

1985 NOVEMBER 18

A regular meeting of the Municipal Council was held in the Council Chamber, Municipal Hall, 4949 Canada Way, Burnaby, B.C. on Monday, 1985 November 18 at 7:00 p.m.

PRESENT: Mayor W.A. Lewarne (In the Chair)  
Alderman D.N. Brown  
Alderman D.P. Drummond  
Alderman A.H. Emmott  
Alderman D.A. Lawson  
Alderman G.H.F. McLean  
Alderman E. Nikolai  
Alderman L.A. Rankin

ABSENT: Alderman V.V. Stusiak

STAFF: Mr. M.J. Shelley, Municipal Manager  
Mr. J.E. Fleming, Director Administrative & Community Services  
Mr. E.E. Olson, Director Engineering  
Mr. A.L. Parr, Director Planning and Building Inspection  
Mr. J.G. Plesha, Administrative Assistant to Manager  
Mr. C.A. Turpin, Municipal Clerk  
Mr. R.D. Seath, Municipal Clerk's Assistant

#### M I N U T E S

- (a) The minutes of the regular Council Meeting and Caucus Meeting "In Camera" held on 1985 November 12 then came forward for adoption.

MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT the minutes of the regular Council Meeting and Caucus Meeting 'In Camera' held on 1985 November 12 be now adopted."

CARRIED UNANIMOUSLY

#### D E L E G A T I O N

The following wrote requesting an audience with Council.

- (a) Mr. Z. Molnar, 1985 October 31,  
Re: Proposed installation of lights  
on the Willingdon Avenue back  
lane between Grange and Burke  
Speaker - Mr. Z. Molnar

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT the delegation be heard."

CARRIED UNANIMOUSLY

- (a) Mr. Z. Molnar, 5491 Willingdon Avenue addressed the members of Council with respect to proposed installation of lights on the Willingdon Avenue back lane between Grange and Burke Streets.

The delegation protested the actions of petitioners who had appeared before Council at an earlier meeting requesting the installation of lighting in the subject lane. The delegation further protested the omission of many property owners from the petition whereas a large number of tenants had been invited to sign. It was suggested that lighting in the adjacent school yard already provides adequate illumination and further upgrading might only serve to attract undesirables to the area in the evenings. Furthermore, R.C.M.P. statistics indicate that the crime rate in the subject area is slightly below average. Finally, the delegation suggested that installation of the proposed lighting might lead to more complaints from residents whose sleep would be disturbed by the bright illumination.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN BROWN:

"THAT Item 09, Municipal Manager's Report No. 73, 1985 November 18, be now brought forward for consideration at this time."

CARRIED UNANIMOUSLY

9. Letter from Mr. Molnar, 5491 Willingdon Avenue, Burnaby, B.C., V5H 2T3, which appears on this Agenda Letter from Mr. James D. Ells which appeared on the Agenda for the 1985 October 28 Meeting of Council Willingdon Avenue - Burke Street to Grange Street Street Lighting

The Municipal Manager submitted a report from the Director Engineering which was written in response to a petition presented to Council at its meeting of 1985 October 28 requesting installation of lighting in the lane west of Willingdon Avenue from Grange Street to Burke Street. The petitioners had also requested improvements to the standard of lighting on Willingdon Avenue.

The report concludes that lighting in the subject area of Willingdon Avenue can be improved through upgrading the mercury vapour lighting on Willingdon Avenue to sodium vapour lighting and to use local improvement procedures to install lighting in the lane west of Willingdon Avenue, both of which procedures require the approval of B.C. Hydro who are the owners of the wooden power poles.

The Municipal Manager recommended:

- (1) THAT a local improvement lighting project be initiated in 1986 for the lane west of Willingdon Avenue from Grange Street to Burke Street, subject to receiving B.C. Hydro approval to utilize existing power poles.
- (2) THAT Mr. James D. Ells of 5389 Willingdon Avenue, Mr. L. Molnar, 5491 Willingdon Avenue, and Mr. Robert Baker of 5387 Willingdon Avenue, Burnaby, B.C., be provided with copies of the report.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN RANKIN:

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

CARRIED UNANIMOUSLY

B Y L A W S

FIRST, SECOND AND THIRD READINGS:

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN LAWSON:

"THAT

'Burnaby Cab and Commercial Vehicles Bylaw 1951, Amendment Bylaw 1985'	#8450
'Burnaby Cabaret Regulation Bylaw 1934, Amendment Bylaw 1985'	#8451
'Burnaby Trades Licence Bylaw 1950, Amendment Bylaw 1985'	#8452
'Burnaby Club Regulation Bylaw 1950, Amendment Bylaw 1985'	#8453
'Burnaby Automatic Vending Machine Bylaw 1946, Amendment Bylaw 1985'	#8454

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'Burnaby Dog Tax and Pound and Animal Regulation Bylaw 1972,  
Amendment Bylaw 1985' #8455

'Burnaby Bicycle Licensing Bylaw 1973, Amendment Bylaw 1985' #8456

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT the Committee now rise and report the bylaws complete."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN LAWSON:

