



## **PLANNING AND DEVELOPMENT COMMITTEE M I N U T E S**

**Tuesday, February 25, 2020, 4:00 p.m.  
Council Committee Room, City Hall  
4949 Canada Way, Burnaby, BC**

**PRESENT:** Councillor Pietro Calendino, Chair  
Councillor Sav Dhaliwal, Vice Chair  
Councillor Joe Keithley, Member  
Councillor Paul McDonell, Member  
Councillor James Wang, Member  
His Worship, Mayor Mike Hurley, Ex-Officio Member

Mr. Ed Kozak, Director Planning & Building  
Ms. Lee-Ann Garnet, Assistant Director Long Range Planning  
Mr. Johannes Schumann, Assistant Director, Planning & Building  
Mr. Dan Layng, Chief Licence Inspector  
Ms. Wendy Tse, Long Range Planner, Housing  
Mr. Jesse Dill, Senior Current Planner  
Ms. Carla Schuk, Social Planner  
Ms. Eva Prior, Administrative Officer

### **1. CALL TO ORDER**

The Chair called the Open Committee meeting to order at 4:02 p.m.

The Chair, Councillor Pietro Calendino recognized the ancestral and unceded homelands of the hən̓q̓əmin̓əŋ and Skwxwú7mesh speaking peoples, and extended appreciation for the opportunity to hold a meeting on this shared territory.

## 2. **MINUTES**

### A) **Minutes of the Planning and Development Committee Open meeting held on 2020 January 28.**

MOVED BY COUNCILLOR KEITHLEY  
SECONDED BY COUNCILLOR WANG

THAT the minutes of the Planning and Development Committee held on 2020 January 28 be now adopted.

CARRIED UNANIMOUSLY

## 3. **CORRESPONDENCE**

### A) **Correspondence from Yasmin Abraham, Strata Plan NW 86 (Coronado Drive) - Re: Strata Insurance Rates**

Correspondence was received from Ms. Yasmin Abraham, on behalf of Strata Plan NW 86 Strata Council, regarding the rising rates of strata insurance.

Ms. Abraham expressed concern regarding the ramifications that rising strata insurance rates will have on housing affordability, rental rates and homelessness.

In conclusion, Ms. Abraham requested that the City advocate for limits on strata insurance rates and premiums through a resolution to the Union of British Columbia Municipalities requesting that the Provincial Government undertake the following actions:

1. Undertake a study of looking into the key causes for rapid and unpredictable strata insurance rate increases; and
2. Introduce and enact legislation that puts a 'cap' or 'limit' on allowable increases to strata insurance costs and deductibles

The Committee advised that Council, at its meeting on 2020 February 24, introduced a motion to address the increasing costs of condominium and strata insurance. The resolution will be submitted to the 2020 Lower Mainland Local Government Association Annual General Meeting and the 2020 Union of BC Municipalities Convention.

Staff undertook to appraise Ms. Abraham of this information.

#### 4. **REPORTS**

##### A) **Report from the Director Planning and Building - Re: Finalized Rental Use Zoning Policy**

A report was received from the Director Planning and Building seeking endorsement of the finalized Rental Use Zoning Policy.

The Director Planning and Building recommended:

1. THAT the Committee recommend Council endorse the finalized Rental Use Zoning Policy, as outlined in this report, and shown in ***Appendix A***.
2. THAT the Committee recommend Council authorize the preparation of a bylaw amending the Burnaby Zoning Bylaw to align with the revised Rental Use Zoning Policy.

MOVED BY COUNCILLOR KEITHLEY  
SECONDED BY COUNCILLOR WANG

THAT the recommendations of the Director Planning and Building be adopted.

CARRIED UNANIMOUSLY

#### 5. **NEW BUSINESS**

##### **Councillor Dhaliwal - Request for Liquor Store Location Framework Review**

Councillor Dhaliwal advised that the City has recently seen an increase in the number of applications for Licensee Retail Stores.

Arising from discussion, the following motions were introduced:

MOVED BY COUNCILLOR DHALIWAL  
SECONDED BY MAYOR HURLEY

1. THAT the Committee recommend that Council direct staff to review the Liquor Store Location Framework in response to the number or rezoning applications received for private liquor stores (Licensee Retail Stores).
2. THAT the Committee recommend to Council that consideration of new rezoning applications for Licensee Retail Stores be suspended until the completion of the Liquor Store Location Framework review.

CARRIED UNANIMOUSLY

**His Worship, Mayor Mike Hurley - 2020 Mayors' Housing Summit in Burnaby**

Mayor Hurley requested that staff prepare a report regarding the City's desire to host the 2020 Mayors' Housing Summit in Burnaby on 2020 May 02.

Arising from discussion, the following motion was introduced:

MOVED BY MAYOR HURLEY

SECONDED BY COUNCILLOR KEITHLEY

THAT staff prepare a report on the desire to host the 2020 Mayors' Housing Summit in Burnaby on 2020 May 02.

CARRIED UNANIMOUSLY

**6. INQUIRIES**

There were no inquiries brought before the Committee at this time.

**7. CLOSED**

MOVED BY COUNCILLOR DHALIWAL

SECONDED BY COUNCILLOR WANG

THAT the Committee, in accordance with Sections 90 and 92 of the Community Charter, do now resolve itself into a Closed meeting at this time, from which the public is excluded to consider negotiations and related discussions respecting the proposed provision of a municipal service(s) that are at the their preliminary stages and that, in the view of the Council, could reasonably be expected to harm the interests of the municipality if they were held in public.

CARRIED UNANIMOUSLY

MOVED BY COUNCILLOR MCDONELL

SECONDED BY COUNCILLOR WANG

THAT the Open Committee meeting do now recess at 4:26 p.m.

CARRIED UNANIMOUSLY

MOVED BY COUNCILLOR MCDONELL

SECONDED BY COUNCILLOR WANG

THAT the Open Committee meeting do now reconvene at 6:00 p.m.

CARRIED UNANIMOUSLY

8. **ADJOURNMENT**

MOVED BY COUNCILLOR KEITHLEY  
SECONDED BY COUNCILLOR DHALIWAL

THAT the Planning and Development Committee do now adjourn at 6:00 p.m.

CARRIED UNANIMOUSLY

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CHAIR

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ADMINISTRATIVE OFFICER