



MINUTES OF 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, FEBRUARY 12, 2024

PRESENT

COUNCIL MEMBERS

Mayor L. Buchanan
Councillor H. Back*
Councillor D. Bell*
Councillor A. Girard
Councillor J. McIlroy
Councillor S. Shahriari
Councillor T. Valente*

**participated electronically*

STAFF MEMBERS

L. McCarthy, CAO
B. Pearce, Deputy CAO
A. Cifarelli, Corporate Officer
J. Peters, Manager, Legislative and Election Services
L. Sawrenko, Chief Financial Officer
H. Granger, City Solicitor
K. Magnusson, Director, Engineering, Parks and Environment
S. Galloway, Director, Planning and Development
R. Basi, Acting Deputy Director, Planning and Development
M. Menzel, Development Planner
S. Tandon, Committee Clerk
S. Friesen, Administrative Coordinator

The meeting was called to order at 6:00 pm.

APPROVAL OF AGENDA

Moved by Councillor Girard, seconded by Councillor McIlroy

1. Regular Council Meeting Agenda, February 12, 2024

CARRIED UNANIMOUSLY

R2024/4-1

ADOPTION OF MINUTES

Moved by Councillor Girard, seconded by Councillor Shahriari

2. Regular Council Meeting Minutes, February 5, 2024

CARRIED UNANIMOUSLY

R2024/4-2

PUBLIC INPUT PERIOD

- Nancy Cottingham Powell, former Executive Director, North Van Arts, 4068 Browning Road, Sechelt, spoke in support of Item 9 – BC Arts Council Funding, noting that the Province needs to know how underfunded the arts sector is in BC.
- Joe Parente, 445 West 27th Street, North Vancouver, spoke regarding the Lonsdale Avenue parklets and the need to make them seasonal to reduce traffic congestion.
- Rosanna Parente, 205-250 East 11th Street, North Vancouver, spoke regarding issues that have occurred due to increased traffic on St. Georges Avenue.
- Don Rutherford, Interim Executive Director, North Van Arts, 335 Lonsdale Avenue, North Vancouver, spoke in support of Item 9 – BC Arts Council Funding, noting the value of arts in the community.

CORRESPONDENCE

3. Board in Brief, Metro Vancouver Regional District, January 26, 2024
– File: 01-0400-60-0006/2023

Re: Metro Vancouver – Board in Brief

Moved by Councillor Bell, seconded by Councillor McIlroy

THAT the correspondence from Metro Vancouver, dated January 26, 2024, regarding the “Metro Vancouver – Board in Brief”, be received and filed.

CARRIED UNANIMOUSLY

R2024/4-3

BYLAWS – FIRST, SECOND AND THIRD READINGS

4. “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2024, No. 9004” (Jim Pattison Developments Ltd., 351 West 3rd Street, CD-763)

Moved by Councillor Valente, seconded by Councillor Shahriari

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2024, No. 9004” (Jim Pattison Developments Ltd., 351 West 3rd Street, CD-763) be given first and second readings.

CARRIED UNANIMOUSLY

Moved by Councillor Valente, seconded by Councillor Shahriari

THAT “Zoning Bylaw, 1995, No. 6700, Amendment Bylaw, 2024, No. 9004” (Jim Pattison Developments Ltd., 351 West 3rd Street, CD-763) be given third reading.

CARRIED UNANIMOUSLY

R2024/4-4

5. “Housing Agreement Bylaw, 2024, No. 9005” (Jim Pattison Developments Ltd., 351 West 3rd Street, CD-763, Rental Housing Commitments)

Moved by Councillor Valente, seconded by Councillor Girard

THAT “Housing Agreement Bylaw, 2024, No. 9005” (Jim Pattison Developments Ltd., 351 West 3rd Street, CD-763, Rental Housing Commitments) be given first and second readings.

CARRIED UNANIMOUSLY

Moved by Councillor Valente, seconded by Councillor Girard

THAT “Housing Agreement Bylaw, 2024, No. 9005” (Jim Pattison Developments Ltd., 351 West 3rd Street, CD-763, Rental Housing Commitments) be given third reading.

CARRIED UNANIMOUSLY

R2024/4-5

REPORT

6. North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006 – File: 09-4250-20-0008/1

Report: Corporate Officer and Chief Financial Officer, February 1, 2024

Moved by Councillor Girard, seconded by Councillor Shahriari

PURSUANT to the report of the Corporate Officer and Chief Financial Officer, dated February 1, 2024, entitled “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006”:

THAT third reading of the “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006” be rescinded;

THAT the “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006” be amended by:

- a) replacing “Neighborhood” with “Neighbourhood”;
- b) replacing the first Whereas clause with the following:
“WHEREAS it is deemed desirable to design and construct a new North Shore Neighbourhood House community facility, Kings Mill Walk Park and 1600 Eastern Park”;
- c) replacing the second Whereas clause with the following:
“AND WHEREAS the estimated cost of designing and constructing the new North Shore Neighbourhood House community facility, and the two City-owned Parks: Kings Mill Walk Park and 1600 Eastern Park, including expenses incidental thereto, is the sum of \$66,475,000, of which the sum of \$55,700,000 is the amount of debt intended to be borrowed from the Municipal Financing Authority for these capital projects as authorized by this Bylaw”;
- d) replacing Section 2. with the following:
“The Council is hereby empowered and authorized to undertake and carry out, or cause to be carried out, the design and construction of a new North Shore Neighbourhood House community facility, and two City-owned Parks: Kings Mill Walk Park and 1600 Eastern Park, generally in accordance with general plans on file in the municipal office and to do all things necessary in connection therewith and without limiting the generality of the foregoing”;
- e) replacing Section 2., Subsection A. with the following:
“To borrow on the credit of the City a total amount not exceeding \$55,700,000, with up to \$49,500,000 being allocated to the North Shore Neighbourhood House, up to \$4,300,000 being allocated to Kings Mill Walk Park and up to \$1,900,000 being allocated to 1600 Eastern Park”;

AND THAT the “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006” be given third reading, as amended.

CARRIED UNANIMOUSLY

R2024/4-6

BYLAW – RESCIND THIRD READING

7. “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006”

Moved by Councillor Girard, seconded by Councillor Shahriari

THAT third reading of “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006” be rescinded.

CARRIED UNANIMOUSLY

R2024/4-7

BYLAW – AMEND BYLAW AND THIRD READING, AS AMENDED

8. “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006”

Moved by Councillor Girard, seconded by Councillor Shahriari

THAT the “North Shore Neighbourhood House and City Parks Loan Authorization Bylaw, 2024, No. 9006” be amended and given third reading, as amended.

CARRIED UNANIMOUSLY

R2024/4-8

NOTICE OF MOTION

9. B.C. Arts Council Funding – File: 01-0400-01-0001/2024

Submitted by Councillor McIlroy

Moved by Councillor McIlroy, seconded by Councillor Bell

WHEREAS investing in arts, culture, and heritage has proven social, economic, and educational benefits for communities small and large across the province;

AND WHEREAS the arts, culture, and heritage sector has been chronically underfunded in B.C. compared to other regions in Canada;

THEREFORE BE IT RESOLVED that UBCM request that the Province of B.C. increase the B.C. Arts Councils’ annual budget to a minimum of \$55 million in the 2025/26 budget.

CARRIED UNANIMOUSLY

R2024/4-9

PUBLIC CLARIFICATION PERIOD

Nil.

COUNCIL INQUIRIES / REPORTS

Nil.

NEW ITEMS OF BUSINESS

Nil.

NOTICES OF MOTION

Nil.

RECESS TO CLOSED SESSION

Moved by Councillor McIlroy, seconded by Councillor Shahriari

THAT Council recess to the Committee of the Whole, Closed Session, pursuant to the *Community Charter*, Section 90(1)(e) [land matter] and 90(2)(b) [intergovernmental relations].

CARRIED UNANIMOUSLY

The meeting recessed to the Committee of the Whole, Closed Session, at 6:52 pm and reconvened at 7:26 pm.

REPORT OF THE COMMITTEE OF THE WHOLE (CLOSED SESSION)

10. Proposed Density Transfer Agreement: 120-128 East 14th Street (Three Shores)
– File: 02-0890-01-0001/2023

Report: Manager, Real Estate, and Deputy Director, Real Estate and Economic Development, January 30, 2024

Moved by Councillor McIlroy, seconded by Councillor Girard

PURSUANT to the report of the Manager, Real Estate, and the Deputy Director, Real Estate and Economic Development, dated January 30, 2024, entitled “Proposed Density Transfer Agreement: 120-128 East 14th Street (Three Shores)”:

THAT the City enter into, and the Manager, Real Estate be authorized to execute, a Density Transfer Agreement with 120-128 East 14th Street Holdings Ltd., doing business as Three Shores, to sell transferable density from the City-owned ‘donor’ site at 2300 Lonsdale Avenue and 116 East 23rd Street (the site of the new Harry Jerome Community Recreation Centre) to the ‘recipient’ site at 120-128 East 14th Street, at a rate of \$195.00 per buildable square foot, valid for 24 months from the date that Council approves the Density Transfer Agreement, with the transfer being subject to the adoption of rezoning bylaws for both the donor and recipient sites, at Council’s sole discretion;

AND THAT the report of the Manager, Real Estate, and the Deputy Director, Real Estate and Economic Development, dated January 30, 2024, entitled “Proposed Density Transfer Agreement: 120-128 East 14th Street (Three Shores)”, remain in the Closed session.

CARRIED UNANIMOUSLY

R2024/4-10

ADJOURN

Moved by Councillor Shahriari, seconded by Councillor Back

THAT the meeting adjourn.

CARRIED UNANIMOUSLY

The meeting adjourned at 7:27 pm.

“Certified Correct by the Corporate Officer”

CORPORATE OFFICER