ordination of the R.C.M.P. Community Relations Programme. A report outlining the activities in that regard was being submitted herewith and it will be noted from that report the efforts being extended by the R.C.M.P. to combat rising crime.
- (b) As far as crime prevention is concerned, the R.C.M.P. works closely with the Youth Officer for the School Board. A number of volunteers prepared to further this matter will do so when approval has been received from school authorities.
- (c) The greatest part of the time spent by the R.C.M.P. on crime prevention is with the 94-man force working all the time, supplemented by the 29-man Traffic Section. Only 24 members of the Burnaby Detachment are solely involved in investigative duties in plain clothes.

The Social Service Administrator has the following to offer in regard to the matter at hand:

- (a) Staff of his Department visits families referred to the Department in an attempt to resolve problems, such as severe marital conflicts, difficulties with children, children running away from home, taking drugs, drinking, and breaking and entering buildings, stealing cars, and with severe emotional personalities.
- (b) There are at present 180 family service cases that Social Workers handle.
- (c) The Department has been very successful through counselling and the use of community services in helping families overcome their problems.
- (d) Some problem children are known to the R.C.M.P. and/or the Youth Officer.
- (e) Staff of the Department work very closely with the Probation Branch.
- (f) At the present time, there are 42 teenagers in Group Homes and the majority of them have either been involved in breaking or entering buildings, stealing cars or taking drugs. Many are rehabilitated and returned to their family. Those who have had severe conflict with the law are sometimes sent to the Willingdon School for Girls or the Brannan Lake School for Boys.
- (g) Children from other provinces who have run away from their parents are dealt with. The younger ones are generally sent back to their parents through an agency in their area.
- (h) There are no proper treatment facilities for disturbed teenagers in British Columbia, some of whom have committed serious crimes. Such children, who have severe emotional problems, need to be placed in an appropriate treatment facility and provided with the help they need. This is considered to be a responsibility of the Provincial Government.

The Parks and Recreation Administrator has offered the following on the matter:

- (a) The Parks and Recreation Department offers a wide variety of recreation programmes for children and adults of all ages.
- (b) Although no one programme is specifically designed to prevent crime the activity presents a positive alternative to destructive activities.
- (c) During the fall and winter months, many recreation centres and schools offer programmes for teenagers.
- (d) Between June and August there are camping and playground programmes, plus other outdoor activities, throughout the municipality.
- (e) Some work is done with young people who are borderline delinquents but it is difficult for staff to become involved in any depth.

- (f) Contact is maintained with the Probation Department of the R.C.M.P. and with the United Community Services but there appears to be a gap as there is no one who is specifically designated to work on a detached basis with young people in the community. Serious thought should be given the matter of providing several workers who could be attached to the Probation Office, Social Service Department or to the School Board. Some type of liaison committee of professionals working with young people should be established, and this could involve staff from the Parks and Recreation Department, Social Service Department, Probation Office, Mental Health Services, U.C.S., Y.M.C.A. and School Board.
- (g) The Parks and Recreation Department is primarily oriented toward the development of programmes for the public at large and not for isolated groups of children who have serious problems of a social nature.
- (h) Significant positive contributions to the provision of outlets or alternatives to potential law breaking activities has been made by means of effective park design and development supplemented by an excellent system of continuing operations and maintenance of all parks and recreation facilities, including security and patrol services.

It was recommended that:

- (a) A letter be sent to the Provincial Government concerning the lack of facilities for the treatment of highly disturbed teenagers.
- (b) A copy of the report at hand be sent to Mr. Royce Warren who expressed his views on civic growth in a letter Council received from him on October 16, 1972.

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LAWSON, SECONDED BY ALDERMAN LADNER:
"That the Municipal Manager submit a report to Council indicating the feasibility of detached workers being engaged to handle youth problems and the United Community Services be consulted during the considerations given the matter; and further, a copy of the report Council received this evening on the rising crime rate be sent to the U.C.S."

CARRIED UNANIMOUSLY

(9) Federal/Provincial Special Development Loan Programme 1970-72

Under the above programme, the Federal Government loaned the municipality 2 million dollars for a period of 15 years at a rate of interest of 6.175%. The money was used to construct certain Local Improvement street works.

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It is now necessary to formalize the loan by passing a Security Issuing By-law and issuing debentures to take the place of the temporary promissory notes currently on deposit with the Federal Government.

Section 593 of the Municipal Act indicates the ingredient costs that can qualify for works of the type mentioned. The gross expenditures on all works involved exceed the loan by \$418,642.00.

It was recommended that a Security Issuing By-law be prepared to permit the issuance of \$2,000,000.00 in debentures to finance the works listed in the report to the extent shown.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DAILLY:
"That action on the recommendation of the Manager be deferred until the November 6th meeting in order to allow the members of Council, Alderman Clark in particular, an opportunity to obtain additional information pertaining to the subject of the report."

