DISTRICT OF NORTH VANCOUVER
REGULAR MEETING OF COUNCIL

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Minutes of the Regular Meeting of the Council for the District of North Vancouver held at 7:00 p.m. on Monday, November 4, 2013 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 L. Muri
Councillor A. Nixon

Absent: Councillor D. MacKay-Dunn

Staff: Mr. D. Stuart, Chief Administrative Officer
Mr. B. Bydwell, General Manager – Planning, Properties & Permits
Mr. G. Joyce, General Manager – Engineering, Parks & Facilities
Mr. J. Gordon, Manager – Administrative Services
Ms. S. Haid, Manager – Sustainable Community Development
Ms. M. Weston, Section Manager – Public Safety
Ms. J. Paton, Section Manager – Development Planning
Mr. B. Dwyer, Manager – Development Services
Ms. C. Rucci, Social Planner
Ms. L. Brick, Confidential Council Clerk

1. ADOPTION OF THE AGENDA

1.1 November 4, 2013 Regular Meeting Agenda

MOVED by Councillor LITTLE
SECONDED by Councillor BASSAM
THAT the agenda for the November 4, 2013 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

With the consent of Council, Mayor Walton varied the agenda as follows:

3. PROCLAMATIONS

3.1. Veterans' Week – November 5 – 11, 2013

5. DELEGATIONS

5.1. Ms. Diana Saboe, President,
Royal Canadian Legion, Lynn Valley Branch 114

Re: Remembrance Day Ceremonies

2. PUBLIC INPUT

2.1 Mr. Don Peters 600 Block West Queens Road:

- Spoke in opposition to the proposed motion for item 9.3 Business Licence for 496 West Kings Road;
- Spoke to the quality of the application and the location of the facility; and,
- Urged Council to reconsider the motion.

2.2 Ms. Margot Long, 900 Block Belmont Avenue:

- Spoke in support of item 9.2 Edgemont Senior Living; and,
- Urged that Council pass the proposed motion to increase housing options for seniors in the Edgemont neighbourhood.

2.3 Ms. Nancy McLachlan, 900 Block Belvedere Avenue:

- Spoke in support of item 9.2 Edgemont Senior Living; and,
- Urged Council to consider passing the motion.

2.4 Mr. Bev Penhall, 3300 Block Capilano Crescent:

- Spoke in support of item 9.2 Edgemont Senior Living; and,
- Urged Council to pass the proposed motion.

2.5 Ms. Christine Yakachuk, 600 Block Roche Point Drive:

- Spoke in support of item 9.4 Community Gardens; and,
- Commented on the waiting lists for the existing plots and the benefits of the program for the environment.

2.6 Mr. Ryan Sword, 300 Block East 22nd Street:

- Spoke regarding item 9.3 Business Licence for 496 West Kings Road;
- Urged Council to reconsider denying the business licence for expansion of the daycare; and,
- Spoke regarding the challenges of finding quality daycare.

2.7 Mr. Eric Miura, 1300 Block Kilmer Road:

- Represented the Lynn Valley Community Association and the Lynn Valley Lions Club in support of item 9.4 Community Gardens; and,
- Spoke regarding their commitment to the project and the benefits of the gardens.

2.8 Ms. Pamela Shaw, 900 Block Kennedy Avenue:

- Spoke in support of item 9.2 Edgemont Senior Living; and,
- Commented on the need for care facilities on the North Shore and opined that this will be an asset to the community.

2.9 Ms. Jessie Vroom, 4300 Block Capilano Road:

- Spoke in opposition to the proposed motion to deny the business licence for 496 West Kings Road;
- Spoke regarding the quality of care provided by Little Bunnies Learning Centre; and,
- Commented on the need for consistency of daycare between the ages of 2 – 5 years of age.

2.10 Ms. Jessica Stanley, 1500 Block Burrill Avenue:

- Spoke in support of item 9.4 Community Gardens; and,
- Commented on the benefits to the community and individuals of having a connection with nature.

2.11 Mr. Hazen Colbert, 1100 Block 27th Street:

- Spoke in regards to the North Shore Alliance for Sensible Growth; and,
- Commented on increased density on the North Shore and the transportation and infrastructure needs that redevelopment creates.

