

FEBRUARY 21, 1977

A regular meeting of the Municipal Council was held in the Council Chamber, Municipal Hall, 4949 Canada Way, Burnaby, B.C. on Monday, February 21, 1977 commencing at 7:00 P.M.

PRESENT:

Mayor T.W. Constable, in the Chair
Alderman G.D. Ast
Alderman D.P. Drummond
Alderman A.H. Emmott
Alderman D.A. Lawson
Alderman W.A. Lewarne
Alderman F.G. Randall
Alderman R.D. Stewart
Alderman V.V. Stusiak

STAFF:

Mr. M.J. Shelley, Municipal Manager
Mr. E.E. Olson, Municipal Engineer
Mr. A.L. Parr, Director of Planning
Mr. J. Hudson, Municipal Clerk
Mr. B. McCafferty, Municipal Treasurer
Mr. R.W. Watson, Deputy Municipal Clerk
Mr. J.G. Plesha, Administrative Assistant
Mr. D.S. Dick, Co-ordinator, Employee Compensation
and Development

Mayor Constable advised of the recent passing of Mr. Rhys Hull, a colleague in the Municipal field. It was indicated that Mr. Hull had served with many Burnaby organizations including six years on the Parks and Recreation Commission and other Municipal organizations.

MOVED BY ALDERMAN STEWART:

SECONDED BY ALDERMAN AST:

"THAT we offer our sympathy and condolences to Mr. Hull's family and thank them for the support they gave him in his work on behalf of the community."

CARRIED UNANIMOUSLY

MINUTES

The Minutes of the Council Meeting held on February 14, 1977 came forward for adoption.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN RANDALL:

"THAT the Minutes of the Council Meeting held on February 14, 1977 be now adopted."

Alderman Drummond indicated that during Council Enquiries it was intended that the Municipal Manager contact the City of Vancouver in regard to their meeting with six firms on the question of bus shelters.

A vote was then taken on the Motion and CARRIED UNANIMOUSLY.

The Minutes of a Public Hearing held on February 15, 1977 came forward for adoption.

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MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN RANDALL:

"THAT the Minutes of the Public Hearing held on February 15, 1977 be now adopted."

CARRIED UNANIMOUSLY

PROCLAMATION

Mayor Constable proclaimed Monday, February 21, 1977 as "Heritage Day" in Burnaby in recognition of the part which our heritage plays in the quality of modern life in our city.

DELEGATIONS

The following wrote requesting an audience with Council:

- a) Burnaby Chamber of Commerce, Manager Re: Burnaby Zoning Procedure By-law #7001
- b) Mrs. Luz A. Hughes Re: Delta-Parker and Eastlawn - Parklawn to connect Springer
- c) Committee for a Safer Triangle, Mary B. Stronach, Secretary Re: Concern and Dismay - Lack of Action - Douglas Road, Canada Way and Sprott Street
- d) Burnaby Burrard Inlet Parks Committee, Kathleen Sember Re: Use of Marine Park by Kask Bros.
- e) A.E. Le Page Western Ltd., R.W. Emerson, Industrial Division Re: Mr. W. Tsakumis - Property located at 7342 Kingsway

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STEWART:

"THAT the Delegations be heard."

CARRIED UNANIMOUSLY

- a) Burnaby Chamber of Commerce, Manager

Mr. Angus J. Macdonald, Manager of the Burnaby Chamber of Commerce appeared before Council and spoke to the following Brief:

"

Re: Public Hearing Procedures
Amendment By-law No. 7001

We note that the above By-law complies fully with the minimum requirements of the Municipal Act with respect to notification of Public Hearings and here we are talking about Zoning By-laws. In our opinion, the By-law does not provide information to some citizens and persons who are vitally concerned with all facets of zoning and control of land use. We believe there are some further areas of notification that are worthy of Council consideration.

In the past, Council has made every effort to ensure a wide dissemination of Planning information that has been beneficial to Council and to our property owners and citizens. We sincerely hope that Council plans to continue this policy and wish to make the following suggestions:

Property Owners

Persons owning property in the general area of a rezoning have indeed a continuing interest in matters that affect the use of their land. If they are not occupying the land and receive notice as "occupants" it may well be that substantial changes could be made in either their own zoning or that of adjoining properties without their knowledge. Surely Council should take steps to provide information to them as affected or concerned persons.

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Areas of Information

We note that Council plans to advise only "occupants" within an area of 100' from the proposed rezoning. In some instances where the proposal does not materially affect the use of land or densities this is perhaps sufficient. In most cases, however, a rezoning could have considerable impact upon a much wider area. For instance, when an area is proposed to change from "R" to "RM", or from "R" to "M", the areas of concern could become an entire neighbourhood.

Changes in Text

We are greatly concerned with the proposal that no notification, except an advertisement in the "Legals" column of the classified section, is the required notification. Unfortunately perhaps for all of us, these are not widely read. For instance, if the change in text is to allow the addition of an overlooked use in a zone, the proposed notification is sufficient. However, over the years there have been many text changes that have substantially altered the development and use possibilities of land. Some instances are:

By-law No.	5591	1969	RM	Usable Open Space Required yards
	5526	1969	RM	Floor Area Ratios
	4946	1966	C	No outside storage or uses
	5945	1971	M	Required side yards
				Introduction of M5
				Introduction of M6 regulations
	5133	1968	M	Removal of some uses from M3 and the introduction of M3a.

Most of these changes, as well as many others, were made without the knowledge of many landowners.

There have also been numerous changes in Sections 3,4,6,7 and in Schedules 7, and 8 of the By-law and some changes in the administration of Schedule 9, that have materially altered the ability to develop some properties.

It is our sincere hope that Council wishes to continue to disseminate information on rezonings and By-law changes as widely as possible and desirable to ensure adequate input to Council in arriving at their decision and to afford some protection to occupants and property owners.