CARRIED UNANIMOUSLY

(10) Lane East of and parallel to Pritchard Street North from Casewell Street to the N.P.L. of Lot 1, Block 5, D.L.'s 6/8/56, Plan 17068

The following is a cost report prepared by the Municipal Treasurer pursuant to Section 601 of the Municipal Act relating to the construction and paving of the above lane as a Local Improvement:

Length of work	275'
Estimated cost of work	\$3,300
Actual frontage	480'
Taxable frontage	306'
Owner's share of the cost of work	306
Estimated lifetime of the work	10 years
Frontage tax levy	5 installments of \$.257 per taxable front foot

The Engineer wishes authority to include the paving of this lane in Asphaltic Concrete Supply Contract No. 16, 1972. The estimated cost of the work is \$475.00.

It was recommended that:

- (a) The above cost report be received.
- (b) A By-law be prepared to authorize the construction and paving of the lane.
- (c) The paving of the lane be included in Asphaltic Concrete Supply Contract No. 16, 1972.

MOVED BY ALDERMAN DAILLY, SECONDED BY ALDERMAN LADNER:
"That the recommendations of the Manager be adopted."

CARRIED UNANIMOUSLY

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(11) Walkway - Buffalo Street to Phillips Avenue

The Planning Department has reported as follows on the above matter:

- (a) A request has been received from the Principal of Seaforth Elementary School, and from residents in the area, for a walkway across municipal land extending from the Easterly end of Buffalo Street to Phillips Avenue.
- (b) Such a walkway would facilitate the movement of pupils from the Cardinal Court - Buffalo Street area to the School. These children are presently obliged to follow a circuitous and somewhat hazardous route along Brainbridge Avenue and Government Street.
- (c) It is felt the walkway should follow the projected alignment of a future road connection between Buffalo Street and Phillips Avenue.
- (d) Preliminary estimates of the cost of such a facility indicate it would be approximately \$10,000.00 for clearing a twenty-foot wide right-of-way and constructing a five-foot wide gravelled walkway. Since the walkway will pass through an area of dense bush, it is considered desirable to install four ornamental street light standards at a cost of \$5,000.00.
- (e) It was recommended that Council approve the provision of the walkway mentioned, including the street light standards indicated.

It was recommended that:

- (1) The recommendations of the Planning Department be adopted.
- (2) The cost of the work involved be charged to C.I.P., Code 15-11- Contingency.
- (3) Those who petitioned for the work be advised of Council's decision on the matter.

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

CARRIED UNANIMOUSLY

(12) Undevelopable Apartment Sites

Mrs. E. I. Rogers has written to request an additional extension of time to allow for the redevelopment of her property, legally described as Lots 8 and 9, Sketch 9886, Blocks 30, D.L. 152, Plan 1520, for RM3 purposes under the 1965 Zoning By-law regulations.

Council has previously granted extensions of this nature for all the lots which became undevelopable following the introduction of new regulations that increased the minimum lot area and width requirements for developments in RM3 zones.

The latest action of Council, which took place in October, 1971, was to extend the time for development of the parcels concerned until January 1, 1973.

The following are the nine parcels concerned:

- (a) Lot 8, Exc. Plan 22210, Blk. "G", D.L. 127W3/4, Pl. 1254
- (b) Lot 19, Blk. 29, D.L. 153, Plan 1292
- (c) Lot 21, Blk. 29, D.L. 152, Plan 1292
- (d) Lot 6, Blk. 29, D.L. 152, Plan 1292
- (e) Lot 3, Blk. 30, D.L. 152, Plan 1292
- (f) Lots 8 and 9, Sk. 9886, Blk. 30, D.L. 152, Pl. 1520
- (g) Lot 31, Blk. 30, D.L. 152, Plan 1292
- (h) Lot 15, Blk. 31, D.L. 152, Plan 1209
- (i) Lot 16, Blk. 31, D.L. 152, Plan 1209

It was recommended that:

- (a) A final extension of time, until January 1, 1975, to develop the properties described above for apartment purposes under the regulations which were in effect when the Burnaby Zoning By-law was enacted in 1965, be granted.
- (b) Mrs. E. I. Rogers be advised of the foregoing.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN LAWSON:
"That the recommendations of the Manager be adopted."

CARRIED UNANIMOUSLY

(13) Estimates

It was recommended that the Special Estimate of Work of the Municipal Engineer, in the total amount of \$6,000.00, be approved.

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

CARRIED UNANIMOUSLY

(14) Water Lots

Richmond Municipality has been contacted in regard to the matter of municipal consent to water lot leases, and the possibility of charging a fee for such consent, and it has been determined that Richmond does not have any problem.

In the past, Burnaby has administered water lot leases for a charge of approximately 20%. It would therefore seem reasonable that this charge could be the amount of the fee that should be charged for consent. The basis of the fee could be the actual cost of the water lot lease from the North Fraser Harbour Commission to the water lot user.

