



City of Port Moody

Minutes

Regular Council Meeting

Council Chambers

Tuesday, November 26, 2019

at 9:45pm

Present:

Mayor R. Vagramov
Councillor D.L. Dilworth
Councillor M.P. Lahti
Councillor A.A. Lubik
Councillor H. Madsen
Councillor S. Milani
Councillor P.Z.C. Royer

In Attendance:

Tim Savoie – City Manager
Doug Allan – Senior Planner
André Boel – General Manager of Planning and Development
Jess Daniels – Policy Planner
Mary De Paoli – Manager of Policy Planning
Lesley Douglas – General Manager of Environment and Parks
Dave Fleugel – Police Chief
Devin Jain – Acting General Manager of Community Services
Philip Lo – Committee Coordinator
Robyn MacLeod – Manager of Building, Bylaw, and Licensing
Jeff Moi – General Manager of Engineering and Operations
Angie Parnell – General Manager of Corporate Services
Paul Rockwood – General Manager of Finance and Technology
Dorothy Shermer – Corporate Officer
Wesley Woo – Development Planner

1. Call to Order

Mayor Vagramov called the meeting to order at 9:45pm.

Mayor Vagramov clarified his use of the word “exoneration” and apologized for any misunderstandings created as a result. Mayor Vagramov thanked Council for its patience and noted that Council will rebuild relationships to focus on governance.

Council’s Vision: *Port Moody, City of the Arts, is a unique, safe, vibrant waterfront city of strong neighbourhoods; a complete community that is sustainable and values its natural environment and heritage character.*

Please note that Council meetings are recorded and streamed live to the City’s website. Any comments you make at the meeting as well as your image may appear on the City’s website.

EDMS#484937

Introduction of Art at Council

1.1 Verbal Report: Councillor Zoë Royer, Chair, Arts and Culture Committee

Councillor Zoë Royer, Chair of the Arts and Culture Committee, introduced the evening's Art at Council, an acrylic-on-wood painting titled *Long Weekend* by artist Meghan Spence. The painting is a part of the artist's *The Little Trailer* series.

Councillor Royer noted that this painting is part of the Port Moody Arts Centre's current exhibition titled *Winter Treasures*, which runs until December 18, 2019.

RC19/502

Moved, seconded, and CARRIED

THAT the meeting be extended to 11:00pm.

2. Public Input

Stirling Ward (Port Moody) noted that the Mayor has not been fully exonerated, that the legal matter has not been fully resolved and could become an issue within a year's time, and that this situation is unprecedented in the history of the City.

Tommy He (Port Moody) spoke on behalf of Bold Properties, noting that they are excited about their proposed project, and expressed support for the City and for local businesses in general.

Gail Mullan (Coquitlam), on behalf of the Grandmothers Advocacy Network, thanked the City for putting up orange lights in support of the UN Orange the World campaign to end gender-based violence. Ms. Mullan requested that the City promote this campaign on social media and on the City's website.

Robert Simons (Port Moody) suggested that the proposed OCP amendment for the loco Lands is premature, and that the lack of discussion and cooperative planning with Anmore and other Tri-Cities communities could create a chaotic situation in future years. Mr. Simons also suggested that the City should take proactive steps to revitalize the loco Townsite Heritage Conservation Area.

Trudi Hamel (Coquitlam) requested that the rezoning application for 804 Alderside Road be referred to a Public Hearing despite staff's recommendation. Ms. Hamel noted that neighbours are supportive of the application to build a house of the same size that suits the needs of her family.

Todd Hamel (Coquitlam) requested that the rezoning application for 804 Alderside Road be given an opportunity for a Public Hearing despite staff's recommendation. Mr. Hamel noted that his neighbours and CPAC are supportive of the application, and that the proposed house will be the same size as the existing house.

Gaëtan Royer (Port Moody) noted that Alderside is not an area of standard lots, and that many houses there are currently non-conforming. Mr. Royer suggested that, as these houses age and need to be rebuilt, a number of additional Comprehensive Development (CD) zones will be necessary, and that this issue should be addressed by the City.

Kelly Moore (Port Moody) noted that Council should not always put the economy before environmental concerns, and should keep Bert Flinn Park as it is. Mr. Moore requested that Council work past their divisions in order to work together.

Jeff McLellan (Port Moody) expressed opposition to the proposed OCP amendment for loco Lands, and encouraged Council to listen to the concerns of other stakeholders about the removal of the Right-of-Way, and to respect the memorandum of understanding between Anmore and Port Moody. Mr. McLellan also expressed support for the Rotary Club's request for multi-year support.

