

1985 MARCH 25

A regular meeting of the Municipal Council was held in the Council Chamber, Municipal Hall, 4949 Canada Way, Burnaby, B.C. on Monday, 1985 March 25 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  
Alderman V.V. Stusiak

STAFF: Mr. M.J. Shelley, Municipal Manager  
Mr. J.E. Fleming, Director Administrative and 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  
Mrs. M. Pasqua, Committee Secretary

M I N U T E S

(a) The minutes of the regular Council Meeting and Caucus Meeting "In Camera" held on 1985 March 18 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 March 18 be now adopted."

CARRIED UNANIMOUSLY

D E L E G A T I O N

The following wrote requesting an audience with Council:

(a) Van Dyk and Sons Contracting Ltd.  
1985 March 19, Re: Proposal to construct  
recreational vehicle facility at  
8720 Government Road.  
Spokesman - Ben Van Dyk

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN STUSIAK:

"THAT the delegation be heard."

CARRIED UNANIMOUSLY

(a) Mr. Ben Van Dyk, 4845 Colbrook Court, addressed the members of Council regarding his company's proposal to construct a recreational vehicle facility at 8720 Government Road. The text of the delegation's submission is contained hereunder:

"We agree, with a few exceptions, with the planning department's report, with regards to their second recommendation on 'Recreation Vehicle Parks'.

According to information provided by the Department of Tourism of the Province of British Columbia, tourism is our third largest industry. Tourists demand recreation vehicle accommodations, as a ratio to total persons travelling into southwestern B.C., range from 13 percent to 14 percent. Due to the limited and inadequate facilities available in Burnaby, a park, like we propose, is surely needed in this area.

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We agree with the report that that area bounded by Gagliardi Way, the Burlington Northern Railway and the freeway would be most desirable.

As to the construction of a quality recreation vehicle park, we agree with the report, that all roads and parking spaces should be paved, properly illuminated, fully serviced with a water, sewer and electrical hookup and provided with an adequate green space, properly landscaped and maintained with a picnic table for each space.

However, we do not agree with the layout requirements as suggested in the report. Those requirements call for a minimum front setback of 15 feet, a rear setback of 5 feet, with a minimum width of 25 feet for each space. Under these conditions, the smallest space, to accommodate a 20 foot motorhome, would be 25 feet x 40 feet or 1,000 square feet. A larger space, to accommodate a 50 foot motorhome or trailer, would require a minimum space of 25 feet x 70 feet or 1,750 square feet. Together with the other recommendations, that is a 20 foot buffer zone, a 5 percent common area and service building for mixed layout for 20 foot - 50 foot units, the maximum density obtainable would be approximately 15 sites per acre. This is an extravagant use of land, and would make any development of this type not economically viable.

In order to make a project of this type viable, a density of 45 sites per acre is required.

We would like to draw Council's attention to page 125, paragraph F of the report where the use of a Recreation Vehicle Park is clearly stated and I quote - 'In general, tourists do not come to urban areas to camp, but recreation vehicle park facilities which are located within an urban area provide them with an economical means of visiting the various attractions that are available.'

With the stated purpose in mind, we propose for your consideration our plan for 8720 Government Road.

If you would turn to sheet one of the first set of three.

We are prepared to donate for parkland to Burnaby approximately 3.8 acres of land as outlined. The Parks Board has indicated they are not prepared to develop this land in the near future. Therefore, we would landscape a 20 foot border outside of the proposed development, for common use, which would create a transitional space between park and private area.

On the remaining land, we propose to build 242 fully serviced sites, with a mix for vehicles of 20 feet to 50 feet and towed units.

Each site will have a landscaped space of 10 feet by the length of the site. This would make the smallest site 25 feet by 18 feet or 450 square feet with the larger site 60 feet by 18 feet or 1,080 square feet or between 36 percent to 40 percent site coverage.

Even though a 12 feet pavement on roadways within the entire site would be adequate for one way traffic, we propose to pave a 25 feet roadway with a centre gutter, to allow for turning radiuses. In addition to this road allowance, we will have a 5 feet setback which will make a separation of 35 feet between units.

Because of discussions with other park operators and taking in consideration of our location, we are convinced that other recreational facilities besides a swimming pool, hot tub, games room, lounge and children's adventure playground, if at all, will seldom be used. Therefore, it is our proposal to build the children's playground outside and because of frequent inclement weather, to locate all other facilities indoors, with sundecks over pool.

