MINUTES of the thirty-second meeting held by the Seventh Council of the City of Chilliwack in the Council Chambers, City Hall on February 18, 2020 at 3:00 pm.

PRESENT: All members of Council, with the exception of Councillor Knott.

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
- G. Savard, Director of Finance
- G. MacPherson, Director of Operations
- R. Mulligan, Director of Recreation and Culture
- I. Josephson, Fire Chief
- E. Leidekker, Director of Information Technology
- G. Schipper, Manager of Building and Regulatory Enforcement
- C. Weston, Assistant Manager of Bylaw Enforcement
- K. Stanton, Manager of Long Range Planning
- G. Villeneuve, Manager of Development Planning
- C. Marleau, Manager of Recreation Services and Corporate Wellness
- K. Jefford, Manager of Transportation and Drainage
- R. Fortin, Manager of Parks Planning
- J. Koczkur, Deputy Director of Operations
- G. White, Manager of Land Development/Approving Officer
- W. Moseanko, Property Manager
- J. Tough, Manager of Utilities
- C. Wickham, Assistant Manager of Land Development
- B. Johnson, Business Application Support Technician
- J. Leggatt, Communications Manager
- J. McMurray, Recording Secretary

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

Delegations/Hearings

BC SPCA

Chloé MacBeth, Chilliwack Branch Manager, BC SPCA, was in attendance to provide Council with an overview of the work they do in our community.

Adoption of Minutes

Westeringham ( ) That the Minutes of the Regular Meeting of Council held February 4, 2020, be adopted as circulated. 

Carried unanimously
Consent Agenda

Mercer ) That the Minutes of the Public Safety Advisory Committee Meeting held
Westeringh ( January 8, 2020, be received for information.

Carried unanimously

Departmental Reports

Victoria Avenue – On-Street Parking

Shields ) That Council direct staff to consult with the Downtown Chilliwack Business
Mercer ( Improvement Association and property owners on Victoria Avenue about the
proposal to convert Victoria Avenue between Young Road and Nowell Street from
two-way traffic to one-way traffic; and, converting the parking stalls on the south
side from parallel to angle.

Carried unanimously

BC Active Transportation Infrastructure Application 2020-2021

Westeringh ) That Council endorse the application for the BC Active Transportation
Kloot ( Infrastructure Application 2020-2021, as contained within the Staff Report dated
February 4, 2020, for the Valley Rail Trail buffered/protected bicycle lane
connections, Tyson Road sidewalk, and the Chilliwack River Road sidewalk.

Carried unanimously

Vedder Roundabout Public Art Tender 2020-01

Mercer ) That Council award the Tender for the “Vedder Roundabout Public Art Project”
Shields ( to State of the Art Concepts Ltd., in the amount of $255,000.00 (plus applicable
taxes); and further, that the Mayor and Corporate Officer be authorized to sign any
necessary documentation.

Carried unanimously

2020 Preliminary Designs Project – RFP Proponent Selection

Shields ) That Council authorize staff to forward Request for Proposal documents to the
Kloot ( following selected proponents for the “2020 Preliminary Designs Project”:

1. McElhanney Consulting Services Ltd.;
2. ISL Engineering; and,
3. Allnorth Consultants Ltd.

Carried unanimously
Departmental Reports (continued)

Chilliwack Pump Track Facility Project – RFP Proponent Selection

Lum  )  That Council authorize staff to forward Request for Proposal documents to the
Westeringh ( following selected proponents for the “Chilliwack Pump Track Facility Project”:

1.  Hoots Bicycle Accessories Ltd.;
2.  VeloSolutions Canada Inc.; and,
3.  Alpine Bike Parks, LLC.

Carried unanimously

Property Management Services – RFP Evaluation

Shields  )  That Council accept the Request for Proposal for the provision of “Property
Westeringh ( Management Services” from the lead proponent, Homelife Advantage Realty
Limited, at a rate of 7 percent of gross rental revenue, (plus applicable taxes), for a
period of 5 years, commencing February 1, 2020; that staff be authorized to enter
into discussions with the lead proponent with the intent of entering into a contract;
and further, that the Mayor and Corporate Officer be authorized to sign any
necessary documentation.

