MINUTES of the REGULAR MEETING of the COUNCIL of the DISTRICT OF MISSION held in the Council Chambers of the Municipal Hall, 8615 Stave Lake Street, Mission, British Columbia, on August 15, 2016 commenced at 1:00 p.m. for COMMITTEE OF THE WHOLE, and was immediately followed by a CLOSED MEETING of Council, and reconvened at 7:00 p.m. for REGULAR COUNCIL proceedings.

Council Members Present: Mayor Randy Hawes  
Councillor Pam Alexis  
Councillor Carol Hamilton  
Councillor Jim Hinds  
Councillor Danny Plecas  
Councillor Jenny Stevens  

Council Members Absent: Councillor Rhett Nicholson  

Staff Members Present: Ron Poole, Chief Administrative Officer  
Mike Younie, Deputy Chief Administrative Officer  
Kris Boland, Manager of Finance  
Dave Heyes, Manager of Forestry Business  
Michael Boronowski, Manager of Civic Engagement & Corporate Initiatives  
Ted De Jager, Officer in Charge, Mission RCMP Detachment  
Alyssa Fischer, Administrative Clerk  
Hirod Gill, Manager of Engineering Design and Planning  
Kirsten Hargreaves, Manager of Social Development  
Jennifer Hill, Administrative Assistant  
Jay Jackman, Manager of Development Engineering & Projects  
Tracy Kyle, Director of Engineering and Public Works  
Chris Laing, Manager of Planning  
Gina McKay, Manager of Long Range Planning  
Jennifer Meier, Environmental Coordinator  
Kerri Onken, Deputy Treasurer/Collector  
Rob Publow, Planner  
Maureen Sinclair, Director of Parks, Recreation and Culture  
Dan Sommer, Director of Development Services  

1. CALL TO ORDER  
Mayor Hawes called the meeting to order at 1:00 p.m.

2. ADOPTION OF AGENDA  
Moved by Councillor Hinds, seconded by Councillor Alexis, and

RESOLVED:
1. That Item 4(d) “7th Avenue Bike Lane” be deferred until the August 15, 2016 evening regular Council meeting; and

2. That the agenda for the regular Council meeting of August 15, 2016 be adopted, as amended.

CARRIED
3. **RESOLUTION TO RESOLVE INTO COMMITTEE OF THE WHOLE**

Moved by Councillor Plecas, seconded by Councillor Stevens, and

RESOLVED: That Council now resolve itself into Committee of the Whole.

CARRIED

4. **ENGINEERING AND PUBLIC WORKS**

Councillor Plecas assumed the Chair.

**Transportation Master Plan**

A report from the Manager of Engineering Design and Planning dated August 15, 2016 summarizing the 2016 Transportation Master Plan was provided for the Committee’s information.

Tim Murphy, Senior Transportation Project Manager from Parsons Canada, gave a presentation regarding the Transportation Master Plan. The four main components of the plan are to address and encourage pedestrian traffic, cycling traffic, transit use, and to provide an outline of the road network plan. Mr. Murphy noted several aspects of the District's transportation infrastructure which could be improved to better serve the community. He advised the District would best be served by a three road class system, (arterial, collector and local) and presented the proposed road network.

The Committee asked if the plan could be updated to reflect new population projections. Mr. Murphy advised that the plan can be changed with each update of the Official Community Plan however noted that, in addition to population demographics, there are several other community factors which need to be considered.

Moved by Mayor Hawes, and

RECOMMENDED:

That staff schedule a workshop for Council to further review and discuss the Transportation Master Plan.

CARRIED

**Cedar and 7th Traffic Intersection Improvements – No Turn Option**

The Committee reviewed a report from the Manager of Engineering Design and Planning dated August 15, 2016 which details the Cedar Street and 7th Avenue intersection improvement options.

The Director of Engineering and Public Works gave a presentation which outlined the three different options, their pros and cons and the cost for each option.

Deliberation ensued with each item being discussed.