Your Worship and members of Council, we hope that you agree with us, that this facility as proposed, maintained properly and under good management, will service the travelling tourist well and be an asset to our community."

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MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN McLEAN:

"THAT Item 04, Municipal Manager's Report No. 23, 1985 March 25 be now brought forward for consideration at this time."

CARRIED UNANIMOUSLY

4. Recreation Vehicle Parks:  
A Review of Requirements and Alternatives

The Municipal Manager submitted a report from the Director Planning and Building Inspection, the report being a review of requirements and alternatives with respect to recreation vehicle parks in the municipality. The report was prepared in response to a Council request for an examination of the ramifications of development of recreation vehicle parks, specifically in view of possible demand during the period of 'Expo 86'. After a review of advantages and disadvantages of recreation vehicle parks, the report concludes with a summary of the major factors to be considered in determining the desirability of changing the present policies of the municipality to allow for the addition of recreational vehicle parks to uses that are permitted under the Zoning Bylaw regulations. As requested by Council, a separate draft Zoning Bylaw Amendment Schedule was attached to the report for consideration.

The Municipal Manager recommended:

- (1) THAT Council reaffirm the continuation of the present policy of only allowing recreation vehicles in conjunction with a motel or auto court, and not provide for the development of separate recreational vehicle parks in this municipality.
- (2) THAT should Council decide to change the present policy, that this be done in accordance with the procedures outlined in this report and with the provisions of the draft Recreational Vehicle Park Bylaw and the Zoning Bylaw Amendment Schedule.

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

"THAT recommendation **No. 1** of the Municipal Manager be adopted."

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

MOVED BY ALDERMAN EMMOTT:  
SECONDED BY ALDERMAN RANKIN:

"THAT the whole question of not only the desirability of having permanent recreational vehicle parks within the municipality but also suitable locations for such be **REFERRED** to a Special Committee to be struck by His Worship, Mayor Lewarne."

CARRIED UNANIMOUSLY

His Worship, Mayor Lewarne, then recommended that the Recreational Vehicle Park Committee be struck as a Special Committee with Alderman Stusiak appointed as Chairman of this Committee and Aldermen Emmott and Nikolai appointed as Committee Members.

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MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN BROWN:

"THAT the recommendation of His Worship, Mayor Lewarne, striking a Recreational Vehicle Park Committee as a Special Committee with Alderman Stusiak as Chairman of this Special Committee and Aldermen Emmott and Nikolai appointed as Committee Members BE ADOPTED."

CARRIED UNANIMOUSLY

His Worship, Mayor Lewarne, then requested that members of Council forward any specific concerns respecting this matter to Alderman Stusiak as Chairman of the Committee.

B Y L A W S

FIRST, SECOND AND THIRD READINGS:

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

"THAT

'Burnaby Road Closing Bylaw No. 1, 1985'	#8325
'Burnaby Development Cost Charges Reserve Fund Expenditure Bylaw 1985'	#8332

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 DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

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

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

"THAT

'Burnaby Road Closing Bylaw No. 1, 1985'	#8325
'Burnaby Development Cost Charges Reserve Fund Expenditure Bylaw 1985'	#8332

be now read three times."

CARRIED UNANIMOUSLY

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CONSIDERATION AND THIRD READING:

#8273 4472 East Hastings Street

RZ #59/84

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

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

'Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 66, 1984' #8273."

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

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

MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT

'Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 66, 1984' #8273

be now **TABLED.**"

CARRIED UNANIMOUSLY

This bylaw was tabled pending clarification of the zoning category to which the subject property is being rezoned.

RECONSIDERATION AND FINAL ADOPTION:

#8272 5505 Dominion Street

#75/84

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN RANKIN:

"THAT

'Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 65, 1984' #8272

'Burnaby Tax Sale Lands Reserve Fund Expenditure Bylaw  
No. 1, 1985' #8326

'Burnaby Tax Sale lands Reserve Fund Expenditure Bylaw  
No. 2, 1985' #8327

'Burnaby Parks Regulation Bylaw 1979, Amendment Bylaw  
No. 1, 1985' #8330

'Burnaby Lease Authorization Bylaw No. 2, 1985' #8331

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

CARRIED

OPPOSED: ALDERMAN DRUMMOND TO  
BYLAW #8272 AND  
ALDERMAN RANKIN TO  
BYLAW #8330

CORRESPONDENCE AND PETITIONS

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT all of the following listed items of correspondence be received and those items of the Municipal Manager's Report No. 23, 1985 March 25 which pertain thereto be brought forward for consideration at this time."

