



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

OPEN PUBLIC MEETING AT 7:00 PM
Monday, 2017 March 27

A G E N D A

1.	<u>CALL TO ORDER</u>	<u>PAGE</u>
2.	<u>MINUTES</u>	
	A) Open Council Meeting held 2017 March 20	1
	B) Parcel Tax Roll Review Panel held 2017 March 21	10
3.	<u>REPORTS</u>	
	A) Financial Management Committee Re: 2017 Engineering Capital Infrastructure Bylaw Funding Request	13
	B) Financial Management Committee Re: Insurance Contract Renewals - Nine Programs	19
	C) Financial Management Committee Re: Emergency Power at Select Key City Facilities - Feasibility Study	22
	D) Financial Management Committee Re: Festivals Burnaby Grant Program Applications	26
	E) Financial Management Committee Re: Grant Applications	29
	F) City Manager's Report, 2017 March 27	34

4. MANAGER'S REPORTS

- | | |
|---|-----------|
| 1. ANNUAL FARMERS' MARKET - 4949 CANADA WAY | 36 |
| <p>Purpose: To request Council approval for the 2017 Seasonal Farmers' Market at the Burnaby City Hall north parking lot.</p> | |
| 2. CONTRACT AWARD
WILLINGDON LINEAR PARK | 38 |
| <p>Purpose: To obtain Council approval to award a contract for the road rehabilitation and construction of a Linear Park along Willingdon Avenue.</p> | |
| 3. CONTRACT AWARD
SUPPLY AND DELIVERY OF FOOD PRODUCTS | 40 |
| <p>Purpose: To obtain Council approval to award a contract for the supply and delivery of food products.</p> | |
| 4. REZONING REFERENCE #16-09
MULTIPLE-FAMILY INFILL DEVELOPMENT
EDMONDS TOWN CENTRE PLAN | 41 |
| <p>Purpose: To seek Council authorization to forward this application to a Public Hearing on 2017 April 25.</p> | |
| 5. REZONING REFERENCE #16-14
LOW RISE APARTMENT AND TOWNHOUSE DEVELOPMENT
AND EXPANDED COMMUNITY PARK | 48 |
| <p>Purpose: To seek Council authorization to forward this application to a Public Hearing on 2017 April 25.</p> | |
| 6. REZONING REFERENCE #16-17
APARTMENT DEVELOPMENT WITH UNDERGROUND
PARKING
BROADVIEW COMMUNITY PLAN | 58 |
| <p>Purpose: To seek Council authorization to forward this application to a Public Hearing on 2017 April 25.</p> | |

5. **BYLAWS**

A) First, Second and Third Reading

- A) #13733 - Burnaby Business Improvement Area (Hastings) **13733**
Bylaw 2014, Amendment Bylaw No. 1, 2017
A bylaw respecting Hastings Business Improvement Area
(enlargement)

B) Consideration and Third Reading

- B) #13644 - Burnaby Zoning Bylaw 1965, Amendment Bylaw **13644**
No. 39, 2016 - Rez. #15-26 (6668/88, 6710/12/30 Dunblane
Avenue and 6661/87, 6709 Marlborough Avenue)
From RM3 Multiple Family Residential District and CD
Comprehensive Development District (based on RM3
Multiple Family Residential District) to CD Comprehensive
Development District (based on RM5s Multiple Family
Residential District and Metrotown Town Centre
Development Plan as guidelines, and in accordance with the
development plan entitled "Vittorio" prepared by Buttjes
Architecture Inc. dated 2016 August 07)
Purpose - to permit a 38-storey apartment building with
street-oriented townhouses fronting Dunblane and
Marlborough Avenues
(Item 6(12), Manager's Report, Council 2016 August 29)

