

***COMMITTEE OF THE WHOLE MEETING MINUTES***

May 5, 2020

The Minutes of the Committee of the Whole Meeting held on May 5, 2020 at 1:32 p.m. in the Council Chambers of the City Hall, 11995 Haney Place, Maple Ridge, British Columbia for the purpose of transacting regular City business.

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<b><i>PRESENT</i></b>	<b><i>Appointed Staff</i></b>
<b><i>Elected Officials</i></b>	A. Horsman, Chief Administrative Officer
Mayor M. Morden	D. Boag, General Manager Parks, Recreation & Culture
Councillor J. Dueck	C. Carter, General Manager Planning & Development Services
Councillor K. Duncan	D. Pollock, General Manager Engineering Services
Councillor C. Meadus	C. Crabtree, Acting General Manager Corporate Services
Councillor G. Robson	S. Nichols, Corporate Officer
Councillor R. Svendsen	T. Thompson, Chief Financial Officer
Councillor A. Yousef	<b><i>Other Staff as Required</i></b>
	C. Goddard, Director of Planning
	M. McMullen, Manager of Development & Environmental Services
	W. Cooper, Planner 1, Development & Environmental Services
	C. Lee, Manager of Revenue & Collections

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Note: These Minutes are posted on the City website at [mapleridge.ca/AgendaCenter/](http://mapleridge.ca/AgendaCenter/)  
Video of the meeting is posted at [media.mapleridge.ca/Mediasite/Showcase](http://media.mapleridge.ca/Mediasite/Showcase)

Note: Due to the COVID-19 pandemic, Council members and staff participated electronically.

1. ***CALL TO ORDER***

2. ***ADOPTION AND RECEIPT OF MINUTES***

2.1 Minutes of the Committee of the Whole Meeting of April 21, 2020

It was moved and seconded

**That the minutes of the April 21, 2020 Committee of the Whole Meeting be adopted as amended by reflecting that Councillor Duncan was absent at the start of the meeting due to technical difficulties.**

CARRIED

3. ***DELEGATIONS/STAFF PRESENTATIONS*** – Nil

4. ***PUBLIC WORKS AND DEVELOPMENT SERVICES***

1101 **2018-335-RZ, 12010 232 Street & 23223 Dewdney Trunk Road, C-1 and RS-1 to C-2**

Staff report dated May 5, 2020 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7638-2020 to re-designate portions of the subject properties from Urban Residential to Commercial be given first and second readings and be forwarded to Public Hearing and that Maple Ridge Zone Amending Bylaw No. 7501-2018 to rezone from C-1 (Neighbourhood Commercial) and RS-1 (One Family Urban Residential) to C-2 (Community Commercial) to permit future construction of a two storey mixed use commercial development be given second reading and be forwarded to Public Hearing.

The Planner provided a summary presentation and staff answered Council questions.

The General Manager Engineering Services provided clarification on traffic improvements planned for the intersection of Dewdney Trunk Road and 232 Street as well as street lighting improvements.

It was moved and seconded

**That the staff report dated May 5, 2020 titled “First and Second Reading, Official Community Plan Amending Bylaw No. 7638-2020; Second Reading, Zone Amending Bylaw No. 7501-2018; 12010 232 Street and 23223 Dewdney Trunk Road” be forwarded to the Council Meeting of May 12, 2020.**

CARRIED

1102 **2017-553-RZ, 12848 240 Street, RS-3 and RS-2 to R-2**

Staff report dated May 5, 2020 recommending that Maple Ridge Official Community Plan Amending Bylaw No. 7636-2020 to revise the Conservation designation boundaries to fit site conditions be given first and second readings and be forwarded to Public Hearing and that Maple Ridge Zone Amending Bylaw No. 7424-2018 to rezone from RS-3 (One Family Rural Residential) and RS-2 (One Family Suburban Residential) to R-2 (Urban Residential District) to permit subdivision of approximately 11 single family residential lots be given second reading and be forwarded to Public Hearing.

The Manager of Development and Environmental Services provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated May 5, 2020 titled “First and Second Reading, Official Community Plan Amending Bylaw No. 7636-2020; Second Reading, Zone Amending Bylaw No. 7424-2018; 12848 240 Street” be forwarded to the Council Meeting of May 12, 2020.**

CARRIED

**1103 2018-319-DVP, 11920 228 Street**

Staff report dated May 5, 2020 recommending that the Corporate Officer be authorized to sign and seal 2018-319-DVP for a variance to increase front yard setbacks and reduce short term bicycle parking requirements.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated May 5, 2020 titled “Development Variance Permit, 11920 228 Street” be forwarded to the Council Meeting of May 12, 2020.**

CARRIED

**1104 2018-319-DP, 11920 228 Street**

Staff report dated May 5, 2020 recommending that the Corporate Officer be authorized to sign and seal 2018-319-DP to permit construction of a 13 storey apartment building, with 13 townhouse units at the base, 75 apartment units and 4 penthouse units for a total of 92 units.

The Director of Planning provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated May 5, 2020 titled “Development Permit, 11920 228 Street” be forwarded to the Council Meeting of May 12, 2020.**

CARRIED

**1105 2019-065-DP, 20390 Dewdney Trunk Road**

Staff report dated May 5, 2020 recommending that the Corporate Officer be authorized to sign and seal 2019-065-DP to allow for renovations on an existing McDonald's restaurant to upgrade to their new corporate image.

The Manager of Development and Environmental Services provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated May 5, 2020 titled “Development Permit, 20390 Dewdney Trunk Road” be forwarded to the Council Meeting of May 12, 2020.**

CARRIED

**5. ENGINEERING SERVICES – Nil**

**6. CORPORATE SERVICES**

**1151 2020 Tax Rates Bylaws - Albion and Maple Ridge Road 13 Dyking Districts**

Staff report dated May 5, 2020 recommending that Albion Dyking District Tax Rates Bylaw No. 7643-2020 and Maple Ridge Road 13 Dyking District Bylaw No. 7644-2020 be given first, second and third readings.

The Manager of Revenue and Collections provided a summary presentation and staff answered Council questions.

It was moved and seconded

**That the staff report dated May 5, 2020 titled “2020 Tax Rate Bylaws - Albion and Maple Ridge Road 13 Dyking Districts” be forwarded to the Council Meeting of May 12, 2020.**

CARRIED

Councillor Robson – OPPOSED

**7. PARKS, RECREATION & CULTURE – Nil**

**8. ADMINISTRATION – Nil**

**9. OTHER COMMITTEE ISSUES – Nil**

**10. ADJOURNMENT – 2:52 p.m.**

**11. COMMUNITY FORUM**