

Corporation of the District of Maple Ridge
COUNCIL MEETING
May 23, 2006

The Minutes of the Municipal Council Meeting held on May 23, 2006 at 7:00 p.m. in the Council Chamber of the Municipal Hall, 11995 Haney Place, Maple Ridge, British Columbia for the purpose of transacting regular Municipal business.

PRESENT

Elected Officials

Mayor G. Robson
Councillor E. Daykin
Councillor J. Dueck
Councillor L. King
Councillor K. Stewart

Appointed Staff

J. Rule, Chief Administrative Officer
T. Fryer, Municipal Clerk
M. Murray, General Manager of Community Development,
Parks and Recreation Services
P. Gill, General Manager Corporate and Financial Services
B. McDonald, Acting General Manager Public Works and
Development Services

ABSENT

Councillor A. Hogarth
Councillor C. Speirs

J. Pickering, Director of Planning
C. Marlo, Confidential Secretary

Other Staff as Required

R. Laferriere, Business Retention & Expansion Officer

Note: These Minutes are also posted on the Municipal Web Site at www.mapleridge.org

The meeting was filmed by Shaw Communications Inc..

100 **CALL TO ORDER**

200 **OPENING PRAYERS**

Pastor Gary Connolly, Maple Ridge Community Church

300 **INTRODUCTION OF ADDITIONAL AGENDA ITEMS**

The Municipal Clerk announced the withdrawal, at the request of the applicant, of item 1104 from the agenda and the addition of item 1701 Evergreen Transit Project.

400 **APPROVAL OF THE AGENDA**

The agenda was approved as amended.

500 ***ADOPTION AND RECEIPT OF MINUTES***

R/06-211
Regular Council
Minutes
May 9, 2006

501

It was moved and seconded

That the minutes of the Regular Council Meeting of May 9, 2006 be adopted as circulated.

CARRIED

R/06-212
Public Hearing
Minutes
May 16, 2006

502

It was moved and seconded

That the minutes of the Public Hearing of May 16, 2006 be received.

CARRIED

R/06-213
Dev. Agr. Comm.
Minutes
Apr. 25, May 8, 9
15, 2006

503

It was moved and seconded

That the minutes of the Development Agreements Committee Meetings of April 25, May 8, 9 and 15, 2006 be received.

CARRIED

600 ***PRESENTATIONS AT THE REQUEST OF COUNCIL***

601 **Business Improvement Area, Business Retention & Expansion Officer and Larry Watkins**

The Business Retention and Expansion Officer provided an overview of a Business Improvement Area. Larry Watkins, a resident of Maple Ridge, gave a testimonial of the benefits of a Business Improvement Area based on his experience as President and Director of a Business Improvement Area in Port Coquitlam.

R/06-214

Business Improvement Area It was moved and seconded

That the establishment of a Business Improvement Area for the Downtown be endorsed and that staff be directed to report back on the details of how such an Improvement Area would work.

CARRIED

700 ***DELEGATIONS***

701 **Optimists Club, Bertha Washer**

Ms. Washer provided information on the activities of the newly-formed Optimists Club in Maple Ridge to better the lives of children in the community.

800 ***UNFINISHED BUSINESS*** - Nil

900 ***CORRESPONDENCE*** - Nil

1000 ***BY-LAWS***

Note: Items 1001 and 1002 are from the Public Hearing of May 16, 2006

Bylaws for Second and Third Reading

1001 **RZ/098/05, 11920 228 Street**

1001.1 **Maple Ridge Official Community Plan Amending Bylaw No. 6379-2005**

To amend Schedule "A" & "H" of the Official Community Plan to include the site into Development Permit Area V(13)

Second and third reading

R/06-215

RZ/098/05

It was moved and seconded

BL 6379-2005

Second, third

That Maple Ridge Official Community Plan Amending Bylaw No. 6379-2005 be read a second and third time.

CARRIED

1001.2 Maple Ridge Zone Amending Bylaw No. 6380-2005

To rezone from RM-3 (High Density Apartment) to RM-6 (Regional Town Centre High Density Apartment Residential) to permit a 16 storey residential tower, with 3 storey podium base

Second and third reading

R/06-216

RZ/098/05

It was moved and seconded

BL 6380-2005

Second, third

That Maple Ridge Zone Amending Bylaw No. 6380-2005 be read a second and third time.

