



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

OPEN PUBLIC MEETING AT 7:00 PM
Monday, 2017 August 28

A G E N D A

1.	<u>CALL TO ORDER</u>	<u>PAGE</u>
2.	<u>MINUTES</u>	
	A) <u>Open Council Meeting held 2017 July 24</u>	1
	B) <u>Public Hearing (Zoning) held 2017 July 25</u>	20
3.	<u>PRESENTATION</u>	
	A) <u>2017 Burnaby Lakers Bantam A1 Team</u> Box Lacrosse 2017 Provincial Champions <u>Presenter:</u> His Worship, Mayor Derek R. Corrigan	
4.	<u>PROCLAMATIONS</u>	
	A) <u>Big Brothers Big Sisters Month (2017 September)</u>	
	B) <u>Literacy Month (2017 September)</u>	
	C) <u>Terry Fox Month (2017 September)</u>	
5.	<u>CORRESPONDENCE</u>	
	A) <u>Burnaby Civic Employees' Union C.U.P.E. Local 23</u> Re: 2017 United Way Campaign Labour Associate	23
	B) <u>BC Federation of Students</u> Re: Don't Close the Doors Campaign Support	24

6. REPORTS

- A) [Financial Management Sub-Committee \(Award Selection\)](#) 25
Re: 2017 Local Hero Nominees
- B) [City Manager's Report, 2017 August 28](#) 32

7. MANAGER'S REPORTS

1. [4482 MARINE DRIVE, BURNABY, BC](#) 36
[LOT 2, DL 157, PLAN LMP52675](#)
- Purpose: To request a Council resolution to file a notice in the Land Title Office pursuant to Section 57 of the Community Charter, with respect to a property in contravention of City Bylaws.
2. [2018 FEES FOR PLANNING AND BUILDING PERMITS, APPLICATIONS AND OTHER SERVICES](#) 39
- Purpose: To provide Council with recommendations for the Planning and Building Department's 2018 fees for various applications for cost recovery purposes.
3. [2018 ELECTION - APPOINTMENT OF DEPUTY CHIEF ELECTION OFFICER](#) 82
- Purpose: To recommend appointment of the Deputy Chief Election Officer for the 2018 Local Government Election.
4. [39TH ANNUAL CHRISTMAS TOY RUN](#) 83
- Purpose: To seek Council approval for the road closures and staff support for the 39th Annual Christmas Toy Run to be held on Sunday, 2017 October 01.
5. [REMEMBRANCE DAY PARADE - SOUTH BURNABY – 2017 NOVEMBER 11](#) 86
- Purpose: To seek Council approval for a Remembrance Day Parade on Saturday, 2017 November 11.

6. [BUILDING PERMIT TABULATION REPORT NO. 7
FROM 2017 JULY 01 - 2017 JULY 31](#) 89

Purpose: To provide Council with information on construction activity as reflected by the building permits that have been issued for the subject period.
7. [CHEVRON CANADA REFINERY PARKING LOT](#) 91

Purpose: To inform Council of Chevron's application for a new parking lot to serve their facility.
8. [PROPOSED ZONING BYLAW TEXT AMENDMENTS - 2017
AUGUST](#) 94

Purpose: To propose a number of text amendments to the Burnaby Zoning Bylaw.
9. [REZONING REFERENCE #16-22 AND PROPOSED ZONING
BYLAW TEXT AMENDMENT](#) 99
**PROPOSED NEW SENIORS LONG-TERM CARE FACILITY AND
DEVELOPMENT GUIDELINES FOR FUTURE SENIORS MID-
RISE APARTMENT BUILDING;
PROPOSED ZONING BYLAW TEXT AMENDMENT ON LONG-
TERM CARE FACILITIES**

Purpose: To seek Council authorization to forward this Zoning Bylaw text amendment and rezoning application to a Public Hearing on 2017 September 19.
10. [REZONING REFERENCE #17-10](#) 113
**TWO-STOREY LIGHT INDUSTRIAL AND OFFICE
DEVELOPMENT
BIG BEND DEVELOPMENT PLAN**

Purpose: To seek Council authorization to forward this application to a Public Hearing on 2017 September 19.
11. [CONTRACT AWARD](#) 122
**2017 COMBINED SEWER SEPARATION PROGRAM
GILMORE LANES**

Purpose: To obtain Council approval to award a contract for the 2017 Combined Sewer Separation Program – Gilmore Lanes.

