



CITY COUNCIL
Council Chamber, Burnaby City Hall
4949 Canada Way, Burnaby, B. C.

OPEN PUBLIC MEETING AT 7:00 PM
Monday, 2015 December 14

A G E N D A

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1. <u>CALL TO ORDER</u>	
2. <u>PRESENTATION</u>	
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3. <u>MINUTES</u>	
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Purpose: To seek Council authorization to forward this application to a Public Hearing on 2016 January 26.	

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| 2. | <u>ANTENNA DEVELOPMENTS IN THE P2 DISTRICT</u> | 48 |
| | Purpose: To propose text amendments to the Burnaby Zoning Bylaw regarding regulation of antennas in the P2 Administration and Assembly District. | |
| 3. | <u>BUILDING PERMIT TABULATION REPORT NO. 11
FROM 2015 NOVEMBER 01 - 2015 NOVEMBER 30</u> | 50 |
| | Purpose: To provide Council with information on construction activity as reflected by the building permits that have been issued for the subject period. | |
| 4. | <u>MURAL GRANT APPLICATION FOR 7611 EDMONDS STREET</u> | 52 |
| | Purpose: To approve the funding for the restoration of the existing Wolf Mural at 7611 Edmonds Street as part of the 2015 Burnaby Mural Program. | |
| 5. | <u>2016 ENGINEERING CAPITAL INFRASTRUCTURE ROAD
BYLAW FUNDING REQUEST</u> | 55 |
| | Purpose: To request funding approval for 2016 road capital improvements. | |
| 6. | <u>2016 ENGINEERING CAPITAL INFRASTRUCTURE WATER
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| | Purpose: To request funding approval for 2016 Water capital improvements. | |
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| | Purpose: To request funding approval for 2016 Sewer capital improvements. | |
| 8. | <u>2016 ENGINEERING CAPITAL INFRASTRUCTURE STORM
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| | Purpose: To request funding approval for 2016 Storm Sewer capital improvements. | |
| 9. | <u>2016 ENGINEERING CAPITAL INFRASTRUCTURE TRAFFIC
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| | Purpose: To request funding approval for 2016 Traffic Management capital improvements. | |

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10. [2016 ENGINEERING CAPITAL INFRASTRUCTURE VEHICLE ACQUISITION & REPLACEMENT BYLAW FUNDING REQUEST](#) 71
- Purpose: To request funding approval for 2016 Engineering Vehicles.
11. [2016 ENGINEERING CAPITAL BUILDING INFRASTRUCTURE BYLAW FUNDING REQUEST](#) 73
- Purpose: To request funding approval for 2016 City facilities capital projects.
12. [CONTRACT AWARD](#) 76
[2016 WATERMAIN REPLACEMENT & ROAD REHABILITATION PROGRAM - WINDSOR](#)
- Purpose: To obtain Council approval to award a contract for the Engineering design and construction administrative services for the 2016 Watermain Replacement & Road Rehabilitation Program – Windsor.
13. [CONTRACT EXTENSION - FUEL PRODUCTS](#) 77
- Purpose: To obtain Council approval for a one year contract extension for the supply and delivery of gasoline, diesel, bio-diesel and related fuel products.
14. [MANAGER'S REPORT ON TABLE](#)
6. [BYLAWS](#)
- A) [First Reading](#)**
- A) [#13553 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 37, 2015 - Rez. #14-18 \(7007 Jubilee\)](#) **13553**
From R5 Residential District to R5a Residential District
Purpose - to permit the construction of a single-family dwelling with a gross floor area beyond that permitted under the prevailing zoning
(Item 8(8), Manager's Report, Council 2015 November 23)

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- B) [#13554 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 38, 2015 - Rez. #15-24 \(6755 Canada Way\)](#) **13554**
From C4 Service Commercial District to R5 Residential District
Purpose - to permit the subdivision of the site into three two family residential lots
(Item 8(9), Manager's Report, Council 2015 November 23)
- C) [#13555 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 39, 2015 - TEXT AMENDMENT \(Farmers Markets\)](#) **13555**
To permit the limited sale of liquor and other accessory uses at farmers markets
(Item 5(J), PDC Report, Council 2015 December 07)
- D) [#13557 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 40, 2015 - Rez. #15-13 \(4350/56 Albert Street\)](#) **13557**
From RM6 Hastings Village Multiple Family Residential District to CD Comprehensive Development District (based on RM6 Hastings Village Multiple Family Residential District and Hastings Street Area Plan guidelines, and in accordance with the development plan entitled "4350-4356 Albert Street, 4 Unit Residential Development" prepared by Hearth Architectural Inc.)
Purpose - to permit the construction of a four unit multiple-family development with enclosed parking at grade
Item 5(1), Manager's Report, Council 2015 December 14)
Subject to approval of Manager's Report Item 5(1)
- E) [#13558 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 41, 2015 - Text Amendment](#) **13558**
To provide for regulation of antennas in the P2 Administration and Assembly District
(Item 5(2), Manager's Report, Council 2015 December 14)
Subject to approval of Manager's Report Item 5(2)
- B)** [First, Second and Third Reading](#)
- F) [#13556 - Burnaby Capital Works, Machinery and Equipment Reserve Fund Expenditure Bylaw No. 30, 2015](#) **13556**
A bylaw authorizing the expenditure of monies in the Capital Works, Machinery and Equipment Reserve Fund - \$1,400,000 to finance Deer Lake Centre / West Building Interior Renovations
(Item 5(E), FMC Report, Council 2015 December 07)

C) Consideration and Third Reading

- G) [#13214 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 17, 2013 - Rez. #06-22 \(3812/26/42/54/62 Norfolk Street\)](#) **13214**

