

PLANNING ADVISORY COMMITTEE
MARIARDVILLE NEIGHBOURHOOD IMPROVEMENT PROJECT

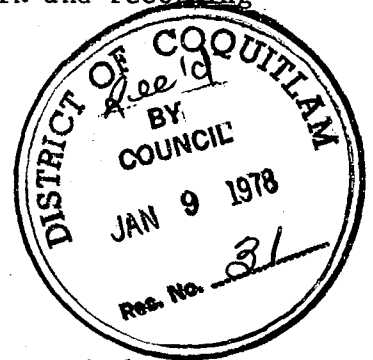
Tuesday, January 3, 1978
Committee of the Whole - 7.30 p.m.

502

A Committee of the Whole meeting convened in the Council Chambers, Municipal Hall, 1111 Brunette Avenue, Coquitlam, B.C. on Tuesday, January 3, 1978 at 7.30 p.m. with all Members of Council present except Ald. Robinson and Mayor Tonn. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Municipal Engineer, Deputy Municipal Treasurer, Parks and Recreation Director, Fire Chief, Municipal Clerk and recording secretary Jean Palmer.

Ald. Bewley Chaired the meeting as Acting Mayor.

COMMITTEE OF THE WHOLE



R.W. SULLIVAN -
REZONING OF 730, 734, 736 and 741
FARROW STREET TO RM-2

Mr. R.W. Sullivan, representing the applicant, addressed the Committee to appeal the decision made by Council at their meeting of October 24th 1977 not to rezone the above-described property to RM-2.

Mr. Sullivan did not feel that the location of the property lent itself to a good commercial proposition, plus the fact that the Lougheed Mall being in such close proximity would cast its shadow over any worthwhile project.

Mr. Sullivan went on to say that the apartment block proposed would be predominantly 1 bedroom units with studio units and very few two bedroom units thus being basically adult oriented

Mr. Buchanan, the Planning Director, commented with regard to this application in that this area was designated service commercial in the community plan map and that the need for additional commercial land was recognized in the Burquitlam Study. Additional apartment sites should not be designated in this area.

Ald. Parks arrived at the meeting at this time.

7.54 p.m.

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

PC1 The Committee of the Whole recommends that Council re-affirm its policy and this application for rezoning to RM-2 be declined.

CARRIED

Ald. Sekora and Ald. Campbell opposed.

JACK CEWE LTD. - TEMPORARY BUILDING PERMIT
1739 PIPELINE ROAD

Mr. Dennis Milne, representing Jack Cewe Ltd., spoke to the Committee with regard to the expired temporary Building permit on 1739 Pipeline Road. Mr. Milne had not had the opportunity of discussing this problem with his client since he was out of town and was not expected back for a few days.

After discussion it was agreed that Mr. Milne appear at the next Meeting of Council - January 9, 1977.

H. OVERLAND AND R. McEWAN, JACK CEWE LTD.
TEMPORARY BUILDING PERMIT

Mr. R. McEwan spoke to the Committee with regard to the expired temporary building permit of Jack Cewe Ltd.. He felt Council should keep to their decision of January 17, 1977 and that a renewal of the temporary building permit should not be issued.

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Mr. McEwan went on to say that Council had been more than fair to Jack Cewe Ltd. and that he felt Mr. Overland should be dealt with in the same manner.

After discussion it was agreed that Messrs. Overland and McEwan be invited to attend the next Regular Meeting of Council on January 9, 1977, to follow the presentation by Mr. Dennis Milne on behalf of Jack Cewe Ltd.

JOE E.K. YAMAUCHI, ARCHITECT -
PROPOSED BATCH PLANT, OFFICE AND SETTLING POND
ON LEEDER AVENUE SOUTH OF TRANS CANADA HIGHWAY

Mr. Yamauchi, representing LaFarge Concrete Ltd., appealed the decision of the Design Committee in June 1977 with regard to the above proposed batch plant. Mr. Yamauchi pointed out that the new building would be more efficient with little or no pollution. It will be attractively landscaped and well shielded with foliage.

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL

PC2 The Committee of the Whole recommends to Council that this application be referred to Public Hearing.

CARRIED

Ald. Garrison opposed.

It was agreed by the Committee that the whole of the Dartmoor Highlands area be notified of the Public Hearing.

FRASER HOLDINGS LTD. -
APPEAL OF COMMUNITY PLAN DESIGNATION -
1212, 1220 and 1224 BRUNETTE AVENUE

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL

PC3 The Committee of the Whole recommends that Council re-affirm its policy as set out in the Community Plan Map.

CARRIED UNANIMOUSLY

U.B.C.M. -
NEIGHBOURHOOD PUBS

MOVED BY ALD. GARRISON
SECONDED BY ALD. PARKS

PC4 The Committee of the Whole recommends to Council the appointment of an ad hoc Committee to make recommendations and to assist the U.B.C.M. - Neighbourhood Pub - Committee.

CARRIED UNANIMOUSLY

The Chairman recommended the appointment of Ald. Garrison and Ald. Sekora to this Committee.

Tuesday, January 3, 1978
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REPORT OF ENGINEER -
HIGHWAY GRANTS FOR ROADWORKS PROVIDED
BY THE REVENUE SHARING ACT

Mr. A. Phillips, the Municipal Engineer, enlarged upon his report to the Committee, of December 21, 1977, with regard to Highway Grants for roadworks provided by the Revenue Sharing Act.

MOVED BY AID. PARKS
SECONDED BY AID. GARRISON

PC5 The Committee of the Whole recommends to Council that Mayor J.L. Tonn be authorized to sign the letter, as attached to the Municipal Engineer's report of December 21, 1977, to the Minister of Highways requesting confirmation of the Ministry of Highways' intention to provide 50% of the Municipality's share of the cost of widening North Road between the Trans Canada Highway and the Brunette River; and that Mayor J.L. Tonn be authorized to sign the letter, as attached to the Municipal Engineer's report of December 21, 1977, to Mr. G. Kerster, M.L.A., advising him of our requirements.

CARRIED UNANIMOUSLY

REPORT OF MUNICIPAL CLERK -
SUPERIOR SIGNS LTD. - APPEAL OF MUNICIPAL
ASSESSMENT FOR BUS STOP BENCH LOCATIONS IN
COQUITLAM FOR 1977

MOVED BY AID. PARKS
SECONDED BY AID. SEKORA

PC6 The Committee of the Whole recommends that Council not consider the appeal by Superior Signs Ltd. for re-assessment of rental fee for bus stop benches.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
REVIEW OF POLICY ON MATHEWSON AVENUE AND
CONNECTION WITH LOUGHEED HIGHWAY

MOVED BY AID. GARRISON
SECONDED BY AID. PARKS

PC7 The Committee of the Whole recommends to Council:

1. That a review of the design of the interchange be undertaken by a Select Committee of Council in concert with representatives of the Dartmoor-Mathewson Ratepayers' Association as specified in their letter of December 22, 1977;
2. That the package of information assembled by the Planning Director be circulated to all members of Council and the individuals specified in the letter of December 22, 1977 from the Ratepayers' Association;
3. That the Select Committee report back to Council by February 28, 1978.

CARRIED UNANIMOUSLY

Ald. Garrison left the meeting at this point.

10.05 p.m.

Tuesday, January 3, 1978
Committee of the Whole - 7.30 p.m.

REPORT OF PLANNER -
REVIEW OF COMMUNITY PLAN DESIGNATION FOR
EAST SIDE OF NORTH ROAD - BETWEEN
BROOKMERE AND COCHRANE

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL

PC8 The Committee of the Whole recommends that Council reaffirm
the Community Plan designation.

DEFEATED

Ald. Sekora, [REDACTED] Ald. Campbell and Ald. Bewley registered opposition.

MOVED BY ALD. SEKORA *
SECONDED BY ALD. CAMPBELL

PC9 The Committee of the Whole recommends to Council that the
Planning Department be authorized to prepare a development
area by-law for a land use contract for the development of a
Credit Union and six -storey office building on the north east
corner of Brookmere and North Road for the consideration of
Council.

CARRIED UNANIMOUSLY


ADJOURNMENT

MOVED BY ALD. SEKORA
SECONDED BY ALD. CAMPBELL

That the Committee of the Whole adjourn.

10.30 p.m.

CARRIED UNANIMOUSLY


CHAIRMAN

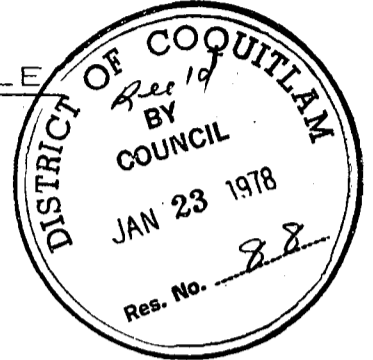
Monday, January 16, 1978,
Committee of the Whole - 7.30 p.m.

502

A meeting of the Policy and Review Committee convened as a Committee of the Whole on Monday, January 16, 1978 at 7.30 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present. Members of staff present were the Municipal Manager, Planning Director, Municipal Engineer, Parks and Recreation Director, Municipal Solicitor, Fire Chief, Municipal Treasurer, Municipal Clerk and Recording Secretary Sandra Aikenhead.

COMMITTEE OF THE WHOLE

G. D. ELLIOTT & OTHERS - PROPOSED
DIVERSION OF GATENSBURY STREET &
ENGINEER'S REPORT OF JAN. 11/78



MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC10 That the Committee hear the Engineer's recommendations and then Mr. Elliott's delegation be heard from.

CARRIED UNANIMOUSLY

Mr. Phillips, Municipal Engineer, read his report dated January 11, 1978 listing four recommendations.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC11 That the Committee of the Whole recommends that Council adopt the Municipal Engineer's recommendations:

1. That stop signs on Gatensbury Street at Foster Avenue be introduced, creating a 4 way stop controlled intersection.
2. That additional lighting be installed at nominal cost at the intersection of Foster Avenue and Gatensbury Street to increase motorists awareness of cross street activities.
3. That the existing 30 kilometers per hour vehicular speed regulation between Foster Avenue and Regan Avenue on Gatensbury Street would be required.
4. That delineator posts be installed on the east side of Gatensbury Street through the curve section of the street where ditches are close to the road edge.

CARRIED UNANIMOUSLY

Mr. Elliott asked if the actions taken tonight meant that Gatensbury Street would remain a through street for all time. Mr. Elliott was informed by Council that they could not promise what a future Council would do but, by their actions this evening, the present Council had shown that it is their wish that Gatensbury Street remain a through street.

Mr. Elliott reported to Council that he felt that the poll taken by the Engineering Department did not cover enough of the concerned area and should have been sent to a greater number of people on the adjacent streets to Gatensbury.

APP'D
Co. Res
89/78

Monday, January 16, 1978,
Committee of the Whole, cont'd.

Ald. Sekora arrived at the meeting at this time.

Mr. Marshall of 1429 Smith Avenue stated for the record that he had presented a petition to the Engineering Department in December re the closure of Gatensbury Street and this petition was 100% opposed to the closing of Gatensbury.

MANAGER'S REPORT - JANUARY 12, 1978

1. Letter to Mayor from Kenneth McLeod - December 9, 1977.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC12 That the Municipal Manager's Report of January 12, 1978 be received.

CARRIED UNANIMOUSLY

1. Letter to Mayor Tonn from Kenneth McLeod - December 9, 1977.

MOVED BY ALD. SEKORA
SECONDED BY ALD. GARRISON:

PC13 That the Committee of the Whole recommends that Council adopt the Manager's recommendations:

That a copy of this report be forwarded to Mr. K. McLeod;

And that Mr. McLeod be invited to the January 30th meeting of the Council sitting as a Committee of the Whole.

CARRIED UNANIMOUSLY

2. Municipal Insurance.

Ald. Garrison removed himself from the table at this time.

MOVED BY ALD. PARKS
SECONDED BY ALD. ROBINSON:

PC14 That the Committee of the Whole recommend to Council that, by stipulating the types of insurance coverage which this Municipality now has, as well as by supplying a statement of property values, but without disclosing policy wording forms or rates and premiums now paid by the District for its coverage, the Municipal Manager invite insurance brokers to make proposals for the placement of the District's insurance requirements as well as to advise the District in any related matters including the provision of services for reviewing and/or drafting of bonding and insurance standard or special specifications required by the District from time to time including the audit and certification that insurance submitted to the Municipality from time to time meets the specifications of the District; it being provided that the District is under no obligation whatsoever to make any alterations in its current practices for the placement of the District's insurance and, further, that the District expressly reserves the full right to reject, without explanation, at anytime during or at the conclusion of its consideration of the proposals, any and/or all proposals received in this connection.

CARRIED UNANIMOUSLY

APPAID BY
Co. RES
90/78

Monday, January 16, 1978,
Committee of the Whole, cont'd.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS:

PC15 That the Committee of the Whole recommends to Council that the Municipal Manager be authorized to secure the services of an outside legal consultant in regard to this matter.

CARRIED UNANIMOUSLY

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS:

PC16 That the Committee of the Whole recommends to Council that until otherwise directed by Council, the District's insurance requirements continue to be handled by the firm Blane, Fullerton & White Ltd.

CARRIED UNANIMOUSLY

Ald. Garrison returned to the table at this time.

REPORT OF SOLICITOR -
PROCEDURE BY-LAW NO. 840, 1978.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC17 That the Solicitor's Report of January 4, 1978 be received.

CARRIED UNANIMOUSLY

Ald. Robinson suggested an amendment to the by-law to include a clause stating that the Mayor should notify members of Council as soon as possible when invoking Section 180 of the Municipal Act. Mayor Tonn stated that rather than amending the by-law, he would keep this in mind in future.

Ald. Parks requested an amendment to Clause 4 adding the word "then" after the word "shall" and before the words "be present at any meeting of the Council".

He further queried the by-law - what does "Council" mean? In certain sections of the by-law it states "Council, including the Mayor" and in other sections it just states "Council". He suggested that for the sake of uniformity, "Council" should be defined under definitions very clearly and thereafter referred to throughout the by-law as "Council".

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON:

PC18 That the Committee of the Whole recommends to Council that By-law No. 840, 1978 be given three readings on January 23, 1978, with amendments.

CARRIED UNANIMOUSLY

Monday, January 16, 1978,
Committee of the Whole, contd.

REPORT OF PARKS & RECREATION DIRECTOR -
9TH ANNUAL COQUITLAM MINOR HOCKEY
ASSOCIATION PUP TOURNAMENT

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON:

PC19 That the Committee of the Whole recommends to Council that the Coquitlam Minor Hockey Association be granted, at no charge, the use of Coquitlam's 1,500 seat main arena to host the Ninth Annual Pup Hockey Tournament from 9.00 a.m. on March 29, 1978 to 8.00 p.m. on April 2, 1978, but with all food and beverage concession operations being operated solely by the Parks and Recreation Department.

APP'D BY
CO. RES
94/78

CARRIED UNANIMOUSLY

REPORT OF PARKS & RECREATION DIRECTOR -
1979 BRITISH COLUMBIA WINTER GAMES

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC20 That the Committee of the Whole recommends to Council that the District of Coquitlam not bid to host the 1979 British Columbia Winter Games, but that it send a Council/Staff observer team to the 1978 British Columbia Summer Games to be held in Penticton, B.C. in August of this year, with a view to determining the implications of the District of Coquitlam hosting, at some future date, a British Columbia Games.