"THAT

'Burnaby Cab and Commercial Vehicles Bylaw 1951, Amendment  
Bylaw 1985' #8450

'Burnaby Cabaret Regulation Bylaw 1934, Amendment Bylaw 1985' #8451

'Burnaby Trades Licence Bylaw 1950, Amendment Bylaw 1985' #8452

'Burnaby Club Regulation Bylaw 1950, Amendment Bylaw 1985' #8453

'Burnaby Automatic Vending Machine Bylaw 1946,  
Amendment Bylaw 1985' #8454

'Burnaby Dog Tax and Pound and Animal Regulation Bylaw 1972,  
Amendment Bylaw 1985' #8455

'Burnaby Bicycle Licensing Bylaw 1973, Amendment Bylaw 1985' #8456

be now read three times."

CARRIED UNANIMOUSLY

RECONSIDERATION AND FINAL ADOPTION:

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN LAWSON:

"THAT

'Burnaby Budget Authorization Bylaw 1985, Amendment Bylaw No. 1' #8445

'Burnaby Capital Expenditure Program Bylaw 1985, Amendment  
Bylaw No. 1' #8446

'Burnaby Sewerage System Parcel Tax Bylaw 1973, Amendment  
Bylaw 1985' #8448

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 NIKOLAI:  
SECONDED BY ALDERMAN McLEAN:

"THAT all of the following listed items of correspondence be received and those items of the Municipal Manager's Report No. 73, 1985 November 18 which pertain thereto be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

- (a) Elkford Expo '86 Committee,  
Faye Sigurdson, 1985 October 25,  
Re: Motorized Rally from Elkford  
to Expo - Financial assistance  
for prize money

A letter dated 1985 October 25 was received from the Elkford Expo '86 Committee requesting funding assistance for a motorized rally from Elkford, B.C. to Expo.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT this item of correspondence be now **REFERRED** to the Grants and Publicity Committee for consideration."

CARRIED UNANIMOUSLY

- (b) Arthur C. Dick, 1985 November 01,  
Re: Concerns about Como Lake Street  
(Coquitlam) and East Broadway  
Street (Burnaby)

A copy of a letter dated 1985 November 01 from Mr. Arthur C. Dick to the Mayor and Council of the District of Coquitlam was received in which the writer expresses concerns regarding the junction of Como Lake Street in Coquitlam and East Broadway in Burnaby.

His Worship, Mayor Lewarne, advised that this item of correspondence has been referred to the Director Engineering who is preparing a report for submission to Council at its next regular meeting to be held on 1985 November 25.

- (c) City of Port Moody, City Clerk,  
1985 November 05,  
Re: Resolution on Commuter Rail

A letter dated 1985 November 05 was received from the City of Port Moody requesting that Council endorse a resolution regarding commuter rail service along the C.P.R. right-of-way.

The resolution reads as follows:

"WHEREAS a commuter rail service along the C.P.R. right-of-way has long been proposed and has been endorsed by every municipality from Vancouver to Mission;

AND WHEREAS many other Council, Planning bodies and Advisory bodies have also endorsed the proposal;

AND WHEREAS every attempt in the last four years to obtain a considered response to this proposal from the Provincial Government has met with either no reply, or a reply indicating that the matter is in effect 'waiting for a meeting to be arranged';

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THEFORE BE IT RESOLVED THAT Council petition the Minister responsible for Transit, the Honourable Grace McCarthy, to directly address this issue forthwith, to inform Council of the Minister's degree of support, if any, for the proposal and to advise Council of what steps will be taken, and in what time frame, to negotiate with the Federal Government, to negotiate with C.P. Rail, and to reach a final decision;

AND THAT the Minister be requested to release any information regarding Commuter Rail which may have been obtained by means of any study in 1985;

AND THAT a copy of this resolution be forwarded to both Vancouver Regional Transit Commission and the Board of B.C. Transit, requesting their consideration of it at their next meeting;

AND FURTHER THAT this resolution be forwarded to all municipalities in the Lower Mainland requesting each council endorse it and forward it likewise;

AND FURTHER THAT this resolution be copied to all members of the B.C. Legislative Assembly and to the relevant members of Parliament."

MOVED BY ALDERMAN RANKIN:

SECONDED BY ALDERMAN DRUMMOND:

"THAT the resolution from the City of Port Moody regarding commuter rail service be endorsed."

CARRIED UNANIMOUSLY

#### R E P O R T S

MOVED BY ALDERMAN NIKOLAI:

SECONDED BY ALDERMAN McLEAN:

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

CARRIED UNANIMOUSLY

- (a) Municipal Clerk  
Re: Certificate of Sufficiency

The Municipal Clerk submitted a Certificate of Sufficiency with respect to the 1985 Local Improvement Program. The Municipal Clerk also reported on petitions received against Local Improvement projects, pursuant to Section 656(1) of the Municipal Act and which are listed in a schedule attached to the report. Insufficient petitions were received against the balance of the works shown on the schedule and Council was advised that it may proceed with the works in accordance with provisions of the Municipal Act.