12. **CONTRACT AWARD** 123
REAR LOAD REFUSE AND RECYCLING TRUCKS
- Purpose: To obtain Council approval to award a contract for the supply and delivery of one Rear Load Refuse Truck and two Recycling Trucks.
13. **CONTRACT AWARD** 124
CENTRE LINE PAINT STRIPING TRUCK
- Purpose: To obtain Council approval to award a contract for the supply and delivery of one Centre Line Paint Striping Truck.
14. **CONTRACT EXTENSION** 125
MAJOR ROADS NETWORK WINTER MAINTENANCE
- Purpose: To obtain approval to award an extension for the winter maintenance program and supply of de-icing salt brine for the City's major roads network.
15. **CONTRACT EXTENSION** 126
TRANSIT SHELTER CLEANING AND MAINTENANCE
- Purpose: To obtain Council approval for a one year contract extension for cleaning and maintenance of all City transit shelters with advertising caissons.
16. **CONTRACT EXTENSION** 127
CUTTING AND CORING SERVICES
- Purpose: To obtain Council approval for a one year contract extension for cutting and coring services.
17. **CONTRACT INCREASE – CA-3021** 128
2017 STORM SEWER EXTENSION – LANE NORTH OF HOLMES STREET AND LANE NORTH OF 18TH AVENUE – SCOPE CHANGE
- Purpose: To obtain Council approval to increase the existing contract for the 2017 Sanitary Storm Sewer Extension to Pedre Contractors Ltd.

8. **BYLAWS**

A) First Reading

- A) [#13787 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 30, 2017 - Rez. #16-22 \(Ptn. of 7550 Rosewood Street and 7126, 7210/16 Mary Avenue\)](#) **13787**

From CD Comprehensive Development District (based on RM3 Multiple Family Residential District and P5 Community Institutional District); CD Comprehensive Development District (based on P5 Community Institutional District); CD Comprehensive Development District (based on RM4 Multiple Family Residential District and P2 Administration and Assembly District) and R5 Residential District; and CD Comprehensive Development District (based on RM4 Multiple Family Residential District) to CD Comprehensive Development District (RM4 Multiple Family Residential District and P5 Community Institutional District); Amended CD Comprehensive Development District (based on RM5 Multiple Family Residential District and P2 Administration and Assembly District); Amended CD Comprehensive Development District (based on RM5 Multiple Family Residential District); and the development plan entitled "New Vista Society, Burnaby BC, Residential Care, 240 Bed Facility" prepared by Derek Crawford Architect Inc.) Purpose - to permit the development of a new seniors long-term care facility and guidelines for a future seniors mid-rise apartment building

(Item 7(9), Manager's Report, Council 2017 August 28)

Subject to approval of Manager's Report 7(9)

- B) [#13788 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 31, 2017 - Text Amendment](#) **13788**

Purpose - to permit residential care facilities in the RM3, RM4 and RM5 Multiple-Family Residential Districts, subject to CD zoning

(Item 7(9), Manager's Report, Council 2017 August 28)

Subject to approval of Manager's Report 7(9)

- C) [#13789 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 32, 2017 - Text Amendment](#) **13789**

Purpose - to remove the Rezoning Application Fee Schedule from the Burnaby Zoning Bylaw

(Item 7(2), Manager's Report, Council 2017 August 28)

Subject to approval of Manager's Report 7(2)

