

1980 APRIL 14

A regular meeting of the Municipal Council was held in the Council Chamber, Municipal Hall, 4949 Canada Way, Burnaby, B.C., on Monday, 1980 April 14 at 19:00 h.

PRESENT: Mayor D.M. Mercier, In the Chair
Alderman G.D. Ast
Alderman D.N. Brown
Alderman D.P. Drummond
Alderman A.H. Emmott
Alderman D.A. Lawson
Alderman W.A. Lewarne
Alderman V.V. Stusiak

ABSENT: Alderman F.G. Randall

STAFF: Mr. M.J. Shelley, Municipal Manager
Mr. E.E. Olson, Municipal Engineer
Mr. A.L. Parr, Director of Planning
Mr. J.G. Plesha, Administrative Assistant to Manager
Mr. James Hudson, Municipal Clerk
Mr. B.D. Leche, Deputy Municipal Clerk

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN LEWARNE:

"THAT Alderman Randall be granted leave of absence from the Council Meeting this evening."

CARRIED UNANIMOUSLY

V I S I T O R S

His Worship, Mayor Mercier, welcomed Mrs. Joyce McManus, Leader, and twelve members of the Fourth Pathfinder Company of the Girl Guides to the Council Meeting this evening. His Worship expressed the wish that the girls would find the Council Meeting interesting and informative.

M I N U T E S

The minutes of the Council Meeting held on 1980 April 08 came forward for adoption.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN BROWN:

"THAT the minutes of the Council Meeting held on 1980 April 08 be now adopted."

CARRIED UNANIMOUSLY

P R O C L A M A T I O N

His Worship, Mayor Mercier, issued the following proclamation regarding "Volunteer Recognition Week":

"WHEREAS volunteerism is a pursuit open to all regardless of race, ethnic origin, religion or economic position;

AND WHEREAS the act of volunteering one's services to the community benefits the entire community as well as the individual;

AND WHEREAS thousands of Burnaby residents work unselfishly throughout the year to improve services to the community and deserve due recognition;

NOW, THEREFORE I, DAVID M. MERCIER, MAYOR OF THE CORPORATION OF THE DISTRICT OF BURNABY, DO HEREBY PROCLAIM THE WEEK OF

APRIL 20TH TO 26TH, 1980

AS

"VOLUNTEER RECOGNITION WEEK"

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D E L E G A T I O N S

The following wrote requesting an audience with Council:

- (a) Stan Bender, 1980 April 09
Re: Boundary Road Widening from Marine
Drive to Rumble Street and Noise Levels
Spokesman - Mr. Stan Bender
- (b) (i) Dr. Paul R. Duprat and Associate,
1980 April 09, Re: Bus stop located in
front of building where we practise.
- (ii) Coquitlam Photo Studio Ltd., W. Knauer,
1980 April 08, Re: Change bus stop back
to its previous location or further south.
- (iii) Westward Mortgage Realty Ltd., President,
1980 April 09, Re: Bus stop was moved
directly in front of the premises.
- (iv) Carillon Music Ltd., T. Roy Hepworth,
1980 April 08, Re: Bus stop moved
directly in front of our store

Spokesman - Mr. T.R. Hepworth

MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN STUSIAK:

"THAT the delegations be heard."

CARRIED UNANIMOUSLY

- (a) Mr. Stan Bender, 3705 Southwood Street then addressed Council on the subject of the Boundary Road widening from Marine Drive to Rumble Street and the noise levels associated therewith. The following is the substance of Mr. Bender's address:

"Myself and Mr. Nelson and Mr. Harrison live on Boundary Road where it is being widened south of Rumble Street. We are in a situation where we have large trees in front of our properties and we have discussed this situation with Mr. Olson and Mr. Jeffares of the Municipal Engineering Department. The reason that this is so late in coming before Council is that we were not aware of the situation that is happening. Now that we are fully aware of the situation we are acting upon it. The trees that we have there now filter pollution, they block the unsightly view that will be there on Boundary Road and they are very attractive, of course. The thing is that these trees have been there a long time and it would be a shame to remove them.

Mr. Bender understood that the access road in front of his and his neighbour's property would consist of a one lane road plus a parking lane. If the parking lane is constructed it would mean the removal of some of the trees, root pruning of others, thus causing chaos in the treed area. The parking lane would never be used. If the parking lane was eliminated the trees could stay in their present position and the cost to the municipality would be much less. Mr. Bender noted that the reaction of the Municipal Engineer to this proposal seemed to be positive.