The Municipal Clerk recommended:

- (1) THAT Council receive the Municipal Clerk's Certificate of Sufficiency covering the 1985 Local Improvement Program.
- (2) THAT Council authorize the preparation of Local Improvement Construction bylaws for each of the surviving projects.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

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MOVED BY ALDERMAN RANKIN:  
SECONDED BY ALDERMAN BROWN:

"THAT Item 04, Municipal Manager's Report No. 73, 1985 November 18 be now brought forward for consideration at this time."

CARRIED UNANIMOUSLY

4. 1985 Local Improvement Program - Streets

The Municipal Manager submitted a report from the Director Engineering with respect to the 1985 Local Improvement Program - Streets.

The report contains comments pertaining to three of the projects included in the Municipal Clerk's Certificate of Sufficiency because both conditions required for a clear defeat have not been met. The report advises that it has previously been Council's policy not to "force" a project in such circumstances but be guided by the wishes of the majority of the number of owners while setting aside the value of the parcels as being the less significant of the two requirements. In applying this policy, the Director Engineering recommended that two of the petitions be considered sufficient to defeat the projects and, with respect to the third, the work should proceed because of the clear majority not opposed.

The Municipal Manager recommended:

- (1) THAT Projects 85-018 (Trinity Street) and 85-020 (MacDonald Avenue) not be proceeded with as Local Improvement Projects.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN McLEAN:

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

CARRIED UNANIMOUSLY

- (b) The Municipal Manager presented Report No. 73, 1985 November 18, on the matters listed following as Items 01 to 13 either providing the information shown or recommending the courses of action indicated for the reasons given:

1. Work Order:  
No. 60-09-054 - Construction of Lane at Rear  
of Brantford Avenue

The Municipal Manager submitted a report from the Director Engineering regarding Work Order 60-09-054 in the amount of \$4,700. The Work Order provides for construction of a lane at the rear of 6741 Brantford Avenue following removal of a private building located partially on the lane allowance.

The Municipal Manager recommended:

- (1) THAT Work Order No. 60-09-054 be approved.

MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN NIKOLAI:

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

CARRIED UNANIMOUSLY

2. Indoor Pistol and Rifle Ranges

The Municipal Manager submitted a report from the Director Planning and Building Inspection regarding possible establishment of an indoor pistol and rifle range in the municipality.

The report discusses existing regulations, development and locational considerations, proposed zoning bylaw amendments and characteristics of indoor pistol and rifle ranges. The report notes that there are no indoor ranges in B.C. at this time. Information was also provided with respect to indoor ranges in modern facilities in Edmonton and Calgary, Alberta.

The Municipal Manager recommended:

- (1) THAT a bylaw be brought forward to permit the introduction of the proposed amendments, as outlined in Section "G" of the report, into the Burnaby Zoning Bylaw, and that the bylaw be advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17 at 19:30 h.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

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

CARRIED UNANIMOUSLY

3. Building Permit Tabulation Report No. 11 - 1985  
From 1985 October 07 to November 03

The Municipal Manager submitted a report from the Director Planning and Building Inspection attaching the Building Permit Tabulation with Revenue/Expenditure Statement for the period 1985 October 07 to November 03.

The Municipal Manager recommended:

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

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN McLEAN:

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

CARRIED UNANIMOUSLY

4. 1985 Local Improvement Program - Streets

This item was dealt with previously in the meeting in conjunction with Item 5.(a) under Reports.

5. Council authority to enact Bylaw respecting  
Nuclear Weapons

The Municipal Manager submitted a report from the Municipal Solicitor regarding Council's authority to enact bylaws respecting nuclear weapons. The report was written in response to Council's request for an opinion on the extent of its authority to enact a bylaw prohibiting the manufacture, distribution, storage or transportation of a nuclear weapon (or component) in the municipality. The report concludes with advice that the required legislative authority cannot be delegated by the Province as jurisdiction for atomic energy control rests solely with the Parliament of Canada.

The Municipal Manager recommended:

- (1) THAT Council not enact any bylaw dealing with the subject of nuclear weapons.

MOVED BY ALDERMAN McLEAN:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

6. Signing - Nuclear Weapons Free Zone

The Municipal Manager submitted a report from the Director Engineering regarding the installation of signs which inform that Burnaby is a Nuclear Weapons Free Zone. The report lists various locations in the municipality for installation of subject signs and advises that approval must be obtained from the Ministry of Transportation and Highways for placement of signs on Provincial arterial roads.

The Municipal Manager recommended:

- (1) THAT the report be received by Council for information purposes.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED UNANIMOUSLY

7. Closure of Maywood Street between Willingdon and Patterson Avenues

The Municipal Manager submitted a report from the Director Planning and Building Inspection regarding the closure of Maywood Street between Willingdon and Patterson Avenues.

The report advises of a proposed closure of the west end of Maywood Street for a six month trial period to allow residents to become familiar with new travel patterns required and to allow monitoring of potential problems at the Willingdon intersection.

