MINUTES of the Tenth meeting held by the Seventh Council of the City of Chilliwack in the Council Chambers, City Hall on March 19, 2019 at 3:00 pm.

PRESENT: All members of Council, except Councillors Lum and Shields. Councillor Shields joined the meeting as indicated in the minutes.

In addition, the following members of staff were present:

P.D. Monteith, Chief Administrative Officer
J. Morgan, Corporate Officer
D. Blain, Director of Planning and Engineering
C.S. Crosman, Deputy Chief Administrative Officer
G. Savard, Director of Finance
G. MacPherson, Director of Operations
R. Mulligan, Director of Recreation and Culture
I. Josephson, Fire Chief
J. Kooistra, Director of Corporate Services
E. Leidekker, Director of Information Technology
G. Schipper, Manager of Building and Regulatory Enforcement
G. Villeneuve, Manager of Development Planning
M. Sikora, Social Development Coordinator
G. White, Manager of Land Development/Approving Officer
C. Naiduwa, Utilities Engineer
C. Weston, Assistant Manager of Bylaw Enforcement
J. Leggatt, Communications Manager
B. Johnson, IT Support Technician
J. McMurray, Recording Secretary

Mayor Popove was Chair and called the meeting to order at 3:00 pm.

Delegations/Hearings

Jordyn Huitema, Canadian Soccer Player, being unable to attend the meeting, was recognized by Mayor and Council for her outstanding performance and athleticism while representing Chilliwack on Canada Soccer’s Woman’s National Team.

Paul Jeffrey, Director of the Chilliwack and District Agricultural Society was in attendance to provide Council with an update on the research they have done trying to secure a midway for the Annual Fair.

Ray Ramey, President of the Atchelitz Threshermen’s Association was in attendance to provide Council with an overview of the Annual User Group Report.

Adoption of Minutes

Attrill                                   ) That the Minutes of the Regular Meeting of Council held March 5, 2019, be
Mercer ( amended on Page 11, Temporary Use Permit TUP00136 with respect to property located at 42116 Yarrow Central Road, by indicating Councillor Kloot’s support of the subject application; and further, that the Minutes of the Regular Meeting of Council held March 5, 2019 be adopted, as amended.

Carried unanimously
2

City of Chilliwack Council Minutes – March 19, 2019

Consent Agenda

Kloot
Westeringh
That the following Committee Minutes be received for information:
- Public Safety Advisory Committee Meeting held February 13, 2019;
- Design Review Advisory Committee Meeting held February 26, 2019; and,
- Affordable Housing and Development Advisory Committee Meeting held February 27, 2019.

Carried unanimously

Department Reports

Kloot
Attrill
That Council accept the proposal for the provision of Engineering Services for the “Production Well UV System Preliminary Design Project” from the lead proponent, WSP Canada Group Limited, in the amount of $155,540.00 (plus applicable taxes); and further, that the Mayor and Corporate Officer be authorized to sign any necessary documentation.

Carried unanimously

The Director of Planning and Engineering provided a presentation on the “Cycle Vision Plan” of the Airport-Broadway and Spruce-Britton corridors.

Councillor Shields joined the meeting at 3:18 pm.

Kloot
Westeringh
That Council receive the report on the Cycle Vision Plan of the Airport-Broadway and Spruce-Britton corridors, as contained within the Staff Report dated March 8, 2019 for information.

Carried unanimously

Shields
Attrill
That Council award the Request for Proposal for “2019 – Heavy Trucks”, to Peterbilt Pacific Inc., in the amount of $1,203,840.00 (plus applicable taxes); and further, that the Mayor and Corporate Officer be authorized to sign any necessary documentation.

Carried unanimously

Kloot
Westeringh
That Council approve the Grassroots Grant applications for the “Stream of Dreams” at Watson Elementary School in the amount of $2,726.78 and Guinet Park Playground Enhancement in the amount of $4,000.00.

Carried unanimously

Attrill
Westeringh
That Council approve the placement of murals on the north face of the abutment wall, as well as the roundabout retaining wall on the Vedder Bridge; and further, that the successful artist(s) be provided an honorarium of $3,000.00 with supply costs provided by the City of Chilliwack.

