

AGENDA

REGULAR MEETING OF COUNCIL

Monday, September 17, 2012

7:00 p.m.

Council Chamber, Municipal Hall

355 West Queens Road,

North Vancouver, BC

Council Members:

Mayor Richard Walton

Councillor Roger Bassam

Councillor Robin Hicks

Councillor Mike Little

Councillor Doug MacKay-Dunn

Councillor Lisa Muri

Councillor Alan Nixon



NORTH VANCOUVER
DISTRICT

www.dnv.org

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REGULAR MEETING OF COUNCIL

7:00 p.m.
Monday, September 17, 2012
Council Chamber, Municipal Hall,
355 West Queens Road, North Vancouver

AGENDA

BROADCAST OF MEETING

- Broadcast on Shaw channel 4 at 9:00 a.m. Saturday
- Online at www.dnv.org

CLOSED PUBLIC HEARING ITEMS NOT AVAILABLE FOR DISCUSSION

- Bylaw 7907 – Proposed Triplex Development, 3068 Fromme Rd.
- Bylaw 7922 – North Shore Credit Union, 3053 Edgemont Blvd.
- Bylaws 7883 & 7930 – Argyle Rezoning, 1131 Frederick Rd.
- Bylaw 7938 – 1515 Barrow St.

1. ADOPTION OF THE AGENDA

1.1. September 17, 2012 Regular Meeting Agenda

Recommendation:

THAT the agenda for the September 17, 2012 Regular Meeting of Council for the District of North Vancouver be adopted as circulated, including the addition of any items listed in the agenda addendum.

2. PUBLIC INPUT

(limit of two minutes per speaker to a maximum of thirty minutes total)

3. PROCLAMATIONS

3.1. Mental Illness Awareness Week – September 30 – October 6, 2012 **p. 9**

3.2. Waste Reduction Week – October 15 – 21, 2012 **p. 11**

4. RECOGNITIONS

4.1 Centennial Bursary Award Presentation

5. DELEGATIONS

5.1. Mr. Mark Wood, North Shore Mountain Bike Association **p. 15-44**
Re: On-going care for North Shore trails

6. ADOPTION OF MINUTES

6.1. September 10, 2012 Regular Council Meeting

p. 47-55

Recommendation:

THAT the minutes of the September 10, 2012 Regular Council meeting be adopted.

7. RELEASE OF CLOSED MEETING DECISIONS

8. REPORTS FROM COUNCIL OR STAFF

With the consent of Council, any member may request an item be added to the Consent Agenda to be approved without debate.

If a member of the public signs up to speak to an item, it shall be excluded from the Consent Agenda.

*Staff suggestion for consent agenda.

Recommendation:

THAT items _____ be included in the Consent Agenda and be approved without debate.

8.1. Bylaw 7924 (Rezoning Bylaw 1279) – 1147 W. Keith Road – Zoning Bylaw Text Amendment (Subdivision Regulations)

p. 59-64

File No. 08.3060.20/082.11

Recommendation:

THAT Bylaw 7924 “The District of North Vancouver Rezoning Bylaw 1279” is given FIRST reading;

AND THAT Bylaw 7924 “The District of North Vancouver Rezoning Bylaw 1279” is referred to a Public Hearing.

8.2. Bylaws 7927, 7928, and 7929: Bequest of Donovan Property to the District of North Vancouver (875 Wellington Drive)

p. 65-74

File No. 08.3060.20/013.12

Recommendation:

1. THAT Bylaw 7927 “The District of North Vancouver Official Community Plan Bylaw 7900, 2011, Amendment Bylaw 7927, 2012 (Amendment 2)”, to designate the property for park purposes in the OCP, is given FIRST reading and is referred to a Public Hearing;

AND FURTHER that pursuant to section 879 and 881 of the Local Government Act, additional consultation is not required with respect to Bylaw 7927;

AND FINALLY THAT pursuant to Section 882 (3)(a) of the Local Government Act, Council has considered Bylaw 7927 in conjunction with its Financial Plan and applicable Waste Management Plan;

2. THAT Bylaw 7928 "The District of North Vancouver Rezoning Bylaw 1280", to rezone the property to neighbourhood park, is given FIRST reading and is referred to a Public Hearing; and,
3. THAT Bylaw 7929 "Donovan Park Dedication Bylaw 7929, 2012" is given FIRST, SECOND and THIRD readings.

8.3. Request for Noise Bylaw Variance – Shaw Cable Upgrade for Mount Seymour Seniors Residence at 3601 Mount Seymour Parkway p.75-77
File No. 11.5210.01/000.000

Recommendation:

THAT Council relax the provision of Noise Regulation Bylaw 7188 which regulates construction noise during the night and weekends, in order that Rissling Services Ltd., contracted to Shaw Cable Systems, can carry out a service upgrade for one night on a weekday between September 19th and October 12th, 2012 for approximately 4 to 6 hours.

9. REPORTS

9.1. Mayor

9.2. Chief Administrative Officer

9.3. Councillors

9.4. Metro Vancouver Committee Appointees

10. ANY OTHER BUSINESS

11. ADJOURNMENT

Recommendation:

THAT the September 17, 2012 Regular Meeting of Council for the District of North Vancouver be adjourned.

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PROCLAMATIONS

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PROCLAMATION

“Mental Illness Awareness Week” (September 30 – October 6, 2012)

- WHEREAS:** One in five Canadians will personally experience a mental illness in their lifetime, with over 5,000 North Shore residents living with schizophrenia or bipolar disorder, and thousands more with depression or anxiety; and
- WHEREAS:** The Family Support Centre, operated by the North Shore Schizophrenia Society, supports, educates, informs, and advocates for family members coping with serious mental illness; and
- WHEREAS:** Increasing awareness in the community is the first step in reducing and one day eliminating the discrimination people struggling with these illnesses can experience; and
- WHEREAS:** Mental Illness Awareness Week, established in 1992, is an annual national public education campaign designed to help Canadians learn more about the reality of mental illness, while promoting best practices in prevention and treatment.
- NOW THEREFORE I,** Richard Walton, Mayor of the District of North Vancouver, do hereby proclaim **September 30 – October 6, 2012** as **“Mental Illness Awareness Week”** in the District of North Vancouver.

Richard Walton
MAYOR

Dated at North Vancouver, BC
This 17th day of September 2012

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PROCLAMATION

**“Waste Reduction Week”
(October 15 – 21, 2012)**

WHEREAS: As a municipality, we are committed to conserving resources, protecting the environment and educating the community; and

WHEREAS: We recognize the generation of solid waste and the needless waste of water and energy resources as global environmental problems and endeavour to take the lead in our community toward environmental sustainability.

NOW THEREFORE I, Richard Walton, Mayor of the District of North Vancouver, do hereby proclaim **October 15 – 21, 2012** as **“National Waste Reduction Week”** in the District of North Vancouver.

A handwritten signature in black ink, appearing to read 'M. Walton'.

Richard Walton
MAYOR

Dated at North Vancouver, BC
This 17th day of September 2012

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DELEGATIONS

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5.1 Delegation to Council Request Form

District of North Vancouver
Clerk's Department
355 West Queens Rd, North Vancouver, BC V7N 4N5

Questions about this form: Phone: 604-990-2311
Form submission: Submit to address above or Fax: 604.984.9637

COMPLETION: To ensure legibility, please complete (type) online then print. Sign the printed copy and submit to the department and address indicated above.

Name of person or group wishing to appear before Council: North Shore Mountain Bike Association

Title of Presentation: Ongoing Care for our mountain trails

Purpose of Presentation:

- ☐ Information only
☐ Requesting a letter of support
☒ Other (provide details below)

Please describe.

The citizens of North Vancouver have identified the mountain trail network as the most highly valued recreation resource in the district. The goals of the OCP include "develop & maintain our network of trails". We have a plan for long term care of our mountain trails focussed on sustainability.

Attach separate sheet if additional space is required

Contact person (if different than above): Mark Wood

Daytime telephone number: 604-908-2350

Email address: mark@nsmba.ca

Will you be providing supporting documentation?

☒ Yes

☐ No

If yes:

- ☒ PowerPoint presentation
☐ DVD
☒ Handout

Note: All supporting documentation must be provided 12 days prior to your appearance date.

Arrangements can be made, upon request, for you to familiarize yourself with the Council Chamber equipment.

Technical requirements:

- ☐ Laptop
☒ Multimedia projector

Delegation to Council Request Form

Rules for Delegations:

1. Scheduled by the Clerk after receipt of a request submitted in writing and addressed to Mayor and Council.
2. If a delegation request concerns a matter previously decided by Council or concerns an issue which is being or has been dealt with in a public participation process, the delegation's request to appear before Council may be placed on the appropriate agenda for Council direction.
3. Supporting submissions for the delegation should be provided to the Clerk by noon 12 days preceding the scheduled appearance.
4. A maximum of 3 delegations will be permitted at any Regular Council meeting.
5. Delegations will be allowed a maximum of five minutes to make their presentation.
6. Any questions to delegations by members of Council will seek only to clarify a material aspect of a delegate's presentation.
7. Persons invited to speak at the Council meeting may not speak disrespectfully of any other person or use any rude or offensive language or make a statement or allegation which impugns the character of any person.

Helpful Suggestions:

- have a purpose
- get right to your point and make it
- be concise
- be prepared
- state your request if any
- do not expect an immediate response to a request
- multiple-person presentations are still five minutes maximum
- be courteous, polite, and respectful
- it is a presentation, not a debate
- the Council Clerk may ask for any relevant notes from you if not handed out or published in the agenda

I understand and agree to these rules for delegations

Mark Wood

Name of Delegate or Representative of Group

July 31 2012

Date

Signature

For Office Use Only

☒ Approved

☐ Rejected

By: Signature:

M. Hatchford

☐ Municipal Clerk

☒ Deputy Municipal Clerk

Appearance date if applicable:

Sept 17, 2012

Applicant informed of approval/rejection on (date):

by email July 31

By (signature):

M. Hatchford

Date:

July 31

The personal information collected on this form is done so pursuant to the Community Charter and/or the Local Government Act and in accordance with the Freedom of Information and Protection of Privacy Act. The personal information collected herein will be used only for the purpose of processing this application or request and for no other purpose unless its release is authorized by its owner, the information is part of a record series commonly available to the public, or is compelled by a Court or an agent duly authorized under another Act. Further information may be obtained by speaking with The District of North Vancouver's Manager of Administrative Services at 604-990-2207 or at 355 W Queens Road, North Vancouver.