The Municipal Manager recommended:

- (1) THAT Council authorize the Director Engineering to close to traffic (with barricades) the Patterson end of Maywood Street.
- (2) THAT this closure be implemented immediately for a six month trial period.
- (3) THAT the Property Managers of Owners' Strata Plan NW 1587, NW 1698, NW 1961 and NW 524 respectively, be sent a copy of the report.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN RANKIN:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN DRUMMOND:

"THAT staff investigate the practicability of cutting back the median on Willingdon Avenue at the intersection with Patterson Avenue to allow for a left turn movement of traffic onto Patterson from Willingdon."

CARRIED UNANIMOUSLY



8. Rezoning Applications

The Municipal Manager submitted a report from the Director Planning and Building Inspection concerning current rezoning applications.

The Municipal Manager recommended:

- (1) THAT Council set a Public Hearing for this group of rezonings on Tuesday, 1985 December 17 except where noted otherwise in the individual reports.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

Item 1 - RZ #70/85

Application for the rezoning of:

Legal: Lot 26, Blk. 35, D.L. 120 & 121,  
Grp. 1, Plan 11500

From: Residential District (R5)  
To: Residential District (R9)

Address: 4372 Parker Street

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN McLEAN:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN NIKOLAI:

SECONDED BY ALDERMAN RANKIN:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

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

Item 2 - RZ #72/85

Application for the rezoning of:

Legal: Lot 1 & 2, Blk. 15, D.L. 74, Plan 4173 NWD

From: Neighbourhood Commercial District (C1)  
To: Service Commercial District (C4)

1985 November 18

Address: 2822 and 2838 Douglas Road

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17 at 19:30 h and that the following be established as prerequisites to completion of rezoning:
  - a) The submission of a suitable plan of development.
  - b) The deposit of sufficient monies to cover the costs of all services necessary to serve the site and the completion of a servicing agreement covering all requisite services. All services are to be designed to Municipal standards and constructed in accordance with the Engineering Design. One of the conditions for the release of occupancy permits will be the completion of all requisite services.
  - c) The consolidation of the net project site into one legal parcel.
  - d) 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.
  - e) The granting of any necessary easements.
  - f) The dedication of any rights-of-way deemed requisite.
  - g) The approval of the Ministry of Transportation and Highways to the rezoning application.

MOVED BY ALDERMAN NIKOLAI:

SECONDED BY ALDERMAN McLEAN:

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

CARRIED UNANIMOUSLY

Item 3 - RZ #73/85

Application for the rezoning of:

Legal: Lot 46, D.L. 207, Grp. 1, Plan 24839 NWD

From: Residential District (R4)

To: Residential District (R9)

Address: 7076 E. Hastings Street

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN McLEAN:

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

MOTION DEFEATED

FOR: ALDERMEN LAWSON AND McLEAN

OPPOSED: MAYOR LEWARNE, ALDERMEN BROWN,  
DRUMMOND, EMMOTT, NIKOLAI AND  
RANKIN

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MOVED BY ALDERMAN EMMOTT:  
SECONDED BY ALDERMAN BROWN:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

CARRIED  
OPPOSED: ALDERMEN LAWSON AND  
McLEAN

Item 4 - RZ #74/85

Application for the rezoning of:

Legal: Parcel "A" (Explanatory Plan 51332) of Lots 2 and  
3, Blk. 6 of D.L. 91, Grp. 1, Plan 579 NWD

From: Residential District (R5)  
To: Residential District (R9)

Address: 7576 Imperial Street

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject  
rezoning request.

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN BROWN:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN  
OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN NIKOLAI:  
SECONDED BY ALDERMAN RANKIN:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN  
OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

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

Item 5 - RZ #75/85

Application for the rezoning of:

Legal: Lot 14, Blk. 9, D.L. 76, Grp. 1, Plan 1885 NWD

From: Residential District (R5)  
To: Residential District (R9)

Address: 5811 Woodsworth Street

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The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25, and to a Public Hearing on 1985 December 17 at 19:30 h and that the following be established as prerequisites to completion of rezoning:
  - a) The satisfaction of all necessary subdivision requirements.
  - b) The submission of a \$933.00 per unit Neighbourhood Parkland Acquisition Charge.
  - c) The submission of a surveyor's plot plan prior to Third Reading to confirm that any structures on the site are in conformance with the regulations of the R9 zoning category in relation to the proposed new lots. Any removal or relocation work must be completed prior to Final Adoption but should not be undertaken prior to Third Reading of the Bylaw.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

Item 6 - RZ #76/85

Application for the rezoning of:

Legal: Lot "A", Blk. 36 of Blk. 1, D.L. 158, Plan 13154

From: Residential District (R5)

To: Residential District (R9)

Address: 7607 McGregor Avenue

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN DRUMMOND:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN NIKOLAI:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

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

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Item 7 - RZ #77/85

Application for the rezoning of:

Legal: Lot "B", Blk. 8 of Blk. "E", D.L. 188, Plan 10635

From: Residential District (R5)

To: Residential District (R9)

Address: 4750 Cambridge Street

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN McLEAN:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN NIKOLAI:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