Moved by Mayor Hawes, and

RECOMMENDED:

1. That the report on “2016 Cedar Street and 7th Avenue Intersection Improvement” project findings from August 15, 2016, where the feasibility of rerouting trucks and imposing left/right turn movement restrictions to improve traffic safety and operations were investigated, be received;
2. That staff proceed with Option B (applying "no left turn" movement restrictions during peak hours), as outlined in the staff report dated August 15, 2016, with a cost estimate of $99,000 plus applicable taxes, to be funded from the Pavement Management Program;

3. That staff provide a report to Council on a long-term financial plan for possible implementation of Option C (widening Cedar Street and 7th Avenue intersection to five lanes) in the future; and

4. That staff provide a report to Council in regards to the safety and concern of potential roll back of large trucks going up the Cedar Valley Connector and possibly getting stopped at the new light at Briskham Street.

CARRIED

Invasive Plant Control

A report from the Environmental Coordinator dated August 15, 2016 regarding the efforts to control noxious weeds, Knotweed and Giant Hogweed, on District property as well as private property was provided for the Committee’s information. The Environmental Coordinator noted the District has had some success in containing the problem, however complete eradication is probably not possible as the weed is so widespread.

5. CORPORATE ADMINISTRATION AND FINANCE

Councillor Hamilton assumed the Chair.

Stave West Forest and Recreation Area – Summer Student Update

A report from the Manager of Civic Engagement & Corporate Initiatives dated August 15, 2016 regarding the Stave West Forest and Recreation Area project was provided for the Committee’s information.

Two summer students, Courtenay Ferguson and Maggie Savino, gave a presentation as to the progress of implementing the Stave West Master Plan, and work related to enhancing the Stave West Forest & Recreation Area through the partnered Summer Student project undertaken with BCIT and the Kwantlen First Nation. The Manager of Civic Engagement and Corporate Initiatives noted that the campsites are being designed in collaboration with staff in the Ministry of Forests, Lands and Natural Resource Operations to their Provincial Recreation Site standards, and that a request for capital funding or partnered funding will be brought to the relevant ministries at UBCM.

Proposed Changes to Standing Committee Chairs and Alternates

A report from the Chief Administrative Officer dated August 15, 2016 recommending changes to the District of Mission's Standing Committee chairs and alternates was provided for the Committee’s consideration.

Moved by Councillor Stevens, and

RECOMMENDED: That the District of Mission Standing Committee chairs and alternates be changed to the following, effective August 29, 2016:

1) Corporate Administration and Finance Committee (also includes Economic Development)
   a. Councillor Alexis (Chair)
   b. Councillor Stevens (Alternate)
2) Development Services Committee  
   a. Councillor Nicholson (Chair)  
   b. Councillor Hamilton (Alternate)  
3) Engineering and Public Works Committee  
   a. Councillor Hinds (Chair)  
   b. Councillor Alexis (Alternate)  
4) Forestry Committee  
   a. Councillor Stevens (Chair)  
   b. Councillor Hinds (Alternate)  
5) Parks, Recreation and Culture Committee  
   a. Councillor Hamilton (Chair)  
   b. Councillor Plecas (Alternate)  
6) Public Safety and Health Committee  
   a. Councillor Plecas (Chair)  

CARRIED  

2016 Tax Collection  
A report from the Deputy Treasurer/Collector dated August 15, 2016 with the details of  
the 2016 tax collection process was provided for the Committee’s information.  
The Committee discussed the tax process and it was noted that wait times for paying  
taxes in person will be decreased next year due to a part-time tax clerk position being  
filled.  

Transfer of 2015 Surplus  
A report from the Director of Finance dated August 15, 2016 to recommend the transfer  
of the 2015 general operations budget surplus to the reserves was provided for the  
Committee’s consideration.  
Moved by Councillor Plecas, and  
RECOMMENDED:  
1. That $500,000 be transferred from general fund accumulated surplus to the Policing  
   Reserve Fund; and  
2. That the District’s financial plan be amended accordingly.  
CARRIED  

6. DEVELOPMENT SERVICES  
Councillor Alexis assumed the Chair.  

Rezoning Application R16-024 to allow a secondary dwelling use in the form of a  
coach house at the property located at 34110 Richards Avenue  
A report from the Planner dated August 15, 2016 detailing an application to rezone the  
property located at 34110 Richards Avenue to allow for a secondary dwelling use in the  
form of a coach house was provided for the Committee’s information. Staff support the  
application moving forward and as such the zoning amending bylaw is listed under the  
“Bylaws for Consideration” section of the agenda.  
The Committee requested staff review the development application process with a view  
to streamline certain aspects.
Official Community Plan Review – Update

A report from the Manager of Long Range Planning and Special Projects dated August 15, 2016 regarding the ongoing Official Community Plan review project was provided for the Committee’s information. The draft Official Community Plan will be complete and brought forward for Council to review this fall.

