



**MINUTES OF THE REGULAR MEETING OF COUNCIL HELD IN
THE COUNCIL CHAMBER, CITY HALL, 141 WEST 14th STREET,
NORTH VANCOUVER, B.C., ON **MONDAY, NOVEMBER 19, 2007**
AT 6:00 P.M.**

PRESENT:

COUNCIL MEMBERS

Mayor D.R. Mussatto
Councillor P.J. Bookham
Councillor R.J. Fearnley
Councillor R.N. Heywood
Councillor C.R. Keating
Councillor B.W. Perrault
Councillor S.A. Schechter

STAFF MEMBERS

A.K. Tollstam, City Manager
R.G. Anderson, Deputy City Clerk
J.M. Rowe, Assistant City Clerk
R.H. White, Director, Community Development
S. Smith, Planner, Community Development
I. Gordon, Director of Finance
B. Themens, Deputy Director of Finance
D. Pope, Deputy City Engineer
C. Kathler, Community Planner
J. Marleau, Licensing Clerk/Inspector,
Community Development Department
F. Caouette, Director, Corporate Services
P. Sanderson, Manager, Economic Development
G. Penway, Waterfront Development Project
Manager/City Planner
S. Wilks, Timekeeper

The meeting was called to order at 6:00 p.m.

ADOPTION OF MINUTES

[Video Clip 1](#)

Moved by Councillor Heywood seconded by Councillor Schechter

THAT the following Minutes be adopted as circulated:

1. [Regular Council Meeting Minutes, November 5, 2007.](#)
2. In Camera Committee of the Whole Meeting Minutes, November 5, 2007.

CARRIED UNANIMOUSLY

PUBLIC INPUT PERIOD – File: 1090-21

[Video Clip 2](#)

- Mr. Catalin Comsia, 339 East 11th Street, spoke regarding Item 17 on the agenda “Rezoning Application: 332 East 11th Street (First Home Mart Dev. Ltd./Vernacular Design)”.
- Mr. Peter Schwarz, 339 East 8th Street, spoke regarding item 19 on the agenda “Rezoning Application: 335 East 8th Street (Andrew Reid/K. Humenny Architect)”.

CONSENT AGENDA ITEMS

[Video Clip 3](#)

{Items *11, *12, *13, *14, *15, *16, *17, *18, *19, *20, *21, *22 and *23}

Moved by Councillor Fearnley, seconded by Councillor Bookham

THAT the resolutions listed within the “Consent Agenda” of November 19, 2007, be approved, with the exception of items *17, *18, *19, *20, and *21, as follows:

BYLAWS - Reconsideration and Final Adoption

- *11. “Financial Plan for the Years 2007 to 2016 Bylaw, 2007, No. 7858, Amendment Bylaw, 2007, No. 7889” (Revised Financial Plan for the Years 2007–2016).
- *12. “City of North Vancouver Hydronic Heat Energy Service Bylaw, 2004, No. 7575, Amendment Bylaw, 2007, No. 7891”.

THAT the said Bylaws Nos. 7889 and 7891 be reconsidered.

(CARRIED UNANIMOUSLY)

THAT the said Bylaws Nos. 7889 and 7891 be finally adopted, signed by the Mayor and City Clerk and sealed with the Corporate Seal.

(CARRIED UNANIMOUSLY)

BYLAWS - Introduction and First Three Readings

- *13. “Council Expense Bylaw, 2003, No. 7487, Amendment Bylaw, 2007, No. 7893” (Schedule A – Daily Allowance).

THAT Bylaw No. 7893 be read a first time in short form, copies of same having been distributed to Council members and read by them.

(CARRIED UNANIMOUSLY)

THAT the said Bylaw No. 7893 be read a second time in short form.

(CARRIED UNANIMOUSLY)

THAT the said Bylaw No. 7893 be read a third time in short form and passed subject to reconsideration.

(CARRIED UNANIMOUSLY)

CORRESPONDENCE

- *14. [Greater Vancouver Regional District, The Board in Brief, October 5, 2007](#) - File: 1180-06

THAT the Greater Vancouver Regional District, The Board in Brief, dated October 5, 2007, be received and filed.

(CARRIED UNANIMOUSLY)

REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF

- *15. **School Community Connections Grant – Step III**
– File: 4425-07-02-S1 / 3345-02 Sutherland Ave 1860

[Report: Landscape Architect, November 13, 2007.](#)

PURSUANT to the report of the Landscape Architect, dated November 13, 2007, entitled “School Community Connections Grant – Step III”:

THAT Council endorse the School Community Connections Step III grant application.