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

Item 8 - RZ #78/85

Application for the rezoning of:

Legal: Lot 10, Blk. 6, D.L. 94, Grp. 1, Plan 1117 NWD

From: Residential District (R5)

To: Residential District (R9)

Address: 6576 Elgin Avenue

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED

OPPOSED: MAYOR LEWARNE,  
ALDERMEN EMMOTT AND  
RANKIN

Item 9 - RZ #79/85

Application for the rezoning of:

Legal: Lot 17, Blk. 32, D.L. 159, Plan 1814

From: Residential District (R5)

To: Residential District (R9)

Address: 5737 Clinton Street

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25, and to a Public Hearing on 1985 December 17 at 19:30 h and that the following be established as prerequisites to completion of rezoning:
  - a) The satisfaction of all necessary subdivision requirements.
  - b) The submission of a \$933.00 per unit Neighbourhood Parkland Acquisition Charge.
  - c) The submission of a surveyor's plot plan prior to Third Reading to confirm that any structures on the site are in conformance with the regulations of the R9 zoning category in relation to the proposed new lots. Any removal or relocation work must be completed prior to Final Adoption but should not be undertaken prior to Third Reading of the Bylaw.

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED

OPPOSED: ALDERMAN McLEAN

Item 10 - RZ #80/85

Application for the rezoning of:

Legal: Lot 6, Blk. 63, D.L. 92, Grp. 1, Plan 21883 NWD

From: Residential District (R5)

To: Residential District (R9)

Address: 6625 Brantford Avenue

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25, and to a Public Hearing on 1985 December 17 at 19:30 h and that the following be established as prerequisites to completion of rezoning:
  - a) The satisfaction of all necessary subdivision requirements.
  - b) The submission of a \$933.00 per unit Neighbourhood Parkland Acquisition Charge.
  - c) The submission of a surveyor's plot plan prior to Third Reading to confirm that any structures on the site are in conformance with the regulations of the R9 zoning category in relation to the proposed new lots. Any removal or relocation work must be completed prior to Final Adoption but should not be undertaken prior to Third Reading of the Bylaw.

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MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN RANKIN:

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

CARRIED  
OPPOSED: ALDERMAN DRUMMOND

Item 11 - RZ #81/85

Application for the rezoning of:

Legal: Lot 13, Blk. 35, D.L. 30, Grp. 1, Plan 3036 NWD

From: Residential District (R5)  
To: Residential District (R9)

Address: 7475 Nineteenth Avenue

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN BROWN:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN  
OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN EMMOTT:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN  
OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

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

Item 12 - RZ #82/85

Application for the rezoning of:

Legal: Lot 51 Except the south easterly 10 ft., D.L. 95,  
Plan 1152

From: Residential District (R5)  
To: Residential District (R9)

Address: 7148 Eighteenth Avenue

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

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MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN BROWN:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN  
OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

The votes being equal both for and against the question, the motion was declared  
negated and **LOST**.

MOVED BY ALDERMAN EMMOTT:  
SECONDED BY ALDERMAN RANKIN:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November  
25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN  
OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

The votes being equal both for and against the question, the motion was declared  
negated and **LOST**.

Item 13 - RZ #83/85

Application for the rezoning of:

Legal: Lot 9 of Lot 41, D.L. 35, Plan 2067

From: Residential District (R5)  
To: Residential District (R9)

Address: 5008 Chesham Avenue

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on  
1985 November 25, and to a Public Hearing on 1985 December 17 at  
19:30 h and that the following be established as prerequisites to  
completion of rezoning:
  - a) The satisfaction of all necessary subdivision requirements.
  - b) The submission of a \$933.00 per unit Neighbourhood Parkland  
Acquisition Charge.
  - c) The submission of a surveyor's plot plan prior to Third  
Reading to confirm that any structures on the site are in  
conformance with the regulations of the R9 zoning category in  
relation to the proposed new lots. Any removal or relocation  
work must be completed prior to Final Adoption but should not  
be undertaken prior to Third Reading of the Bylaw.

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY



Item 14 - RZ #84/85

Application for the rezoning of:

Legal: Lot 105, D.L. 151/153, Plan 36197

From: Gasoline Service Station District (C6a)  
To: Gasoline Service Station District (C6b)

Address: 4238 Kingsway

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED

OPPOSED: ALDERMAN McLEAN

Item 15 - RZ #85/85

Application for the rezoning of:

Legal: Lot 2, Blk. 24, D.L. 35, Plan 3796

From: Residential District (R5)  
To: Residential District (R9)

Address: 5125 Smith Avenue

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN LAWSON:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN NIKOLAI:

SECONDED BY ALDERMAN EMMOTT:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

CARRIED

OPPOSED: ALDERMEN BROWN, LAWSON  
AND McLEAN

Item 16 - RZ #86/85

Application for the rezoning of:

Legal: Lots 2, 3, 4, 5, 6, 7, 8 and 9, Blk. 2,  
D.L. 207, Plan 4032; Lot 1, Blk. 2,  
D.L. 207, Plan 4032; Lot 23, Blk. 2, exc.  
Pcl. "A" (Sk 12798), D.L. 207, Plan 4032;  
Pcl. "A" (EP 12798), Blk. 2, D.L. 207,  
Plan 4032; Lot 22 ex. expl. pl. 15789,  
Blk. 2, D.L. 207, Plan 4032; Lot 21, Blk. 2,  
D.L. 207, Plan 4032

From: Residential District (R4) and Neighbourhood  
Institutional District (P1)

To: Comprehensive Development District (CD)

Address: 7142/44/46/48/50/52/54/56 Barnet Road;  
7091 and 7115/19/21/25/45 Hastings Street

The Municipal Manager recommended:

- (1) THAT Council authorize the Planning and Building Inspection Department to continue to work with the applicant towards the preparation of a plan of development which is suitable for presentation to a Public Hearing, on the understanding that a more detailed report will be submitted at a later date.

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED UNANIMOUSLY

Item 17 - RZ #87/85

Application for the rezoning of:

Legal: Lot 2, Blk. 22, D.L. 29, Plan 3035

From: Residential District (R5)

To: Residential District (R9)

Address: 7511 Fourteenth Avenue

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN McLEAN:

SECONDED BY ALDERMAN DRUMMOND:

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

FOR: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

OPPOSED: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN

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

MOVED BY ALDERMAN EMMOTT:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17."

FOR: MAYOR LEWARNE, ALDERMEN EMMOTT,  
NIKOLAI AND RANKIN  
OPPOSED: ALDERMEN BROWN, DRUMMOND, LAWSON  
AND McLEAN

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

Item 18 - RZ #88/85

Application for the rezoning of:

Legal: Blk. 78, D.L. 127, Plan 4953

From: Residential District (R4)  
To: Residential District (R9)

Address: 200 S. Ellesmere Avenue

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25, and to a Public Hearing on 1985 December 17 at 19:30 h and that the following be established as prerequisites to completion of rezoning:
  - a) The satisfaction of all necessary subdivision requirements.
  - b) The submission of a \$933.00 per unit Neighbourhood Parkland Acquisition Charge.
  - c) The submission of a surveyor's plot plan prior to Third Reading to confirm that any structures on the site are in conformance with the regulations of the R9 zoning category in relation to the proposed new lots. Any removal or relocation work must be completed prior to Final Adoption but should not be undertaken prior to Third Reading of the Bylaw.

MOVED BY ALDERMAN LAWSON:  
SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

Item 19 - RZ #89/85

Application for the rezoning of:

Legal: Lot 16, Blk. 23 N 1/2 of D.L. 74, Grp. 1,  
Plan 2603 NWD

From: Residential District (R5)  
To: Residential District (R9)

Address: 5456 Dominion Street

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 November 25, and to a Public Hearing on 1985 December 17 at 19:30 h and that the following be established as prerequisites to completion of rezoning:

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- a) The satisfaction of all necessary subdivision requirements.
- b) The submission of a \$933.00 per unit Neighbourhood Parkland Acquisition Charge.
- c) The submission of a surveyor's plot plan prior to Third Reading to confirm that any structures on the site are in conformance with the regulations of the R9 zoning category in relation to the proposed new lots. Any removal or relocation work must be completed prior to Final Adoption but should not be undertaken prior to Third Reading of the Bylaw.

MOVED BY ALDERMAN EMMOTT:

SECONDED BY ALDERMAN RANKIN:

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

CARRIED UNANIMOUSLY

Item 20 - RZ #18/80A

Application for the rezoning of:

Legal: Lot 294, D.L. 6 & 56, Except Plan 48533,  
Grp. 1, Plan 41353 NWD

From: Comprehensive Development District (CD)  
To: Amended Comprehensive Development District (CD)

Address: 9005 Centaurus Circle

The Municipal Manager recommended:

- (1) THAT Council not give favourable consideration to the subject rezoning request.

MOVED BY ALDERMAN DRUMMOND:

SECONDED BY ALDERMAN RANKIN:

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

CARRIED

OPPOSED: MAYOR LEWARNE

- 9. Letter from Mr. Molnar, 5491 Willingdon Avenue, Burnaby, B.C. V5G 2T3, which appears on this Agenda Letter from Mr. James D. Ells which appeared on the Agenda for the 1985 October 28 Meeting of Council Willingdon Avenue - Burke Street to Grange Street Street Lighting

This item was dealt with previously in the meeting in conjunction with Item 2.(a) under Delegations.

- 10. Proposed Commercial Development  
Rezoning Reference No. 71/85  
4700 Kingsway

The Municipal Manager submitted a report from the Director Planning and Building Inspection regarding Rezoning Reference No. 71/85, 4700 Kingsway. The report advises that the applicant has submitted an overall development plan which generally reflects municipal objectives for Metrotown and outlines a high quality major Phase I retail/office development. The report notes that development of the subject site is considered a key one which, together with the Sears/Woodwards/Cal Investments proposal now under construction on the adjacent site to the east, will assure the solid establishment of Metrotown as a prime municipal and regional focus.

