



## **COUNCIL MEETING MINUTES**

**Monday, 2017 May 01**

An Open meeting of the City Council was held in the Council Committee Room, Burnaby City Hall, 4949 Canada Way, Burnaby, B.C. on Monday, 2017 May 01 at 6:30 p.m. followed immediately by a Closed meeting from which the public was excluded. At the conclusion of the Closed meeting, the Open meeting was reconvened at 7:00 p.m. in the Council Chamber.

### **1. CALL TO ORDER**

**PRESENT:** His Worship, Mayor Derek R. Corrigan  
Councillor Pietro Calendino  
Councillor Sav Dhaliwal  
Councillor Dan Johnston  
Councillor Colleen Jordan  
Councillor Anne Kang  
Councillor Paul McDonnell  
Councillor Nick Volkow

**ABSENT:** Councillor James Wang

**STAFF:** Mr. Lambert Chu, City Manager  
Mr. Chad Turpin, Deputy City Manager  
Mr. Leon Gous, Director Engineering  
Ms. Noreen Kassam, Director Finance  
Mr. Dave Ellenwood, Director Parks, Recreation & Cultural Services  
Mr. Lou Pelletier, Director Planning and Building  
Mr. Dave Critchley, Director Public Safety & Community Services  
Ms. Jennifer Wong, Staff Solicitor  
Ms. Kate O'Connell, Deputy City Clerk  
Ms. Blanka Zeinabova, Administrative Officer

**MOVED BY COUNCILLOR CALENDINO**  
**SECONDED BY COUNCILLOR JOHNSTON**

**THAT** the Open Council meeting do now reconvene.

**CARRIED UNANIMOUSLY**

The Open Council meeting reconvened at 7:05 p.m.

2. **MINUTES**

A) **Open Council Meeting held 2017 April 24**

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR JOHNSTON

THAT the minutes of the Open Council meeting held on 2017 April 24 be now adopted.

CARRIED UNANIMOUSLY

B) **Public Hearing (Zoning) held 2017 April 25**

MOVED BY COUNCILLOR KANG  
SECONDED BY COUNCILLOR CALENDINO

THAT the minutes of the Public Hearing (Zoning) held on 2017 April 25 be now adopted.

CARRIED UNANIMOUSLY

3. **PROCLAMATIONS**

A) **BC Children's Hospital Jeans Day (2017 May 04)**

Councillor Johnston, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed 2017 May 04 as ***BC Children's Hospital Jeans Day*** in the City of Burnaby.

B) **Burnaby Youth Week (2017 May 01 - 07)**

Councillor Jordan, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed the week of 2017 May 01 to May 07 as ***"Burnaby Youth Week"*** in the City of Burnaby.

C) **Child Care Month (2017 May) and Child Care Provider Appreciation Day (2017 May 21)**

Councillor Kang, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed the month of 2017 May as ***"Child Care Month"*** and 2017 May 21 as ***"Child Care Provider Appreciation Day"*** in the City of Burnaby.

**D) Emergency Preparedness Week (2017 May 07 - 13)**

Councillor Dhaliwal, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed the week of 2017 May 07 - 13 as ***"Emergency Preparedness Week"*** in the City of Burnaby.

**E) Global Love Day (2017 May 01)**

Councillor McDonell, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed of 2017 May 01 as ***"Global Love Day"*** in the City of Burnaby.

**F) Music Monday (2017 May 01)**

Councillor Volkow, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed 2017 May 01 as ***"Music Day"*** in the City of Burnaby.

**G) Neighbourhood House Week (2017 May 07 - 13)**

Councillor Calendino, on behalf of His Worship, Mayor Derek R. Corrigan proclaimed the week of 2017 May 07 - 13 as ***"Neighbourhood House Week"*** in the City of Burnaby.

**H) Tzu Chi Day (2017 May 14)**

His Worship, Mayor Derek R. Corrigan proclaimed 2017 May 14 as ***"Tzu Chi Day"*** in the City of Burnaby.

