

District of Maple Ridge

**COMMITTEE OF THE WHOLE MEETING**

**MINUTES**

April 12, 2010  
1:00 p.m.  
Council Chamber

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**PRESENT**

*Elected Officials*

Mayor E. Daykin  
Councillor C. Ashlie  
Councillor J. Dueck  
Councillor A. Hogarth  
Councillor L. King  
Councillor M. Morden  
Councillor C. Speirs

*Appointed Staff*

J. Rule, Chief Administrative Officer  
M. Murray, General Manager of Community Development,  
Parks and Recreation Services  
P. Gill, General Manager Corporate and Financial Services  
F. Quinn, General Manager Public Works and Development  
Services  
J. Pickering, Director of Planning  
C. Marlo, Manager of Legislative Services  
A. Gaunt, Confidential Secretary

*Other Staff as Required*

C. Goddard, Manager of Development and Environmental  
Services  
P. Grootendorst, Fire Chief/Director of Operations  
R. Acharya, Planner  
D. Hall, Planner  
B. McDonald, Director of Licences, Permits and Bylaws  
K. Swift, Director of Recreation  
B. McLeod, Manager of Parks and Open Space

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**1. DELEGATIONS/STAFF PRESENTATIONS**

**1.1 Fire Department Update**

– P. Grootendorst, Fire Chief/Director of Operations

Fire Chief Grootendorst gave a presentation which provided an update of activities carried out by the Fire Department from January 1, 2010 to March 31, 2010. He reviewed the department's 2010 emergency response calls in comparison to 2009, the public education programs and training being offered and fire prevention inspections being carried out. He also provided an update of the addition and renovation work currently being carried out at Fire Hall #1.

## 2. **PUBLIC WORKS AND DEVELOPMENT SERVICES**

Note: The following items have been numbered to correspond with the Council Agenda:

### 1101 **RZ/035/08, 11307 and 11295 Maple Crescent, C-3 to M-3**

Staff report dated April 6, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6666-2009 be given first reading.

The Manager of Development and Environmental Services gave a Power Point presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics

The Manager of Development and Environmental Services explained the process involved in getting this application to first reading.

The Director of Planning advised that this application as well as others on the current agenda will be brought forward at the April 19, 2010 Committee of the Whole Meeting and that more detail will be provided by applicants at that time.

The applicant advised that a full presentation of the proposal will be provided at the April 19, 2010 Committee of the Whole Meeting.

### **RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

Councillor Morden - OPPOSED

### 1102 **RZ/071/09, 12161 237 Street, A-1 to RM-1**

Staff report dated April 1, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6719-2010 be given first reading.

The Planner gave a Power Point presentation providing the following information:

- Application Information
- Subject Map

- Neighbourhood Context
- OCP Context
- Site Characteristics

**Wayne Bissky – Applicant Representative**

Mr. Bissky advised that details for the application will be provided at the April 19, 2010 Committee of the Whole Meeting.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

Councillor Speirs - OPPOSED

**1103 RZ/072/09, 10175, 10121 and 10141 240 Street, RS-3 and RS-2 to RM-1**

Staff report dated April 1, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6732-2010 be given first reading.

The Manager of Development and Environmental Services gave a Power Point presentation providing the following information:

- Application Information
- Subject Site
- Neighbourhood Context
- OCP Context
- Site Characteristics

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1104 RZ/017/10, 12472 Laity Street, RS-1a to R-1**

Staff report dated March 24, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6728-2010 to permit future subdivision into two parcels zoned R-1 (Residential District) be given first reading and that the applicant provide further information as described on Schedule (A-H) of Development Procedures Bylaw No. 5879-1999.

The Planner gave a Power Point presentation providing the following information:

- Application Information
- Subject Map
- Neighbourhood Context

- OCP Context
- Site Characteristics

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1105 RZ/018/10, 12580 243 Street, RS-3 to RS-2**

Staff report dated March 30, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6734-2010 to permit a two lot single family subdivision be given first reading and that the applicant provide further information as described in Schedule B of Development Procedures Bylaw No. 5879-1999.

The Manager of Development and Environmental Services gave a Power Point presentation providing the following information:

Application Information

- Subject Map
- Neighbourhood Context
- OCP Context
- Site Characteristics

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

Councillor King, Councillor Speirs - OPPOSED

**1106 RZ/021/10, 9990 240 Street, RS-2 and CS-1 to RM-1**

Staff report dated March 30, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6735-2010 to permit a townhouse development be given first reading and that the applicant provide further information as described in Schedule A, C, D and F of Development Procedures Bylaw No. 5879-1999.

The Manager of Development and Environmental Services gave a Power Point presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics

The Manager of Development and Environmental Services indicated that discussions have been held with the applicant regarding access to the property.

**Jean Faris - Applicant Representative**

Mr. Faris indicated that the safest access route possible is being looked at for this application.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

Councillor Speirs - OPPOSED

**1107 RZ/022/10, 11523 236 Street, RS-3 to RM-1**

Staff report dated March 31, 2010 recommending that Maple Ridge Zone Amending Bylaw No. 6733-2010 to permit a townhouse development be given first reading and that the applicant provide further information as described in Schedule A, C, D, F and G of Development Procedures Bylaw No. 5879-1999.

The Manager of Development and Environmental Services gave a Power Point presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1108 AL/010/10, 12616 248 Street, Homesite Severance (Subdivision) of Land Within the Agricultural Land Reserve**

Staff report dated March 30, 2010 recommending that application AL/010/10 for homesite severance (subdivision) of land within the Agricultural Land Reserve be authorized to proceed to the Agricultural Land Commission.