TRAILS FOR ALL
TRAILS FOREVER

A Community Driven Model for Sustainable Trail Maintenance

North Shore Mountain Bike Association

Delegation to Council

September 17th, 2012

Objectives

- Create a structured program of trail care
- Support of the DNV, through funding and partnership

Community Needs

- ***Develop and maintain our network of trails and greenways***
- “activity levels are so high at present that there is danger of long term negative environmental impacts on the trails”

Engagement

- ***Promote community education initiatives aimed at building environmental awareness***
- ***Recognize and support the efforts of local volunteer groups in promoting environmental stewardship***



Before



After



21
TRAILS FOR ALL
TRAILS FOREVER



Before

After



TRAILS FOR ALL
TRAILS FOREVER



Before



After



TRAILS FOR ALL
TRAILS FOREVER

Shared Vision

- Working together will bring both the NSMBA and DNV closer to their respective visions
- **Financial Sustainability**
- **Adaptive Management**
- **Civic Involvement and Building Partnerships**

Partnership

- Key strategic partnerships benefit the community
- Excellent working relationship
- NSMBA a world-leader in volunteer and community engagement

Precedents

- Other jurisdictions have taken the lead
- A valuable model to maximise return on investment.

Recommendations

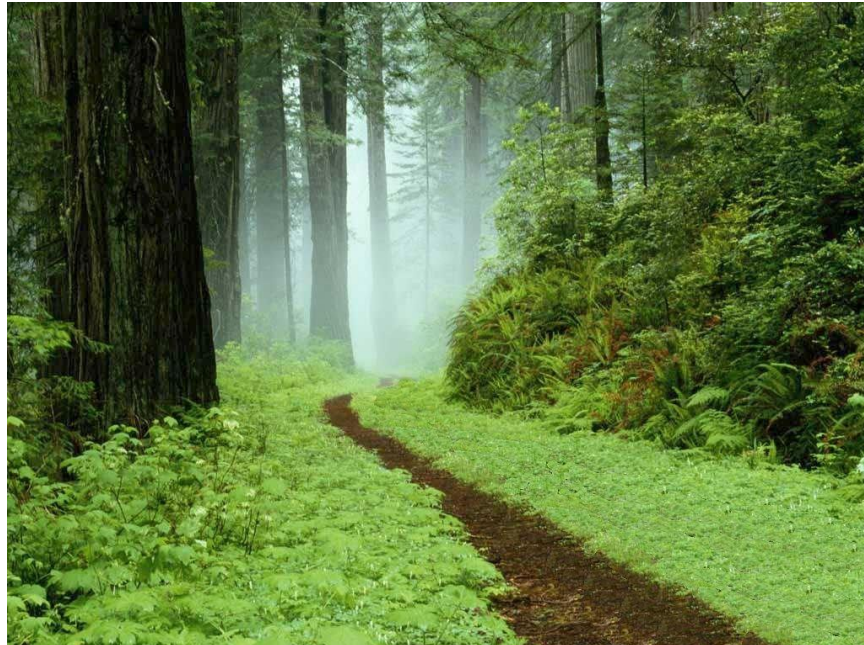
- Unique opportunity to leverage the power of existing community initiatives
- Develop partnership and funding model with staff
- Workshop: NSMBA, DNV Staff, Council



North Shore Mountain Bike Association

A Community Driven Model for Sustainable Trail Maintenance

September 2012



Prepared for



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Program Manager
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mark@nsmba.ca

Executive Summary

The NSMBA would like to thank the District of North Vancouver for the opportunity to present this proposal of a community driven model for sustainable trail maintenance.

The objective of the NSMBA's proposal is to provide a structured and formal program of trail maintenance for our mountain trails. Focussed on long term sustainability, our goal is to improve this valuable recreational asset and enhance the existing condition for the betterment of the greater community.

The North Shore Mountains are a valuable natural resource that requires careful management. With a high density urban interface and increasing recreational use, a consistent program of ongoing care that respects the environment is the key to achieving long term sustainability.

The NSMBA's community initiatives are designed to revitalize and improve the current state of the trails through partnership with land managers and industry, and through the education and involvement of the community. However, it is only through access to consistent and reliable human and financial resources that the NSMBA can sustain these programs and deliver long term measurable results.

The stated goals and vision of the District of North Vancouver, through the Official Community Plan for a Sustainable Future, has clear alignment with the NSMBA's community initiatives; sustainability, environmental care, leadership, co-operation, education, partnerships, and volunteerism.

The District of North Vancouver has identified that key strategic partnerships are necessary to leverage return on investment for shared collaborative strategies and the programs implemented by the NSMBA provide a unique opportunity to achieve this. The NSMBA wishes to further develop the relationship with the District of North Vancouver, working under direction and in collaboration, to augment the existing programs.

At present there are many trail advocacy organizations that provide magnified ROI to their respective communities and municipalities through volunteer leveraging. It is a commonplace and valuable business model many regions are using as a template to create strategic partnerships and maximise their investment.

The NSMBA is seeking the District of North Vancouver's support, through funding and partnership. The NSMBA can provide the District of North Vancouver with the best ROI to achieve an ongoing and concerted program of trail maintenance for our mountain trail network.

Mathew Bond
President
North Shore Mountain Bike Association

Mark Wood
Program Manager
North Shore Mountain Bike Association

Vision Statements

NSMBA Vision Statement - “The NSMBA is a voice for the mountain biking community of the North Shore. We develop and sustain a network of trails that provide opportunity for challenge and progression, while fostering mountain bike culture and a community that embraces it as a positive force.”

District of North Vancouver Vision Statement - “Our goal is to be recognized among the most sustainable communities in the world as demonstrated through our environmental stewardship, strong network of neighborhoods, a vibrant economy and community-driven growth and change.”

District of North Vancouver Official Community Plan for a Sustainable Future - “Conserve the ecological integrity of our natural environment, while providing for diverse park and outdoor recreational opportunities” and the associated objectives “contribute towards an integrated and connected system that links destinations and provides opportunities for walking, hiking, and cycling”. Also “Develop and maintain our network of trails and greenways.”

The vision statements of the NSMBA and District of North Vancouver have significant overlap with both parties focused on sustainability and community. The NSMBA believes that working with the direction provided by, and in consultation with, the District of North Vancouver that both parties will move closer to achieving their respective visions. The mission and vision of the NSMBA further aligns with the goals stated by the District of North Vancouver in their Official Community Plan.

Key Partnerships

District of North Vancouver - The NSMBA has been growing our relationship with the District of North Vancouver for several years, with heightened engagement over the past three years. With this increased engagement a systematic process for trail maintenance has been implemented. Trained NSMBA employees and volunteers now complete formal trail assessments, work plans and work reports that adhere to accepted guidelines. This process has been created with the inclusion of the District of North Vancouver’s best management practices.

BC Parks & Metro Vancouver - The NSMBA currently works closely in partnership with these organizations on collaborative trail solutions within their respective jurisdictions.

International Mountain Bike Association - The NSMBA has a strong partnership with the IMBA, which has over 35,000 members worldwide. The NSMBA applies IMBA guidelines to utilize modern techniques to increase sustainability of the North Shore trail network and to educate volunteers and multi-use community groups. The IMBA was formed in 1988 and is also currently partnering in Canada with Parks Canada and the Trans Canada Trail.

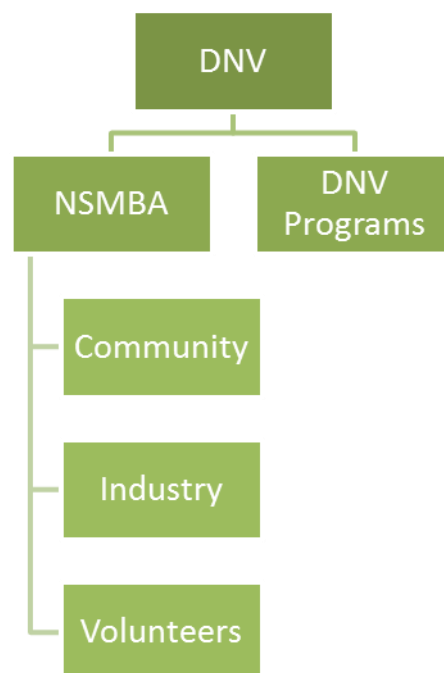
Other Stakeholders – The NSMBA educates and supports other long standing community groups including North Shore Hikers, BC Mountaineering Club & Friends of Cypress Provincial Park.

Objectives

This proposal is for the NSMBA to augment and assist the District of North Vancouver with trail maintenance where specialised resources and expert labour are required. The NSMBA is looking to meet three key objectives:

- Further develop the relationship with the District of North Vancouver to augment and assist the annual operation and maintenance of the trails.
- To work towards a memorandum of agreement that would describe the conditions and criteria to formalise a partnership.
- To consider financial options for the District of North Vancouver to award a grant to the NSMBA for ongoing trail maintenance, under the guidance and direction of the District of North Vancouver.

A high level of confidence and trust has developed between District of North Vancouver staff and the NSMBA, due in part to an ongoing working relationship and the professional standards created, and adhered to, by the NSMBA. The NSMBA believes that this working relationship is at a level where a formalized partnership, and associated funding, is the logical next step. The NSMBA is proposing a collaborative framework that allows each organization to focus on its area of expertise while providing an enhanced recreational experience to the community. The District of North Vancouver would continue to provide ultimate management, including long-term planning and approvals as well as specialized engineering and environmental services. The NSMBA would augment these existing services by providing ongoing trail maintenance and enhancement activities, community engagement, and third party funding opportunities which the District of North Vancouver does not currently possess the expertise or resources to provide.



The NSMBA has created, and is committed to, long term programs that empower the community and encourage ownership, education and investment. These programs are developing long term sustainability by fostering a culture of care and responsibility for the trail network and the environment.

The NSMBA believe that the existing community initiatives and an emotionally invested volunteer network, already active in managing the trails, provide the District of North Vancouver with the best ROI for achieving its goals stated in the District of North Vancouver Official Community Plan for a Sustainable Future, the Parks and Open Space Strategic Plan, and the recommendations of the Fromme Mountain Sustainable Trail Use and Classification Plan.

The proposed formalised relationship between the District of North Vancouver and the NSMBA would collaboratively address the following key objectives: Community, Environment & Sustainability and Economic.

Community Objectives

District of North Vancouver Official Community Plan for a Sustainable Future - 2030 Goals: ***Develop and maintain our network of trails and greenways***

The NSMBA's primary focus is to maintain the existing trails through community initiatives including the Trail Adoption Plan, the Builders Academy and the North Shore Watchmen. In consultation with the District of North Vancouver, the NSMBA wishes to improve the condition of the existing network for the betterment of the greater community.

