

## DISTRICT OF NORTH VANCOUVER COUNCIL WORKSHOP

Minutes of the Council Workshop for the District of North Vancouver held at 5:03 p.m. on Tuesday, November 19, 2019 in the Committee Room of the District Hall, 355 West Queens Road, North Vancouver, British Columbia.

**Present:** Mayor M. Little  
Councillor B. Forbes  
Councillor J. Back  
Councillor M. Bond (5:16 pm)  
Councillor M. Curren  
Councillor J. Hanson  
Councillor L. Muri

**Staff:** Mr. D. Stuart, Chief Administrative Officer  
Ms. C. Grant, General Manager – Corporate Services  
Mr. D. Milburn, General Manager – Planning, Properties and Permits  
Mr. B. Dwyer, Assistant General Manager – Regulatory Review and Compliance  
Mr. J. Gordon, Manager – Administrative Services  
Ms. J. Paton, Manager – Development Planning & Engineering  
Ms. C. Walker, Chief Bylaw Officer  
Ms. L. Simkin, Administrative & Information and Privacy Coordinator  
Ms. J. Thomson, Bylaw Enforcement Supervisor  
Ms. S. Dale, Confidential Council Clerk  
Mr. A. Chanana, Bylaw Enforcement Officer  
Ms. A. Dalley, Planning Assistant

### Also in

**Attendance:** Mr. Bob Kellie, DMD & Associates Ltd.

## 1. ADOPTION OF THE AGENDA

### 1.1. November 19, 2019 Council Workshop Agenda

**MOVED by Councillor FORBES**

**SECONDED by Councillor BACK**

THAT the agenda for the November 19, 2019 Council Workshop is adopted as circulated.

**CARRIED**

Absent for Vote: Councillor BOND

## 2. ADOPTION OF MINUTES

Nil

### 3. REPORTS FROM COUNCIL OR STAFF

#### 3.1. Standards and Regulations in Single-Family Zones

File No. 13.6700.20/000.000

Mr. Brett Dwyer, Assistant General Manager – Regulatory Review and Compliance, outlined options for making changes to District bylaws, policies and regulation to address concerns and issues raised with regards to the following single-family residential standards and regulation areas as follows:

- Retaining structures;
- Height of detached accessory buildings;
- Nuisance lighting;
- Nuisance noise; and,
- Landscape retention and reduction of hard surfaces.

Councillor BOND arrived at this point in the proceedings.

Council discussion ensued and the following comments and concerns were noted:

- Commented that if bylaws are too restrictive applications for variances may increase;
- Commented on the variety and topography of lots in the District;
- Commented that properties with challenging topography may have difficulty meeting regulations; and,
- Expressed concern with environmental concerns regarding concrete and questioned if there are alternative materials that could be used.

Council directed staff to report back on retaining wall regulations and provide options and examples of a variety of lot topographies in the District.

Council discussion ensued and the following comments and concerns were noted:

- Expressed concern with the siting of retaining walls and their impact;
- Expressed concern that the height measurement of detached accessory buildings may cause negative visual impacts to neighbouring properties; and,
- Requested that staff report back on the issue of side-entry garages.

With regards to the height of detached accessory buildings (including garages), the majority of Council spoke in support to amend the District's Zoning Bylaw to require that detached parking structures and other accessory buildings and structures be measured from the floor level to the highest point of the building or structure, but in no case shall the floor level of the structure be more than 6 ft. above natural grade at any point.

Council discussion ensued and the following comments and concerns were noted:

- The need to distinguish Christmas lighting from decorative lighting;
- The need to regulate the energy impact of lighting and light pollution in single-family homes where lights are left on in a constant manner;
- Expressed concern about the impact of lighting on wildlife and neighbouring properties; and,
- Questioned if lighting plans are required to be submitted when an applicant applies for a permit.

With regards to nuisance lighting, Council directed staff to explore the following options:

- Outdoor single-family residential light sources be pointed downwards;
- Outdoor holiday/seasonal/decorative lighting must be turned off during certain hours; and,
- Work with a lighting professional to create alternative solutions.

Council discussion ensued and the following comments and concerns were noted:

- Expressed concern about the noise levels from single-family homes generated by air conditioning units, heat pumps and outdoor entertainment areas;
- Questioned if there are effective noise attenuation devices;
- Suggested looking at other jurisdictions and what their regulations are with regards to the siting of residential outdoor mechanical equipment;
- Questioned how to deal with the accumulation of noise and how this could be best managed;
- Suggested setting an acceptable decibel level; and,
- Opined that restricting residential outdoor mechanical equipment to the rear yard may not be the best use of space.

Staff advised that they will report back on landscape retention and reduction of hard surfaces at a future workshop.

Public Input:

Mr. Corrie Kost, 2800 Block Colwood Drive:

- Spoke in support of amending the District's Nuisance Abatement Bylaw to require that all outdoor lighting be turned off during certain hours; and,
- Commented on noise mitigation measures.

District Resident:

- Spoke to the excessive noise and lighting levels in District neighbourhoods;
- Commented on good neighbour practices to lessen conflicts created by noise generating activities;
- Expressed concern about the environmental impact of lighting on neighbouring properties; and,
- Stated that bylaws should be enforced.

District Resident:

- Recommended a light abatement bylaw be implemented similar to other municipalities;
- Expressed concern about the negative effect of light pollution on public health; and,
- Commented about the difficulty in mitigating the effect of lighting.

District Resident:

- Expressed concern about the negative effect of light pollution.

Mr. Peter Teevan, 1900 Block Indian River Crescent:

- Spoke in support of amending the District's Nuisance Abatement Bylaw to require that all outdoor lighting be turned off during certain hours; and,

- Requested making an exception on Christmas Eve and Christmas.

4. **ADJOURNMENT**

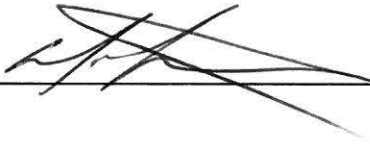
**MOVED by Councillor CURREN**

**SECONDED by Councillor FORBES**

THAT the November 19, 2019 Council Workshop is adjourned.

**CARRIED**  
(6:57 p.m.)

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Mayor



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Municipal Clerk