Mr. Bender further requested that the height of the proposed cedar fence which will be constructed along Boundary Road in this area be increased. This is required to create a more effective noise buffer. Mr. Bender would actually prefer the construction of a berm with the existing trees to be left in their present position. However, the height of the fence is of prime importance to cut down on the noise levels of the trucks using Boundary Road."

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MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN BROWN:

"THAT Mr. Alec G. Nelson, 7702 Boundary Road, be authorized to speak on this same subject."

CARRIED UNANIMOUSLY

Mr. Nelson then addressed Council on the subject of the Boundary Road widening. The following is the substance of Mr. Nelson's submission:

"Mr. Bender has given the position for the very very high trees in this particular area. I came here fourteen years ago and moved into the house which I presently occupy on Boundary Road. The noise and pollution was generally bad even then. As a result, I had trees planted and those trees are now sixteen to eighteen feet high. If Burnaby removes those trees now I think we are in the area where we would get the most pollution and the most danger from pollution. The trees we have in front of us shield us from a definite health hazard. There are alternatives to taking those trees away and leaving the place wide open. There are possibly three alternatives, not just one:

1. The tree removal could be left until such time as the berm or the wall or the fence or whatever had been constructed. This would protect us from the traffic that now comes up on Boundary Road. It is a danger to anyone's health. With regard to the proposal for one lane without parking, I have lived there for fourteen years and nobody has ever parked on that particular area of Boundary Road.
2. Keep the road at a one lane through road standard rather than provide a parking lane.
3. Remove that lane completely south of Southwood Street. I am the only one who has frontage on Boundary Road and I personally would not want any access from Boundary Road if it meant getting away from those trucks.

I think it is a definite health hazard and I think Burnaby Council should do something about it if they can. I think that Council can.

Council was advised that a report of the Transportation Committee on this subject would be available on 1980 April 21 and further consideration of the matter was deferred until that time.

- (b) Mr. T.R. Hepworth then addressed Council on the subject of the bus stop which had recently been relocated to the front of the building at 2849 North Road. The following is the substance of Mr. Hepworth's submission:

"About two weeks ago the bus stop that was located just south of our building at 2849 North Road was relocated directly in front of our building effectively cutting off six to seven parking spaces. This is the cause of our problem.

Mr. Hepworth provided photographs and a sketch of the bus stop in question. Mr. Hepworth noted that his own business, Carillon Music, had opened at this location in 1976 and had developed very well since that time. As a result, parking has become an extreme premium. We do have parking on the side and some underground. The underground parking is extremely difficult and most ladies seem to have tremendous trouble even parking underground. It is very difficult because of the posts that support the building. We need every inch of parking that we can have and we have had that parking available to us up until two weeks ago. There are also other businesses besides Carillon Music. There is a photo shop in there and they rely very heavily on the stop in traffic. There is a mortgage firm in there and a dentist. The problem is that we have spent considerable dollars in trying to get people to come to Carillon Music. People have trouble finding our location even though it is on North Road because the numbers on the Coquitlam side of North Road do not correspond with the Burnaby side at all and the bulk of the traffic comes from the south up North Road watching the Coquitlam numbers which are in the 500 or 600 series while on the Burnaby side the numbers are in the 2000. When they finally find the location they have to proceed south of North Road and park in front of homes which are further south. Retail businesses need

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parking, it is absolutely essential in order to do business, otherwise it fails to operate. We pay licence fees and rental tax to have the opportunity to do business at this location. For almost four years we have had that opportunity until two weeks ago when the bus stop was moved. We immediately approached the Transportation Department and asked them to delay the relocation of the bus stop until we had had an opportunity to discuss the matter fully. It was considered extremely urgent that this matter be brought to Council's attention. We are the only retail business up and down the block, it is not like there was a whole block of retail stores. We have our own retail location, the rest is private homes scattered along the North Road area. The bus stop just sat at the south edge of the building between the homes and ourselves. The relocation of this bus stop has effectively blocked our retail access as far as street parking is concerned. The solution should be dealt with immediately because it is affecting our business today. It started affecting our business the moment they started putting up the No Parking signs in front of the entire front of the building. We have several solutions that could be used:

1. Locate the bus stop back at its former location.
2. The bus stop could be located slightly further down North Road. There are quite large gaps in places between homes. It is not like it is solid homes.

There are several alternates to the existing situation and I do not feel that the solution had to come up by blocking the only retail business street access. I would request that Council authorize the immediate removal of the existing bus stop to a more amenable area."