Carried unanimously
Department Reports (continued)

Kloot
Mercer
That “Delegation Authority Bylaw Amendment Bylaw 2019, No. 4665” be given
first and second reading. Carried unanimously

Shields
Westeringh
That “Delegation Authority Bylaw Amendment Bylaw 2019, No. 4665” be given
third reading. Carried unanimously

Kloot
Westeringh
That “Sanitary Sewer System Regulation Bylaw Amendment Bylaw 2019,
No. 4667” be given first and second reading. Carried unanimously

Attrill
Shields
That “Sanitary Sewer System Regulation Bylaw Amendment Bylaw 2019,
No. 4667” be given third reading. Carried unanimously

Mercer
Attrill
That “Waterworks Regulation Bylaw Amendment Bylaw 2019, No. 4668 be
given first and second reading. Carried unanimously

Shields
Westeringh
That “Waterworks Regulation Bylaw Amendment Bylaw 2019, No. 4668 be
given third reading. Carried unanimously

Attrill
Kloot
That “Zoning Bylaw Amendment Bylaw 2019, No. 4666”, which proposes to
amend the text of Sections 6 and 12 of the Zoning Bylaw to include Beekeeping as
a permitted use, be given first and second reading; and further, that a Public
Hearing be called for April 2, 2019. (RZ001353) Carried unanimously

Attrill
Westeringh
That “Zoning Bylaw Amendment Bylaw 2019, No. 4669”, which proposes to
rezone property located at 43555 Old Orchard Road from an RR (Rural
Residential) Zone to an R4 (Low Density Multi-Family Residential) Zone and an
RSV1 (Limited Use Reserve) Zone, be given first and second reading; and further,
that a Public Hearing be called for April 2, 2019. (RZ001202) Carried unanimously

Kloot
Westeringh
That “Official Community Plan Bylaw Amendment Bylaw 2019, No. 4671”,
which proposes to amend the Official Community Plan Development Permit Area
Map 7 “DPA – Map 7” to include the property located at 8395 Chilliwack
Mountain Road within Development Permit Area 7 (Industrial Area Form and
Character), be given first and second reading; and further, that a Public Hearing
be called for April 2, 2019. (RZ001300) Carried unanimously
Department Reports (continued)

Attrill

That “Official Community Plan Bylaw Amendment Bylaw 2019, No. 4672”,
which proposes to redesignate a portion of property located at 8395 Chilliwack
Mountain Road, from “Comprehensive Development Area” to “General Industrial”,
be given first and second reading; and further, that a Public Hearing be called for
April 2, 2019. (RZ001300)

Carried unanimously

Mercer

Shields

Attrill

That “Zoning Bylaw Amendment Bylaw 2019, No. 4673”, which proposes to
rezone property located at 8395 Chilliwack Mountain Road from an SCR (Suburban
Clustered Residential) Zone to a CD-14 (Comprehensive Development-14) Zone
and an RSV1 (Limited Use Reserve) Zone, be given first and second reading; and
further, that a Public Hearing be called for April 2, 2019. (RZ001300)

Carried unanimously

Attrill

Kloot

That “Business Licence Bylaw Amendment Bylaw 2019, No. 4674”, be given
first and second reading.

Carried unanimously

Mercer

Westeringh

Shields

That “Business Licence Bylaw Amendment Bylaw 2019, No. 4674”, be given
third reading.

Carried unanimously

Westeringh

Kloot

That Council approve the issuance of Development Permit DP001098 with
respect to property located at 45966 Yale Road, subject to the recommendations of
the Design Review Advisory Committee and the conditions as set out within the
draft Development Permit.

Carried unanimously

Westeringh

Attrill

That Council direct staff to not pre-consult with Provincial and Federal agencies
or First Nations with respect to the application, which proposes to redesignate
properties located at 9463 and 9471 Robson Street from “Residential 2 –
Townhouses” to “Residential 3 – Low Rise Apartment”. (RZ001271)

Carried unanimously

Westeringh

Kloot

That Council pass the following resolution:

Whereas an overnight shelter and dayspace is urgently needed to accommodate,
over the winter, many people who are living precariously on the downtown
streets and through the City in makeshift camps with significant negative impact
to themselves and the surrounding community, and existing shelters are operating
at full capacity;
Department Reports (continued)

And whereas, subject to BC Housing providing operating funding for staffing and security, and entering into an Agreement with the City of Chilliwack indemnifying the City for any liability associated with this use at 46293 Yale Road, and subject to the Fire Chief inspecting the building and concluding that there are no immediate life safety concerns;

Be it resolved that Council make a policy decision not to enforce the Zoning Bylaw or BC Building Code for this specific use.

Carried unanimously

Kloot

That Council approve the issuance of Development Permits DP001017 and DP001031 with respect to property located at 43610 Chilliwack Mountain Road, subject to geotechnical and environmental issues being met.

Carried unanimously

Westerling

That, in accordance with Section 90(1)(c), (e), (g), (i), (k) and (l) of the Community Charter, Council hold a Closed Meeting to discuss labour relations; property matters; litigation; receipt of advice subject to solicitor-client privilege; proposed services; and, municipal objectives and measures.

Carried unanimously

The regular meeting adjourned at 4:04 pm and reconvened at 7:00 pm.