(CARRIED UNANIMOUSLY)

- *16. **Smart Growth BC – File: 1180-20-01**

[Report: Planner, Community Development, November 14, 2007.](#)
[Attachment 1](#) [Attachment 2](#) [Attachment 3](#)

PURSUANT to the report of the Planner, Community Development, dated November 14, 2007, entitled “Smart Growth BC”:

WHEREAS the integrating theme of sustainability is the cornerstone of the City’s Official Community Plan; and

WHEREAS Smart Growth principles play a key role in what sustainability looks like on the ground in the City;

NOW THEREFORE BE IT RESOLVED THAT the City join Smart Growth BC as a Municipal Friend of BC through a donation in the amount of \$500.00 using funds from the Council Contingency Fund.

(CARRIED UNANIMOUSLY)

REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF

- *22. Rezoning Application: 309 East 10th Street (M. Omid, S. Hosseini /Vernacular Design, RS-1 to RT-1) – File: 3345-02 10 E 309**

[Report: Development Planner, Community Development, November 14, 2007.](#)

[Attachment 1](#)

[Attachment 2](#)

[Attachment 3](#)

[Attachment 4](#)

[Attachment 5](#)

[Attachment 6](#)

[Attachment 7](#)

PURSUANT to the report of the Development Planner, Community Development, dated November 14, 2007, entitled “Rezoning Application: 309 East 10th Street (M. Omid, S. Hosseini/Vernacular Design, RS-1 to RT-1)”:

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2007, No. 7897” (M. Omid, S. Hosseini/Vernacular Design, 309 East 10th Street, RS-1 to RT-1), be considered and be referred to a Public Hearing;

AND THAT a covenant be prepared at the applicants’ expense to ensure that the new building is built in accordance with the proposed plans;

AND THAT Engineering, Parks and Environment Department’s request to the applicant for storm water management, new 1.8m sidewalk complete with curb and gutter, lane paving infill, street lighting, three street trees, retention of the large conifer on the front of the property, and underground power, communication, and cable services be endorsed by Council.

(CARRIED UNANIMOUSLY)

BYLAWS - Introduction and First Reading Only

- *23.** “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2007, No. 7897” (M. Omid, S. Hosseini/Vernacular Design, 309 East 10th Street, RS-1 to RT-1).

THAT Bylaw No. 7897 be read a first time in short form, copy of same having been distributed to Council members and read by them.

CARRIED UNANIMOUSLY

END OF CONSENT AGENDA ITEMS

PROCLAMATIONS

[Video Clip 4](#)

Mayor Mussatto read the following Proclamation:

“YMCA WORLD PEACE WEEK” – NOVEMBER 17 – 24, 2007

DELEGATIONS

[Video Clip 5](#)

Ms. Heather Johnstone, Project Coordinator, Edible Garden Project.

Re: Edible Garden Project Update – File: 1085-03-P4/1665-14

Ms. Heather Johnstone, Project Coordinator, Edible Garden Project, provided and overview of the 2007 Edible Garden Project and their success in the community. Ms. Johnstone then gave a PowerPoint presentation, as follows:

- Our Vision
- Growing Food Gardens
- Sharing Backyard Bounty
- Strong Roots
- The Edible Garden Project in 2007
- Our Goals for 2008
- Meeting City of North Vancouver Key Objectives
- Thank you for your support
- How can the City of North Vancouver Help.

Ms. Johnstone then responded to questions from members of Council.

CORRESPONDENCE

[Video Clip 6](#)

3. Ms. Heather Johnstone, Project Coordinator, Edible Garden Project, November 6, 2007.

[Re: Edible Garden Project Update](#) – File: 1085-03-P4/1665-14
[Attachment](#)

Moved by Councillor Keating, seconded by Councillor Schechter

THAT the correspondence received from Ms. Heather Johnstone, Project Coordinator, Edible Garden Project, dated November 6, 2007, be received with thanks;

THAT items 1- 3 on page two of the November 6, 2007 correspondence be referred to staff for comment;

AND THAT the Edible Garden Project be encouraged to submit a proposal for an operating budget contribution from the City of North Vancouver.

CARRIED UNANIMOUSLY

DELEGATION

[Video Clip 7](#)

Mr. Christopher Rowe, Vice President, Cannon Design and Mr. Roger Artis, Partner, BTY Group.