APP'D BY
CO. RES
95/78

CARRIED UNANIMOUSLY

REPORT OF ENGINEER - SNOW FIGHT
COMMENCING JANUARY 3, 1978

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS:

PC21 That the Municipal Engineer's Report be received.

CARRIED UNANIMOUSLY

REPORT OF ENGINEER - CONSTRUCTION
SCHEDULE - 1977 ROADS REFERENDUM

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS:

PC22 That the Municipal Engineer's Report be received.

CARRIED UNANIMOUSLY

Monday, January 16, 1978,
Committee of the Whole, cont'd.

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON:

PC23 That the Committee of the Whole recommend that Council re-affirm the projects as set forth in the Engineer's Report dated January 10, 1978 with the understanding that this programme will be accelerated if possible.

MOTION LOST

Ald. Campbell, Bewley, Robinson and Sekora registered opposition.

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON:

PC24 That the Committee of the Whole recommend to Council that the 1978-1979 schedule for Como Lake Avenue between North Road and Clarke and Clarke Road between Como Lake Avenue and Robinson; and, for reconstruction of pavement on Como Lake Avenue between Clarke Road and Spuraway(excluding Poirier to Schoolhouse), be re-affirmed.

MOTION REFERRED

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC25 That the Committee of the Whole recommend to Council that Res. PC24 be referred to the Municipal Manager to come back with a report on the cost implications of moving up or changing the order of the projects as set forth in the Engineer's Report.

*APP'D BY
Co. Res
96/78*

CARRIED UNANIMOUSLY

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON:

PC26 That the Committee of the Whole recommend to Council That the 1978 projects be confirmed.

*APP'D BY
Co. Res
97/78*

CARRIED UNANIMOUSLY

G. D. WYLIE, WESTMINSTER CREDIT UNION -
BROOKMERE AND NORTH ROAD

MOVED BY ALD. SEKORA
SECONDED BY ALD. ROBINSON:

PC27 That Mr. Wylie be invited to the next Regular Council Meeting to speak on the noted subject.

) CARRIED UNANIMOUSLY

Ald. Parks and Garrison registered opposition.

Monday, January 16, 1978,
Committee of the Whole, cont'd.

R. E. BOILEAU - PROPOSED LAND USE CONTRACT -
MATHEWSON/CAPE HORN AREA

Mr. Boileau requested to speak to Council and appealed for an extension of their February deadline to complete their land use contract. He reported that with the proposed Mathewson interchange going in, Cape Horn was to be a cul de sac and therefore no services were required of the developer for the southern boundary. Mr. Boileau reported that since Mr. Kerster met with the residents of the Dartmoor area there has apparently been a change in plans regarding the Mathewson interchange and if the interchange does not go in they will be required to provide services along the southern boundary. As Mr. Kerster and the Department of Highways will not be reporting on this finally until mid February and as the developer's engineer cannot do the engineering until a definite answer is given, they would request an extension to their Land Use Contract deadline.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS:

PC28 That the Committee of the Whole recommend to Council that the developers of these properties be granted a 30 day extension to their land use contract.

MOTION AMENDED

MOVED BY ALD. SEKORA
SECONDED BY ALD. ROBINSON:

PC29 That Res. PC28/78 be amended to read:

That the Committee of the Whole recommend to Council that the developers of these properties be granted a 60 day extension to their land use contract.

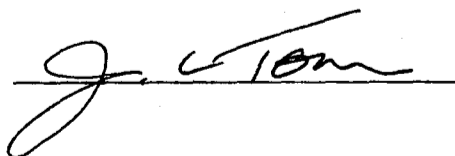
CARRIED UNANIMOUSLY

ADJOURNMENT

MOVED BY ALD. SEKORA
SECONDED BY ALD. BEWLEY:

That the Committee of the Whole meeting adjourn. 9.30 p.m.

CARRIED UNANIMOUSLY

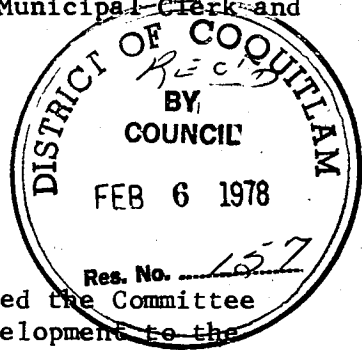
 CHAIRMAN

APPROVED
CO. RES
97/78

Monday, January 30, 1978
Committee of the Whole - 7.30 p.m.

A meeting of the Policy and Review Committee convened as a Committee of the Whole on Monday, January 30, 1978 at 7.30 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present save Ald. Garrison. Members of staff present were the Municipal Manager, Planning Director, Municipal Engineer, Parks and Recreation Director, Municipal Solicitor, Fire Chief, Municipal Treasurer, Municipal Clerk and recording secretary Jean Palmer.

COMMITTEE OF THE WHOLE



D.E.H. HOLDINGS LTD. -
2791 DEWDNEY TRUNK ROAD

Mr. L.M. Fleming of D.E.H. Holdings Ltd. addressed the Committee with regard to a proposal for higher density development to the property on Dewdney Trunk Road, in light of Municipal requirements for road and park acquisition on said property.

Mr. Fleming stated that not only was he losing 100ft. for road dedication but he was also losing a \$50,000 home to gain access to the property.

Ald. Parks arrived at the meeting at this time. 7.35 p.m.

Mr. Fleming went on to say that he would very much like the Committee to give consideration to this area being re-zoned to enable him to build a total of 70 units on this property.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON

PC29 That the Committee of the Whole recommend that Council add the Westerly portion of F.10 to that area designated as compact housing.

MOTION TABLED
(See resolution PC30)

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA

PC30 That resolution PC29 be tabled pending a report from the Planning Department.

CARRIED

Ald. Parks and Ald. Bewley registered opposition.

KENNETH McLEOD - SUBDIVISION -
LANSLOWNE - JOHNSON STREET AREA

Mr. K. McLeod addressed the Committee stating that he had been approached to lease part of his land for the purpose of erecting greenhouses and he asked for clarification from the Committee with regard to the plans for the Town Centre since he was at a loss as to what he should advise in this regard.

Mr. McLeod was informed that at this stage it was rather difficult to forecast a period of time but, at present, this area is in the current five year programme for sewers.

Monday, January 30, 1978
Committee of the Whole - 7.30 p.m.

FEDERATION OF CANADIAN MUNICIPALITIES -
Request to join Federation

MOVED BY ALD. ROBINSON
SECONDED BY ALD. CAMPBELL

PC31 That the Committee of the Whole recommend that Council decline the invitation contained in the December 19, 1977 letter from the Federation of Canadian Municipalities to rejoin the Federation.

CARRIED UNANIMOUSLY

CITY OF NORTH VANCOUVER RE
FEDERAL GOVERNMENT "BLOCK FUNDING" PLAN

MOVED BY ALD. ROBINSON
SECONDED BY ALD. BEWLEY

PC32 That the letter from The Corporation of The City of North Vancouver, dated January 18th 1978, with regard to the Federal Government "Block Funding" Plan, be received.

CARRIED UNANIMOUSLY

REGIONAL DISTRICT REVIEW COMMITTEE -
Dates of Public Hearings

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS

PC33 That the letter from the Regional District Review Committee, dated January 19, 1978, regarding future public hearings, be received.

CARRIED UNANIMOUSLY

F. MALCHUK -
AUSTIN AVENUE COMMERCIAL CORE

MOVED BY ALD. PARKS
SECONDED BY ALD. BEWLEY

PC34 That the letter received from Mr. Fred Malchuk, dated January 16, 1978, with regard to the Austin Avenue Commercial core, be received.

CARRIED UNANIMOUSLY

MANAGER'S REPORT -
JANUARY 25, 1978

MOVED BY ALD. PARKS
SECONDED BY ALD. BEWLEY

PC35 That the Manager's Report, dated January 25, 1978, be received.

CARRIED UNANIMOUSLY

Monday, January 30, 1978
Committee of the Whole - 7.30 p.m.

Item 2 - 1978 S.P.C.A. Budget for Coquitlam Animal Pound
Operation

MOVED BY ALD. ROBINSON
SECONDED BY ALD. BEWLEY

PC36 That the Committee of the Whole recommend to Council

No. 1 That the letter, dated January 25, 1978, received from the B.C. S.P.C.A. regarding sale of dog licences, be received and that the S.P.C.A. be requested to proceed with a door-to-door licence fee collection canvass on conditions set out in the said S.P.C.A.'s letter.

No. 2 That at the appropriate time, the person appointed by the S.P.C.A. be provided with a letter of authorization, together with official receipt books, for the collection of dog licence revenue.

No. 3 That resolution number 1879, 1977 be lifted from the table, that is:

"That pursuant to Section 1.02 of the District's Agreement with the S.P.C.A. and subject to similar concurrence by the City of Port Coquitlam and the City of Port Moody, the total 1978 Budget submitted by the S.P.C.A. in the amount of \$136,747.00 be approved with payments by the District under the Simon Fraser Formula being limited to its share of \$68,873.00."

CARRIED UNANIMOUSLY

MANAGER'S REPORT of January 26, 1978
NO. 3 FIRE HALL RECONSTRUCTION
1123 WESTWOOD STREET

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA

PC37 That the Manager's Report of January 26, 1978 with regard to No. 3 Fire Hall reconstruction, be received.

CARRIED UNANIMOUSLY

MOVED BY ALD. PARKS
SECONDED BY ALD. ROBINSON

PC38 That Mr. Ken Webber be allowed to address the Committee of the Whole with regard to Carlberg Jackson Partners, Architects' presentation of plans relative to No. 3 Fire Hall reconstruction.

CARRIED UNANIMOUSLY

Mr. Webber stated that with regard to the preparation of the drawings for No. 3 Fire Hall, Carlberg Jackson Partners had already submitted the concept to the Design Committee and they have their approval; they have been in touch with the District's Engineering Department with regard to road reconstruction.

Mr. Webber went on to say that the cost of construction and landscaping is estimated in the region of \$880,000 and would take about eight to nine months to build; the Company needs permission to go ahead and prepare working drawings which would take eight to ten weeks. They would need to apply to the Board of Variance with regard to the tower located in the building which exceeds height allowance.

Mr. D M. Buchanan, Planning Director queried as to whether stage development would be possible

Mr. Webber replied that it was not economically possible at this stage.

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Committee of the Whole - 7.30 p.m.

Ald. Campbell asked if drawings could be prepared for design phasing and what the likely cost would be.

Mr. Webber stated the Company would look into it and see if phase working could be incorporated into this project.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. PARKS

PC39 That the Committee of the Whole recommend that Council -

No. 1 Anticipating that Council agree with the Fire Chief that the concept and preliminary drawings for the re-building of the No. 3 Fire Hall, as submitted by Carlberg Jackson Partners, Architects, meet the requirements of the District, that Council consider the preliminary study requirements of the Architects, relative to the subject project, to be complete.

No. 2 That the Architect be instructed not to commence on the preparation of working drawings and specification until otherwise specifically instructed.

CARRIED UNANIMOUSLY

REPORT OF TREASURER -
GRANTS IN AID

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS

PC40 That the Committee of the Whole recommend that Council adopt the guidelines for evaluating Grants-in-Aid requests which qualify under Section 202 of the Municipal Act as outlined in the Treasurer's report entitled "Grants-in-Aid, Section 202 of the Municipal Act" and dated January 27, 1978.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
PLANNED BUS ROUTE CHANGES -
WEST COQUITLAM

MOVED BY ALD. PARKS
SECONDED BY ALD. BEWLEY

PC41 That the Planning Director's report of January 19, 1978 concerning planned bus route changes to West Coquitlam be received for information.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
CORONATION MANAGEMENT SERVICES -
1101 - 1111 RIDGEWAY AVENUE

MOVED BY ALD. BEWLEY
SECONDED BY ALD. CAMPBELL

PC42 That Mr. Brian A. McAloney of Coronation Management Services Ltd. be allowed to address the Committee of the Whole.

CARRIED UNANIMOUSLY

Monday, January 30, 1978
Committee of the Whole - 7.30 p.m.

Mr. McAloney addressed the Committee and asked for their consideration with regard to this application to rezone the property from RT-1 to C-2 commercial.

Mr. McAloney stated that he was of the opinion that the size of the property was not large enough for an apartment block, also the locale, being a particularly busy commercial area, left something to be desired as a residential area. Also, the financial support was not forthcoming for this type of development.

With regard to a commercial development, Mr. McAloney went on to say that he had the financial support he needed plus the fact that he has 7,000 sq.ft. of the overall 14,000 sq.ft. tentatively leased

MOVED BY AID. CAMPBELL
SECONDED BY AID. PARKS

PC43 That the Committee of the Whole recommend that Council decline this application.

MOTION TABLED
(See resolution PC44)

MOVED BY AID. SEKORA
SECONDED BY AID. ROBINSON

PC44 That resolution No. PC43 be tabled to the next Committee of the Whole on February 13, 1978.

CARRIED UNANIMOUSLY
(See resolution no. PC49)

REPORT OF PLANNER -
DEVELOPMENT PERMITS AND
DEVELOPMENT PERMIT AREAS

MOVED BY AID. PARKS
SECONDED BY AID. SEKORA

PC45 That the Committee of the Whole recommend to Council that the proposed development areas, together with the appropriate text regulatory amendments, as contained in the Planning Director's report of January 24, 1978, be referred to the Public Hearing to be held on February 22nd 1978.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
G.V.R.D. REPORT - "INDUSTRY AND THE LIVEABLE REGION"

MOVED BY AID. PARKS
SECONDED BY AID. BEWLEY

PC46 The Committee of the Whole recommend that Council advise the G.V.R.D. that Council is in agreement with most of the recommendations of the Industry and the Liveable Region report of October 1977; however, the following areas of concern are noted:

- a) The regional industrial development commission which existed prior to 1972 produced no discernable tangible benefits to the District, and therefore, the proposal for a new commission is seriously questioned;
- b) Coquitlam's achievement of the 1986 overall employment target will require positive support of the Coquitlam Regional Town Centre;

Monday, January 30, 1978
Committee of the Whole - 7.30 p.m.

PC46 (Continued)

- c) discussions with affected Municipalities should be held prior to the drafting of a "Conservancy Schedule" under recommendation 6.2;
- d) the G.V.R.D. Planning Department's programme should give high priority to identification of an inter-municipal truck route system, and to recommendations toward the protection of required corridors.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
SCHOOL DISTRICT NO. 43 -
LANDSCAPE BONDING REQUIREMENTS (BACM)

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. PARKS

PC47 That the Committee of the Whole recommend that Council instruct the Planning Director to discuss with School District Officials -

1. The completion of landscaping on school sites under development agreement since 1975; and
2. the appropriate form of undertaking on school sites in Eagle Ridge specifying landscaping budget and completion dates, advising that Council does not endorse removal of the Schedule of Covenants from such sites.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
DEVELOPMENT COST CHARGES -
PARKLAND ACQUISITION

MOVED BY ALD. PARKS
SECONDED BY ALD. BEWLEY

PC48 The Committee of the Whole recommend that Council -

1. give consideration to three readings of District of Coquitlam Development Control Charges By-law No. 847, 1978; and that
2. Council refer By-law No. 847 to the Inspector of Municipalities for approval; and that
3. Council authorize staff to prepare an up-dated open space acquisition element for early consideration by Council; and that
4. Council advise the Inspector of Municipalities of the intention to adopt an up-dated open-space acquisition element, either by amendment of the 1977-81 capital expenditure programme or by inclusion in the 1978-82 programme.

