

TO : MUNICIPAL MANAGER 1991 MARCH 07
FROM : DIRECTOR RECREATION & CULTURAL SERVICES
RE : MUNICIPAL WATERLOT LEASE V-1365(2) CONFEDERATION PARK
PURPOSE : To obtain Council's approval of granting authority to Chevron Canada Limited to place a mooring buoy on a portion of a waterlot.

RECOMMENDATION:

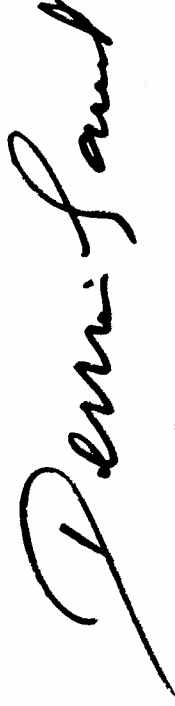
1. THAT approval be given to grant authority to Chevron Canada Limited to place a mooring buoy on a portion of a waterlot leased by the Corporation of Burnaby.

REPORT

At its meeting of 1991 March 06, the Parks & Recreation Commission received the attached staff report on the above subject and adopted the recommendation contained therein.

A sketch showing the proposed arrangement will be available at the Council meeting.

tc
Attach.



DENNIS GAUNT
DIRECTOR RECREATION &
CULTURAL SERVICES

cc: Director Planning & Building Inspection
Director Engineering

ITEM

5

DIRECTOR'S REPORT NO.

05

COMMISSION MEETING 91/03/06

ITEM	6
MANAGER'S REPORT NO.	17
COUNCIL MEETING	91/03/11

RE: MUNICIPAL WATERLOT LEASE V-1365(2) CONFEDERATION PARK

119

RECOMMENDATION:

1. THAT Council be requested to approve the granting of authority to Chevron Canada Limited to place a mooring buoy on a portion of a waterlot leased by the Corporation of Burnaby.

REPORT

The attached report from the Director Planning & Building Inspection conveys a request from Chevron Canada Ltd. to relocate a mooring buoy to a new location within the boundaries of a waterlot leased by Burnaby.

Parks & Recreation Department staff concur with the recommendation of the Director Planning & Building Inspection to grant the necessary approval to Chevron Canada Ltd.

A sketch showing the proposed arrangement will be available at the Commission meeting.

PAL:tc
Attach.

cc: Director Planning & Building Inspection
Municipal Solicitor

ITEM 6
MANAGER'S REPORT NO. 17
COUNCIL MEETING 91/03/11

THE CORPORATION OF THE DISTRICT

TO: DIRECTOR RECREATION & CULTURAL SERVICES 1991 FEBRUARY 27
FROM: DIRECTOR PLANNING & BUILDING INSPECTION Our file: 03.606.1
SUBJECT: MUNICIPAL WATERLOT LEASE V-1365 (2)
CONFEDERATION PARK

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RECOMMENDATIONS:

1. THAT the Parks and Recreation Commission support the granting of authority to Chevron Canada Limited to place a mooring buoy at the location shown on the attached Sketch #1, subject to the conditions outlined in this report.
2. THAT the Commission so recommend to Council.

R E P O R T

1.0 SUMMARY

A request has been received from Chevron Canada Limited for authorization to relocate a mooring buoy associated with its refinery wharf, near the north foot of Willingdon Avenue, to a new location within the boundaries of a waterlot leased by Burnaby from the National Harbours Board, north of Confederation Park. The following paragraphs describe the proposal, outline the status of the waterlot area and the implications of the request, and provide a conclusion for the consideration of the Commission.

2.0 BACKGROUND

Chevron operates a refinery and tank farm operation in North Burnaby, flanking the northern sector of Confederation Park. The refinery process area is situated to the east of the park, at the foot of Penzance Drive, while the tank farm is situated to the west of the park, beyond Willingdon Avenue. The two areas are connected by a pipeway through the park, within a 66-foot right-of-way, and Chevron operates a wharf on Burrard Inlet adjacent the tank farm area.

Chevron has completed a review of its marine terminal operations. The purpose of this review was to identify and implement improvements, in facilities and procedures, to improve the safety of the vessel mooring and cargo transfers.

To date a second mooring buoy has been added on the west side of the wharf and a vessel oil spill containment booming system has been installed. Standby tugs are in attendance during tanker berthing, cargo handling and de-berthing.