CARRIED UNANIMOUSLY

- (a) David A. Hume, 1985 March 13,  
Re: Access/Signing at Canada Way  
Sperling and 401 East.
- 

A copy letter dated 1985 March 13 to the Ministry of Transportation and Highways was received in which the writer complained of inadequate "Yield" signing for westbound Canada Way traffic turning north onto Sperling Avenue. The writer suggested there was a considerable hazard to traffic attempting to enter the 401 freeway (eastbound) from Sperling Avenue.

- (b) North Fraser Harbour Commission,  
Commissioner, 1985 March 14,  
Re: Thank you for support for my  
appointment as Commissioner.
- 

A letter dated 1985 March 14 was received from North Fraser Harbour Commissioner Irene Frith expressing thanks to Council for its support in her recent appointment as a Commissioner and offering assistance to Council regarding any information that may be required in connection with the North Arm of the Fraser River.

- (c) Rosemary Brown, M.L.A., Burnaby -  
Edmonds, 1985 March 15,  
Re: Provincial Government's 1985  
Budget.
- 

A letter dated 1985 March 15 was received from the Burnaby-Edmonds M.L.A., Rosemary Brown, enclosing for the information of Council a copy of the Provincial Government's 1985 Budget together with a copy of the response from the N.D.P.'s Finance critic. The writer advised that she and M.L.A. Eileen Dailly would like to meet with Council to discuss the Budget's impact on Burnaby and obtain response to the N.D.P.'s reply to the Budget.

- (d) United Way of the Lower Mainland,  
Executive Director, 1985 March 07,  
Re: Grant application from Vancouver  
Neurological Centre.
- 

A letter dated 1985 March 07 was received from the United Way of the Lower Mainland expressing support for and favourable consideration by Council of a grant application being made by the Vancouver Neurological Centre.

NOTE: This grant application was considered later during this evening's Council Meeting under Reports, Grants and Publicity Committee.

- (e) Mrs. Linda Lysack, 1985 March 15,  
Re: "No Leash" policy in Robert  
Burnaby Park.
- 

A letter dated 1985 March 15 was received from Mrs. Linda Lysack, a resident of Elwell Street close to the entrance of Robert Burnaby Park. The writer complained of the trial operation of dogs "off leash" in Robert Burnaby Park and noted that some dogs were roaming loose on Elwell Street. The writer further expressed the hope that Council would abandon the policy of "off leash" operation of dogs in Robert Burnaby Park when next discussed.

R E P O R T S

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY

- (a) Mayor W.A. Lewarne  
Re: "Kushiro Cup" - Outstanding  
Citizen Award
- 

His Worhsip, Mayor Lewarne, as Chairman of the "Kushiro Cup Committee" submitted a report containing recommendations for the "Outstanding Citizen of the Year - 1984" award.

The "Kushiro Cup Committee" recommended:

- (1) THAT Mr. David M. Mercier, of 5066 Grafton Street, Burnaby, B.C., V5H 1M4, be selected to receive the 1984 "Outstanding Burnaby Citizen" award on behalf of the Board of Directors and Volunteers of the Burnaby 1984 Summer Games Society, and that the presentation of the "Kushiro Cup" be made at the Municipal Appreciation Dinner on 1985 March 29.
- (2) THAT the following "runners up" receive honourable mention for their work in the community during 1984 by means of a Certificate of Appreciation to be presented at the Municipal Appreciation Dinner on 1985 March 29:

Mr. N.R.K. (Keith) Stainton  
5550 Keith Street  
Burnaby, B.C. V5J 3C5

and

Mr. William and Mrs. Edna Sutherland  
7866 Elwell Street  
Burnaby, B.C. V5E 1M2.

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN DRUMMOND:

"THAT the recommendations of the Kushiro Cup Committee in connection with the Outstanding Citizen of the Year - 1984 award be now adopted."

CARRIED UNANIMOUSLY

- (b) Grants and Publicity Committee  
Re: Grant Applications
- 

A. Youth Bowling Council of B.C.

The Grants and Publicity Committee submitted a report advising that notwithstanding a nil recommendation made to Council on 1985 February 04, the Committee had reviewed the application from the Youth Bowling Council of B.C. and found that it does fall within a special category in the Committee's guidelines.