CARRIED UNANIMOUSLY

ALD. PARKS - AUSTIN AVENUE

Ald. Parks referred to the Austin Heights problem and suggested that the Planning Director should report on the development of Austin Avenue designation.

Monday, January 30, 1978
Committee of the Whole - 7.30 p.m.

ALD. PARKS - AUSTIN AVENUE (continued)

It was suggested that Mr. Buchanan re-circulate the Austin Avenue report and look into expanding the commercial area into the Ridgeway area and then report back to Council.

Ald. Bewley was concerned with regard to development of Ridgeway Mall and how it might affect the Ridgeway/Marmont corner site.

MOVED BY ALD. PARKS
SECONDED BY ALD. SEKORA

PC49 That resolution No. PC44 be amended to read - be tabled to the Committee of the Whole meeting on February 27, 1978.

CARRIED UNANIMOUSLY

ALD. CAMPBELL - LINCOLN PARK

Ald. Campbell reported with concern regarding the condition of an area in Lincoln Park. There is easy vehicle access into the area and large items of garbage, e.g. chesterfields, etc., are being dumped. Ald. Campbell asked if the situation could be rectified and also a "clean-up" of the area take place.

Mr. D.L. Cunnings, Parks and Recreation Director, stated that the situation was in hand and the clearing out of the area had already been ordered. Mr. Cunnings also stated he had asked the R.C.M.P. to increase their patrols in this particular area also the Park Patrol would be keeping a closer watch.

Mr. A. Phillips, Municipal Engineer, stated that when Oxbow commenced their project in this area, the street would be paved and curbed and this should be a definite deterrent in that access would be more difficult.

ALD. CAMPBELL - GRAVEL PIT OPERATIONS

Ald. Campbell noted that in the December report of the Gravel Pit Operations, Kask Bros. have terminated their lease with the District; Ald. Campbell was of the opinion that Kask Bros. should clean up the whole area before vacating.

Mr. Phillips stated there may be another company coming in to take over this pit operation.

ALD. CAMPBELL - NORTH-EAST COQUITLAM WATER CONNECTIONS

Ald. Campbell raised the question of inadequate water supplies to houses in the North-East Coquitlam area from wells, even from those recently completed.

It was suggested that Mr. Phillips discuss with Simon Fraser Health Unit that no building permits be issued until proof is obtained that there is a sufficient well-water supply on the property proposed for development.

ALD. PARKS - NORTH ROAD, SMITH TO COMO LAKE

Ald. Parks reported that due to apartment construction, plus increased traffic from the Broadway Extension, this particular section of road is being destroyed by trucks. Ald. Parks asked if the builders of the said apartments were liable. Mr. Phillips stated that if any damage to municipal facilities on the roads is found, then the developers are charged with restoring those services.

Monday, January 30, 1978
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ALD. PARKS - CRESTVIEW SHOPPING PLAZA

Ald. Parks stated that the turning restrictions at the Plaza were being ignored. He suggested that additional signs be erected and that the R.C.M.P. be called on to enforce those signs.

ALD. PARKS - TYNDALL PARK

Ald. Parks requested that the Parks and Recreation Director might like to report on the condition of the stream running through Tyndall Park; the water is rust-coloured and Ald. Parks queried as to whether it would be possible to alleviate this problem.

TABLED ITEMS

Ministry of Education - budgetary analysis of 1978 Provisional Budget -
School District 43.

ADJOURNMENT

MOVED BY ALD. SEKORA
SECONDED BY ALD. PARKS

That the meeting of the Committee of the Whole adjourn. 10.35 p.m.


Chairman

Monday, February 13, 1978,
Policy & Review Committee - 7.35 p.m.

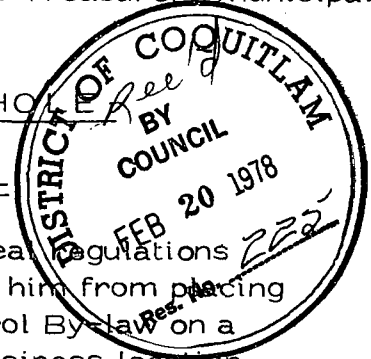
504

A meeting of the Policy and Review Committee convened as a Committee of the Whole on Monday, February 13, 1978 at 7.35 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present. Members of staff present were the Municipal Manager, Municipal Solicitor, Municipal Engineer, Parks and Recreation Director, Senior Citizens Co-ordinator, Fire Chief, Municipal Treasurer, Municipal Clerk and Recording Secretary Sandra Aikenhead.

COMMITTEE OF THE WHOLE

CLEM DEGOBBI RE SIGN BY-LAW APPEAL

Mr. DeGobbi appeared before Council to appeal regulations under the Sign Control By-law which prevent him from placing a sign which would conform to the Sign Control By-law on a parcel of property he owns advertising his business location which is located across the road from the proposed sign on another parcel of property also owned by Mr. DeGobbi.



MOVED BY ALD. BEWLEY
SECONDED BY ALD. SEKORA:

PC50 That the Committee of the Whole recommend to Council that staff be authorized to prepare a Sign Control Amendment By-law to permit signs on owner's property although that property is separated from his business by a road.

MOTION AMENDED

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL:

PC51 That the Committee of the Whole recommend to Council that staff be authorized to prepare a Sign Control Amendment By-law to permit signs on owner's property although that property is separated from his business by a road; and further, that the sign only be permitted to remain so long as the owner owns both parcels of property.

CARRIED UNANIMOUSLY

MOVED BY ALD. GARRISON
SECONDED BY ALD. BEWLEY:

PC52 That the Committee of the Whole recommend to Council that the Planning Director prepare a report to Council to go forward at the same time as the amending by-law comes forward on the effect this Sign Control Amendment By-law could have on the rest of the Municipality.

CARRIED UNANIMOUSLY

BUILDING & CONSTRUCTION TRADES COUNCIL
RE MAILLARDVILLE NIP HOUSE

Mr. Sloan, Secretary Treasurer of the Building & Construction Trades Council, appeared before Council requesting that Dick Heinen Costruction Company be replaced as the contractor on the Maillardville Neighbourhood Centre with a union contractor.

Monday, February 13, 1978,
Policy & Review Committee, cont'd.

MOVED BY ALD. SEKORA
SECONDED BY ALD. GARRISON;

PC53 That the Committee of the Whole recommend to Council that this matter be referred back to Executive Committee for further discussion.

MOTION LOST

Mayor Tonn, Ald. Campbell, Garrison,
Bewley, Parks and Robinson registered opposition.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC54 That the Committee of the Whole recommend to Council that the Municipal Solicitor report to Council on the ramifications of awarding contracts to only unionized contractors in future.

CARRIED UNANIMOUSLY

C. BIGNELL, CAPRI AUTO BODY - SIGN
BY LAW NO. 126 & PLANNER'S REPORT

Mr. C. Bignell appeared before Council to request permission to re-erect the sign that had been on this building before the Sign By-law No. 126 was in effect. This sign had been removed from the location by a previous tenant without permission from the owner of the building and all they wished to do was to renovate said sign and place it back in the same location as previously.

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON;

PC55 That the Committee of the Whole recommend to Council that the sign in question be recognized as an existing sign and that permission be given to allow this sign to be re-erected in conformity with our present Sign By-law No. 126 for commercial areas.

CARRIED UNANIMOUSLY

TOWNSHIP OF RICHMOND - ANTI DUMPING DUTY-
STEEL PRODUCTS ENTERING CANADA

MOVED BY ALD. SEKORA
SECONDED BY ALD. ROBINSON;

PC56 That this letter be received.

CARRIED UNANIMOUSLY

MOVED BY ALD. GARRISON
SECONDED BY ALD. BEWLEY;

PC57 That the Committee of the Whole recommend to Council that they support the Township of Richmond's position in this regard and that the Mayor convey this to the Regional District.

CARRIED UNANIMOUSLY

Monday, February 13, 1978,
Policy & Review Comm., cont'd.

SCHOOL DISTRICT NO. 43 -
MILL RATE FOR 1978

MOVED BY ALD. ROBINSON
SECONDED BY ALD. BEWLEY:

PC58 That this letter be received.

CARRIED UNANIMOUSLY

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL:

PC59 That the Committee of the Whole recommend to Council that an appropriate resolution be prepared for presentation at the next U.B.C.M. Meeting recommending that the Provincial Government change the system of tax notices so that the School Boards render their own tax notices.

MOTION LOST

Ald. Sekora, Garrison, Bewley and
Mayor Tonn registered opposition.

REPORT OF PARKS & RECREATION DIRECTOR -
PROPOSED AMENDMENT TO DOGWOOD
PAVILION CONSTITUTION

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON:

PC60 That the Committee of the Whole recommend to Council that these recommendations go back to the Advisory Board for their study and comments.

CARRIED UNANIMOUSLY

REPORT OF PARKS & RECREATION DIRECTOR -
PARTICIPATION CANADIAN P & R CONFERENCE

MOVED BY ALD. ROBINSON
SECONDED BY ALD. PARKS:

PC61 That the Committee of the Whole recommend to Council that the District of Coquitlam accept the letter of invitation from Mr. Marshall Smith, Chairman of the 1978 Canadian Parks/ Recreation Association Conference, dated January 25, 1978, and play host to approximately twenty-five (25) conference delegates on the afternoon of Monday, August 14, 1978; and further, that a sum of \$250 be reflected in the 1978 Annual Parks and Recreation Budget to cover the costs involved.

CARRIED UNANIMOUSLY

Monday, February 13, 1978,
Policy & Review Comm., cont'd.

REPORT OF PLANNER - DEH HOLDINGS
LTD. - 2791 DEWDNEY TRUNK ROAD

Ald. Parks removed himself from the table at this time.

MOVED BY ALD. GARRISON
SECONDED BY ALD. BEWLEY:

PC62 That the Committee of the Whole recommend to Council that Council give consideration to a policy of designating the balance of site F-10 (i.e. the area between the B.C. Hydro right-of-way and Dewdney Trunk Road, west of the Johnson Street extension) for Compact One-Family Housing (i.e. RS-4 density), consistent with designations for the Town Centre.

See Res # 222/78 R

ALD. SEKORA REGISTERED ~~CARRIED UNANIMOUSLY~~
OPPOSITION

Ald. Parks returned to the table at this time.

ALD. CAMPBELL - SEDIMENT - COQUITLAM RIVER

Ald. Campbell reported that last Saturday there had been a great deal of sediment in the river and on investigation the S & S Gravel pits settling ponds appear to be inadequate.

ALD. PARKS - MRS. M. GREGORY -
CAPTAIN COOK CELEBRATIONS

Ald. Parks and Mrs. Gregory, Chairman of the Captain Cook Committee, reported to Council on progress of the Committee. They reported that the Provincial Government will grant a 20¢ per capita grant if it is matched by the Municipality equally. This would amount to \$11,004 from the District and \$11,004 from the Provincial Government. They also requested that the District's recreational facilities be charged out to the Captain Cook Committee and allocated to them for the week of March 28th to April 2nd.

Mayor Tonn requested that the Committee submit a programme and a detailed itemized budget for Council consideration.

MOVED BY ALD. GARRISON
SECONDED BY ALD. SEKORA:

PC63 That the Committee of the Whole recommend to Council that the Parks and Recreation Director prepare a report on total cost of Parks and Recreation facilities for the time that they are required for the week of the Captain Cook celebrations - March 28th to April 2nd.

CARRIED UNANIMOUSLY

Monday, February 13, 1978,
Policy & Review Comm., cont'd.

ALD. SEKORA - NON CONFORMING SIGNS

MOVED BY ALD. SEKORA
SECONDED BY ALD. ROBINSON:

PC64 That a report be prepared for the Policy and Planning Review Committee relative to certain non-conforming signs over which the By-law Enforcement Officer has been recently involved, the location of such signs being in the 1000 block of Austin Avenue.

CARRIED UNANIMOUSLY

ALD. CAMPBELL - WEIGH SCALE -
GRAVEL REMOVAL

Ald. Campbell suggested that perhaps the District could install a weigh scale and weigh all gravel coming out of the gravel pits in the District. This would give us an accurate measure of the gravel being removed.

Mr. Phillips reported that this method had been considered but was found to be too costly to install and administer. He stated he would make available a copy of the report prepared on this subject to Ald. Campbell.

ALD. PARKS - CUPE NEGOTIATIONS

Ald. Parks requested a report to Executive Committee on how negotiations with C.U.P.E. are proceeding.

ADJOURNMENT

MOVED BY ALD. BEWLEY
SECONDED BY ALD. CAMPBELL:

That the Policy and Review Committee of Council adjourn. 9.15 p.m.

CARRIED UNANIMOUSLY

CHAIRMAN

Monday, March 6, 1978
Planning & Policy Review Committee - 8:20 p.m.

502

A Meeting of the Planning & Policy Review Committee convened on Monday, March 6, 1978 at 8:20 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present except Ald. Parks and Mayor Tonn. Ald. Campbell Chaired the Meeting as Acting Mayor. Members of staff present were the Municipal Manager, Assistant Municipal Solicitor, Planning Director, Municipal Engineer, Municipal Treasurer, Parks and Recreation Director, Fire Chief, Municipal Clerk and recording secretary Jean Palmer.

PLANNING & POLICY REVIEW COMMITTEE



BLUE MOUNTAIN RACQUET CLUB -
SIGN ON NORTH ROAD AT
BUDGET RENT-A-CAR

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON

PC65 The Committee recommend to Council -
that the request by Blue Mountain Racquet Club to erect a
sign on North Road at Budget Rent-A-Car, be denied; and that
they make application to erect a construction sign on their
own property on Blue Mountain Road.

Received
Co. Res.
No. 346/78

CARRIED UNANIMOUSLY

MOVED BY ALD. SEKORA
SECONDED BY ALD. ROBINSON

PC66 That the meeting adjourn for five minutes. 8:25 p.m.

CARRIED UNANIMOUSLY

The meeting reconvened at 8:35 p.m.

GREATER COQUITLAM VOLUNTEER BUREAU
REQUEST FOR GRANT

Ms. Paulette Mossop gave a film slide presentation
showing aspects of work involving the Coquitlam
Volunteer Bureau.

After the presentation Ms. Mossop went on to say that
financial assistance is very much needed but even more
pressing at the moment is the need for office accommodation.

MOVED BY ALD. SEKORA
SECONDED BY ALD. GARRISON

PC67 The Committee recommend to Council -
that Ald. Robinson be delegated to meet with representatives
of the City of Port Coquitlam and the City of Port Moody
to further explore the feasibility of jointly supporting the
Greater Coquitlam Volunteer Bureau and that Ald. Robinson
report back to Council.

Approved
Co. Res.
347/78

CARRIED UNANIMOUSLY

Monday, March 6, 1978
Planning & Policy Review Committee - 8:20 p.m.

J-HAWKS LACROSSE CLUB -
COQUITLAM ARENA CONCESSION

Mr. L. Kennedy, General Manager, and Mr. R. Cummings, Treasurer made presentation on behalf of the J-Hawks Lacrosse Club to request that Council give favourable consideration to the request of the J-Hawks Club to again operate the Coquitlam Arena Concession for 1978.

