



AGENDA FOR THE REGULAR MEETING OF COUNCIL HELD IN THE COUNCIL CHAMBER AND ELECTRONICALLY (HYBRID) FROM CITY HALL, 141 WEST 14TH STREET, NORTH VANCOUVER, BC, ON MONDAY, MARCH 28, 2022 AT 6:00 PM

“Live” Broadcast via City Website www.cnv.org/LiveStreaming
Complete Agenda Package available at www.cnv.org/CouncilMeetings

The City of North Vancouver acknowledges that this Council meeting is held on the traditional territories of the Squamish and Tsleil-Waututh Nations.

CALL TO ORDER

APPROVAL OF AGENDA

1. Regular Council Meeting Agenda, March 28, 2022

ADOPTION OF MINUTES

2. Regular Council Meeting Minutes, March 7, 2022

PROCLAMATIONS

Health Care, Public Safety and Essential Service Workers Appreciation Month
– April 2022

Autism Acceptance Month – April 2022

PUBLIC INPUT PERIOD

CONSENT AGENDA

Items *3, *4, *5 and *6 are listed in the Consent Agenda and may be considered separately or in one motion.

BYLAWS – ADOPTION

- *3. “Tree Bylaw, 2022, No. 8888”
- *4. “Bylaw Notice Enforcement Bylaw, 2018, No. 8675, Amendment Bylaw, 2022, No. 8895” (Tree Bylaw)
- *5. “Fees and Charges Bylaw, 1993, No. 6383, Amendment Bylaw, 2022, No. 8897” (Tree Bylaw)

REPORT

- *6. Discharge of Development Covenant for 976 Cloverley Street

BYLAW – FIRST, SECOND AND THIRD READINGS

7. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8894”
(Anthem Sunshine Developments Ltd. / McFarlane Biggar Architects, 149 West
3rd Street, CD-744)

PUBLIC MEETING – 324 Ridgeway Avenue

MOTION

8. Development Variance Permit No. PLN2022-00002 (324 Ridgeway Avenue)

DELEGATION

Julia Kaisla, Executive Director, Canadian Mental Health Association (CMHA)
North and West Vancouver Branch; Jonathan Morris, CEO, CMHA, BC Division;
and Tejal Barde, Manager, CMHA, Peer Assisted Care Team – Mental Health
Crisis Response in our Community: A New Offering

CORRESPONDENCE

9. Julia Kaisla, Executive Director, CMHA North and West Vancouver Branch
– Mental Health Crisis Response in our Community: A New Offering

REPORT

10. Rezoning Application and Heritage Designation – 364 East 14th Street (Karl Wein
/ Bradbury Architecture)

BYLAWS – FIRST AND SECOND READINGS

11. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8904”
(Karl Wein / Bradbury Architecture, 364 East 14th Street, CD-750)
12. “Heritage Designation Bylaw, 2022, No. 8905”
(Karl Wein / Bradbury Architecture, 364 East 14th Street)

REPORT

13. Rezoning Application for 1536-1550 Eastern Avenue (Kenwood Apartments Ltd. /
Rafii Architects Inc.) and Zoning Text Amendment for 1629 St. Georges Avenue
(CD-603)

BYLAWS – FIRST AND SECOND READINGS

14. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8892” (Kenwood
Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, and
Text Amendment to 1629 St. Georges Avenue, CD-603)

BYLAWS – FIRST AND SECOND READINGS – Continued

15. “Housing Agreement Bylaw, 2022, No. 8893” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, Rental Housing Commitments)

REPORT

16. 2022-2026 Financial Planning Update

PUBLIC CLARIFICATION PERIOD

COUNCIL INQUIRIES / REPORTS

NEW ITEMS OF BUSINESS

NOTICES OF MOTION

RECESS TO CLOSED SESSION

REPORT OF THE COMMITTEE OF THE WHOLE (CLOSED SESSION)

ADJOURN

CALL TO ORDER

APPROVAL OF AGENDA

1. Regular Council Meeting Agenda, March 28, 2022

ADOPTION OF MINUTES

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PROCLAMATIONS

Health Care, Public Safety and Essential Service Workers Appreciation Month
– April 2022

Autism Acceptance Month – April 2022

PUBLIC INPUT PERIOD

The Public Input Period is addressed in sections 12.20 to 12.28 of “Council Procedure Bylaw, 2015, No. 8500.” The time allotted for each speaker addressing Council during the Public Input Period is 2 minutes, with the number of speakers set at 5 persons. Speakers’ comments will be audio recorded, as well as live-streamed on the City’s website, and will form part of the public record.

Speakers during the Public Input Period are permitted to join the meeting electronically via Webex or in person in the Council Chamber.