From R5 Residential District to CD Comprehensive Development District (based on RM3 Multiple Family Residential District and Community Plan Eight guidelines, and in accordance with the development plan entitled "Proposed Townhouse Development Norfolk Street, Burnaby, B.C." prepared by Chris Dikeakos Architects Inc.)
Purpose - to permit construction of a three storey 16 unit townhouse development with garage and surface parking
(Item 02, Manager's Report, Council 2013 May 06)

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- H) [#13343 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 14, 2014 - Rez. #11-21 \(7604 Sixth Street\)](#) **13343**

From C2 Community Commercial District and R5 Residential District to CD Comprehensive Development District (based on RM3 Multiple-Family Residential District, C1 Neighbourhood Commercial District and Sixth Street Community Plan guidelines, and in accordance with the development plan entitled "Mixed Use Building" prepared by Joseph Park Architecture)
Purpose - to permit the construction of a four-storey mixed use development with retail at grade and residential uses above, including surface and underground parking
(Item 04, Manager's Report, Council 2014 April 28)

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- I) [#13375 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 29, 2014 - Rez. #13-18 \(3526 Smith Avenue\)](#) **13375**

From RM2 Multiple Family Residential District to CD Comprehensive Development District (based on RM3 Multiple Family Residential District and Broadview Community Plan guidelines and the development plan entitled "3526 Smith Avenue Townhouse Development" prepared by HNPA Architecture and Planning Inc.)
Purpose - to permit the construction of a 3-storey stacked townhouse development (34 units) with full underground parking
(Item 06, Manager's Report, Council 2014 July 21)

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- J) [#13489 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 19, 2015 - Rez. #13-20 \(4756/4828/74 Lougheed Highway, 4818/28/29 Dawson Street, 2235/85/2311 Delta Avenue and 2316 Beta Avenue\)](#) **13489**
- From M2 General Industrial District, R3 Residential District and CD Comprehensive Development District (based on P3 Park and Public Use District) to CD Comprehensive Development District (based on RM4s, RM5s Multiple Family Residential Districts and Brentwood Town Centre Development Plan as guidelines) and P3 Park and Public Use District, and in accordance with the development plan entitled "Woodlands Site Master Plan and Phase Ia" prepared by James K.M. Cheng Architects Inc.
Purpose – to establish a Conceptual Master Plan, Design Guidelines and a detailed first phase of development for the subject site, which would provide for specific development rights for the initial phase; and guide further site specific rezoning applications for the development of a multi-phased high-rise apartment and ground-oriented townhousing development with neighbourhood scale commercial uses along Dawson Street
(Item 5(1), Manager's Report, Council 2015 July 06)
Memorandum - Director Planning & Building - 2015 December 09 - Page 93
- K) [#13492 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 22, 2015 - Rez. #15-03 \(8850 University Crescent\)](#) **13492**
- From CD Comprehensive Development District (based on the P11e SFU Neighbourhood District and SFU Community Plan as guidelines) to Amended CD Comprehensive Development District (based on the P11e SFU Neighbourhood District and SFU Community Plan as guidelines, and the development plan entitled "UniverCity on Burnaby Mountain, Parcel 18, Burnaby, BC" prepared by Chris Dikeakos Architects Inc.)
Purpose – to permit the development of a high rise residential building adjoining a mid-rise residential building
(Item 4(2), Manager's Report, Council 2015 June 22)
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- D) [Third Reading, Reconsideration and Final Adoption](#)
- L) [#13532 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 36, 2015 - TEXT AMENDMENT](#) **13532**
- A bylaw respecting rezoning application fees
(Item 7(1), Manager's Report, Council 2015 October 26)

Item 7(B), Certificate of Sufficiency, Council 2015 November 23)

- Q) [#13548 - Burnaby Local Area Service Construction \(Project No. 16-602\) Bylaw No. 4, 2015](#) **13548**
A bylaw to authorize the construction of certain local area service works upon petition - all necessary works for the purpose of paving lane off Dow Avenue between Rumble Street and Southwood Street
(Item 7(B), Certificate of Sufficiency, Council 2015 November 23)
- R) [#13549 - Burnaby Waterworks Regulation Bylaw 1953, Amendment Bylaw No. 2, 2015](#) **13549**
A bylaw to amend Burnaby Waterworks Regulation Bylaw 1953
(Item 7(D), FMC Report, Council 2015 November 23)
- S) [#13550 - Burnaby Sewer Parcel Tax Bylaw 1994, Amendment Bylaw No. 1, 2015](#) **13550**
A bylaw to amend Burnaby Sewer Parcel Tax Bylaw 1994
(Item 7(E), FMC Report, Council 2015 November 23)
- T) [#13551 - Burnaby Sewer Charge Bylaw 1961, Amendment Bylaw No. 1, 2015](#) **13551**
A bylaw to amend Burnaby Sewer Charge Bylaw 1961
(Item 7(E), FMC Report, Council 2015 November 23)
- U) [#13552 - Burnaby Capital Works, Machinery and Equipment Reserve Fund Expenditure Bylaw No. 29, 2015](#) **13552**
A bylaw authorizing the expenditure of monies in the Capital Works, Machinery and Equipment Reserve Fund - \$230,000 to finance 2015 November - Parks, Recreation & Cultural Services Projects (Burnaby Village Museum, Burnaby Art Gallery, Kensington Pitch and Putt)
(Item 8(3), Manager's Report, Council 2015 November 23)

7. [NEW BUSINESS](#)

8. [INQUIRIES](#)

9. [ADJOURNMENT](#)