It was pointed out that the operation of the concession is a major source of fund raising for the J-Hawks and this through the volunteers which amounts to approximately 700 hours of labour.

MOVED BY AID. GARRISON
SECONDED BY AID. ROBINSON

PC68 The Committee recommend to Council -
That the request of the J-Hawks LaCrosse Club be received at this time and that the Parks and Recreation Director bring forward a report in this regard, to the next meeting of the Planning & Policy Review Committee of March 20, 1978.

App'd by
Co. Res.
348/78.

CARRIED UNANIMOUSLY

MANAGER'S REPORT -
MARCH 1, 1978

Item No. 1 - 1977 Roads Referendum Expenditure Staging

MOVED BY AID. BEWLEY
SECONDED BY AID. ROBINSON

PC69 The Committee recommend that Council adopt Alternative 1 as set out in the Engineer's report, dated February 1, 1978, attached to the Manager's report as Appendix "3" and being -

App'd by
Co. Res.
349/78.

Alternative 1 - 5 years

1978:	A.	Clarke Road - Como Lake Ave. Improvement	\$1.285	
	B.	Como Lake Ave.-St. Laurence-Thermal pavement reconstr.	<u>\$0.135</u>	\$1.420
1979:	C.	Pavement Reconstruction:		
	a)	Ranch Pk.Way from Spuraway to Norman Avenue		
	b)	Norman Ave.from Ranch Pk. Way to Dewdney Trunk Rd.		
	c)	Foster Ave. from Linton to Poirier St.		
	d)	Cottonwood Ave. from Fairview to Robinson St.		
	e)	Foster Ave. from Blue. Mtn. to Porter St.		
	f)	Foster Ave. from Gatensbury to Schoolhouse St.		
	g)	Dewdney Trunk Rd. from Scott Creek to Irvine Street		
	h)	Cape Horn Ave. Brunette to Mundy	\$0.533	
	D.	Improvement Brunette - Woolridge to King Edward	<u>\$0.40</u>	\$0.933
1980:	E.	Como Lake Ave. Reconstr. Clarke to Spuraway. Excl. Poirier, Schoolhouse & St. Laurence-Thermal		\$0.932
1981:	F.	Improvement Brunette - King Edward to Laurentian		\$1.10
1982:	G.	Ridgeway Parking Mall		\$0.315
				<u>\$4.7</u>

CARRIED UNANIMOUSLY

Monday, March 6, 1978
Planning & Policy Review Committee - 8.20 p.m.

Item No. 2 - Holding of Council Meetings at different locations within the Municipality

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON

PC70 That item No. 2 on the Manager's report dealing with Council Meetings being held in different locations within the Municipality be received.

CARRIED UNANIMOUSLY

REPORT OF PARKS AND RECREATION DIRECTOR
PROPOSED AMENDMENTS TO DOGWOOD PAVILION

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON

PC71 The Committee recommend that Council receive the report of the Dogwood Pavilion Advisory Board Meeting of February 21, 1978; and that the six recommendations contained in the said report be adopted as policy for the year 1978.

CARRIED UNANIMOUSLY

REPORT OF ENGINEER
SIGNS - 1000 BLOCK AUSTIN AVENUE

MOVED BY ALD. GARRISON
SECONDED BY ALD. SEKORA

PC72 The Committee recommend to Council that the matters, as detailed in the Chief Building Inspector's report of February 24, 1978, be referred to the By-law Enforcement Officer for his attention and action.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
NORTHEAST CORNER MARMONT & RIDGEWAY
TO C-2 NEIGHBOURHOOD COMMERCIAL

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON

PC73 The Committee recommend to Council - That in view of the traffic flows, the parking implications, the unsatisfactory commercial-residential boundary effects, and the oversupply of Neighbourhood Commercial land in the Austin Centre, it is recommended that the Community Plan designation of Medium-Density Apartment be confirmed for the northeast corner of Ridgeway Avenue and Marmont Street.

MOTION TABLED
(See resolution PC74)

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON

PC74 That resolution No. PC73 be tabled to the next meeting of the Planning & Policy Review Committee.

CARRIED

Ald. Robinson opposed.

App'd by
C. Res.
350/78

App'd by
C. Res.
351/78

Monday, March 6, 1978
Planning & Policy Review Committee - 8.20 p.m.

REPORT OF PLANNER -
NIP FUNDING - 1978 BUDGET ACCOUNT 561201

MOVED BY ALD. ROBINSON
SECONDED BY ALD. BEWLEY

PC75 The Committee recommend to Council -

1. That the 1978 General Revenue funds of \$23,030 be applied to budget account No. 561201 to provide for the increases in cost and that budget account No. 561201 be placed in the Annual Budget in the form attached to the Planning Director's report of March 1, 1978;
2. that inclusion of any item listed in points 3 or 4 of the letter received from Scott Nichols Architects, dated February 20, 1978, be made dependent upon:
 - a) the funds being in the possession of the District of Coquitlam for that item, by way of a transfer of such funds from Association Habitat Maillardville; and
 - b) written confirmation to the Architect from the District of Coquitlam Planning Department permitting issuance of a change order to the Contractor.

CARRIED UNANIMOUSLY
(Note - rescinded by Res. PC77).

REPORT OF PLANNER -
MEETING OF SELECT COMMITTEE ON COLONY FARM
INTERCHANGE DESIGN - FEBRUARY 27, 1978

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA

PC76 That the Report of the Planner on the Meeting of the Select Committee on Colony Farm Interchange Design, dated February 27, 1978, be received.

CARRIED UNANIMOUSLY

REPORT OF PLANNER -
NIP FUNDING - 1978 BUDGET ACCOUNT 561201

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON

PC77 That resolution No. PC75 be rescinded.

CARRIED UNANIMOUSLY

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON

PC78 That Ald. Garrison and Ald. Sekora, as members of the Select Committee review the matters, as outlined in the Report of the Planner "NIP Funding - 1978 Budget Account 561201", with the Planning Advisory Committee for Maillardville NIP, and report back to Council.

CARRIED UNANIMOUSLY

Monday, March 6, 1978
Planning & Policy Review Committee - 8:20 p.m.

ADJOURNMENT

MOVED BY ALD. SEKORA
SECONDED BY ALD. BEWLEY

That the Planning & Policy Review Committee adjourn. 9:40 p.m.

CARRIED UNANIMOUSLY

CHAIRMAN

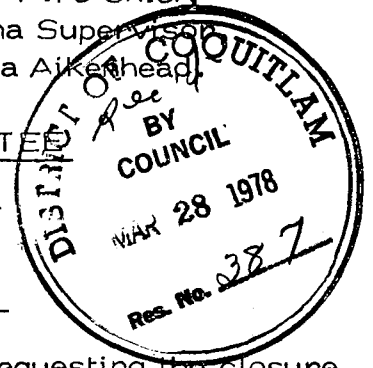
Monday, March 20, 1978, 7.30 p.m.
Planning & Policy Review Committee.

503

The Planning and Policy Review Committee convened in the Council Chambers on Monday, March 20, 1978 at 7.30 p.m. with all Members of Council present save Ald. Garrison and Ald. Parks. Members of staff present were the Municipal Manager, Planning Director, Municipal Engineer, Chief Building Inspector, Parks & Recreation Director, Fire Chief, Assistant Municipal Solicitor, Mr. S. Shigehiro - Arena Supervisor, Municipal Clerk and Recording Secretary - Mrs. Sandra Aikenhead.

PLANNING AND POLICY REVIEW COMMITTEE

R. S. MACDONELL & OTHERS - CLOSURE OF
TEN FOOT LANE ALLOWANCE - SOUTH
END OF FAIRWAY STREET



Mr. R. S. Macdonell appeared before Council requesting the closure of the ten foot walkway at the south end of Fairway Street stating that it has long ago outgrown the purpose it was intended for and that the children attending Lord Baden Powell School were just as well served by using the walkway at the northerly end of Walker Street. Mr. Macdonell cited several incidents of vandalism, littering and harassment by children over several years as their reason for requesting closure of this lane allowance.

Mr. Richardson, 411 Walker Street, also spoke on this matter and cited several examples of vandalism such as broken car headlights and aerials, spray painting, constant shortcutting through his carport, trespassing on his sundeck, roof and basement, landscaping such as shrubs and trees being torn out, and plastic cover over boat having holes punctured in it. He reported that for insurance purposes he now is considered to live in a "high risk" area and his rates have gone up.

The Municipal Engineer reported that to legally close the lane would require a subdivision and in order to do this they would have to have the public's views on this. He reported that they solicited opinions from the School Principal of Lord Baden Powell School and the P.T.A. and they feel that this lane allowance is a beneficial facility and are against closure of same. Mr. Phillips further reported that if they are going to go into this any further they are going to have to go into an area wide questionnaire such as was done in the Gatensbury Street area.

Mr. MacKinnon of 416 Fairway Street reported that the elementary school children using this lane allowance are few and the majority of people using it appear to be teenagers. He stated he was prepared to acquire the lane allowance in front of his property with an option back to the Municipality to purchase back for the original price, interest free, and he would put up a fence or barrier to prevent foot or motor traffic down this walkway.

Mayor Tonn suggested that this report just be received this evening and possibly members of Council could arrange to go out to this area and walk the lane allowance to get a better picture of the area and that the Municipal Engineer should go as well.

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. ROBINSON:

PC79 That this letter be received for information.

CARRIED UNANIMOUSLY

Monday, March 20, 1978,
Planning & Policy Review Comm., cont'd.

NEON PRODUCTS LTD, RE LOPTSON MOTORS
LTD. SIGN & REPORT OF PLANNING DIRECTOR

Mr. Ted Smith of Neon Products Ltd. and Mr. Gordon Loptson of Loptson Motors Ltd. appeared before Council to appeal the Building Department interpretation of the Sign By-law with regard to their sign at 333 North Road.

Mr. Smith and Mr. Loptson informed Council that the physical structure of the sign had not been changed in any way, just the wording on the sign was altered.

The Planning Director's report stated that the sign was well over the 80 square feet now allowed under the by-law and the Sign Control By-law states that any sign which does not conform to the by-law shall not be "altered" unless such sign is brought into full conformity with the by-law and therefore Neon Products was asked to reduce the sign size.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON:

PC80 That the Committee recommend to Council that the Municipal Solicitor be asked to give his interpretation as to whether this sign has been altered or not and that all action be withheld until we receive this interpretation from the Solicitor.

APP'D BY
Co. RES # 388/78

CARRIED UNANIMOUSLY

MOVED BY ALD. BEWLEY
SECONDED BY ALD. CAMPBELL:

PC81 That the Committee recommend to Council that staff bring forward the Sign Control By-law for the next Planning and Policy Review Committee for review of the section with regard to the 80 square feet signs, as to whether it is suitable for this Municipality; and also that the Planning Director be in touch with the District of Richmond to obtain a copy of their Sign Control By-law.

APP'D BY
Co. RES # 389/78

CARRIED UNANIMOUSLY

A. J. SCHELLENBERG - DEVELOPMENT
CHAPMAN/CLARKE ROAD INTERSECTION
& REPORT OF PLANNING DIRECTOR

Mr. A. J. Schellenberg appeared before Council requesting that Council review land use policies in this area of the Municipality and stated that he felt it should be semi-commercial.

MOVED BY ALD. SEKORA
SECONDED BY ALD. CAMPBELL:

PC82 That this letter be received for information.

CARRIED UNANIMOUSLY

Monday, March 20, 1978,
Planning & Policy Review Comm., cont'd.

PARENT GROUP COMMITTEE - R. C.
MACDONALD SCHOOL - INSTALLATION
OF ADVENTURE PLAYGROUND

Mr. Ivan Sauve, 408 Fernhurst Place, appeared before Council as the representative from the Parent Group of R. C. Macdonald Elementary School. He reported that there are approximately 104 children in attendance up to and including Grade 3. Next year proposed enrollment will be 125 to 150 children for this school and there is a complete lack of recreation facilities for them. The Parent Group would like to have an adventure playground put in this area and cost involved would be approximately \$6,000. They would be providing volunteer labour to cut down on the cost of installing the equipment and the \$6,000 would be strictly for the equipment and shipping costs.

Mayor Tonn suggested that the School Board should be taking a more active part in this project.

Ald. Robinson stated that he would like to see the School Board involved and also there are several service clubs in the area and they quite often are looking for good projects to work on and Council could participate in a portion of the costs.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. SEKORA;

PC83 That the Committee recommend to Council that this item be put forward for consideration at budget time together with the total Parks and Recreation budget.

APP'D BY
Co. RES
390/79

CARRIED UNANIMOUSLY

Mayor Tonn told the Parent Group that they should have an answer from Council probably by April 15th and suggested that they approach the School Board informing them that Council has indicated a willingness to participate in this venture and that it would be clearly subject to the School Board participating in it as well.

MARY ANN MEEGAN GENERAL INSURANCE
AGENCY - FASCIA SIGNS - 1000 BLOCK AUSTIN

Mrs. Mary Ann Meegan appeared before Council with regard to this matter and the Building Inspector's Report dated February 24th was again tabled with Council.

MOVED BY ALD. SEKORA
SECONDED BY ALD. BEWLEY;

PC84 That the Committee recommend to Council that this matter be held in abeyance for 60 days to allow the owner time to make alterations to the signs at 1060 Austin Avenue to bring them in conformance with the Sign Control By-law.

APP'D BY
Co. RES
391/78

CARRIED UNANIMOUSLY

Monday, March 20, 1978,
Planning & Policy Review omm., cont'd.

MANAGER'S REPORT - RODENT POPULATION &
HARBOURAGE REDUCTION PROGRAMME & FUNDING -
PROVINCIAL YOUTH EMPLOYMENT PROGRAMME

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA;

PC85 That the Committee recommend to Council that an application be made for funding under the 1978 Provincial Youth Employment Programme in accordance with the form attached to the Municipal Manager's Report dated March 17, 1978; provided that C.U.P.E., Local 386, countersigns the application.

APP'D BY
CO. RES
392/78

CARRIED UNANIMOUSLY

REPORT OF ASSISTANT SOLICITOR -
PROVINCIAL YOUTH EMPLOYMENT PROGRAMME

MOVED BY ALD. ROBINSON
SECONDED BY ALD. BEWLEY;

PC86 That the Committee recommend to Council that an application be made for funding under the 1978 Provincial Youth Employment Programme in accordance with the form attached to this report, and that a copy of this report be provided to the C.U.P.E., Local 386, and they countersign the application.

APP'D BY
CO. RES
392/78

CARRIED

Ald. Sekora registered opposition.

REPORT OF PARKS AND RECREATION DIRECTOR -
CONCESSION OPERATION - SPRING/SUMMER 1978

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON;

PC87 That the Committee recommend to Council that the Coquitlam J-Hawk Lacrosse Club be permitted to lease Concession #2, Upper Arena Concourse; including any surplus concession equipment, from May 1st to August 31st, 1978, at a flat rate of \$150 per month, payable in advance each month.

APP'D BY
CO. RES
394/78

CARRIED UNANIMOUSLY

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON;

PC88 That the Committee recommend to Council that the Blue Mountain Park outdoor concession, together with the R.L. Spani Memorial Pool outdoor concession, be leased to the Royal Canadian Legion, Branch 263, from May 1st to August 1st, 1978 at no cost.