Council was advised that a staff report on this subject would be available on 1980 April 21 and further consideration of the matter was deferred until that time.

B Y - L A W S

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STUSIAK:

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

'Burnaby Zoning By-law 1965, Amendment
By-law No. 5, 1980'"

#7471

CARRIED UNANIMOUSLY

Alderman Drummond advised Council that it had come to his attention that a possible conflict of interest may exist relative to Rezoning Reference #1/80 (Burnaby Zoning By-law 1965, Amendment By-law No. 5, 1980, By-law #7471) whereby Alderman Stusiak, in his capacity as a supplier to the construction industry, had provided materials, i.e. windows and doors to previous developments of Bosa Brothers, the applicants for RZ #1/80. Alderman Drummond requested His Worship, Mayor Mercier, to rule on whether a conflict of interest existed under these circumstances.

It was unanimously agreed that Alderman Drummond would provide full details of this matter to the Municipal Solicitor who, after consulting with Alderman Stusiak, would submit a report on the matter to Council. Based on the Municipal Solicitor's opinion as to whether a conflict of interest actually existed, Council would then determine the course of action to be followed.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STUSIAK:

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

CARRIED

OPPOSED: ALDERMEN BROWN AND
DRUMMOND

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The Council reconvened.

MOVED BY ALDERMAN AST:
SECONDED BY ALDERMAN STUSIAK:

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

CARRIED

OPPOSED: ALDERMEN BROWN AND
DRUMMOND

MOVED BY ALDERMAN AST:
SECONDED BY ALDERMAN STUSIAK:

"THAT

'Burnaby Zoning By-law 1965, Amendment By-law
No. 5, 1980'

#7471

be now read a third time."

CARRIED

OPPOSED: ALDERMEN BROWN AND
DRUMMOND

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN STUSIAK:

"THAT

'Burnaby Highway Exchange By-law No. 4, 1977,
Repeal By-law 1980'

#7486

'Burnaby Highway Reservation By-law 1980'

#7502

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

CARRIED UNANIMOUSLY

CORRESPONDENCE AND PETITIONS

MOVED BY ALDERMAN AST:
SECONDED BY ALDERMAN BROWN:

"THAT all of the following listed items of correspondence be received and those
items of the Municipal Manager's Report No. 29, 1980 which pertain thereto be
brought forward for consideration at this time."

CARRIED UNANIMOUSLY

- (a) The Council for Canadian Unity, National
Chairman, Provincial Territorial Chairman
Re: Canada Week - Wednesday, 1980 June 25
- Tuesday, 1980 July 01

A letter dated 1980 March 31 was received concerning Canada Week which will
be held from 1980 June 25 to July 01. The letter pointed out that our
nation is at the crossroads as to its future, and it is the responsibility
of all Canadians to work towards the goal of preserving a strong unified
country. CANADA WEEK, which is sponsored by The Council for Canadian Unity,
presents an opportunity for all to demonstrate their pride in this great
country and their desire to keep it united.

Helping Canadians to become involved in their country is the only way that
we can keep this nation together and Council's active participation will
serve to encourage such involvement.

Enclosed with the letter received was a proclamation covering Canada Week.

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- (b) New Democratic Party of British Columbia,
Provincial Secretary, Re: Public Meeting
on proposed Annacis Island Crossing -
Sunday, 1980 April 20 - 14:00 h -
Queensborough Community Centre

A letter dated 1980 April 02 was received advising that the Provincial Council of the New Democratic Party have scheduled a public meeting on the proposed Annacis Island Crossing on Sunday, 1980 April 20 at 14:00 h.

Presentations and opinions have been invited from municipal associations and community groups to assist the Party in policy formulation on the crossing.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN BROWN:

"THAT a copy of the Annacis Island Crossing System Report, as prepared by the Director of Planning, being Item 3, Municipal Manager's Report No. 19, 1980 March 10, be forwarded to the New Democratic Party of British Columbia."

CARRIED UNANIMOUSLY

- (c) Greater Vancouver Regional District,
Chairman, G.V.R.D. Planning Committee,
Re: Energy Management Workshop

A letter dated 1980 April 02 was received advising that two workshops covering energy management would be held in order to make it as convenient as possible for elected officials to attend and to ensure that the sessions are small enough to permit discussion. The two sessions will be held:

- (1) Thursday, 1980 April 24 - 5 p.m. - 9.30 p.m. - Sheraton Villa Hotel,
(with dinner)
- (2) Friday, 1980 April 25 - 9 a.m. - 1.30 p.m. - Richmond Inn, Richmond
(with lunch)

The Energy Management Workshops are being co-sponsored by the G.V.R.D., the Provincial Ministry of Energy, Mines and Petroleum Resources and the B.C. Hydro and Power Authority. Both of these provincial organizations have expertise in energy use and conservation and operate programs which may be of assistance to municipalities.