**4. PRESENTATIONS**

**A) Performance by Sound Wave Handbell Choir (Grades 7 - 10)  
Directed by Janet Nordstrand**

Sound Wave Handbell Choir is comprised of students in Grades 7 - 10 from three Burnaby High Schools (Burnaby North, Burnaby South & Moscrop) and three Burnaby Elementary Schools (Inman, Chaffey Burke, Stoney Creek). We have a total of 14 students from these six different schools of which, one special permission student from Fleetwood Park Secondary in Surrey whose family has moved but she still wanted to play, are performing for us tonight. So far, they have performed in West Vancouver, Abbotsford, Richmond and Burnaby. And, they had the honour of performing at the Opening Ceremonies for the International Handbell Symposium in July 2016.

**B) Youth Citizenship Awards**

**Presenter: His Worship, Mayor Derek R. Corrigan**

His Worship, Mayor Derek Corrigan introduced Youth Week, an annual event to celebrate and acknowledge the contributions of young people to the community. Following is the text of the Mayor's remarks:

"Twenty-three years ago, young people in Metro Vancouver asked why there wasn't a day to celebrate youth. They were asked 'Why not a week rather than a day?' This simple idea is what started it all. Youth Week is now an international celebration. Here, in British Columbia, Youth Week takes place during the first week of May and is a fun filled week of interaction and celebration intended to build a strong connection between young people and their communities and to profile youth issues, accomplishments and diversity.

Wherever Youth Week is celebrated, the idea behind it is the same: young people are important and need to be recognized in a constructive and positive manner. Their contributions should be acknowledged and celebrated.

Youth are often criticized and stereotyped in ways that don't reflect that they are, in fact, creative, motivated and full of excellent ideas that will improve our community and our world. The youth we're honouring here tonight bear out that fact. We have a diverse bunch of young people gathered here today, who volunteer in many areas and capacities in their community. Some sit on committees and belong to clubs in their schools, such as Student Government and Model United Nations groups. Others focus their energies on specific causes, such as youth leadership training, environmental initiatives, mental health issues and global challenges.

There are representatives here who help seniors learn computer skills through the Tech Easy program. We have youth, who are on the Youth Voice Committee, and have fundraised to help families in need locally as well as globally. And we also have youth who have helped out with the Salvation Army, Covenant House and BC Children's Hospital.

An eclectic bunch indeed. But what is common between all of these nominees is that they care about their city and community, and they want to be actively involved and make a difference. If this is what our youth of today are involved with in Burnaby, I am excited to see what our adults of tomorrow will do.

The Burnaby Youth Voice Committee has created citizenship awards to recognize young people in Burnaby who have volunteered their time and skills, and, in doing so, have made a very positive difference in our community.

I would like to take the time to recognize the following youth who have been nominated for a citizenship award:

***Alisha Rahemtulla, Alyana Lalani, Alyssa Wong, Amanda Lee, Ameenah Davison, Bijoux Umukundwa, Bill Hsu, Chaewon Song, David Vallejera, Enrique Perez, Guneet Pooni, Hnat Cheung, Ibreez Asaria, Jasper Chan, Jennifer Phan, Jessica Xu, Joshua Vallejera, Kyle Tadeo, Logan Khan, Mahi Hussain, Maiya Kazuta, Mandy Kwan, Mernin Anne Orogo, Michael Young, Nicole Hou, Ramin Najjar, Wei Deng***

The next five youth have been selected as the winners of this year's citizenship awards and will be presented with a \$100 bursary. These youth have gone over and above to make a difference in Burnaby and beyond, while maintaining personal, academic, and extracurricular involvement. Please join me in the appreciation and recognition of:

***Angelina Ge, Dante Wong, Phyllis Cherng, Sameer Esmail, Sonya Kung***

This year's Burnaby Youth Week logo contest winner is ***Giorgia De Giovanni***. She was an international student at Burnaby South Secondary School, who has now returned to Italy."