APP'D BY
CO. RES
390/78

CARRIED UNANIMOUSLY

Monday, March 20, 1978, 7.30 p.m.
Planning & Policy Review Comm., cont'd.

REPORT OF ENGINEER - UTILITY
REGULATION BY-LAW NO. 707

MOVED BY ALD. SEKORA
SECONDED BY ALD. CAMPBELL:

PC89 That the Committee recommend to Council that the "District of Coquitlam Utility Regulation By-law No. 707, 1977" be referred to the Regular Meeting of Council for three readings.

CARRIED UNANIMOUSLY

REPORT OF PLANNER - NORTHEAST
CORNER MARMONT & RIDGEWAY - Z 1/78

MOVED BY ALD. ROBINSON
SECONDED BY ALD. CAMPBELL:

PC90 That Res. No. PC73/78 be lifted from the table.

CARRIED UNANIMOUSLY
(see PC91)

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON:

PC91 That the Committee recommend to Council that in view of the traffic flows, the parking implications, the unsatisfactory commercial-residential boundary effects, and the oversupply of Neighbourhood Commercial land in the Austin Centre, it is recommended that the Community Plan designation of Medium Density Apartment be confirmed for the northeast corner of Ridgeway Avenue and Marmont Street.

*APP'D BY
CO. RES
297/78*

CARRIED

Ald. Campbell and Sekora registered opposition.

ALD. CAMPBELL - SOIL REMOVAL BY-LAW

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. SEKORA:

PC92 That the Committee recommend to Council that, as our Municipal Solicitor has been instructed to separate the Soil Removal By-law, he also be requested to tighten up any loopholes he may find in this by-law.

*APP'D BY
CO. RES
298/78*

CARRIED UNANIMOUSLY

TABLED ITEMS

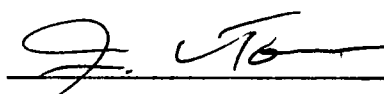
Captain Cook - Coquitlam - Schedule of Events

ADJOURNMENT

MOVED BY ALD. SEKORA
SECONDED BY ALD. CAMPBELL:

That the Planning and Policy Review Committee Meeting adjourn. 10.15 p.m.

CARRIED UNANIMOUSLY

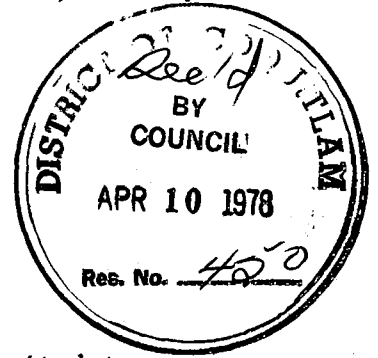
 CHAIRMAN

Monday, April 3, 1978
Planning & Policy Review Committee - 7:45 p.m.

A meeting of the Planning & Policy Review Committee convened on Monday, April 3, 1978 at 7.45 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present except Mayor Tonn. Ald. Campbell Chaired the meeting as Acting Mayor. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Municipal Engineer, Parks & Recreation Director, Fire Chief, Municipal Clerk and recording secretary Jean Palmer.

PLANNING & POLICY REVIEW COMMITTEE

T. KLUGE, VECTOR CONTROL OFFICER, S.F.H.U.
J. HENIGMAN, BEAKE CONST AND CHAIRMAN, FRASER VALLEY MOSQUITO CONTROL PROGRAMME -
AERIAL SPRAYING AND WAIVER OF AIR REGULATIONS



Mr. Kluge, the Vector Control Officer had been invited to make presentation to Council with regard to the aerial spraying for the Mosquito Control Programme in the District of Coquitlam.

Mr. Kluge went into great detail regarding the pesticide used and the measures which are taken to control the mosquitos whilst also protecting the environment. The aerial spraying is kept to a minimum and takes place early in the morning to avoid possible drift. The areas involved are the Minnehada Farmlands and the Leeder Avenue swamp.

Mr. Henigman went into detail with regard to present day pesticides and the one used in the aerial spraying which is Abate 4-E and which is currently recommended by the Ministry of Agriculture. There are new chemicals coming into the market shortly one of which is Dimilan and which is purported to be non toxic except to certain insects.

Mr. Henigman went on to say that tests are being carried out in connection with non chemical methods and at Maple Ridge Swallow boxes have been erected in order to encourage these birds to this particular area.

Experiments are also being carried out with "stickle-back" fish who consume the larvae.

Mr. Kluge went on to say that beekeepers in the immediate area to be sprayed were informed well in advance of the proposed programme for the season and the type of insecticide to be used also the location of any hives which they have.

There was further discussion between Mr. Kluge, Mr. Henigman and members of Council.

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

The Committee recommend -
That Council approve the amount of \$2,500 for the Aerial Spraying Programme in the District of Coquitlam.

CARRIED

Ald. Bewley and Acting Mayor Campbell opposed.

Mrs. Thelma MacAdam of 3695 Victoria Drive was allowed to address Council with her views on the mosquito spraying and she suggested that Coquitlam might like to try the Swallow box experiment; that it has been considered successful for people trying it on their own property.

Mrs. MacAdam thought the District should look into the matter of Conair spraying on blueberries. If spraying had to take place then it would help if the District were to see that ditches and drains are clear of debris and running well.

APP'D BY
CO. RES
451/78

Monday, April 3, 1978
Planning & Policy Review Committee - 7.45 p.m.

Mrs. MacAdam went on to say that the District does need a larvicide programme but that all alternatives should be considered before using insecticides.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA

That the Committee recommend to Council that
PC94 Notwithstanding the hazards involved, the Municipal Council of the District of Coquitlam requests ministerial waiver of Section 529(a) and (b) of the Air Regulations to permit the spraying of the community for the purpose of mosquito control by Conair Aviation for the period from May 1, 1978 to September 15, 1978.

APP'D BY
REG #
452/78

CARRIED

Ald. Bewley and Acting Mayor Campbell opposed.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA

That the Committee recommend to Council
PC95 That the Legal Department investigate a report of Conair Aviation allegedly applying spray from a fixed-wing aircraft onto a blueberry field on the eastern section of the Municipality without the apparent approval of the Ministry of Transport with respect to the waiver of air regulations.

APP'D BY
REG #
452/78

CARRIED UNANIMOUSLY

MOVED BY ALD. GARRISON
SECONDED BY ALD. PARKS

That the Committee recommend to Council
PC96 That the Vector Control Officer be instructed to issue a report in future, prior to consideration of Council of the Mosquito Control Programme; such report to give all relevant details; current methods used; research being carried out at time of report and possible alternatives to the spray programme.

APP'D BY
REG #
454/78

CARRIED UNANIMOUSLY

MR. BOB PARSONS, MRS. WHITE AND
MRS. VALERIE WISLOW -
SHERIFF STREET - RE DUMPING AND TRUCKS

Mr. Parsons, Mrs. White and Mrs. Wishlow appeared before Council to ask their help with regard to the landfill which had been ongoing now for a period of 2½ years. The number of journeys by trucks throughout the day were up to 100 causing noise, dust, and general disturbance from around 7.00 a.m. until 4.30 p.m. every weekday.

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

That the Committee recommend to Council
PC97 That the Municipal Manager to report, as soon as possible, with recommendations on alleviating the problem of non-regulated 'dumping' of fill in the Municipality in relation to a landfill control by-law.

APP'D BY
REG #
455/78

CARRIED UNANIMOUSLY

Monday, April 3, 1978
Planning & Policy Review Committee - 7.45 p.m.

FRANK J. WIRSZ RE BURKE MOUNTAIN -
LOGGING

MOVED BY ALD. PARKS
SECONDED BY ALD. BEWLEY

The Committee recommend
PC98 That this matter be referred to the next meeting of the
Executive Committee to be held April 10, 1978.

CARRIED UNANIMOUSLY

REPORT OF PARKS & RECREATION DIRECTOR -
ROOM RENTAL FEE WAIVER REQUEST -
EAGLE RIDGE HOSPITAL AUXILIARY ASSOCIATION

MOVED BY ALD. PARKS
SECONDED BY ALD. BEWLEY

The Committee recommend
PC99 That Eagle Ridge Hospital Auxiliary of Port Moody, B.C.
be granted the use of the Centennial Room for the purpose
of holding a fashion show on April 10, 1978, as well as on
September 30, 1978 for their Second Annual Hospital Ball and
that the normal fee of \$100.00 for each of the above mentioned
booking dates be waived for these events.

APP'D BY
RES #
456/78

CARRIED UNANIMOUSLY

REPORT OF PARKS AND RECREATION DIRECTOR -
SEEDING OF UPPER COQUITLAM RIVER PARK

Acting Mayor Campbell requested that Ald. Bewley take the
Chair to enable his taking part in the discussion.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON

The Committee recommend
PC100 That a sum of \$1,650.00 be approved to seed the graded areas
of the Upper Coquitlam River Park no later than the second
week in April in order to ensure the seeding a fair chance of
success.

APP'D BY
RES #
457/78

CARRIED

Ald. Sekora and Ald. Campbell opposed.

Ald. Campbell returned to Chair the Meeting.

REPORT OF PLANNER -
CRESTVIEW DEVELOPMENTS LTD.
1001 AUSTIN AVENUE TO C-2

MOVED BY ALD. SEKORA
SECONDED BY ALD. BEWLEY

PC101 That this application be tabled to the Planning & Policy
Review Committee on April 17, 1978.

CARRIED UNANIMOUSLY

Monday, April 3, 1978
Planning & Policy Review Committee - 7.45 p.m.

REPORT OF PLANNER -
REASSESSMENT OF 600 FOOT SEPARATION
CRITERION FOR MAILLARDVILLE

MOVED BY ALD. ROBINSON
SECONDED BY ALD. SEKORA

That the Committee recommend -

PC102 That there be no change to the Duplex Rezoning Criteria pertaining to the Maillardville area of Coquitlam.

DEFEATED

Ald. Bewley, Ald. Garrison and Ald. Parks opposed.

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

That the Committee recommend -

PC103 This application Z-32-76 to rezone Lot 10, Block 9, D.L. 46, Plan 2624, to RT-1 to the next Public Hearing; and that application Z-3-78 to rezone Lot 7, part of Lots 7-8, Block 4, D.L.6, Plan 9573, to RT-1, also be referred to the next Public Hearing.

CARRIED UNANIMOUSLY

ALD. SEKORA - MAIL ON WESTWOOD STREET

Ald. Sekora reported having had telephone calls from residents on Westwood Street regarding mail being incorrectly addressed; he asked that this be rectified.

ALD. SEKORA - STATUS OF HOUSES ON COMO LAKE

Ald. Sekora again requested that something be done regarding these two houses on Como Lake Avenue. He had received several telephone calls - one mother being greatly concerned since her children tend to play underneath the one home. Ald. Sekora was advised that a report from the Chief Building Inspector was in process and would be presented to the next meeting of Council.

ALD. SEKORA - 1042 ROCHESTER AVENUE

Ald. Sekora had received a telephone call from the occupants of 1042 Rochester Avenue complaining regarding the access into their driveway from the road - there is a drop of several inches causing cars to scrape mufflers and underdeath rather severly. The Municipal Engineer said this had been looked into in the past and he said it would be dealt with again as soon as possible.

PROPOSED WIDENING OF NORTH ROAD FROM NEW WESTMINSTER BOUNDARY TO HIGHWAY 1

MOVED BY ALD. SEKORA
SECONDED BY ALD. PARKS

PC104 That this item be tabled pending a report on the Intermunicipal meeting which is to take place shortly.

CARRIED UNANIMOUSLY

SEE RES
H 8
H 9 / 78

OPID BY
RES H
H 60 / 78

Monday, April 3, 1978

Planning & Policy Review Committee - 7.45 p.m.

ALD. PARKS - MATHEWSON REALIGNMENT

Ald. Parks advised that the Select Committee would be making a report regarding the Mathewson Realignment to the next meeting of Council on April 10, 1978.

ALD. CAMPBELL - WALLS AVENUE

Ald. Campbell reported he had heard that a duplex on Walls Avenue was now being used as a fourplex and he asked that this be looked into.

ALD. CAMPBELL - 833 FOSTER AVENUE

Ald. Campbell reported on the land clearing which was taking place with a seemingly total disregard for surrounding property and he asked that this be looked into. The Municipal Solicitor advised that this was a civil matter and action by the Municipality was not possible.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. PARKS

That the Planning and Policy Review Committee adjourn. 10.30 p.m.

CARRIED UNANIMOUSLY

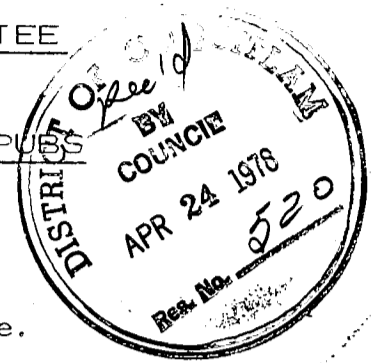


CHAIRMAN

The Planning and Policy Review Committee convened in the Council Chambers on Monday, April 17, 1978 at 7:30 p.m. with all Members of Council present. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Municipal Engineer, Fire Chief, Municipal Clerk and Recording Secretary Colleen Kaczan.

PLANNING AND POLICY REVIEW COMMITTEE

REPORT OF MUNICIPAL CLERK
HOURS OF OPERATION - NEIGHBOURHOOD PUBS



MOVED BY ALD. SEKORA
SECONDED BY ALD. GARRISON:

PC105 That Alderman Parks be excused from the table.

CARRIED UNANIMOUSLY

MOVED BY ALD. SEKORA
SECONDED BY ALD. GARRISON:

PC106 The Committee recommends that the closing hours for all neighbourhood pubs and pub concepts in the District of Coquitlam be uniform and they be as follows:

APP'D
BY Co. RES
522/78

Monday through Thursday - 12:00 midnight
Friday and Saturday - 1:00 a.m.

CARRIED UNANIMOUSLY

Alderman Parks returned to the table.

REZONING APPLICATION Z-12-78
CRESTVIEW DEVELOPMENTS - 1001 AUSTIN AVENUE TO C-2

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. GARRISON:

PC107 That Alderman Parks be excused from the table.

CARRIED UNANIMOUSLY

MOVED BY ALD. BEWLEY
SECONDED BY ALD. SEKORA:

PC108 The Committee recommends that application Z-12-78 be referred to Public Hearing.

SEE
Co. RES
524/78

CARRIED

Mayor Tonn registered opposition.

Alderman Parks returned to the table.

MANAGER'S REPORT DATED APRIL 13, 1978
SCHOOL DISTRICT TAX NOTICE INSERT

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. GARRISON:

PC109 The Committee recommends that Council request the School Board to consider the inclusion of Budget information in its periodic newsletter, as the Council does from time to time, in preference to inserts with the tax notice, but in the event that the School District prefers to pursue the tax notice insert, then the Municipality agree to accommodate the School District provided that the overall size of the notice not exceed 7½" x 11", that the same be folded to a size 5½" x 7½" and, finally, that the said notices be delivered to the Municipal Treasurer at a time appointed by him.

APP'D BY
CO. RES
520/78

CARRIED UNANIMOUSLY

REPORT OF MUNICIPAL ENGINEER
WATER DELIVERY TO THE EAST END

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC110 The Committee recommends that those properties which are capable of connection to a Municipal watermain be excluded from free water delivery.

