

City of Maple Ridge

COUNCIL MEETING AGENDA

November 14, 2017

7:00 p.m.

Council Chamber

MEETING DECORUM

Council would like to remind all people present tonight that serious issues are decided at Council meetings which affect many people's lives. Therefore, we ask that you act with the appropriate decorum that a Council Meeting deserves. Commentary and conversations by the public are distracting. Should anyone disrupt the Council Meeting in any way, the meeting will be stopped and that person's behavior will be reprimanded. *The meeting is live streamed and recorded by the City of Maple Ridge.*

Note: This Agenda is also posted on the City's Web Site at www.mapleridge.ca

The purpose of a Council meeting is to enact powers given to Council by using bylaws or resolutions. This is the final venue for debate of issues before voting on a bylaw or resolution.

100 **CALL TO ORDER**

200 **AMENDMENTS TO THE AGENDA**

300 **APPROVAL OF THE AGENDA**

400 **ADOPTION AND RECEIPT OF MINUTES**

500 **PRESENTATIONS AT THE REQUEST OF COUNCIL**

501 **2018-2022 Capital Works Program**

Presentation by the Manager of Financial Planning

Staff report dated November 14, 2017 providing the 2018-2022 Capital Works Program.

600 ***DELEGATIONS***

601 **Operation Red Nose**

- Chelsea Craig, Communication & Partnerships Coordinator, PacificSport Fraser Valley

700 ***ITEMS ON CONSENT***

701 **Minutes**

701.1 Minutes of the Development Agreements Committee Meetings of October 17 and 27, 2017 and November 1, 2017

701.2 Minutes of Meetings of Committees and Commissions of Council

- Active Transportation Advisory Committee – June 28, 2017

702 **Reports**

703 **Correspondence**

703.1 **Metro Vancouver – Impact of 2016 Census Population on Weighted Voting and Member Representation**

Letter dated October 25, 2017 from Chris Plagnol, Corporate Officer providing information on the change in the number of directors and votes on the Metro Vancouver Regional District Board resulting from the 2016 federal census.

704 **Release of Items from Closed Council Status**

From the October 24, 2017 Closed Council Meeting

Item 04.02 St. Anne Camp resolutions and Fire Department Report

800 ***UNFINISHED BUSINESS***

801 **Karina LeBlanc Field Presentation**

Presentation by the Manager of Parks Planning and Operations

802 Motions by Councillor Bell

- 802.1 That the Maple Ridge Council Procedures Bylaw be amended to include the following section:

It is recognized that during Question Period, through the presiding member of the Council meeting, all Council members have a right to ask questions of clarification as well as address questions posed by the Public.

- 802.2 That staff prepare a report highlighting best practices, including a 2018 incremental budget package for a new staff position to work directly with all Council members in relation to Council support.

900 *CORRESPONDENCE*

901 Boating BC – Access to Waterways in British Columbia

Letter dated October 26, 2017 from Don Prittie, President, Boating BC Association requesting support for the protection of access points to waterways across British Columbia.

1000 *BYLAWS*

Bylaws for Adoption

1001 2016-175-RZ, 23711 132 Avenue

Staff report dated November 14, 2017 recommending adoption

1001.1 Maple Ridge Official Community Amending Bylaw No. 7305-2016

To designate from Conservation to Low Density Urban and to remove from Conservation
Adoption

1001.2 Maple Ridge Zone Amending Bylaw No. 7258-2016

To rezone from RS-2 (One Family Suburban Residential) and RS-3 (One Family Rural Residential) to RS-1b (One Family Urban [Medium Density] Residential) to permit future subdivision into three single family lots and one remainder lot
Adoption

- 1002 **2016-464-RZ, 20185 and 20199 McIvor Avenue**
Staff report dated November 14, 2017 recommending adoption
- 1002.1 **Maple Ridge Official Community Plan Amending Bylaw No. 7333-2017**
To designate from Agricultural to Urban Residential and to amend the Urban Area Boundary
Adoption
- 1002.2 **Maple Ridge Zone Amending Bylaw No. 7308-2017**
To rezone from RS-1 (One Family Urban Residential) to RS-1b (One Family Urban [Medium Density] Residential) for a future 9 lot subdivision
Adoption
- 1003 **2016-352-RZ, 23004 Dewdney Trunk Road**
Staff report dated November 14, 2017 recommending adoption
- 1003.1 **Maple Ridge Official Community Plan Amending Bylaw No. 7288-2016**
To amend Schedule "B" of the Official Community Plan from Urban Residential to Commercial
Adoption
- 1003.2 **Maple Ridge Zone Amending Bylaw No. 7289-2016**
To rezone from RS-1 (One Family Urban Residential) to C-2 (Community Commercial) to permit a future medical clinic and pharmacy with two rental units above
Adoption
- 1003.3 **23004 Dewdney Trunk Road Housing Agreement Bylaw No. 7345-2017**
To secure two rental units
Adoption
- 1100 ***REPORTS AND RECOMMENDATIONS***
- Public Works and Development Services***
- 1101 **Maple Ridge Tree Protection and Management Bylaw Update**

Staff report dated November 14, 2017 recommending that Maple Ridge Tree Protection Bylaw No. 7314-2017 be given first, second and third readings.