The community is an integral part of these initiatives therefore closing the loop between those that pay for the mountain trails and those that benefit from them: the community serving the community.

In 2006 the North Vancouver Recreation Commission commissioned a report on "Recreation Demand, Needs and Priorities". The report found that the "highest priority recreation needs in North Vancouver" included "more use of the North Shore Mountains".

The report noted "The pending Alpine Recreation Strategy in North Vancouver (a project by the District of North Vancouver) shows clearly that use of the North Shore Mountains for all forms of recreation (especially mountain biking and walking/hiking) is high, varied and increasing."

The report concluded "More use of North Shore mountains... is one of the highest priority needs to come out of the study. There are literally thousands of local citizens using the mountains at the present time. That use results in one of the highest ratings of public good among all of the services reviewed. The number of users is likely to grow significantly, based on demographic projections and trends."

Environment and Sustainability Objectives

The NSMBA is committed to reducing or mitigating environmental impact by employing modern, sustainable, trail building practices and incorporating best management practices as defined in the Fromme Mountain Sustainable Trail Use and Classification Plan.

Mountain Biking is no longer a fringe sport; it has become a broad based user activity, with many District of North Vancouver residents choosing to live on the North Shore for the increased health and fitness opportunities and enjoyment the trail network provides. This heightened impact requires a new model to address the sustainability of the existing trail network given the high-density urban interface and increasing usage. It is of importance to note many of the mountain bike primary classified trails are multi use trails, used by many different groups other than mountain bikers.

Maintenance is an integral part of sustainability and it is only through a consistent program of ongoing care that sustainability is achieved. The purpose of the NSMBA is to magnify any funding received through leveraging the NSMBAs community initiatives, which in turn harness an extensive trained volunteer network, to deliver a program of activities that have a positive environmental impact and ensure sustainability is achieved.

The heightened increase in trail usage by many user groups, combined with an increasing population, requires the environmental impact to be considered as a priority. According to the North Vancouver Recreation Commission “activity levels are so high at present that there is danger of long term negative environmental impacts on the trails” (2006).

The Fromme Mountain Sustainable Trail Use and Classification Plan commissioned by the District of North Vancouver states “The vision for the North Shore mountainside is fundamentally one of sustainability – of respecting natural systems and managing uses of the mountain in ways that do not diminish the ability of future generations to enjoy this wonderful endowment. By adopting an approach that protects the mountain’s ecology while providing recreational, social and economic benefits, the North Shore will become a model of sustainable recreational management”.

Economic Objectives

District of North Vancouver Official Community Plan for a Sustainable Future :

Support a diverse and resilient local economy that provides quality employment opportunities.

The NSMBA believes that improving the condition of the trails and continuing to fund their maintenance will subsequently drive economic growth thus improving economic opportunity for the local private sector.

Tourism BC recently announced that the “mountain biking tourism sector generates \$635 million a year for the Province and represents an enormous overall value for an industry sector that has minimal environmental impact”.

In 2006 the Western Canada Mountain Bike Tourism Association conducted a pilot study to measure the economic impact of mountain biking in the Sea to Sky Corridor which includes the communities of the North Shore (North Vancouver and West Vancouver), Squamish, and Whistler.

The survey results showed that over an 11 week period from June 4 to September 17, 2006 approximately \$640,000 was spent at North Shore bike stores by non-North Shore Greater Vancouver Regional District residents, as well as nearly \$420,000 at restaurants and pubs and nearly \$275,000 in vehicle expenses.

Experience and Expertise

The exponential growth of the NSMBA can be attributed to the broad based engagement with the residents, community groups and businesses within the District of North Vancouver and ongoing consultation with Land Managers on the North Shore including Metro Vancouver, BC Parks and the DNV.

The NSMBA expands our knowledge base through building strong relations with regional and international advocacy groups such as the International Mountain Bike Association, Fraser Valley Mountain Bike Association, Whatcom County of Washington State Mountain Bike Coalition, Squamish Off Road Cycling Association and Whistler Off Road Cycling Association. The NSMBA has also reached out to other stakeholders in the community to ensure a broad based approach including NS Hikers, BC Mountaineering Club and Friends of Cypress Provincial Park. The NSMBA further builds upon this knowledge base through communications with industry, trail users, advocacy groups, and other stakeholders in the community to create a true holistic approach that is magnified through the passion and commitment of the organization.

The NSMBA is focussed on modern solutions and techniques that incorporate long-term experience and history of the landscape, both physical and political, and our collective history within it.

The NSMBA is becoming a global leader in community initiatives. The NSMBA TAP program is receiving worldwide recognition and interest. The NSMBA has been invited to speak at the International Mountain Bike Association's World Summit in October 2012 to share the success and knowledge of the TAP program with an international contingent. When IMBA visited the North Shore in November 2011, they said the following:

"Last week we were invited by the North Shore Mountain Bike Association to hold a trail building workshop in North Vancouver. We were blown away by the years of combined experience as well as the level of expertise that this trail organization possesses. They are an innovative organization that demonstrates a great deal of respect for their environment, their community and each other. International Mountain Bike Association Canada proudly supports the NSMBA in the work they are doing to improve the trails on the North Shore and we ask the city for the continued support of this organization." - Chad and Deanne Lazaruk, International Mountain Bike Association Canadian Trail Care Crew, Nov 2011.

Locally, the NSMBA is working with the Fraser Valley Mountain Bike Association and in Washington State with the Whatcom Mountain Bike Coalition to implement variations of the TAP Program and Builders Academy. Land Managers in Hobart, Tasmania have contacted the NSMBA to start up a local chapter of TAP.

The NSMBA is becoming a global leader and has the experience and expertise to ensure an exceptionally high quality of work, including the invaluable long-term emotional investment as the members of the community in which we serve.

Community Initiatives

District of North Vancouver Official Community Plan for a Sustainable Future:

*Promote community education initiatives aimed at building environmental awareness -
Recognize and support the efforts of local volunteer groups in promoting environmental stewardship*

The NSMBA has developed and implemented a number of community driven initiatives including:

- Trail Adoption Plan
- Trail Builders Academy
- Watchmen
- Program Manager

Trail Adoption Plan (TAP)

The TAP program was designed to revitalize and improve the current state of the trails with increased capacity through community engagement to catch up on deferred maintenance. In partnership with the Land Managers of the North Shore, TAP work includes a systematic process of reporting and approval that ensures the Land Managers maintain control of the work being completed.

Now into its second season, the TAP program has doubled in strength from 2011, the year of inception, to a total of 22 Adopters. The TAP program is supported by a multitude of local businesses and community groups, but also joined by some national and international operations like Arc'teryx, Mountain Equipment Coop, Deloitte and the Bank of Montreal. The amount of volunteers involved in the TAP program numbers in the hundreds. TAP is revitalizing 19 trails on the North Shore in 2012.

In 2011, TAP accounted for over 4,400 volunteer hours. In 2012, the TAP program has accounted for 42 trail maintenance days (as of August) and is on target to surpass over 7,000 volunteer hours. Using Statistics Canada's valuation of \$17.45 per hour for volunteer labour, 2011 accounted for over \$75,000 in labour and 2012 will account for \$122,000 of labour. This does not include the extra costs of management of the program by the NSMBA Board of Directors or the NSMBA Program Manager.

"The TAP program has allowed the Lower Seymour Conservation Reserve to access tremendous assistance in maintaining our extensive trail network. The passion these individuals have for a great riding experience manifests as high quality and sustainable trail building practices." *Jesse Montgomery, Lower Seymour Conservation Reserve Operations Foreman.*

Private Sector and Community Groups involved in the TAP Program:

Arc'teryx

BMO – Bank of Montreal

BC Bike Race & Adera

Different Bikes & NS Ride

Dunbar Cycles

Dizzy Cycles

Deloitte

Endless Biking

John Henry Bikes

MEC

nsmb.com & Rock Shox

North Shore Bike Shop

Rocky Mountain Bicycles

Ryders Eyewear & Mudbunnies

Steed Cycles & Giant Bikes

Joystick Bicycle Components

Okanagan Springs Breweries

Cove Bikes

Examples of TAP work:

Executioner – Fromme Mountain – 2012



Before TAP



After TAP

Expresso – Fromme Mountain – 2012



Before TAP



After TAP

Examples of TAP work continued:

Dreamweaver – Fromme Mountain – 2012



Before TAP



After TAP

Dreamweaver - Fromme Mountain – 2012



Naturalization using forest plants is the final step in all TAP Projects

Builders Academy

The North Shore Builder Academy is a community initiative developed by the NSMBA and implemented in the spring of 2012. The course consists of both theory and practical learning, incorporating District of North Vancouver best management practices and guidelines of International Mountain Bike Association, Whistler Standards, BC Parks and Metro Vancouver. The course was created as a capacity building initiative with the purpose of increasing the knowledge base in the community for sustainable building practices and improved user etiquette.

The philosophies of the course are:

- Long term care for our trails through sustainable practices
- Respect for the environment
- The forest is a shared resource

To date the NSMBA has trained 82 trail builders including many North Vancouver residents as well as many residents from the Greater Vancouver Regional District. The NSMBA has also trained 12 seasonal Metro Vancouver staff. The NSMBA has delivered a Builder Academy to the NS Hikers, the Friends of Cypress Provincial Park Society, Lighthouse Park Preservation Society and the West Vancouver Streamkeeper Society.

Watchmen

The North Shore Watchmen Program was created by the NSMBA as a community based initiative in which graduates of the Builders Academy, now trained in Trail Assessment, conduct regular inspections on the trails to complete preventative maintenance and identify and alert of issues on the trail including safety concerns. The Watchmen Program utilizes an online database for ease of communication and timely response to concerns.

Program Manager

The implementation of the NSMBA's programs has necessitated the creation of a paid position within the NSMBA of the Program Manager. The role of the Program Manager is to drive the initiatives that build capacity and expertise within the community, ensuring that all programs are managed professionally and meet the key objective of sustainability.