5. **DELEGATION**

**MOVED BY COUNCILLOR CALENDINO**  
**SECONDED BY COUNCILLOR MCDONELL**

THAT the delegation be heard.

CARRIED UNANIMOUSLY

- A) **Elsie Dean**  
**Re: Climate Accountability**  
**Speakers: Elsie Dean**  
**Andrew Gage, West Coast Environmental Law**  
**Representative**

**Ms. Elsie Dean**, Burnaby Residents Opposing Kinder Morgan Expansion (BROKE), and **Mr. Andrew Gage** of West Coast Environmental Law, appeared before Council and spoke to the impacts of climate change locally and globally. Rising sea levels, wild fires, increased frequency of storm events, droughts, and flooding are reshaping and impacting BC communities in profound and frightening ways. Municipal infrastructure will need to adapt to accommodate environmental changes due to climate changes. Currently the infrastructure costs are being born by taxpayers and not the corporations responsible for creating the pollution.

The speakers advocated for a polluter-pay model reflective of the true cost of oil production, refinement and use. Mr. Gage presented Council with a sample "Climate Accountability Letter" and requested Council consider sending a similar letter to 20 of the world's largest fossil fuel companies asking them to pay for the climate costs that are being incurred by the City of Burnaby.

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR KANG

THAT the Climate Accountability Letter and background materials provided by the delegation be **REFERRED** to the Financial Management Committee for further review and consideration.

CARRIED UNANIMOUSLY

6. **REPORTS**

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR JOHNSTON

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

CARRIED UNANIMOUSLY

A) **Audit Committee**  
**Re: 2016 Annual Municipal Report**

The Audit Committee submitted a report to Council to present the 2016 Annual Municipal Report which includes the audited Consolidated Financial Statements.

The Audit Committee recommended:

1. THAT Council receive the City of Burnaby 2016 Annual Municipal Report and audited Consolidated Financial Statements for the year ended 2016 December 31.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR JORDAN

THAT the recommendation of the Audit Committee be adopted.

CARRIED UNANIMOUSLY

**B) Financial Management Committee**  
**Re: Grant Applications**

The Financial Management Committee submits the following grant requests for Council consideration:

**#17.22. Quest Outreach Society**  
*Food Recovery and Redistribution Program*

The Financial Management Committee recommended:

1. THAT this grant request be denied.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR JORDAN

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17.23.o United Way of the Lower Mainland**  
*Street Banner Program*

The Financial Management Committee recommended:

1. THAT an in-kind grant up to the amount of \$15,000 for labour costs be awarded to the United Way of the Lower Mainland in support of the 2017 United Way Fall Campaign to cover banner installation and removal costs along Kingsway within the Metrotown Town Centre.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR JORDAN

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17.24. St. Michael's School**  
*Odyssey of the Mind – World Finals*

The Financial Management Committee recommended:

1. THAT a grant in the amount of \$1,000 be awarded to St. Michael's School for travel expenses for Team Odyssey of the Mind members to participate at the World Finals to be held on 2017 May 24-28 at the Michigan State University.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR JORDAN

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17.25. Leave Out Violence (LOVE) Society BC**  
*Media Arts Program*

The Financial Management Committee recommended:

1. THAT this grant request be denied.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17.26. My Artist's Corner (MAC) Society BC**  
*On-Line Marketing*

The Financial Management Committee recommended:

1. THAT this grant request be denied.



MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17.27. École Alpha Secondary School**  
*Dry Grad 2017*

The Financial Management Committee recommended:

1. THAT a grant in the amount of \$200 be awarded to École Alpha Secondary School in support of the Dry Grad event.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**C) Financial Management Committee**  
**Re: Festivals Burnaby Grant Program Applications**

The Financial Management Committee submits the following grant requests for Council consideration:

**#17-N-007 Burnaby Neighbourhood House Society**  
*Burnaby National Aboriginal Day Celebration*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Neighbourhood Event* in the amount of \$3,000 be awarded to the Burnaby Neighbourhood House Society for the Burnaby National Aboriginal Day Celebration to be held on 2017 June 21 at Burnaby Civic Square.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR JORDAN

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17-N-008 Chinese Taoism Kuan Kung Association**  
*Tian Jin Festival 2017*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Neighbourhood Event* in the amount of \$3,000 be awarded to the Chinese Taoism Kuan Kung Association for the Tian Jin Festival 2017 to be held on 2017 May 6 at Jian Tin Temple.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17-S-005 Edo Friends of British Columbia Association**  
*Africa Musical/Cultural Festival*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Small Scale Event* in the amount of \$3,500 be awarded to the Edo Friends of British Columbia Association for the Africa Musical/Cultural Festival to be held on 2017 August 5 at Confederation Park.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17-S-009 Bosnian and Herzegovinian Cultural Center Vancouver Canada Society**  
*Bosnia Fest International 2017 – Burnaby Cultural Diversity Celebration*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Small Scale Event* in the amount of \$2,500 be awarded to the Bosnian and Herzegovinian Cultural Center Vancouver Canada Society for the Bosnia Fest International 2017 – Burnaby Cultural Diversity Celebration to be held on 2017 May 20 at 6540 Thomas Street, Burnaby.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17-S-010 Burnaby Arts Council**  
*46<sup>th</sup> Annual Deer Lake Craft Festival*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Small Scale Event* in the amount of \$4,000 be awarded to the Burnaby Arts Council for the 46th Annual Deer Lake Craft Festival to be held on 2017 November 24-26 at the Shadbolt Centre for the Arts.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17-L-004 Nikkei National Museum & Cultural Centre**  
*Nikkei Place Matsuri Family Festival 2017*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Large Scale Event* in the amount of \$11,000 be awarded to the Nikkei National Museum & Cultural Centre for the Nikkei Place Matsuri Family Festival 2017 to be held on 2017 September 2-3 at Nikkei Place.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**#17-L-005 Heights Merchants Association BIA**  
*Hats Off Day 2017*

The Financial Management Committee recommended:

1. THAT a Festivals Burnaby grant – *Large Scale Event* in the amount of \$8,000 be awarded to the Heights Merchants Association BIA for Hats Off Day 2017 to be held on 2017 June 3 on Hastings Street.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendation of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**D) Financial Management Committee**  
**Re: 2017 Engineering Capital Infrastructure Bylaw Funding**  
**Request April - Completion of 2016 Projects**

The Financial Management Committee submitted a report seeking Council approval and funding for multi-year Engineering capital infrastructure improvement projects.

The Financial Management Committee recommended:

1. THAT Council approve the capital expenditure of \$5,514,100 for infrastructure capital improvement projects, as outlined in this report.
2. THAT Council authorize the City Solicitor to bring forward a Capital Reserves bylaw in the amount of \$4,542,385 (inclusive of GST of \$202,785.05), and authorize staff to draw from the Sanitary Sewer Capital Fund the amount of \$548,486 (inclusive of GST of \$24,485.98) and the Waterworks Utility Capital Fund the amount of \$680,897 (inclusive of GST of \$30,397.20).

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendations of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**E) Financial Management Committee**  
**Re: 2017 Engineering Capital Infrastructure Bylaw Funding**  
**Request April**

The Financial Management Committee submitted a report seeking Council approval and funding for multi-year Engineering capital infrastructure improvement projects.

The Financial Management Committee recommended:

1. THAT Council approve the capital expenditure of \$13,436,150 for infrastructure capital improvement projects, as outlined in this report.
2. THAT Council authorize the City Solicitor to bring forward a Capital Reserves bylaw in the amount of \$9,379,790 (inclusive of GST of \$418,740.65), and authorize staff to draw from the Sanitary Sewer Capital Fund the amount of \$3,448,239 (inclusive of GST of \$153,939.25) and the Waterworks Utility Capital Fund the amount of \$1,235,977 (inclusive of GST of \$55,177.57).