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Only water lots 5770, 5772, 5870 and 6317 are leased by the municipality from the Commission, and all have been sub-let to various users. The municipality receives \$5,956.34 from the leases, and it cost us \$4,902.30 to administer the leases, thus leaving a surplus of \$1,054.04. Taxes on the four water lots, in 1972, will total \$2,685.44.

The changes in lease procedure being made by the Commission will have no effect on the assessed value of the water lots nor on the taxes payable by the lessees. If the lease is dated after January 1st in any year, the municipality will not be able to collect taxes due for that year until the next year.

The only justification for charging a perusal fee or an administrative fee would be to cover the costs of reviewing whether or not the municipality should give its consent to the lease proposed.

It was pointed out that the municipality is yielding its access to and right and enjoyment of the river when a water lot is leased.

It was recommended that:

- (a) Council establish the following administrative fee for reviewing requests for municipal consent to leases made by the North Fraser Harbour Commission:

- 20% for a lease costing up to \$500.00, plus
- 10% for any costs of a lease over the first \$500.00, plus
- an amount equal to taxes prorated for the current year if the lessee is not already on the tax roll.

- (b) MacMillan Bloedel Industries Limited be advised that its request of July 13, 1972 for consent to the issuance of a lease by the North Fraser Harbour Commission to the Company for log booming and sorting purposes, over that portion of water lot 6317 covered by its present lease arrangement, for a one year period commencing October 17, 1972, will be considered upon receipt of the appropriate administrative fee.

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

CARRIED UNANIMOUSLY

(15) Grimmer Street between Dunblane and Marlborough Avenues

An offer has been received to purchase a portion of the above road allowance for \$13,860.00 on the bases that:

- (a) The municipality will extend storm and sanitary sewer services to the property.
- (b) The water service will be relocated to the boulevard or to an easement that will be provided when the land is subdivided in order that the present easement on the property can be cancelled.
- (c) The property is consolidated with Lots 13 and 14.
- (d) The total area is rezoned to R6.

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The transaction should also be subject to the location of all utilities onto an easement which will traverse the Southerly 15 feet of the consolidated site.

The estimated cost of providing services is \$9,400.00 plus \$3,600.00 to relocate the watermain.

The Land Agent wishes authority to complete the transaction subject to a favourable engineering report regarding the grouping of the services into one easement.

It was recommended that the property in question be sold for the sum of \$13,860.00, subject to:

- (a) The municipality providing the services required.
- (b) It being possible to locate such services in the easement over the Southerly 15 feet of the consolidated site.
- (c) The water main being relocated at municipal expense.
- (d) The developer paying for any costs over \$13,860.00.

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDRMAN LAWSON:

"That the report of the Manager be tabled till the November 6th meeting and copies of past reports that have been submitted on the general subject relating to development of land in the area where the street is located be provided then."

CARRIED UNANIMOUSLY

(16) Government Street

The Engineer has suggested that if the design of Government Street includes the following, the wishes of the property owners there would be satisfied:

- (a) Between Piper Avenue and Phillips Avenue - curb and gutter, with pavement 28 feet wide.
- (b) Between Piper Avenue and Lakedale Avenue - curb and gutter, with pavement 28 feet wide and a separate four foot wide sidewalk six feet behind the face of the curb.
- (c) Between Lakedale Avenue and Brighton Avenue - curb and gutter, with pavement 28 feet wide and a separate four foot wide sidewalk six feet behind the curb face. Some retaining walls will be required in this section.

Because of the change in the width of the improvements proposed, all catch basins (except those on the South side from Piper Avenue to Lakedale Avenue) will need to be relocated.

Bus bays eight feet wide and 124 feet long are proposed to be built in front of the following properties:

8431 Government Road
8350 Government Road
8307/8317 Government Road
8206/8226 Government Road
8165/8179 Government Road
8027 Government Road
8006 Government Road
7926 Government Road

Seaford School
7774 Government Road
Charles Rummel Park
7758/7563 Government Road
7521/7535 Government Road

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Two trees would need to be removed for the bus bay at 8006 Government Road.

The estimated cost of constructing the above standard of works is:

(a) Phillips Avenue to Piper Avenue - \$ 81,000.00

(b) Piper Avenue to Brighton Avenue - \$146,000.00

Total \$227,000.00

Construction could commence in early 1973 if the project is approved by the abutting property owners.

It was recommended that:

(a) The presently approved Local Improvement work for Government Street between Piper Avenue and Brighton Avenue be abandoned.

(b) The provision of pavement 28 feet wide, with curb and gutter and a separate four foot wide sidewalk six feet behind the curb face be initiated for the portion of Government Street between Piper Avenue and Brighton Avenue on the following bases:

(i) That this will be one project and that the sidewalk only will not be built separately.

(ii) There be no parking in perpetuity on Government Street between Phillips Avenue and Brighton Avenue.