- (d) Burnaby Chamber of Commerce, Manager
Re: Enclosing letters from The Bay and Eaton's
dealing with the subject of store hours

A letter dated 1980 April 09 was received enclosing letters from The Bay and Eaton's dealing with the subject of store hours.

- (e) Simpsons-Sears Limited, General Manager,
B.C. Retail Operations, Re: Our company is
opposed to any extension of night openings beyond three

A letter dated 1980 March 31 was received advising that Simpsons-Sears policy is to be open only three nights per week where legislation permits. Simpsons-Sears is opposed to any extension of night openings beyond three, and, as is the trend in some areas, to Sunday open hours.

- (f) F.W. Woolworth Co. Limited, Director
of Public Relations and Consumer Affairs,
Re: Shops Closing Regulations

A letter dated 1980 March 25 was received advising that if Council relaxes the present shops closing regulations, it would be the intention of the F.W. Woolworth Co. Ltd. to confine evening shopping to Wednesday, Thursday and Friday evenings.

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- (g) Ian Stewart, Re: Improper placement of
bus stop on south side of Marine Drive

A letter dated 1980 April 08 was received protesting the relocation of the bus stop on the south side of Marine Drive adjacent to 4596 Marine Drive.

Council was advised that a staff report on this subject would be available on 1980 April 21 and further consideration of the matter was deferred until that time.

R E P O R T S

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STUSIAK:

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

CARRIED UNANIMOUSLY

The Municipal Manager presented Report No. 29, 1980 on the matters listed following as Items 1 to 16 either providing the information shown or recommending the courses of action indicated for the reasons given:

1. G.V.R.D. Rapid Transit Study - LRT Routes in Burnaby

The Director of Planning reported that Council on 1980 March 24 had received a report from the Burnaby Transportation Committee on the above subject.

The following are the recommendations contained in that report:

- (a) THAT Council approve in principle the first and third priority LRT routing alignments and station locations in the Municipality of Burnaby.
- (b) THAT Council request the G.V.R.D. to work in conjunction with municipal staff to achieve implementation of the Metrotown core station, which accords with the Metrotown development plan, concurrently with the development of the first priority Rapid Transit line.
- (c) THAT Council support a subway alignment for LRT through Metrotown and request that the G.V.R.D. provide, for further consideration, a preliminary design for a subway alignment.
- (d) THAT Council not support the at-grade alignment of LRT along North Road and request that the G.V.R.D. provide, for further consideration, a preliminary design for an elevated alignment.
- (e) THAT Council request the G.V.R.D. to work with municipal staff to examine the proposed yard site location and layout with respect to the proposed Byrne/10th Connector, the proposed B.C.H.R. right-of-way realignment, and the appropriateness and impact of this facility in the context of existing and proposed land-use development in this area.
- (f) THAT Council request the G.V.R.D. to work with municipal staff to resolve the other areas of concern regarding alignments and station locations as discussed in this report and outlined in the summary.
- (g) THAT Council authorize municipal staff, in consultation with the G.V.R.D. to give further consideration to the design, circulation, accessibility and adjacent land uses at the proposed stations in Burnaby.
- (h) THAT Council request the G.V.R.D. to ensure that there is the opportunity for a high degree of municipal involvement in subsequent design and implementation work that is carried out with regard to LRT routes in Burnaby.

The Director of Planning noted that Council at that time had adopted Recommendations (a) and (h) aforementioned, and requested that staff provide further comment on the Recommendations (b) through (g). The Director of Planning presented a more detailed consideration of these recommendations.

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The Municipal Manager recommended:

- (1) THAT Recommendations (b) to (g) aforementioned, be now adopted.

MOVED BY ALDERMAN EMMOTT:
SECONDED BY ALDERMAN BROWN:

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

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN BROWN:

"THAT the Greater Vancouver Regional District be advised that further study may result in changes of significance to the items contained in the aforementioned recommendations."