We are advised by Chevron that the safety of tanker mooring facilities which currently consist of a timber wharf, two concrete dolphins and three mooring buoys can be greatly enhanced by one additional improvement.

3.0 CURRENT PROPOSAL

The Pacific Pilotage Authority, the Canadian Coast Guard and the Vancouver Harbour Master have urged the Company to provide improvements to the wharf to make the moorage safer for vessels. The improvement consists of relocating one of the two easterly floating mooring buoys, which would provide a better angle for the bow mooring lines relative to the vessel.

The Company retained a consulting engineer to design the improved facilities, and this design shows the relocated buoy and its associated buried bottom anchor block within the area covered by a National Harbours Board waterlot leased by Burnaby in connection with Confederation Park (Waterlot Lease V-1365[2]).

ITEM	6	17
MANAGER'S REPORT NO.		
COUNCIL MEETING	91/03/11	

The maximum intrusion of the proposed anchor is shown to be approximately 220 feet east of the westerly boundary of the waterlot (the extension of Willingdon Avenue) and approximately 240 feet offshore. The buoy itself would be roughly 75 feet inside the leased waterlot, and approximately 400 feet offshore. A sketch showing the proposed arrangement will be available for viewing at the Commission's meeting. **121**

The vessel mooring lines, when in use, would pass over a neighbouring waterlot leased by Burnaby (Lease V-508, covering the northerly extension of the Willingdon Avenue street-end) which contains a GVS&DD sewer outfall. The GVS&DD has reviewed the proposal and advises that it has no objection insofar as the Sewerage and Drainage District's interests are concerned.

4.0 GENERAL DISCUSSION

As the Commission is aware, the waterlot is not at this time used for any water-based recreational activities, and we have been informed by Parks staff that there are no plans at the present time for any programs or facilities at that location that would involve direct use of the surface of the water in this area.

The rationale for accepting the requested encroachment within the waterlot is that improved mooring facilities will improve security and lessen the risk of mishap when tankers are docked at the Chevron wharf, thereby reducing the potential for environmental damage in the Inlet generally and specifically in the waters and on the foreshore adjacent Confederation Park.

Chevron's Technical Manager advises that there will be no change in type and size of tankers utilizing the facility as a result of this mooring buoy relocation. He further advises that the present use of standby tugs will remain unchanged. Tugs will continue to be utilized to hold 39,000 D.W.T. (Dead Weight Ton) vessels at the berth. When berthed, a moored tanker will be situated fully within Chevron's waterlot, although mooring lines and tugs would pass through Burnaby's waterlots.

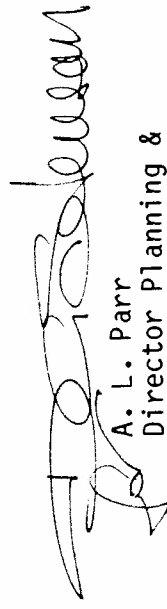
The cost to the Municipality for the lease of the Confederation Park waterlot is \$500 per annum and the present lease expires 1991 December 30. The Municipal Solicitor has written to the Port Authority to seek the necessary consent to use part of our waterlot leasehold as outlined. As the Municipality will be receiving no economic return from Chevron under the terms proposed for this mooring buoy installation, it is not expected that there would be any impact on the lease rate at the time of renewal. Should this not be the case, however, it is intended that Chevron be made responsible for absorbing any increase in the lease rate attributable to their having received permission to utilize part of the waterlot for the buoy.

Chevron has confirmed in writing that it will agree to indemnify the District of Burnaby for all damages suffered by the District arising from the placement by Chevron Canada Limited of its buoy in the above-noted area.

5.0 CONCLUSION

On balance, giving due consideration to the claim that the placement of the mooring buoy as proposed will improve the safety of vessels and cargo in connection with Chevron's wharf, and the view of staff that there will be no direct negative impact on any recognized public recreational use of the waterlot leasehold area, staff recommend that the Commission give its consent to the Chevron Canada request subject to the terms mentioned in this report. If the Commission concurs, it would be appropriate to submit its recommendation to Council for authority to enter into the necessary agreement.

DGS:lf
Attachment
cc: Municipal Solicitor
Chief Public Health Inspector


A. L. Parr
Director Planning &
Building Inspection

ITEM

DIRECTOR'S REPORT NO.