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendations of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**F) Financial Management Committee**  
**Re: 2017 Information Technology Capital Program**

The Financial Management Committee submitted a report seeking Council approval of a funding bylaw for the 2017 Information Technology Capital Program.

The Financial Management Committee recommended:

1. THAT Council approve the capital expenditure of \$2,363,600 for the 2017 Information Technology Program, as outlined in this report.
2. THAT Council authorize the City Solicitor to bring forward a Capital Reserves Bylaw in the amount of \$2,474,050 (inclusive of GST of \$110,450) to finance the program.

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR MCDONELL

THAT the recommendations of the Financial Management Committee be adopted.

CARRIED UNANIMOUSLY

**G) City Manager's Report, 2017 May 01**

The City Manager submitted a report dated 2017 May 01 on the following matters:

**7. MANAGER'S REPORTS**

**1. PROPOSED ZONING BYLAW TEXT AMENDMENT - ADDITION OF A PERMITTED USE TO THE M4 SPECIAL INDUSTRIAL DISTRICT**

The City Manager submitted a report from the Director Planning and Building seeking Council authorization to forward the proposed text amendment to the Burnaby Zoning Bylaw to a Public Hearing on 2017 May 30 at 7:00 p.m.

The City Manager recommended:

1. THAT Council authorize the preparation of a bylaw amending the Burnaby Zoning Bylaw as outlined in Section 2.0 of this report, and that the bylaw be advanced to First Reading on 2017 May 15, and to a Public Hearing on 2017 May 30 at 7:00 p.m.

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR CALENDINO

THAT the recommendation of the City Manager be adopted.

CARRIED UNANIMOUSLY

**2. REZONING REFERENCE #16-51**  
**HIGH-RISE APARTMENT (TOWER 2) IN THE LOUGHEED**  
**TOWN CENTRE PHASE 1 SITE**  
**LOUGHEED TOWN CENTRE PLAN**

The City Manager submitted a report from the Director Planning and Building seeking Council authorization to forward this application to a Public Hearing on 2017 May 30.

The City Manager recommended:

1. THAT a Rezoning Bylaw be prepared and advanced to First Reading on 2017 May 15, and to a Public Hearing on 2017 May 30 at 7:00 p.m.
2. THAT the following be established as prerequisites to the completion of the rezoning:
  - a) The submission of a suitable plan of development.
  - b) The utilization of an amenity bonus through the provision of a cash in-lieu contribution in accordance with Section 4.5 of this report.
  - c) The granting of Section 219 Covenants in accordance with the subject rezoning and Rezoning Reference #15-28:
    - restricting enclosure of balconies;
    - ensuring compliance with the approved acoustical study;
    - ensuring that the density of development of air space parcels and strata lots complies with the approved CD zoning and

density allocation covenant for the site and to ensure that the overall site continues to function as a single, integrated development; and,

- restricting the use of guest rooms.
- d) The design and provision of units adaptable to persons with disabilities, the provision of customized hardware and cabinet work being subject to the sale/lease of the unit to a disabled person and with allocated disabled parking spaces.
  - e) Compliance with the Council-adopted sound criteria.
  - f) The submission of a suitable district energy pre-feasibility study to the approval of the Director Planning and Building.
  - g) The submission of a sustainability report detailing the initiatives for Tower 2 to contribute towards the environmental commitment of LEED ND Gold for the entire Phase 1 Development.
  - h) The submission of a suitable Solid Waste and Recycling Plan to the approval of the Director Engineering.
  - i) The deposit of the applicable Parkland Acquisition Charge.
  - j) The deposit of the applicable GVS & DD Sewerage Charge.
  - k) The deposit of the applicable School Site Acquisition Charge.
  - l) The completion of Rezoning Reference #15-28 and #15-29.
  - m) The submission of a written undertaking to distribute area plan notification forms, prepared by the City, with disclosure statements; and, to post area plan notification signs, also prepared by the City, on the development site and in the sales office in prominent and visible locations prior to Third Reading, or at the time marketing for the subject development commences, whichever is first, and remain posted for a period of one year, or until such time that all units are sold, whichever is greater.



MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR KANG

THAT the recommendations of the City Manager be adopted.

CARRIED UNANIMOUSLY

**3. REZONING REFERENCE #16-25**  
**TWO HIGH RISE APARTMENT TOWERS**  
**BRENTWOOD TOWN CENTRE PLAN**

The City Manager submitted a report from the Director Planning and Building seeking Council authorization to forward this application to a Public Hearing on 2017 May 30.

The City Manager recommended:

1. THAT a Rezoning Bylaw be prepared and advanced to First Reading on 2017 May 15 and to a Public Hearing on 2017 May 30 at 7:00 p.m.
2. THAT the sale be approved in principle of City-owned property for inclusion within the subject development site, in accordance with the terms outlined in Section 3.5 of this report, and subject to the applicant pursuing the rezoning proposal to completion.
3. 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, including a 4% Engineering Inspection Fee, 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 City 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 utilization of an amenity bonus through the provision of a cash in-lieu contribution in accordance with Section 3.3 of this report.

- e. The completion of the sale of City property.
- f. The dedication of any rights-of-way deemed requisite.
- g. The consolidation and re-subdivision of the net site into two legal lots.
- h. The granting of any necessary Covenants, including, but not necessarily limited to, Section 219 Covenants:
  - restricting enclosure of balconies;
  - indicating that project surface driveway access will not be restricted by gates;
  - guaranteeing provision and maintenance of public art;
  - guaranteeing the provision and continued operation of stormwater management facilities;
  - ensuring compliance with the approved acoustical study;
  - for the provision and ongoing maintenance of the Stickleback Creek Streamside Protection and Enhancement Area;
  - ensuring that handicap accessible parking stalls in the underground residential parking areas be held in common property to be administered by the Strata Corporation;
  - ensuring the provision and ongoing maintenance of EV cars and EV plug-in stations;
  - for the provision and ongoing maintenance of on-site car share vehicles and parking stalls;
  - ensuring the protection of suitable trees on-site during construction; and,
  - ensuring that the site can be used safely in accordance with the approved geotechnical report, and that the project does not draw down the water table.
- i. The execution of an indemnity agreement by the developer saving the City harmless from all liability associated with this development in relation to its geotechnical and hydrological (including any potential contaminated groundwater) impacts to surrounding infrastructure and other nearby development.

- j. The design and provision of units adaptable to persons with disabilities with allocated handicap parking spaces protected by a Section 219 Covenant.
- k. Compliance with the Council-adopted sound criteria.
- l. Submission of a Site Profile and resolution of any arising requirements.
- m. The provision of covered car wash stalls and adequately sized and appropriately located garbage handling and recycling material holding space and a commitment to implement the recycling provisions.
- n. The submission of a suitable Solid Waste and Recycling Plan to the approval of the Director Engineering.
- o. The review of on-site residential loading facilities by the Director Engineering.
- p. The provision of facilities for cyclists in accordance with this report.
- q. The review of a detailed Sediment Control System by the Director Engineering.
- r. Compliance with the guidelines for underground parking for visitors.
- s. The submission of a suitable on-site stormwater management system to the approval of the Director Engineering, the deposit of sufficient monies for its provision, and the granting of a Section 219 Covenant to guarantee its provision and continuing operation.
- t. The deposit of the applicable Parkland Acquisition Charge.
- u. The deposit of the applicable GVS & DD Sewerage Charge.
- v. The deposit of the applicable School Site Acquisition Charge.
- w. The submission of a written undertaking to distribute area plan notification forms, prepared by the City, with disclosure statements; and, to post area plan notification signs, also prepared by the City, on the development site and in the sales office in prominent and visible locations prior to Third Reading, or at the time marketing for the subject development commences, whichever is first, and remain posted for a period of one year, or until such time that all units are sold, whichever is greater.