Re: [Lions Gate Hospital – North Shore Hospice](#) – File: 3345-02 13 E 318-322

Mr. Roger Artis, Partner, BTY Group gave a brief introduction and introduced Mr. Christopher Rowe, Vice President, Cannon Design and Mr. Francis Halle, Representative, Vancouver Coastal Health Authority. Mr. Rowe then gave a PowerPoint presentation on the proposed North Shore Hospice to be located in the 300 block of East 14th Street, as follows:

- North Shore Hospice
- Context Map
- Ongoing Use
- Building layout
- Landscaping
- Perspective view from southeast
- Perspective view from northwest.

Mr. Halle, Mr. Rowe and Mr. Artis then responded to questions from members of Council.

REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF

[Video Clip 8](#)

4. **Rezoning Application: Lions Gate Hospital (LGH) Hospice and Other Uses – 300 Block East 14th Street (Vancouver Coastal Health Authority – Cannon Design) - File: 3345-02 13 E 318-322**

[Report: Director, Community Development, November 8, 2007.](#)
[Attachment 1](#)

Moved by Councillor Heywood, seconded by Councillor Schechter

PURSUANT to the report of the Director, Community Development, dated November 8, 2007, entitled “Rezoning Application: Lions Gate Hospital (LGH) Hospice and Other Uses – 300 Block East 14th Street (Vancouver Coastal Health Authority – Cannon Design)”:

THAT Community Development be requested to process the application for the development of a Hospice Facility in the 300 Block of East 14th Street.

CARRIED UNANIMOUSLY

CORRESPONDENCE

[Video Clip 9](#)

5. Mr. Rob Matthies, Solar Power Roadshow, November 1, 2007.

Re: Request for Endorsement for Fishing Conservation Activity
– File: 4000-07.

Moved by Councillor Schechter, seconded by Mayor Mussatto

PURSUANT to the correspondence received from Mr. Rob Matthies, Solar Power Roadshow, dated November 1, 2007, regarding “Request for Endorsement for Fishing Conservation Activity”:

THAT a letter be forwarded to Mr. Rob Matthies, Solar Power Roadshow, wishing him the best of luck with his endeavours and encouraging him to continue with his efforts.

CARRIED UNANIMOUSLY

[Video Clip 10](#)

6. Federation of Canadian Municipalities Sustainable Communities Conference and Trade Show 2008, November 13, 2007.

Re: Federation of Canadian Municipalities Sustainable Communities Conference and Trade Show 2008, “Moving Innovation into Practice”, February 14 to 16, 2008, Ottawa, Ontario
– File: 1040-03-F1-01

Moved by Councillor Fearnley, seconded by Councillor Heywood

PURSUANT to the correspondence received from the Federation of Canadian Municipalities sustainable Communities Conference and Trade Show 2008, November, dated November 13, 2007, regarding the “Moving Innovation into Practice”:

THAT any member of staff or Council be authorized to attend the “Federation of Canadian Municipalities Sustainable Communities Conference and Trade Show 2008, “Moving Innovation into Practice”, to be held in Ottawa, Ontario, February 14 – 16, 2008;

AND THAT the expenses be paid in accordance with City Policy;

AND THAT the funds be provided from the Legislative Conventions and Delegations Account.

continued..

6. **Federation of Canadian Municipalities Sustainable Communities Conference and Trade Show 2008, November 13, 2007 *continued***

Moved by Councillor Keating, seconded by Councillor Perrault

THAT consideration of the motion be deferred until after the Council discussion on the review of the December 4, 2006 motion with regards to Councillor Fearnley.

CARRIED.

REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF

[Video Clip 11](#)

7. **Business License Fee Increase for 2008 – File: 1660-03-05**

Report: [Licensing Clerk/Inspector, Community Development, November 6, 2007.](#)
[Attachment 1](#)

Moved by Councillor Perrault, seconded by Councillor Keating

PURSUANT to the report of the Licensing Clerk/Inspector, Community Development, dated November 6, 2007, entitled “Business License Fee Increase for 2008”:

THAT a fee increase of 3.0% for the 2008 Business License year be considered;

AND THAT “Business License Bylaw, 2004, No. 7584, Amendment Bylaw, 2007, No. 7892” (Business License Fees), be considered.

CARRIED

Councillor Schechter is recorded as voting contrary to the motion.

BYLAWS - Introduction and First Three Readings

[Video Clip 12](#)

8. “Business License Bylaw, 2004, No. 7584, Amendment Bylaw, 2007, No. 7892” (Business License Fees).

Moved by Councillor Keating, seconded by Councillor Perrault

THAT the said Bylaw No. 7584 be read a first time in short form, copy of same having been distributed to Council members and read by them.