CARRIED UNANIMOUSLY

A vote was then taken on the original motion as moved by Alderman Emmott and seconded by Alderman Brown, "That the recommendation of the Municipal Manager be adopted", as amended, and same was CARRIED UNANIMOUSLY.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN BROWN:

"THAT the Municipal Manager contact all of the abutting property owners within the Metrotown boundaries to clarify if the Metrotown preferred core alignment is possible with regards to:

- (a) existing buildings;
- (b) what possible financial implications might be involved;
- (c) what level of co-operation the Corporation of the District of Burnaby could look forward to;
- (d) what timing implications might come forward as a result of the content."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN BROWN:

"THAT the Director of Planning approach the British Columbia Telephone Company to see if they would be interested in a cost sharing of the cost of pre-building for the station in that general location - Boundary and the alignment."

CARRIED UNANIMOUSLY

2. 1980 Municipal Planning Grant Application

The Municipal Manager provided a report from the Director of Planning pertaining to the 1980 Municipal Planning Grant Application.

The Municipal Manager recommended:

- (1) THAT Council advise the Ministry of Municipal Affairs that it is their intention that the studies to be carried out with the aid of Planning Grant Funds will lead towards the preparation and adoption of Official Community Plans, as a means of implementing the findings of the various studies.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

3. Accountability Management

The Municipal Manager provided a report from the Personnel Department concerning the Accountability Management Program.

The Personnel Director reported that the following steps are presently being taken to make the modified Burnaby Accountability Management System fully operational for senior exempt staff by the end of 1980:

- (1) All members of the senior exempt staff have attended an AM Seminar which exposed them to the AM process, as envisaged in the Municipal Manager's memo dated 1979 September 04, a copy of which is attached.
- (2) A pilot group, composed of four Department Heads and the Municipal Manager, and assisted by the Training and Development Co-ordinator, has drafted accountabilities, objectives and standards of performance for each of the group's members.
- (3) Members of the pilot group are now working with executive sub-groups (other Department Heads) in establishing the latter's respective accountabilities, objectives, standards and measures of performance.
- (4) Within the next several weeks the Municipal Manager will meet individually with each Department Head to discuss his respective accountabilities and to reach mutual agreement regarding standards of performance and a plan of action.
- (5) When all Department Heads are operational and are comfortable with their respective accountabilities, they will be asked to continue the implementation with subordinate senior staff.
- (6) The present Performance Appraisal System will also be reviewed during the above process.

The Municipal Manager recommended:

- (1) THAT the report of the Personnel Director be received for information purposes.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

4. Retirement - Mr. Arthur Brockman

The Municipal Manager provided a report from the Personnel Director concerning the retirement of Mr. Arthur Brockman, who has been employed by the municipality for twelve years.

The Municipal Manager recommended:

- (1) THAT the Mayor, on behalf of Council, send to Mr. Brockman a letter of appreciation for his many years of loyal and dedicated service to the municipality.

MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN STUSIAK:

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

CARRIED UNANIMOUSLY

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5. Request from the Personnel Director to attend the Canadian Municipal Personnel Association's Annual Conference, Halifax, Nova Scotia - 1980 June 02 to 06, inclusive

The Municipal Manager provided a report from the Personnel Director requesting authority to attend the Municipal Personnel Association's Annual Conference in Halifax, Nova Scotia from 1980 June 02 to June 06 inclusive.

The Municipal Manager recommended:

- (1) THAT the Personnel Director be authorized to attend the Annual Conference of the Canadian Municipal Personnel Association at an estimated cost of \$868.00.

MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN STUSIAK:

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

CARRIED UNANIMOUSLY

6. Engineer's Special Estimate

The Municipal Manager provided a report from the Municipal Engineer regarding a special estimate of work for his department in the total amount of \$780.00.

The Municipal Manager recommended:

- (1) THAT the estimate as submitted by the Municipal Engineer be approved.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

7. Letter from Mr. and Mrs. L.K. Vanstone which appeared on the agenda for the 1980 April 08 meeting of Council
Noise complaint regarding B.C.I.T. Student Union Building Pub Nights

The Municipal Manager provided a report from the Chief Public Health Inspector regarding complaints of excessive noise emanating from the B.C.I.T. Wayburne Drive parking lot. The Chief Public Health Inspector reported that the student body and the administration of the British Columbia Institute of Technology have been requested to take appropriate steps to appropriately eliminate this noise source and he is of the opinion that they will be successful.

Should a satisfactory permanent solution not be achieved by Institute officials, it is the Chief Public Health Inspector's intention, in co-operation with Liquor Control and Licensing Branch, to proceed with any action deemed necessary.