The Director of Planning confirmed that most of the parking stalls would be underground with visitor parking on the surface.

CARRIED

1002 RZ/029/05, 23701 Kanaka Way

1002.1 Maple Ridge Official Community Plan Amending Bylaw No. 6368-2005

To designate from Conservation to Compact Housing (40 units per net hectare) and to include in Development Permit Area XLI(24)

Second and third reading

R/06-217

RZ/029/05

It was moved and seconded

BL 6368-2005

Second, third

That Maple Ridge Official Community Plan Amending Bylaw No. 6368-2005 be read a second and third time.

The Director of Planning advised that the watercourse observed on the site is a drainage way that was created when fill was placed on the site in 2000. It is not considered a waterway as it is not connected to the creek to the north and does not contribute to the viability of the creek. The developer will be required to show conformance with hillside policies at the Development Permit stage. She confirmed that the reduction in the size of the conservation area is the result of groundtruthing of the site.

CARRIED

1002.2 **Maple Ridge Zone Amending Bylaw No. 6369-2005**

To rezone from RS-3 (One Family Rural Residential) to R-3 (Special Amenity Residential District) to permit future subdivision into approximately 35 residential lots

Second and third reading

R/06-218

RZ/029/05

BL 6369-2005

Second, third

It was moved and seconded

That Maple Ridge Zone Amending Bylaw No. 6369-2005 be read a second and third time.

CARRIED

COMMITTEE REPORTS AND RECOMMENDATIONS

1100 ***COMMITTEE OF THE WHOLE***

1101 ***Minutes***

R/06-219

Com. Of Whole

Minutes

May 15, 2006

It was moved and seconded

That the Minutes of the Committee of the Whole Meeting of May 15, 2006 be received.

CARRIED

Public Works and Development Services

1101 **VP/029/06, 10110 240 Street**

Staff report dated May 1, 2006 recommending that the Municipal Clerk be authorized to notify qualifying property owners that approval of VP/029/06, to vary the minimum lot depth and the right of way width and construction standards, will be considered at the June 13, 2006 Council meeting.

R/06-220

VP/029/06

It was moved and seconded

That the Municipal Clerk be authorized to notify qualifying property owners that approval of VP/029/06 respecting property located at 10110 240 Street will be considered by Council at the June 13, 2006 meeting.

CARRIED

1102 **VP/030/04, DP/030/04, 23853 Dewdney Trunk Road**

Staff report dated May 4, 2006 recommending that the Municipal Clerk be authorized to notify qualifying property owners that VP/030/04, to vary the siting exceptions, will be considered at the June 13, 2006 Council meeting and that the Municipal Clerk be authorized to sign and seal DP/030/04, subject to approval of VP/030/04, to allow for development of a commercial project.

R/06-221
VP/030/04
DP/030/04

It was moved and seconded

That the Municipal Clerk be authorized to notify qualifying property owners that approval of VP/030/04 respecting property located at 23853 Dewdney Trunk Road will be considered by Council at the June 13, 2006 meeting; and further

That the Municipal Clerk be authorized to sign and seal DP/030/04 respecting property located at 23853 Dewdney Trunk Road subject to approval of VP/030/04.

CARRIED

1103 **VP/110/05 & DP/110/05, 22466 North Avenue**

Staff report dated April 12, 2006 recommending that the Municipal Clerk be authorized to notify qualifying property owners that approval of VP/110/05, to permit design changes to a retaining wall, will be considered at the June 13, 2006 Council Meeting and that the Municipal Clerk be authorized to sign DP/110/05 subject to approval of VP/110/05.

R/06-222
VP/110/05
DP/110/05

It was moved and seconded

That the Municipal Clerk be authorized to notify qualifying property owners that approval of VP/110/05 respecting property located at 22466 North Avenue will be considered by Council at the June 13, 2006 meeting; and further

That the Municipal Clerk be authorized to sign and seal DP/110/05 respecting property located at 22466 North Avenue subject to the approval of VP/110/05.

CARRIED

1104 **AL/017/06, 24079 and 24111 Dewdney Trunk Road**

Staff report dated May 5, 2006 providing resolutions for Council's consideration respecting an application for exclusion from the Agricultural Land Reserve.

This item was withdrawn from the agenda at the request of the applicant.