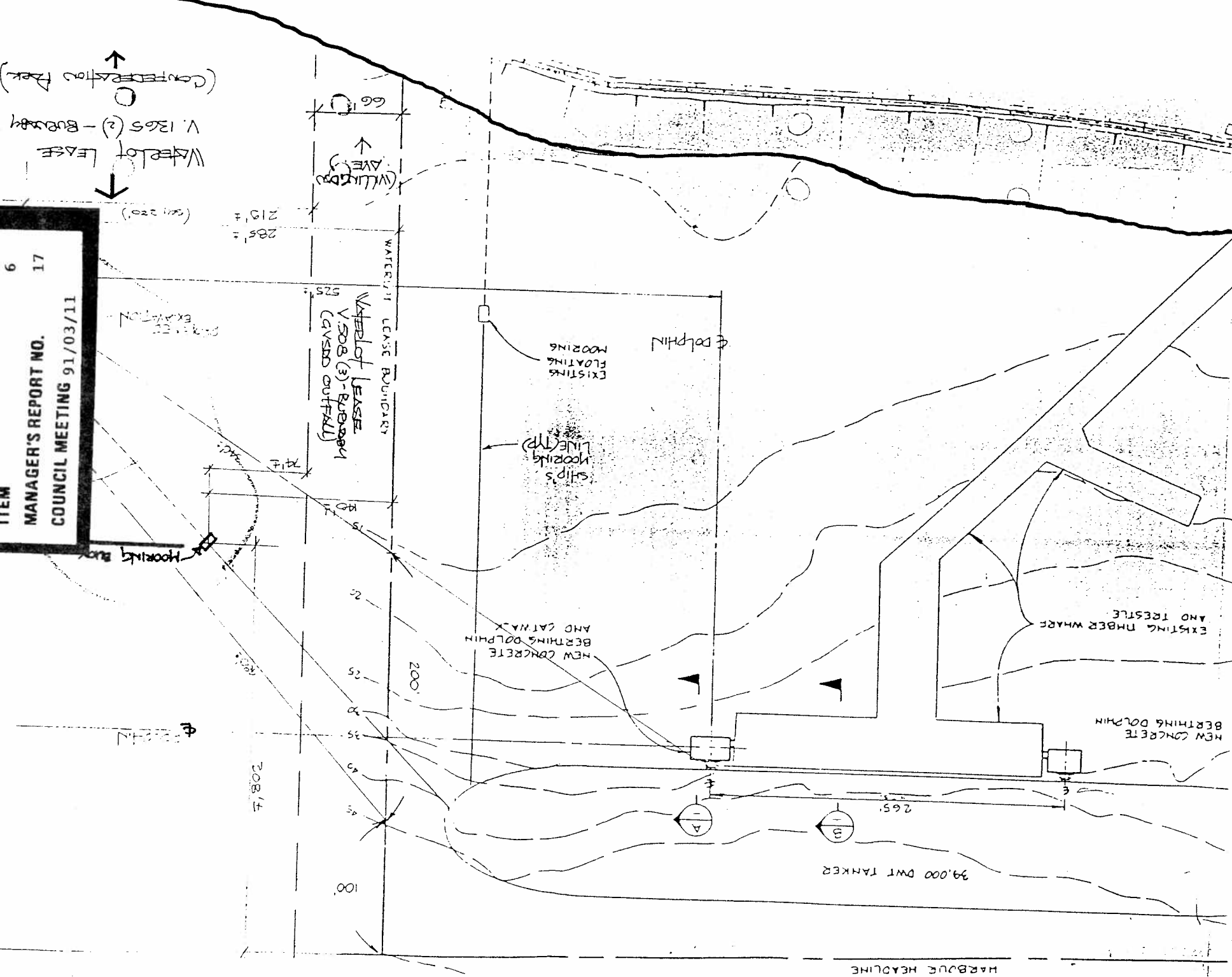
COMMISSION MEETING 91/03/06

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ITEM
MANAGER'S REPORT NO. 17
COUNCIL MEETING 91/03/11

Waterlot LEASE
V. 1365 (2) - BURBURY
(CONFEDERATION PARK)
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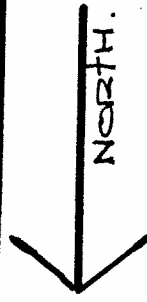
Date: 1991 FEB.

Scale: N.T.S.

Drawn By:



Planning & Building Inspection Department



122

PROPOSED MOORING BUOY
ADJ. CONFEDERATION PARK
(WATERLOT LEASE V-1365 (2).)