Performance Measures

The NSMBA is committed to all stakeholders with an interest in the North Shore Mountain trail network to provide a valuable service to the community and environment. The NSMBA is transparent in regards to its financial position and performance. Specific measures that the NSMBA can currently report reliably and regularly to confirm that the objectives of the community initiatives are being achieved include:

- Number and length of trails maintained
- Specific activities completed as part of the maintenance program
- Number of activities related to reducing the environmental impact of the trails
- Investment of local business and industry in trail maintenance
- Community volunteer hours committed to trail maintenance
- Number of volunteers educated on sustainable trail maintenance practices

Any ongoing collaborative strategies, and associated performance measures, would be created under guidance and with the District of North Vancouver, under the governance of key policy documents, specifically the Fromme Mountain Trail Classification Report. This approved District of North Vancouver document is guiding the NSMBA in regards to our activities in relation to the trails.

The NSMBA and District of North Vancouver staff are currently working within an adaptive management framework, to implement the same long term goals and vision including best management practices and construction guidelines. The NSMBA is currently implementing many of the recommendations contained within this document.

Needs Assessment

Over 100 distinct trails exist on Cypress Mountain, Fromme Mountain and Mount Seymour and extend over a total distance of 100km. The District of North Vancouver is the primary land manager for 44 of these trails and a secondary land manager of a further four trails which accounts for approximately 27km of the entire trail network.

A number of very popular trails exist on District of North Vancouver owned land which creates environmental and social impacts. For example, Bobsled, a short, single-track trail located on Fromme Mountain received over 10,000 bike trips between April and June, 2011, inclusive. On an average day, Bobsled received 115 trips which would amount to approximately 57 unique individuals riding the trail twice in a day or 399 unique individuals per week. While Bobsled is a popular trail, the number of unique individuals on Bobsled only represents about 7% of the entire mountain biking population on Fromme Mountain; and, in turn, Fromme Mountain represents about one-quarter of all mountain bikers on the North Shore.

As a response to this pressure the NSMBA manages 37 trails (approximately 34km), of which, 22 trails (approximately 15km) are located on District of North Vancouver property. The NSMBA maintains these trails with volunteer labour and they have performed over 10,000 hours of maintenance in the past two years alone, with the amount of volunteer labour increasing steadily over the past decade.

The NSMBA has a desire to further expand its community initiatives and increase the community involvement through additional volunteer labour. To manage this, in conjunction with the District of North Vancouver, and for the betterment of the trail network for all visitors, the NSMBA requires consistency of funding.

Recommendations

The NSMBA respectfully ask the District of North Vancouver to direct staff to engage in a dialogue with the NSMBA to review the community initiatives and further develop the partnership to maintain a world class and world-leading program of sustainable maintenance programs for the North Shore.

Through this dialogue the NSMBA are looking to achieve three outcomes:

Financial Sustainability - The NSMBA is seeking the District of North Vancouver's support, through funding and partnership. The NSMBA can provide the District of North Vancouver with the best ROI to achieve an ongoing and concerted program of trail maintenance and extension.

Adaptive Management - The longevity of the NSMBA's programs will build momentum and a grassroots community groundswell as long as the NSMBA can provide consistent human and financial resources to sustain these programs.

Civic Involvement and Building Partnerships - The District of North Vancouver has the opportunity to innovate, through leveraging the innovation of the NSMBA, and work together in partnership with the NSMBA and the community to achieve shared goals.

The District of North Vancouver has a number of stated guiding principles, contained within the Parks and Open Space Strategic Plan that the NSMBA's current programs are in harmony with:

Civic Involvement and Building Partnerships - Build and maintain awareness, education and strong communication with the public in the planning, development and programming of parks and natural resources through leadership, co-operation, partnerships, and volunteerism.

The NSMBA already have a large, emotionally invested, volunteer network actively engaged in maintaining and developing the trail network on the North Shore. Combined with the NSMBA's community initiatives and programs, the knowledge base, capacity and readiness to revitalize the trails has never been more widespread within the community. The industry response to the TAP program shows that business is looking to invest in this natural resource.

Adaptive Management - Adopt an approach to managing growth and changing trends in park activities that is innovative, adaptable, and responsive to evolving social and environmental expectations.

The NSMBA's members, industry connections and volunteer network provide the District of North Vancouver with a unique opportunity to leverage the existing sense of ownership that the community has and help facilitate an innovate range of programs. The success of these programs cannot be measured over the short term, the long term benefits for the community and environment will be measured over decades.

Financial Sustainability - Recognize that the success of the plan depends upon reliable and sustainable funding strategies within the context of long term financial plans, priority setting and cost/benefit considerations and possible innovative partnerships.

The NSMBA recognises that the District of North Vancouver has a limited budget and that at present no formal annual operations budget is provided for the trail network. In addition the NSMBA also acknowledges the good work recently undertaken by the District of North Vancouver and is aware that the District of North Vancouver has recent firsthand experience of the overhead and cost of providing formal and structured trail maintenance. The community involvement through the NSMBA's programs magnifies any funding provided and provides the District of North Vancouver with exceptional ROI combined with sustainable practices. Consistency of funding is paramount to the NSMBA providing a consistent program of maintenance, which in turn is the backbone of sustainable trail management.

References

North Vancouver Recreation Commission - 2006 - Recreation Needs Assessment

<http://www.northvanrec.com/about-us/North Vancouver Recreation CommissionNeedsAssessmentFinalReport.pdf.pdf>

Western Canada Mountain Bike Tourism Association - 2006 - Sea to Sky Mountain Biking Economic Impact Study

http://www.Western Canada Mountain Bike Tourism Association.ca/assets/pdfs/S2S_E_I_Study.pdf

District of North Vancouver - 2007 - Fromme Mountain Sustainable Trail Use and Classification Plan

<http://www.District of North Vancouver.org/upload/pcdocsdocuments/lnhq01!.pdf>

Campbell River Mirror

<http://www.campbellrivermirror.com/business/164772736.html>

District of North Vancouver Official Community Plan for a sustainable future

http://identity.District of North Vancouver.org/upload/pcdocsdocuments/z_0301!.pdf

District of North Vancouver Parks and Open Space Strategic Plan

<http://www.District of North Vancouver.org/upload/pcdocsdocuments/13kgf01!.pdf>

Parks Canada Press Release

<http://www.Western Canada Mountain Bike Tourism Association.ca/assets/pdfs/ParksCanada-TrailTeam.pdf>

MINUTES

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**DISTRICT OF NORTH VANCOUVER
REGULAR MEETING OF COUNCIL**

Minutes of the Regular Meeting of the Council for the District of North Vancouver held at 7:02 p.m. on Monday, September 10, 2012 in the Council Chamber of the District Hall, 355 West Queens Road, North Vancouver, British Columbia.

Present: Mayor R. Walton
Councillor R. Bassam
Councillor R. Hicks
Councillor M. Little
Councillor D. MacKay-Dunn
Councillor L. Muri
Councillor A. Nixon

Staff: Mr. D. Stuart, Chief Administrative Officer
Mr. B. Bydwell, General Manager – Planning, Properties & Permits
Mr. G. Joyce, General Manager – Engineering, Parks & Facilities
Mr. B. Dwyer, Manager – Development Services
Mr. J. Gordon, Manager – Administrative Services
Mr. R. Malcolm, Manager – Real Estate and Properties
Mr. E. Iorio, Revenue & Taxation Manager
Ms. C. Rucci, Social Planner
Ms. L. Brick, Confidential Council Clerk

1. ADOPTION OF THE AGENDA

1.1. September 10, 2012 Regular Meeting Agenda

MOVED by Councillor BASSAM

SECONDED by Councillor MACKAY-DUNN

THAT the agenda for the September 10, 2012 Regular Meeting of Council for the District of North Vancouver be adopted as circulated, including the addition of any items listed in the agenda addendum.

CARRIED

2. PUBLIC INPUT

- 2.1** Mr. Alex McCulloch, 3000 Block Beverley Crescent,
- Spoke regarding item 8.1 Bylaw 7942: 2013 – 2015 Taxation Exemptions by Council;
 - Urged that the Capilano Tennis Club be granted a permissive tax exemption; and,
 - Advised that the tennis club is an affordable club for community members.
- 2.2** Mr. Howie Jackson, 2100 Block West 39th Street, Vancouver,
- Spoke regarding item 8.1 Bylaw 7942: 2013 – 2015 Taxation Exemptions by Council;

- Spoke in support of the Capilano Tennis Club Junior Program, noting that it is affordable and accessible for members of the community; and,
 - Urged that the Capilano Tennis Club be granted a permissive tax exemption.
- 2.3** Ms. Elizabeth McLaren, 4600 Block Marineview Crescent,
- Spoke regarding item 8.1 Bylaw 7942: 2013 – 2015 Taxation Exemptions by Council;
 - Noted that the Capilano Tennis Club does not charge initiation fees and is run by volunteers; and,
 - Urged that the Capilano Tennis Club be granted a permissive tax exemption.
- 2.4** Ms. Antje Wahl, 1900 Block Purcell Way,
- Presented a petition to make cycling safer in North Vancouver;
 - Urged that the implementation of the Bicycle Master Plan be made a priority; and,
 - Requested that a dedicated bike lane be built on Keith Road.
- 2.5** Ms. Diane Murray, 4300 Block Prospect Road,
- Spoke as a member of North Shore Hub;
 - Spoke in support of dedicated bike lanes in North Vancouver; and,
 - Requested that Council consider installing a dedicated bike lane on Keith Road.
- 2.6** Mr. John Harvey, 1900 Block Cedarvillage Cres.
- Spoke regarding the July 23, 2012 Regular Minutes of Council;
 - Requested a meeting with the North Vancouver Police Committee;
 - Thanked the IT Department for their technical support; and,
 - Spoke in support of the Capilano Tennis Club request for a permissive tax exemption.
- 2.7** Ms. Linda Melville, 2200 Block Old Dollarton Road,
- Spoke regarding Canexus' proposed restructuring plans; and,
 - Expressed concern that increased pollution will be created in the Maplewood Area.

Staff advised they will follow up with Council regarding the specifics of the Canexus application.

- 2.8** Mr. Will Sherman, Panorama Drive
- Spoke regarding improved cycling infrastructure on the North Shore; and,
 - Expressed concern that the Spirit Trail is not usable for commuting purposes.

3. PROCLAMATIONS

Nil

4. RECOGNITIONS

4.1. Centennial Bursary Awards Presentation

Benjamin McGuiness – Argyle Secondary School
Daniel Sallaway – Carson Graham Secondary School
Josh Mohimani – Handsworth Secondary School
Susan Hamilton – Sutherland Secondary School
Benjamin Roberts – Seycove Secondary School
Clara Johnson – Windsor Secondary School

5. DELEGATIONS

5.1. Ms. Cindy Grauer, Rogers Communications Inc.

Re: North Shore Corridor Initiative

Ms. Cindy Grauer, Principal, GR Strategies Inc, and Mr. Bruce Haden, Principal, Dialog, spoke regarding the Rogers Communication Corridor Plan which will enable and facilitate the orderly installation of cell towers along the Highway 1 corridor and address the aesthetic issues of the towers.