1105 **AL/028/06, 23375 124A Avenue, 12498 232 Street and 12476 232 Street**

Staff report dated May 5, 2006 providing resolutions for Council's consideration respecting an application for exclusion from the Agricultural Land Reserve.

R/06-223
AL/028/06

It was moved and seconded

That application AL/028/06 for property located at 23375 124A Avenue, 12498 232 Street and 12476 232 Street not be authorized to go forward to the Agricultural Land Commission.

CARRIED

1106 **5% Money in lieu of Parkland Dedication, 23060 117 Avenue**

Staff report dated May 2, 2006 recommending that the owner of land proposed for subdivision at 23060 117 Avenue pay an amount that is not less than \$35,000.

R/06-224
SD/001/06
Money in lieu

It was moved and seconded

That pursuant to Council's policy regarding 5% Parkland Dedication or payment of Money In Lieu, be it resolved that the owner of land proposed for subdivision at 23060 117 Avenue, under application SD/001/06, shall pay to the District of Maple Ridge an amount that is not less than \$35,000.

CARRIED

1107 **Hybrid Electric Vehicles**

Staff report dated May 9, 2006 recommending that the Mayor and Municipal Clerk be authorized to sign and seal contracts with West Coast Toyota and Metro Motors Ford for the supply of hybrid electric vehicles for the municipal fleet.

R/06-225
Hybrid vehicle
contracts

It was moved and seconded

That the Mayor and Municipal Clerk be authorized to sign and seal a contract with West Coast Toyota Ltd. for the supply of 9 Toyota Prius Cars and further that the Mayor and Municipal Clerk be authorized to sign and seal a contract with Metro Motors Ford Ltd. for the supply of 3 Ford Escape Wagons.

CARRIED

1108 **Kelly Smith – Wheeling in Support of Rick Hansen Wheels in Motion**

Staff report dated May 9, 2006 recommending that the Rick Hansen Man in Motion Foundation be authorized to use municipal streets on June 7, 2006.

R/06-226
Rick Hansen
Use of streets

It was moved and seconded

That the Rick Hansen Man in Motion Foundation (the organizer) be authorized to use municipal streets for the “Kelly Smith – Wheeling in support of Rick Hansen Wheels In Motion” event on June 7, 2006, provided the conditions

outlined in Schedule "A" attached to the staff report dated May 9, 2006 are met.

CARRIED

1109 **3rd Annual Rick Hansen Wheels in Motion Event**

Staff report dated May 4, 2006 recommending that the Rick Hansen Man in Motion Foundation be authorized to use municipal streets on Sunday, June 11, 2006.

R/06-227
Rick Hansen
Use of streets

It was moved and seconded

That the Rick Hansen Man in Motion Foundation (the organizer) be authorized to use municipal streets for the 3rd Annual Rick Hansen Wheels in Motion event on Sunday, June 11, 2006, provided the conditions outlined in Schedule "A" attached to the staff report dated May 4, 2006 are met.

CARRIED

1110 **3rd Annual Ridge Meadows Hospital Foundation Fund Run**

Staff report dated May 3, 2006 recommending that the Ridge Meadows Hospital Foundation be authorized to use municipal streets on Sunday, June 4, 2006.

R/06-228
Hospital Foundation
Use of streets

It was moved and seconded

That the Ridge Meadows Hospital Foundation (the organizer) be authorized to use municipal streets for the 3rd Annual Ridge Meadows Hospital Foundation Fund Run on Sunday, June 4, 2006, provided the conditions outlined in Schedule "A" attached to the staff report dated May 3, 2006 are met.

CARRIED

Financial and Corporate Services (including Fire and Police)

1131 Special Occasion License, Maple Ridge Fair

Staff report dated May 2, 2006 recommending that the application from the Maple Ridge-Pitt Meadows Agricultural Association for a Special Occasion License to host a Beer Garden during the Maple Ridge Fair, July 22 & 23, 2006 be approved.

R/06-229

Sp. Occasion License It was moved and seconded
Maple Ridge Fair

That the application from the Maple Ridge-Pitt Meadows Agricultural Association by way of a letter dated April 30, 2006 for a Special Occasion License to host a Beer Garden at the Albion Fairgrounds as part of the 2006 Maple Ridge Fair be approved as follows:

Saturday	July 22, 2006	12:00 noon – 12:00 midnight
Sunday	July 23, 2006	12:00 noon - 6:00 p.m.

and further, that the use of the Albion Fairgrounds (Municipal property) for this Special Occasion License be authorized.