There are 2 ways to sign up to speak during the Public Input Period.

- 1) Speakers who choose to participate electronically must pre-register by 12:00 noon on the day of the Council meeting by completing the online form at cnv.org/PublicInputPeriod, or by phoning 604-990-4230 to provide contact information. Pre-registrants will receive instructions via email or phone on the afternoon of the Council meeting, including a request to connect to the meeting 15-30 minutes before the meeting start time.
- 2) Speakers who choose to participate in person must sign the speaker list located outside the Council Chamber between 5:30 and 5:55 pm on the day of the Council meeting.

If a speaker has written material to accompany their comments, the material must be sent to the Corporate Officer at clerks@cnv.org no later than 12:00 noon on the day of the Council Meeting.

The Public Input Period offers an opportunity to express comments only; Council is there to listen only and questions will not be responded to. Speakers must comply with the General Rules of Conduct set out in section 5.1 of “Council Procedure Bylaw, 2015, No. 8500” and may not speak with respect to items listed in section 12.25(2).

Speakers are not to address matters that refer to items from a concluded Public Hearing or Public Meeting. When a Public Hearing or Public Meeting is scheduled on the same evening’s agenda, speakers are asked to only provide input when that matter comes forward for discussion on the agenda in order for the comments to be considered as part of the particular Public Hearing or Public Meeting. Otherwise the input cannot be considered or form part of the official record.

Please address the Mayor as “Your Worship” or “Mayor, followed by his/her surname”.
Councillors should be addressed as “Councillor, followed by their surname”.

CONSENT AGENDA

Items *3, *4, *5 and *6 are listed in the Consent Agenda and may be considered separately or in one motion.

RECOMMENDATION:

THAT the recommendations listed within the “Consent Agenda” be approved.

START OF CONSENT AGENDA

BYLAWS – ADOPTION

- *3. “Tree Bylaw, 2022, No. 8888”

RECOMMENDATION:

THAT “Tree Bylaw, 2022, No. 8888” be adopted, signed by the Mayor and Corporate Officer and affixed with the corporate seal.

- *4. “Bylaw Notice Enforcement Bylaw, 2018, No. 8675, Amendment Bylaw, 2022, No. 8895” (Tree Bylaw)

RECOMMENDATION:

THAT “Bylaw Notice Enforcement Bylaw, 2018, No. 8675, Amendment Bylaw, 2022, No. 8895” (Tree Bylaw) be adopted, signed by the Mayor and Corporate Officer and affixed with the corporate seal.

- *5. “Fees and Charges Bylaw, 1993, No. 6383, Amendment Bylaw, 2022, No. 8897” (Tree Bylaw)

RECOMMENDATION:

THAT “Fees and Charges Bylaw, 1993, No. 6383, Amendment Bylaw, 2022, No. 8897” (Tree Bylaw) be adopted, signed by the Mayor and Corporate Officer and affixed with the corporate seal.

CONSENT AGENDA – Continued

REPORT

- *6. Discharge of Development Covenant for 976 Cloverley Street
– File: 08-3060-20-0300/1

Report: Planner 1, March 16, 2022

RECOMMENDATION:

PURSUANT to the report of the Planner 1, dated March 16, 2022, entitled
“Discharge of Development Covenant for 976 Cloverley Street”:

THAT Council authorize the discharge of Covenant BB4068635 and the related
priority agreement BB4068636 from title, for the property located at 976
Cloverley Street, in order to allow for the development of an Accessory Coach
House;

AND THAT the Mayor and Corporate Officer be authorized to sign the necessary
documentation to give effect to this motion.

END OF CONSENT AGENDA

BYLAW – FIRST, SECOND AND THIRD READINGS

7. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8894”
(Anthem Sunshine Developments Ltd. / McFarlane Biggar Architects, 149 West
3rd Street, CD-744)

RECOMMENDATION:

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8894”
(Anthem Sunshine Developments Ltd. / McFarlane Biggar Architects, 149 West
3rd Street, CD-744) be given first, second and third readings.

*Application considered on February 28, 2022; notice published on March 16 and
23, 2022.*

No Public Hearing held.

PUBLIC MEETING – 324 Ridgeway Avenue – 6:00 pm

Development Variance Permit No. PLN2022-00002 would vary the hydronic energy service requirement under the Zoning Bylaw.

Development Variance Permit No. PLN2022-00002 to be considered under Item 8.

