

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

Minutes of the Regular Meeting of Council for the District of North Vancouver held at 7:00 p.m. on Monday, May 9, 2022 in the Council Chamber of the District Hall, 355 West Queens Road, North Vancouver, British Columbia.

**Present:** Mayor M. Little  
Councillor J. Back  
Councillor M. Bond  
Councillor M. Curren  
Councillor B. Forbes  
Councillor J. Hanson  
Councillor L. Muri

**Staff:** Mr. G. Joyce, Acting Chief Administrative Officer  
Mr. D. Milburn, General Manager – Planning, Properties and Permits  
Ms. S. Walker, General Manager – Corporate Services  
Mr. A. Wardell, General Manager – Finance and Chief Financial Officer  
Mr. R. Danyluk, Deputy General Manager – Finance and Deputy CFO  
Ms. T. Atva, Manager – Community Planning  
Mr. E. Iorio, Manager – Financial Services  
Ms. Yan Zeng, Manager – Development Planning  
Ms. G. Lanz, Deputy Municipal Clerk  
Ms. A. Dalley, Community Planner  
Mr. R. Gilmore, Community Planner  
Ms. T. Jenks, Development Planner  
Ms. A. Reiher, Council Liaison / Support Officer  
Mr. K. Zhang, Development Planner  
Ms. N. Chiang, Planning Assistant  
Ms. K. Hebron, Confidential Council Clerk  
Ms. E. Allen, Committee Clerk

**1. ADOPTION OF THE AGENDA**

**1.1. May 9, 2022 Regular Meeting Agenda**

**MOVED by Councillor BOND**

**SECONDED by Councillor BACK**

THAT the agenda for the May 9, 2022 Regular Meeting of Council for the District of North Vancouver is adopted including any items circulated in the agenda addendum.

**CARRIED**

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

**5. ADOPTION OF MINUTES**

**5.1. March 21, 2022 Regular Meeting of Council**

**MOVED by Councillor BOND  
SECONDED by Councillor BACK**

THAT the minutes of the March 21, 2022 Regular Meeting of Council are adopted.

**CARRIED**

**2. PUBLIC INPUT**

**2.1. Mr. Peter Teevan:**

- Commented on item 8.9 and stated he is neither for nor against the potential development; and,
- Presented his own Housing Continuum report based on data from the April 25, 2022 report entitled Pace of Development – 2021 Update considered at the April 25, 2022 Regular Council Meeting.

**2.2. Ms. Tina Ebrahimi:**

- Spoke as the Strata Council President for 2030 Marine Drive against item 8.9;
- Opined the proposed development infringes on the easement and property rights at 2030 Marine Drive ;
- Opined communications received from the District of North Vancouver have been passive and avoidant;
- Noted the Strata Council for 2030 Marine Drive has initiated a lawsuit against the developer of the neighbouring property; and,
- Opined Council pretends to be unaware of the situation at 2030 Marine Drive.

**2.3. Mr. Juan Palacio:**

- Commented on a North Shore News article regarding stagnation in West Vancouver based on 2021 census data;
- Noted that 15% of the District of North Vancouver's population are millennials, which is relatively low compared to other municipalities; and,
- Commented on the need for more affordable housing.

**2.4. Mr. Corrie Kost:**

- Commented on the quality of the display monitors from the presentation desk; and,
- Suggested the quality be improved for those participating virtually.

**3. RECOGNITIONS**

**3.1 Youth Awards**

**Recognition & Outstanding Achievement**

- Audrey Baker
- Alianna Juma
- Jalen Jackson
- Kyle Lowis-Turtle
- Makaidea Gonzales
- Yvonne Cabebe
- Zeyus Spenta

**Youth Community Enhancement**

- Anders Bergman

- Leo Cormier
- Charlotte Degenstein
- Mia Martin
- Noa Pockey-Mammone

**Outstanding Supporter of Youth & Youth Friendly Business**

- Natasha Rivard-Morton
- Seymour Golf and Country Club

**4. DELEGATIONS**

Nil

**6. RELEASE OF CLOSED MEETING DECISIONS**

Nil

**7. COUNCIL WORKSHOP REPORT**

Nil

**8. REPORTS FROM COUNCIL OR STAFF**

**MOVED by Mayor LITTLE**

**SECONDED by Councillor BACK**

THAT items 8.1, 8.2, 8.3 and 8.4 are included in the Consent Agenda and are approved without debate.