- D) [#13790 - Burnaby Planning and Building Fees Bylaw 2017](#) **13790**
A bylaw to impose fees in respect of Planning and Building matters
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- E) [#13791 - Burnaby Building Bylaw 2016, Amendment Bylaw No. 1, 2017](#) **13791**
A bylaw to amend the Building Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- F) [#13792 - Burnaby Electrical Bylaw 1974, Amendment Bylaw No. 1, 2017](#) **13792**
A bylaw to amend the Electrical Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- G) [#13793 - Burnaby Gas Bylaw 1978, Amendment Bylaw No. 1, 2017](#) **13793**
A bylaw to amend the Gas Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- H) [#13794 - Burnaby Liquor Licence Application Fee Bylaw 2001, Amendment Bylaw No. 1, 2017](#) **13794**
A bylaw to amend the Liquor Licence Application Fee Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- I) [#13795 - Burnaby Plumbing Bylaw 2000, Amendment Bylaw No. 1, 2017](#) **13795**
A bylaw to amend the Plumbing Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- J) [#13796 - Burnaby Subdivision Control Bylaw 1971, Amendment Bylaw No. 1, 2017](#) **13796**
A bylaw to amend the Subdivision Control Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)

- K) [#13797 - Burnaby Tree Bylaw 1996, Amendment Bylaw No. 1, 2017](#) **13797**
A bylaw to amend the Tree Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- L) [#13798 - Burnaby Watercourse Bylaw 1988, Amendment Bylaw No. 1, 2017](#) **13798**
A bylaw to amend the Watercourse Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- M) [#13799 - Burnaby Bylaw Notice Enforcement Bylaw 2009, Amendment Bylaw No. 1, 2017](#) **13799**
A bylaw to amend the Bylaw Notice Enforcement Bylaw (fees)
(Item 7(2), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(2)
- N) [#13800 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 33, 2017 - Rez. #17-10 \(Ptn. of 9702 Glenlyon Parkway\)](#) **13800**
From CD Comprehensive Development District (based on M2 General Industrial District and M5 Light Industrial District) to Amended CD Comprehensive Development District (based on M2 General Industrial District, M5 Light Industrial District and Big Bend Development Plan guidelines)
Purpose - to permit construction of a two-storey light industrial office building in accordance with the Glenlyon Concept Plan
(Item 7(10), Manager's Report, Council 2017 August 28)
Subject to approval of Manager's Report 7(10)
- B) First, Second and Third Reading**
- O) [#13786 - Burnaby Capital Works, Machinery and Equipment Reserve Fund Expenditure Bylaw No.35, 2017](#) **13786**
A bylaw authorizing the expenditure of monies in the Capital Works, Machinery and Equipment Reserve Fund - \$533,831.78 to finance the 2017 July - Parks, Recreation & Cultural Services Capital Projects
(Item 6(4), Manager's Report, Council 2017 July 24)

C) Second Reading

- P) [#13774 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 26, 2017 - Rez. #16-19 \(4095 Edinburgh Street\)](#) **13774**
From R3 Residential District to R3a 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 7(10), Manager's Report, Council 2017 June 26)
- Q) [#13775 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 27, 2017 - Rez. #16-31 \(Ptn. 4567 Lougheed Highway\)](#) **13775**
From CD Comprehensive Development District (based on C3, C3a General Commercial Districts, P2 Administration and Assembly District and RM4s, RM5s Multiple Family Residential Districts) to Amended CD Comprehensive Development District (based on C3 General Commercial District, RM4s, RM5s Multiple Family Residential Districts and Brentwood Town Centre Development Plan as guidelines, and in accordance with the development plan entitled "Brentwood Phase 2" prepared by IBI Group Architects (Canada) Inc.)
Purpose - to permit the construction of a 51 storey high-rise residential building atop a 2 level commercial podium
(Item 7(11), Manager's Report, Council 2017 June 26)
- R) [#13776 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 28, 2017 - Rez. #16-43 \(4460/72/82 Juneau Street\)](#) **13776**
From M1 Manufacturing District to CD Comprehensive Development District (based on RM4s Multiple Family Residential District and Brentwood Town Centre Development Plan as guidelines, and in accordance with the development plan entitled "Juneau Street Rezoning Proposal" prepared by GBL Architects
Purpose - to permit the construction of a 24-storey residential apartment building with ground oriented townhouses and underground parking
(Item 7(12), Manager's Report, Council 2017 June 26)

D) Consideration and Third Reading

- S) [#13635 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 34, 2016 - Rez. #16-05 \(8125 North Fraser Way\)](#) **13635**
From CD Comprehensive Development District (based on M2 General Industrial District and M5 Light Industrial District) to Amended CD Comprehensive Development

District (based on M2 General Industrial District, M5 Light Industrial District, Burnaby Business Park Plan and Big Bend Development Plan as guidelines, and in accordance with the development plan entitled "8125 North Fraser Way Rezoning Application" prepared by Christopher Bozyk Architects Ltd.)