CARRIED

Councillor Schechter is recorded as voting contrary to the motion.

Moved by Councillor Keating, seconded by Councillor Perrault

THAT the said Bylaw No. 7584 be read a second time in short form.

CARRIED

Councillor Schechter is recorded as voting contrary to the motion.

Moved by Councillor Keating, seconded by Councillor Perrault

THAT the said Bylaw No. 7584 be read a third time in short form and passed subject to reconsideration.

CARRIED

Councillor Schechter is recorded as voting contrary to the motion.

Moved by Councillor Keating, seconded by Councillor Heywood

[Video Clip 13](#)

THAT the meeting recess to the [Policy Committee](#) Meeting regarding the “Retaining and Expanding Market Rental Housing in the City of North Vancouver” scheduled for this evening.

[Transcript](#)

CARRIED UNANIMOUSLY

The meeting recessed at 7:09 p.m., and reconvened at 8:54 p.m., with the same personnel present.

COUNCIL REPORT - File: 1085-01

[Video Clip 14](#)

Councillor Bookham

- Attended the Rotary Luncheon on November 16, 2007 as Acting Mayor where the petition that was circulated through the community with respect to “Requesting that the Provincial Government provide ongoing operational funding for Safe House”, was presented to our MLA, Katherine Whittred.

REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF

[Video Clip 15](#)

9. Funding Request from the North Shore Tourism Committee – File: 3570-02-05

[Report: Manager, Economic Development, November 14, 2007.](#)

[Attachment 1](#)

[Attachment 2](#)

[Attachment 3](#)

Moved by Councillor Keating, seconded by Councillor Heywood

PURSUANT to the report of the Manager, Economic Development, dated November 14, 2007, entitled “Funding Request from the North Shore Tourism Committee”:

THAT the funding request from the North Shore Tourism Committee for \$36,000 be approved as an additional one time grant subject to the following conditions:

- That the North Vancouver Tourism Committee prepare and submit to the City a specific outline of how the money is intended to be spent,
- That the City receive funding approval from the Union of British Columbia Municipalities Phase 2 Community Tourism Funding Program,
- That funding be approved by the District of North Vancouver and District of West Vancouver on a similar basis,
- That the requested funds be granted to the North Shore Tourism Committee provided that the funds be used only in collaboration with the work program to be developed by the Vancouver’s North Shore Hoteliers Association.

AND THAT a copy of this report be forwarded to the North Vancouver Chamber of Commerce, the Vancouver’s North Shore Hoteliers Association, the District of North Vancouver and the District of West Vancouver.

CARRIED UNANIMOUSLY

[Video Clip 16](#)

**10. Central Lonsdale Planning Study – Proposed Next Steps – Part II
- File: 3380-02-C6**

[Report: Development Planner, Community Development, November 14, 2007.
Attachment 1](#)

Moved by Councillor Keating, seconded by Councillor Heywood

PURSUANT to the report of the Development Planner, Community Development, dated November 14, 2007, entitled “Central Lonsdale Planning Study – Proposed Next Steps – Part II”:

THAT the process for public input as outlined in Option 1 of the November 14, 2007 report be endorsed.

Moved by Councillor Fearnley, seconded by Mayor Mussatto that the motion be amended, as follows:

AND THAT staff consider and report back on a free green shuttle bus service.

CARRIED

The motion, as amended, was **CARRIED UNANIMOUSLY**

[Video Clip 17](#)

17. Rezoning Application: 332 East 11th Street (First Home Mart Dev. Ltd./Vernacular Design) – File: 3345-02 11 E 332

[Report: Development Planner, Community Development,
November 14, 2007.](#)

[Attachment 1](#)

[Attachment 2](#)

[Attachment 3](#)

[Attachment 4](#)

[Attachment 5](#)

[Attachment 6](#)

[Attachment 7](#)

[Attachment 8](#)

Moved by Councillor Fearnley, seconded by Councillor Bookham

THAT Mr. Catalin Comsia be heard at this time with regards to the development at 335 East 11th Street.

CARRIED UNANIMOUSLY

Mr. Catalin Comsia, 339 East 11th Street, gave a brief overview of his concerns regarding his property rights with regards to the current development at 335 East 11th, adjacent to his property.

continued..