Memorandum - Director Planning & Building - 2017 March 22 - Page 67

C) Abandonment

- C) #11458 - Burnaby Zoning Bylaw 1965, Amendment Bylaw **11458**
No. 38, 2002 - Rez. #00-25 (4120/60/70/80 Lougheed Hwy
& 4161/71 Dawson Street)
From M1 Manufacturing District, CD Comprehensive
Development District (based on P2 Administration and
Assembly District, C1 Neighbourhood Commercial District
and M5 Light Industrial District), CD Comprehensive
Development District (based on M5 Light Industrial District
and M1r Manufacturing District) to Amended CD
Comprehensive Development District (based on C3 General
Commercial District, C9 Royal Oak Commercial District, P2
Administration and Assembly District and the Brentwood
Town Centre Development Plan as guidelines, and in
accordance with the development plan prepared by the City
of Burnaby entitled "Community Plan Guidelines - 4120,
4160, 4170 and 4180 Lougheed Highway, 4161 and 4171

Dawson Street" and as supported by the document entitled "Development Plan for Standard Life Lands" prepared by Tielker Sim & Associates)

Purpose - to establish Community Plan Guidelines to accommodate higher density office and Dawson Street oriented mixed-use commercial/residential development in accordance with the Brentwood Town Centre Development Plan

(Manager's Report, Council 2002 October 28)

This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20

- D) #11952 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 40, 2005 - Rez. #05-31 (7799 18th Street) **11952**
From M1 Manufacturing District to CD Comprehensive Development District (based on RM3 Multiple Family Residential District and Edmonds Town Centre Plan guidelines, and in accordance with the "Attachment A" Development Guidelines prepared by the City of Burnaby)
Purpose - to accommodate subdivision of the property into two lots and establishment of development guidelines for future development (subject to specific amendment rezonings) of the lots
(Item 5 of 19, Manager's Report, Council 2005 July 25)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- E) #12211 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 1, 2007 - Rez. #05-40 (3861/75/91 Kingsway) **12211**
From P1 Neighbourhood Institutional District and R5 Residential District to CD Comprehensive Development District (based on P5 Community Institutional District, RM3 Multiple Family Residential District, Heritage Revitalization Agreement and Metrotown Development Plan, and in accordance with the development plan entitled "Central Park Manor 3861/75/91 Kingsway & 3880/92 Sandell Street, Burnaby, B.C." prepared by Scott Gordon Architect)
Purpose - to retain the historic St. John the Divine Anglican Church (Heritage Church) as a designated heritage building on the south portion of the site within a separate subdivided lot and to permit seniors' rental supportive housing on the north portion of the site
(Item 01, Manager's Report, Council 2007 January 08)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20

-
- F) #12218 - Burnaby Heritage Revitalization Agreement Bylaw No. 1, 2007 (3891 Kingsway) **12218**
Purpose – to provide for the economic viability of St. John the Divine Anglican Church and its renovation and upgrade to modern building code standards for continued use as a church facility
(Item 01, Manager's Report, Council 2007 January 08)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- G) #12313 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 38, 2007 - Rez. #06-02 (6030 and Ptn. of 6010 Elgin Ave.) **12313**
From R4 Residential District to R4a Residential District
Purpose - to permit additional gross floor area beyond that currently permitted under the prevailing zoning
(Item 08, Manager's Report, Council 2007 August 27)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- H) #12556 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 55, 2008 - Rez. #08-40 **12556**
(7270/74/80/84/94/96/7306/08/10/14/18/30/38/48/50 Stride Avenue)
From R5 and R9 Residential Districts to R12 Residential District
Purpose - to respond to a neighbourhood request for a zoning boundary adjustment
(Item 4(C), CDC Report, Council 2008 November 03)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- I) #12674 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 30, 2009 - Rez. #05-63 (3841 Canada Way) **12674**
From C4 Service Commercial District to CD Comprehensive Development District (based on C2 Community Commercial District, RM3 Multiple Family Residential District and Community Plan Eight guidelines, and in accordance with the development plan entitled "Proposed Mixed-Use Commercial and Residential Development" prepared by Chris Dikeakos Architects Inc.)
Purpose - to permit the construction of a four storey mixed-use development, including 30 residential units and at-grade and second floor commercial retail and office floor area, with full underground parking
(Item 03, Manager's Report, Council 2009 June 22)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20