We would, therefore, recommend the following changes in By-law No. 7001 and in procedures leading to a Public Hearing:

1. That all property owners in the area to be circularized be advised, as well as occupants (this change should be reflected in the By-law);
2. That the surrounding areas to be notified be set at 100 feet, but that as a part of the Manager's report dealing with the rezoning, the area planned to be circularized should be shown to give Municipal Council an opportunity to come to a decision on each such matter in accordance with the possible effect the proposal might have on surrounding properties;
3. That where changes in 'text' are contemplated that the Manager's report recommend a level of information to be provided to concerned property owners and occupants and that Council again decide the method and scope of notification."

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN LEWARNE:

"THAT the text of By-law No. 7001 be amended to add the word 'owners'

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so as to read 'owners and occupiers'."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN LAWSON:

"THAT the Manager report on Items 2 and 3 raised in the presentation."

CARRIED UNANIMOUSLY

b) Mrs. Luz A. Hughes

Mrs. Hughes appeared before Council and spoke to the following Brief:

"Thank you for furnishing me the Minutes of your various meeting along with your evaluation regarding the elevation of the roads; i.e., Delta - Parker and Eastlawn - Parklawn to connect Springer.

As previously mentioned in my letter of November 30, 1976, my children are ages 5 and 6 yr. olds, hence the need for a reliable babysitter.

Regardless of elevation I have to take the Springer route through the now closed roads as my babysitter lives in Crestlawn.

This is a lengthy justification if I have to go through the whole thing in this letter. Therefore, would it be possible to allow me to attend one of your meetings so that I can explain to you the different disadvantages of the unnecessary closure of the various streets, making feasible to use Springer."

c) Committee for a Safer Triangle

Mrs. Mary Ellen Dale appeared before Council and spoke to the following Brief:

"The Committee for a Safer Triangle would like to ask - Where is the study on the Canada Way/Douglas Road/Sprott Street intersections? On January 17 this study was to have been completed early in February. On January 24, 87 letters from concerned area residents were referred to the Traffic Safety Committee with a note 'report to be submitted February 15'. At the February 15 meeting, the report was not ready, no reason was given, and no letters concerning our problem were on the Agenda. Why not?

We have heard a great deal lately about getting back to basics in our schools. We think it applies here as well. On November 5, 1976 when we took our first shaky steps into the crosswalks to stop traffic, and in any subsequent action we have taken, the foremost goal in our minds was TO OBTAIN SAFE CROSSINGS FOR OUR CHILDREN. That is a basic fact. The crossings which our children use every day are perilous. That is a basic fact. NOTHING has been done to improve these crossings for children and other pedestrians. And THAT is a basic fact.

Let us disentangle ourselves from the 'political game playing of this Council' that has nothing to do with the basics of this situation. The study, as Mr. Constable has stressed, is only a study, and pieces of paper will not help the children in the crosswalks. Including every other school in Burnaby in the study has no bearing on the basic fact that our children are in danger crossing to school each day. Ask yourselves if you as parents could let your children use these crossings every day without protest. I think not. When we cut through all of these trimmings we find three fairly simple basics.

1. The only reason for the existence of this Committee is to obtain safe crossings for our children.

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2. The dangers which our children face in these crossings are INTOLERABLE, and
3. Nothing has been done to alleviate this situation for our children.

The priorities here have gotten out of sequence. Let's put SAFETY FIRST!"

d) Burnaby Burrard Inlet Parks Committee

Kathleen Sember, 4166 Cambridge Street appeared before Council and spoke to the following Brief:

"The Burnaby Burrard Inlet Parks Committee is concerned that you are considering bypassing a public hearing in granting a lease to Kask Bros. for their proposed development of an underground conveyor system to bring aggregate by barge to their plant.

While we think the current proposal is a reasonable one, it is impossible to know without a public hearing -- since it is only at a public hearing that a developer lays everything on the table and commits himself to something specific.

Past experience makes us reluctant to rely on verbal presentations and promises. Previous proposals have been somewhat lacking in detail and the general scale has been found to be somewhat larger than indicated originally. Rather than relying on verbal commitments in granting development approval we think it absolutely essential that the public see specific plans which include preliminary engineering work and the permits required from outside agencies.

We see no reason to bypass this customary route. A public hearing is the only opportunity available to the public to scrutinize the proposal and this opportunity should not be forfeited for the convenience of the developer."

e) A.E. LePage Western Ltd.

Mr. R.W. Emerson appeared before Council and spoke to the following Brief:

"I have requested this delegation on behalf of Mr. W. Tsakumis, 812 Park Road, Richmond, B.C., who is the registered owner of 7342 Kingsway, Burnaby, B.C., legally described as: Parcel A, Explanatory Plan 929, Block 3, District Lot 95, Plan 301 and Lot 8, Blocks 1 and 3, District Lot 95, Plan 556.

The reason for the delegation is to receive Council's consideration and direction regarding the development problems involved with the site.

I have attached as Appendix 'A', the previous relevant correspondence with the Planning Department which will give you the background on this situation.

Mr. Tsakumis did not proceed with the 11,300 sq. ft. development that had preliminary plan approval as the cost of providing 100% underground parking and relocating of services as well as the loss of land involved in the widening dedications, made the project uneconomically viable. Once this decision was made, the property was offered for sale at \$235,000. I have attached copies of offers received by Mr. Tsakumis (Appendix 'B'), in brief they were:

- 1) October 10, 1975, for \$210,000 by the South Burnaby Credit Union. Subject to receiving Development Permit.
- 2) October 11, 1975 for \$230,000 by Mr. A. Prowal, or nominee. Subject to receiving Development Permit.
- 3) September 10, 1976 for \$200,000 by Country Style Donuts. Subject to receiving Development Permit.

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In each case, the prospective purchaser did not complete because the development requirements of the Planning Department made it uneconomically viable to proceed.

The South Burnaby Credit Union who had been dealing on the subject property for quite some time, had very minimal requirements that conformed with the C4 guidelines, but were still not able to satisfy the Planning Department. Their requirement was for a 3,000 sq. ft. professional building with surface parking (because of the cost of underground parking). This development would have been an ideal one for this corner as it would have been aesthetically very pleasing, a medium traffic generator so as not to create further congestion on the heavy Kingsway/Edwards intersection and also they were and were not concerned with the loss of site area involved in the widening dedications. As they were unable to gain satisfaction, they let the offer lapse and have since renovated their existing premises on the opposite side of Kingsway and are thus removed from the market as purchasers.