The Grants and Publicity Committee recommended:

- (1) THAT the request from the Youth Bowling Council of B.C. for assistance in defraying the banquet expenses for the National Championships be approved and that a grant be awarded in the sum of \$1,000.00.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

B. Burnaby Volunteer Centre

The Grants and Publicity Committee submitted a report advising that on 1985 February 04, the Committee had recommended to Council a grant in the amount of \$5,000.00. The report further advised that in 1984, the grant was \$5,500.00 and, due to an oversight, the Committee had incorrectly requested a grant of \$5,000.00. Accordingly, it was now recommended that Council approve a further \$500.00 to make a total grant for 1985 of \$5,500.00.

The Grants and Publicity Committee recommended:

- (1) THAT an additional grant of \$500.00 be approved for the Burnaby Volunteer Centre for the year 1985.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

C. Big Brothers of Burnaby

The Grants and Publicity Committee submitted a report recommending approval of a grant to the Big Brothers of Burnaby, based upon grants received by the organization in 1982, 83 and 84.

The Grants and Publicity Committee recommended:

- (1) THAT a grant in the amount of \$15,650.00 plus the lease rent at 7443 Edmonds Street be awarded to Big Brothers of Burnaby for the year 1985.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

D. Burnaby Family Life Institute

The Grants and Publicity Committee submitted a report advising of a request for an increased grant to the Burnaby Family Life Institute, an organization which provides programs to promote family life education and for the prevention of family problems within the community. It was noted that the institute was facing a serious financial crisis and a vigorous fund raising campaign was presently underway in the community.

The Grants and Publicity Committee recommended:

- (1) THAT a grant in the amount of \$2,400.00 be awarded to the Burnaby Family Life Institute for the year 1985.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY



E. Fraser Correctional Resources Society

The Grants and Publicity Committee submitted a report advising of a request for a grant to the Fraser Correctional Resources Society. The report notes that following receipt of a similar application in 1984, the Committee was of the opinion that the funding for the type of activities in which the Society was involved was a Provincial responsibility and, therefore, no grant was given.

The Grants and Publicity Committee recommended:

- (1) THAT the request from the Fraser Correctional Resources Society for a grant in the amount of \$4,500.00 be denied.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

F. Burnaby Information & Community Services Soc.  
(formerly Burnaby Information & Referral Soc.)

The Grants and Publicity Committee submitted a report advising of a request for a grant to the Burnaby Information and Community Services Society, an organization which provides information about community resources and referrals to appropriate agencies. The Society also provides Burnaby citizens with informal counselling and supervises various programs for families in need.

The Grants and Publicity Committee recommended:

- (1) THAT a grant in the amount of \$5,225.00 be awarded to the Burnaby Information and Community Services Society for the year 1985.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

G. Burnaby Information & Community Services Soc.  
(Volunteer Transportation)

The Grants and Publicity Committee submitted a report advising that the Volunteer Transportation Service provided for Burnaby citizens unable to use public transportation (also operated by the Burnaby Information & Community Services Society) had requested an increased grant to cover operating expenses in 1985.

The Grants and Publicity Committee recommended:

- (1) THAT a grant in the amount of \$5,000.00 be awarded to the Burnaby Information and Community Services Society for operations of its Volunteer Transportation Service for the year 1985.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

H. Canadian Diabetes Association

The Grants and Publicity Committee submitted a report advising of a request from the Canadian Diabetes Association for a "generous donation" towards their B.C. fund raising goal of \$250,000.00.

The Grants and Publicity Committee recommended:

- (1) THAT the request from the Canadian Diabetes Association for a donation be denied as this is a "new application".

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

I. The Salvation Army

The Grants and Publicity Committee submitted a report advising of a request from the Salvation Army for continued support from the municipality.

The Grants and Publicity Committee recommended:

- (1) THAT a grant in the amount of \$2,750.00 be awarded to The Salvation Army for the year 1985.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

J. Vancouver Neurological Centre

The Grants and Publicity Committee submitted a report advising of an application for financial assistance from the Vancouver Neurological Centre in the amount of \$6,000.00 for 1985. The Committee advised that on 1984 December 03, Council had been advised that the Centre is an agency of the United Way and, therefore, no grant was recommended.