Mr. Marc Draper, Manager, Radio Frequency Engineering for Western Canada, Rogers Communication Inc., spoke regarding the need for improved radio frequency coverage on the North Shore, advising that Rogers has taken advantage of the Hydro corridor to provide service to the North Shore.

MOVED by Councillor BASSAM

SECONDED by Councillor NIXON

THAT the Rogers Communications Inc. presentation be received.

CARRIED

6. ADOPTION OF MINUTES

6.1. June 11, 2012 Council Workshop

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the minutes of the June 11, 2012 Council Workshop be received.

CARRIED

6.2. June 25, 2012 Public Meeting

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the minutes of the June 25, 2012 Public Meeting be received.

CARRIED

6.3. June 25, 2012 Council Workshop

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the minutes of the June 25, 2012 Council Workshop be received.

CARRIED

6.4. July 9, 2012 Regular Council Meeting

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the minutes of the July 9, 2012 Regular Council meeting be adopted.

CARRIED

6.5. July 16, 2012 Council Workshop

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the minutes of the July 16, 2012 Council Workshop be received.

CARRIED

6.6. July 23, 2012 Regular Council Meeting

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the minutes of the July 23, 2012 Regular Council meeting be adopted.

CARRIED

7. RELEASE OF CLOSED MEETING DECISIONS

7.1. Seymour Golf & Country Club

June 19, 2012 Closed Special Meeting of Council

THAT staff convey Council's preference, to the Seymour Golf and Country Club, for a well thought out public engagement process in regards to any changes to public play days; and, therefore, deferral of any consultation regarding public play days to the fall;

AND THAT Council would be prepared to endorse a change to the lease to eliminate the restriction on public play rates separate from the play days proposal.

7.2 Riverside Terrace/Heritage Vale Proposal

June 19, 2012 Closed Special Meeting of Council

THAT staff indicate to the developer of Riverside Terrace and Heritage Vale that the Council does not support their proposal.

8. REPORTS FROM COUNCIL OR STAFF

MOVED by Councillor LITTLE
SECONDED by Councillor BASSAM

THAT items 8.2, 8.3, 8.4, 8.7, and 8.8 be included in the Consent Agenda and be approved without debate.

CARRIED

8.1. Bylaw 7942: 2013 – 2015 Taxation Exemptions by Council
File No. 05.1970.30/000.000

Public Input:

Mr. Dustin Nobel, 1000 Block Hendecourt Road:

- Spoke on behalf of the Permissive Tax Exemption Subcommittee of the Community Services Advisory Committee;
- Provided an explanation of the Committee's recommendations for denial of the Capilano Tennis Club request for permissive tax exemption; and,
- Clarified the requirements for eligibility for permissive tax exemptions.

MOVED by Councillor MURI
SECONDED by Councillor BASSAM

THAT "2013-2015 Taxation Exemptions by Council Bylaw 7942, 2012" is given FIRST and SECOND reading;

AND THAT the Clerk is directed to provide notice in accordance with s. 227 of the Community Charter prior to adoption;

AND THAT staff be directed to facilitate a meeting between the Capilano Tennis Club and the Community Services Advisory Committee and report back to Council with the result.

CARRIED

8.2. Bylaw 7943: 2013 – 2015 Taxation Exemption Bylaw for Places Of Public Worship
File No. 05.1970.30/000.000

MOVED by Councillor LITTLE
SECONDED by Councillor BASSAM

THAT "2013 – 2015 Taxation Exemptions for Places of Public Worship, Bylaw 7943, 2012" is given FIRST, SECOND and THIRD reading;

AND THAT the Clerk is directed to provide notice in accordance with s. 227 of the Community Charter prior to adoption.

CARRIED

8.3. Bylaw 7949: Permissive Tax Exemption, North Vancouver Museum & Archives

File No. 05.1970.30/000.000

MOVED by Councillor LITTLE

SECONDED by Councillor BASSAM

THAT "2013 – 2015 Taxation Exemption for North Vancouver Museum and Archives Warehouse Facility Bylaw 7949, 2012" is given FIRST, SECOND, and THIRD reading;

AND THAT the Clerk is directed to provide notice in accordance with s. 227 of the Community Charter prior to adoption.

CARRIED

8.4. Bylaw 7950: Tax Exemption for Ice Sports North Shore

File No. 05.1610.20/001.000

MOVED by Councillor LITTLE

SECONDED by Councillor BASSAM

THAT "Tax Exemption for 2013 Ice Sports North Shore Bylaw 7950, 2012" is given FIRST, SECOND, and THIRD readings;

AND THAT the Clerk is directed to provide notice in accordance with s. 227 of the Community Charter prior to adoption.

CARRIED

8.5. Bylaw 7945: Heritage Procedure Bylaw

File No. 09.3900.01/000.000

MOVED by Councillor MURI

SECONDED by Councillor MACKAY-DUNN

THAT "Heritage Procedure Bylaw 7945, 2012" is ADOPTED.

CARRIED

Opposed: Councillor BASSAM

8.6. Bylaw 7953: Road Closure and Disposition – Seylynn Developments

File No.

Public Input:

Mr. Corrie Kost, 2800 Block Colwood Drive:

- Spoke regarding the land disposition notice of property on Mountain Highway;
- Expressed concern with the legibility of the map; and,
- Expressed concern that transparency is lacking in this process.

Staff provided an update on the project and advised that all bylaws and agreements are subject to rezoning of the property.

MOVED by Councillor NIXON

SECONDED by Councillor HICKS

THAT "Mountain Highway and Fern Street Highway Closure Bylaw 7953, 2012" is given FIRST reading;

AND THAT Staff be directed to publish the required notice of intention to close, removal of dedication and subsequent disposal of the newly created lots.

CARRIED

8.7. Development Variance Permit 43.12 – 3355 Aintree Drive
File No. 08.3060.20/043.12

MOVED by Councillor LITTLE

SECONDED by Councillor BASSAM

THAT Development Variance Permit 30.12, to allow for retention of a veranda addition to the existing house at 935 Tudor Avenue, is ISSUED.

CARRIED

8.8. Development Variance Permit 45.12 – 4112 Sunnycrest Drive
File No. 08.3060.20/45.12

MOVED by Councillor LITTLE

SECONDED by Councillor BASSAM

THAT Development Variance Permit 45.12, to allow for a two storey addition and the infill of a carport to living space at 4112 Sunnycrest Drive, is ISSUED.

CARRIED

8.9. Development Permit 17.12 – Capilano Suspension Bridge
File No. 08.3060.20/017.12

Public Input:

Mr. John Stibbard, Capilano Suspension Bridge:

- Spoke in support of the Development Permit; and,
- Advised that the proposal will provide much need expansion of their infrastructure.

MOVED by Councillor BASSAM

SECONDED by Councillor NIXON

THAT Development Permit 17.12, to allow for an addition and renovation to the Teahouse/Trading Post building at the Capilano Suspension Bridge, is ISSUED.

CARRIED

- 8.10. Contribution to Canadian Iranian Foundation Fundraiser at Centennial Theatre in Support of the Earthquake Victims in Iran**
File No. 05.1770.30/000.000

MOVED by Councillor BASSAM
SECONDED by Councillor HICKS

THAT a contribution of \$1,287 be made to the North Vancouver Recreation Commission to offset half of the total cost charged to the Canadian Iranian Foundation for the use of Centennial Theatre on September 22nd. The Canadian Iranian Foundation has taken an initiative to raise funds to send to Iran to help the relief effort by having a fund raiser at Centennial Theatre;

AND THAT the source of funds be provided by from the Council Contingency Fund;

AND THAT this grant be contingent on the City of North Vancouver provide a matching grant.

CARRIED

Opposed: Councillor LITTLE

9. REPORTS

9.1. Mayor

9.1.1. Reported on the Coho Festival in Ambleside Park on September 8 and 9, 2012.

9.2. Chief Administrative Officer

Nil

9.3. Councillors

9.3.1. Councillor Little reported on Parkgate Family Fun Day held Saturday, September 8, 2012.

9.3.2. Councillor Muri reported on the Village Fair event in Cates Park and Deep Cove Days.

9.4. Metro Vancouver Committee Appointees

Nil

10. ANY OTHER BUSINESS

Nil

11. ADJOURNMENT

MOVED by Councillor MURI

SECONDED by Councillor LITTLE

THAT the September 10, 2012 Regular Meeting of Council for the District of North Vancouver be adjourned.

CARRIED

(8:42 pm)

Mayor

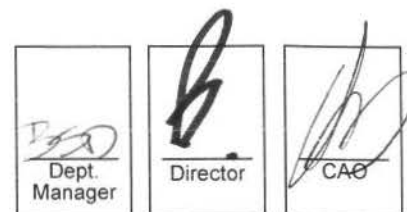
Municipal Clerk

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REPORTS

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COUNCIL AGENDA/INFORMATION				
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<input checked="" type="checkbox"/> Regular	Date: SEPT. 17. 12	Item #		
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<input type="checkbox"/> Info Package				
<input type="checkbox"/> Council Workshop	DM#	Date:	Mailbox:	



The District of North Vancouver REPORT TO COUNCIL

September 5, 2012
File: 3060-20/82.11
Tracking Number: RCA -

AUTHOR: Casey Peters, Planning Assistant

SUBJECT: BYLAW 7924 (REZONING BYLAW 1279) – 1147 W KEITH RD – ZONING BYLAW TEXT AMENDMENT (SUBDIVISION REGULATIONS)

RECOMMENDATION:

It is recommended that Bylaw 7924 amending the Zoning Bylaw to include site specific subdivision regulations for the property at 1147 W. Keith Rd for a 2 lot subdivision:

1. be given First Reading; and
2. be referred to a Public Hearing.