Carried unanimously

JCR Design Ltd. (BC1089662) Rezoning/46149 Hope River Road

Kloot  )  That “Zoning Bylaw Amendment Bylaw 2020, No. 4779”, which proposes to
Westeringh ( rezone property located at 46149 Hope River Road from an R1-A (One Family
Residential) Zone to an R4 (Low Density Multi-Family Residential) Zone, be
given first and second reading; and further, that a Public Hearing be called for
March 3, 2020.  (RZ001391)

Carried unanimously

OTG Development Concepts Rezoning & Development Variance Permit/45657 & 45669 Yale Road

Westeringh )  That “Zoning Bylaw Amendment Bylaw 2020, No. 4780”, which proposes to
Lum ( rezone property located at 45657 Yale Road and a portion of property located at
45669 Yale Road from a C2 (Local Commercial) Zone to a P1 (Civic Assembly)
Zone, be given first and second reading; and further, that a Public Hearing be
called for March 3, 2020.  (RZ001283)

Carried unanimously

Brenda MacIntyre Rezoning/46131 Roy Avenue

Westeringh  )  That “Zoning Bylaw Amendment Bylaw 2020, No. 4781”, which proposes to
Mercer ( rezone property located at 46131 Roy Avenue from an R1-A (One Family
Residential) Zone to an R3 (Small Lot One Family Residential) Zone, be given
first and second reading; and further, that a Public Hearing be called for March 3,
2020.  (RZ001389)

Carried unanimously

Departmental Reports (continued)
JCR Design Ltd. (BC1089662) Rezoning/44366 Keith Wilson Road

Westeringh Shields  ) That Council direct staff to pre-consult with the Agricultural Land Commission with respect to an application, which proposes to redesignate property located at 44366 Keith Wilson Road from “Agricultural” to “Low Density Residential”. (RZ001358)

Carried unanimously

JCR Design Ltd. (BC1089662) Rezoning/45459 Stevenson Road (a portion of)

Lum Kloot  ) That Council direct staff to pre-consult with the Agricultural Land Commission with respect to an application, which proposes to redesignate a portion of property located at 45459 Stevenson Road from “Agricultural” to “Low Density Residential”. (RZ001347)

Carried unanimously

Adjournment to Closed Meeting

Shields Mercer  ) That, in accordance with Section 90(1)(e), (g) and (l) of the Community Charter, Council hold a Closed Meeting to discuss property matters, litigation or potential litigation affecting the municipality and, items respecting municipal objectives, measures and progress reports.

Carried unanimously

The regular meeting adjourned at 3:29 pm and reconvened at 7:00 pm.

PRESENT: All members of Council, with the exception of Councillors Kloot and Knott.

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

P.D. Monteith, Chief Administrative Officer
J. Morgan, Corporate Officer
D. Blain, Director of Planning and Engineering
J. McMurray, Recording Secretary

Public Hearing

“Zoning Bylaw Amendment Bylaw 2020, No. 4778” (RZ001379)

Public Hearing on “Zoning Bylaw Amendment Bylaw 2020, No. 4778”, which proposes to rezone property located at 9687 Woodbine Street 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. 4778.
Public Hearing (continued)

“Zoning Bylaw Amendment Bylaw 2020, No. 4778” (RZ001379) (continued)

Lum ) That “Zoning Bylaw Amendment Bylaw 2020, No. 4778” be referred for Westeringh Council’s further consideration following the close of the Public Hearing.

Carried unanimously

Temporary Use Permit (TUP00150)

Public Hearing on Temporary Use Permit TUP00150 with respect to property located at 46578 Yale Road, to permit the keeping of 3 chickens on the property.

Letters/Emails of support received from:

• Shayne Kinshella, 9632 Broadway, dated September 12, 2019;
• Barbara Grant, 9629 Broadway, dated September 12, 2019;
• Tom Polny, 9614 Broadway, dated September 12, 2019;
• Dana Barklow, 9642 Broadway, September 12, 2019;
• L. Zaharuk, Unit 1 – 46562 Yale Road, dated September 12, 2019;
• Robert Simoes, 7 – 46570 Macken Avenue, dated February 12, 2020;
• Debora Soutar, dated February 15, 2020;
• Patsy Byers, received February 18, 2020;
• Christopher Hunt, dated February 18, 2020; and,
• Michelle Leith, dated February 18, 2020.

Cheryl Cavanaugh, 46578 Yale Road, Applicant/Owner, provided an overview of the application in addition to the food production practiced on her property.

Michael Cavanaugh, 46578 Yale Road, provided comments with respect to the chickens and dogs they currently have, advising the chickens are like pets.

Erin Croquet, 46637 Montana Drive, spoke in favour of the application.

Lum Merc ) That the representations with respect to Temporary Use Permit TUP00150 be received for information; and further, that Temporary Use Permit TUP00150 be referred for Council’s further consideration following the close of the Public Hearing.