D. Hall, Planner provided an explanation of homesite severance within the Agricultural Land Reserve. She gave a Power Point presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Preliminary Subdivision Sketch
- Site Characteristics

**Anthony Schollen – Applicant Representative**

Mr. Schollen indicated that he is representing his father. He explained that his father is asking for a homesite severance which will allow him to retain a smaller piece of the land he has lived on for many years and build a home which is easier to manage on that portion of the property.

***RECOMMENDATION***

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1109 AL/020/10, 24227 Dewdney Trunk Road, Non-Farm Use Application in the Agricultural Land Reserve**

Staff report dated March 30, 2010 recommending that application AL/020/10 for non-farm use to permit a wireless communications facility in the Agricultural Land Reserve be authorized to proceed to the Agricultural Land Commission

The Planner gave a Power Point presentation providing the following information:

- Application Information
- Neighbourhood Context
- OCP Context
- Site Characteristics

She advised that the proposed tower will be for cellular service.

***RECOMMENDATION***

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1110 SP/011/10, Soil Deposit Permit**

Staff report dated March 15, 2010 recommending that application SP/011/10 for a fill permit for District of Maple Ridge properties located at the intersection of 104 Avenue and 105 Avenue be authorized to go forward to the Agricultural Land Commission.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1111 Liquor Primary License – Extension of Hours**

Staff report dated March 8, 2010 recommending that the extension of operating hours to 2:00 a.m. on Sundays for the Haney Hotel liquor primary license not be supported.

The Director of Licences, Permits and Bylaws advised on the history of the liquor license legislation and provided information on operating hours for other establishments in Maple Ridge.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1112 Local Area Service, 202 Street (Chatwin Avenue to McIvor Avenue)**

Staff report dated March 16, 2010 recommending that Maple Ridge 202 Street Sanitary Sewer Services Bylaw No. 6692-2009 be given first, second and third readings.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1113 Award of Contracts, Downtown Road and Utility Rehabilitation Project**

Staff report dated April 7, 2010 recommending that Contract ITT-EN10-131 for Downtown Road and Utility Rehabilitation be awarded to Imperial Paving Limited, that Contract ITT-EN10-137 for Supply of Streetlights, Traffic Signal Poles and Accessories for the Downtown Road and Utility Rehabilitation Project be awarded to Guillevin International Co., that the total engineering services contract for ISL Engineering and Land Services be increased and that the Corporate Officer be authorized to execute the contracts.

The Municipal Engineer reviewed the report. He advised on the membership of the Project Liaison Committee established to provide input and advice to the project team.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1114 Excess Capacity/Extended Services Agreement LC 140/10, 236 Street and 112 Avenue**

Staff report dated March 19, 2010 recommending that Latecomer Charges be imposed and that the Corporate Officer be authorized to sign and seal Latecomer Agreement LC 140/10.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1115 Race the Ridge 2010 Bike Race**

Staff report dated March 31, 2010 recommending the use of municipal streets be authorized for the Race the Ridge 2010 Bike Race on Saturday, May 1, 2010 and Sunday, May 2, 2010.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1116 2010 Heart and Stroke Big Bike Ride**

Staff report dated March 31, 2010 recommending the use of municipal streets be authorized for the 2010 Heart and Stroke Big Bike Ride on Friday, April 23, 2010.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**3. FINANCIAL AND CORPORATE SERVICES (including Fire and Police)**

**1131 Disbursements for the month ended January 31, 2010**

Staff report dated April 1, 2010 recommending that disbursements for January 2010 be approved.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1132 Revenue Anticipation Borrowing Bylaw**

Staff report dated March 23, 2010 recommending that Maple Ridge Revenue Anticipation Borrowing Bylaw No. 6729-2010 be given first, second and third reading.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**4. COMMUNITY DEVELOPMENT AND RECREATION SERVICES**

**1151 Webster's Corner Neighbourhood Park**

Staff report dated April 6, 2010 recommending that the concept plan for Webster's Corner's Neighbourhood Park be approved and that staff be authorized to prepare tender documents for construction of the park.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1152 Policy on Council and Staff Liaison Roles**

Staff report dated March 26, 2010 recommending that the Council and Staff Liaison Roles Policy be adopted.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

**1153 Parks and Leisure Services Fees and Charges**

Staff report dated March 12, 2010 recommending that Maple Ridge Recreation Facility Fees Amending Bylaw No. 6727-2010 be given first, second and third readings.

The Director of Recreation reviewed the report. She advised on the rebate policy established through Parks and Leisure Services for organizations renting facilities.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

Note: Councillor Hogarth excused himself from the discussion of Item 1154 as he is a Board member of the SAFERHome Standards Society.

**1154 SAFERHome Standards Society Municipal Membership**

Staff report dated April 1, 2010 recommending that the District of Maple Ridge purchase a municipal membership with the SAFERHome Standards Society.

**RECOMMENDATION**

**That the staff report be forwarded to the Council Meeting of April 13, 2010.**

5. **CORRESPONDENCE** – Nil

6. **OTHER ISSUES** – Nil

7. **ADJOURNMENT** – 2:51 p.m.

8. **COMMUNITY FORUM**

**Joe Tarnowski**

Mr. Tarnowski spoke to issues with landscaping done at a development on the corner of 207 Street and Lougheed Highway. He indicated that he forwarded correspondence to Council providing an explanation for the changes in the landscape plan and requested that Council consider accepting the landscaping currently done on the site.

Councillor King indicated that the matter will be referred to staff for a report back to Council.