Official Community Plan amendment OCP15-002 and Rezoning R15-029

A report from the Planner dated August 15, 2016, in regards to an application to redesignate the property at 31322 Caswell Avenue from Rural to Industrial and rezone the subject property from Rural Zone to Industrial Resource Extraction Zone was provided for the Committee’s information. The report summarized the feedback provided at the applicant’s Public Information meeting, and requested Council call a Public Hearing and consider expanding the notification area for the Public Hearing.

Staff support the applications moving forward and as such have listed the Official Community Plan Amending Bylaw and Zoning Amending Bylaw under the “Bylaws for Consideration” section of the agenda.

The Public Hearing will be scheduled for Tuesday, September 20, 2016 at 7:00 p.m. Council directed staff to expand the notification area from the standard 500 metres to 780 metres from the subject property.

Discussion ensued and the Committee directed staff to provide them with a copy of all the applicable provincial regulations and a list of the complaints that have been received and how they were dealt with before the Public Hearing.

Zoning Bylaw Text Amendment (ZBT16-002) to limit the sale, storage, or distribution of butane

A report from the Planner dated August 15, 2016 regarding a text amendment to the Zoning bylaw to restrict the sale, storage or distribution of butane of a certain quantity was provided for the Committee’s information. Staff support the text amendment moving forward and as such has listed the Zoning Amending Bylaw under the “Bylaws for Consideration” section of the agenda.

Development Variance Permit Application DV16-001 to vary requirements of Subdivision Control Bylaw 1500-1985 in a proposed 19-lot subdivision located at 8394 McTaggart Street

A report from the Manager of Planning dated August 15, 2016 detailing a development variance permit application to exempt the required road width requirement and incorporate streetscape enhancements in a proposed 19-lot subdivision located at 8394 McTaggart Street was provided for the Committee’s information.

Mayor Hawes declared a conflict of interest under Section 100(2)b of the Community Charter, due to having received a campaign donation from the proponent of this application, and left the meeting at 3:38 p.m.

The Manager of Planning provided an overview of this application and advised that staff are in support of the variances except for items (a) and (b) as identified in the report.

The Committee briefly discussed the details of the proposed variances and noted that further consideration will continue at the evening meeting of Council.

Mayor Hawes returned to the meeting at: 3:59 p.m.
7. PARKS, RECREATION AND CULTURE
Councillor Nicholson assumed the Chair.

Resolution to Support a Poverty Reduction Plan in BC
A report from the Manager of Social Development dated August 15, 2016 detailing a recommendation from the Community Wellness Committee to support a poverty reduction plan in British Columbia was provided for the Committee’s consideration.

The Manager of Social Development gave a presentation to elicit the Committee’s support of a poverty reduction plan from the BC Poverty Reduction Coalition and distributed a slightly amended draft resolution.

The Committee stated they would not give their endorsement of the “Call for a Poverty Reduction Plan for British Columbia” municipal resolution as it was too generic and would not achieve any measurable results. The Committee recognized the Mission Community Wellness Society’s efforts to help end poverty but requested actionable initiatives which could achieve better results.

8. FORESTRY
Councillor Stevens assumed the Chair.

Forestry Operations 2016 Quarter 2 (Q2) Report
A report from the Manager of Forestry Business dated August 15, 2016 with a summary of the second quarter financial results for the forestry operation was provided for the Committee’s information.

Discussion ensued and the Committee noted the healthy forestry reserve and noted it will be utilized to assist other departments.

9. PUBLIC SAFETY AND HEALTH
Councillor Hinds assumed the Chair.

Emergency Support Services Newsletter
A report from the Manager of RCMP Administration dated August 15, 2016, which included the April and May newsletters from Emergency Support Services, was provided for the Committee’s information.