REASON FOR REPORT:

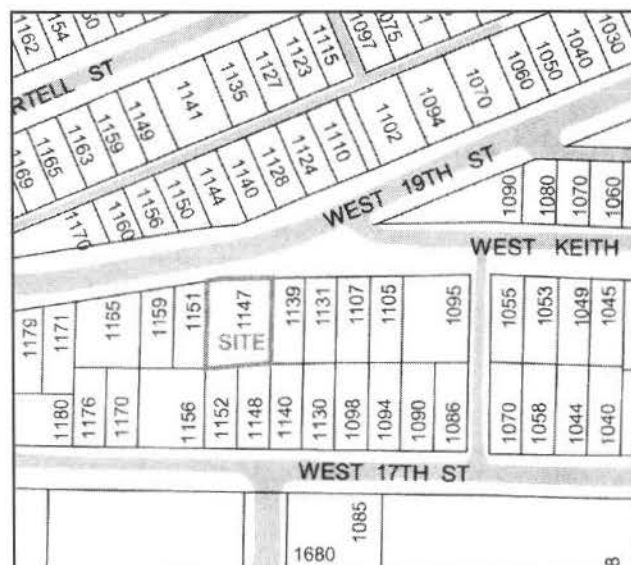
The proposed subdivision requires an amendment to the Zoning Bylaw to establish specific lot size regulations for the subject property.

SUMMARY:

The proposed subdivision will create two lots consistent with the prevailing lot pattern on the south side of this portion of W. Keith Rd.

EXISTING POLICY:

The subject property is designated "Residential Level 2: Detached Residential" in the Official Community Plan. For reference, the Lower Capilano Local Area Plan designates the site as Residential Detached. The subject property is not located within any Development Permit Areas.



**SUBJECT: BYLAW 7924 (REZONING BYLAW 1279) – 1147 W KEITH RD
ZONING BYLAW TEXT AMENDMENT (SUBDIVISION REGULATIONS)**

September 5, 2012

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ANALYSIS:

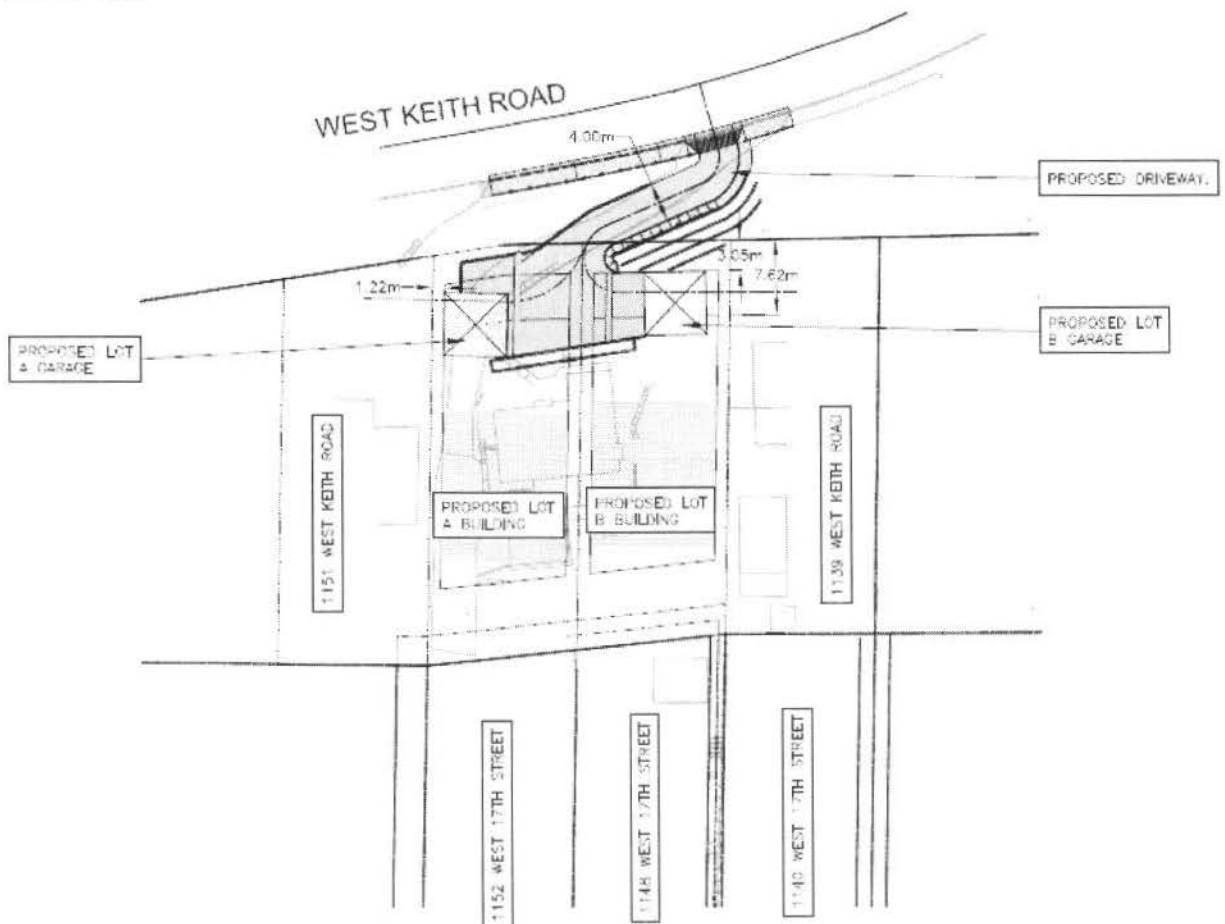
Site and Surrounding Area:

The subject lot is 30.5m (100ft) wide, zoned Single-Family Residential Pemberton Heights Zone (RSPH) and is occupied by a single family dwelling. This block of W. Keith Rd is characterized by 15m (50ft) wide lots and the proposed subdivision would match the size and character of the neighbouring lots.

The site slopes down from W. Keith Rd with the northern portion of the lot as the steepest. The two lots would be serviced by a shared driveway in the location of the existing driveway.

Subdivision Proposal:

This application is to subdivide the current lot into two lots. Two new homes would be constructed with off street parking as per the Zoning Bylaw. The site plan illustrating the proposed subdivision is included shown below. Access to the proposed lots will be by one shared driveway off W. Keith Rd in the location of the existing driveway. A cross access easement will be registered on title to allow the owners to drive and walk over each other's driveways.



Site Plan

**SUBJECT: BYLAW 7924 (REZONING BYLAW 1279) – 1147 W KEITH RD
ZONING BYLAW TEXT AMENDMENT (SUBDIVISION REGULATIONS)**

September 5, 2012

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As the proposed lots are not in conformity with the minimum RSPH lot size requirements, it is necessary to amend Section 310 of the Zoning Bylaw (Special Minimum Lot Size Regulations) to establish minimum lot size regulations unique to this proposal. The following table compares the current minimum RSPH requirements with the proposed lot sizes. In addition, a portion of the lot is more than 50% slope and is discounted from lot area as per the Zoning Bylaw definition.

	RSPH Zone	Proposed Lot A	Proposed Lot B	Complies with RSPH Zone
Lot Width	15m (49.2 ft)	15.2m (50.0ft)	15.2m (50 ft)	Yes
Lot Depth	34m (111.5 ft)	41.3m (135.6 ft)	41.3m (135.6ft)	Yes
Lot Area	743m ² (7998 sq ft)	636m ² (6847 sq ft)	620m ² (6673 sq ft)	No
Lot Area discounting areas over 50% slope	743m ² (7998 sq ft)	594m ² (6397 sq ft)	592m ² (6383 sq ft)	No

The lots conform to the minimum lot width and depth for the RSPH zone but are deficient in lot area by approximately 15-17%.

CONCURRENCE:

The application has been reviewed by the Engineering, Transportation Planning, Environment, Fire and Building Departments.

The Engineering Department is continuing to work with the applicant on revisions to the servicing plan. The current lot does not have a storm connection but the proponent has achieved the ability to install gravity storm connection for each lot. Acceptance of revised engineering drawings will be a condition of final subdivision approval.

The Environment department has reviewed the Arborist report. The proposed subdivision requires a number of fair to poor condition trees to be removed and replanting will be required as a condition of subdivision.

The Approving Officer required a geotechnical report regarding the slope of the lot and demonstrating that the property is suitable for the proposed development. A satisfactory report has been provided.

PUBLIC INPUT:

A notification letter was sent to the owners/occupants of within a 75m radius as per the Public Notification Policy. Notices were sent to 282 owners and/or residents and staff received comments from three neighbours. One adjacent neighbour wrote in support of the subdivision and required Zoning Bylaw amendment. Another neighbour called with concerns

**SUBJECT: BYLAW 7924 (REZONING BYLAW 1279) – 1147 W KEITH RD
ZONING BYLAW TEXT AMENDMENT (SUBDIVISION REGULATIONS)**

September 5, 2012

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regarding vehicle speeds on W. Keith Rd. Staff noted that the two lots will be serviced by the existing driveway and that the engineer has demonstrated that vehicles will be able to exit in a forward direction and further that there is space for an exiting vehicle to pause at the top of the driveway to look for oncoming traffic.

The third neighbour inquired about the height of the proposed buildings and staff informed them that the buildings will be restricted to the permitted height in the RSPH Zone and that the height will be measured from the lesser of natural or finished grade.

The Pemberton Heights Community Association was notified and have not commented on the proposal.

GREEN BUILDING REQUIREMENT:

As implementation of this proposal will require an amendment to the Zoning Bylaw and subdivision approval, compliance with the District's Green Building Strategy is mandatory. A covenant requiring that the homes meet or exceed an Energuide 80 energy efficiency rating and achieve a Built Green 'Gold' equivalency will be required prior to bylaw adoption.

CONCLUSION:

The proposed subdivision is consistent with the established lot pattern in the area and Bylaw 7924 (Attachment A) may be considered for First Reading and referral to Public Hearing.

OPTIONS:

The following options are available for Council's consideration:

1. Introduce Bylaw 7924 and refer the proposal to a Public Hearing (staff recommendation); or
2. Defeat Bylaw 7924 at First Reading and thereby reject the subdivision.


Casey Peters
Planning Assistant

REVIEWED WITH:	REVIEWED WITH:	REVIEWED WITH:	REVIEWED WITH:
<input type="checkbox"/> Sustainable Community Development	<input type="checkbox"/> Clerk's Office	External Agencies:	Advisory Committees:
<input type="checkbox"/> Development Services	<input type="checkbox"/> Corporate Services	<input type="checkbox"/> Library Board	<input type="checkbox"/>
<input type="checkbox"/> Utilities	<input type="checkbox"/> Communications	<input type="checkbox"/> NS Health	<input type="checkbox"/>
<input type="checkbox"/> Engineering Operations	<input type="checkbox"/> Finance	<input type="checkbox"/> RCMP	<input type="checkbox"/>
<input type="checkbox"/> Parks & Environment	<input type="checkbox"/> Fire Services	<input type="checkbox"/> Recreation Commission	
<input type="checkbox"/> Economic Development	<input type="checkbox"/> Human resources	<input type="checkbox"/> Other: _____	
	<input type="checkbox"/> ITS		
	<input type="checkbox"/> Solicitor		
	<input type="checkbox"/> GIS		

The Corporation of the District of North Vancouver

Bylaw 7924

A bylaw to amend the District of North Vancouver Zoning Bylaw 3210, 1965

The Council for The Corporation of the District of North Vancouver enacts as follows:

1. Citation

This bylaw may be cited as "The District of North Vancouver Rezoning Bylaw 1279 (Bylaw 7924)".

