

Corporation of the District of Maple Ridge

COUNCIL MEETING

September 26, 2006

The Minutes of the Municipal Council Meeting held on September 26, 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 A. Hogarth
Councillor L. King
Councillor C. Speirs
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
F. Quinn, General Manager Public Works and Development
Services
J. Pickering, Director of Planning
C. Marlo, Confidential Secretary

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***

300 ***INTRODUCTION OF ADDITIONAL AGENDA ITEMS***

The Municipal Clerk advised of the addition of the following item:

1202 **Louis' Leather Shop 6th Annual Fundraising Event**

400 ***APPROVAL OF THE AGENDA***

The agenda was approved with the addition of item 1202.

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

R/06-443 501
Minutes
Council
September 12, 2006

It was moved and seconded

**That the minutes of the Regular Council Meeting of
September 12, 2006 be adopted as circulated.**

CARRIED

R/06-444 502
Minutes
Public Hearing
September 19, 2006

It was moved and seconded

**That the minutes of the Public Hearing of September 19, 2006
be received.**

CARRIED

R/06-445 503
Minutes
Dev. Agr. Comm.
Sept. 8, 8, 15, 19,2006

It was moved and seconded

**That the minutes of the Development Agreements Committee
Meetings of September 8, 8, 15 and 19, 2006 be received.**

CARRIED

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

700 ***DELEGATIONS***

701 **Ridge Meadows Hospice Society, Anne MacDonald, President**

Ms. MacDonald gave a Power Point presentation providing information on the Hospice Society and the new hospice residence in Maple Ridge.

800 ***UNFINISHED BUSINESS*** - Nil

900 ***CORRESPONDENCE*** - Nil

1000 ***BY-LAWS***

By-laws for second and third reading

1001 **RZ/049/06, 20133 Lougheed Highway
Maple Ridge Zone Amending Bylaw No. 6429-2006**
To rezone from CS-1 (Service Commercial) to CD-2-98 (Comprehensive Development) to permit the development of a financial institution with an ATM drive-through
Second and third reading

R/06-446
RZ/049/06
BL 6429-2006
Second, third

It was moved and seconded

That Maple Ridge Zone Amending Bylaw No. 6429-2006 be read a second and third time.

CARRIED

1002 **RZ/075/06, Maple Ridge Zone Amending Bylaw No. 6433-2006**
To amend the P-1 (Park and School) zone to provide for an Animal Shelter as a permitted use
Second and third reading

R/06-447
RZ/049/06
BL 6433-2006
Second, third

It was moved and seconded

That Maple Ridge Zone Amending Bylaw No. 6433-2006 be read a second and third time.

CARRIED

By-laws for final reading

- 1003 **RZ/029/05, 23701 Kanaka Way**
Staff report dated September 14, 2006 recommending final reading
- 1003.1 **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)
Final reading

R/06-448
RZ/029/05
BL 6368-2005
Final

It was moved and seconded

**That Maple Ridge Official Community Plan Amending Bylaw
No. 6368-2005 be reconsidered and adopted.**

CARRIED

- 1003.2 **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
Final reading

R/06-449
RZ/029/05
BL 6369-2005
Final

It was moved and seconded

**That Maple Ridge Zone Amending Bylaw No. 6369-2005 be
reconsidered and adopted.**

CARRIED

COMMITTEE REPORTS AND RECOMMENDATIONS

1100 ***COMMITTEE OF THE WHOLE***

R/06-450
Minutes – COW
September 18, 2006

It was moved and seconded

**That the Minutes of the Committee of the Whole Meeting of
September 18, 2006 be received.**

CARRIED

Public Works and Development Services

1101 **RZ/009/05, 22229 Brown Avenue, RM-3 to CD-1-100**

Staff report dated September 18, 2006 recommending that Maple Ridge Zone Amending Bylaw No. 6350-2005 to permit a multi-phased development of 3 four-storey apartment buildings for seniors be read a first time and forwarded to Public Hearing.

R/06-451
RZ/009/05
BL 6350-2005
First reading

It was moved and seconded

That Maple Ridge Zone Amending Bylaw No. 6350-2005 be read a first time and be forwarded to Public Hearing; and

That the following terms and conditions be met prior to final reading:

- i. Registration of a Rezoning Development Agreement including the deposit of security as outlined in the Agreement;**
- ii. Submission of a preliminary stormwater management plan outlining how, in principle, the drainage issue related to the historic drainage pattern will be addressed;**
- iii. Approval from the Ministry of Transportation;**
- iv. Registration of a Restrictive Covenant at the Land Title Office restricting the use to seniors only.**

The Director of Planning advised that it is within Council's prerogative to make LEED's certification a condition of rezoning.

CARRIED

1102 **RZ/02/06, 12223, 12219 and 12224 McTavish Place, Land Use Contract to RS-1b**

Staff report dated September 13, 2006 recommending that Maple Ridge Zone Amending Bylaw No. 6439-2006 to permit owners to do renovations including potential additions to their homes be read a first time and forward to Public Hearing.

R/06-452
RZ/02/06
BL 6439-2006
First reading

It was moved and seconded

That Maple Ridge Zone Amending Bylaw No. 6439-2006 be read a first time and be forwarded to Public Hearing.