PRESENT: All members of Council, except Councillors Lum and Mercer. Councillor Mercer joined the meeting as indicated in the minutes.

In addition, the following members of staff were in attendance:

P.D. Monteith, Chief Administrative Officer
J. Morgan, Corporate Officer
G. Villeneuve, Manager of Development Planning
J. McMurray, Recording Secretary

Public Hearing

“Zoning Bylaw Amendment Bylaw 2019, No. 4663” (RZ001292)

Public Hearing on “Zoning Bylaw Amendment Bylaw 2019, No. 4663”, which proposes to rezone a portion of property located at 45965 Higginson Road from an R1-A (One Family Residential) Zone to an R1-D (Infill Small Lot One Family Residential) Zone.

There were no representations with respect to Bylaw No. 4663.
Public Hearing (continued)

“Zoning Bylaw Amendment Bylaw 2019, No. 4663” (RZ001292) (continued)

Kloot       That “Zoning Bylaw Amendment Bylaw 2019, No. 4663” be referred for
Attrill    Council’s further consideration following the close of the Public Hearing.

Carried unanimously

“Zoning Bylaw Amendment Bylaw 2019, No. 4664” (RZ001314)

Public Hearing on “Zoning Bylaw Amendment Bylaw 2019, No. 4664”, which proposes to rezone
property located at 46066 Southlands Crescent from an R1-A (One Family Residential) Zone to an
R3 (Small Lot One Family Residential) Zone.

There were no representations with respect to Bylaw No. 4664.

Westeringh That “Zoning Bylaw Amendment Bylaw 2019, No. 4664” be referred for
Shields    Council’s further consideration following the close of the Public Hearing.

Carried unanimously

Public Information Meeting

Development Variance Permit DVP00983

Public Information Meeting on Development Variance Permit DVP00983 with respect to property
located at 8016 Annis Road, which proposes to vary the following regulations, to facilitate a future
12-lot bareland strata subdivision:

- to vary the minimum required front lot line and rear lot line setbacks from 6m to
  4.5m for proposed Lots “3”, “4”, “5”, “6”, and “7”; and,
- to vary the minimum required lot depths for proposed:
  - Lot “3” from 25m to 23m;
  - Lot “4” from 25m to 17m;
  - Lot “5” from 25m to 19.8m;
  - Lot “6” from 25m to 21.6m; and,
  - Lot “7” from 25m to 23.3m.

Ryan Hoxie, Precision Building Design Associates Ltd., #3 – 45953 Airport Road, on behalf of
their Clients, provided an overview of the application advising all lots will still meet the minimum
size; will have full driveways and double garages; however, there will be no on-street parking.

Westeringh That the representation with respect to Development Variance Permit
Attrill   DVP00983 be received for information; and further, that Development Variance
Permit DVP00983 be referred for Council’s further consideration following the
close of the Public Information Meeting.

Carried unanimously
Public Information Meeting (continued)

Development Variance Permit DVP01025

Councillor Westeringh withdrew from the meeting at 7:11 pm due to a potential conflict of interest as the applicants are his relatives.

Public Information Meeting on Development Variance Permit DVP01025 with respect to properties located at 7098, 7121, 7129, 7136, 7137, 7144, 7145, 7152, 7169 Tahoma Place and 7202 Marble Hill Road, which proposes to vary the minimum off-street parking space length associated with a residential use from 6m to 4.5m within the driveways and to vary the maximum floor area ratio from 75% to 80%, to facilitate the construction of a duplex within each of the subject properties.

Letter of opposition received from:

- Steve and Karen Steinbach, 7219 Ramsay Place, dated March 5, 2019.

Information letter received from:

- Ryan vanDeventer, Applicant, Westbow Construction Group, 7350 Barrow Road, dated March 19, 2019.

Kloot
Attrill

That the representations with respect to Development Variance Permit DVP01025 be received for information; and further, that Development Variance Permit DVP01025 be referred for Council’s further consideration following the close of the Public Information Meeting.

Carried unanimously

Councillor Westeringh returned to the meeting at 7:14 pm.

Development Variance Permit DVP01029

Public Information Meeting on Development Variance Permit DVP01029 with respect to property located at 41360 Yarrow Central Road, which proposes to vary the minimum interior side lot line setback from 3m to 1.8m, to facilitate an addition to a single family dwelling.

There were no representations with respect to Development Variance Permit DVP01029.

Kloot
Westeringh

That Development Variance Permit DVP01029 be referred for Council’s further consideration following the close of the Public Information Meeting.

Carried unanimously
City of Chilliwack Council Minutes – March 19, 2019

Public Information Meeting (continued)

Development Variance Permit DVP01051

Public Information Meeting on Development Variance Permit DVP01051 with respect to property located at 4990 Boundary Road, which proposes to vary the maximum building height from 6m to 7.4m, to facilitate the construction of a coach house.