1102 2017-198-AL, 21587 128 Avenue, Application to Exclude Land from the Agricultural Land Reserve

Staff report dated November 14, 2017 recommending options for Application 2017-198-AL to exclude approximately 0.357 hectares (0.88 acres) of land from the Agricultural Land Reserve.

1103 2017-376-RZ, 12179 Fletcher Street, RS-1 to RM-1

Staff report dated November 14, 2017 recommending that Maple Ridge Zone Amending Bylaw No. 7388-2017 to rezone the subject property from RS-1 (One Family Urban Residential) to RM-1 (Townhouse Residential) to permit a seven (7) unit townhouse residential development be given first reading and that the applicant provide further information as described on Schedules C, D and E of the Development Procedures Bylaw No. 5879-1999.

1104 2017-434-RZ, 24364 112 Avenue, RS-3 to RS-1

Staff report dated November 14, 2017 recommending that Maple Ridge Zone Amending Bylaw No. 7399-2017 to rezone the subject property from RS-3 (One Family Rural Residential) to RS-1b (One Family Urban (Medium Density) Residential) to permit a 15 lot single family residential subdivision with environmental conservation areas be given first reading and that the applicant provide further information as described on Schedules (B, E, F and G) of the Development Procedures Bylaw No. 5879-1999, along with the information required for a Subdivision application.

1105 2017-455-RZ, 10309 240 Street, RS-2 to RM-1

Staff report dated November 14, 2017 recommending that Maple Ridge Zone Amending Bylaw No. 7400-2017 to rezone from RS-2 (One Family Suburban Residential) to RM-1 (Townhouse Residential) for a proposed 15 unit Townhouse development be given first reading and that the applicant provide further information as described on Schedules (A, C, D, E, F, and G) of the Development Procedures Bylaw No. 5879-1999, along with the information required for an Intensive Residential Development Permit and a Subdivision application.

1106 2014-039-RZ, 12040 240 Street, RS-3 to C-2

Staff report dated November 14, 2017 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7397-2017 to amend the Urban Area Boundary to include the subject property and to redesignate the land use from Estate Suburban Residential to Commercial be given first and second readings and be forwarded to Public Hearing and that Maple Ridge Zone Amending Bylaw No. 7089-2014 to rezone from RS-3 (One Family Rural Residential) to C-2 (Community Commercial), to allow the future construction of a two storey mixed use building for retail and office commercial uses, including a space capable of accommodating a daycare, and two (2) apartments be given second readings and be forwarded to Public Hearing.

1107 2015-155-RZ, 23702 132 Avenue, RS-2 to RS-1b

Staff report dated November 14, 2017 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7172-2015 to revise the boundaries of the land use designations to fit the site conditions be given first and second readings and be forwarded to Public Hearing and that Maple Ridge Zone Amending Bylaw No. 7173-2015 to rezone from RS-2 (One Family Suburban Residential) to RS-1b (One Family Urban (Medium Density) Residential) to permit a future subdivision of 16 lots be given second reading and be forwarded to Public Hearing.

1108 2017-396-RZ, 23782 and 23810 River Road, Site Specific Text Amendment to the M-2 Zone

Staff report dated November 14, 2017 recommending that Maple Ridge Zone Amending Bylaw No. 7403-2017 for a site specific text amendment to the M-2 (General Industrial) Zone, permitting off-street parking use as a principal use be given first and second readings and be forwarded to Public Hearing.

1109 2016-145-RZ, 11749 and 11761 Burnett Street, RS-1 to RM-2

Staff report dated November 14, 2017 recommending that Maple Ridge Zone Amending Bylaw No. 7252-2016 to rezone from RS-1 (One Family Urban Residential) to RM-2 (Medium Density Apartment Residential) to permit the future construction of a 64 unit Apartment Building be given second reading and be forwarded to Public Hearing.

1110 2017-281-RZ, 21428, 21460, 21472 Dewdney Trunk Road, RS-1 to P-6

Staff report dated November 14, 2017 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7357-2017 to redesignate three subject properties from Urban Residential to Institutional to allow for the expansion of the Maple Ridge Cemetery be given second reading and be forwarded to Public Hearing and that Maple Ridge Zone Amending Bylaw No. 7360-2017 to rezone 21428 Dewdney Trunk Road from RS-1 (One Family Urban Residential) to P-6 (Civic Institutional) be given second reading and be forwarded to Public Hearing.