The other two groups, after checking with the Planning Department, found the development restrictions such that they also did not proceed with their offer.

Since the property has been on the market for sale, there have been continuous enquiries but once the development situation is explained, the interest dies. It is very easy to appreciate this fact as the restrictions not only limit the amount of development and thus the income, but the situation exists where the Municipality cannot give a definite date as to when the intersection will be done or how much money the owner will be required to pay to relocate the services.

In attempting to resolve the situation, myself and Mr. Brian Calder, B.A. LePage Industrial and Commercial Manager, have had several meetings with Mr. Parr and many other meetings with other members of c) the Planning Department. The last meeting I had with Mr. Parr was on August 27, 1976 at which time he indicated, in view of the previous conversations and time involved in dealing on this property, that he would attempt to resolve it as soon as possible. At this meeting, we discussed the following propositions.

1) Interim work being done on the intersection to facilitate closure of Britton Street which would then become part of the subject property and allow maximum development of the total area of the site.

2) Legally subdivide off the property required for the dedication no and the Municipality.

a) Committing to purchase the area upon the sale of the balance we have of the site.

b) Committing to purchase the property at the time that the intersection work is completed at the then appraised value and of the land, this value not to be less than today's value.

3) The Municipality purchasing the entire site at the established market value. This value to be arrived at by an appraiser for appraising the property without the restrictions that exist.

After many visits and phone calls, Mr. Parr eventually replied by a letter dated December 3, 1976, and received at our office on December 20, 1976. Between the period of December 3rd and December 20th, I made two visits and several phone calls to the Planning Department after being told that the letter was available.

In all development negotiations we were informed that Kingsway and Edmonds Streets property lines were both to be treated as front yard lines and would require a 20 foot setback as well as the road widening dedication. Mr. Parr's letter states that we could now consider only a 20 foot setback on Kingsway. Although this fact does relieve the development situation slightly, we are no further advanced in resolving the problems than we were 18 months ago.

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The fact that the Planning Department has been restricting the sale of the property (especially in the case of the South Burnaby Credit Union) Mr. Tsakumis feels that some compensation should be available.

At the time of the initial negotiations that the South Burnaby Credit Union had with the Planning Department, the Planning Department indicated that they wanted the property for a park area. The fact that the Planning Department was thinking along these lines may have had a definite affect on their assessing the proposed developments presented to them.

Also, to require that Mr. Tsakumis dedicate the road widening areas immediately and not receive any compensation at this time as well as (1) be responsible for a share of the cost of shifting the services and (2) not having any knowledge or date of when this is to happen seems unreasonable.

We would ask that the Council consider these facts and the past negotiations on the property and ask for their direction along the lines that I had discussed with Mr. Parr on August 27, 1976.

Mr. Tsakumis would like to stress that he is presenting this situation to the Council to receive satisfactory resolution and not to create any ill feeling with the Planning Department. He is prepared to work along with the Planning Department in attempting to resolve this situation.

I thank you for the opportunity of being able to present Mr. Tsakumis' case."

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN DRUMMOND:

"THAT Item 9, Manager's Report No. 13, 1977 be brought forward."

CARRIED UNANIMOUSLY

The Municipal Manager provided a report from the Director of Planning on this matter. It was indicated that the Municipal Manager is looking into Mr. Emerson's statement regarding a breakdown in communications which are referred to on Page 3 of his letter to Council.

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN RANDALL:

"THAT the report of the Municipal Manager be received for information purposes."

CARRIED UNANIMOUSLY

It was requested that staff provide a firm price to the property owner on the provision of services required.

BY-LAWS

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN STEWART:

"THAT:

'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW
NO. 6, 1977'

- #6994

be now tabled."

CARRIED UNANIMOUSLY

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MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT:

'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 2, 1977'	- #6990
'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 3, 1977'	- #6991
'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 5, 1977'	- #6993
'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 8, 1977'	- #6997

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 STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT the Committee now rise and report progress on the By-laws."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT:

'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 2, 1977'	- #6990
'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 3, 1977'	- #6991
'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 5, 1977'	- #6993
'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 8, 1977'	- #6997

be now read two times."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT:

'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 4, 1977'	- #6992
'BURNABY REFUSE BY-LAW 1967, AMENDMENT BY-LAW 1977'	- #7003
'BURNABY HIGHWAY EXCHANGE BY-LAW NO. 1, 1977'	- #7004

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

CARRIED UNANIMOUSLY

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MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

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

CARRIED
OPPOSED: Alderman Stusiak By-law #7003

The Council reconvened.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

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

CARRIED
OPPOSED: Alderman Stusiak By-law #7003

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT:

'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 4, 1977'	- #6992
'BURNABY REFUSE BY-LAW 1967, AMENDMENT BY-LAW 1977'	- #7003
'BURNABY HIGHWAY EXCHANGE BY-LAW NO. 1, 1977'	- #7004

be now read three times."

CARRIED
OPPOSED: Alderman Stusiak By-law #7003

MOVED BY ALDERMAN AST:
SECONDED BY ALDERMAN STEWART:

"THAT:

'BURNABY ZONING BY-LAW 1965, AMENDMENT BY-LAW NO. 24, 1976'	- #6852
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be now reconsidered and finally adopted, signed by the Mayor and Clerk and the Corporate Seal affixed thereto."

CARRIED
OPPOSED: Alderman Drummond

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN DRUMMOND:

"THAT:

'BURNABY ZONING PROCEDURE BY-LAW 1974, AMENDMENT BY-LAW 1977'	- #7001
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be now lifted from the table."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN DRUMMOND:

"THAT Third Reading which

'BURNABY ZONING PROCEDURE BY-LAW 1974, AMENDMENT BY-LAW 1977'	- #7001
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received on February 7, 1977 be now rescinded."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT Council do now resolve itself into a Committee of the Whole to consider and report on By-law No. 7001."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT the Committee now rise and report the By-law complete, as amended."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT:
'BURNABY ZONING PROCEDURE BY-LAW 1974,
AMENDMENT BY-LAW 1977'

- #7001

as amended, be now read a third time."