- J) #12873 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 39, 2010 - Rez. #10-07 (3175 - known as 3185 - Willingdon Green) **12873**
From CD Comprehensive Development District (based on M5 Light Industrial District) to Amended CD Comprehensive Development District (based on M5 Light Industrial District, and in accordance with the development plan entitled "Premier Diagnostic Health Services" prepared by Cass Parel Designs)
Purpose - to permit the expansion of floor area on the underground parking level of the existing building to accommodate a medical cyclotron
(Item 04, Manager's Report, Council 2010 October 25)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- K) #12874 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 40, 2010 - Rez. #10-08 (4193 North Road) **12874**
From C4 Service Commercial District to CD Comprehensive Development District (based on C4 Service Commercial District for car wash use only and C6b Gasoline Service Station District and Lougheed Town Centre Plan as guidelines, and in accordance with the development plan entitled "Shell Canada Products Retail Facility" prepared by Dialog)
Purpose - to permit an upgrade and expansion of the existing gasoline service station and retail convenience store on site
(Item 03, Manager's Report, Council 2010 October 25)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- L) #13024 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 46, 2011 - Rez. #09-23 (6709 Marlborough) **13024**
From RM3 Multiple Family Residential District to CD Comprehensive Development District (based on RM2 Multiple Family Residential District, Metrotown Development Plan guidelines, and in accordance with the development plan entitled "6-Unit Townhouse Development" prepared by Matthew Cheng Architect Inc.)
Purpose - to permit the construction of a 6-unit infill townhouse development with full underground parking
(Item 07, Manager's Report, Council 2011 November 28)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20

-
- M) #13155 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 48, 2012 - Rez. #12-02 (8540 Greenall Ave.) **13155**
From M5 Light Industrial District to CD Comprehensive Development District (based on M2 General Industrial District, M5 Light Industrial District and Big Bend Development Plan as guidelines, and in accordance with the development plan entitled "Proposed Industrial Development for Mogil Modular Structures" prepared by Brock Croome Architect)
Purpose - to permit the construction of a new light-industrial development in accordance with the Big Bend Development Plan
(Item 04, Manager's Report, Council 2012 November 19)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- N) #13283 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 3, 2014 - Rez. #13-17 (6616/42/68 Nelson Ave., 6635 Dunblane Ave) **13283**
From RM3 Multiple Family Residential District to CD Comprehensive Development District (based on RM5s Multiple Family Residential District and Metrotown Centre Development Plan as guidelines, and in accordance with the development plan entitled "Proposed Multi-Family Residential Development, Burnaby, B.C." prepared by Chris Dikeakos Architects Inc.)
Purpose – to permit a 38-storey high-rise apartment tower with street fronting townhouses on Nelson Avenue and Dunblane Avenue, and with full underground parking
(Item 02, Manager's Report, Council 2013 December 09)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20
- O) #13304 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 10, 2014 - Rez. #13-02 (4005 & 4075 Myrtle St.) **13304**
From M6 Truck Terminal District and R5 Residential District to CD Comprehensive Development District (based on M2 General Industrial District and M5 Light Industrial District, and in accordance with the development plan entitled "4005 - 4075 Myrtle Street, Burnaby, B.C." prepared by Christopher Bozyk Architects Ltd.)
Purpose - to permit a new two-storey light industrial building with surface parking
(Item 07, Manager's Report, Council 2014 February 24)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20

- P) #13441 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 4, 2015 - Rez. #14-07 (9060 Stormont Ave.) **13441**
From CD Comprehensive Development District (based on P2 Administration and Assembly District) to Amended CD Comprehensive Development District (based on P2 Administration and Assembly District and Lougheed Town Centre Plan guidelines, and in accordance with the development plan entitled "Stormont Avenue Addition" prepared by KPL James Architecture)
Purpose – to permit the expansion of the existing RCMP E-Division Port Mann Freeway Patrol office
(Item 06, Manager's Report, Council 2015 January 26)
This Bylaw was authorized for abandonment by Manager's Report Item 5(4), Council 2017 March 20

6. **NEW BUSINESS**

7. **INQUIRIES**

8. **ADJOURNMENT**