Mission Detachment Quarterly Report (January to April, 2016)
A report from the Officer in Charge, Mission RCMP Detachment dated August 15, 2016 regarding the quarterly policing operations and statistics was provided for the Committee’s information.

The Officer in Charge discussed the report findings and noted that a “Bait Bikes” initiative to target bike thieves will be deployed soon.

10. RESOLUTION TO RISE FROM COMMITTEE OF THE WHOLE
Mayor Hawes resumed the Chair.

Moved by Councillor Hamilton, seconded by Councillor Stevens, and
RESOLVED: That Council rise from Committee of the Whole.
CARRIED
11. RESOLUTION TO EXCLUDE PUBLIC, RECESS THE PUBLIC MEETING UNTIL 7:00 P.M. AND IMMEDIATELY CONVENE INTO CLOSED SESSION

Moved by Councillor Plecas, seconded by Councillor Alexis, and

RESOLVED:

1. That pursuant to Section 90 of the Community Charter, the public be excluded from this portion of the meeting as the subject matter being considered relates to the following:
   - Section 90(1)(f) of the Community Charter – law enforcement, if the council considers that disclosure could reasonably be expected to harm the conduct of an investigation under or enforcement of an enactment; and
   - Section 90(2)(b) of the Community Charter – the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party.

2. That the public portion of the meeting be recessed until 7:00 p.m.; and

3. That Council immediately resolve into the closed portion of their meeting.

CARRIED

The meeting recessed at 4:40 p.m.

12. RECONVENE

Mayor Hawes reconvened the meeting at 7:00 p.m.

Council Members Present: Mayor Randy Hawes
Councillor Pam Alexis
Councillor Carol Hamilton
Councillor Jim Hinds
Councillor Danny Plecas
Councillor Jenny Stevens

Council Members Absent: Councillor Rhett Nicholson

Staff Members Present: Ron Poole, Chief Administrative Officer
Mike Younie, Deputy Chief Administrative Officer
Michael Boronowski, Manager of Civic Engagement & Corporate Initiatives
Jay Jackman, Manager of Development Engineering & Projects
Tracy Kyle, Director of Engineering and Public Works
Dan Sommer, Director of Development Services

13. RESOLUTION TO ALLOW ADDITIONAL DELEGATION

Susan Jackson and Darcy Gendron – 7th Avenue bike lane parking issues

Moved by Councillor Plecas, seconded by Councillor Alexis, and

RESOLVED: That Susan Jackson and Darcy Gendron be permitted to appear as a late (five minute) delegation at the Regular Council Meeting of August 15, 2016.

CARRIED
14. RESOLUTION TO ADOPT RECOMMENDATIONS OF COMMITTEE OF THE WHOLE REPORT

Moved by Councillor Stevens, seconded by Councillor Hamilton, and

RESOLVED: That the recommendations of the August 15, 2016 Committee of the Whole, as contained in items RC16/433 to RC16/439 be adopted.

CARRIED

15. DELEGATIONS

David Sawatzky – Mission Regional Chamber of Commerce

David Sawatzky, President of the Mission Regional Chamber of Commerce, appeared before Council to provide the annual Chamber service contract report. Mr. Sawatzky reviewed the areas covered by their contract for service with the District, including:

- Visitor Centre Services;
- Business Development, including changes to their Business Excellence Awards; and
- Candlelight Parade.

Council thanked Mr. Sawatzky for his presentation.

David Perritt

David Perritt, owner of local business Grab-A-Java, appeared before Council to discuss the need for more funding for comprehensive planning. Mr. Perritt expressed concern regarding the following issues:

- the proposed bike lane on 7th Avenue and how it would negatively affect his business;
- a lack of planning for the east/west connectors in Mission, including 7th Avenue;
- the stress on transportation infrastructure from population growth; and
- the inability to change 7th Avenue to a four-lane road once bike lanes are introduced.

Council noted that the proposed bike lane along 7th Avenue is an item for discussion this evening, and thanked Mr. Perritt for his presentation.

Late Delegation – Susan Jackson and Darcy Gendron

Susan Jackson and Darcy Gendron appeared before Council to discuss the need for more funding for comprehensive planning.

Ms. Jackson stated that she is opposed to the bike lane on 7th Avenue and expressed frustration at the lack of consultation for those who will be losing their parking. She noted that the extra parking on 7th is crucial for her family as they all need cars to commute to work outside of Mission and there is not enough parking in the back lane or on their property.