AGENDA

Staff presentation
Applicant presentation (verbal)
Representations from the public
Questions of Council
Motion to conclude the Public Meeting

MOTION

8. Development Variance Permit No. PLN2022-00002 (324 Ridgeway Avenue)
– File: 08-3400-20-0074/1

RECOMMENDATION:

THAT Development Variance Permit No. PLN2022-00002 (324 Ridgeway Avenue) be issued to 1250359 B.C. Ltd., Inc. No. BC1250359 (Cornerstone Architecture), in accordance with Section 490 of the *Local Government Act*,

AND THAT the Mayor and Corporate Officer be authorized to sign Development Variance Permit No. PLN2022-00002.

DELEGATION

Julia Kaisla, Executive Director, Canadian Mental Health Association (CMHA) North and West Vancouver Branch; Jonathan Morris, CEO, CMHA, BC Division; and Tejal Barde, Manager, CMHA, Peer Assisted Care Team

Re: Mental Health Crisis Response in our Community: A New Offering

Item 9 refers.

CORRESPONDENCE

9. Julia Kaisla, Executive Director, CMHA North and West Vancouver Branch,
December 10, 2021 – File: 01-0230-20-0007/2022

Re: Mental Health Crisis Response in our Community: A New Offering

RECOMMENDATION:

THAT the correspondence from Julia Kaisla, Executive Director, CMHA North and West Vancouver Branch, dated December 10, 2021, regarding the “Mental Health Crisis Response in our Community: A New Offering”, be received with thanks.

REPORT

10. Rezoning Application and Heritage Designation – 364 East 14th Street (Karl Wein / Bradbury Architecture) – File: 08-3400-20-0001/1

Report: Planner 2, March 16, 2022

RECOMMENDATION:

PURSUANT to the report of the Planner 2, dated March 16, 2022, entitled “Rezoning Application and Heritage Designation – 364 East 14th Street (Karl Wein / Bradbury Architecture)”:

THAT the following bylaws be considered and referred to a Public Hearing:

- “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8904” (Karl Wein / Bradbury Architecture, 364 East 14th Street, CD-750);
- “Heritage Designation Bylaw, 2022, No. 8905” (Karl Wein / Bradbury Architecture, 364 East 14th Street);

AND THAT notification be circulated in accordance with the *Local Government Act*.

Items 11 and 12 refer.

BYLAWS – FIRST AND SECOND READINGS

11. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8904” (Karl Wein / Bradbury Architecture, 364 East 14th Street, CD-750)

RECOMMENDATION:

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8904” (Karl Wein / Bradbury Architecture, 364 East 14th Street, CD-750) be given first and second readings.

12. “Heritage Designation Bylaw, 2022, No. 8905” (Karl Wein / Bradbury Architecture, 364 East 14th Street)

RECOMMENDATION:

THAT “Heritage Designation Bylaw, 2022, No. 8905” (Karl Wein / Bradbury Architecture, 364 East 14th Street) be given first and second readings.

REPORT

13. Rezoning Application for 1536-1550 Eastern Avenue (Kenwood Apartments Ltd. / Rafii Architects Inc.) and Zoning Text Amendment for 1629 St. Georges Avenue (CD-603) – File: 08-3400-20-0038/1

Report: Development Planner, March 16, 2022

RECOMMENDATION:

PURSUANT to the report of the Development Planner, dated March 16, 2022, entitled “Rezoning Application for 1536-1550 Eastern Avenue (Kenwood Apartments Ltd. / Rafii Architects Inc.) and Zoning Text Amendment for 1629 St. Georges Avenue (CD-603)”:

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8892” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, and Text Amendment to 1629 St. Georges Avenue, CD-603) be considered and referred to a Public Hearing;

THAT “Housing Agreement Bylaw, 2022, No. 8893” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, Rental Housing Commitments) be considered;

THAT notification be circulated in accordance with the *Local Government Act*,

AND THAT the community benefits listed in the report, in the section “Density Bonus and Community Benefits” be secured, through agreements at the applicant’s expense and to the satisfaction of staff.

Items 14 and 15 refer.

BYLAWS – FIRST AND SECOND READINGS

14. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8892” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, and Text Amendment to 1629 St. Georges Avenue, CD-603)

RECOMMENDATION:

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2022, No. 8892” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, and Text Amendment to 1629 St. Georges Avenue, CD-603) be given first and second readings.

15. “Housing Agreement Bylaw, 2022, No. 8893” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, Rental Housing Commitments)

RECOMMENDATION:

THAT “Housing Agreement Bylaw, 2022, No. 8893” (Kenwood Apartments Ltd. / Rafii Architects Inc., 1536-1550 Eastern Avenue, CD-743, Rental Housing Commitments) be given first and second readings.