CARRIED UNANIMOUSLY

**See Item 3(a) - Delegations - Burnaby Chamber of Commerce for Text Amendment resolution. Pages 3 and 4 of Minutes.

CORRESPONDENCE AND PETITIONS

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN DRUMMOND:

"THAT all of the following listed items of correspondence be received and that those Items of the Municipal Manager's Report No. 13, 1977 which pertain thereto be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

a) Burnaby Public Library Board, Chairman Re: Retirement Dinner

Correspondence under date of February 10, 1977 was received advising The Burnaby Public Library Board wishes to hold a retirement dinner to recognize the contributions of three retiring library trustees. It was indicated that the cost will be less than \$300.00 and that funds are included in the 1977 Budget.

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MOVED BY ALDERMAN RANDALL:
SECONDED BY ALDERMAN LAWSON:

"THAT the request received from the Burnaby Public Library Board to hold a retirement dinner to recognize the contributions of three retiring library trustees be approved."

CARRIED UNANIMOUSLY

- b) Minister of Transport, The Honourable O.E. Lang Re: Special Grant to construct a Grade Separation at the crossing of Kensington Avenue at Mile 150.21 on the Burlington Northern Railway Second Subdivision
-

Correspondence under date of February 9, 1977 was received advising of acceptance of the application of the District of Burnaby for a special grant under Section 16 of the Railway Relocation and Crossing Act to construct a Grade Separation at the crossing of Kensington Avenue at Mile 150.21 on the Burlington Northern Railway Second Subdivision. It was indicated Transport Canada will contribute an amount up to \$2,544,160.00 based on an eligible project cost of \$3,823,600.00 or \$1,000,000.00 plus 60% of the eligible costs over \$1,250,000.00 whichever is less.

The Municipal Manager provided a report from the Director of Planning and the Municipal Engineer on this subject matter.

It was recommended that a copy of this report be sent to the executive of the Kensington Homeowners Association.

MOVED BY ALDERMAN LAWSON:
SECONDED BY ALDERMAN DRUMMOND:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

- c) South Burnaby Men's Club, Soccer Executive Re: Father and Son Banquet - Wednesday, February 23, 1977
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Correspondence under date of February 10, 1977 was received advising the South Burnaby Men's Club are holding their Father and Son banquet on Wednesday, February 23, 1977 at #83 Legion Hall on Grimmer Avenue and extending an invitation to a member of Council to attend the banquet as a guest.

MOVED BY ALDERMAN RANDALL:
SECONDED BY ALDERMAN AST:

"THAT Mayor T.W. Constable or his appointee attend the subject banquet on behalf of the Municipal Council."

CARRIED UNANIMOUSLY

- d) Girl Guides of Canada - Burnaby Area, Burnaby Imperial Division Commissioner Re: Guide Walk-a-thon - Sunday, April 3, 1977
12 Noon to 5:00 P.M.
-

Correspondence under date of February 18, 1977 was received requesting permission to hold a Guide Walk-a-thon in the Burnaby area.

The Municipal Manager provided a report from the Acting Parks and Recreation Administrator on this matter.

It was recommended that a copy of this report be sent to Elenor R.M. Railton.

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MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN RANDALL:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

- e) Corporation of the City of New Westminster, City Clerk
Re: Burnaby Noise Control By-law and meeting Thursday,
March 10, 1977 at 12:00 Noon

Correspondence under date of February 15, 1977 was received in regard to the above noted subject.

The Municipal Manager advised that representatives from the Medical Health Department, the R.C.M.P. and the Traffic Division of the Engineering Department will attend the meeting to provide whatever information may be desired with respect to By-law #6052 - Burnaby Noise and Sound Abatement By-law 1972.

It was recommended that the City of New Westminster be advised that as many as five members of staff are planning to attend the meeting on noise control on March 10, 1977.

MOVED BY ALDERMAN RANDALL:

SECONDED BY ALDERMAN DRUMMOND:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

Members of Council are to advise Mayor Constable as to attendance.

- f) Minister of Municipal Affairs and Housing, Honourable H.A. Curtis
Re: Municipal Incentive Grants

Correspondence under date of February 15, 1977 was received in regard to the above noted subject indicating the Province has increased its contribution to \$1,000.00 per unit. This increased contribution will apply to building permits issued on or after February 1, 1977. Staff were requested to advise the Minister as to plans for the use of the funds.

- g) Elpis Holdings Ltd. Re: Lot "C" of Part of Lot 3 and Part of Lot "B" of Lot 2, Block 1 of Lot 77, Group 1, Plan 13194, New Westminster District

Correspondence under date of February 16, 1977 was received expressing concern due to frustration for the last number of years in either developing their land or even disposing of it to purchasers interested in purchasing and developing the land.

The Municipal Manager advised that a staff report would be available on February 28, 1977 or soon thereafter, after receipt of the upcoming report on the Kensington/Sperling Rail Overpass question.

- h) Intrawest Management Ltd., President Re: By-law No. 6994 - RZ #37/76A
Request First and Second Readings be tabled

Correspondence under date of February 16, 1977 was received advising the Department of Highways requires an increased right-of-way of 75 feet from the centre of the Lougheed Highway into the subject property being rezoned. It was requested that because of the uncertainty of the location of this right-of-way on the property and its impact on the development that First and Second Readings to be heard on Monday, February 21, 1977 be tabled until further notice.

This subject matter was considered under Item 4(d) - By-law No. 6994.

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MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN AST:

"THAT as a result of information contained in the letter from Intrawest, we obtain a commitment as to the future right-of-way, from the Minister of Highways, for the Lougheed Highway from Boundary Road to North Road."