The Municipal Manager recommended:

- (1) THAT Council abandon Amendment Bylaw #31/84, Bylaw No. 8209, Rezoning Reference #78/83, a predecessor of the subject rezoning application after Second Reading has been granted for this new rezoning proposal.
- (2) THAT a Rezoning Bylaw be prepared and advanced to First Reading on 1985 November 25, and to a Public Hearing on 1985 December 17 at 19:30 h.
- (3) THAT the following be established as prerequisites to the completion of the rezoning:
  - a) The submission of a suitable plan of development for the Phase I development and of a Community Plan which will serve as a general guide for the ultimate development of the subject site.
  - b) The deposit of sufficient monies to cover the costs of all services necessary to serve the site and the completion of a servicing agreement covering all requisite services. All services are to be designed to Municipal standards and constructed in accordance with the Engineering Design. One of the conditions for the release of occupancy permits will be the completion of all requisite services.
  - c) 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.
  - d) The submission of an undertaking to remove all existing improvements from the site within six months of the rezoning being effected but not prior to Third Reading of the Bylaw. In the event that existing improvements on the site are vacant and considered to be a hazard to life or property, the Fire Prevention Office may issue an order to demolish such improvements and remove the resultant debris prior to Third Reading.
  - e) The granting of any necessary easements.
  - f) The dedication of any rights-of-way deemed requisite.
  - g) The provision of a public pedestrian walkway easement between Kingsway and Central Boulevard.
  - h) The provision of a grade-separated pedestrian passerelle linking the Metrotown ALRT station with escalators to the bus loop, and to the commercial development. The coordination with B.C. Transit of development aspects which affect the bus loop and the ALRT station.
  - i) The deposit of the applicable charge of \$.50 per gross building square foot to go towards the acquisition of public open space in Metrotown.
  - j) The pursuance of the construction within this site of the pedestrian overpass of Kingsway just east of Sussex Avenue from the second level entry face of the proposed building to the Kingsway property line.
  - k) The provision of a reciprocal easement and the agreement of the developer to bear construction costs related to the provision of a joint service access off Central Boulevard with the property to the east.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN RANKIN:

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

CARRIED UNANIMOUSLY

11. Assessment on Community Ambient Air Quality from  
G.V.S.D.D.'s 210,000 Tonnes/Year Solid Waste  
Incinerator

The Municipal Manager submitted a report from the Chief Public Health Inspector providing an assessment on community ambient air quality from the Greater Vancouver Sewerage and Drainage District's proposal for a 210,000 tonnes/year solid waste incinerator. The report advises that a G.V.S. & D.D. consultant has predicted that emissions from the refuse incineration plant will not affect existing ambient air quality and will comply with recommended emission limits. The report further notes that suggested state-of-the-art technology will be used for pollution control and community ambient air monitoring will be in place by the spring of 1986 to ensure adequate monitoring of background air quality prior to start-up of the incineration plant scheduled for early summer of 1988. The report also advises that the G.V.S.&D.D. has committed itself to reduce emission loading from the incineration plant during periods where continuous monitoring of community ambient air quality indicates that concentrations are approaching specified limits.

The Municipal Manager recommended:

- (1) THAT the report be received for the information of Council.

MOVED BY ALDERMAN NIKOLAI:  
SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN BROWN:

"THAT the Council of The Corporation of the District of Burnaby notify the Greater Vancouver Sewerage and Drainage District that the Council is opposed to the expansion of the incinerator from 140,000 tonnes to 210,000 tonnes."

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN McLEAN:

"THAT the motion as moved by Alderman Drummond and seconded by Alderman Brown being; 'THAT the Council of The Corporation of the District of Burnaby notify the Greater Vancouver Sewerage and Drainage District that the Council is opposed to the expansion of the incinerator from 140,000 tonnes to 210,000 tonnes,' be now **TABLED.**"

CARRIED UNANIMOUSLY

The aforementioned motion was tabled pending a meeting between members of Council and representatives from the Greater Vancouver Sewerage and Drainage District to be held prior to the next regular meeting of Council on 1985 November 25.

12. Rezoning Reference No. 45/85  
3807, 3825 and 3841 Canada Way

The Municipal Manager submitted a report from the Director Planning and Building Inspection regarding Rezoning Reference No. 45/85, 3807, 3825 and 3841 Canada Way.

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The report advises of a development proposal regarding the subject property which is in conflict with the Community Plan for the developing apartment area. The report proposes a number of development criteria to reduce the impact of the proposal on present and future nearby residences in the event that Council approves an amendment to the Community Plan. The report also advises that a process is provided for Council to proceed with the rezoning if it is determined that the current development proposal should be advanced.