Purpose - to permit the expansion of the existing light industrial facility's warehouse area in accordance with the Burnaby Business Park Concept Plan and the Council-adopted Big Bend Development Plan

(Item 7(23), Manager's Report, Council 2016 July 25)

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E) Reconsideration and Final Adoption

- T) [#13529 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 33, 2015 - Rez. #14-29 \(6960 Royal Oak Avenue\)](#) **13529**

From M4 Special Industrial District to CD Comprehensive Development District (based on C9 Urban Village Commercial District and Royal Oak Community Plan guidelines and the development plan entitled "Mix-Use Development, 6960-Royal Oak Avenue, Burnaby, B.C." prepared by DF Architecture Inc.)

Purpose - to permit the construction of a four-storey mixed-use development with full residential underground parking and at grade commercial parking, with ground level commercial fronting Royal Oak Avenue and residential uses (42 units) above

(Item 7(4), Manager's Report, Council 2015 October 26)

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- U) [#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)

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- V) [#13600 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 18, 2016 - Rez. #15-30 \(2242 Alpha Avenue\)](#) **13600**

From M2 General Industrial district to CD Comprehensive Development District (based on the RM4s Multiple Family Residential District and Brentwood Town Centre

Development Plan as guidelines, and in accordance with the development plan entitled "2242 Alpha Avenue" prepared by CDA Architects)

Purpose - to permit construction of a 23-storey residential apartment building with ground oriented townhouses and underground and above grade structured parking
(Item 7(12), Manager's Report, Council 2016 April 25)

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- W) [#13615 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 23, 2016 - Rez. #15-40 \(2360/90 Douglas Road and 5343 Goring Street\)](#) **13615**

From M2 General Industrial District to CD Comprehensive Development District (based on RM5s Multiple Family residential District, C1 Neighbourhood Commercial District and Brentwood Town Centre Development Plan as guidelines, and in accordance with the development plan entitled "5345 Goring Street & 2360/2390 Douglas Road" prepared by CDA Architects Inc.)

Purpose - to permit construction of 32 and 26-storey residential apartment buildings with ground oriented work/live townhouses with underground and above grade structured parking
(Item 6(13), Manager's Report, Council 2016 May 30)

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- X) [#13625 - Burnaby Zoning Bylaw 1965, Amendment Bylaw No. 25, 2016 - Rez. #15-36 \(5177 Sidley Street\)](#) **13625**

From R5 Residential District to CD Comprehensive Development District (based on RM2 Multiple Family Residential District and Royal Oak Community Plan guidelines, and in accordance with the development plan entitled "Multiple Family Residential Building, 5177 Sidley St., Burnaby" prepared by Wilson Chang Architect)

Purpose - to permit the construction of a four unit multiple-family townhouse development with enclosed parking at grade

(Item 5(21), Manager's Report, Council 2016 June 27)

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- Y) [#13769 - Burnaby Highway Closure Bylaw No. 2, 2017 \(Road Closure #17-03\)](#) **13769**

A bylaw to close and remove the dedication of certain portions of highway - sure of Portion of Fulwell Street and Laurel Street Road Allowances adjacent to 5676 and 5780 Laurel Street (Laurel Street Works Yard) [all those portions

of road in District Lot 75, Group 1, New Westminster District:
(a) road dedicated by Plan 3219 containing 412.6m²; (b)
road dedicated by Plan 1885 containing 467.9m²; and (c)
road dedicated by Plan 3620 containing 404.1m²] shown
outlined on Reference Plan prepared by Gary N. Holme,
B.C.L.S.
(Item 4(4), Manager's Report, Council 2017 February 06)

9. NEW BUSINESS

10. INQUIRIES

11. ADJOURNMENT