17. Rezoning Application: 332 East 11th Street (First Home Mart Dev. Ltd./Vernacular Design) – File: 3345-02 11 E 332 *continued*

Moved by Councillor Fearnley, seconded by Councillor Keating

PURSUANT to the report of the Development Planner, Community Development, dated November 14, 2007, entitled “Rezoning Application: 332 East 11th Street (First Home Mart Dev. Ltd./Vernacular Design)”:

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2007, No. 7894” (L. Sidhu/Vernacular Design, 332 East 11th Street, RS-1 to RT-1), be considered and referred to a Public Hearing;

AND THAT Engineering, Parks and Environment Department’s request for storm water management, new 1.8m sidewalk complete with curb and gutter, lane paving infill, street lighting (premature), two street trees, and underground power, communication, and cable services, as per the memo dated August 31, 2007, from the Engineering, Parks and Environment Department, (Attachment 6) of the November 14, 2007 report, be endorsed;

AND THAT staff report back on the situation with regards to the issues raised by Mr. Catalin Comsia at the November 19, 2007 Council Meeting, regarding the property at 335 East 11th Street.

CARRIED UNANIMOUSLY

BYLAWS - Introduction and First Reading Only

[Video Clip 18](#)

18. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2007, No. 7894” (L. Sidhu/Vernacular Design, 332 East 11th Street, RS-1 to RT-1)

Moved by Councillor Fearnley, seconded by Councillor Keating

THAT Bylaw No. 7894 be read a first time in short form, copy of same having been distributed to Council members and read by them.

CARRIED UNANIMOUSLY

REPORTS OF COMMITTEES, COUNCIL REPRESENTATIVES AND STAFF

[Video Clip 19](#)

19. **Rezoning Application: 335 East 8th Street (A. Reid / K. Humenny, CD-545)**
- File: 3345-02 08 E 335

[Report: Development Planner, Community Development, November 14, 2007.](#)

[Attachment 1](#)

[Attachment 2](#)

[Attachment 3](#)

[Attachment 4](#)

[Attachment 5](#)

[Attachment 6](#)

[Attachment 7](#)

[Attachment 8](#)

[Attachment 9](#)

Moved by Councillor Fearnley, seconded by Councilor Keating

THAT the report be referred back to staff for more work to address the concerns raised by Mr. Peter Schwarz, 339 East 8th Street, during this evening's Public Input Period, prior to proceeding to the Public Hearing.

DEFEATED

Moved by Councillor Keating, seconded by Councillor Schechter

PURSUANT to the report of the Development Planner, Community Development, dated November 14, 2007, entitled "Rezoning Application: 335 East 8th Street (A. Reid/K. Humenny, CD-545):

THAT "Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2007, No. 7895" (Andrew Reid / Kelvin Humenny Architect, 335 East 8th Street, CD-545) and "Heritage Designation Bylaw, 2007, No. 7896" (Victor Larson Residence/Andrew Reid & Kelvin Humenny Architect, 335 East 8th Street), be considered and be referred to a Public Hearing;

AND THAT the applicant be required to enter into an Agreement with the City waiving any right to compensation as a result of the heritage designation of the property;

AND THAT staff be requested to prepare strata plans for this two unit development which includes the stratification of a previously occupied heritage home as well as an infill unit at the rear;

AND THAT Engineering, Parks and Environment Department's request for storm water management, new 1.8m sidewalk complete with curb and gutter, lane paving infill, street lighting (premature), two street trees and underground power, communication and cable services, as per the memo dated September 7, 2007, from the Engineering, Parks and Environment Department, (Attachment 7) of the November 14, 2007 report, be endorsed.

CARRIED

Councillor Fearnley, Councillor Bookham and Councillor Heywood are recorded as voting contrary to the motion.

BYLAWS - Introduction and First Reading Only

[Video Clip 20](#)

20. "Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2007, No. 7895"
(Andrew Reid / Kelvin Humenny Architect, 335 East 8th Street, CD-545).
21. "Heritage Designation Bylaw, 2007, No. 7896" (Victor Larson
Residence/Andrew Reid & Kelvin Humenny Architect, 335 East 8th Street)

Moved by Councillor Schechter, seconded by Councillor Keating

THAT Bylaws Nos. 7895 and 7896 be read a first time in short form, copy of same having been distributed to Council members and read by them.

CARRIED

RECESS

Mayor Mussatto declared a recess at 9:44 p.m., for the public question period and reconvened the meeting immediately.

INQUIRIES

Nil.

ANY OTHER BUSINESS – NEW ITEMS

Nil.

ADJOURNMENT

Moved by Councillor Keating, seconded by Councillor Schechter

THAT the meeting adjourn.

CARRIED UNANIMOUSLY

The meeting adjourned at 9:45 p.m.