The Municipal Manager recommended:

- (1) THAT a copy of this report be sent to:

Mr. and Mrs. L.K. Vanstone
4749 Willowdale Place
Burnaby, B.C., V5G 4B4

Mr. P. Henderson, Business Manager
Student Association Centre
British Columbia Institute of Technology
3700 Willingdon Avenue
Burnaby, B.C., V5G 3H2

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Mr. R. Howllett
Conse-C Enterprises Ltd.
#240 - 4299 Canada Way
Burnaby, B.C., V5G 1H3

Mr. D.M. Macpherson, C.A.
Vice-Principal of Administration and Bursar
British Columbia Institute of Technology
3700 Willingdon Avenue
Burnaby, B.C., V5G 3H2

Mr. L.D. Truesdale
Liquor Control Board and Licensing Branch
#217 - 1899 Willingdon Avenue
Burnaby, B.C., V5C 5T1

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

8. Lake City East
Site 6 - 9100 Centaurus Circle
Preliminary Plan Approval #5535

The Municipal Manager provided a report from the Director of Planning in which he advised that an application for Preliminary Plan Approval dated 1980 March 24 for a 120 unit 21 storey high rise apartment on the above captioned site had been received.

The Director of Planning reported that the following options were available to Council to resolve this particular situation:

- (1) Rezone the site to Multiple Family Residential District (RM1) to preclude the development of the high rise.
- (2) Direct staff to issue Preliminary Plan Approval and subsequently a Building Permit on the understanding that improvements would be made to the design to meet current standards and code requirements.
- (3) As the province has an interest in both Sites 6 and 8, direct staff to work with the province and the developers of the two sites towards a unified development proposal of two lower towers of ten to twelve storeys each and a small commercial component. It is noted that the sites, under the original plan, could accommodate one tower of 21 storeys and one tower of 19 storeys plus commercial space.

The Municipal Manager recommended:

- (1) THAT Council direct staff to pursue Option #3, aforementioned.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN LEWARNE:

"THAT this Council direct staff to pursue Option #1, aforementioned."

MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN LAWSON:

"THAT Option #1, aforementioned, be amended to read as follows:

'Rezone the site to Multiple Family Residential District (RM2) to preclude the development of the high rise.'"

CARRIED

OPPOSED: MAYOR MERCIER AND
ALDERMAN STUSIAK

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A vote was then taken on the original motion as moved by Alderman Drummond, seconded by Alderman Lewarne, as amended, "That this Council direct staff to pursue Option #1, aforementioned", with the following result:

FOR: ALDERMEN BROWN, DRUMMOND,
LAWSON AND LEWARNE

OPPOSED: MAYOR MERCIER, ALDERMEN
AST, EMMOTT AND STUSIAK

The votes being equal for and against the question, the motion was declared negatived and LOST.

MOVED BY ALDERMAN EMMOTT:
SECONDED BY ALDERMAN STUSIAK:

"THAT this Council direct staff to pursue Option #3, aforementioned."

MOVED BY ALDERMAN AST:
SECONDED BY ALDERMAN LAWSON:

"THAT further consideration of this matter be tabled."

MOTION DEFEATED

OPPOSED: MAYOR MERCIER, ALDERMEN
BROWN, DRUMMOND, LEWARNE
AND STUSIAK

A vote was then taken on the original motion as moved by Alderman Emmott and seconded by Alderman Stusiak, "That this Council direct staff to pursue Option #3, aforementioned", and this motion was DEFEATED with Mayor Mercier, Aldermen Brown, Drummond, Lawson and Lewarne opposed.

MOVED BY ALDERMAN LEWARNE:
SECONDED BY ALDERMAN LAWSON:

"THAT the Director of Planning be requested to provide information on the precise status of the Application for Preliminary Plan Approval and the deadlines for same."

CARRIED UNANIMOUSLY

9. Proposed inclusion of a project in the 1980 Local Improvement Program - sidewalk for east side of Phillips Avenue, Lougheed Highway to Government Street

The Municipal Manager provided a report from the Municipal Solicitor containing the cost report as required by Section 601 of the Municipal Act covering the subject Local Improvement Project.

The Municipal Manager recommended:

- (1) THAT the Local Improvement Cost Report be adopted.
- (2) THAT Burnaby Local Improvement Charges By-law 1980, By-law No. 7479, be amended to make provision for a work of 1.5 m sidewalk at an annual rate of \$1.28 payable over 15 years.