APP'D BY
CO. RES
526/78

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR
BUILDING AND PARKING PROVISIONS
FOR THE HANDICAPPED

MOVED BY ALD. PARKS
SECONDED BY ALD. SEKORA:

PC111 The Committee recommends that the Planning Department prepare and place before a Public Hearing a Zoning By-Law amendment which would:

1. Require that commercial uses provide a portion of their parking requirements in the form of spaces suitable for the handicapped in the following ratio:

<u>Required Spaces</u>	<u>Spaces for the Handicapped</u>
1 - 25	None
26 - 75	1
76 - 125	2
126 - 200	3
Over 200	One space for every 100 required spaces in excess of 200.

APP'D BY
CO. RES
527/78

Resolution PC 111 continued:

- 2. That required spaces for the handicapped:
 - a) provide an additional 1.3 metres of width; and
 - b) be clearly signed as being reserved for use by handicapped persons; and
 - c) be located and constructed so as to allow convenient access to a building entrance.

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR
SIGN CONTROL BY-LAW

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC112 The Committee recommends that the number and sizes of permitted freestanding signs, according to Sign Control By-Law No. 126, 1973, remain unchanged.

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR
DEVELOPMENT AT 555 NORTH ROAD

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC113 That the report of the Planning Director dated April 13, 1978 regarding the development at 555 North Road be received.

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR
ELECTRONIC MESSAGE BOARD SIGNS

Mr. K. McKenzie of Sign-O-Lite Plastics Ltd. addressed Council and explained and demonstrated how the electronic message board signs were operated by the use of a typewriter-computer.

There was some discussion by members of Council and staff as to whether or not an animated sign of this type would cause enough distraction to motorists to prove dangerous. Mr. Don Buchanan, Planning Director, pointed out that the Department of Highways recommended against them because of the distraction factor, and, as well, the Ontario Model Code does not allow them.

*APP'D BY
Co. Res
529/78*

*REC'D BY
Co. Res
530/78*

Electronic Message Board Signs - cont'd.

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. PARKS:

PC114¹² The Committee recommends that the Planning Department bring forth an amendment to the Sign By-Law to allow animated signs falling within the dimensions outlined in the report of the Planning Director dated April 13, 1978.

APP'D BY
RES
CO. #521/78

CARRIED UNANIMOUSLY

The Planning Director was requested to research and report back to the Planning and Policy Review Committee with respect to distraction of motorists as a result of animated signs.

REPORT OF PLANNING DIRECTOR
DUPLEX SEPARATION CRITERION - MAILLARDVILLE

MOVED BY ALD. GARRISON
SECONDED BY ALD. PARKS:

PC115 The Committee recommends that the Planning Department arrange to have a public meeting at Millside School in order to receive input from the residents of the area with respect to the duplex separation criterion in Maillardville as outlined in the report of the Planning Director dated April 13, 1978.

APP'D BY
RES
CO. #522/78

CARRIED UNANIMOUSLY

JOINT FAMILY DIVISION COMMITTEE

Alderman Robinson placed before the Committee two letters from the School District #43 Joint Family Division Committee dated April 17, 1978 dealing with budgets for the Kincaid Treatment Resource Centre and the Horizon Receiving and Assessment Centre seeking support for 1978 budget submission to the Ministry of Human Resources.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC116 The Committee recommends that Council not deal with this matter until copies of the budget submissions are received from both agencies.

CARRIED UNANIMOUSLY

MRS. MARY MCMICHAEL
TRAFFIC AND DRAINAGE PROBLEMS

Mrs. McMichael addressed Council and requested that signs be posted at Mundy Road and Dawes Hill to regulate truck traffic in that area.

MOVED BY ALD. SEKORA
SECONDED BY ALD. ROBINSON:

PC117 The Committee recommends that Council request the Engineering Department look into the possible need for signs to regulate truck traffic in the vicinity of Mundy Road and Dawes Hill.

CARRIED UNANIMOUSLY

Mrs. McMichael informed Council that drainage from the east side of the Cape Horn School grounds was undermining the road in that area.

Mrs. McMichael also expressed concern over drainage facilities which cross private property, including hers, which she felt should be relocated in order that it does not become the responsibility of property owners at time of redevelopment.

The Municipal Engineer was requested to talk to Mrs. McMichael regarding the exact location of the drainage problem, investigate it and report back to Council.

ALDERMAN SEKORA - BUILDING ON NORTH ROAD

Alderman Sekora requested the Planning Director to determine whether or not the new building on North Road next to the Budget Rent-a-Car property had been approved by the Design Panel.

The Planning Director was requested to report back at the next meeting of Council.

ALDERMAN SEKORA - CONCESSIONS

The Municipal Manager was requested to investigate Alderman Sekora's information that the concession workers at the ice arena have been charging 25¢ for 15¢ chips.

ADJOURNMENT

MOVED BY ALD. GARRISON
SECONDED BY ALD. CAMPBELL:

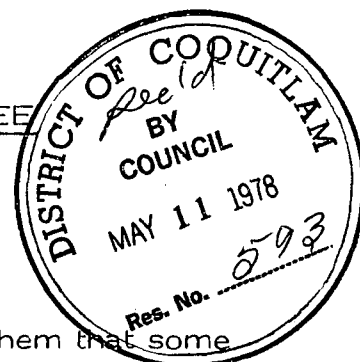
That the Planning & Policy Review Committee adjourn. 8:20 p.m.

CHAIRMAN

A meeting of the Planning and Policy Review Committee convened on Monday, May 1, 1978 at 7:55 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present save Alderman Garrison and Alderman Parks. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Municipal Engineer, Parks and Recreation Director, Fire Chief, Municipal Clerk and the Recording Secretary Colleen Kaczan.

PLANNING AND POLICY REVIEW COMMITTEE

COQUITLAM BASEBALL ASSOCIATION
CONDITION OF PARKS



Mr. Cliff Gibbons addressed Council and told them that some of the playing fields for baseball haven't been kept in good condition from year to year. He explained that some conditions exist that are unsafe for the ballplayers and others are inconvenient.

Mayor Tonn made arrangements to visit the playing fields in question with Mr. Gibbons, Mr. Cunnings, the Parks and Recreation Director and any Aldermen who wished to go on Tuesday, May 2nd at 6:00 p.m.

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC118 That the report of the Acting Parks and Recreation Director dated April 26, 1978 be received.

CARRIED UNANIMOUSLY

OCCUPANCY PERMIT
1041 BUOY DRIVE

Mr. Michael Lucking addressed Council and explained to them that before purchasing his house at 1041 Buoy Drive he had received a list of items which had to be either repaired or completed before he could be issued an occupancy permit. He explained that he had repaired the sidewalk in front of his house to the specifications he understood were required as a result of a telephone conversation with a member of staff from the municipal Engineering Department. He stated that upon inspection, he was notified that an additional \$1,100 in repairs would have to be done.

Mr. Phillips, the Municipal Engineer, explained that approximately one-half of the sidewalk should be torn up and reconstructed.

Mr. Lucking stated he felt the amount of repair work required is unreasonable.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. BEWLEY:

PC119 The Committee recommends that the damaged section of the sidewalk in front of 1041 Buoy Drive be removed and reconstructed before an occupancy permit is issued for that address.

CARRIED UNANIMOUSLY

Ald. Parks and Ald. Garrison entered the meeting. 8.26 p.m.

REPORT OF ACTING PARKS AND RECREATION
DIRECTOR - ROOM RENTAL FEE WAIVER REQUEST
COQUITLAM CANADIAN BASEBALL

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON:

PC120 The Committee recommends that the Coquitlam Canadian Baseball Association be granted the use of the Centennial Room for the purpose of holding a "Get-Acquainted Dinner Dance" on June 2nd, 1978 and that the normal fee of \$100.00 be waived for this event.

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR
PROPOSED DEVELOPMENT OF PROPERTY
AT MARINER WAY AND SPURAWAY DRIVE

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC121 The Committee recommends that Council not accept a proposal for library and post office use of the site at Mariner Way and Spuraway Drive as outlined in the report of the Planning Director dated April 25, 1978, and that A.O. Warner Ltd. and H. Tullis & Associates as well as the Library Board be so advised.

CARRIED UNANIMOUSLY

CLOSURE OF TEN FOOT LANE ALLOWANCE
SOUTH END OF FAIRWAY STREET

MOVED BY ALD. CAMPBELL
SECONDED BY ALD. ROBINSON:

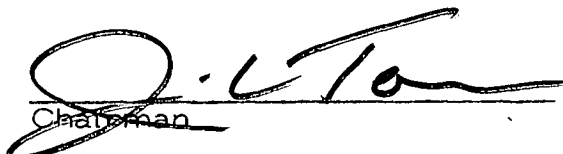
PC122 The Committee recommends that due to the obvious public need for the walkway at the south end of Fairway Street as an access, that Council is not prepared at this time to entertain closure.

CARRIED UNANIMOUSLY

ADJOURNMENT

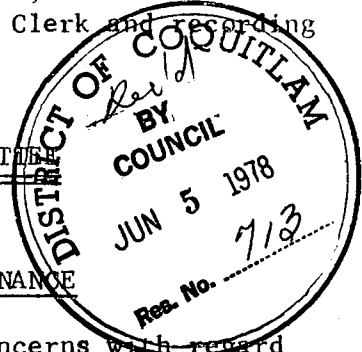
MOVED BY ALD. GARRISON
SECONDED BY ALD. BEWLEY:

That the Planning and Policy Review Committee meeting adjourn. 8:35 p.m.


Chairman

A meeting of the Planning and Policy Review Committee convened on Monday, May 29, 1978 at 7.30 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Deputy Municipal Treasurer, Deputy Municipal Engineer, Parks and Recreation Director, Fire Chief, Traffic Supervisor, Municipal Clerk and recording secretary Jean Palmer.

PLANNING AND POLICY REVIEW COMMITTEE



CHRIS WHITE -
THERMAL DRIVE TRAFFIC AND BOULEVARD MAINTENANCE

Mr. White addressed Council voicing his concerns with regard to the excessive traffic noise on Thermal Drive. He stated this problem has been evident over the past several years and coupled with excessive speeding is a real concern to residents on Thermal Drive.

Mr. White enquired as to whether the District had a noise level by-law as did the District of Burnaby and what, if anything Council could do to help alleviate this very real problem.

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL

PC118A That the Committee recommend -
That Council request the R.C.M.P. Coquitlam Detachment to work on a system of radar and patrol on Thermal Drive;
And that Council go on record as requesting a position statement from the Provincial Government Motor Vehicle Branch on the testing of motor vehicles in the Lower Mainland and to request their position with regard to testing of noise levels of said motor vehicles.

*APPROVED BY
CO. RES
718/78*

CARRIED UNANIMOUSLY

It was suggested by Council that after a certain period of time, 2 - 4 weeks, that a report be forthcoming from the R.C.M.P. Coquitlam Detachment; such report to contain details of the programme, time of day when radar was set up and who and how many were caught.

Ald. Sekora requested that staff circulate a questionnaire to all residents on Thermal Drive to give Council a better idea of the residents affected by this problem.

Ald. Parks requested that the R.C.M.P. report contain all names and addresses of the owners of the vehicles caught.

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON

PC119A That the Committee recommend -
That Council request a report from the R.C.M.P. Coquitlam Detachment outlining the programme that is used on the areas which cause concern; the special attention given to high grade streets where the problem of excessive noise and speed is evident, particularly Thermal Drive, Gatensbury Street and ~~Morris~~ Street.

*APPROVED AS
AMENDED BY
CO. RES
716/78*

MAX IN A WAY

CARRIED UNANIMOUSLY

Monday, May 29, 1978
Planning and Policy Review Committee Meeting

Mr. White continued with a request that the District might like to contribute to the upkeep of the boulevard adjacent to his property that it had taken almost two years to put this particularly large area into shape and he was now at the stage whereby he would like to plant shrubs etc.

MOVED BY AID. ROBINSON
SECONDED BY AID. SEKORA

PC120A The Committee recommend -
That Council decline Mr. White's request to contribute towards shrubs and plants for the boulevard adjacent to Mr. White's property.

CARRIED UNANIMOUSLY

LEWIS C. DALBY -
SITING OF MOBILE HOME

MOVED BY AID. BEWLEY
SECONDED BY AID. GARRISON

PC121A The Committee recommend -
That Council deny the request made by Mr. L.C. Dalby to the siting of a mobile home on property at 4172 Cedar Drive; and that Mr. Dalby be instructed to contact the Building Department to determine which type of prefabricated building can be placed on this property to conform with the National Building Code.

CARRIED

Ald. Campbell opposed.

REPORT OF PLANNING DIRECTOR -
PARKING REQUIREMENTS FOR PLANNED SHOPPING CENTRES

MOVED BY AID. GARRISON
SECONDED BY AID. BEWLEY

PC122A The Committee recommend -
That Council authorize the Planning Department to prepare a zoning amendment by-law establishing standards for neighbourhood, community and regional shopping centres, and forward copies of said by-law for comments to the Regional Approving Officer of the Ministry of Highways and Public Works, and representatives of Maillardville, Cariboo, Burquitlam and Como Lake Village and Westwood Mall Shopping Centres.

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR -
IN-LAW SUITES

MOVED BY AID. BEWLEY
SECONDED BY AID. PARKS

PC123 The Committee recommend -
That Council instruct the Municipal Solicitor to investigate the Delta by-law and enforcement policy in relation to illegal in-law suites to determine what improvements in our system could be recommended.

CARRIED UNANIMOUSLY

APP'D B.
Co. Res
717/78

APP'D B.
Co. Res
718/78

APP'D B.
Co. Res
719/78

REC'D B.
Co. Res
720/78

Monday, May 29, 1978
Planning and Policy Review Committee Meeting

REPORT OF PLANNING DIRECTOR -
DESIGN CONTROL PROVISIONS AND DEVELOPMENT
AGREEMENT: DAON RS-4 SUBDIVISION,
DUNKIRK AND NESTOR

MOVED BY ALD. GARRISON
SECONDED BY ALD. PARKS

PC124 The Committee recommend -

APP'D B.
Co. Res
121/78

- 1) That Council approve signing and sealing of the attached agreement by the Mayor and Clerk, forthwith upon Daon having presented evidence that the Building Scheme has been registered against the subject lands, and such agreement shall become binding upon the District when duly executed and delivered for and on behalf of the Corporation by the Mayor and Municipal Clerk, who are specifically authorized to sign the same and to affix the Corporate Seal thereto, and to deliver the same and that all as the Act and Deed of the District of Coquitlam;
- 2) That Council authorize staff to contact other developers of RS-4 developments where a development agreement has already been entered into, with a view to offering a simplified agreement and Building Scheme arrangement similar to the Daon one, as an alternative to the original development agreement;
- 3) That Council authorize staff, in the case of RS-4 rezonings where a development agreement has not yet been entered into, to proceed by way of an agreement providing for:
 - a) Payment of Parkland Acquisition Fees;
 - b) Registration of a Building Scheme containing the RS-4 design control provisions; and
 - c) A covenant by the developer to retain and pay the "Architect" required under the Building Scheme.

CARRIED UNANIMOUSLY

ALD. PARKS - NON-CONFORMING SIGNS

Ald. Parks referred to a previous meeting when Council requested a report on non-conforming signs in the District of Coquitlam.

Mr. D.M. Buchanan, the Municipal Planner informed Ald. Parks that his Department is at present working on an amendment to the by-law and that the report should be presented to Council shortly.