MOVED BY ALDERMAN DRUMMOND:
SECONDED BY ALDERMAN LEWARNE:

"THAT the subject matter be tabled."

CARRIED
OPPOSED: Alderman Stusiak

1) Mr. and Mrs. L.H. McGill Re: Street Barricades - Halifax,
Dellawn and Parklawn

Correspondence under date of February 9, 1977 was received in opposition to the barricades on Halifax, Dellawn and Parklawn and suggesting that part of the solution to the traffic problem of Brentwood would be to install left hand turns at either Delta and Lougheed, or Springer and Lougheed or both.

The Municipal Manager provided a report in regard to the above noted subject.

It was recommended by the Municipal Manager that:

1. A copy of this report and Item 14, Report No. 11 dated February 14, 1977 be sent to Mr. W.R. Kaye; and
2. A copy of Item 14, Report No. 11 dated February 14, 1977 be sent to Mrs. Luz A. Hughes et al whose letters on barricades in Community Plan Area "D" appear on the agenda.

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN RANDALL:

"THAT the recommendations of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

The following correspondence was received as well in regard to the above noted subject:

- j) Mr. C. Hummel and Mrs. E. Hummel, 1504 Crestlawn Drive, Burnaby, B.C.
- k) Mr. and Mrs. T. Boffo, 1603 Springer Avenue, Burnaby, B.C.
- l) Isabel Robison and D. Robison, 1445 Crestlawn Drive, Burnaby, B.C.
- m) W.R. Kaye, 1515 Crestlawn Drive, Burnaby, B.C.
- n) Mrs. G. Hunt, 1333 Springer Avenue, Burnaby, B.C.

TABLED MATTERS

- a) Burnaby Horsemen's Association - Lease
(Item 1, Manager's Report No. 82, 1976 - Council Meeting
December 20, 1976)
(Item 21, Manager's Report No. 1, 1977 - Council Meeting
January 10, 1977)
(Item 10, Manager's Report No. 3, 1977 - Council Meeting
January 17, 1977)

Council Meeting January 24, 1977 - LEFT TABLED.

February 21, 1977

The subject matter continued to be tabled to be dealt with in conjunction with Item 3, Manager's Report No. 13, 1977. Page 18 of the Minutes.

- b) 1977 Provisional Capital Improvement Program
(Item 26, Manager's Report No. 1, 1977 - Council Meeting January 10, 1977)

Council Meetings February 7 and 14, 1977 - LEFT ON THE TABLE.

This subject matter was left on the table.

ENQUIRIES

Alderman Lewarne indicated the District of West Vancouver had a Sound and Train Whistle Prohibition By-law No. 1958, presently in force and it has been amended so that the Royal Hudson can blow its whistle.

The Municipal Manager advised that under certain circumstances relating to signalization, etc., that The District of Burnaby could do likewise providing a By-law was passed accepting this responsibility.

Alderman Lawson advised of three complaints received to be referred to the Engineering Department.

1. The dangers inherent on the left hand turn from Lougheed onto Bell;
2. On Cameron Road west of North Road there is a 20 m.p.h. speed limit approximately 80% of the distance which is apparently being ignored;
3. Cars parking on Erickson Drive South of Cameron Road impede the two way traffic flow.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN LEWARNE:

"THAT the Engineer provide an updated report on the above noted complaint items."

CARRIED UNANIMOUSLY

Alderman Lawson enquired as to the current status of the Youth Services Division now that it has been taken over by the Provincial Department of Human Resources.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN STEWART:

"THAT the Municipal Manager provide a report on the question of the Youth Services Division particularly as it refers to their continuation and future operations."

CARRIED UNANIMOUSLY

On a question of Alderman Randall the Municipal Engineer advised that they had contacted the Department of Highways once again on the question of the light at the Sprott/Kensington intersection.

Alderman Randall advised of an enquiry received in regard to licencing procedures wherein a person had gone to a Veterinary Clinic to have a dog spayed and was advised that they had to wait approximately six months and under the circumstances they still had to pay the full licence. They were advised that if they went to the S.P.C.A. such would not be the case.

Alderman Randall advised that he would discuss this subject with the Municipal Manager.

February 21, 1977

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN STEWART:

"THAT we bring forward in two week's time the Loughheed/Sullivan/Cameron Community Plan for discussion and consideration, particularly the traffic and Beaverbrook/Cameron Road alignments."

CARRIED UNANIMOUSLY

On a question of Alderman Drummond the Municipal Clerk advised that the deadline for correspondence or delegations to be placed on the Council Agenda was now Wednesday, Noon.

On a further question of Alderman Drummond the Municipal Clerk advised that written requests to appear as a delegation were accepted but not verbal telephone requests.

REPORTS

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN AST:

"THAT Council do now resolve itself into a Committee of the Whole."

CARRIED UNANIMOUSLY

a) Mayor T.W. Constable Re: Annual Municipal Appreciation Dinner

Mayor Constable advised that tentative arrangements have been made for the Annual Municipal Appreciation Dinner to be held at the Sheraton Villa on Friday, April 15, 1977.

It was recommended that Council authorize the payment of the amount it will probably cost which is estimated to \$3,500.00.

MOVED BY ALDERMAN LAWSON:
SECONDED BY ALDERMAN EMMOTT:

"THAT the recommendation of Mayor T.W. Constable be adopted."

CARRIED UNANIMOUSLY

It was requested that invitations be extended to First Ladies of past Mayors.

b) Traffic Safety Committee

A report of the Traffic Safety Committee under date of February 17, 1977 was received and indicated the following recommendations:

1. Gilley Avenue and Imperial Street

It was recommended by the Traffic Safety Committee that:

- a) The request for additional controls at Gilley Avenue and Imperial Street be denied; and
- b) The Secretary of the Windsor Home and School Association be provided with a copy of this report.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN AST:

"THAT the recommendations of the Traffic Safety Committee be adopted."