2. Amendments

2.1 The District of North Vancouver Zoning Bylaw 3210, 1965 is amended as follows:

- a) Part 3A Subdivision regulations is amended by amending Section 310 Special Minimum Lot Sizes by adding a new row to the special minimum lot sizes table as follows:

Legal Description	Location	Area (square metres)	Width (metres)	Depth (metres)
Lot A Blocks 31 and 45 District Lot 552 Plan 12969	1147 W Keith Rd	590m ²	15m	34m

READ a first time the

PUBLIC HEARING held this the

READ a second time this the

READ a third time this the

Certified a true copy of "Rezoning Bylaw 1279" as at Third Reading

Municipal Clerk

APPROVED by the Ministry of Transportation and Infrastructure
This the day of , 2012

ADOPTED this the

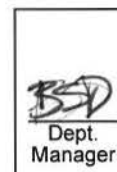
Mayor

Municipal Clerk

Certified a true copy

Municipal Clerk

COUNCIL AGENDA/INFORMATION			
<input type="checkbox"/> In Camera	Date:	Item #	
<input checked="" type="checkbox"/> Regular	Date: <u>SEPT 17, 2012</u>	Item #	
<input type="checkbox"/> Agenda Addendum	Date:	Item#	
<input type="checkbox"/> Info Package			
<input type="checkbox"/> Council Workshop	DM#	Date:	Mailbox:



The District of North Vancouver REPORT TO COUNCIL

September 4, 2012
File: 08.3060.20/013.12
Tracking Number: RCA -

AUTHOR: Casey Peters – Planning Assistant

SUBJECT: Bylaw 7927, 7928 and 7929: Bequest of Donovan Property to the District of North Vancouver (875 Wellington Drive)

RECOMMENDATION:

That the following bylaws to designate, rezone and dedicate the property at 875 Wellington Drive be introduced and referred to a Public Hearing:

1. Bylaw 7927 amending the Official Community Plan from Residential Level 2 to Parks, Open Space and Natural Areas (Attachment A); and
2. Bylaw 7928 rezoning land from Single Family Residential to Neighbourhood Park (Attachment B).
3. Bylaw 7929 dedicating the land as Park (Attachment C).
4. Council pass the following resolutions:
 - a) That pursuant to Section 879 and 881 of the Local Government Act, additional consultation is not required with respect to Bylaw 7927; and
 - b) That pursuant to Section 882(3)(a) of the Local Government Act, Council has considered Bylaws 7927 in conjunction with its Financial Plan and applicable Waste Management Plan.

BACKGROUND:

The Donovan property is a large lot located at 875 Wellington Drive. In the 1990's the owners of the property approached the District to discuss the potential bequeathment of the property to the municipality for passive Parks use. The District of North Vancouver must decide if it wishes to accept the park gift and if so must amend the Official Community Plan, rezone the property and pass a park dedication bylaw.



SUBJECT: Bylaw 7927, 7928 and 7929: Bequest of Donovan Property at 875 Wellington Drive

September 4, 2012

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ANALYSIS:

The property is heavily treed, sloped and has several structures including a main dwelling, garage, log cabin, barn and two storage buildings on it. The structures will be demolished if the Bylaws are adopted and the property changed to Park as per the conditions of the Will. The forested nature of the property will generally be maintained.

Bylaw 7927 proposes to amend the District's Official Community Plan land use designation from Residential Level 2 to Parks, Open Space and Natural Areas. Bylaw 7928 proposes to rezone the land from Single Family Residential (RS3) to Neighbourhood Park (NP). Bylaw 7929 proposes to dedicate the land as Park by bylaw.



The proposal was presented to the Parks and Natural Environment Advisory Committee (PNEAC) on April 25, 2012. PNEAC noted the positives of accepting the gift as a unique opportunity to retain natural parkland in the Lynn Valley neighbourhood and the potential to create an additional trail loop for neighbourhood use. The Committee expressed concerns regarding operating, management and maintenance costs, safety, the landlocked nature of the lot and the abundance of parkland in the immediate area.

Under Section 879 of the Local Government Act, the District must consider the impact of any OCP amendment on its financial plan and any applicable waste management plans. The designation of these lands to Park, Open Space and Natural areas will have minimal impact to the waste management plans and the financial impacts will be discussed later in this report.

PUBLIC INPUT:

District staff sent letters to owners and occupants within a 75m radius of the subject property and to the Lynn Valley Community Association as notification of the potential bequest and as an invitation to a public information meeting. A public meeting notice was placed in the North Shore News inviting the public to the meeting. The public information meeting was held on March 28, 2012 at the Lynn Valley Village Community Room.

SUBJECT: Bylaw 7927, 7928 and 7929: Bequest of Donovan Property at 875 Wellington Drive

September 4, 2012

Page 3

Approximately 40 people attended the meeting and had the opportunity to discuss the bequest with staff and ask questions about the potential use of the park.

Comment sheets were provided and staff have received approximately 20 responses. Overall, the response has been generally favourable to the proposed Official Community Plan amendment, Rezoning, and Park dedication.

There were 3 comment sheets received in opposition to the proposal and concerns were regarding park isolation, use of taxpayer resources to create the park, and visitors to the park using the Laura Lynn townhouse property for access from the south.

The residents of the Laura Lynn property requested an additional meeting to discuss the proposal and staff met with approximately 30 residents on June 13, 2012. The discussion surrounded the process and timing involved in changing the use, the impact of the proposed parkland to the Laura Lynn property and discussion on the use of the park. District Parks staff indicated that if the District accepts the property that Parks staff will undertake an initial review of the site and clean up as necessary. Parks is aware of the concern from the Laura Lynn neighbours and would consider the impact to these neighbours when considering any improvements on the property in the future.

Concurrence:

This report has been written in conjunction with input from the Parks, Finance and Properties staff.

Financial Impacts:

The total cost to the District to obtain this property via the bequest is estimated to be approximately \$125,000-\$150,000. The estimated costs are comprised of the outstanding deferred property taxes totalling approximately \$75,000 and the costs associated with the transfer of the property to the District; capital costs related to any demolition of the structures on the property, any hazardous tree removal as well as the ongoing maintenance of the site. It is proposed that the deferred taxes be funded from operating surplus as a one-time item and the capital costs from Parks DCC.

The Parks Department estimate that the capital cost required at acquisition to make this property into park (i.e. demolition of structures, tree clean up) is approximately \$50,000 - \$75,000. In addition, there will be annual maintenance costs of approximately \$6,000 (grass cutting, tree work, landscaping clean-ups and inspections). The on-going maintenance costs will be absorbed by the Parks Department's operating budget.

A tax receipt will be provided to the Donovan's estate as set out as a condition of the will based on the appraised value of the property if the land is bequeathed to the District.

SUBJECT: Bylaw 7927, 7928 and 7929: Bequest of Donovan Property at 875 Wellington Drive

September 4, 2012

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OPTIONS:

1) Staff recommend that the following bylaws be introduced and referred to a Public Hearing:

1. Bylaw 7927 amending the Official Community Plan from Residential Level 2 to Parks, Open Space and Natural Areas (Attachment A); and
2. Bylaw 7928 rezoning land from Single Family Residential to Neighbourhood Park (Attachment B).
3. Bylaw 7929 dedicating the land as Park (Attachment C).
4. Council pass the following resolutions:
 - a) That pursuant to Section 879 and 881 of the Local Government Act, additional consultation is not required with respect to Bylaw 7927; and
 - b) That pursuant to Section 882(3)(a) of the Local Government Act, Council has considered Bylaws 7927 in conjunction with its Financial Plan and applicable Waste Management Plan

2) Bylaws 7927, 7928 and 7929 be considered and defeated at first reading.



Casey Peters
Planning Assistant

REVIEWED WITH:	REVIEWED WITH:	REVIEWED WITH:	REVIEWED WITH:
<input type="checkbox"/> Sustainable Community Development	<input type="checkbox"/> Clerk's Office	External Agencies:	Advisory Committees:
<input type="checkbox"/> Development Services	<input type="checkbox"/> Corporate Services	<input type="checkbox"/> Library Board	<input type="checkbox"/> _____
<input type="checkbox"/> Utilities	<input type="checkbox"/> Communications	<input type="checkbox"/> NS Health	<input type="checkbox"/> _____
<input type="checkbox"/> Engineering Operations	<input checked="" type="checkbox"/> Finance <i>MD</i>	<input type="checkbox"/> RCMP	<input type="checkbox"/> _____
<input type="checkbox"/> Parks & Environment	<input type="checkbox"/> Fire Services	<input type="checkbox"/> Recreation Commission	
<input type="checkbox"/> Economic Development	<input type="checkbox"/> Human resources	<input type="checkbox"/> Other: _____	
	<input type="checkbox"/> ITS		
	<input type="checkbox"/> Solicitor		
	<input type="checkbox"/> GIS		

The Corporation of the District of North Vancouver

Bylaw 7927

A bylaw to amend The District of North Vancouver Official Community Plan Bylaw 7900,
2011

The Council for The Corporation of the District of North Vancouver enacts as follows:

1. Citation

This bylaw may be cited as "The District of North Vancouver Official Community Plan Bylaw 7900, 2011, Amendment Bylaw 7927, 2012 (Amendment 2)".