Ald. Parks queried the 'deadline' date on the non-conforming sign situated on Austin Avenue. Staff reported that it was being dealt with at this time.

ALD. PARKS - LAW SUITS

Ald. Parks requested that the Municipal Solicitor supply an up-to-date report on law suits to be presented to Council at their next Executive meeting; and, further, he suggested that such a report be forthcoming on a quarterly basis of law suits, if any, and settlements made.

Monday, May 29, 1978
Planning and Policy Review Committee Meeting

Ald. Parks queried progress made on amendments to the Soil Removal By-law.

Ald. Campbell reported that they were in contact with the Federal Fisheries Department and awaiting a report from that Department. As soon as the report is to hand the Committee will meet and forward their recommendations.

Ald. Robinson referred to the Daycare Centre on North Road particularly regarding the outside appearance of this building and asked if there was any way in which the District could ensure that the outside of the said building is, at least, painted.

Ald. Robinson also commented on the waste at the Jack Cewe operation; Ald. Robinson had been in the area over the past two weekends and the waste is spilling into the ditch adjacent to Pipeline Road.

Mr. H.F. Hockey, Deputy Municipal Engineer, was asked to investigate and report back to the Committee.

ADJOURNMENT

MOVED BY ALD. GARRISON
SECONDED BY ALD. PARKS

That the Planning and Policy Review Committee adjourn. 8.50 p.m.

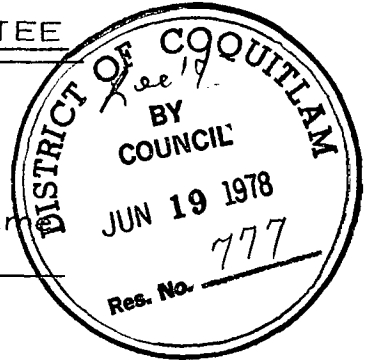

CHAIRMAN

A meeting of the Planning and Policy Review Committee convened on Monday, June 12, 1978 at 7:30 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present save Alderman Parks. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Municipal Treasurer, Recreation Program Manager - Community Programs, Program Manager - Aquatics, Program Manager - Sports Centre, Municipal Clerk and Recording Secretary Colleen Kaczan.

PLANNING AND POLICY REVIEW COMMITTEE

REPORT OF MANAGER - JUNE 8, 1978

Item #1 - "Community Signs" portion of Crime Prevention Unit Programme



MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC125 The Committee recommends that Clause 5 of By-Law No. 876 be amended so as to read as follows:

- (c) signs, for publicly financed and Council approved campaigns, the locations of which are restricted to highways over which the Municipal Engineer has jurisdiction and the specific location of which has been approved by the Municipal Engineer.

CARRIED UNANIMOUSLY

APP'D B.J.
CO. RES
778/78

Item #2 - Justice Building Maintenance and Repair

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC126 The Committee recommends that the City of Port Coquitlam be provided with a copy of this report; and

that a sum of \$10,000.00 be allocated from the 1978 General Provision for Operating and Capital purposes to accommodate the higher anticipated repair costs at the Justice Building.

CARRIED UNANIMOUSLY

APP'D B.J.
CO. RES
779/78

MANAGER'S REPORT DATED JUNE 9, 1978
RE: BILL 19 - URBAN TRANSIT AUTHORITY ACT - 1978
FOR INFORMATION

MOVED BY ALD. GARRISON
SECONDED BY ALD. CAMPBELL:

PC127 That the Manager's report dated June 9, 1978 entitled
PC126A "Bill 19 - Urban Transit Authority Act 1978" be received.

CARRIED UNANIMOUSLY

REPORT OF PARKS AND RECREATION DIRECTOR
GLOBE WOMENS' SOFTBALL - SPECIAL OCCASION
LIQUOR PERMIT

MOVED BY ALD. GARRISON
SECONDED BY ALD. SEKORA:

The Committee recommends:

PC127 That the Globe Women's Softball Club c/o 550 Draycott Street, Coquitlam, B.C. V3J 6M6 be granted permission to apply for a Special Occasion Liquor Permit for that portion of the District of Coquitlam's Mundy Park, more particularly known and described as the Mundy Park Lacrosse Box for the purpose of serving beer in paper or plastic containers; and, subject always to the terms and conditions set forth in the liquor permit together with those conditions of the Park and Recreation Director. The said application approval being restricted to the following dates and times:

- Saturday, July 1st, 1978 - 12:01 p.m. to 9:00 p.m.
- Sunday, July 2nd, 1978 - 12:01 p.m. to 9:00 p.m.
- Monday, July 3rd, 1978 - 12:01 p.m. to 9:00 p.m.

CARRIED UNANIMOUSLY

REPORT OF PARKS AND RECREATION DIRECTOR
CANADIAN BASEBALL ASSOCIATION PLAYING
FIELD IMPROVEMENT REQUEST

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC128 The Committee recommends that a 4 foot high all welded construction 9 gauge chain link fence, 120 feet in length be authorized at an expenditure of \$884.00 for Miller Park and a gate structure at a cost of \$274.00 within the existing Mundy Park Little League outfield fence; the funds for which to be appropriated from the General Provision - Operating Capital Purposes.

CARRIED UNANIMOUSLY

REPORT OF PARKS AND RECREATION DIRECTOR
COQUITLAM ADANACS LACROSSE LTD.
1978 CONTRACT RENEWAL

MOVED BY ALD. BEWLEY
SECONDED BY ALD. SEKORA:

PC129 The Committee recommends that the Mayor and Municipal Clerk be authorized to sign the lease agreement for the year 1978 between the Coquitlam Adanacs Lacrosse Ltd. Club and the District of Coquitlam and that such agreement shall become binding upon the District when duly executed and delivered for and on behalf of the Corporation by the Mayor and Municipal Clerk who are specifically authorized to sign the same and to affix the corporate seal thereto and to deliver the same and that all as the Act and Deed of the District of Coquitlam.

CARRIED UNANIMOUSLY

APP'D BY
CO. RES
781/77

APP'D BY
CO. RES
782/78

APP'D BY
CO. RES
782/78

REPORT OF PARKS AND RECREATION DIRECTOR
FEES & CHARGES - PARK AND RECREATION
DEPARTMENT

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC130 That the Committee recommend the approval of proposed fees and charges attached to the report of the Parks and Recreation Director's report dated June 9, 1978 and marked Appendix A-1, Chimo Pool and Outdoor Pools; Appendix B-2, Dogwood Pavilion Programs and Services; Appendix B-3, Scout Hall Programs and Services; Appendix C-1, C-2 and C-3, Sports Centre; and Appendix D-1 and D-2, Concession Cost Analysis; effective July 1st, 1978 to June 30, 1979, save and except swim lessons where the effective dates are September 1st, 1978 to June 30, 1979; and that

The room rental fee for the Chimo Pool Centennial Rooms, Dogwood Pavilion, Scout Hall, and Social Recreation Centre be levied at Private/Commercial rates when booked on statutory holidays; and, further, that the hourly room rental rate be levied for functions up to four (4) hours in duration and that the evening flat room rental rate be levied for functions over four (4) hours in duration up to 2:00 a.m.

MOTION AMENDED
(see Res. No. PC131/78)

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC131 That the Committee recommend that Resolution No. PC130 be amended so that free use of the two ice skating surfaces not be provided to schools making use of such facilities, the resolution to now read:

That the Committee recommend the approval of proposed fees and charges attached to the report of the Parks and Recreation Director's report dated June 9, 1978 and marked Appendix A-1, Chimo Pool and Outdoor Pools; Appendix B-1, Community Programs and Services (Social Recreation Centre Complex); Appendix B-2, Dogwood Pavilion Programs and Services; Appendix B-3, Scout Hall Programs and Services; Appendix C-1, C-2 and C-3, Sports Centre; and Appendix D-1 and D-2, Concession Cost Analysis; effective July 1st, 1978 to June 30, 1979, save and except swim lessons where the effective dates are September 1st, 1978 to June 30, 1979 with the exception that free use of the two ice skating surfaces not be provided to schools making use of such facilities; and that

the room rental fee for the Chimo Pool Centennial Rooms, Dogwood Pavilion, Scout Hall, and Social Recreation Centre be levied at Private/Commercial rates when booked on statutory holidays; and, further, that the hourly room rental rate be levied for functions up to four (4) hours in duration and that the evening flat room rental rate be levied for functions over four (4) hours in duration up to 2:00 a.m.

CARRIED UNANIMOUSLY

Prop'd By
Co. Res #
7.84/78

REPORT OF PARKS AND RECREATION DIRECTOR
PARK NAME CHANGE

MOVED BY ALD. GARRISON
SECONDED BY ALD. ROBINSON:

PC132 The Committee recommends that Good Neighbour Park situated on Foster Avenue, between Schoolhouse and Gatensbury Streets, be re-named to Foster Avenue Park.

CARRIED UNANIMOUSLY

Alderman Bewley and Alderman Campbell were requested to look into a possible new name for the park now known as Cewe Park and report back to Council.

APP'D BY
Co. RES
782/78

REPORT OF PARKS AND RECREATION DIRECTOR
DOGWOOD PAVILION POLICY CHANGE

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC133 The Committee recommends that the following changes be made to the Dogwood Pavilion Constitution and, where applicable, to the Terms of Reference of the Advisory Board:

That the use of the Workshop, Crafts Room or Games Room by any of the non-Dogwood Pavilion groups is subject to prior approval by the Advisory Board; and that the Cards Room is only available for meetings or other passive activities.

CARRIED UNANIMOUSLY

APP'D BY
Co. RES
786/78

ALDERMAN GARRISON - NOTICE OF MOTION
GRANTS-IN-AID GUIDELINES

MOVED BY ALD. SEKORA
SECONDED BY ALD. GARRISON:

PC 134 The Committee recommends that a request be made to the Provincial Government for a report on how the funds from the various government lotteries have been distributed and on the policy employed by the government in dealing with requests for grants from such funds.

CARRIED UNANIMOUSLY

APP'D BY
Co. RES
787/78

MOVED BY ALD. GARRISON
SECONDED BY ALD. BEWLEY:

PC135 The Committee recommends that Section C be deleted from our "Guidelines for Evaluating Grants-in-Aid Requests Which Qualify under Section 202 of the Municipal Act".

CARRIED UNANIMOUSLY

APP'D BY
Co. RES
788/78

MOVED BY ALD. BEWLEY
SECONDED BY ALD. ROBINSON:

PC136 The Committee recommends that Section D of the "Guidelines for Evaluating Grants-in-Aid Requests Which Qualify under Section 202 of the Municipal Act" remain unchanged.

CARRIED UNANIMOUSLY

MAYOR TONN - FRANCOFETE SOCIETY

Mayor Tonn informed Council that the Francofete Society will be hosting visitors from throughout the Province later this month and had asked for a reduction in fees for recreation facilities.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC137 The Committee recommends that Council approve the waiver of rental fees for the Annex on June 25, 1978; Chimo Indoor Pool on June 23, 1978 and the Curling Rink Dry Floor on June 24 and June 25, 1978.

CARRIED UNANIMOUSLY

MAYOR TONN - CURBING AT
943 and 945 ROBINSON STREET

Mayor Tonn said he received a telephone call from a resident regarding a problem of water going onto private property during heavy rains and asked that the Municipal Engineer to investigate the cost implications of extending the curb on Robinson Avenue at the point of realignment of Clarke Road and Robinson right down to Miller Avenue.

MOVED BY ALD. ROBINSON
SECONDED BY ALD. GARRISON:

PC138 That the Municipal Engineer investigate and report to the next meeting of Council the cost implications of extending the curb on Robinson Street down to Miller Avenue.

CARRIED UNANIMOUSLY

APP'D BY
CO. RES
#789/78

MAYOR TONN - POCO VALLEY GOLF CLUB

Mayor Tonn reported that he had attended meetings with the respective Mayors of Port Coquitlam and Port Moody and that they had requested their Treasurers and Parks staff to look at the PoCo Valley Golf Club and after receiving their reports had come to the conclusion that it would not be to the municipalities' interest to acquire the Golf Club as a joint municipal property.

MOVED BY ALD. BEWLEY
SECONDED BY ALD. GARRISON:

PC139 That the Committee accept the Mayor's verbal report regarding the PoCo Valley Golf Club.

CARRIED UNANIMOUSLY

TABLED ITEMS

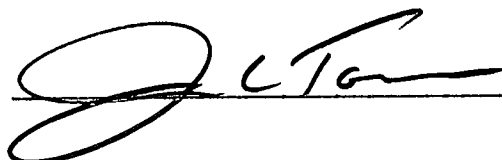
U.B.C.M. - Bill 19, Urban Transit Authority Act

ADJOURNMENT

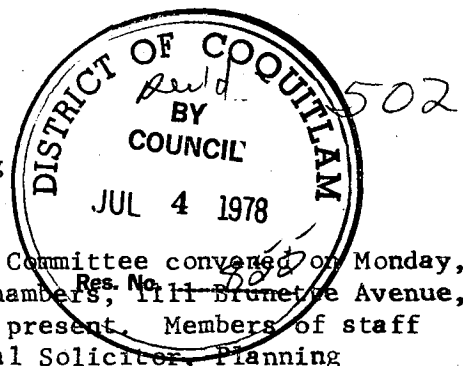
MOVED BY ALD. CAMPBELL
SECONDED BY ALD. SEKORA:

That the Planning and Policy Review Committee meeting adjourn. 8:20 p.m.

CARRIED UNANIMOUSLY

 CHAIRMAN

Monday, June 26, 1978
Planning and Policy Review Committee Meeting



A meeting of the Planning and Policy Review Committee convened on Monday, June 26, 1978 at 7.30 p.m. in the Council Chambers, 1111 Brunette Avenue, Coquitlam, B.C. with all members of Council present. Members of staff present were the Municipal Manager, Municipal Solicitor, Planning Director, Municipal Engineer, Parks and Recreation Director, Fire Chief, Chief Building Inspector, Municipal Clerk and recording secretary Jean Palmer.

PLANNING AND POLICY REVIEW COMMITTEE

G.M. DUMAS -
CARIBOO TRAIL HOTEL -
PUBLIC HOUSE CLOSING HOURS

Mr. Dumas addressed Council outlining the operation of the Cariboo Trail Hotel; he stated that they would now like to apply for an "A" Licence in line with many hotels in the Lower Mainland.

Ald. Parks arrived at the meeting at this point. 7.35 p.m.

Mr. Dumas went on to say that if an "A" licence was issued the present "beer parlour" area, with a capacity of 375 customers, would be broken down into two areas - the "beer parlour" area having a capacity of 250 and the "neighbourhood pub" area having a capacity of 125 customers and separation of the two areas would be in the form of a 6ft. railing. Access to each area would be two separate entrances and one would have to go "outside" the building to gain access to the other area. The only common ground to both areas would be the dance floor which, Mr. Dumas admitted, could be used as entrance to each separate area.

Mr. Dumas continued with what he felt the real problem would be and that was the closing down of the neighbourhood pub section at 12 midnight and the closing down of the beer parlour at 1.00 a.m. and he asked that Council give consideration to allowing both sections of the pub to remain open until 1.00 a.m.

Further discussion ensued and a motion was put forward to allow an extension of the closing hours to 1.00 a.m. however, there was no seconder to the motion.