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR JORDAN

THAT the recommendations of the City Manager be adopted.

CARRIED UNANIMOUSLY

**4. REZONING REFERENCE #15-48**  
**THREE-STOREY TOWNHOUSE DEVELOPMENT**  
**ROYAL OAK COMMUNITY PLAN**

The City Manager submitted a report from the Director Planning and Building seeking Council authorization to forward this application to a Public Hearing on 2017 May 30.

The City Manager recommended:

1. THAT a Rezoning Bylaw be prepared and advanced to First Reading on 2017 May 15 and to a Public Hearing on 2017 May 30 at 7:00 p.m.
2. THAT a copy of this report be sent to the owners of 7379, 7399, 7413 and 7423 Gilley Avenue for information.
3. 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, including a 4% Engineering Inspection Fee, 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 City 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. Demolition of any improvements will be permitted after Second Reading of the Rezoning Bylaw has been granted provided that the applicant acknowledges that such permission does not fetter Council's ability to grant or not to grant Third Reading and/or Final Adoption of the Rezoning Bylaw. In addition, the demolition of any

improvements will be permitted at any time if they are vacant and considered by staff to be subject to misuse and vandalism.

- e. The dedication of any rights-of-way deemed requisite.
- f. The granting of any necessary statutory rights-of-way, easements and/or covenants.
- g. The granting of any necessary Section 219 Covenants including:
  - restricting enclosure of balconies;
  - ensuring compliance with the approved acoustical study; and,
  - ensuring that handicap accessible parking stalls be held in common property to be administered by the Strata Corporation.
- h. Compliance with the guidelines for underground parking for residential visitors.
- i. The review of a detailed Sediment Control System by the Director Engineering.
- j. The submission of a suitable Solid Waste and Recycling plan to the approval of the Director Engineering.
- k. The design and provision of units adaptable to persons with disabilities, the provision of customized hardware and cabinet work being subject to the sale/lease of the unit to a disabled person, with allocated disabled parking spaces protected by a Section 219 Covenant.
- l. The provision of a covered car wash stall and an adequately sized and appropriately located garbage handling and recycling material holding space, to the approval of the Director Engineering and a commitment to implement the recycling provisions.
- m. The submission of a Site Profile and resolution of any arising requirements.
- n. The pursuance of Storm Water Management Best Practices in line with established guidelines.
- o. The provision of facilities for cyclists in accordance with this report.
- p. Compliance with the Council-adopted sound criteria.

- q. The undergrounding of existing overhead wiring abutting the site.
- r. The deposit of the applicable Parkland Acquisition Charge.
- s. The deposit of the applicable GVS & DD Sewerage Charge.
- t. The deposit of the applicable School Site Acquisition Charge.
- u. The submission of a written undertaking to distribute area plan notification forms, prepared by the City, with disclosure statements; and, to post area plan notification signs, also prepared by the City, on the development site and in the sales office in prominent and visible locations prior to Third Reading, or at the time marketing for the subject development commences, whichever is first, and remain posted for a period of one year, or until such time that all units are sold, whichever is greater.

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR JOHNSTON

THAT the recommendations of the City Manager be adopted.

CARRIED UNANIMOUSLY

**5. REZONING REFERENCE #15-32**  
**INSTALLATION OF ROOFTOP ANTENNA FACILITY**

The City Manager submitted a report from the Director Planning and Building seeking Council authorization to forward this application to a Public Hearing on 2017 May 30.

