



REGULAR COUNCIL MEETING MINUTES

NOVEMBER 17, 2015

A Regular Meeting of the Council of the City of Vancouver was held on Tuesday, November 17, 2015, at 9:39 am, in the Council Chamber, Third Floor, City Hall.

PRESENT:	Mayor Gregor Robertson Councillor George Affleck Councillor Elizabeth Ball Councillor Adriane Carr Councillor Melissa De Genova Councillor Heather Deal Councillor Kerry Jang Councillor Geoff Meggs Councillor Andrea Reimer Councillor Tim Stevenson
ABSENT:	Councillor Raymond Louie (Leave of Absence - Civic Business)
CITY MANAGER'S OFFICE:	Sadhu Johnston, Acting City Manager
CITY CLERK'S OFFICE:	Janice MacKenzie, City Clerk Laura Kazakoff, Meeting Coordinator

ACKNOWLEDGEMENT - PARIS

The Mayor expressed condolences on behalf of the citizens of Vancouver to all those in Paris and everyone affected by the recent attacks. The Mayor also thanked those who took part in a vigil downtown to remember the victims.

IN CAMERA MEETING

MOVED by Councillor Stevenson

SECONDED by Councillor Jang

THAT Council will go into meetings later this week which are closed to the public, pursuant to Section 165.2(1) of the Vancouver Charter, to discuss matters related to paragraphs:

(a) personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the city or another position appointed by the city;

(e) the acquisition, disposition or expropriation of land or improvements, if the Council considers that disclosure could reasonably be expected to harm the interests of the city;

(j) information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 [disclosure harmful to business interests of a third party] of the Freedom of Information and Protection of Privacy Act;

(k) negotiations and related discussions respecting the proposed provision of an activity, work or facility that are at their preliminary stages and that, in the view of the Council, could reasonably be expected to harm the interests of the city if they were held in public.

CARRIED UNANIMOUSLY

ADOPTION OF MINUTES

1. Regular Council (City Finance and Services) - October 21, 27 and 29, 2015

MOVED by Councillor Carr
SECONDED by Councillor Jang

THAT the Minutes of the Regular Council meeting immediately following the Standing Committee on City Finance and Services meeting of October 21, 27 and 29, 2015, be approved.

CARRIED UNANIMOUSLY

2. Regular Council - November 3, 2015

MOVED by Councillor Deal
SECONDED by Councillor Jang

THAT the Minutes of the Regular Council meeting of November 3, 2015, be approved.

CARRIED UNANIMOUSLY

3. Regular Council (Planning, Transportation and Environment) - November 4, 2015

MOVED by Councillor Deal
SECONDED by Councillor Jang

THAT the Minutes of the Regular Council meeting immediately following the Standing Committee on Planning, Transportation and Environment meeting of November 4, 2015, be approved.

CARRIED UNANIMOUSLY

COMMITTEE OF THE WHOLE

MOVED by Councillor Stevenson
SECONDED by Councillor Jang

THAT this Council resolve itself into Committee of the Whole, Mayor Robertson in the Chair.

CARRIED UNANIMOUSLY

MATTERS ADOPTED ON CONSENT

MOVED by Councillor Deal

THAT Council adopt Communication 1, Administrative Reports 1 and 2, and Policy Reports 1 to 6 on consent.

CARRIED UNANIMOUSLY

COMMUNICATIONS

1. Revision to 2015 Council Meeting Schedule

THAT Council approve the following revisions to the 2015 Council Meetings Schedule:

Meeting	Current Schedule		Proposed Schedule Change/Addition	
	Date	Time	New Date	New Time
Standing Committee on Planning, Transportation and Environment	December 2	9:30 am	December 1	1:00 pm
Regular Council	Not scheduled		December 9	2:30 pm
Standing Committee on Planning, Transportation and Environment	Not scheduled		December 10	9:30 am