The Municipal Manager recommended:

- (1) THAT Council make the necessary adjustment/amendment to Community Plan Area 8 as outlined in Section 4.1 of the report.
- (2) THAT a Rezoning Bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17 at 19:30 h.
- (3) THAT the following be established as prerequisites to the completion of rezoning:
  - a) The submission of a suitable plan of development.
  - b) The deposit of sufficient monies to cover the costs of all services necessary to serve the site and the completion of a servicing agreement covering all requisite services. All services are to be designed to Municipal standards and constructed in accordance with the Engineering Design. One of the conditions for the release of occupancy permits will be the completion of all requisite services.
  - c) 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.
  - d) The submission of an undertaking to remove all existing improvements from the site within six months of the rezoning being effected but not prior to Third Reading of the Bylaw. In the event that existing improvements on the site are vacant and considered to be a hazard to life or property, the Fire Prevention Office may issue an order to demolish such improvements and remove the resultant debris prior to Third Reading.
  - e) The consolidation of the net project site into one legal parcel.
  - f) The granting of any necessary easements.
  - g) The dedication of necessary rights-of-way.
  - h) The approval of the Ministry of Transportation and Highways.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

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

CARRIED

OPPOSED: ALDERMEN BROWN,  
DRUMMOND AND RANKIN

13. Rezoning Reference No. 68/85  
6205 and 6255 Willingdon Avenue

The Municipal Manager submitted a report from the Director Planning and Building Inspection regarding Rezoning Reference No. 68/85, 6205 and 6255 Willingdon Avenue. The report advises that a suitable plan of development has been submitted for the subject site on which it is intended to develop a residential apartment complex consisting of two low-rise buildings and one high-rise building.

The Municipal Manager recommended:

- (1) THAT Council authorize the introduction of a Highway Exchange Bylaw, according to the terms outlined in Section 3.3 of the report, contingent upon the granting by Council of First and Second Readings of the subject Rezoning Bylaw.
- (2) THAT a Rezoning Bylaw be prepared and advanced to First Reading on 1985 November 25 and to a Public Hearing on 1985 December 17 at 19:30 h.
- (3) THAT the following be established as prerequisites to the completion of rezoning.
  - a) The submission of a suitable plan of development.
  - b) The deposit of sufficient monies to cover the costs of all services necessary to serve the site and the completion of a servicing agreement covering all requisite services. All services are to be designed to Municipal standards and constructed in accordance with the Engineering Design. One of the conditions for the release of occupancy permits will be the completion of all requisite services.
  - c) 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.
  - d) The submission of an undertaking to remove all existing improvements from the site within six months of the rezoning being effected but not prior to Third Reading of the Bylaw. In the event that existing improvements on the site are vacant and considered to be a hazard to life or property, the Fire Prevention Office may issue an order to demolish such improvements and remove the resultant debris prior to Third Reading.
  - e) The consolidation of the net project site into one legal parcel.
  - f) The granting of any necessary easements.
  - g) The dedication of necessary rights-of-way deemed requisite.
  - h) All applicable condominium guidelines as adopted by Council shall be adhered to by the applicant.
  - i) The deposit of the applicable per unit Neighbourhood Parkland Acquisition Charge.
  - j) The undergrounding of existing overhead wiring abutting the site.
  - k) Compliance with the Council adopted sound criteria.



MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN EMMOTT:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN NIKOLAI:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT the Committee now rise and report."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN NIKOLAI:  
SECONDED BY ALDERMAN DRUMMOND:

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

CARRIED UNANIMOUSLY

N E W   B U S I N E S S

Alderman Rankin

Alderman Rankin expressed regret at the retirement of Aldermen Brown and Lawson following Municipal Elections held on 1985 November 16 and acknowledged the valuable contributions of each individual to the community during the preceeding years.

Alderman Drummond

Alderman Drummond also expressed regret at the retirement of Aldermen Brown and Lawson following the Municipal Election on 1985 November 16 and acknowledged the tremendous contributions of each to the community.

Alderman Lawson

Alderman Lawson requested leave to introduce a Notice of Motion regarding recognition of the efforts of the Sapperton Fish and Game Club in restoring the Coho salmon to the Brunette River.

His Worship, Mayor Lewarne, then ruled that it would be in order for Council to consider the subject motion at this evening's Council Meeting.

MOVED BY ALDERMAN LAWSON:  
SECONDED BY ALDERMAN NIKOLAI:

"WHEREAS the members of the Sapperton Fish and Game Club have played a significant role in the return of the Coho to the Brunette River after a 19 year absence;

WHEREAS the members have donated many hours to clean the river of garbage, to notify residents neighbouring the river of fish in the river, to wade into the Campbell River in Langley and the Brunette River in Burnaby to catch spawning salmon so hatchery-raised Coho could be returned to the Brunette;

THEREFORE BE IT RESOLVED THAT the members of the Sapperton Fish and Game Club be awarded a Certificate of Appreciation for the major part they have played in the return of the Coho salmon to the Brunette River after a 19 year absence."

CARRIED UNANIMOUSLY

Alderman Nikolai

Alderman Nikolai expressed congratulations to Alderman Drummond for topping the Aldermanic poll in the municipal election held on 1985 November 16.

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MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT this regular Council Meeting do now adjourn."

CARRIED UNANIMOUSLY

The regular Council Meeting adjourned at 9:29 p.m.

Confirmed:

Certified Correct:

  
MAYOR

  
DEPUTY MUNICIPAL CLERK