CARRIED UNANIMOUSLY

February 21, 1977

2. Barker Crescent and Gilpin Crescent

It was recommended by the Traffic Safety Committee that:

- a) No action be taken on the request to replace the existing yield signs with stop signs at the subject intersection; and
- b) A copy of this report be forwarded to Mrs. Carolyn Dancs, 4881 Barker Crescent.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN AST:

"THAT the recommendations of the Traffic Safety Committee be adopted."

CARRIED UNANIMOUSLY

3. Loading Zone in front of 5050 Hastings Street

It was recommended by the Traffic Safety Committee that:

- a) The request for the passenger loading zone in front of 5050 Hastings Street be denied; and
- b) The Kingdom Hall Society be provided with a copy of this report to appraise the Society of the alternative solution to their problem suggested by the Municipal Engineer.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN AST:

"THAT the recommendations of the Traffic Safety Committee be adopted."

CARRIED UNANIMOUSLY

4. Traffic Signals - Canada Way and Edmonds Street

The Municipal Engineer advised that changes to the signal controller at the above intersection in the near future will provide a 2 second delay in the "walk" indication for each green phase in the signal cycle.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN AST:

"THAT the report of the Traffic Safety Committee be received for information purposes."

CARRIED UNANIMOUSLY

5. Bus Stop in front of 7776 Canada Way

The Municipal Engineer submitted a report on a telephoned complaint from Mrs. N. Potter concerning a bus stop location in front of her property at 7776 Canada Way.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN AST:

"THAT the report of the Traffic Safety Committee be received for information purposes."

CARRIED UNANIMOUSLY

6. Truck Traffic - Tenth Avenue from Kingsway to Twentieth Street

It was recommended by the Traffic Safety Committee that

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in view of the entirely unsatisfactory situation outlined in the report, Council initiate immediate and urgent action, preferably at the political level, to resolve the problems created by the unilateral action of the City of New Westminster affecting truck traffic on Tenth Avenue.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN AST:

"THAT the recommendation of the Traffic Safety Committee be adopted."

CARRIED UNANIMOUSLY

It was requested that Mayor T.W. Constable meet with the current Minister of Municipal Affairs on this particular problem.

7. Bus Shelters on Kingsway and Installation of a Pedestrian Actuated Crossing Signal - Kingsway and Hall Street

The Municipal Engineer provided a report on the above noted subject matter.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN AST:

"THAT the report of the Traffic Safety Committee be received for information purposes."

CARRIED UNANIMOUSLY

c) Burnaby Justice Council

A report under date of February 17, 1977 was received advising of the election of the Reverend R.G. Morrison as Chairman and Mrs. Irene Laidley as Deputy Chairman of the Burnaby Justice Council for the year 1977.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT the report of the Burnaby Justice Council be received."

CARRIED UNANIMOUSLY

The Burnaby Justice Council advised that they wish to hold a luncheon meeting on Wednesday, March 16, 1977. It was anticipated that the cost of the luncheon will be approximately \$75.00.

It was recommended that Council authorize the Burnaby Justice Council to hold a Luncheon Meeting on Wednesday, March 16, 1977.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

"THAT the recommendation of the Burnaby Justice Council be approved."

CARRIED UNANIMOUSLY

d) Municipal Manager

The Municipal Manager presented Report No. 13, 1977 on the matters listed following as Items 1 to 25 either providing the information shown or recommending the courses of action indicated for the reasons given.

February 21, 1977

1. Water Utility

The Municipal Manager provided a report from the Municipal Treasurer and Municipal Engineer regarding proposed rates for the supply of water to consumers.

It was recommended by the Municipal Manager that:

- 1) Effective on the first of the month following adoption of the amending By-law, residential strata title parcels and rental residential properties, except those in commercial buildings, be assessed for water at flat rates;
- 2) The flat rate be set at \$19.00 per annum;
- 3) A flat rate of \$31.50 be set for each unit of a duplex whether it be strata title or under one ownership;
- 4) Metered readings and billings be adjusted to end with the date the flat rates become effective;
- 5) The applicable flat rates for 1977 be adjusted pro rata for the period to commence with the date the rates go into effect until 31 December 1977, and apply in full for the year 1978 et al; and
- 6) A report be brought down concerning the possibility of placing low water use commercial premises on flat rates.

MOVED BY ALDERMAN RANDALL:

SECONDED BY ALDERMAN DRUMMOND:

"THAT the recommendations of the Municipal Manager be adopted."

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN STEWART:

"THAT Recommendation No. 2 be amended to read 'that the flat rate be set at \$24.00 per annum'."

CARRIED

OPPOSED: Alderman Drummond

A vote was then taken on the Motion as amended and CARRIED

OPPOSED: Alderman Drummond

The Meeting recessed at 9:12 P.M.

The Meeting reconvened at 9:27 P.M. with all Members of Council present.

2. R.C.M.P. Monthly Report - January 1977

The Municipal Manager provided a report of the Officer-in-Charge, Burnaby Detachment, R.C.M.P. covering the policing of the Municipality for the month of January 1977.

**3. Burnaby Horsemen's Association
Lease Amendments and Various Documents**

The Municipal Manager provided a report from the Acting Parks and Recreation Administrator regarding matters pertaining to the Burnaby Horsemen's Association.

It was recommended by the Municipal Manager that the amendment to the Burnaby Horsemen's Association By-laws as outlined in the report be approved by Council.

February 21, 1977

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN STUSIAK:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

4. Building Department Report

The Municipal Manager provided a report of the Chief Building Inspector covering the operation of his Department from January 4 to January 28, 1977.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN DRUMMOND:

"THAT the report of the Municipal Manager be received for information purposes."

CARRIED UNANIMOUSLY

5. Cariboo School Transit Service

The Municipal Manager provided a report of the Municipal Engineer containing schedules of School Bus service to Cariboo Hill District.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN RANDALL:

"THAT the report of the Municipal Manager be received for information purposes."

CARRIED UNANIMOUSLY

6. Proposed Sale of Municipal Property
Lot 392, D.L. 87, Group 1, Plan 48101 - Burris Street

The Municipal Manager provided a report from the Land Agent regarding the sale of a property on Burris Street.