2. Amendments

2.1 The Official Community Plan – Land Use Map is amended by re-designating from *Residential Level 2* to *Parks, Open Space and Natural Areas* the properties as illustrated in Schedule 1 to this bylaw and described as follows:

Lot 1, District Lot 2004, Plan 16066, PID:007-585-675

READ a first time this the

PUBLIC HEARING held this the

READ a second time this the

READ a third time this the

ADOPTED this the

Mayor

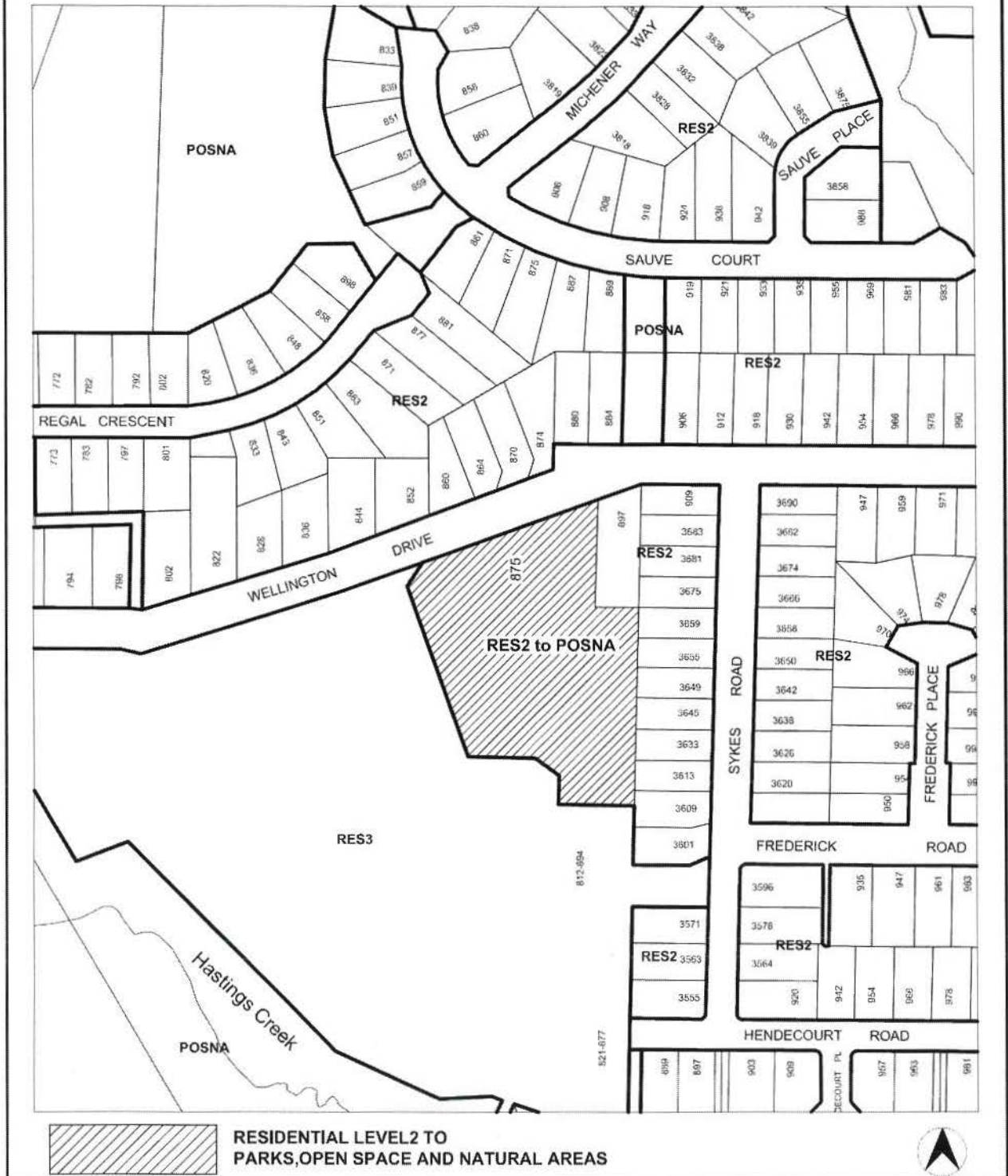
Municipal Clerk

Certified a true copy

Municipal Clerk

Schedule "A" to Bylaw 7927

PROPOSED OCP AMENDMENT BYLAW 7927



The Corporation of the District of North Vancouver

Bylaw 7928

A bylaw to amend the District of North Vancouver Zoning Bylaw 3210, 1965

The Council for The Corporation of the District of North Vancouver enacts as follows:

1. Citation

This bylaw may be cited as "The District of North Vancouver Rezoning Bylaw 1280 (Bylaw 7928)".

2. Amendments

2.1 The Zoning Map is amended to rezone from Single Family Residential (RS3) to Neighbourhood Park (NP) the land as illustrated in Schedule 1 to this bylaw and legally described as follows:

Lot 1, District Lot 2004, Plan 16066, PID:007-585-675

READ a first time the

PUBLIC HEARING held the

READ a second time the

READ a third time the

Certified a true copy of "Rezoning Bylaw 1279" as at Third Reading

Municipal Clerk

ADOPTED the

Mayor

Municipal Clerk

Certified a true copy

Municipal Clerk

Schedule "A" to Bylaw 7928



The Corporation of the District of North Vancouver

Bylaw 7929

A bylaw to dedicate land owned by the Municipality for park and recreation purposes

The Council for The Corporation of the District of North Vancouver enacts as follows:

1. Citation

This bylaw may be cited as "Donovan Park Dedication Bylaw 7929, 2012".

2. Dedication

The municipally owned land shown on the plan attached to this bylaw as Schedule A, and legally described as:

Lot 1, District Lot 2004, Plan 16066, PID:007-585-675

is dedicated for park purposes.

READ a first time the

READ a second time the

READ a third time the

ADOPTED by an affirmative vote of at least 2/3 of all council members




Mayor

Municipal Clerk

Certified a true copy

Municipal Clerk

COUNCIL AGENDA/INFORMATION			
<input type="checkbox"/> In Camera	Date: _____	Item # _____	
<input type="checkbox"/> Regular	Date: _____	Item # _____	
<input type="checkbox"/> Agenda Addendum	Date: _____	Item# _____	
<input type="checkbox"/> Info Package			
<input type="checkbox"/> Council Workshop	DM# _____	Date: _____	Mailbox: _____

 Dept. Manager	 Director	 CAO
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The District of North Vancouver

REPORT TO COUNCIL

September 6, 2012
 File: 11.5210.01/000.000
 Tracking Number: RCA -

AUTHOR: Raymond Chan, EIT, Transportation Section

SUBJECT: Request for Noise Bylaw Variance - Shaw Cable Upgrade for Mount Seymour Seniors Residence at 3601 Mount Seymour Parkway

RECOMMENDATION:

THAT Council relax the provision of Noise Regulation Bylaw 7188 which regulates construction noise during the night and weekends, in order that Rissling Services Ltd., contracted to Shaw Cable Systems, can carry out a service upgrade for one night on a weekday between September 19th and October 12th, 2012 for approximately 4 to 6 hours.

REASON FOR REPORT:

Rissling Services Ltd. has requested a variance to the District's Noise Regulation Bylaw to complete a service upgrade at 3601 Mount Seymour Parkway. The service shutdown starting at midnight has been requested to minimize service disruption. A similar noise variance was approved earlier in July 2012 for this work; however, due to scheduling conflicts Rissling Services Ltd. was not able to complete the work within the last permitted window. The Shaw contractor has now scheduled the work on September 26th, subject to the approval of noise variance.

Refer to Attachment 1 for an illustration showing the project limit and notification area.

BACKGROUND:

Rissling Services Ltd. requested that night work be scheduled to minimize service disruption for residents at 3601 Mount Seymour Parkway. The scheduled work involves removing an existing Shaw Cable cabinet and replacing with a new one. The concrete pedestal on which the new cabinet is installed will also be replaced with a larger one.

EXISTING POLICY:

Under Section 6(b) of Noise Regulation Bylaw 7188 Council may, by resolution, relax the regulation that prohibits construction noise during the night and on weekends. Similar requests have been approved by the Council in the past.

SUBJECT: Request for Noise Bylaw Variance - Shaw Cable Upgrade for Mount Seymour Seniors Residence at 3601 Mount Seymour Parkway

September 6, 2012

Page 2

ANALYSIS:

The proposed work by Rissling Services Ltd. is mainly on the roadside, and the disruption to traffic should be minimum. The sidewalk on the west side of Roche Point Drive will be closed for the work zone. Pedestrian and traffic volumes at that time of day would be expected to be infrequent; however, pedestrians will be assisted by the Traffic Control Person (TCP) to either go around the construction zone or be directed to use the sidewalk on the east side of the road. A minimum road width of 3.5 metres will be maintained for southbound traffic on Roche Point Drive.

The construction is anticipated to take place on a weekday between September 19th and October 12th, 2012 for approximately 4 to 6 hours. Residents immediately adjacent to the construction zone would be notified in writing in advance of the work.

The sources of construction noise will likely be coming from the operation of construction equipment and vehicles. The construction superintendant expected that the noise may affect areas up to one street block from the construction zone.

Timing/Approval Process:

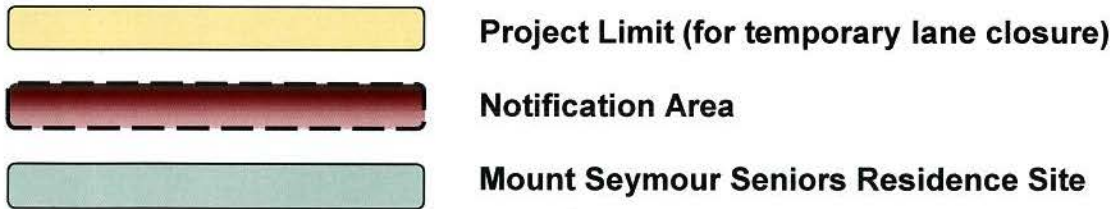
In order to complete the construction work outside the bylaw hours, approval by Council is required before the anticipated start date of September 26th, 2012. A Highway Use Permit will be issued to Rissling Services Ltd. subject to the approval of the noise variance. Notification letters will be sent out by Rissling Services Ltd. to adjacent residential units could potentially be affected by the construction noise.



Raymond Chan, EIT
Transportation Section

REVIEWED WITH:	REVIEWED WITH:	REVIEWED WITH:	REVIEWED WITH:
<input type="checkbox"/> Sustainable Community Development	<input type="checkbox"/> Clerk's Office	External Agencies:	Advisory Committees:
<input type="checkbox"/> Development Services	<input type="checkbox"/> Corporate Services	<input type="checkbox"/> Library Board	<input type="checkbox"/> _____
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<input type="checkbox"/> Parks & Environment	<input type="checkbox"/> Fire Services	<input type="checkbox"/> Recreation Commission	
<input type="checkbox"/> Economic Development	<input type="checkbox"/> Human resources	<input type="checkbox"/> Other: _____	
	<input type="checkbox"/> ITS		
	<input type="checkbox"/> Solicitor		
	<input type="checkbox"/> GIS		

Attachment 1 – Project Limit and Notification Area



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