Several members of the public requested to speak on this matter and Mayor Hawes opened the floor for their comments.

Joey Legault noted that there are not enough crosswalks along 7th Avenue for residents on the north side of the street to park on the south side. Mr. Legault also commented that cars parked in the back alley are more likely to be broken into, and that during the summer there is increased parking traffic due to events at the Fraser River Heritage Park.

Jason Young expressed frustration at the continuing roadworks on 7th Avenue and noted that he has been unable to access his driveway for the past 10 days. Mr. Young noted
that his wife is sick and removing parking on 7th Avenue will cause undue hardship on her grandmother, who looks after her, and for all the visitors to residents on the north side of 7th Avenue. He also commented that Mission has a large network of bike trails that cyclists can use.

Darcy Gendron stated that he is not opposed to the bike lane, but to the removal of parking on 7th Avenue. He noted that the Transportation Master Plan identified less than 1% of residents are cyclists.

16. BUSINESS DEFERRED FROM THE AUGUST 15, 2016 COMMITTEE OF THE WHOLE

7th Avenue Bike Lane and Parking Concerns

Council reviewed a report from the Director of Engineering & Public Works dated August 15, 2016 regarding the proposed separated bike lanes on 7th Avenue and the related parking concerns. All six options detailed in the report were reviewed and explained by staff.

Discussion ensued and Council noted the lack of adequate notice in regards to this initiative. Council requested that staff obtain further input from the residents who would be affected by any changes to 7th Avenue by way of a public input meeting to be scheduled in early September at the Leisure Centre.

Moved by Councillor Stevens, seconded by Councillor Hamilton, and

RESOLVED: That any decision regarding bicycle lanes on 7th Avenue be deferred until a public consultation meeting is held at the Leisure Centre in early September, 2016.

CARRIED

Staff were also directed to paint temporary dot markings down the centre of the applicable section of 7th Avenue.

17. PROCLAMATIONS

Moved by Councillor Stevens, seconded by Councillor Alexis, and

RESOLVED: That October 10, 2016 be proclaimed “World Mental Health Day” within the District of Mission.

CARRIED

The Chair acknowledged a member of the public and allowed her to come forward with an item of concern not listed on the agenda.

Sarah Hanson presented Council with a petition to have designated high-risk sex offender, James Conway, removed from living within the District of Mission. She suggested an alternate location in an area that is not populated with young families would be more appropriate. Ms. Hanson noted that she has collected over 1200 signatures on the petition which she will be submitting to the Correctional Service of Canada.

Council thanked Ms. Hanson for taking the time to prepare the petition and advised that, although they do not have the authority to have Mr. Conway moved from living in Mission, they are currently in communication with the proper authorities to try to resolve this issue.
18. PUBLIC HEARINGS

Zoning Amending Bylaw 5583-2016-5050(210)

R16-023 (Regnier) – a bylaw to rezone the property at 8051 Coleman Street from Urban Residential 930 (R930) Zone to Urban Residential 930 Secondary Dwelling (R930s) Zone

The purpose of the proposed amendment is to accommodate a secondary dwelling use in the form of secondary suite in a new home to be constructed. The subject property is legally described as:

Parcel Identifier: 006-764-347
Lot 31 District Lot 6 Group 3 New Westminster District Plan 32935

The Mayor opened the public hearing.

The Director of Development Services showed a PowerPoint presentation that provided the purpose and outline of the proposal and the subject property map, aerial and site photos.

The Deputy Chief Administrative Officer stated that no written submissions pertaining to the subject application had been received.

The Mayor opened the floor to the public for questions and comments.

Councillor Hinds asked if there would be a secondary suite charge for this property as it has its own septic field. Staff clarified that the owners would be charged for the water usage and the garbage/recycling charge will be doubled, but there will be no septic charges.

Hearing no further questions or comments, the Mayor declared the Public Hearing for District of Mission Zoning Amending Bylaw 5583-2016-5050(210) R16-023 (Regnier) closed.