(iii) Eight foot wide bus bays 124 feet long be constructed in front of the properties listed above.

(c) Each of the residents on Government Street between Phillips Avenue and Brighton Avenue be advised of the foregoing and be sent copies of the report at hand and item 17 of the Municipal Manager's Report No. 68, 1972.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DAILLY:
"That the recommendations of the Manager be adopted."

CARRIED

AGAINST -- ALDERMEN CLARK AND
DRUMMOND

(17) Local Improvement Contract No. 15, 1972

The Municipal Engineer has examined a request of J. Cewe Limited to extend the time for completing the works under the above Contract and is satisfied that the request is justified.

It was recommended that the recommendations of the Municipal Engineer, which are as follows, be adopted:

(a) That the contract be extended to November 18, 1972 without the application of the \$100.00 per day liquidated damages clause.

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(b) The following projects be eliminated from the schedule of works under the Contract:

- Gilmore Avenue from Loughheed Highway to Douglas Road
- Beresford Street from Cassie Avenue to lane East of Silver Avenue
- Government Road from Piper Avenue to Brighton Avenue
- Inman Avenue from Kingsway to Bond Street

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

CARRIED

AGAINST -- ALDERMEN CLARK
AND DRUMMOND

- (18) (a) Lots 7 and 8, Block 39, D.L. 189, Plan 4953 - Knight
(b) Stride Dump - Evans

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

- (19) Financial Aspects relating to land in the Big Bend Area

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

- (20) Towing Services

Tenders were invited for towing services and the provision of storage facilities from November 1, 1972 to October 31, 1975. The Corporation reserved the right to award a separate contract for Burnaby North and for Burnaby South, or one contract for both.

A tabulation of the four tenders received was being submitted herewith, together with a list of equipment which each bidder intends to use and other pertinent information.

The low bid was submitted by Mundie's Towing, Storage and Services Limited, and its offer has been examined and is found to be acceptable to all departments concerned.

It was recommended that the tender of Mundie's Towing, Storage and Services Limited for the services in question in all parts of the municipality during the period between November 1, 1972 and October 31, 1975 be accepted.

It was mentioned to Council that a spokesman for the Automotive Retailers Association was present and desired an audience.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN DRUMMOND:
"That the Spokesman for the Automotive Retailers Association be heard."

CARRIED UNANIMOUSLY

Mr. Ken Smith, Chairman of the A.R.A., then spoke and made the following points about the subject under consideration:

- (a) The Association represents 90% of those in the towing business.
- (b) The lowest tender for the services being sought by Burnaby is approximately 35% to 40% lower than all others who submitted bids.
- (c) All bidders are members of the A.R.A.
- (d) The advice of accountants engaged by the Association indicates the rates that should be charged to cover the complete cost of a towing operation, which includes a profit factor, is at least \$15.00 per call.
- (e) The tender call of the Corporation required that bidders be able to provide a wrecker large enough to handle a motor vehicle over 72,000lbs. Mundie's do not have such a vehicle and therefore cannot fulfill this requirement.
- (f) The location proposed by Mundie's for the impoundment of cars is not in the best interests of the public.

ALDERMAN DAILLY LEFT THE MEETING DURING MR. SMITH'S PRESENTATION.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That paragraph 27 of the proposed towing contract be amended so as to provide that the Corporation can terminate the contract, on 30 days notice, if for any reason the Corporation is dissatisfied with the services being performed by the contractor."

CARRIED UNANIMOUSLY

ALDERMAN DAILLY RETURNED TO THE MEETING.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That the subject of the report from the Manager be tabled until the November 6th meeting in order to allow for a report on the points made by Mr. Smith this evening and for other points raised by members of Council, which were:

- (a) One of the vehicles planned to be used by Mundie's is of the 1948 vintage.
- (b) Will Mundie's be paying union wages to its employees?

CARRIED UNANIMOUSLY

(21) Richmond Park - Keol

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

(22) Governmental Refuse Collection and Disposal Association Seminar

It was recommended that Council authorize the Superintendent of the Service Centre, Mr. D. Baker, to attend the above Seminar in San Diego, California between November 8th and 10, 1972.

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN LADNER:
"That the Committee now rise and report."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

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

CARRIED UNANIMOUSLY

* * *

BY - LAWS

MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILY:
"That:

"BURNABY BUDGET AUTHORIZATION BY-LAW 1972, AMENDMENT BY-LAW 1972"

#6181

"BURNABY ROAD CLOSING BY-LAW NO. 10, 1972"

#6165

"BURNABY DOG TAX AND POUND AND ANIMAL REGULATION BY-LAW 1972"

#6191

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 BLAIR, SECONDED BY ALDERMAN DAILY:
"That the Committee now rise and report the By-laws complete."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

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

CARRIED UNANIMOUSLY

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MOVED BY ALDERMAN BLAIR, SECONDED BY ALDERMAN DAILLY:

"That:

"BURNABY BUDGET AUTHORIZATION BY-LAW 1972, AMENDMENT BY-LAW 1972"

"BURNABY ROAD CLOSING BY-LAW NO. 10, 1972"

"BURNABY DOG TAX AND POUND AND ANIMAL REGULATION BY-LAW 1972"

be now read three times."