ADOPTED ON CONSENT

ADMINISTRATIVE REPORTS

1. 139 East Pender Street - Heritage Facade Grant - DE419214 September 29, 2015

- A. THAT Council approve a façade grant of up to \$50,000 to the Mah Society of Canada (the "Applicant") for the rehabilitation of the principal façade of a building (the "Building") on lands having a civic address of 139 East Pender

Street (PID: 015-670-554; Lot 15, Block 12, District Lot 196, Plan 184) (the "Property") as contemplated by Development Application Number DE 419214 (the "Application"); source of funds is the 2015 Capital Budget for the Heritage Façade Rehabilitation Program.

- B. THAT as a condition of approval of the façade grant, the Applicant be required to enter into an agreement with the City of Vancouver, to be registered against title to the Property as a covenant under section 219 of the Land Title Act, which agreement will require the rehabilitation to be overseen by a qualified Heritage Consultant and will require the owner of the Property to maintain the principal façade of the Building in good appearance and good repair for a minimum of fifteen years.
- C. THAT the agreement described in A and B above shall be prepared, registered and given priority to the satisfaction of the Director of Legal Services in consultation with the General Manager of Planning and Development Services.

Approval of the grant in A above requires an affirmative vote of at least two-thirds of the votes cast.

ADOPTED ON CONSENT AND
BY THE REQUIRED MAJORITY

**2. Approval of Council Initiatives - BIA Renewals and Expansion
October 20, 2015**

Hastings Crossing BIA Renewal:

- A1. THAT Council confirm the Hastings Crossing Business Improvement Association as sponsor for the Hastings Crossing BIA.
- A2. THAT Council approve the commencement of a Council Initiative to re-establish (renew) the Hastings Crossing BIA, for a further term (5 years) commencing April 1, 2016;

FURTHER THAT Council forward the application of the Hastings Crossing Business Improvement Association to a hearing of the Court of Revision.
- A3. THAT the City notify property owners and tenants within the area (outlined in Appendix A1 of the Administrative Report dated October 20, 2015, entitled "Approval of Council Initiatives - BIA Renewals and Expansion") of the proposed BIA renewal and levy.
- A4. THAT Council approve a 5-year (2016-2021) funding-ceiling of \$1,030,000 for the Hastings Crossing BIA, subject to Council approval of the renewal.

Kerrisdale BIA Renewal:

- B1. THAT Council confirm the Kerrisdale Business Association as sponsor for the Kerrisdale BIA.
- B2. THAT Council approve the commencement of a Council Initiative to re-establish (renew) the Kerrisdale BIA, for a further term (5 years) commencing April 1, 2016;

FURTHER THAT Council forward the application of the Kerrisdale Business Association to a hearing of the Court of Revision.
- B3. THAT the City notify property owners and tenants within the area (outlined in Appendix B1 of the Administrative Report dated October 20, 2015, entitled "Approval of Council Initiatives - BIA Renewals and Expansion") of the proposed BIA renewal and levy.
- B4. THAT Council approve a 5-year (2016-2021) funding-ceiling of \$1,802,000 for the Kerrisdale BIA, subject to Council approval of the renewal.

Kitsilano 4th Avenue BIA Renewal:

- C1. THAT Council confirm the Kitsilano 4th Avenue Business Association as sponsor for the Kitsilano 4th Avenue BIA.
- C2. THAT Council approve the commencement of a Council Initiative to re-establish (renew) the Kitsilano 4th Avenue BIA, for a further term (5 years) commencing April 1, 2016;

FURTHER THAT Council forward the application of the Kitsilano 4th Avenue Business Association to a hearing of the Court of Revision.
- C3. THAT the City notify property owners and tenants within the area (outlined in Appendix C1 of the Administrative Report dated October 20, 2015, entitled "Approval of Council Initiatives - BIA Renewals and Expansion") of the proposed BIA renewal and levy.
- C4. THAT Council approve a 5-year (2016-2021) funding-ceiling of \$2,100,000 for the Kitsilano 4th Avenue BIA, subject to Council approval of the renewal.