Zoning Amending Bylaw 5584-2016-5050(211)

R16-022 (Redekop) – a bylaw to rezone the property at 33770 Darbyshire Drive from Rural Residential 7 (RR7) Zone to Rural Residential 7 Secondary Dwelling (RR7s) Zone

The purpose of the proposed amendment is to accommodate a secondary dwelling use in the form of a coach house. The subject property is legally described as:

Parcel Identifier: 029-730-791
Lot 4 Section 3 Township 18 New Westminster District Plan EPP55767

The Mayor opened the public hearing.

The Director of Development Services showed a PowerPoint presentation that provided the purpose and outline of the proposal and the subject property map, aerial and site photos. He noted how the applicant plans to accommodate for the increased sewage disposal system usage and confirmed that all the water quality requirements have been met. As the property does not conform to allow driveway access for a fire truck, a sprinkler system will be required.

The Deputy Chief Administrative Officer stated that no written submissions pertaining to the subject application had been received.

The Mayor opened the floor to the public for questions and comments.
Mayor Hawes asked if the applicant is aware of the sprinkler system requirements. Staff clarified that the applicant would have been advised of this as part of the pre-application review.

Hearing no further questions or comments, the Mayor declared the Public Hearing for District of Mission Zoning Amending Bylaw 5584-2016-5050(211) R16-022 (Redekop) closed.

19. COUNCIL COMMITTEE REPORTS AND MINUTES

Moved by Councillor Plecas, seconded by Councillor Hamilton, and

RESOLVED: That the following minutes be received as information:
(a) Parks and Recreation Advisory Committee meeting – April 12, 2016
(b) Parks and Recreation Advisory Committee meeting – May 10, 2016
(c) Joint Shared Services Committee meeting – May 19, 2016
(d) Parks and Recreation Advisory Committee meeting – June 7, 2016
(e) Community Wellness Committee workshop report – June 30, 2016
CARRIED

20. BYLAWS FOR CONSIDERATION

Moved by Councillor Alexis, seconded by Councillor Plecas, and

RESOLVED:
(a) That Zoning Amending Bylaw 5585-2016-5050(212) R16-024 (Campbell) – a bylaw to rezone the property at 34110 Richards Avenue from Rural Residential 7 (RR7) Zone to Rural Residential 7 Secondary Dwelling (RR7s) Zone, be read a first and second time.

(b) That Zoning Amending Bylaw 5588-2016-5050(215) (ZBT16-002), a bylaw to add to the list of uses prohibited in all Zones to the Zoning Bylaw to limit the sale, storage, or distribution of butane, be read a first and second time.

(c) That Official Community Plan Amending Bylaw 5547-2016-4052(44) R15-002 (Kerr Properties) – a bylaw to redesignate the property located at 31322 Caswell Avenue from Rural to Industrial, be read a second time.

(d) That Zoning Amending Bylaw 5548-2016-5050(190) R15-029 (Kerr Properties) – a bylaw to rezone property at 31322 Caswell Avenue from Rural 80 Zone (RU80) to Industrial Resource Extraction Zone (INR), be read a second time.

(e) That Zoning Amending Bylaw 5583-2016-5050(210) R16-023 (Regnier) – a bylaw to rezone the property at 8051 Coleman Street from Urban Residential 930 (R930) Zone to Urban Residential 930 Secondary Dwelling (R930s) Zone, be read a third time.

(f) That Zoning Amending Bylaw 5584-2016-5050(211) R16-022 (Redekop) – a bylaw to rezone the property at 33770 Darbyshire Drive from Rural Residential 7 (RR7) Zone to Rural Residential 7 Secondary Dwelling (RR7s) Zone, be read a third time.

(g) That Highway Closing and Undedication Bylaw 5577-2016 – a bylaw to close and undedicate portions of McTaggart Street, be adopted.
CARRIED
21. DEVELOPMENT PERMITS FOR CONSIDERATION

Development Variance Permit Application DV16-001 (8394 McTaggart Street)

Mayor Hawes declared a conflict of interest under Section 100(2)b of the Community Charter, due to having received a campaign donation from the proponent of this application, and left the meeting at 8:57 p.m.

Councillor Alexis assumed the Chair.

Dan Sommer, Director of Development Services, gave a presentation detailing the proposed variances for the property located at 8394 McTaggart Street. He noted that variances (a) and (b) from the report dated August 15, 2016 are not supported by staff, as they will reduce the road width from 18 metres to 15 metres. The remaining variances are supported by staff and are consistent with neighbouring developments.