**CARRIED**

**8.1. Bylaw 8569: Tax Rates Bylaw 8569, 2022**

File No. 09.3900.20/000.000

**MOVED by Mayor LITTLE**

**SECONDED by Councillor BACK**

THAT "Tax Rates Bylaw 8569, 2022" is ADOPTED.

**CARRIED**

**8.2. 2021 Audited Financial Statements**

File No.

**MOVED by Mayor LITTLE**

**SECONDED by Councillor BACK**

THAT the 2021 Audited Consolidated Financial Statements of the District of North Vancouver are considered and approved.

THAT the 2021 Audited Financial Statements of the North Vancouver Recreation & Culture Commission are considered and approved.

**CARRIED**

**8.3. Filing under the Financial Information Act – 2021 Statement of Financial Information (SOFI)**

File No. 05.1760

**MOVED by Mayor LITTLE  
SECONDED by Councillor BACK**

THAT the 2021 Statement of Financial Information (SOFI) of the District of North Vancouver is approved.

**CARRIED**

**8.4. Council Remuneration and Expenses Paid During 2021**

File No.

**MOVED by Mayor LITTLE  
SECONDED by Councillor BACK**

THAT the report Council Remuneration and Expenses Paid During 2021 is approved.

**CARRIED**

**8.5. Extension of Temporary Outdoor Business Areas to March 31, 2023 Covid-19 Recovery**

File No. 08.3170.20/513.000

**MOVED by Councillor MURI  
SECONDED by Councillor FORBES**

THAT "Fees and Charges Bylaw 6481, 1992 Amendment Bylaw 8581, 2022 (Amendment 80)" is given FIRST, SECOND and THIRD Readings.

**CARRIED**

**8.6. Housing Options for Single Family Neighbourhoods: Public Engagement**

File No. 13.6440.20/000.000

**MOVED by Councillor BOND  
SECONDED by Mayor LITTLE**

THAT staff are directed to initiate engagement on secondary suite size regulations and incentives and report back to Council on engagement results, along with recommendations for changes to the secondary suite program for Council's consideration;

AND THAT staff are directed to initiate engagement on priority sensitive infill housing types and report back to Council on engagement results, along with the recommendations for future policy work for Council's consideration;

AND THAT staff are directed to initiate engagement on short-term rental regulations and report back to Council on engagement results, along with recommendations for a regulatory framework for Council's consideration.

**CARRIED**

**8.7. Development Variance Permit 10.22 – 125 Kensington Cres.**

File No. 08.3060.20/010.22

Public Input:

Ms. Natalie Englmann and Mr. Shawn Englmann:

- Spoke as the homeowners of 125 Kensington Crescent;
- Agreed with staff recommendation regarding their retaining wall in the alley behind their residence;
- Stated the requested wall is the same height as the previous wall;
- Noted the new safety design is consistent with neighbouring properties; and,
- Noted they have support from neighbouring properties.

**8.7.1 Neighbourhood Response to Development Variance Permit 10.22 Being Considered May 9, 2022 (125 Kensington Cres)**

File No. 08.3060.20/010.22

**MOVED by Councillor MURI**

**SECONDED by Councillor HANSON**

THAT Development Variance Permit 10.22 for a retaining wall and fence at 125 Kensington Crescent is ISSUED.

**CARRIED**

**8.8. Bylaw 8568 – Rezoning from Public House Commercial (C6) to Employment Zone – Light Industrial (EX-LI) at 1970 Spicer Road**

File No. 08.3060.20/013.22

**MOVED by Councillor HANSON**

**SECONDED by Councillor MURI**

THAT “District of North Vancouver Rezoning Bylaw 1418 (Bylaw 8568)” is given FIRST Reading;

AND THAT Bylaw 8568 is referred to a Public Hearing.

Mayor LITTLE left the meeting at 8:34 p.m. and Councillor MURI assumed the Chair.

**CARRIED**

Absent for vote: Mayor LITTLE

Mayor LITTLE returned to the meeting at 8:37 p.m.