Carried unanimously

Public Information Meeting

Development Variance Permit DVP01097

Public Information Meeting on Development Variance Permit DVP01097 with respect to property located at 4464 Community Street, which proposes the following variances, to facilitate the retention of a single family dwelling as a detached accessory dwelling unit in the form of a garden suite:

Public Information Meeting (continued)

Development Variance Permit DVP01097 (continued)
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- vary the maximum permitted floor area for a garden suite from 90m² to 133m²;
- vary the maximum permitted building height for a detached accessory dwelling unit (garden suite) from 6.5m to 6.6m; and,
- vary the minimum front lot line (FLL) setback for a detached accessory dwelling unit (garden suite) from 6m to 5.3m in order to accommodate the development and the 4m supplemental setback required for future road widening. As a result, the total proposed front lot line setback reduction will be from 10m (6m + 4m of supplemental) to 5.3m (1.3m + 4m of supplemental).

Emails of opposition received from:
- Barry and Georgette Fooks, 4445 Community Street, dated February 13, 2020; and,

Jesse Rayner, JCR Design, 45715 Hocking Avenue, Applicant, was in attendance to answer any questions from Council; addressed the two emails of opposition that were received; and, spoke on the process of canvassing the neighbourhood.

Lum ) That the representations with respect to Development Variance Permit Shields ( DVP01097 be received for information; and further, that Development Variance Permit DVP01097 be referred for Council’s further consideration following the close of the Public Information Meeting.

Carried unanimously

Development Variance Permit DVP01105

Public Information Meeting on Development Variance Permit DVP01105 with respect to property located at 5469 Highroad Crescent, which proposes to vary the minimum lot coverage from 60m² to 67m², to facilitate the construction of a detached garage and to bring the subject property into compliance with Zoning Bylaw regulations.

Public Engagement Petition submitted by Shandil Prasad, Applicant, containing 15 signatures of support, received February 17, 2020.

Shandil Prasad, 5469 Highroad Crescent, Applicant, provided an overview of the application and availed himself for any questions from Council.

Shashi Prasad, 5469 Highroad Crescent, extended an apology for the misunderstanding and provided an explanation as to why a building permit was not applied for originally.

Shields ) That the representations with respect to Development Variance Permit Mercer ( DVP01105 be received for information; and further, that Development Variance Permit DVP01105 be referred for Council’s further consideration following the close of the Public Information Meeting.

Carried unanimously

Council recessed at 7:51 pm and reconvened at 8:00 pm.

Clerk’s Reports

“Zoning Bylaw Amendment Bylaw 2020, No. 4778” – 9687 Woodbine Street
Lum    ) That “Zoning Bylaw Amendment Bylaw 2020, No. 4778”, with respect to Mercer ( property located at 9687 Woodbine Street, be given third reading. (RZ001379)

Defeated unanimously

Application Reports

Temporary Use Permit (TUP00150) – 46578 Yale Road

Lum    ) That Council approve the issuance of Temporary Use Permit TUP00150 with Westeringh ( respect to property located at 46578 Yale Road, subject to the conditions as stipulated within the draft Temporary Use Permit.

Carried unanimously

Development Variance Permit DVP01097 – 4464 Community Street

Lum    ) That, subject to public representation, Council approve the issuance of Development Westeringh ( Variance Permit DVP01097 with respect to property located at 4464 Community Street.

Carried unanimously

Development Variance Permit DVP01105 - 5469 Highroad Crescent

Lum    ) That, subject to public representation, Council approve the issuance of Development Westeringh ( Variance Permit DVP01105 with respect to property located at 5469 Highroad Crescent.

Carried unanimously

Councillors’ Reports

Councillor Westeringh commented on his attendance at the Chilliwack Economic Partners Corporation meeting; the Tourism and Heritage Park meeting; hockey game with City Staff and First Nations Colleagues; Tourism Chilliwack Board meeting; and, expressed appreciation to the Tourism Chilliwack staff.

Councillor Lum spoke on the Regional and Corporate Services Committee meeting of the Fraser Valley Regional District; Globe Summit in Vancouver; Public Safety Advisory Committee meeting; and, Tourism Chilliwack meeting.

Councillor Shields remarked on the meeting of the Chilliwack Economic Partners Corporation and the Canadian Blood Services’ recent blood drive; and, encouraged the community to donate blood.

Councillors’ Reports (continued)

Councillor Mercer commented on his monthly update with RCMP Superintendent Bryan Massie; Chilliwack Economic Partners Corporation presentation; Public Safety Advisory Committee meeting; Tourism Chilliwack meeting and tour of the Heritage Park renovations, extending appreciation to Ana Macedo for all the great work she does at Heritage Park; and, the Aboriginal Justice Liaison Committee meeting.
Mayor’s Report

Mayor Popove spoke on the Stakeholder Input meeting and the topic of Seniors Abuse and Neglect; Bar Watch meeting; meeting with Dr. James Mandigo, the new Provost and Vice President of the University of the Fraser Valley; and, Housing First Task Force meeting;

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

On a motion of Councillor Lum, and seconded by Councillor Westeringh, the meeting adjourned at 8:22 pm.

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 Mayor

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 Corporate Officer