It was recommended by the Municipal Manager that the subject property be sold subject to the terms as outlined in the Land Agent's report.

MOVED BY ALDERMAN RANDALL:
SECONDED BY ALDERMAN STEWART:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN STUSIAK:

"THAT all Municipal property for sale be sold at an upset price."

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN STEWART:

"THAT the forenoted resolution be referred to the Municipal Manager for a report."

CARRIED UNANIMOUSLY

February 21, 1977

7. Closure of Rumble Street

The Municipal Manager provided a report of the Director of Planning providing information on the apparent future closure of Rumble Street on the Vancouver side in the Champlain Heights area.

It was recommended by the Municipal Manager that:

- 1) Vancouver City Council be requested not to construct or complete any new road connections or delete any developed street links between Champlain Heights and Boundary Road until the ramifications of the proposed new road link(s) can be properly assessed, recognizing the current development standard of Boundary Road; and
- 2) Vancouver City Council be requested to provide technical information on both anticipated traffic movements and their impact on Boundary Road and local Burnaby streets if the current proposal is implemented without the construction of the median shown on Sketch "C".

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN STEWART:

"THAT the recommendations of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN STEWART:

"THAT Mayor T.W. Constable contact the City of Vancouver to arrange a meeting in regard to the apparent future closure of Rumble Street."

CARRIED UNANIMOUSLY

8. Letter from Mr. W.R. Kaye - 1515 Crestlawn Drive, Burnaby
Assessment on Property and Road Closure in Community Plan
Area "D" - Brentwood

This subject matter was considered previously under Item 5(i) - Correspondence and Petitions.

9. Letter from A.E. LePage Western Limited - 885 Dunsmuir Street,
Vancouver, B.C. - Building Site at 7342 Kingsway

This subject matter was considered previously under Item 3(e) - Delegations.

10. Water Connection Fees

The Municipal Manager provided a report from the Municipal Treasurer regarding a proposed increase in fees for water connections.

It was recommended by the Municipal Manager that:

- 1) The 3/4" connection fee be set at \$350.00;
- 2) Burnaby Waterworks Regulation By-law No. 3325 be amended accordingly;
- 3) The rate change become effective on the date of passage of the By-law; and
- 4) The rate be reviewed annually.

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MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN RANDALL:

"THAT the recommendations of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

11. By-law No. 6998 being the "Burnaby Trades Licence By-law 1950, Amendment By-law No. 1, 1977" - Regulation of Taxbuyers.
(Item 21, Manager's Report No. 7, January 31, 1977)

The Municipal Manager provided a report from the Municipal Solicitor regarding the subject By-law which was reconsidered and finally adopted on February 7, 1977.

MOVED BY ALDERMAN LAWSON:
SECONDED BY ALDERMAN LEWARNE:

"THAT the report of the Municipal Manager be received for information purposes."

CARRIED UNANIMOUSLY

12. Overpasses

The Municipal Manager provided a report of the Municipal Engineer in connection with the Council enquiry relating to the justification for the current overpass presently under construction at the Dewdney Trunk/Lougheed Highway intersection from the Department of Highways.

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN LAWSON:

"THAT the report of the Municipal Manager be received for information purposes."

CARRIED UNANIMOUSLY

13. Inspection Services for 1977 Capital Improvement Works

The Municipal Manager provided a report of the Municipal Engineer regarding proposals for services relating to 1977 Capital Improvement Works.

It was recommended by the Municipal Manager that:

- 1) The services of R.F. Binnie Ltd. be retained for contract preparation, survey control and construction inspection on the storm sewer work on -

Still Creek Street from Douglas to dead-end west, and
Norland Avenue from Douglas to Spratt,

and on the roadworks and storm sewer work on:

Dawson Street from Willingdon to Gilmore; and

- 2) The services of R.F. Binnie Ltd. be retained for contract preparation, survey control and construction inspection on the projects in accordance with the proposal as outlined in the letter dated January 27, 1977 from the Municipal Engineer and R.F. Binnie's reply to the Municipal Engineer dated February 14, 1977.

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MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STUSIAK:

"THAT the recommendations of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

14. Letter from Mrs. Harold Rosaine which appeared on the Agenda for the February 14, 1977 meeting of Council (Item 4d)
Lane south of Rosewood Street from Canada Way to Sixth Street

The Municipal Manager provided a report of the Municipal Engineer in regard to the above noted subject.

It was recommended by the Municipal Manager that Mrs. Harold Rosaine be informed of Corporation policy regarding the opening of lanes as outlined in the Municipal Engineer's report.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STUSIAK:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

15. Local Court of Revision

The Municipal Manager provided a report from the Area Assessment Authority regarding the need to establish a meeting date for the local Court of Revision for hearing appeals against the Local Improvement and Sewer Assessment Rolls.

It was recommended by the Municipal Manager that the local Court of Revision sit at 7:00 P.M. on May 5, 1977.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN RANDALL:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

16. Industrial use at 6994 Greenwood Street
Lot 5, Blk. 6, D.L. 44/78/131, Plan 11087

The Municipal Manager provided a report of the Director of Planning containing comments on an enquiry that Council made last week with respect to a property that is located at 6994 Greenwood Street.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN RANDALL:

"THAT the report of the Municipal Manager be received for information purposes."

CARRIED UNANIMOUSLY

17. Parking Provisions at the B.C. Telephone Company Headquarters
Building - Boundary/Kingsway - Rezoning Reference #32/74
(Item 6, Manager's Report No. 1, January 10, 1977)
(Item 6, Manager's Report No. 9, February 7, 1977)

The Municipal Manager provided a report from the Acting Parks and

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Recreation Administrator regarding parking provisions for employees at the B.C. Telephone Company Headquarters and also a proposal to prohibit parking by these employees in the Central Park area.