The Grants and Publicity Committee recommended:

- (1) THAT the request for funding assistance to the Vancouver Neurological Centre be denied.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED

OPPOSED: ALDERMEN DRUMMOND AND  
RANKIN

K. Burnaby Tourist Information Centre

The Grants and Publicity Committee advised that the Committee Chairman would be putting forward two motions concerning the application from the Burnaby Tourist Information Centre when the matter comes before Council at its meeting of 1985 April 01.

L. Steve Fonyo's "Journey For Lives"  
Cancer Fund Campaign

The Grants and Publicity Committee submitted a report advising of proposed establishment of a municipally sponsored fund to give Burnaby citizens an opportunity to contribute to the Steve Fonyo "Journey For Lives" Cancer Fund Campaign. The Committee recommended that \$1,000.00 be allocated as "seed money" for the Mayor's fund which would be presented to Mr. Fonyo during the ceremonies surrounding his expected arrival in Burnaby during 1985 May.

The Grants and Publicity Committee recommended:

- (1) THAT a grant in the amount of \$1,000.00 be provided as "seed money" for the Mayor's fund in connection with Steve Fonyo's "Journey For Lives" Cancer Fund Campaign.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

"THAT the recommendation of the Grants and Publicity Committee be adopted."

CARRIED UNANIMOUSLY

(c) Mayor W.A. Lewarne  
Re: 1985 Summer Council Meetings

His Worship, Mayor Lewarne, submitted a report containing a proposed schedule of Council Meetings for the months 1985 July and August. The report advised that, in previous years, Council had followed the practice of holding Council Meetings on alternate weeks during the months of July and August. The report further notes that on August 19, 26 and September 03 there will be no quorum as Council will be visiting the Sister City of Kushiro, Japan.

His Worship, Mayor Lewarne, recommended:

- (1) THAT the Council Meetings of 1985 July 08, 22, August 06, 19, 26 and September 03 be cancelled.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN McLEAN:

"THAT the recommendation of His Worship, Mayor Lewarne, be adopted."

CARRIED UNANIMOUSLY

(d) The Municipal Manager presented Report No. 23, 1985 March 25 on the matters listed following as Items 01 to 06 either providing the information shown or recommending the courses of action indicated for the reasons given:

1. Letter from Mr. F. Pel which appeared on the agenda for the 1985 March 18 Meeting of Council  
Activities for Young People

The Municipal Manager submitted a report from the Director Recreation and Cultural Services written in response to correspondence received from Mr. F. Pel in which the writer expressed concern about the lack of activities for young people in the community. The report contained a detailed staff review of facilities and activities available in the municipality; however, it was noted that a large segment of the age group from 14 to 17 years of age were not interested in organized activities and instead preferred socializing with their peers.

The Municipal Manager recommended:

- (1) THAT a copy of the report be forwarded to Mr. F. Pel, 4278 Watling Street, Burnaby, B.C., V5J 1V2.

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN BROWN:

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

2. Letter from Mrs. B.G. Wilson which appeared on the agenda for the 1985 March 11 Meeting of Council  
No Smoking Bylaw

The Municipal Manager submitted a report from the Director Administrative and Community Services written in response to correspondence received from Mrs. B.G. Wilson regarding enforcement of Smoking Bylaw regulations in retail outlets in the municipality. The report advised that the matter had been discussed with the Fire Chief and Medical Health Officer and it was now intended to monitor the experience of neighbouring jurisdictions and report to Council so that they could consider possible improved smoking control bylaws for the municipality.

The Municipal Manager recommended:

- (1) THAT a copy of the report be sent to Mrs. B.G. Wilson, 2204 Hamilton Street, New Westminster, B.C., V3M 2R1.

MOVED BY ALDERMAN McLEAN:  
SECONDED BY ALDERMAN STUSIAK:

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

CARRIED UNANIMOUSLY

3. Rezoning Reference #73/84  
3419, 3453, 3475, 3501 and 3569 North Road  
and 9894, 9926 and 9950 Cameron Street

The Municipal Manager submitted a report from the Director Planning and Building Inspection regarding Rezoning Reference #73/84 covering the following locations: 3919, 3453, 3475, 3501 and 3569 North Road and 9894, 9926 and 9950 Cameron Street. The proposed rezoning would change the present Neighbourhood Commercial District (C1), General Commercial District (C3) and Small Holdings District (A2) to Comprehensive Development District (CD) (based on C3 and Community Plans 5 and 10 guidelines) and Drive In Restaurant District (C7). The report advised that the applicant had submitted a development plan which was suitable for submission to a Public Hearing. Inclusion of a proposed restaurant with a drive in/take out window in addition to retail shopping space would now necessitate a minor C7 element in addition to the CD (based on C3 guidelines) zoning previously proposed, which would continue to apply to the remainder of the site.