West Broadway BIA Renewal:

- D1. THAT Council confirm the West Broadway Business Improvement Association as sponsor for the West Broadway BIA.
- D2. THAT Council approve the commencement of a Council Initiative to re-establish (renew) the West Broadway BIA, for a further term (5 years) commencing April 1, 2016;

FURTHER THAT Council forward the application of the West Broadway Business Improvement Association to a hearing of the Court of Revision.

- D3. THAT the City notify property owners and tenants within the area (outlined in Appendix D1 of the Administrative Report dated October 20, 2015, entitled "Approval of Council Initiatives - BIA Renewals and Expansion") of the proposed BIA renewal and levy.
- D4. THAT Council approve a 5-year (2016-2021) funding-ceiling of \$1,375,000 for the West Broadway BIA, subject to Council approval of the renewal.

West End BIA Renewal:

- E1. THAT Council confirm the Davie Village Business Improvement Association as sponsor for the West End BIA.
- E2. THAT Council approve the commencement of a Council Initiative to re-establish (renew) the West End BIA, for a further term (5 years) commencing April 1, 2016;

FURTHER THAT Council forward the application of the Davie Village Business Improvement Association to a hearing of the Court of Revision.

- E3. THAT the City notify property owners and tenants within the area (outlined in Appendix E1 of the Administrative Report dated October 20, 2015, entitled "Approval of Council Initiatives - BIA Renewals and Expansion") of the proposed BIA renewal and levy.
- E4. THAT Council approve a 5-year (2016-2021) funding-ceiling of \$4,551,115 for the West End BIA, subject to Council approval of the renewal.

Proposed Mount Pleasant BIA Mid-term Expansion

- F1. THAT Council approve the Mount Pleasant Commercial Improvement Society as sponsor for the Mount Pleasant BIA Expansion Area.
- F2. THAT Council approve the commencement of a Council Initiative to expand the Mount Pleasant BIA, (5 year term for expansion area commencing April 1, 2016);

FURTHER THAT Council forward the application of the Mount Pleasant Commercial Improvement Society to a hearing of the Court of Revision.

- F3. THAT the City notify property owners and tenants within the expansion area (shaded properties in Appendix F1 of the Administrative Report dated October 20, 2015, entitled "Approval of Council Initiatives - BIA Renewals and Expansion") of the proposed BIA expansion and levy.

- F4. THAT Council approve a 5-year (2016-2021) funding-ceiling of \$418,716 for the Mount Pleasant BIA Expansion Area, subject to Council approval of the expansion.

ADOPTED ON CONSENT

**3. Proposed 2016 Fees for Permitting
October 20, 2015**

George Fujii, Director, Development Services, and Sadhu Johnston, Acting City Manager, responded to questions regarding the proposed permitting fee increases.

MOVED by Councillor Meggs

- A. THAT Council approve a 2.0% inflationary increase to compensate for increases to the City's costs for all Zoning and Development, Subdivision, Electrical, Secondary Suite, Inspection, Gas, Sign, Tree Removal, Building and Miscellaneous Permit fees, generally in accordance with Appendix A of the Administrative Report dated October 20, 2015, entitled "Proposed 2016 Fees for Permitting" .
- B. THAT Council approve an additional increase for some fees collected under the Zoning and Development By-law, generally in accordance with Appendix A of the Administrative Report dated October 20, 2015, entitled "Proposed 2016 Fees for Permitting" .
- C. THAT Council approve the consolidation and/or elimination of certain fee categories collected under the Zoning and Development By-law, generally in accordance with Appendix A of the Administrative Report dated October 20, 2015, entitled "Proposed 2016 Fees for Permitting" .
- D. THAT the Director of Legal Services bring forward for enactment the necessary amendments to By-law Numbers 3507, 5208, 5563, 5585, 5664, 6510, 6553, 9958 and 10908, generally in accordance with the attached fee schedules, to be effective January 1, 2016.
- E. THAT the Director of Development Services and the Chief Building Official be directed to advise the development and building community of the Building and Development Permit changes.