2.12 Mr. James Gill, 502 West Kings Road

- Spoke in support of the proposed motion for item 9.2 Business Licence for 496 West Kings Road;
- Commented on the abundance of daycare facilities in the immediate vicinity; and,
- Expressed concern that the quality of life in the neighbourhood is being affected by the facilities.

4. RECOGNITIONS

Nil

3. PROCLAMATIONS

3.2 Community Social Service Workers Appreciation Day
– November 6, 2013

6. ADOPTION OF MINUTES

6.1. October 21, 2013 Regular Council Meeting

MOVED by Councillor MURI
SECONDED by Councillor LITTLE
THAT the minutes of the October 21, 2013 Regular Council meeting be adopted.

CARRIED

7. RELEASE OF CLOSED MEETING DECISIONS

7.1. October 7, 2013 Closed Special Council Meeting

7.1.1 William Griffin Community Centre

THAT Council defer the commencement of the formal public engagement process until 2015 and immediately commence face to face discussions with interested community groups regarding process and timing.

This item was deferred back to a Closed Meeting of Council to amend the previously adopted motion in order to bring greater clarity to the fact that it refers to the Delbrook site.

8. COMMITTEE OF THE WHOLE REPORT

Nil

9. REPORTS FROM COUNCIL OR STAFF

MOVED by Councillor NIXON
SECONDED by Councillor LITTLE
THAT item 9.6 be included in the Consent Agenda and be approved without debate.

CARRIED

9.8. Bylaw 7999: 435-475 Seymour River Place (Rezoning Bylaw 1297) and Bylaw 8002: Housing Agreement 435-475 Seymour River Place
File No. 08.3060.20/009.13

MOVED by Councillor NIXON
SECONDED by Councillor MURI
THAT the "District of North Vancouver Rezoning Bylaw 1297 (Bylaw 7999)" is ADOPTED.

THAT the "Housing Agreement Bylaw 8002, 2013" is ADOPTED.

CARRIED
Opposed: Councillor BASSAM

9.1. Development Permit 25.13
270 Harbour Avenue: Canada Post Letter Carrier Depot
File No. 08.3060.20/025.13

Public Input:
Mr. David Chung and Mr. Don Glass, Gustavson Wylie Architects Inc.:
- Spoke in support of the proposal as the architects;
- The development of this site will implement Canada Post's postal transformation program; and,
- The site will combine the Deep Cove and Charles Street depots into the new location on Mountain Highway.

MOVED by Councillor LITTLE
SECONDED by Councillor MURI
THAT Development Permit 25.13, for a new light industrial building at the property located at 270 Harbour Avenue, be issued.

CARRIED
Opposed: Councillor NIXON

9.2. Development Permit 5.13
3202 Woodbine Dr. 3220, 3240, 3255 and 3285 Canfield Cres. & 3227 Highland Blvd. (Edgemont Senior Living)
File No. 08.3060-20/05.13

Public Input:
Mr. Ray Letkeman, 1000 Block Duchess Avenue, West Vancouver:
- Spoke on behalf of the proponent as the architect for the proposal; and,
- Reviewed the design refinements which have been implemented following the Public Hearing to keep the building in context with the neighbourhood.

Mr. Corrie Kost, 2800 Block Colwood Drive:
- Opined that the value for the sale of Canfield Crescent is inequitable and queried how the funds would be spent; and,
- Commented on the inadequacy of the Community Amenity Contribution made by the developer.

MOVED by Councillor BASSAM

SECONDED by Councillor NIXON
THAT Development Permit 5.13, for a three-storey seniors' residence at 3202 Woodbine Drive; 3220, 3240, 3255 and 3285 Canfield Crescent; and 3227 Highland Boulevard, be issued.

CARRIED

9.3. Business Licence for 496 West Kings Rd. – Little Bunnies Learning Centre
File No. 10.4750.30/001.000

Public Input:
Ms. Laya Shakery, 400 Block West Kings Road:
- Urged Council to reconsider the proposed motion and support the expansion of Little Bunnies Learning Centre; and,
- Commented that two of her neighbours do support the proposed expansion.