1111 2013-086-DVP, 13704 232 Street

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2013-086-DVP

1112 2016-352-DVP, 23004 Dewdney Trunk Road

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2016-352-DVP to waive the requirement to provide a landscape screen along a portion of the eastern property line.

1113 2016-352-DP, 23004 Dewdney Trunk Road

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2016-352-DP to allow a medical office and pharmacy with two rental units above.

1114 2014-072-DP, 13704 232 Street

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2014-072-DP to allow a mixed-used commercial building with three commercial units (one to be dedicated for a daycare facility) and two rental apartment units above.

1115 2017-441-DP, 13704 232 Street, Multi-Family Development Permit

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2017-441-DP to permit 16 street townhouses.

1116 2017-442-DP, 13704 232 Street, Intensive Residential Development Permit

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2017-442-DP to allow 20 single family R-3 (Special Amenity Residential District) zoned lots.

1117 2015-139-DP, 13704 232 Street, Wildfire Development Permit

Staff report dated November 14, 2017 recommending that the Corporate Officer be authorized to sign and seal 2015-139-DP to fulfill requirements of the Wildfire Development Permit Area guidelines and permit 42 single family lots, 16 street townhouses and 1 commercial property.

1118 2016-243-DP, 23365 Cross Road, Wildfire Development Permit

Staff report dated November 14, 2017 recommending the Corporate Officer be authorized to sign and seal 2016-243-DP to fulfill requirements of the Wildfire Development Permit Area guidelines and permit a single family residential subdivision.

1119 2016-464-SD, 5% Money in Lieu of Parkland Dedication, 20199 and 20185 McIvor Avenue

Staff report dated November 14, 2017 recommending that the owner of land proposed for subdivision at 20199 and 20185 McIvor Avenue, under application 2016-464-SD, shall pay to the City of Maple Ridge an amount that is not less than \$109,848.00.

1120 Award of Contract, RFP-EN17-66: Abernethy Way Extension Study (232 Street to 256 Street)

Staff report dated November 14, 2017 recommending that Contract RFP-EN17-66: Abernethy Way Extension Study (232 Street to 256 Street) be awarded to McElhanney Consulting Services Ltd., that a contingency for unforeseen items be approved, that the Financial Plan be amended and that the Corporate Officer be authorized to execute the Client/Consultant Agreement.

Financial and Corporate Services (including Fire and Police)

1131 Property and Liability Insurance Renewal

Staff report dated November 14, 2017 recommending that expenditures for the City's liability and property insurance coverage policies as offered through the Municipal Insurance Association of BC be Approved.

1132 2018 Acting Mayor, Committee & Commission Appointments

Staff report dated November 14, 2017 recommending that the Acting Mayor schedule and appointments to Government Agencies, Advisory and/or Legislated Committees, Special Committees, Community Groups and Organizations and Standing Committees be approved.

1133 2018 Council Calendar

Staff report dated November 14, 2017 recommending options for scheduling of Council Meetings in 2018.

Parks, Recreation & Culture

1151 Engagement Process for the Conceptual Design of a Future Indoor Pool

Staff report dated November 14, 2017 recommending that staff be directed to hire an architectural design firm to facilitate a public engagement process and update the conceptual design for a future indoor pool.

Administration

1171

Other Committee Issues

1191

1200 **STAFF REPORTS**

1300 **OTHER MATTERS DEEMED EXPEDIENT**

1400 ***NOTICES OF MOTION AND MATTERS FOR FUTURE MEETING***

1500 ***QUESTIONS FROM THE PUBLIC***

1600 ***ADJOURNMENT***

QUESTION PERIOD

The purpose of the Question Period is to provide the public with an opportunity to ask questions of Council on items that are of concern to them, with the exception of Public Hearing bylaws which have not yet reached conclusion.

Council will not tolerate any derogatory remarks directed at Council or staff members.

Each person will be permitted 2 minutes to ask their question (a second opportunity is permitted if no one else is sitting in the chairs in front of the podium). Questions must be directed to the Chair of the meeting and not to individual members of Council. The total Question Period is limited to 15 minutes.

Council reserves the right to defer responding to a question in order to obtain the information required to provide a complete and accurate response.

Other opportunities are available to address Council including public hearings, delegations and community forum. The public may also make their views known to Council by writing or via email and by attending open houses, workshops and information meetings. Serving on an Advisory Committee is an excellent way to have a voice in the future of this community.

For more information on these opportunities contact:

Clerk's Department at **604-463-5221** or **clerks@mapleridge.ca**.

Mayor and Council at **mayorandcouncil@mapleridge.ca**.

Checked by: _____

Date: _____