CARRIED
(Councillors Affleck, Ball and De Genova opposed)

POLICY REPORTS

1. CD-1 Text Amendment: 565 Great Northern Way October 20, 2015

A. THAT the application by Perkins+Will, on behalf of Great Northern Way Campus Trust (The University of British Columbia, Simon Fraser University, Emily Carr University of Art and Design, British Columbia Institute of Technology) and PCI Group, to amend CD-1 (Comprehensive Development) District (402) By-law No. 8131 for Great Northern Way Campus [PID 027-789-624; Lot Q District Lots 264A and 2037 Group 1 New Westminster District Plan BCP39441 except plan EPP48156], to create new height sub-areas with revised height limits, be referred to a Public Hearing, together with:

- (i) draft by-law provisions, generally as presented in Appendix A of the Policy Report dated October 20, 2015, entitled "CD-1 Text Amendment: 565 Great Northern Way";
- (ii) plans generally showing the proposed massing, prepared by Perkins+Will, received September 8, 2015; and
- (iii) the recommendation of the General Manager of Planning and Development Services to approve the application, subject to conditions contained in Appendix B of the above-noted report;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary amending by-law generally in accordance with Appendix A of the above-noted report for consideration at Public Hearing.

B. THAT Council adopt A above on the following conditions:

- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
- (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and
- (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT

**2. CD-1 Text Amendment: 998 Expo Boulevard (Concord Area 5B West)
October 20, 2015**

- A. THAT the application by Walter Francl, on behalf of One West Holdings Ltd. (Concord Pacific Developments), to amend CD-1 (Comprehensive Development) District (593) By law No. 11125 for 998 Expo Boulevard (Concord Area 5B West) [PID: 029-434-815 Lot 352 False Creek Plan EPP44417], to increase the floor area exclusion for balconies from 8 to 12 percent, and to increase the underground residential storage space, be referred to a Public Hearing, together with:
- (i) draft by-law provisions, generally as presented in Appendix A of the Policy Report dated October 20, 2015, entitled "CD-1 Text Amendment: 998 Expo Boulevard (Concord Area 5B West)"; and
 - (ii) the recommendation of the General Manager of Planning and Development Services to approve the application;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary amending by-law generally in accordance with Appendix A of the above-noted report for consideration at Public Hearing.

- B. THAT A above be adopted on the following conditions:
- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
 - (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and
 - (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT

**3. CD-1 Rezoning: 375 West 59th Avenue
November 3, 2015**

- A. THAT the application by Intracorp Projects Ltd., on behalf of Cedarhurst Private Hospital Ltd. to rezone 375 West 59th Avenue [PID 009-658-386; Lot A, Block 1006, District Lot 526, Plan 9413] from RS-1 (One-Family Dwelling) District to CD-1 (Comprehensive Development) District, to increase the floor space ratio from 0.70 to 2.66 FSR and the height from 10.6 m (35 ft.) to 22.8 m (75 ft.) to permit development of three six-storey residential buildings, containing a total of 155 dwelling units, be referred to a Public Hearing, together with:

- (i) plans prepared by Ramsay Worden Architects Ltd., received February 19, 2015;
- (ii) draft CD-1 By-law provisions, generally as presented in Appendix A of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 375 West 59th Avenue"; and
- (iii) the recommendation of the Acting General Manager of Planning and Development Services to approve, subject to conditions contained in Appendix B of the above-noted report;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary CD-1 By-law generally in accordance with Appendix A of the above-noted report for consideration at Public Hearing.

- B. THAT, subject to enactment of the CD-1 By-law, the Subdivision By-law be amended generally as set out in Appendix C of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 375 West 59th Avenue";

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Subdivision By-law at the time of enactment of the CD-1 By-law.