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That:

"BURNABY ZONING BY-LAW 1665, AMENDMENT BY-LAW NO. 52, 1971" #5960

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 39, 1972" #6117

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 53, 1972" #6162
be tabled for one week."

CARRIED UNANIMOUSLY

* *

MOVED BY ALDERMAN LANDER, SECONDED BY ALDERMAN BLAIR:

"That the Council do now resolve into a Committee of the Whole to consider and report on "Burnaby Zoning By-law 1965, Amendment By-law No. 41, 1971" #5943"

CARRIED UNANIMOUSLY

Burnaby Zoning By-law 1965, Amendment By-law No. 41, 1971 provides for the following proposed rezoning:

Reference RZ #53/70

5429 Lougheed Highway

FROM C5 TO RMI

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DOWDING:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN BLAIR:
"That "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 41, 1971"
be now read three times."

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN DAILY:
"That:

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 54, 1972" #6166
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 56, 1972" #6168
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 58, 1972" #6170
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 59, 1972" #6171
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 60, 1972" #6172
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 62, 1972" #6174
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 63, 1972" #6175
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 57, 1972" #6169
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 64, 1972" #6176
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 65, 1972" #6177

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

CARRIED UNANIMOUSLY

These By-laws provide for the following proposed rezonings and text
amendments:

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 54, 1972 #6166

FROM RESIDENTIAL DISTRICT TWO (R2) TO COMMUNITY INSTITUTIONAL
DISTRICT (P5)

Reference RZ #56/72

Lot 460, D.L. 126, Plan 40198

(1381 Springer Avenue -- Located on the West side of Springer
Avenue approximately 100 feet South of Parklawn Drive)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 56, 1972 #6168

FROM RESIDENTIAL DISTRICT FIVE (R5) TO MULTIPLE FAMILY RESIDENTIAL
DISTRICT THREE (RM3)

Reference RZ #58/72

Lots 2 to 7 Inclusive, Block 40, D.L. 30, Plan 3036

(7408, 7416 - 18th Avenue, 7423, 7447 Humphries Avenue and
7417, 7407 - 17th Avenue -- Bounded on the West by Sylvan Drive,
the East by Humphries Avenue, the North by 18th Avenue and the
South by 17th Avenue)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 58, 1972 #6170

FROM RESIDENTIAL DISTRICT FIVE (R5) AND SERVICE COMMERCIAL DISTRICT (C4) TO COMMUNITY COMMERCIAL DISTRICT (C2)

Reference RZ #59/72

- (a) Lots 2 and 3 except part on Plan with By-law 30078, D.L. 94, Plan 440
- (b) Lots "A", "B" and "C", Block 4, D.L. 94, Plan 1117

(5667, 5633 Kingsway, 6616, 6650 Elgin Avenue and 5607 Kingsway--
Located on the North-East corner of Kingsway and Elgin Avenue)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 59, 1972 #6171

FROM COMMUNITY COMMERCIAL DISTRICT (C2) TO SERVICE COMMERCIAL DISTRICT (C4)

Reference RZ #63/72

Lots 36 and 37, S.D. "A", Block 1, D.L. 205, Plan 4180

(6081 Hastings Street -- Located on the North-West corner of
Fell Avenue and Hastings Street)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 60, 1972 #6172

FROM GENERAL INDUSTRIAL DISTRICT (M2) TO COMPREHENSIVE DEVELOPMENT DISTRICT (CD)

Reference RZ #50/72

South-West 7.1 acre portion of Lot 34, D.L.'s 69/70, Plan 38469

(4150 Still Creek Street -- Located at the North-East corner of
Grandview Highway and the Gilmore Avenue Diversion)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 62, 1972 #6174

FROM SMALL HOLDINGS DISTRICT (A2) TO GENERAL COMMERCIAL DISTRICT (C3)

Reference RZ #57/72

The Southerly .9 acre portion of Lot 78, D.L.'s 2/4, Plan 35966
(9850 Austin Road -- Located on the North side of Lougheed
Highway approximately 320 feet East of Austin Road)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 63, 1972 #6175

FROM RESIDENTIAL DISTRICT FIVE (R5) AND GENERAL COMMERCIAL DISTRICT (C3) TO COMPREHENSIVE DEVELOPMENT DISTRICT (CD)

Reference RZ #16/70

Lot 110, D.L. 153, Plan 38340

(4361 Kingsway -- Located on the North side of Kingsway
approximately 270 feet East of Chaffey Avenue)

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 57, 1972 #6169

FROM NEIGHBOURHOOD COMMERCIAL DISTRICT (C1) TO RESIDENTIAL DISTRICT FOUR (R4)

Reference RZ #51/72

Lot 12, Block 23, D.L. 159, Plan 1393

(5950 Portland Street -- Located on the South side of Portland
Street 132 feet East of Buller Avenue)

PROPOSED ZONING REGULATIONS FOR MOBILE HOME PARKS

1. Proposed Mobile Home Park District Regulations:

107. MOBILE HOME PARK DISTRICT (R7)

This District provides for the establishment of mobile home parks for residential occupancy in proper relationship to community facilities and surrounding development.