Greg Pepler (Port Moody) welcomed Mayor Vagramov back and urged Council to work together. Mr. Pepler also noted that development and environmental issues can be handled together, so the City can develop properly while saving the environment.

RC19/503

Moved, seconded, and CARRIED

THAT the Public Input period be extended by an additional 15 minutes.

Nash Milani (Port Moody) urged Council to work together in a respectful manner.

Hazel Mason (Port Moody) expressed concerns about the affordable housing component of item 9.2, support for a Public Hearing for item 9.9, and concerns that the Moody Centre TOD Master Plan public consultation was not genuine and not sufficiently transparent. Ms. Mason also thanked staff for continual improvements to the City website.

Alexandra Sippola (Port Moody) noted that she does not support immature behavior at Council meetings.

Barry Sharbo (Port Moody) noted that Council should govern on a legal and rational basis, and in a cooperative manner for the public good.

Dianna Brown (Port Moody) noted some inconsistencies in the usage of the countdown clock for speakers, and also urged the community to come together.

Jeff Poste (Port Moody) urged Council to move forward constructively and operate professionally for the good of the City.

Mitch Williams (Port Moody) expressed concerns about the communications breakdown between the City and Anmore regarding development in the loco Lands, and urged Council to work on solutions beyond their personal stances.

Patricia Mace (Port Moody) expressed concerns about item 9.2, especially regarding \$3.7 million in deferred developer contributions. Ms. Mace also suggested that the project is not ready for public input, as the public needs further information on how the Affordable Home Ownership Program will be applied to this project.

3. General Matters

RC19/504

Moved, seconded, and CARRIED

THAT agenda items 9.3 and 9.9 be moved up in the agenda and considered immediately.

RC19/505

Moved, seconded, and CARRIED

THAT Transportation Committee Terms of Reference be added to the agenda as item 9.11.

300 Princeton Avenue Temporary Use Permit

- 9.3 Report: Planning and Development Department – Development Planning Division, dated November 12, 2019

RC19/506

Moved, seconded, and CARRIED

THAT Temporary Use Permit 3080-20-10 not be approved.

RC19/507

Moved, seconded, and CARRIED

THAT staff report back with an amendment to the Municipal Ticket Information Authorization Bylaw to fine parties who ignore zoning provisions and restrictions on allowable use.

Rezoning Application – 804 Alderside Road

- 9.9 Report: Planning and Development Department – Development Planning Division, dated November 5, 2019

Councillor Royer declared a conflict of interest due to her family's representation of the applicant and left the meeting at this point.

RC19/508

Moved, seconded, and CARRIED

**THAT City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 23, 2019, No. 3221 (804 Alderside Road) (CD78) be read a first time.
(Voting against: Councillor Madsen)**

RC19/509

Moved, seconded, and CARRIED

THAT Bylaw No. 3221 be read a second time;

AND THAT Bylaw No. 3221 be referred to a Public Hearing to be held on January 14, 2019 at City Hall, 100 Newport Drive, Port Moody.

(Voting against: Councillor Madsen)

RC19/510

Moved, seconded, and CARRIED

THAT the issue of grandfathering house sizes on Alderside Road be referred to the next meeting of the Large Home Task Force for consideration.

RC19/511

Moved, seconded, and CARRIED

THAT the meeting be extended to midnight.

**Port Moody Police
Board 2020-2024
Financial Plan**

- 3.1 Presentation: Dave Fleugel, Chief Constable, Port Moody Police
Memo: Port Moody Police Board, dated November 13, 2019

Councillor Royer returned to the meeting at this point.

Chief Constable Dave Fleugel and David Fox, Chair of the Port Moody Police Board Finance and Audit Committee, gave a presentation on the 2020-2024 Provisional Budget and answered questions regarding the capital budget deficit and the volume of Freedom of Information (FOI) requests.

RC19/512

Moved, seconded, and CARRIED

THAT the Port Moody Police Board 2020-2024 Financial Plan be received and referred to the Finance Committee for budget deliberation.

Minutes

4. Adoption of Minutes

4.1 RC19/513

Moved, seconded, and CARRIED

THAT the minutes of the Special Meeting of Council held on Tuesday, November 5, 2019 be adopted;

AND THAT the minutes of the Special Meeting of Council (to Close) held on Tuesday, November 12, 2019 be adopted;

AND THAT the minutes of the Regular Meeting of Council held on Tuesday, November 12, 2019 be adopted.

5. Consent Agenda

At the request of Council, the following items were removed from the Consent Agenda for consideration under section 6:

- 5.1 – Energy Step Code Corporate Rezoning Policy – EPC; and
- 5.2 – Proposed Artist Symposium.