- C. THAT, if the application is referred to Public Hearing, prior to the Public Hearing, applicant shall submit confirmation, in the form of "Letter A", that an agreement has been reached with the registered owner(s) of the proposed donor site(s) for the purchase of heritage bonus density as set out in Appendix B of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 375 West 59th Avenue".

- D. THAT A to C above be adopted on the following conditions:

- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
- (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and
- (iii) THAT the City and all its officials shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT

**4. CD-1 Rezoning: 6318-6340 Cambie Street
November 3, 2015**

A. THAT the application by Integra Architecture Inc. on behalf of 0985313 B.C. Ltd., the registered owners, to rezone 6318-6340 Cambie Street [Strata Lots 1 and 2, District Lot 526, Strata Plan LMS595 and Lot G of Lot 2, Block 999, District Lot 526, Plan 7765; PIDs 017-971-951, 017-971-969, and 008-421-820 respectively] from RT-2 (Two-Family Dwelling) District to CD-1 (Comprehensive Development) District, to increase the floor space ratio (FSR) from 0.75 to 3.22 FSR and the height from 9.2 m (30 ft.) to 28.9 m (95 ft.) to permit the development of a seven-storey mixed-use building, containing a total of 50 dwelling units and three commercial units, be referred to a Public Hearing together with:

- (i) Plans prepared by Integra Architecture Inc., received March 17, 2015;
- (ii) Draft CD-1 By-law provisions, generally as presented in Appendix A of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 6318-6340 Cambie Street"; and
- (iii) The recommendation of the Acting General Manager of Planning and Development Services to approve the application, subject to the conditions contained in Appendix B of the above-noted report;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary CD-1 By-law generally in accordance with Appendix A of the above-noted report for consideration at Public Hearing.

B. THAT, if the application is referred to a Public Hearing, the application to amend Schedule E of the Sign By-law to establish regulations for this CD-1 in accordance with Schedule "B" to the Sign By-law [assigning Schedule "B" (C-2)], generally as set out in Appendix C of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 6318-6340 Cambie Street", be referred to the same Public Hearing;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary by-law, generally as set out in Appendix C of the above-noted report, for consideration at the Public Hearing.

C. THAT, if the application is referred to Public Hearing, the registered owner shall submit confirmation, in the form of a "Letter A", that an agreement has been reached with the registered owner(s) of the proposed donor site(s) for the purchase of heritage bonus density as set out in Appendix B of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 6318-6340 Cambie Street".

D. THAT, subject to the enactment of the of the CD-1 By-law, the Noise Control By-law be amended to include this CD-1 in Schedule B, generally as set out in Appendix C of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 6318-6340 Cambie Street".

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Noise Control By-law at the time of enactment of the CD-1 By-law.

- E. THAT A to E above be adopted on the following conditions:
- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City and the expenditures of funds of incurring of costs is at the sole risk of the person making the expenditures or incurring the cost;
 - (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the sole risk of the property owner; and
 - (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT

**5. CD-1 Rezoning: 1335 Howe Street
October 29, 2015**

- A. THAT the application by 1004347 B.C. Ltd. (Townline Homes Inc.) to rezone 1335 Howe Street [Lots 27 to 34, Block 111, District Lot 541, Plan 210; PIDs 004-481-488, 004-481-496, 004-481-500, 004-481-518, 004-481-526, 004-481-534, 004-481-569, and 004-481-593 respectively] from DD (Downtown) District to a CD-1 (Comprehensive Development) District, to increase the floor area from 5.0 FSR to 12.12 FSR and the height from 91.4 m (300 ft.) to 115.2 m (378 ft.) to permit the development of a 40 storey residential tower with 264 strata residential units, with a seven-storey podium containing 109 secured market rental units and retail and service uses at ground level, be referred to Public Hearing, together with:
- (i) plans prepared IBI/HB Architects, received January 26, 2015;
 - (ii) draft CD-1 By-law provisions, generally as presented in Appendix A of the Policy Report dated October 29, 2015, entitled "CD-1 Rezoning: 1335 Howe Street"; and
 - (iii) the recommendation of the Director of Planning to approve, subject to conditions contained in Appendix B of the above-noted report;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary CD-1 By-law generally in accordance with Appendix A of the above-noted report for consideration at Public Hearing.