CARRIED

1103 **RZ/055/06, 24180 and 24208 102 Avenue, RS-3 to R-3**

Staff report dated September 13, 2006 recommending that Maple Ridge Zone Amending Bylaw No. 6434-2006 to permit subdivision into approximately 24 lots be read a first time and forwarded to Public Hearing.

R/06-453
RZ/055/06
BL 6434-2006
First reading

It was moved and seconded

That Maple Ridge Zone Amending Bylaw No. 6434-2006 be read a first time and be forwarded to Public Hearing; and

That the following terms and conditions be met prior to final reading:

- i. Approval from the Ministry of Transportation;**
- ii. Registration of a Rezoning Servicing Agreement including the deposit of security as outlined in the Agreement;**
- iii. Road dedication as required;**
- iv. Park dedication as required;**
- v. Approval for road construction on 102 Avenue with respect to Mainstone Creek.**

CARRIED

Financial and Corporate Services (including Fire and Police)

1131 Adjustments to 2006 Collector's Roll

Staff report dated September 9, 2006 providing information on revisions to the assessed value for the 2006 Collector's Roll through the issuance of Supplementary Roll 04/2006.

1132 Adjustments to 2006 Collector's Roll

Staff report dated September 11, 2006 providing information on revisions to the assessed value for the 2006 Collector's Roll through the issuance of Supplementary Roll 05/2006.

1133 Fire Engine Apparatus Purchase

Staff report dated September 13, 2006 recommending that the tender for the purchase of two fire trucks be awarded to Hub Fire Engines Ltd.

R/06-454

Tender Award

It was moved and seconded

Hub Fire Engines

That the tender for the purchase of two fire trucks as outlined in the staff report dated September 13, 2006 be awarded to Hub Fire Engines Ltd. in the amount of \$1,085,984 plus applicable taxes.

CARRIED

Community Development and Recreation Service - Nil

Correspondence - Nil

Other Committee Issues - Nil

1200 ***STAFF REPORTS***

1201 **Grant Request from the Maple Ridge Lions Club for the Halloween Fireworks Display**

Staff report dated September 21, 2006 recommending that a grant be provided to the Lions Club for the annual Halloween Fireworks display.

R/06-455

Lions Club
Grant

It was moved and seconded

That a grant of \$2,000 be provided to the Maple Ridge Lions Club from the Community Grant's budget for the annual Halloween Fireworks display.

CARRIED

1202 **Louis' Leather Shop 6th Annual Fundraising Event**

A staff report dated September 25, 2006 recommending that Louis' Leather Shop be authorized to use municipal streets on Sunday, October 1, 2006 was circulated at the meeting.

R/06-456

Louis' Leather Shop
Use of streets

It was moved and seconded

That Louis Leather Shop (the organizer) be authorized to use municipal streets on Sunday, October 1, 2006 from 10:00 a.m. to 5:00 p.m. for their 6th Annual Fundraising Event, provided the conditions outlined in Schedule "A" attached to the staff report dated September 25, 2006 are met.

CARRIED

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

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

**Blue Mountain, Community Forest, Katzie First Nation, Letter of support for Katzie's submission of an expression of interest
*From the September 11, 2006 Closed Council Meeting***

The General Manager of Community Development, Parks and Recreational Services advised that a letter of support for an application for federal funding for the establishment of a Community Forest on Blue Mountain was provided to Katzie First Nation.

1500 ***COUNCILLORS' REPORTS***

Councillor Stewart

Councillor Stewart participated in a tour of the Fraser Regional Correctional Centre and Alouette Correctional Centre for Women. He attended the Terry Fox Run, the Golden Ears Bridge Open House in Pitt Meadows and Rivers' Day events. He gave an update on treaty negotiations.

Councillor Speirs

Councillor Speirs attended Rivers' Day events, the Rotary Club Wine Festival and the tour of the correctional centres.

Councillor King

Councillor King attended the Terry Fox Run, the tour of the correctional centres, meetings of the Arts Council and Chamber of Commerce, Rivers' Day events and Whonnock Lake Days.

Councillor Hogarth

Councillor Hogarth attended Whonnock Lake Days, Rivers' Day events and the tour of the correctional centres.

Councillor Dueck

Councillor Dueck attended the tour of the correctional centres, the Youth and Justice Advocacy Fundraising Dinner, a Greater Vancouver Regional District Board of Directors meeting and the Social Planning Advisory Committee business planning session.

Councillor Dueck suggested that Council discuss the possibility of requiring LEEDS certification for item 1101 at the next Council Workshop.

Councillor Daykin

Councillor Daykin participated in a RCMP ride-along, the tour of the correctional centres, a Kidney Foundation fundraising event and a Greater Vancouver Regional District Waste Management Committee meeting.

1600 ***MAYOR'S REPORT***

Mayor Robson recognized the contribution of the correctional centres to the community and commended the centres for their work to minimize the impacts of those facilities on the community. He attended the 50th Anniversary of St. Patrick's Church, Albion Days and Whonnock Lake Days. He gave an update on the progress of the Official Community Plan indicating that consideration of final reading of the by-law is expected in November.

1700 ***OTHER MATTERS DEEMED EXPEDIENT***

1800 ***NOTICES OF MOTION***

1900 ***QUESTIONS FROM THE PUBLIC***

2000 ***ADJOURNMENT*** - 7:51 p.m.

G. Robson, Mayor

Certified Correct

T. Fryer, Municipal Clerk