RC19/514

Moved, seconded, and CARRIED

THAT the recommendations contained in the following items presented in the November 26, 2019 Regular Council Consent Agenda be adopted:

- **5.3 – Vivio Flower Gallery Building Statement of Significance; and**
- **5.4 – 2019-2020 Winter Road Maintenance Plan.**

Vivio Flower Gallery Building Statement of Significance

- 5.3 Report: Planning and Development Department – Policy Planning Division, dated November 12, 2019

Recommendation adopted on consent:

THAT the report dated November 12, 2019 from the Planning and Development Department – Policy Planning Division regarding Vivio Flower Gallery Building Statement of Significance be received for information.

2019-2020 Winter Road Maintenance Plan

- 5.4 Report: Engineering and Operations Department –Operations Division, dated November 13, 2019

Recommendation adopted on consent:

THAT the Winter Road Maintenance Plan for 2019-2020 be endorsed as outlined in the report dated November 13, 2019 from the Engineering and Operations Department – Operations Division regarding 2019-2020 Winter Road Maintenance Plan.

6. Items Removed from the Consent Agenda

Energy Step Code Corporate Rezoning Policy – EPC

- 6.5.1 Report: Environmental Protection Committee, dated October 28, 2019

RC19/515

Moved, seconded, and CARRIED

THAT staff report back on how low-carbon energy systems can be incentivized and prioritized in the Energy Step Code Corporate Rezoning Policy.

Proposed Artist Symposium

6.5.2 Report: Arts and Culture Committee, dated November 12, 2019

RC19/516

Moved, seconded, and CARRIED

THAT the report dated November 12, 2019 from the Arts and Culture Committee regarding Proposed Artist Symposium be referred to staff for action.

7. Legislative Matters

Fees Bylaw Adoption

7.1 Memo: Corporate Services Department – Legislative Services Division, dated November 18, 2019

RC19/517

Moved, seconded, and CARRIED

THAT City of Port Moody Fees Bylaw, 2019, No. 3213 be now adopted as recommended in the memo dated November 18, 2019 from the Corporate Services Department – Legislative Services Division regarding Fees Bylaw Adoption.

Development Cost Charges Reduction Bylaw Adoption

7.2 Memo: Corporate Services Department – Legislative Services Division, dated November 18, 2019

RC19/518

Moved, seconded, and CARRIED

THAT City of Port Moody Development Cost Charges Reduction Bylaw, 2019, No. 3212 be now adopted as recommended in the memo dated November 18, 2019 from the Corporate Services Department – Legislative Services Division regarding Development Cost Charges Reduction Bylaw Adoption.

Development Approval Procedures Amendment Bylaw Adoption

7.3 Memo: Corporate Services Department – Legislative Services Division, dated November 18, 2019

RC19/519

Moved, seconded, and CARRIED

THAT City of Port Moody Development Approval Procedures Bylaw, 2011, No.2918, Amendment Bylaw No. 4, 2019, No. 3219 be now adopted as recommended in the memo dated November 18, 2019 from the Corporate Services Department – Legislative Services Division regarding Development Approval Procedures Amendment Bylaw Adoption.

**Site Specific Cannabis
Zoning Amendment
Bylaw – Third Reading**

7.4

Memo: Corporate Services Department – Legislative Services Division, dated November 18, 2019

RC19/520

Moved and seconded

THAT City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 22, 2019, No. 3215 (Site Specific Cannabis Rezoning) be amended by removing 3034 St. Johns Street and 2506 St. Johns Street as locations to which Site Specific Cannabis Retail Use would be added.

Separation of the main motion (RC19/520) was requested.

RC19/520a

Moved and seconded

THAT City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 22, 2019, No. 3215 (Site Specific Cannabis Rezoning) be amended by removing 3034 St. Johns Street as a location to which Site Specific Cannabis Retail Use would be added.

RC19/520b

Moved and seconded

THAT City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 22, 2019, No. 3215 (Site Specific Cannabis Rezoning) be amended by removing 2506 St. Johns Street as a location to which Site Specific Cannabis Retail Use would be added.

RC19/521

Moved, seconded, and DEFEATED

THAT the meeting be extended for one additional hour.
(Voting against: Councillors Dilworth and Lahti)

This item was not completed as the meeting was automatically adjourned.

**Land Use Contract
Amendment for
Cannabis Retail Use**

7.5

Memo: Corporate Services Department – Legislative Services Division, dated November 21, 2019

Memo: Corporate Services Department – Legislative Services Division, dated November 18, 2019

This item was not addressed as the meeting was automatically adjourned.