MOVED BY ALDERMAN AST:
SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

10. Data Processing

The Municipal Manager provided a report from the Municipal Treasurer regarding the computer conversion program.

The Municipal Treasurer reported that in spite of the difficulties outlined to Council in previous reports and particularly the rather gloomy state of affairs contained in the last report, we are pleased to state that the conversion will be essentially complete by the end of 1980, at costs of up to \$250,000.00 less than anticipated in the last report. Although we underestimated the funds which would be required and the time it would take to do the job, we will have achieved the objective of having changed computers and improved our system. We will also have gained the advantages previously stated.

The Municipal Manager recommended:

- (1) THAT the report of the Municipal Treasurer be received for information purposes.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

11. 1980 Annual Accountability Budget

The Municipal Manager provided a report from the Municipal Treasurer concerning the 1980 Accountability Budget.

The Municipal Treasurer reported that the municipality will not be supplied with the official tax levies of the other taxing authorities much before 1980 April 20.

The Municipal Treasurer provided an estimate of these levies and rates.

The Municipal Manager recommended:

- (1) THAT the report of the Municipal Treasurer be received for information purposes.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

The Council Meeting recessed at 21:23 h.

The Council Meeting reconvened at 21:36 h with Alderman Randall absent.

12. Budget - Final Recast 1979 December 31

The Municipal Manager provided a report giving the details of the Final Recast Budget 1979 December 31.

The Municipal Manager recommended:

- (1) THAT a By-law be brought down to amend Burnaby Budget Authorization By-law No. 7349.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN EMMOTT:

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

CARRIED UNANIMOUSLY

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13. Letter from the Social Planning and Review Council of British Columbia which appeared on the agenda for the 1980 April 08 Meeting of Council
Dental Education and Treatment of Children

The Municipal Manager provided a report from the Medical Health Officer which has been prepared in response to a letter from the Social Planning and Review Council of British Columbia which appeared on the agenda for the 1980 April 08 Meeting of Council concerning dental education and treatment for children.

The Municipal Manager recommended:

- (1) THAT a copy of this report be sent to Mr. Peter S. Boyle, Secretary-Treasurer, Burnaby School Board, 5325 Kincaid Street, Burnaby, B.C., V5G 1W2.
- (2) THAT a copy of this report be sent to Mr. Dave Smith, Chairman, Dental Committee, Social Planning and Review Council of British Columbia, 2210 West 10th Avenue, Vancouver, B.C., V5K 2N6.

MOVED BY ALDERMAN AST:

SECONDED BY ALDERMAN STUSIAK:

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

CARRIED UNANIMOUSLY

14. Discovery Park Research and Development Facilities
Willington (B.C.I.T.) Site - Proposed Community Plan

The Director of Planning reported that the amendments approved by Council for the Willington Site at Discovery Park Community Plan on 1980 March 17 had now been incorporated in the Community Plan.

The Director of Planning also provided additional information and clarification on points raised by Council in connection with the Community Plan on 1980 March 17.

The Municipal Manager recommended:

- (1) THAT Council adopt the proposed amended items to the Willington Site Discovery Park Community Plan as outlined in Sections 2(a), 2(c), 2(d), 2(e), and 2(h) of this report.
- (2) THAT Council receive Sections 1 and Sections 2(b), 2(f) and 2(g) of this report for its information.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN STUSIAK:

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

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN LEWARNE:

"THAT in Section 2(h) of the Director of Planning's report, the words 'Director of Planning' in sentence 'Specific uses not listed above but similar in intent and character subject to the approval of the Director of Planning' be changed to read, 'subject to the approval of the Municipal Council'."

CARRIED

OPPOSED: ALDERMAN LAWSON

A vote was then taken on the original motion as moved by Alderman Lawson and seconded by Alderman Stusiak, "That the recommendations of the Municipal Manager be adopted", as amended, and same was CARRIED UNANIMOUSLY.

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15. Discovery Park Research and Development Facilities
Simon Fraser University Site - Proposed Community Plan

The Municipal Manager provided a report from the Director of Planning regarding the Discovery Park Community Plan for the Simon Fraser University Site.

The Municipal Manager recommended:

- (1) THAT Council receive the Simon Fraser University - Discovery Park Community Plan report and refer it to the regularly scheduled Council Meeting of 1980 May 20 for consideration, which would be after the Public Hearing scheduled for 1980 May 13 for the rezoning of the Discovery Park Development Site.
- (2) THAT Council adopt the Simon Fraser University - Discovery Park Community Plan as described in the Director of Planning's report.