**8.9. Bylaws 8573, 8574, 8575, 8576 and 8577: Rezoning and Housing Agreements for a Mixed-Use Development at 2050 – 2070 Marine Drive and an Unaddressed Lot**

File No. 08.3060.20/037.18

Public Input:

Mr. Michael Gellar:

- Spoke in favour of item 8.9;
- Acknowledged District of North Vancouver staff for their work on this development proposal;
- Stated this proposal contains a range of housing options;
- Noted they are working on a “Rent-to-Own” program;
- Commented on the potential of Lions Gate Village as a neighbourhood;
- Noted 44% of this proposed development property will dedicated to public space; and,
- Commented on design changes to enhance and maximize accessibility.

**MOVED by Mayor LITTLE**

**SECONDED by Councillor CURREN**

THAT “District of North Vancouver Rezoning Bylaw 1419 (Bylaw 8573)” is given FIRST Reading;

AND THAT “Housing Agreement Bylaw 8574, 2022 (2050 Marine Drive – Market Rental Housing)” is given FIRST Reading;

AND THAT “Housing Agreement Bylaw 8575, 2022 (2050 Marine Drive – Non-Market Rental Housing)” is given FIRST Reading;

AND THAT “Housing Agreement Bylaw 8576, 2022 (2050 Marine Drive – No Rental Restrictions – North Site)” is given FIRST Reading;

AND THAT “Housing Agreement Bylaw 8577, 2022 (2050 Marine Drive – No Rental Restrictions – South Site)” is given FIRST Reading;

AND THAT Bylaw 8573 is referred to a Public Hearing.

**CARRIED**

Opposed: Councillors FORBES, HANSON, and MURI

## **9. REPORTS**

### **9.1. Mayor**

Mayor Little reported on his attendance and participation at the 2020 Lower Mainland Local Government Association Annual Conference and AGM in Whistler, BC, highlighting presentations on natural disaster response and recovery.

### **9.2. Chief Administrative Officer**

Nil

### **9.3. Councillors**

- 9.3.1.** Councillor Curren reported on the following:
- Noted the Climate Committee is partnering with libraries in order to engage with residents regarding climate change; and,
  - Her attendance at the 2022 Lower Mainland Local Government Annual Convention and AGM.
- 9.3.2.** Councillor Back reported on the following:
- His attendance at the 2022 Lower Mainland Local Government Annual Convention and AGM; and,
  - His attendance at a vigil held at Lynn Valley United Church to acknowledge the ongoing conflict in the Ukraine on Sunday, May 1<sup>st</sup>, 2022.
- 9.3.3.** Councillor Hanson reported on the following:
- His attendance at the 2022 Lower Mainland Local Government Annual Convention and AGM; and,
  - Extended greetings from the Minister of Local Government and the Minister of Transportation.
- 9.3.4.** Councillor Forbes reported on the following:
- Her attendance at Community Association meetings; and,
  - Commented on an upcoming workshop with the North Vancouver Recreation and Culture Commission.

#### **9.4. Metro Vancouver Committee Appointees**

**9.4.1. Housing Committee – Councillor Bond**

Nil

**9.4.2. Indigenous Relations Committee – Councillor Hanson**

Nil

**9.4.3. Board – Councillor Muri**

Nil

**9.4.4. Performance and Audit – Councillor Muri**

Nil

**9.4.5. Regional Culture Committee – Councillor Muri**

Nil

**9.4.6. Regional Parks Committee – Councillor Muri**

Nil

**9.4.7. Regional Planning Committee – Councillor Muri**

Nil

**9.4.8. Liquid Waste Committee – Mayor Little**

Nil

**9.4.9. Mayors Committee – Mayor Little**

Nil

**9.4.10. Mayors Council – Translink – Mayor Little**

Nil

**9.4.11. Zero Waste Committee – Mayor Little**

Nil

**10. ADJOURNMENT**

**MOVED by Councillor BOND  
SECONDED by Mayor LITTLE**

THAT the May 9, 2022 Regular Meeting of Council for the District of North Vancouver is adjourned.

**CARRIED**  
(9:22 p.m.)

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Mayor

  
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Municipal Clerk