The Municipal Manager recommended:

- (1) THAT Council authorize the introduction of a Road Exchange Bylaw, according to the terms outlined in Section 4.7 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 April 01, and to a Public Hearing on 1985 April 23 at 19:30 h, and that the following be established as prerequisites to the completion of the 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 any rights-of-way deemed requisite.
- h) The approval of the Ministry of Transportation and Highways to the rezoning application.
- i) The undergrounding of existing overhead wiring abutting the site.

MOVED BY ALDERMAN BROWN:  
SECONDED BY ALDERMAN McLEAN:

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

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN McLEAN:

"THAT Recommendation No. 2 i) be **AMENDED** to read as follows:

' i) The undergrounding of existing overhead wiring abutting the site if possible."

CARRIED UNANIMOUSLY

A vote was then taken on the original motion as moved by Alderman Brown and seconded by Alderman McLean, "THAT the recommendations of the Municipal Manager be adopted," **AS AMENDED**, and same was **CARRIED UNANIMOUSLY**.

4. Recreation Vehicle Parks;  
A Review of Requirments and Alternatives

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

5. Authority for the Execution of Claims

The Municipal Manager submitted a report recommending that approval be given to authorize the Municipal Manager in 1985 to approve all claims up to \$5,000.00. Such authorization would reduce the number of reports that are now being processed on routine transactions and would ensure that Council becomes involved only with those claims that are of a significant nature.

The Municipal Manager recommended:

- (1) THAT the Municipal Council authorize the Municipal Manager in 1985 to approve for payment, without referral to Council, the payment of claims that do not exceed \$5,000.00.

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN NIKOLAI:

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

CARRIED UNANIMOUSLY

6. 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, April 23, 1985 except where noted otherwise in the individual reports.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN EMMOTT:

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

CARRIED UNANIMOUSLY

Item 1 - RZ #1/85

Application for the rezoning of:

Legal: Lot 36, D.L. 150, Plan 36286

From: Gasoline Service Station District (C6a) and  
Parking District (P8)

To: Gasoline Service Station District (C6b)

Address: 3720 Imperial Street

The Municipal Manager recommended:

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

MOVED BY ALDERMAN LAWSON:

SECONDED BY ALDERMAN DRUMMOND:

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

MOTION DEFEATED

FOR: ALDERMEN DRUMMOND AND LAWSON

OPPOSED: MAYOR LEWARNE, ALDERMEN BROWN,  
EMMOTT, McLEAN, NIKOLAI, RANKIN  
AND STUSIAK

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN EMMOTT:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 April 01 and to a Public Hearing on 1985 April 23 at 7:30 p.m."

CARRIED

OPPOSED: ALDERMEN DRUMMOND AND  
LAWSON

Item 2 - RZ #2/85

Application for the rezoning of:

Legal: Lot 11 E. 60 ft., D.L. 85, Plan 3304;  
Lots "A" & "B", Blk. 10, D.L. 85, Plan 5049;  
Lots "B" & "C", Blk. 8, D.L. 85, Plan 4949

From: Community Commercial District (C2) and  
Residential District (R4)

To: Comprehensive Development District (CD) based  
upon the R8 Residential Group Housing District

Address: 5168, 5180, 5192 Canada Way and  
7755 & 7785 Clayton Avenue

The Municipal Manager recommended:

- (1) THAT Council authorize the Planning Department to work with the applicant towards the preparation of a suitable lot assembly and development plan for the subject site which will be the subject of a further more detailed report prior to advancement to a Public Hearing.