8. Unfinished Business

	9. New Business	
Suter Brook Village Traffic and Public Space Implementation Plan	9.1	Report: Engineering and Operations Department – Infrastructure Engineering Services Division, dated November 8, 2019 This item was not addressed as the meeting was automatically adjourned.
OCP Amendment and Rezoning – 2002-2014 St. George Street and 2003-2009 St. John Street	9.2	Report: Planning and Development Department – Development Planning Division, dated November 13, 2019 This item was not addressed as the meeting was automatically adjourned.
Market-Rental Policy and Inclusionary Zoning Policy – Proposed Work Plan	9.4	Report: Planning and Development Department – Policy Planning Division, dated September 30, 2019 This item was not addressed as the meeting was automatically adjourned.
Scope and timing of Development Horizon Update and Growth Impact Review	9.5	Report: Planning and Development Department, dated November 6, 2019 This item was not addressed as the meeting was automatically adjourned.
Official Community Plan Amendment – loco Lands	9.6	Report: Planning and Development Department – Policy Planning Division, dated November 14, 2019 This item was not addressed as the meeting was automatically adjourned.
Proposed Changes to the Festival and Special Event Assistance Program	9.7	Report: Community Services — Cultural Services Division, dated November 13, 2019 This item was not addressed as the meeting was automatically adjourned.
Consent to Metro Vancouver Regional Parks Service Amendment Bylaw	9.8	Report: Environment and Parks Department – Parks Division, dated November 14, 2019 This item was not addressed as the meeting was automatically adjourned.
Transportation Network Services Intermunicipal Business Licensing Bylaw	9.10	Report: Planning and Development Department – Building, Bylaw, and Licensing Division, dated November 18, 2019 This item was not addressed as the meeting was automatically adjourned.

Transportation Committee Terms of Reference	9.11	On-Table Verbal Report: Councillor Dilworth
		This item was not addressed as the meeting was automatically adjourned.
	10.	Other Business
Delegation Response – Rotary Club of Port Moody Regarding Ribfest	10.1	Memo: Community Services – Cultural Services Division, dated October 18, 2019
		This item was not addressed as the meeting was automatically adjourned.
Request for Fee Waiver – Christmas Craft Fair	10.2	Email: Port Moody Christmas Craft Fair, dated November 12, 2019
		This item was not addressed as the meeting was automatically adjourned.
	11.	Reports from Council
	11.1	Council Verbal Reports
	11.2	Staff Verbal Reports
	12.	Information Items
Committees, Commissions, and Boards – Minutes	12.1	<ul style="list-style-type: none"> • Heritage Commission Minutes – September 12, 2019 • Economic Development Committee Minutes – October 2, 2019 • Seniors Focus Committee Minutes – October 3, 2019 • Youth Focus Committee Minutes – October 9, 2019 • Parks and Recreation Commission Minutes – October 9, 2019 • Transportation Committee Minutes – October 16, 2019 • Environmental Protection Committee Minutes – October 21, 2019
Council Correspondence	12.2	<ul style="list-style-type: none"> • Letter from Metro Vancouver dated November 4, 2019 regarding Notification Regarding Update to Metro 2040 • Letter from City of Victoria dated November 12, 2019 regarding Safer Drug Supply • Email from Minister George Heyman regarding Port Moody Conservation Officer Service Funding
Metro Vancouver Board in Brief	12.3	Metro Vancouver Board in Brief, dated November 1, 2019

**Release of Information
from Closed Council
Meetings**

12.4 The following was released at the Closed Council meeting held on November 12, 2019:

- Attachments 1 and 2 of the report dated October 30, 2019 from the Planning and Development Department – Policy Planning Division regarding Moody Centre TOD Master Plan Process;
- Letter dated October 2, 2019 from the City of New Westminster regarding Request Regarding Metro Vancouver Appointments; and
- The following resolutions from the Closed Council meeting held on October 22, 2019:

CC19/213

THAT, for the purpose of serving as Police Board Chair, Councillor Meghan Lahti be appointed Acting Mayor until such time as the Mayor on leave of absence returns or a new Mayor is appointed.

CC19/214

THAT an unpaid leave of absence be approved as requested by Mayor Vagramov.

13. Public Input

14. Adjournment

The meeting was automatically adjourned at 12:00am.

Certified correct in accordance with section 148(a) of the *Community Charter*.

D. Shermer, Corporate Officer

Confirmed on the ____ day of _____, 2019.

R. Vagramov, Mayor