



Item
Meeting2012 July 16

COUNCIL REPORT

TO: CITY MANAGER **DATE:** 2012 July 11

FROM: ACTING DIRECTOR PLANNING AND BUILDING **FILE:** 46000 06
Reference: LLA#12-02

SUBJECT: LIQUOR LICENCE APPLICATION #12-02
SFU DIAMOND ALUMNI CENTRE
8888 UNIVERSITY DRIVE (SEE ATTACHED SKETCH #1)

PURPOSE: To provide Council with a recommendation regarding the subject food primary liquor licence.

RECOMMENDATIONS:

1. **THAT** Council support the requested amendment to the subject food primary liquor licence at the subject facility, as described in Section 3.0 of this report.
2. **THAT** a copy of this report be forwarded to the General Manager, Liquor Control and Licensing Branch, P.O. Box 9292, Stn. Provincial Government, Victoria, BC V8W 9J8; and to the applicant, Ms. Shannon Malcom, Rising Tide Consultants Ltd., #1090 – 1130 West Pender Street, Vancouver, BC V6E 4A4.

REPORT

1.0 BACKGROUND INFORMATION

1.1 This Department has received a request from the Liquor Control and Licencing Branch (LCLB) for City comment on an application to amend the existing food primary liquor licence for the SFU Diamond Alumni Centre at 8888 University Avenue to permit patron participation entertainment within the subject banquet facility. The requested patron participation endorsement of the existing food primary licence is in order to permit dinner and dance with live or amplified music during University and private events (ie. weddings, social functions).

The Diamond Alumni Centre at the subject property at 8888 University Avenue currently holds a food primary liquor licence (FP# 116337) which permits the service of liquor from 11:00 a.m. to 1:00 a.m., Monday through Saturday; and 11:00 a.m. to 12:00 a.m. midnight on Sundays. The approved seating capacity for the Diamond Alumni Centre is 250 seats for the lower level and 209 seats for the upper level, with two associated patio areas on the north side of the building.

1.2 On 2011 August 29, Council adopted a recommendation to support amendments to existing liquor primary licences for various SFU campus buildings and centres, which included the conversion of the lower level of the Diamond Alumni Centre from a liquor primary licence to a food primary licence classification. The rationale for the conversion was that the Diamond

To: City Manager
From: Acting Director Planning and Building
Re: Liquor Licence Application #12-02
SFU Diamond Alumni Centre – Patron Participation
Entertainment Endorsement
2012 July 11 Page 2

Alumni Centre operates as a restaurant/banquet facility, in which food service is a principal component for all events. The LCLB was advised of this recommendation and the abovementioned conversion of the lower level of the Diamond Alumni Centre from a liquor primary to a food primary liquor licence classification has since been approved by the LCLB.

The requested patron participation entertainment endorsement further reflects the nature of the operations of the Diamond Alumni Centre as a banquet facility.

- 1.3 The LCLB, as part of their assessment process of food-primary liquor licence applications, requests that local government provide comment on applications seeking to amend a food primary liquor licence to permit patron participation entertainment. LCLB regulations also state that if the requested licence may affect nearby residents, local government must gather the view of the residents.
- 1.4 On 2003 May 05, Council adopted recommendations for processing procedures and guidelines for liquor licence applications, in which Council will continue to receive reports on applications for new or amended food primary licences that propose to serve liquor past 12:00 a.m. midnight if:
 - a. The proposed hours of liquor sale are later than 2:00 a.m.; or
 - b. The establishment has, or proposes to have a patio; or
 - c. The establishment has or proposes to have patron participation entertainment.

The LCLB was advised of these adopted recommendations. This report provides comment on this application based on the above guidelines.

2.0 PROPERTY CONTEXT

This application relates to the SFU Diamond Alumni Centre on Burnaby Mountain. To the north is the Burnaby Mountain Conservation Area; to the south are university campus buildings; to the west are university campus buildings with student residences beyond; and to the east are university campus buildings, beyond which is UniverCity. It is noted that the nearest student residences are approximately 300 m from the subject site and future residential development at UniverCity is over 430 m from the subject site.

3.0 SUBJECT APPLICATION

- 3.1 This application is requesting a patron participation entertainment endorsement for the existing food primary liquor licence to permit dancing with live or amplified music at events such as weddings, banquets and receptions associated with University and private functions. The applicant has advised that the patron participation entertainment will cease no later the 12:00 a.m. midnight. It is noted that there is no change to the existing closing hours of liquor service, which is 1:00 a.m. Monday to Saturday and 12:00 a.m. on Sundays.
- 3.2 The existing approved hours of liquor service within the facility are consistent with Council adopted guidelines and do not require comment from the City to the LCLB.

To: City Manager
From: Acting Director Planning and Building
Re: Liquor Licence Application #12-02
SFU Diamond Alumni Centre – Patron Participation
Entertainment Endorsement


2012 July 11 Page 3

With regard to the proposed patron participation entertainment endorsement, staff note that the subject facility is located north of University Drive, on the downhill slope of Burnaby Mountain, and is oriented towards the Burnaby Mountain Conservation Area north of the Simon Fraser University campus. The nearest residential properties, including future residential developments at UniverCity, are approximately 300 m or more away from the subject facility. As such, the proposed patron participation entertainment endorsement is not anticipated to impact existing or future residential developments. Such patron participation entertainment use is also recognized as an integral part of the Diamond Alumni Centre operations, and is considered compatible with the intent of using the facility for hosting special events and University functions. The operation is also subject to the requirements of the Burnaby Noise or Sound Abatement Bylaw 1979, Amendment Bylaw No.1, 1995.