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

Item 3 - RZ #3/85

Application for the rezoning of:

Legal: Lots 1, 2, 3, 4, 5 & 6, Block 40,  
D.L. 69, Plan 1321

From: Residential District (R5)

To: Comprehensive Development District (CD) based  
generally upon the RM2 Multiple Family  
Residential District use and density

Address: 3808, 3826, 3842 3858 and  
3892 Dominion Street

The Municipal Manager recommended:

- (1) THAT Council authorize the introduction of a Road Closing Bylaw according to the terms outlined in Section 4.5 of the report; and
- (2) THAT a Rezoning Bylaw be prepared and advanced to First Reading on 1985 April 01, and to a Public Hearing on 1985 April 23 at 19:30 h and that the following be established as prerequisites to the completion of the 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 any rights-of-way deemed requisite.
- h) The approval of the Ministry of Transportation and Highways to the rezoning application.
- i) All applicable condominium guidelines as adopted by Council shall be adhered to by the applicant.
- j) The deposit of the applicable per unit Neighbourhood Parkland Acquisition Charge.
- k) Compliance with the Council adopted sound criteria.
- l) Consent to the future closure of the lane south of the site and the Ingleton Avenue road allowance abutting the site.

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

Item 4 - RZ #4/85

Application for the rezoning of:

Legal: Lots 10 and 11, Blk. 33, D.L. 30,  
Group 1, Plan 3036 N.W.D.

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

Address: 7567 and 5779 Eighteenth Avenue

The Municipal Manager recommended:

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

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN BROWN:

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

MOTION DEFEATED

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



1985 March 25

MOVED BY ALDERMAN EMMOTT:  
SECONDED BY ALDERMAN STUSIAK:

"THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 April 01 and to a Public Hearing on 1985 April 23 at 7:30 p.m."

CARRIED  
OPPOSED: ALDERMEN BROWN,  
DRUMMOND, LAWSON AND  
McLEAN

Item 5 - RZ #5/85

Application for the rezoning of:

Legal: Portion of Lot "A", Blocks 50 & 51,  
D.L. 95, Group 1, Plan 16808

From: Residential District (R5)  
To: General Industrial District (M2)

Address: 7445 - 19th Street

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 April 01 and to a Public Hearing on 1985 April 23 at 19:30 h.

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY

Item 6 - RZ #7/85

Application for the rezoning of:

Legal: Lot 5, Blk. 6, D.L. 187, Group 1,  
Plan 1282, N.W.D.

From: Park and Public Use District (P3)  
To: Residential District (R9)

Address: 4326 Triumph Street

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 April 01 and to a Public Hearing on 1985 April 23 at 19:30 h and that the following be established as prerequisites to completion of rezoning:
  - a) The submission of a \$933.00 per unit Neighbourhood Parkland Acquisition Charge.

MOVED BY ALDERMAN DRUMMOND:  
SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

Item 7 - RZ #43/84A

Application for the rezoning of:

Legal: Lot 1, D.L. 70, Group 1, Plan 68545

From: Comprehensive Development District (CD)  
(based on the M5 Light Industrial District  
guidelines)

To: Amended Comprehensive Development District  
(CD) (based on the M5 Light Industrial  
District guidelines)

Address: 3185 Willingdon Green

The Municipal Manager recommended:

- (1) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 April 01 and to a Public Hearing on 1985 April 23 at 19:30 h and that the following be established as prerequisites to the rezoning:
  - a) The submission of a suitable plan of development.
  - b) The approval of the Ministry of Transportation and Highways to the rezoning application.
  - 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.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN LAWSON:

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

CARRIED UNANIMOUSLY

Item 8 - RZ #9/85

Application for the rezoning of:

Legal: Portion of Blk. "G" of D.L.'s 32, 152 & 153, Plan 13233; Lots 1, 2, 3, & 4 and Portion of Lots 5, 6 & 7, Blk. 22, D.L. 152, Plan 3741; Portion of Pcl "B", Blk. 22, D.L. 152, Plan 3741 shown outlined green on plan with Bylaw filed 44384; Lots 7, 8, 9 & 10, Blk. 23, D.L. 152, Plan 2322; Portion of Pcl. "K", Bylaw Plan 32181, D.L.'s 32 & 152 according to Plans 783, 2322, 3741 and 4525; Pcl. "J", Bylaw Plan 32181, D.L. 32 according to Plan 812; Portion of Lot 1, D.L. 152, Plan 68348 and Lot 3, D.L. 152, Plan 68348

Portion of Blk. "G" of D.L.'s 32, 152 & 153, Plan 13233; Portion of Lots 5, 6 & 7, Blk. 22, D.L. 152, Plan 3741; Portion of Pcl. "B", Blk. 22, D.L. 152, Plan 3741 shown outlined green on plan with Bylaw filed 44384; Lots 1, 5 & 6, Blk. 23, D.L. 152, Plan 2322; Portion of Pcl. "K", Bylaw Plan 32181, D.L.'s 32 & 152 according to plans 783, 2322, 3741 and 4525; Lots 2, 3 & 4, Blk. 23, D.L. 152, Plan 2322; Portion of Lot 1, D.L. 152, Plan 68348