107.1 Uses Permitted:

- (1) Mobile home parks
- (2) Accessory buildings and uses

107.2 Conditions of Use:

- (1) Every application for a mobile home park development shall be subject to Preliminary Plan Approval in accordance with the provisions of Section 7.3 of this By-law.
- (2) Each mobile home park shall have an area of not less than 20 acres.
- (3) Each mobile home park shall include a buffer area, outdoor recreation space, a service building, paved streets and walkways, and services and utilities in accordance with the provisions of the Burnaby Mobile Home Park By-law.
- (4) Each mobile home shall be located on a separate mobile home lot.
- (5) Each mobile home lot shall have a paved mobile home stand and a paved outdoor patio in accordance with the provisions of the Burnaby Mobile Home Park By-law.
- (6) Each mobile home shall contain sleeping accommodations, flush toilet, a tub or shower, kitchen facilities, and plumbing and electrical connections capable of being connected to outside plumbing and electrical systems.
- (7) Every mobile home shall, once it is located on a mobile home lot, be complete and ready for occupancy, except for placing on foundation supports and connecting to outside plumbing and electrical systems.
- (8) Each mobile home shall be capable of being used for long term occupancy.

107.3 Height of Buildings:

The height of a building shall not exceed 20 feet.

107.4 Lot Area:

Each mobile home lot shall have an area of not less than 5,000 square feet. In no case shall the depth of a lot be less than 75 feet.

107.5 Lot Coverage:

The maximum coverage shall be 30 per cent of the mobile home lot area.

107.6 Front Yard:

A front yard shall be provided on each mobile home lot of not less than 15 feet in depth.

107.7 Side Yards:

A side yard shall be provided on each side of the mobile home of not less than 10 feet in width.

107.8 Rear Yard:

A rear yard shall be provided on each mobile home lot of not less than 15 feet in depth.

107.9 Off-street Parking:

Off-street parking shall be provided and maintained in accordance with Schedule VIII of this By-law.

2. The addition of the following definitions to Section 3(Definitions) of the Zoning By-law:

"MOBILE HOME" means a single family dwelling, factory built as a unit or units, suitable for year round occupancy, and capable of being drawn or moved from place to place.

"MOBILE HOME LOT" means an area of land located within a mobile home park occupied or intended to be occupied by one mobile home.

"MOBILE HOME PARK" means a parcel of land on which are installed or intended to be installed, two or more mobile homes.

3. The amendment of the definition of "Building, Temporary" in Section 3 (Definitions) of the Zoning By-law to read as follows:

"BUILDING, TEMPORARY" means a building (except a private garage or other accessory building) not having its exterior walls supported on continuous concrete or masonry foundations or walls, and includes boat shelters, bunkhouses, skid shacks, huts, tents, trailers or any other similar types of portable buildings or structures, whether or not the same be placed on foundations or affixed to the land in any way, but shall not include a mobile home which is located in a mobile home park nor permanent prefabricated residential dwellings, industrial, warehouse or storage buildings.

4. The Amendment of Section 5.1 (Designation of Districts) as follows:

1.	RESIDENTIAL	R
	Residential	R1
	Residential	R2
	Residential	R3
	Residential	R4
	Residential	R5
	Residential	R6
	Residential	R7

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5. The amendment of clause (1) of Section 6.7 (Temporary Buildings) to read:

(1) "A temporary building or structure shall not be used as a dwelling, except in the case of a trailer when located in an authorized motel or auto court on a short term or temporary basis".

6. The Addition of the following clause (clause (3)) to Section 6.10 (Minimum Floor Area for Dwelling Units):

"A mobile home in an R7 District shall contain at least 500 square feet of floor area".

7. The addition of the following (clause (25)) to Section 800.4 (Required Off-street Parking Spaces):

<u>Use</u>	<u>Required Parking Spaces</u>
"Mobile Home Parks"	"2 for each mobile home to be located on a mobile home lot. Such spaces may be in tandem but shall not be located within a required front yard. In addition, a communal parking area or areas shall be provided on the mobile home park site at a ratio of 1 parking space for each 4 lots in the mobile home park."