B.C. HYDRO - PROPOSED SUBSTATION AT COMO LAKE AVENUE AND LOUGHEED HIGHWAY

B.C. Hydro personnel presented to Council for their information details of the proposed substation at Como Lake Avenue and Lougheed Highway. When the possible rezoning of this property was brought up, Mr. U. Fricker, of the Properties Department, quoted Section 53 of the B.C. Hydro Act.

Mayor Tonn stated quite firmly that if negotiations were to continue on an equitable basis then B.C. Hydro should seek rezoning through regular channels and they should give serious consideration as to their approach to this Municipality in order that good relations could be maintained.

B.C. Hydro personnel continued with their presentation outlining two stages for the development of the substation over a period of 1½ to 2 years. They emphasized the growth rate in Coquitlam and that the substation would serve the N.E. Sector. Several areas of land had been looked at in Coquitlam but this particular area was considered to be the most favourable.

Monday, June 26, 1978
Planning and Policy Review Committee Meeting

Ald. Parks raised the question with regard to the removal of the Como Lake Avenue towers stating that a commitment was made by B.C. Hydro for their removal for around 1980.

B.C. Hydro personnel at the meeting did not have any knowledge of this commitment and asked the Municipality to supply them with any information they had in this regard.

Ald. Robinson queried the landscaping of the substation and although B.C. Personnel could not say what the monetary figure would be they did say there would be a screening of trees and shrubs.

After further discussion Mayor Tonn suggested that B.C. Hydro make application for rezoning and in doing so would receive every co-operation from the Municipality.

REPORT OF MUNICIPAL ENGINEER -
REGIONAL TOWN CENTRE - STORM DRAINAGE

MOVED BY AID. ROBINSON
SECONDED BY AID. BEWLEY

PC140 The Committee recommends -
That the funds in the amount of \$25,000.00 be provided from the General Provision for Capital and Operating Purposes and a further \$25,000.00 from Account No.261310 Continuing implementation of the Town Centre Area to finance detailed Engineering studies and preparation of construction plans and documents necessary to provide drainage facilities to serve Phase I of the Regional Town Centre area together with the Diversion of Hoy Creek by way of LaFarge Lake.

APPROVED
CO. RES
856/78

CARRIED

Ald. Sekora registered opposition.

REPORT OF MUNICIPAL ENGINEER
GRAVEL PIT OPERATIONS REPORT FOR MAY 1978

MOVED BY AID. BEWLEY
SECONDED BY AID. PARKS

PC141 That the Gravel Pit Operations report for the month of May 1978 be received.

CARRIED UNANIMOUSLY

Ald. Parks requested that Mr. Thomas, Manager of District of Coquitlam Soil Removal By-law, place more of his directives to the Companies in writing, and copies of such directives should be attached to each monthly report.

MOVED BY AID. CAMPBELL
SECONDED BY AID. SEKORA

PC142 The Committee recommends -
That Jack Cewe Limited be requested to move the sand stockpile back 20ft. from the landside edge of the ditch, within 30 days.

APPROVED
CO. RES
827/78

CARRIED UNANIMOUSLY

Monday, June 26, 1978
Planning and Policy Review Committee

REPORT OF MUNICIPAL ENGINEER -
OXBOW MOBILE HOMES "OFF-SITE"
CONSTRUCTION AND "ON-SITE" CONSTRUCTION

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

PC143 The Committee recommends -
Inasmuch as the requested changes do not appear to change
the essential character of the structures approved by
Council resolution 1455/77 as constituting a mobile
home, that the additional items of on-site construction
requested by Career Holdings' letter of June 20, 1978
be approved.

APP'D B.
Co. Res
828/78

CARRIED

Ald. Sekora opposed.

REPORT OF CHIEF BUILDING INSPECTOR -
FREESTANDING SIGN - 960 BRUNETTE AVENUE

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

PC144 The Committee recommends -
That staff be directed to enforce the Sign By-law in all
respects concerning the freestanding sign erected
recently by Perfect Auto Body at 960 Brunette Avenue,

APP'D B.
Co. Res
859/78

CARRIED UNANIMOUSLY

REPORT OF PLANNING DIRECTOR -
CONTROL OF LAND FILLING GENERALLY
AND REMOVAL OF SOIL AND TREE CUTTING
IN SENSITIVE LANDS

MOVED BY ALD. PARKS
SECONDED BY ALD. GARRISON

PC145 The Committee recommends -
That three readings be given to "District of Coquitlam
Conservation By-law No. 836, 1978" at the next regular
meeting of Council to be held July 4, 1978.

CARRIED UNANIMOUSLY

Ald. Parks referred to the Minutes of Meeting of
School District No. 43, held June 6th 1978 in which
reference was made to the Maillard Junior Secondary
School. Ald. Parks took exception to the fact that
the Minutes stated "the construction was delayed
pending rezoning of the site by municipal authorities...."

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL

PC146 That the Committee recommends -
That Council write to the School Board with respect
to the delay of Maillard Junior Secondary School and
convey to the School Board as to why this delay had
occurred.

CARRIED UNANIMOUSLY

Monday, June 26, 1978
Planning and Policy Review Committee

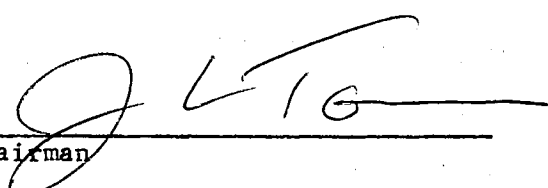
ADJOURNMENT

MOVED BY ALD. PARKS
SECONDED BY ALD. CAMPBELL

That the Planning and Policy Review Committee
adjourn.

9:25 p.m.

CARRIED UNANIMOUSLY


Chairman

JANUARY 11, 1978

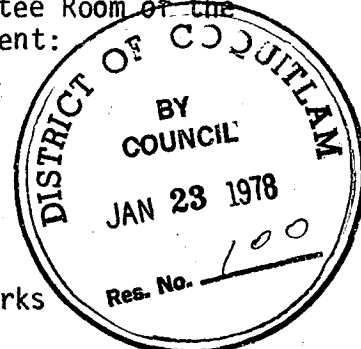
#504

PLANNING ADVISORY COMMITTEE
MAILLARDVILLE NEIGHBOURHOOD IMPROVEMENT PROGRAM
AREA NO. 1

The twenty-seventh regular meeting of the Planning Advisory Committee was held January 11, 1978 at 9:30 p.m. in the East Wing Committee Room of the Municipal Hall, Coquitlam, with the following persons present:

Members:

Lloyd Kirk, Vice-Chairman
Dave Nichols, Project Architect
Art Perreault, Chairman
Colleen Perreault
Doug Sullivan, Executive Secretary & Clerk of Works



Staff:

Sol Jackson, NIP Co-ordinator

MINUTES:

Minutes of the November 30, 1977 meeting were circulated to all Committee members by mail.

MOVED BY MRS. PERREAULT
SECONDED BY MR. KIRK

That the minutes be adopted as circulated.

CARRIED

Minutes of the December 14, 1977 meeting were read. It was then:

MOVED BY MR. KIRK
SECONDED BY MRS. PERREAULT

That the minutes be adopted as read.

CARRIED

REPORTS:

The Executive Secretary informed the Committee that Haverland Engineering Ltd. was unable to fulfil the terms of the Contract and that therefore Municipal Council on December 18, 1977 awarded the contract to construct the Maillardville Neighbourhood House to Dick Heinen Construction Limited, 16050 - 92nd Avenue, Surrey, B. C. The Project Architect stated that the contract was signed and sealed on January 5, 1978, and the expected start of excavation is January 23rd, with construction scheduled to take 200 days to August 11th, 1978.

The Project Architect reported that:

- 1) A meeting was held January 11th a.m. with the Project Sub-Committee, the Municipal Purchasing Agent and the Planning Director, to determine ways of expediting purchases for the Neighbourhood House.
- 2) A second meeting was held January 11th a.m. of the Project Sub-Committee which dealt with:
 - a) Choice of McKinney Laboratories Ltd. to do Soils and Concrete testing.

JANUARY 11, 1978

REPORTS, CONT'D:

- 2) b) A report from Rannala & Associates Engineering Ltd. on required engineering services for the Maillardville Neighbourhood Centre.
- c) A B. C. Hydro service charge of \$3,404.00 which was not included in the Contractor's Tender Bid. This charge is to cover connection costs for a 3 phase, 4 wire, 120/208 volt 400 amp underground electrical service. The Architect requested the Electrical Consultant to report on savings which might occur if the plans were amended to require a single phase service. The Consultant did a preliminary investigation and reported that if a change was made to a single phase service, B. C. Hydro charges would not be reduced significantly, if at all; that on site savings may be made of \$1,200 - \$1,500. However, the single phase service would give a spare capacity of approximately 4.25 kilowatts which would be used up if a kiln, table saw, dishwasher or extra exterior lighting were to be installed, whereas a 3 phase service has a spare capacity of some 52 kilowatts. To convert from one to three phase in the future would cost an estimated \$3,000 - \$4,000 in 4 to 5 years time. After some discussion it was:

MOVED BY MRS. PERREAULT
SECONDED BY MR. KIRK

That we stay with a 3 phase 400 amp service, after hearing a report of the Electrical Consultant's preliminary investigation.

CARRIED UNANIMOUSLY

- d) The Fire Marshall's report of October 1977 which required re-locating the four columns around the conversation pit on the main floor, so that it complies with his interpretation of the required 5 foot entry into a meeting hall. This change may increase the costs due to truss requirements, but it will triple the capacity permitted from 55 to 165 persons.
- 3) Budgetting for the Neighbourhood House was an immediate concern, since the Contractor's bid was higher than that of the earlier Contractor who was unable to fulfil the terms of the contract.

The N.I.P. Co-ordinator reported receiving a telephone call from Mrs. LeMay suggesting that the name for the Maillardville Neighbourhood House be a general title and not a family name.

It was then:

MOVED BY MRS. PERREAULT
SECONDED BY MR. KIRK

That the meeting be adjourned.

CARRIED

JANUARY 25, 1978

PLANNING ADVISORY COMMITTEE
MAILLARDVILLE NEIGHBOURHOOD IMPROVEMENT PROGRAM
AREA NO. 1

The twenty-eighth regular meeting of the Planning Advisory Committee was held January 25, 1978 at 7:30 p.m. in the Committee Room of the Municipal Hall, Coquitlam, with the following persons present:

Members:

Lloyd Kirk, Vice-Chairman
Frank McDonald
Art Perreault, Chairman
Doug Sullivan, Executive Secretary & Clerk of Works
Shirley Sullivan, Recording Secretary
Hector Viens

Staff:

Sol Jackson, N.I.P. Co-ordinator

MINUTES:

Minutes of the January 11, 1978 meeting were circulated to all Committee members by mail.

MOVED BY MR. KIRK
SECONDED BY MRS. PERREAULT

That the Minutes be adopted as circulated.

CARRIED

REPORTS:

The Clerk of Works reported that:

- 1) The Contractor is proceeding and all is going well in the initial stages of construction, and that materials are being obtained at a saving. He noted that some suppliers are requesting to have their names placed on a plaque inside the building in recognition of their contribution to the Neighbourhood Centre;
- 2) The Project Architect and Contractor are pleased with the progress to date;
- 3) The fund raising campaign has been initiated and that the MLA George Kerster and Senator Ray Perreault's Assistant have been spoken to. The letters appealing for funds were circulated to members present.

MOVED BY MR. SULLIVAN
SECONDED BY MR. KIRK

That the Association Habitat Maillardville be given the responsibility of recommending a name for the Neighbourhood House.

CARRIED UNANIMOUSLY

PLANNING ADVISORY COMMITTEE
MAILLARDVILLE NEIGHBOURHOOD
IMPROVEMENT PROGRAM AREA NO. 1

JANUARY 25, 1978

MOVED BY MRS. PERREAULT
SECONDED BY MR. VIENS

That the building include a dance floor.

CARRIED UNANIMOUSLY

The Chairman of the Association Habitat Maillardville, Art Perreault, reported that the Association held a Board of Directors' meeting on January 25, 1978 and that a public meeting of the Association has been arranged for February 24, 1978, where a membership drive will be launched.

Hector Viens reported that Stu Leggatt, M.P. has taken the Association's request for certification and for a tax exemption number to Ottawa for early approval.

MOVED BY MR. McDONALD
SECONDED BY MR. KIRK

That the meeting be adjourned.

CARRIED

FEBRUARY 22, 1978

PLANNING ADVISORY COMMITTEE
MAILLARDVILLE NEIGHBOURHOOD IMPROVEMENT PROGRAM
AREA NO. 1

The twenty-ninth regular meeting of the Planning Advisory Committee was held February 22, 1978 at 7:30 p.m. in the Committee Room, Municipal Hall, Coquitlam, with the following persons present:

Members:

Fernand Finnigan
Dave Nichols, Project Architect
Art. Perreault, Chairman
Colleen Perreault
Shirley Sullivan, Recording Secretary

Staff:

Sol Jackson, N.I.P. Co-ordinator

MINUTES:

Minutes of the January 25, 1978 meeting were circulated to all Committee members.

MOVED BY MR. FINNIGAN
SECONDED BY MRS. PERREault

That the minutes be adopted as circulated.

CARRIED

Committee members were informed that Doug Sullivan, Executive Secretary, was in the hospital and that he was expected to be released in about two weeks, following which he will have to remain at home resting for a further period of time. Some members present had visited him in the hospital for brief periods and reported that he was doing well and in good spirits, and noted his keen and continuing interest in the progress of the Neighbourhood House. The Committee will get an appropriate greeting prepared, signed and sent to him.

The Chairman noted that the house at 208 Laval Street has been vacant for some time, that it has been left to deteriorate and may be a fire hazard. Also, it has a negative effect on the appearance of the immediate area.

MOVED BY MRS. SULLIVAN
SECONDED BY MR. FINNIGAN

That the Fire Prevention Officer be requested to inspect the premises at 208 Laval Street.

CARRIED UNANIMOUSLY

The Project Architect reported that:

- 1) the work on the Neighbourhood House is proceeding satisfactorily;
- 2) in some instances, change orders may be used to have the Contractor take over the responsibility of the Clerk of Works, to keep the project moving smoothly;
- 3) the Contractor will be doing detailed take-offs so that firm orders can be placed for owner supplied material.

Fern Finnigan said he will contact a number of paint companies to get prices.

Shirley Sullivan agreed to look into the cost of bonded storage to see if it is feasible to take advantage of a possible good offer on carpeting. The N.I.P. Co-ordinator said he would see if the Stores Department could store the carpeting.

The N.I.P. Co-ordinator reported that:

- 1) he is preparing a report to Council (based on budget figures which have been reviewed and accepted by the Municipal Accounting Office), requesting funds to continue construction without cutting back on the building quality as a result of having the contract awarded to the second lowest bidder.
- 2) he is gathering more information and preparing the application for funds under the Recreation Facilities Assistance Program which will be brought to Council for endorsement, as required, before being forwarded to the Provincial authorities.
- 3) the Committee members or the Association Habitat Maillardville will now be able to concentrate their efforts more on the Residential Rehabilitation Assistance Program (RRAP) along with the public fund raising campaign.

After further general discussion it was:

MOVED BY MR. FINNIGAN
SECONDED BY MRS. SULLIVAN

That the meeting be adjourned.

CARRIED