From: Community Commercial District (C2), General  
Commercial District (C3) and Parking  
District (P8)

To: Comprehensive Development District (CD) (based  
upon C3 and RM5 guidelines)

1985 March 25

Address: 4750 Kingsway and 6452 Fern Avenue

The Municipal Manager recommended:

- (1) THAT Council authorize the Planning and Building Inspection Department to continue to work with the applicant on the basis outlined in the report towards the resolution of a number of aspects related to the rezoning proposal and towards the preparation of a plan of development which is suitable for presentation to a Public Hearing on the understanding that further detailed reports will be submitted as appropriate.

MOVED BY ALDERMAN BROWN:

SECONDED BY ALDERMAN NIKOLAI:

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

CARRIED UNANIMOUSLY

Item 9 - RZ #10/85

Application for the rezoning of:

Legal: North Portion of Rem. 6 Exc. Ref. Plan  
14874 and except occupied portion,  
D.L. 85, Plan 11109

From: Residential District (R1)  
To: Park and Public Use District (P3)

Address: 5055 Sperling Avenue

The Municipal Manager recommended:

- (1) THAT Council abandon Bylaw #8195, Amendment Bylaw No. 25, 1984, Rezoning Reference #16/84, a predecessor of the subject rezoning application after First and Second Readings have been granted for this new rezoning proposal.
- (2) THAT a rezoning bylaw be prepared and advanced to First Reading on 1985 April 01 and to a Public Hearing on 1985 April 23 at 19:30 h and that the following be established as prerequisites to the rezoning:
  - a) The dedication of any necessary easements or rights-of-way.
  - b) The approval of the Ministry of Transportation and Highways to the rezoning application.

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

MOVED BY ALDERMAN STUSIAK:

SECONDED BY ALDERMAN LAWSON:

"THAT the Committee now rise and report."

CARRIED UNANIMOUSLY

The Council reconvened.

MOVED BY ALDERMAN McLEAN:

SECONDED BY ALDERMAN BROWN:

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

CARRIED UNANIMOUSLY

NEW BUSINESS

Alderman Lawson

Alderman Lawson provided Council with a brief update on the proposed establishment of a program entitled "Buy Canadian" which was given tentative approval at the last Federation of Canadian Municipalities Convention. Alderman Lawson further advised that funding has been requested from the Federal Government for a program study which will identify key opportunities within the Canadian market for Canadian industry and business and will entail those goods and services purchased for two years, being 1980 and 1984, and the procurement plans for 1985.

ENQUIRIES

Alderman Drummond

Alderman Drummond enquired as to the availability of more detailed statistics regarding juvenile crime in Burnaby, other than those provided in a recent report to Council from the Supervisor of Burnaby Youth Services.

In response, Mr. John Fleming, Director Administrative and Community Services advised that the statistics provided in the report of the Burnaby Youth Services Project illustrate the nature of the offences of the youths involved that were seen by the Youth Services Project. They are not representative of the statistics for the overall municipality. Mr. Fleming further advised that he will be reviewing the matter and a Council report will be forthcoming.

Alderman Lawson

Alderman Lawson expressed a concern that the problem of silt flowing from developments into streams and/or watercourses is not being sufficiently met. Alderman Lawson enquired as to the effectiveness of placing bales of hay around developments thereby stopping dirt from flowing freely.

In response, His Worship, Mayor Lewarne directed staff to investigate and respond to Alderman Lawson directly.

MOVED BY ALDERMAN STUSIAK:  
SECONDED BY ALDERMAN DRUMMOND:

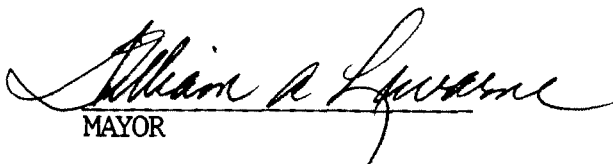
"THAT this regular Council Meeting do now adjourn."

CARRIED UNANIMOUSLY

The regular Council Meeting adjourned at 9:20 p.m.

Confirmed:

Certified Correct:

  
MAYOR

  
DEPUTY MUNICIPAL CLERK