Consultation package containing nine signatures of support received from:

- Ken Jansen, 4990 Boundary Road, received March 12, 2019.

Councillor Mercer joined the meeting at 7:17 pm.

Shields ), Westeringh ) That the representations with respect to Development Variance Permit DVP01051 be received for information; and further, that Development Variance Permit DVP01051 be referred for Council’s further consideration following the close of the Public Information Meeting.  
Carried unanimously

Clerk’s Reports

Attrill ), Mercer ( That “Zoning Bylaw Amendment Bylaw 2019, No. 4663”, with respect to a portion of property located at 45965 Higginson Road, be given third reading. (RZ001292)  
Carried unanimously

Kloot ), Attrill ( That “Zoning Bylaw Amendment Bylaw 2019, No. 4663”, with respect to a portion of property located at 45965 Higginson Road, be adopted. (RZ001292)  
Carried unanimously

Westeringh ), Shields ( That “Zoning Bylaw Amendment Bylaw 2019, No. 4664”, with respect to property located at 46066 Southlands Crescent, be given third reading. (RZ001314)  
Carried unanimously

Kloot ), Westeringh ( That “Zoning Bylaw Amendment Bylaw 2019, No. 4664”, with respect to property located at 46066 Southlands Crescent, be adopted. (RZ001314)  
Carried unanimously

Application Reports

Attrill ), Shields ( That, subject to public representation, Council approve the issuance of Development Variance Permit DVP00983 with respect to property located at 8016 Annis Road.  
Carried unanimously
Councillor Westeringh withdrew from the meeting at 7:20 pm due to a potential conflict of interest as the applicants are his relatives.

Kloot          That, subject to public representation, Council approve the issuance of
Attrill        Development Variance Permit DVP01025 with respect to properties located at
               7098, 7121, 7129, 7136, 7137, 7144, 7145, 7152, 7169 Tahoma Place and 7202
               Marble Hill Road.
               Carried unanimously

Councillor Westeringh returned to the meeting at 7:21 pm.

Shields        That, subject to public representation, Council approve the issuance of
Attrill        Development Variance Permit DVP01029 with respect to property located at
               41360 Yarrow Central Road.
               Carried unanimously

Kloot          That, subject to public representation, Council approve the issuance of
Westeringh     Development Variance Permit DVP01051 with respect to property located at
               4990 Boundary Road.
               Carried unanimously

Councillors’ Reports

Councillor Kloot wished the community a wonderful spring break and invited the community to enjoy the hiking trails in the area.

Councillor Shields spoke on the Graduation Ceremony for the Paid on Call Firefighters, and commended them on completing the 350 hours of rigorous training. He further commented on his participation in the St. Patrick’s Day hockey game between City Hall and Public Works staff and, extended his appreciation to Mayor Popove for initiating the game and to Carol Marleau, Manager of Leisure Development, for organizing it.

Councillor Attrill commented on the International Women’s Day on March 8, 2019; Chilliwack Public Arts Advisory Committee Meeting; Chilliwack Soroptimist’s “Pajamas and Pearls Fundraising Event”; and, the Chilliwack Downtown Business Improvement Association Meeting. She wished everyone a great spring break.

Councillor Mercer spoke on the Upper Fraser Valley Bar Watch Meeting; Chamber of Commerce Women’s Leadership Collective Conference; Chilliwack Fire Department Recruit Graduation Ceremony; and, the upcoming Fraser Valley Regional Hospital District Board Meeting.

Councillor Westeringh reported on the Upper Fraser Valley Bar Watch Meeting; Tourism Chilliwack Board Meeting; Multicultural Day in downtown Chilliwack; and, the City Staff hockey game.
Mayor’s Report

Mayor Popove commented on his attendance at the 30th Anniversary of the Birchwood Retirement home; morning patrol tour with Mark Strahl, MP, which highlighted the issues facing the downtown; Chamber of Commerce Women’s Leadership Collective Conference; Housing Hub Presentation; reading at Unsworth Elementary School and extended recognition to the teaching staff; the Paid on Call Recruitment Graduation Ceremony; Squaw Community Forum; the Fraser Valley Diversity Awards in Abbotsford, extending congratulations to all those that were nominated; his meeting with Minister Adrian Dix, Minister of Health, and Victoria Lee, Chief Executive Officer for Fraser Health; and, the City Staff hockey game.

Mayor Popove called for questions from the public. None were received.

On a motion of Councillor Westeringh, and seconded by Councillor Kloot, the meeting adjourned at 7:33 pm.


Mayor

Corporate Officer