In response to a question from Council, it was clarified that a 15 metre road allowance would require some of the utilities to be located on private property. It was noted that the neighbouring development has been approved with 18 metre road allowances. The purpose of the road variances as proposed is to increase the lot yield potential for an additional two lots.

The Acting Chair opened the floor to the public for input at 9:12 p.m. There were no questions or comments from the public.

The applicant, Rex Blaine, gave a presentation that reviewed the history of the development. Mr. Blaine stated that there are several 15 metre wide roads in the area, and that this proposal was designed to reduce bottlenecks and improve the intersection at McTaggart Street and Henry Avenue, while also increasing the property tax base.

Moved by Councillor Alexis, seconded by Councillor Plecas, and

RESOLVED: That the meeting be extended past 9:30 p.m.

CARRIED

Discussion ensued between Council, staff and the applicant in regards to each resolution below.

Moved by Councillor Stevens, seconded by Councillor Hamilton, and

RESOLVED: That Development Variance Permit DV16-001 (8394 McTaggart Street) to:

a. Vary Schedule A: Required Highway Widths; for an Urban Local Residential Highway by reducing the road width from 18.0 metres (59.05 feet) to 15.0 metres (49.2 feet) on Ewert Avenue east of McTaggart Street be approved.

OPPOSED Councillor Alexis
Councillor Hamilton
Councillor Hinds
Councillor Plecas

DEFEATED
Moved by Councillor Hinds, seconded by Councillor Hamilton, and

RESOLVED: That Development Variance Permit DV16-001 (8394 McTaggart Street) to:

b. Vary Schedule A: Required Highway Widths; for an Urban Local Residential Highway
   by reducing the road width from 18.0 metres (59.05 feet) to 15.0 metres (49.2 feet)
   on McTaggart Street south of Ewert Avenue along the frontage of proposed lots 6
   and 7 be approved.

OPPOSED Councillor Alexis
       Councillor Plecas

CARRIED

Moved by Councillor Stevens, seconded by Councillor Hamilton, and

RESOLVED: That Development Variance Permit DV16-001 (8394 McTaggart Street) to:

c. Vary Schedule A: Required Highway Widths; for an Urban Local Residential Highway
   by reducing the road width from 18.0 metres (59.05 feet) to 9.8 metres (32.15 feet) at
   the south end of McTaggart Street to the northwest corner of existing Parcel "F" be
   approved.

CARRIED

Moved by Councillor Plecas, seconded by Councillor Stevens, and

RESOLVED: That Development Variance Permit DV16-001 (8394 McTaggart Street) to:

d. Vary Schedule A: Typical Road Section R-3 by incorporating separated sidewalks
   and barrier curbs be approved.

CARRIED

Moved by Councillor Hamilton, seconded by Councillor Hinds, and

RESOLVED: That Development Variance Permit DV16-001 (8394 McTaggart Street) to:

e. Vary Schedule A: Urban Local Residential R-3 cross section from an 8.5 metre (27.8
   feet) driveable width to a 6.0 metre (19.7 feet) driveable width to allow for bulb-outs
   with barrier curb be approved.

CARRIED

Mayor Hawes returned to the meeting and resumed the Chair at 10:45 p.m.

22. COUNCIL MEETING MINUTES FOR APPROVAL

Moved by Councillor Stevens, seconded by Councillor Plecas, and

RESOLVED: That the following minutes be adopted:

(a) Regular Council Meeting – July 18, 2016;

(b) Special Council Meeting (for the purpose of going into a closed meeting) – August 2,
    2016;

CARRIED

23. NEW/OTHER BUSINESS

There was no new/other business.
24. NOTICES OF MOTION
   There were no notices of motion.

25. QUESTION PERIOD
   There were no questions from the public.

26. ADJOURNMENT
   Moved by Councillor Plecas, seconded by Councillor Stevens, and
   RESOLVED: That the meeting be adjourned.
   CARRIED

   The meeting was adjourned at 10:45 p.m.

   [Signatures]
   RANDY HAWES, MAYOR
   MIKE YOUNIE, CORPORATE OFFICER