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN STUSIAK:

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

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN EMMOTT:

"THAT Section 11.4 (c) of the Director of Planning's report be amended to contain a clause permitting the Director of Planning to extend the basic two year term of a development permit for further periods of six months upon the written request by an applicant and clear assurance that efforts to commence development are being actively pursued by the applicant."

CARRIED UNANIMOUSLY

A vote was then taken on the original motion as moved by Alderman Emmott and seconded by Alderman Stusiak, "That the recommendations of the Municipal Manager be adopted", as amended, and same was CARRIED UNANIMOUSLY.

MOVED BY ALDERMAN LEWARNE:

SECONDED BY ALDERMAN BROWN:

"THAT a copy of this report be forwarded to the Simon Fraser University President, Mr. George Pedersen, asking that he convey the information therein to such persons connected with the University as he may wish to."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN LEWARNE:

"THAT the Transportation Committee discuss with representatives of Simon Fraser University and the Ministry of Transportation and Highways the relationship of the Hastings Street/Gaglardi Way extension relative to the Discovery Parks Incorporated/Simon Fraser University Site."

CARRIED UNANIMOUSLY

16. Discovery Parks Incorporated - Simon Fraser University Site
Rezoning Reference #9/80

Application for the rezoning of:

Portion of D.L. 144, Bounded by B.C. Hydro right-of-way to the north and proposed ring road to the south.

From: Regional Institutional District (P6)
To: Comprehensive Development (CD)

Address: 8888 Barnet Road

The Municipal Manager recommended:

- (1) THAT Council approve the SFU Site - Discovery Park Community Plan as a development permit area and provide for the issuance of development permits in the context of this subject zoning by-law in accordance with Section 6.0 of this report and in accordance with the procedures for the issuance of development permits as prescribed in Section 6.2(c) of this report.
- (2) THAT Council receive the report of the Planning Department and request that a rezoning by-law be prepared, and that the rezoning for the subject portion of D.L. 144 from the P6 Regional Institutional District to the CD Comprehensive Development District, be advanced to a Public Hearing on 1980 May 13 at 19:30 h and that the following be established as pre-requisites to the completion of the rezoning:
 - (a) Adherence to the SFU Site - Discovery Park - Community Plan.
 - (b) The submission of a suitable plan of development and compliance with established requirements in order to obtain a development permit. Building permits cannot be released prior to the release of the requisite development permit.
 - (c) The deposit of sufficient monies to cover the costs of all services necessary to serve the site. All services are to be designed and constructed to the approval of the Municipal Engineer. One of the conditions for the release of occupancy permits will be the completion of all requisite services.
 - (d) The entering into of a servicing agreement covering the SFU Site - Discovery Parks.
 - (e) The installation of all electrical, telephone and cable servicing and all other wiring underground throughout the development, and to the point of connection to the existing service where sufficient facilities are available to serve the development.
 - (f) The legal site definition of the Discovery Park development site.
 - (g) The granting of any necessary easements.
 - (h) The dedication of rights-of-way related to the University Ring Road and the Gagliardi Way/Ring Road intersection deemed requisite.
 - (i) The provision of public pedestrian walkway easements in conformance with walkways outlined in the Community Plan.
 - (j) The retention of as many existing mature trees as possible on the site.
 - (k) The treatment of existing watercourses within the Discovery Park site in accordance with the Community Plan to the approval of the Municipal Engineer.
 - (l) The payment of any requisite municipal taxes by the owner of the Discovery Park site with respect to the subject development.
 - (m) The determination of acceptable control standards regarding potential annoyances, nuisances, emissions, and polluting elements and these standards shall form part of the SFU Site - Discovery Park - Community Plan.
 - (n) The provision of legal covenants protecting the conservation areas outlined on the Community Plan.
 - (o) The determination of an acceptable arrangement regarding fire protection for the SFU Discovery Park development.

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MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN LEWARNE:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN EMMOTT:

"THAT the Committee now rise and report."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN EMMOTT:

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

CARRIED UNANIMOUSLY

E N Q U I R I E S

ALDERMAN BROWN

Alderman Brown enquired if the Municipal Engineer would be submitting a report on the results of his discussions with the residents of Boundary Road immediately south of Rumble Street regarding the retention of trees and the construction of an access road in connection with the Boundary Road widening program.

The Municipal Engineer indicated that a report on this subject would be forthcoming.

MOVED BY ALDERMAN STUSIAK:
SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED UNANIMOUSLY