CARRIED

1132 2007-2011 Business Planning Guidelines

Staff report dated May 5, 2006 recommending that the 2007-2011 Business Planning Guidelines be approved.

The General Manager Corporate and Financial Services gave a Power Point presentation providing an overview of the Business Planning Guidelines.

R/06-230

Business Planning It was moved and seconded
Guidelines

That the Business Planning Guidelines for 2007 through 2011 attached to the staff report dated May 5, 2006 be approved.

CARRIED

Community Development and Recreation Service

1151 **Youth Action Park Site Selection**

Staff report dated May 10, 2006 recommending that construction of a community level Youth Action Park at Thomas Haney Secondary School be endorsed and that a Youth Action Park Advisory Committee be formed to monitor use and provide recommendations on a rewards program and on operations and guidelines for use.

R/06-231

Youth Action Park Site Selection

DEFERRED

It was moved and seconded

That the construction of a community level Youth Action Park located in the portion of the north-west parking lot at Thomas Haney Secondary School described in the staff report dated May 10, 2006 be endorsed; and further

That a Youth Action Park Advisory Committee be formed to monitor use and provide recommendations on a rewards program and on operations and guidelines for use.

The General Manager of Community Development, Parks and Recreational Services advised that staff is looking at possibilities for ongoing support to the park in the form of supervision and youth workers. He suggested that prior to consideration of the recommendation staff contact other lower mainland municipalities to ascertain how they dealing with similar facilities.

It was moved and seconded

That consideration of resolution R/06-231 be deferred.

CARRIED

Correspondence - Nil

Other Committee Issues

1171 **Business Improvement Area**

Report dated May 4, 2006 from the Council Task Force on Downtown Revitalization recommending that the establishment of a Business

Improvement Area be endorsed and that staff be directed to report on how such an area would work.

This item was deal with under item 601.

1200 ***STAFF REPORTS*** - Nil

1300 ***INFORMATION UPDATES (including items of Community interest)*** - Nil

1400 ***RELEASE OF ITEMS FROM CLOSED COUNCIL*** - Nil

1500 ***COUNCILLORS' REPORTS***

Councillor Dueck

Councillor Dueck did not give a report.

Councillor Daykin

Councillor Daykin attended a Greater Vancouver Regional District Waste Management Committee meeting. He reminded the public of the Public Works Week Open House at the Operations Centre and of the Hospice Run.

Councillor Stewart

Councillor Stewart attended the Lower Mainland Municipalities Association Annual General Meeting in Harrison Hot Springs, dinner with the Council of the District of Mission, a Greater Vancouver Regional District Aboriginal Relations Committee meeting and an Alouette River Management Society meeting.

Councillor King

Councillor King attended the opening at the Art Gallery of the Garibaldi Art Club Annual Spring Show. She announced that Village Assist will be having a special meeting at the Ramada Inn in Pitt Meadows. She will be attending the Council of Councils and participating in the Hospice Run.

1600 ***MAYOR'S REPORT***

Mayor Robson gave an update on crystal meth issues at Ridge Meadows Hospital and advised that he has asked representatives of the Fraser Health to

attend a meeting of Council to provide an update on treatment of people with an addiction to crystal meth.

Note: Item 1700 was dealt with prior to item 1500.

1700 ***OTHER MATTERS DEEMED EXPEDIENT***

1701 **Evergreen Transit Project**

Mayor Robson referred to a letter dated May 10, 2006 received from the City of Port Coquitlam requesting support of a resolution calling on the Provincial Government to contribute an additional minimum of \$230 million towards the Evergreen Transit Project.

R/06-232 1701
Evergreen Transit It was moved and seconded
Project

That the resolution adopted by the City of Port Coquitlam at their May 8, 2006 Council meeting regarding the construction of the Evergreen Transit Project be supported.

CARRIED

R/06-233 1702
Light Rapid Transit It was moved and seconded

That TransLink be requested to commence a planning exercise for the extension of light rapid transit to the Maple Ridge Regional Town Centre through northeast sector communities.

CARRIED

1800 ***NOTICES OF MOTION***

1900 ***QUESTIONS FROM THE PUBLIC*** – Nil

2000 ***ADJOURNMENT*** - 7:55 p.m.

G. Robson, Mayor

Certified Correct

T. Fryer, Municipal Clerk