It was recommended by the Municipal Manager that:

- 1) Council authorize the Municipal Solicitor to prepare a By-law controlling parking in the Central Park lots in accordance with the regulations outlined in this report;
- 2) The By-law be submitted for approval to:
 - a) The Burnaby/Vancouver Parks and Recreation Committee and through this Committee, to the Vancouver Board of Parks and Recreation and the City of Vancouver;
 - b) The Province of British Columbia; and
- 3) The B.C. Telephone Company be notified when the By-law is adopted.

MOVED BY ALDERMAN RANDALL:

SECONDED BY ALDERMAN DRUMMOND:

"THAT the recommendations of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

18. 1977 Capital Improvement Program
Parks Nursery - Completion of Header House

The Municipal Manager provided a report from the Acting Parks and Recreation Administrator forwarding a request from the Parks and Recreation Commission for permission to commence construction involving an extension to a greenhouse at the Parks Nursery.

It was recommended by the Municipal Manager that Council approve the expenditure of \$10,000 for the completion of the Header House at the Parks Nursery prior to approval of the 1977 Annual Budget.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN RANDALL:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

19. Letter from the Corporation of the City of New Westminster
511 Royal Avenue, New Westminster - Noise Control

This subject matter was considered previously under Item 5(e) - Correspondence and Petitions.

20. Letter from The Girl Guides of Canada - Burnaby Area
7787 - 17th Avenue, Burnaby - Walk-A-Thon on April 3, 1977

This subject matter was considered previously under Item 5(d) - Correspondence and Petitions.

21. Letter from Mr. Fred Wainwright which appeared on the Agenda
for the February 14, 1977 meeting of Council (Item 4f)
Edmonds Loop

The Municipal Manager provided a report of the Municipal Engineer

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regarding bus service at the Edmonds Loop.

It was recommended by the Municipal Manager that a copy of this report be sent to Mr. Fred Wainwright.

MOVED BY ALDERMAN RANDALL:

SECONDED BY ALDERMAN STUSIAK:

"THAT the recommendation of the Municipal Manager be adopted and in addition a letter be sent advising that the Council does not agree with the B.C. Hydro conclusion in reference to the Edmonds Loop and insisting that another look be taken at this Loop."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN DRUMMOND:

"THAT the subject matter be referred to the Transit Committee of Council."

CARRIED UNANIMOUSLY

22. Letter from The Honourable Otto Lang
Kensington Overpass Project

This subject matter was considered previously under Item 5(b) - Correspondence and Petitions..

23. Sublease of Waterlot 5870

The Municipal Manager advised that the subject waterlot is the only one on the North Arm of the Fraser which is still covered by a lease from the North Fraser Harbour Commission to the Municipality. The Municipality obtained this lease in 1964 for a term of 21 years. This waterlot was subsequently sublet to MacMillan Bloedel and for the past several years, the sublease has been renewed on an annual basis.

It was recommended by the Municipal Manager that:

- 1) A sublease be executed with MacMillan Bloedel Ltd., subject to the following conditions:
 - a) The term of the sublease to be for one year commencing February 26, 1977;
 - b) The sublease be subject to the terms of the head lease between the Province and the North Fraser Harbour Commission;
 - c) If the rent is raised by the North Fraser Harbour Commission, any increase is to be passed on to MacMillan Bloedel Limited;
 - d) The log booms stored on this waterlot be removed at the Municipality's request within a 30 day limit;
 - e) The permission be granted on a month-to-month basis; and
 - f) The log booms be secured in such a way that there is no connection to land at either high or low tide; and
- 2) A By-law be brought forward accordingly.

MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN STUSIAK:

"THAT the recommendations of the Municipal Manager be adopted."

CARRIED UNANIMOUSLY

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24. Kask Bros. Ready Mix Concrete Ltd. - Proposed Conveyor System (Item 20, Manager's Report No. 80, December 13, 1976) (Item 22, Manager's Report No. 7, January 31, 1977)

The Municipal Manager reported on the question of a submission by Arnold F.C. Hean, Esq. of Hean, Wylie, Prentice & Company at the February 14, 1977 Meeting of Council regarding the above subject matter. It was indicated that the particular matter has been discussed at length with the Municipal Solicitor and with the Department of Municipal Affairs. The views of the Municipal Solicitor and Municipal Manager were presented.

It was recommended by the Municipal Manager that:

- 1) The necessary action be taken to close the road allowance;
- 2) The Municipality obtain title to the road allowance;
- 3) The Planning Director be directed to prepare the necessary report to Council outlining the prerequisites required to rezone the appropriate portion of the road allowance to a CD zoning;
- 4) After the passage of the necessary Rezoning By-law, permission to use the land be granted by means of licence (not lease), subject to a charge on a royalty basis predicted on a percentage of the value per ton of material carried by the conveyor; and that this fee be reviewed on an annual basis;
- 5) Council authorize the Land Agent to negotiate the terms of the licence and the royalty charge;
- 6) Apply CD Zoning to the Kask site in order to control change of use. (This recommendation appears as Item #5 on Page 169 and should have been brought forward as recommendation #6 to Page 171);
- 7) A copy of this report item be forwarded to the Parks and Recreation Commission.

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN LAWSON:

"THAT the recommendations of the Municipal Manager be adopted."

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN STEWART:

"THAT staff bring forward a report on the ramifications in regard to the cost to the owner before it comes to a By-law position."

CARRIED UNANIMOUSLY

The motion as amended was then voted on and CARRIED.

OPPOSED: Mayor Constable and
Alderman Ast

25. West Building

The Municipal Manager provided a report from the Municipal Treasurer on the proposed rental of space to the Provincial Human Resources Department in the West Building.

It was recommended by the Municipal Manager that the Corporation

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rent the Human Resources section of the West Building to the Province of British Columbia for the period of 1 September, 1976 to 31 August, 1977 at an annual rate of \$118,686. payable monthly.

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN STEWART:

"THAT the recommendation of the Municipal Manager be adopted."

CARRIED
OPPOSED: Alderman Stusiak

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN AST:

"THAT the Committee now rise and report."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN RANDALL:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN RANDALL:

"THAT the Council now resolve itself into a Committee of the Whole 'In Camera'."

CARRIED UNANIMOUSLY