- B. THAT, if the application is referred to a Public Hearing, the application to amend Schedule E of the Sign By-law to establish regulations for this CD-1 in accordance with Schedule B to the Sign By-law [assigned Schedule "B" (DD)], generally as set out in Appendix C of the Policy Report dated October 29, 2015, entitled "CD-1 Rezoning: 1335 Howe Street", be referred to the same Public Hearing;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary by-law generally as set out in Appendix C of the above-noted report for consideration at the Public Hearing.

- C. THAT, subject to enactment of the CD-1 By-law, the Noise Control By-law be amended to include this CD-1 in Schedule A, generally as set out in Appendix C of the Policy Report dated October 29, 2015, entitled "CD-1 Rezoning: 1335 Howe Street";

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Noise Control By-law at the time of enactment of the CD-1 By-law.

- D. THAT, if after Public Hearing, Council approves in principle this rezoning and the Housing Agreement described in section (c) of Appendix B of the Policy Report dated October 29, 2015, entitled "CD-1 Rezoning: 1335 Howe Street", the Director of Legal Services be instructed to prepare the necessary Housing Agreement By-law for enactment, after the Housing Agreement has been agreed to and signed by the applicant and its mortgagee(s) and prior to enactment of the CD-1 By-law contemplated by the above-noted report.

- E. THAT, if the application is referred to Public Hearing, that prior to Public Hearing, the registered property owner shall submit confirmation, in the form of "Letter A", that an agreement has been reached with the registered owner of the proposed donor site for the purchase of heritage bonus density as set out in Appendix B of the Policy Report dated October 29, 2015, entitled "CD-1 Rezoning: 1335 Howe Street".

- F. THAT A through E above be adopted on the following conditions:

- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
- (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of 1004347 B.C. Ltd. (Townline Homes Inc.); and

- (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT

**6. CD-1 Rezoning: 5470-5490 Oak Street
November 3, 2015**

- A. THAT the application by Listraor (West 38th) Homes Ltd., to rezone 5470-5490 Oak Street [Lots 4 and 5, Block 865, District Lot 526, Plan 8170; PIDs 010-258-523 and 010-258-540 respectively] from RS-1 (Single-Family Dwelling) District to CD-1 (Comprehensive Development) District, to increase the floor space ratio from 0.70 to 1.20 and the building height from 10.7 m (35.1 ft.) to 12.2 m (40 ft.) to permit the development of two four-storey residential buildings, containing a total of 12 dwelling units, be referred to a Public Hearing together with:
 - (i) plans prepared by Raymond Letkeman Architecture Inc., received March 31, 2015;
 - (ii) draft CD-1 By-law provisions, generally as presented in Appendix A of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 5470-5490 Oak Street"; and
 - (iii) the recommendation of the General Manager of Planning and Development Services to approve, subject to conditions contained in Appendix B of the above-noted report;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary CD-1 By-law generally in accordance with Appendix A of the above-noted report for consideration at Public Hearing.

- B. THAT, subject to enactment of the CD-1 By-law, the Subdivision By-law be amended generally as set out in Appendix C of the Policy Report dated November 3, 2015, entitled "CD-1 Rezoning: 5470-5490 Oak Street";

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Subdivision By-law at the time of enactment of the CD-1 By-law.