The City Manager recommended:

1. THAT a Rezoning Bylaw be prepared and advanced to First Reading on 2017 May 15 and to a Public Hearing on 2017 May 30 at 7:00 p.m.
2. 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 including a 4% Engineering Inspection Fee 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 City standards and constructed in accordance with the Engineering Design.

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR VOLKOW

THAT the recommendations of the City Manager be adopted.

CARRIED UNANIMOUSLY

MOVED BY COUNCILLOR VOLKOW  
SECONDED BY COUNCILLOR JORDAN

THAT the Committee now rise and report.

CARRIED UNANIMOUSLY

MOVED BY COUNCILLOR MCDONELL  
SECONDED BY COUNCILLOR JOHNSTON

THAT the report of the Committee be now adopted.

CARRIED UNANIMOUSLY

**8. BYLAWS**

**First, Second and Third Reading**

- |    |  |        |
|----|--|--------|
| A) | Burnaby Capital Works, Machinery and Equipment Reserve Fund Expenditure Bylaw No. 20, 2017 | #13750 |
| B) | Burnaby Freedom of Information Bylaw, Amendment Bylaw No. 1, 2017                          | #13756 |

MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR JORDAN

THAT Bylaw No. 13750 and 13756 be now introduced and read three times.

CARRIED UNANIMOUSLY

**Second Reading**

- |    |   |        |
|----|---|--------|
| C) | Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 14,<br>2017 - Rez. #16-14 (9411 & 9755 University Crescent)  | #13735 |
| D) | Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 15,<br>2017 - Rez. #16-17 (3737 Canada Way, 3748 Norfolk, and<br>abutting lane and Esmond Avenue road rights-of-way) | #13736 |
| E) | Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 16,<br>2017 - Rez. #17-06 (4276 Norland Avenue)  | #13742 |

**MOVED BY COUNCILLOR JOHNSTON**  
**SECONDED BY COUNCILLOR JORDAN**

THAT Bylaw No. 13735, 13736 and 13742 be now read a second time.

CARRIED UNANIMOUSLY

**Consideration and Third Reading**

- |    |   |        |
|----|---|--------|
| F) | Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 38,<br>2015 - Rez. #15-24 (6755 Canada Way)            | #13554 |
| G) | Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 12,<br>2016 - Rez. #15-08 (4453/63/75 Hastings Street) | #13588 |

**MOVED BY COUNCILLOR JOHNSTON**  
**SECONDED BY COUNCILLOR MCDONELL**

THAT Bylaw No. 13554 and 13588 be now considered and read a third time.

CARRIED UNANIMOUSLY

**Reconsideration and Final Adoption**

- |    |   |        |
|----|---|--------|
| H) | Burnaby Community Heritage Commission Bylaw,<br>Amendment Bylaw No. 1, 2017 | #13737 |
| I) | Burnaby Rates Bylaw 2017  | #13747 |
| J) | Burnaby Financial Plan Bylaw 2017   | #13748 |
| K) | Burnaby Local Service Tax Bylaw 2017  | #13749 |



MOVED BY COUNCILLOR JOHNSTON  
SECONDED BY COUNCILLOR VOLKOW

THAT Bylaw No. 13737, 13747, 13748 and 13749 be now reconsidered and Finally Adopted, signed by the Mayor and Clerk and the Corporate Seal affixed thereto.

CARRIED UNANIMOUSLY

9. NEW BUSINESS

Councillor McDonell – Burnaby Hospital Replacement

Councillor McDonell spoke to Burnaby's need for investment in the Burnaby Hospital and urged residents to make the replacement of the hospital a priority in the upcoming Provincial election.

10. INQUIRIES

There were no inquiries brought before Council at this time.

11. ADJOURNMENT

MOVED BY COUNCILLOR JORDAN  
SECONDED BY COUNCILLOR CALENDINO

THAT this Open Council meeting do now adjourn.

CARRIED UNANIMOUSLY

The Open Council meeting adjourned at 8:48 p.m.

Confirmed:

Certified Correct:

  
MAYOR

  
CITY CLERK