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 65, 1972 #6177
PROPOSED ZONING REGULATIONS FOR GROUP HOUSING

1. Proposed RS District Regulations:

108. RESIDENTIAL DISTRICT (R8)

This District provides for the development of group housing projects which are designed primarily for the accommodation of families with children.

108.1 Uses Permitted:

- (1) Group housing dwellings
- (2) Two family dwellings
- (3) Single family dwellings
- (4) Home occupations
- (5) Accessory buildings and uses

108.2 Conditions of Use:

- (1) The permitted gross density of a group housing development shall be determined in accordance with the following table:

Existing Zoning of Proposed Group Housing Site	Minimum Amount of Lot Area to be Provided for Each Dwelling Unit in a Group Housing Development
R1	9600 sq. ft.
R2	7200 sq. ft.
R3	6000 sq. ft.
R4	4300 sq. ft.
R5	3600 sq. ft.
Other	7200 sq. ft.

- (2) A group housing development shall be designed in such a manner as to create an attractive residential environment in keeping with the area in which it is situated.
- (3) A group housing development shall be located not more than:
 - a) One-half a mile from an existing elementary school.
 - b) One-half a mile from an existing park facility.
- (4) A group housing development shall be subject to Preliminary Plan Approval in accordance with the provisions of Section 7.3 of this By-law.

108.3 Height of Buildings:

The height of a building shall not exceed 30 feet nor 2 storeys.

108.4 Lot Area and Width:

Each lot for a group housing development shall have an area of not less than 2 acres and a width of not less than 200 feet.

October 30, 1972

108.5 Lot Coverage:

The maximum permitted coverage of the lot shall be determined in accordance with the following table:

Existing Zoning of Proposed Group Housing Site	Maximum Permitted Coverage
R1	30 percent of the lot area
R2	35 percent of the lot area
R3	40 percent of the lot area
R4	40 percent of the lot area
R5	40 percent of the lot area
Other	35 percent of the lot area

108.6 Usable Open Space:

Usable open space shall be provided on the lot at a ratio of not less than 500 square feet for each dwelling in a group housing development.

108.7 Yards:

Front, side and rear yards shall be provided in accordance with the following table:

Existing Zoning of Proposed Group Housing Site	Minimum Front Yard Depth	Minimum Width of Each Side Yard	Minimum Rear Yard Depth
R1	30 ft.	15 ft.	30 ft.
R2	25 ft.	12 ft.	30 ft.
R3	20 ft.	12 ft.	25 ft.
R4	20 ft.	12 ft.	25 ft.
R5	20 ft.	12 ft.	25 ft.
Other	25 ft.	12 ft.	30 ft.

108.8 Off-Street Parking:

Off-street parking shall be provided and maintained in accordance with Schedule VIII of this By-law.

2. The addition of the following definition to Section 3(Definitions) of the Zoning By-law:

"DWELLING, GROUP HOUSING" means a block of three or more individually attached family dwelling units located on a single lot in the form of rows, clusters or groups, where each dwelling unit, which may be separated from its neighbour by a floor, has its own individual external access, shares one or more party walls, and with each dwelling unit having its own separate patio garden and/or sharing a common courtyard.

3. The amendment of the definition of "Dwelling, Row Housing" in Section 3 (Definitions) of the Zoning By-law to read as follows:

"DWELLING, ROW HOUSING" means a block of at least two and not more than eight side by side family dwelling units, with each dwelling unit on a separate lot and attached to its neighbour at its side, and in which each family dwelling unit shall be separated from each other by a party wall.

4. The amendment of Section 5.1 (Designation of Districts) as follows:

1.	RESIDENTIAL	R
	Residential	R1
	Residential	R2
	Residential	R3
	Residential	R4
	Residential	R5
	Residential	R6
	Residential	R7
	Residential	R8

5. The addition of the following clause (clause (4)) to Section 6.10 (Minimum Floor Area for Dwelling Units):

(4) "No group housing dwelling shall contain less than 1200 square feet of floor area for each dwelling unit."

6. The addition of the following sub-clause (sub-clause (d), Clause (5)) to Section 6.14 (Fences):

(d) "In R8 Districts fences, walls or hedges not greater than 6 feet in height may be located anywhere on a lot."

7. The amendment of sub-clause (f), Clause (2) of Section 7.3 (Preliminary Plan Approval) to read:

(f) "In the case of apartment or group housing development proposals, the submission of either, at the choice of the applicant, a true-to-scale perspective or model, together with a detailed plan of landscaping and usable open space".

8. The addition of the following clause (clause (26)) to Section 800.4 (Required Off-Street Parking Spaces):

<u>Use</u>	<u>Required Parking Spaces</u>
(26) "Group housing dwellings"	"1.5 for each dwelling unit"

Oct/30/1972

Mr. Peter N. Crawford, Barrister and Solicitor, wrote to request permission to address Council on the rezoning proposal covered by Burnaby Zoning By-law 1965, Amendment By-law No. 54, 1972.