- C. THAT A and B above be adopted on the following conditions:
 - (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; and expenditure of funds or incurred costs is at the risk of the person making the expenditure or incurring the cost;

- (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a bylaw rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and
- (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT

RISE FROM COMMITTEE OF THE WHOLE

MOVED by Councillor Jang

THAT the Committee of the Whole rise and report.

CARRIED UNANIMOUSLY

ADOPT REPORT OF COMMITTEE OF THE WHOLE

MOVED by Councillor Stevenson

SECONDED by Councillor Jang

THAT the report of the Committee of the Whole be adopted.

CARRIED UNANIMOUSLY

BY-LAWS

Councillor Reimer advised she had reviewed the proceedings of the Public Hearings in relation to By-laws 4, 5, and 14, and she would therefore be voting on the enactments.

MOVED by Councillor Carr

SECONDED by Councillor Deal

THAT Council, except for those members ineligible to vote as noted below, enact the by-laws listed on the agenda for this meeting as numbers 1 to 16 inclusive, and authorize the Mayor and City Clerk to sign and seal the enacted by-laws.

CARRIED UNANIMOUSLY

1. A By-law to amend Zoning and Development By-law No. 3575 regarding Arts and Culture Indoor Event (By-law No. 11363)
(*Councillor Jang ineligible for the vote*)

2. A By-law to amend Building By-law No. 10908 regarding Arts and Culture indoor events (By-law No. 11364)
3. A By-law to amend the License By-law No. 4450 regarding arts and culture indoor events (By-law No. 11365)
4. A By-law to amend CD-1 By-law No. 11069 (1768 Cook Street/201 West 2nd Avenue) (By-law No. 11366)
(Councillors De Genova and Jang ineligible for the vote)
5. A By-law to amend CD-1 By-law No. 10264 (1601 Main Street/1618 Quebec Street) (By-law No. 11367)
(Councillor Jang ineligible for the vote)
6. A By-law to amend CD-1 By-law No. 8893 (3837 Point Grey Road - Jericho Tennis Club) (By-law No. 11368)
(Councillor Jang ineligible for the vote)
7. A By-law to amend Subdivision By-law No. 5208 (485-559 and 516-660 East 52nd Avenue, 486 East 51st Avenue and 6707 St. George Street) (By-law No. 11369)
8. A By-law to amend License By-law No. 4450 regarding 2016 fee increases (By-law No. 11370)
9. A By-law to amend Vehicles for Hire By-law No. 6066 regarding 2016 fees (By-law No. 11371)
10. A By-law to amend Animal Control By-law No. 9150 regarding 2016 fee increases (By-law No. 11372)
11. A By-law to amend Mountain View Cemetery By-law No. 8719 regarding 2016 fees (By-law No. 11373)
12. A By-law to amend Zoning and Development By-law. No. 3575 to rezone an area to CD-1 (1412-1424 East 41st Avenue) (By-law No. 11374)
(Councillor De Genova ineligible for the vote)
13. A By-law to enact a Housing Agreement for 1910 Ferndale Street (By-law No. 11375)
14. A By-law to amend Zoning and Development By-law No. 3575 to rezone an area to CD-1 (7350 Fraser Street) (By-law No. 11376)
(Councillors De Genova and Jang ineligible for the vote)
15. A By-law to amend Subdivision By-law No. 5208 (4000 west 11th Avenue) (By-law No. 11377)
16. A By-law to Contract a Debt by the Issue and Sale of 2.90% Sinking Fund Debentures in the Aggregate Principal Amount of \$90,000,000 for the Objects Set out in Schedule "B" (By-law No. 11362)

MOTIONS

A. Administrative Motions

1. Approval of Form of Development - 1408 East 41st Avenue

MOVED by Councillor Jang
SECONDED by Councillor Reimer

THAT the form of development for this portion of the site known as 1412-1424 East 41st Avenue (1408 East 41st Avenue being the application address) be approved generally as illustrated in the Development Application Number DE413542, prepared by Matthew Cheng Architect Inc., and stamped "Received, Community Services Group, Planning and Development Services", on October 23, 2014, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

CARRIED UNANIMOUSLY

B. Motions on Notice

1. Keep a TransLink Bus Depot on the North Shore

MOVED by Councillor Meggs
SECONDED by Councillor Carr

WHEREAS

1. It is important for bus depots to be located around the Lower Mainland to reduce commuting time to routes and to allow bus operators to live close to where their workdays begin and end;
2. This strategy has the advantage of greater efficiency and overall network productivity, which benefits the travelling public;
3. TransLink has proposed to close its North Shore depot and move those operations to the Burnaby depot.