MOVED by Councillor BASSAM
SECONDED by Councillor LITTLE
THAT Council deny the request for a business license for an additional 10 child group care at Little Bunnies Learning Centre located at 496 West Kings Road due to neighbourhood concerns.

CARRIED
Opposed: Councillors HICKS and NIXON

The meeting recessed at 9:04 pm and reconvened at 9:10 pm.

Councillor NIXON returned at 9:12 pm.

9.4. Proposed Community Gardens - Lynn Valley Community/ Recreation Centre and Garibaldi Park

File No. 13.6440.20/003

Public Input:
Ms. Maya Regeher, 1900 Block Iron Court:
- President of the North Shore Community Garden Society;
- Spoke in support of the proposed motion; and,
- Commented on the site selection and the waiting lists for community gardens.

MOVED by Councillor BASSAM
SECONDED by Councillor MURI
THAT Council:
1. Authorize a License to Occupy agreement with the North Shore Community Garden Society to use a portion of the Lynn Valley Community/Recreation site and a portion of the Garibaldi Park site for the purpose of operating and maintaining community gardens subject to license terms acceptable to the Municipal Solicitor.

2. Consider a budget request of $8,000 (up to $4,000 per site) for the provision of water hook-up for the two garden sites as part of 2014 Financial Plan process.

CARRIED

Councillor MURI left the meeting at 9:32 pm and returned at 9:35 pm.

9.5. Medical Marihuana Regulations

File No. 08.3060.01/000.000

MOVED by Councillor NIXON
SECONDED by Councillor LITTLE
THAT:

1. Council instruct staff to prepare a text amendment to the existing zoning bylaw by which licenced medical marihuana production facilities would not be permitted without a rezoning and the attendant public input process and public hearing before Council.

2. Staff submit to Council any building permit applications received after November 12, 2013 which staff consider are in conflict with the bylaw in preparation for consideration of a resolution that the building permit be withheld for 30 days pursuant to Section 929 of the Local Government Act.

3. Staff submit to Council any business licence application received after November 12, 2013 where the use to which the land would be put and to which the business licence application relates would be contrary to the use that would be permitted by the bylaw that is under preparation for consideration of a resolution that the business licence be withheld for 90 days pursuant to Section 929(5) of the Local Government Act.

CARRIED

9.6. BC Hydro Lynn Valley Substation Egress Duct Ditch Request for Noise Bylaw Variance
File No. 01.0510.40/000.000

MOVED by Councillor NIXON
SECONDED by Councillor LITTLE
THAT Council relax the provision of Noise Regulation Bylaw 7188 which regulates construction noise during the night and weekends in order that BC Hydro's contractor can perform work during the night time period, excluding weekends and holidays as defined in the Bylaw, for a three night construction window between December 2nd and December 14th, 2013.

CARRIED

9.7. Flood Study Report and Implications
File No. 11.5210.01/000.000

Ms. Michelle Weston, Section Manager – Public Safety, provided an overview of the trends in flood adaptations and the plans for Mackay and Lynn Creeks.

MOVED by Councillor BASSAM
SECONDED by Councillor MURI
THAT the October 24, 2013 report of the Public Safety Section Manager be received;

AND THAT Council approve an Emergency Management British Columbia grant application for a dyke on Mackay Creek with a District match of $470,000.

CARRIED

10. REPORTS

10.1. Mayor

Mayor Walton invited the public to attend the upcoming Remembrance Day Ceremonies in North Vancouver.

10.2. Chief Administrative Officer

Nil

10.3. Councillors

Councillor Muri reported on the:

- Successful Fire Department Pumpkin Drop Fundraiser; and,
- Upcoming attendance at the Cates Park Remembrance Day Ceremony.

10.4. Metro Vancouver Committee Appointees

Nil

11. ANY OTHER BUSINESS

Nil

12. ADJOURNMENT

MOVED by Councillor MURI
SECONDED by Councillor BASSAM
THAT the November 4, 2013 Regular Meeting of Council for the District of North Vancouver be adjourned.

CARRIED
(10:01 pm)

Mayor

Municipal Clerk