MOVED BY ALDERMAN CLARK, SECONDED BY ALDERMAN LADNER:
"That Mr. Crawford be heard."

CARRIED UNANIMOUSLY

Mr. Crawford then spoke and explained the way the Rest Home proposed to be built on the property involved, if it is rezoned to Community Institutional District (F5) will be managed. In that regard, he stated that the wife of the owner would be living on the premises and therefore would be tending the guests in the Home at all times. He added that there would be mostly women in the Rest Home, all of whom would be in good health.

Some concern was expressed in Council that, because of the size of the property mentioned in the submission from Mr. Crawford, more than eight guests could be accommodated in the Rest Home.

Mrs. B. Hummel and a number of others submitted a petition expressing opposition to the rezoning proposal covered by Burnaby Zoning By-law 1965, Amendment By-law No. 54, 1972.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN BLAIR:
"That Burnaby Zoning By-law 1965, Amendment By-law No. 54, 1972 be held in abeyance until the Planning Department submits a report indicating whether, and by what means, Council can limit the use of the Rest Home involved to no more than eight guests."

CARRIED UNANIMOUSLY

ALDERMAN DAILLY LEFT THE MEETING.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN BLAIR:
"That the Committee now rise and report progress on:
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 56, 1972"
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 58, 1972"
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 59, 1972"
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 60, 1972"
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 62, 1972"
"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 63, 1972" "

CARRIED UNANIMOUSLY

Oct/30/1972

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN BLAIR:

"That the Committee now rise and report:

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 57, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 64, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 65, 1972"

complete."

CARRIED UNANIMOUSLY

THE COUNCIL RECONVENED.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That:

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 56, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 58, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 59, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 60, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 62, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 63, 1972"

be now read two times."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That:

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 57, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 64, 1972"

"BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 65, 1972"

be now read three times."

CARRIED UNANIMOUSLY

* * *

BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 55, 1972 #6167
came forward for initial readings. This By-law provides for the
following proposed rezoning:

FROM RESIDENTIAL DISTRICT TWO (R2) TO COMPREHENSIVE DEVELOPMENT
DISTRICT (CD)

Reference RZ #47/72

- (a) Parcel "B", Expl. Pl. 15372, S.D. 1, Block 19, D.L. 6,
Plan 6105
- (b) Lot 1, Except Pcl. "B", Expl. Pl. 15372 and except Plan
17450, Blk. 19, D.L. 6, Plan 6105
- (c) Lot 2, Block 19, D.L. 6, Plan 6105

(9211, 9237 and 9289 Cameron Street -- Located on the North side
of Cameron Street, 100 feet East of Noel Drive)

Oct/30/1972

The intending developer of the property covered by Burnaby Zoning By-law 1965, Amendment By-law No. 55, 1972 submitted a letter withdrawing his application.

Mrs. L. Mann wrote to suggest that, before any further consideration is given the matter of rezoning the properties covered by RZ #47/72 to permit their development for townhouse purposes, the traffic situation on Cameron Street where the properties are located be studied, and measures implemented, to ensure that the addition of more families to the area will not compound a traffic problem that already exists.

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN BLAIR:

"That action on Burnaby Zoning By-law 1965, Amendment By-law No. 55 1972 be deferred until the applicant asks that the matter be revived."

CARRIED UNANIMOUSLY

* * *

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That 'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 61, 1972' #6173 be now introduced, and that Council resolve itself into a Committee of the Whole to consider and report on the By-law."

CARRIED UNANIMOUSLY

ALDERMAN DOWDING LEFT THE MEETING.

Mr. O. Moysluk, President, Burnaby S.P.E.C., submitted a letter advising that Burnaby S.P.E.C. is opposed to the rezoning of the property covered by Burnaby Zoning By-law 1965, Amendment By-law No. 61, 1972 from Park and Public Use District (P3) to Heavy Industrial District (M3).

Burnaby Zoning By-law 1965, Amendment By-law No. 61, 1972 provides for the following proposed rezoning:

FROM PARK AND PUBLIC USE DISTRICT (P3) TO HEAVY INDUSTRIAL DISTRICT (M3)

Reference RZ #54/72

A 20 foot strip of Parcel "A", Sk. 3819, Blk. 2, D.L. 215, Plan 3082

(698 Phillips Avenue North -- Located on the East side of Phillips Avenue approximately 305 feet North of Barnet Road)

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:

"That the Committee now rise and report progress on the By-law."

CARRIED

AGAINST -- ALDERMAN CONSTABLE

Oct/30/1972

THE COUNCIL RECONVENED.

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

CARRIED

AGAINST -- ALDERMAN CONSTABLE

MOVED BY ALDERMAN LADNER, SECONDED BY ALDERMAN CLARK:
"That "BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 61, 1972"
be now read two times."

CARRIED

AGAINST -- ALDERMAN CONSTABLE

* * *

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

CARRIED UNANIMOUSLY