THEREFORE BE IT RESOLVED THAT Council endorse the unanimous decision of the North Vancouver City Council to advocate for a new TransLink Bus Depot on the North Shore to replace the facility now on 4th Street and communicate this decision to the TransLink Board.

CARRIED UNANIMOUSLY

2. Opposition to the Trans-Pacific Partnership Trade Agreement

MOVED by Councillor Carr

SECONDED by Councillor Stevenson

WHEREAS

1. The Trans-Pacific Partnership (TPP), signed by the former Canadian Government during the recent federal election, is a free trade agreement purportedly aimed at reducing trade barriers and expanding the flow of goods, services and capital between 12 Pacific countries that represent approximately 40 percent of the world's Gross Domestic Product;
2. Motions passed by many cities in the United States, including San Francisco and Seattle, opposed the fast-tracking and content of the TPP and some such as New York City and Berkeley established local "TPP-Free Zones";
3. The TPP's investor-state dispute settlement provision allows transnational corporations to sue governments over legislation or policies made in the public interest, giving multinational corporations excessive power to undermine the authority of our city, province and country to create reasonable rules and regulations regarding environmental, health and labour safeguards, climate policy, food safety standards and protection of local jobs and businesses;
4. Members of Parliament will have the opportunity to vote on whether or not to ratify the TPP agreement.

THEREFORE BE IT RESOLVED THAT Vancouver City Council express its opposition to the Trans-Pacific Partnership Trade Agreement and communicate this to Prime Minister Trudeau, Cabinet Ministers and every Member of Parliament.

referred

The Mayor noted requests to speak to this motion had been received.

MOVED by Councillor Carr

SECONDED by Councillor Deal

THAT the motion be referred to a Standing Committee in December in order to hear from speakers.

CARRIED UNANIMOUSLY

NOTICE OF MOTION

1. Mentorship Program for Millennials

Councillor De Genova submitted a Notice of Motion on the above-noted topic. The motion will be placed on the agenda of the Regular Council meeting to be held on December 1, 2015, as a Motion on Notice.

NEW BUSINESS

1. Request for Leave of Absence - Mayor Robertson

MOVED by Councillor Deal
SECONDED by Councillor Jang

THAT Mayor Robertson be granted Leave of Absence for Civic Business from meetings to be held on December 1 and 9, 2015.

CARRIED UNANIMOUSLY

ENQUIRIES AND OTHER MATTERS

1. Little Italy

Councillor De Genova enquired on the status of her previous motion requesting a report-back, in conjunction with the Grandview Woodland Draft Community Plan, on the possible recognition and designation of a portion of Commercial Drive as "Little Italy".

2. Syrian Refugees

Councillor Carr enquired with regard to Syrian refugees and requested information as to the City's involvement in providing support and assistance through working with other agencies, and where offers of help should be directed.

Sadhu Johnston, Acting City Manager, responded regarding the City's coordination and facilitation role among the various agencies, noting it will also require coordination among the municipalities in the region. He advised there is information for the public available on the City's website. Mayor Robertson and several other Council members also provided information regarding ongoing efforts for refugee assistance in the city.

ADJOURNMENT

MOVED by Councillor Stevenson
SECONDED by Councillor Jang

THAT the meeting be adjourned.

CARRIED UNANIMOUSLY

The Council adjourned at 11:02 am.

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