- 3.3 In response to this application, input has been solicited from relevant City Departments, including the RCMP Burnaby Detachment. The RCMP does not oppose the proposed patron participation endorsement within the facility.
- 3.4 As previously noted in this report, the subject site is predominantly surrounded by conservation lands and educational/institutional uses. The nearest residential properties are approximately 300 m or more away from the subject facility and are not considered to be impacted by the proposed amendment to the food primary liquor licence. As such, the gathering of input from residents is not required.

4.0 CONCLUSION

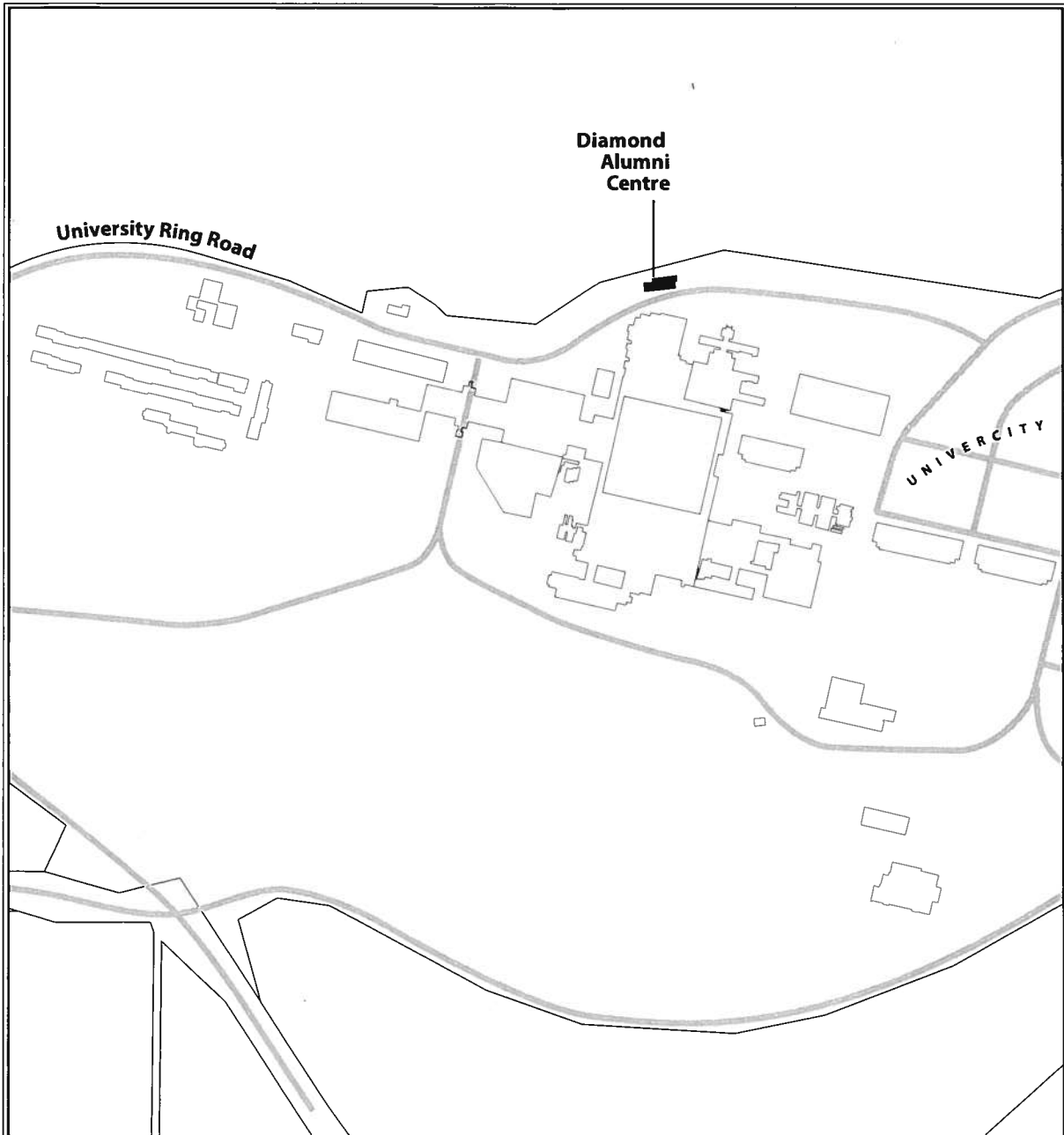
Based on the information presented above, staff recommend that Council support the requested amendment to the existing food primary liquor licence at the subject facility. Staff also recommend that a copy of this report be forwarded to the General Manager, Liquor Control and Licensing Branch, P.O. Box 9292, Stn. Provincial Government, Victoria, BC V8W 9J8; and to the applicant, Ms. Shannon Malcom, Rising Tide Consultants Ltd., #1090 – 1130 West Pender Street, Vancouver, BC V6E 4A4.


Lou Pelletier, Acting Director
PLANNING AND BUILDING

GT:spf

Attachment

cc: Director Engineering
Director Parks, Recreation and Cultural Services
Director Finance
Officer-in-Charge, RCMP, Burnaby Detachment
Chief Licence Inspector
City Solicitor
City Clerk



PLANNING & BUILDING DEPARTMENT



DATE:
2012 06 21

SCALE:
nts

DRAWN BY:
rcn

LIQUOR LICENCE APPLICATION #12-02

Proposed Patron Participation Endorsement
(Existing Food Primary Liquor Licence)

Diamond Alumni Centre, 8888 University Drive
SFU, Burnaby Mountain Campus

Sketch #1