REPORTS

16. 2022-2026 Financial Planning Update – File: 05-1700-01-0001/2022

Report: Chief Financial Officer, March 16, 2022

RECOMMENDATION:

PURSUANT to the report of the Chief Financial Officer, dated March 16, 2022, entitled “2022-2026 Financial Planning Update”:

THAT the 2022 Operating Budget, dated March 16, 2022, be endorsed;

THAT the 2022-2031 Capital Plan, dated March 16, 2022, be endorsed;

THAT the 2022 Cemetery Operating Budget, dated March 16, 2022, be endorsed;

AND THAT staff bring forward a Financial Plan Bylaw (2022 to 2026) that reflects an overall tax rate increase of 3.75%.

PUBLIC CLARIFICATION PERIOD

The Public Clarification Period is limited to 10 minutes in total and is an opportunity for the public to ask a question regarding process or clarification on an item on the Regular Council Agenda. The Public Clarification Period concludes after 10 minutes and the Regular Council Meeting reconvenes.

COUNCIL INQUIRIES / REPORTS

NEW ITEMS OF BUSINESS

NOTICES OF MOTION

RECESS TO CLOSED SESSION

THAT Council recess to the Committee of the Whole, Closed Session, pursuant to the *Community Charter*, Sections 90(1)(a) [personal information] and 90(1)(l) [municipal objectives, measures and reports].

REPORT OF THE COMMITTEE OF THE WHOLE (CLOSED SESSION)

ADJOURN



THE CORPORATION OF THE CITY OF NORTH VANCOUVER

PUBLIC HEARING / PUBLIC MEETING GUIDELINES

The purpose of **Public Hearings** is to provide members of the public an opportunity to make representations to Council regarding proposed changes to zoning bylaws, heritage designations or the Official Community Plan. Public Hearings are included as part of a Regular Council agenda and governed by the provisions of the *Local Government Act*.

The purpose of **Public Meetings** is to provide members of the public an opportunity to make representations to Council regarding various issues and/or proposed changes that do not require a Public Hearing, such as a Development Variance Permit or Temporary Use Permit. North Vancouver residents can participate in the civic process of a Public Meeting that may affect their community, property and interests.

All persons who believe their interest in property is affected by a proposed bylaw or permit are afforded a reasonable opportunity to be heard, voice concerns or present written submissions regarding matters contained within the bylaw/permit.

All written submissions and representations made at a Public Hearing or Public Meeting will form part of the official public record. Minutes of the Public Hearing/Public Meeting and a video recording of the proceedings will be posted on the City's website at cnv.org.

To provide written input: All written submissions must include your name and address. If this information is not provided, it cannot be included as part of the public record. Email submissions sent to the Corporate Officer at input@cnv.org are preferred, and hand-delivered or mailed submissions will also be accepted. **The deadline to submit written submissions is 12:00 noon on the day of the Public Hearing/Public Meeting.**

To speak at a Public Hearing or Public Meeting:

Via Webex/phone: Pre-register by completing the online form at cnv.org/PublicHearings, or by phoning 604-990-4230 to provide contact details, so call-in instructions can be forwarded to you. **All Webex/phone pre-registration must be submitted no later than 12:00 noon on the day of the Public Hearing/Public Meeting.**

In person at City Hall: On the day of the meeting, a sign-up sheet will be available at City Hall reception (14th Street entrance) between 9:00am and 4:00pm, and then outside the Council Chamber from 5:30pm. Enter City Hall through the doors at the southwest corner of the building (i.e. staff entrance off 13th Street) after 5:30pm.

Non-registered speakers: Speakers who have not pre-registered will also have an opportunity to provide input. Once all registered speakers have spoken, the Mayor will call for a recess to allow time for additional speakers to phone in or speak in person. Call-in details will be displayed on-screen during the livestream at cnv.org/LiveStreaming.

Continued...



THE CORPORATION OF THE CITY OF NORTH VANCOUVER

PUBLIC HEARING / PUBLIC MEETING GUIDELINES – Continued

Comments from the public must specifically relate to the proposed bylaw/permit or subject of the Public Hearing/Public Meeting. Speakers are asked to avoid repetitive comments and not to divert to other matters.

Speakers will be asked to confirm their name and address for the record and will be provided one 5-minute opportunity to present their comments. Everyone will be given a reasonable opportunity to be heard and no one should feel discouraged or prevented from making their views known.

Procedural rules for the conduct of a Public Hearing/Public Meeting are set at the call of the Chair. Council's main function is to listen to the views of the public regarding the change of land use in the proposed bylaw/permit. It is not the function of Council to debate the merits of an application with speakers. Questions from members of the public and Council must be addressed through the Chair.

Once the Public Hearing/Public Meeting concludes, no further information or submissions can be considered by Council.

Following adjournment of the Public Hearing/Public Meeting, the Regular meeting reconvenes and the bylaw/permit is discussed and debated by members of Council, followed by consideration of third reading of the bylaw or approval of the permit.