

REGULAR COUNCIL

MONDAY, MARCH 30, 2020

7:00 P.M.

Council Chambers
3000 Guildford Way
Coquitlam, B.C.

[CALL TO ORDER](#)

ADOPTION OF MINUTES

1. [MINUTES OF THE REGULAR COUNCIL MEETING HELD ON MONDAY, MARCH 9, 2020](#)

Staff Recommendation:

That the Minutes of the Regular Council Meeting held on Monday, March 9, 2020 be approved.

[Minutes of the Regular Council Meeting held on Monday, March 9, 2020](#) 

REPORTS OF STAFF

CITY MANAGER

2. [REPORT OF THE DEPUTY CITY MANAGER – COVID-19 PANDEMIC RESPONSE](#)

Staff Recommendation:

That Council receive the report of the Deputy City Manager dated March 26, 2020 and entitled "Covid-19 Pandemic Response" for information.

[Covid-19 Pandemic Response](#) 


3. [REPORT OF THE CITY CLERK – COUNCIL PROCEDURE AMENDMENT BYLAW NO. 5042, 2020 TO ENABLE ELECTRONIC PARTICIPATION AT COUNCIL MEETINGS](#)

Staff Recommendation:

That Council:

1. Give first, second and third readings to Council Procedure Amendment Bylaw No. 5042, 2020.
2. Direct staff to provide notice, pursuant to sections 94 and 124 of the Community Charter, of the City's intention to amend the existing Council Procedure Bylaw; and
3. Direct staff to report back on any public comments or feedback received with respect

to the proposed amendments when the Bylaw is brought back for consideration of final adoption.

[Council Procedure Amendment Bylaw No. 5042, 2020 to Enable Electronic Participation at Council Meetings](#) 

4. [**REPORT OF THE MANAGER CORPORATE PLANNING AND THE DIRECTOR LEGAL AND BYLAW ENFORCEMENT – TRANSPORTATION NETWORK SERVICES \(RIDE-HAILING\) INTERMUNICIPAL BUSINESS LICENCE BYLAW NO. 5036, 2020**](#)

Staff Recommendation:

That Council give fourth and final reading to Transportation Network Services (Ride-Hailing) Intermunicipal Business Licence Bylaw No. 5036, 2020.

[Transportation Network Services \(Ride-Hailing\) Intermunicipal Business Licence Bylaw No. 5036, 2020](#) 


PLANNING AND DEVELOPMENT

5. [**REPORT OF THE DIRECTOR DEVELOPMENT SERVICES – TEMPORARY PROTECTION ORDER \(HERITAGE\) FOR THE BEAUBIEU HOUSE LOCATED AT 1125 CARTIER AVENUE \(20 104662 DM\)**](#)

Staff Recommendation:

That Council:

1. Declare that the real property situated at 1125 Cartier Avenue and legally described as Parcel Identifier: 009-396-179, Lot 3 District Lot 46 Group 1 New Westminster District Plan 10968 (the “Property”) is or may be heritage property;
2. Hereby order that the Property is subject to a temporary protection order under section 606 of the Local Government Act up to and including May 29, 2020 being 60 days from the date of this Resolution; and
3. Confirm that no alterations to the Property are permitted during the term of the temporary protection order unless the owner first applies for and receives a heritage alteration permit under Section 617 of the Local Government Act.

[Temporary Protection Order \(Heritage\) for the Beaubieu House located at 1125 Cartier Avenue \(20 104662 DM\)](#) 

6. [**REPORT OF THE DIRECTOR DEVELOPMENT SERVICES – HOUSING AGREEMENT BYLAW NO. 4974, 2020, AFFORDABLE HOUSING RESERVE FUND REQUEST AND DEVELOPMENT PERMIT \(19 106260 DP\) FOR 132 NON-MARKET RENTAL UNITS FOR A PORTION OF 2905 GLEN DRIVE – COMMUNITY LAND TRUST \(PROJ 19-029\)**](#)

Staff Recommendation:

That Council:


1. Give first, second and third readings to City of Coquitlam Housing Agreement Bylaw No. 4974, 2020;
2. Support in principle a maximum capital contribution of \$3,300,000 from the

Affordable Housing Reserve Fund (AHRF) to assist in the development of 132 non-market rental units to be owned and operated by Community Land Trust/Hoy Creek Housing Co-op Limited Partnership;

3. Indicate support in principle of the proposed 6-storey non-market purpose built rental apartment development for a portion of 2905 Glen Drive, containing 132 residential units with 84 parking stalls in an underground parkade and 9 parking stalls within a future development on site;
4. Instruct staff to prepare Development Permit No. 19 106260 DP generally in accordance with the attached drawings (Attachments 5 and 6), should Council grant first, second and third readings to the Housing Agreement Bylaw;
5. Indicate support in principle of the requested Zoning Bylaw variances described in this report as follows:
 - a. In Subsection 1206(8)(a) in Part 12 RM-4 Multi-Storey High Density Apartment Residential, the minimum setback along an interior side lot line is reduced from 6.0 metres (m) (19.6 feet (ft.)) to 1.0 metre (3.3 ft.);
 - b. In Subsection 1206(10) in Part 12 RM-4 Multi-Storey High Density Apartment Residential, the minimum height is reduced from 8 storeys to 6 storeys;
 - c. In Subsection 1206(11) in Part 12 RM-4 Multi-Storey High Density Apartment Residential, the maximum building length is increased from 55 m to 69 m;
 - d. In Subsection 1206(13)(a) in Part 12 RM-4 Multi-Storey High Density Apartment Residential, the minimum common amenity area be reduced from 5 square metres (m²) (53.8 square feet (sq. ft.))/unit to 4.2 m² (45.2 sq. ft.)/ unit;
 - e. In Subsection 705(2)(d) in Part 7 Off-street Parking and Loading, the number of small car stalls are increased from a maximum of 30% to 32%;
 - f. In Subsection 706(1)(c), in Part 7 Off-street Parking and Loading, the number of parking stalls be reduced from 126 to 93 stalls;
 - g. In Subsection 713(b) in Part 7 Off-Street and Loading, to allow a parking reduction through Transportation Demand Management (TDM) measures to increase from a maximum of 5% to 15%;
 - h. In Subsection 714(1)(a) in Part 7 Off-street Parking and Loading, the number of parking stalls with an energized outlet for electrical vehicle charging be reduced from 80 to 20 stalls.
6. Instruct staff to complete the following items prior to Council's consideration of final approval of Development Permit No. 19 106260 DP, should Council grant first, second and third readings to the Housing Agreement Bylaw:
 - a. Satisfy the TDM measures and Traffic Impact Assessment (TIA) comments to

the satisfaction of the General Manager Engineering and Public Works;

- b. Resolution of all urban design issues to the satisfaction of the Director Development Services;
- c. Finalization, execution and delivery to the City, the following agreements in Land Title Office registrable form:
 - i. Section 219 Restrictive Covenant to require 9 visitor parking stalls be provided within the future development in Zone 2 and that the stalls be made available for visitors of the proposed development in Zone 1;
 - ii. Statutory Right-of-Way and Section 219 Restrictive Covenant for a 2.2 m (7.2 ft.) wide area along the Glen Drive frontage to accommodate future road widening;
 - iii. Section 219 Restrictive Covenant to ensure the subject site is developed in accordance with the building design and landscaping drawings attached to this report (Attachments 5 and 6); and
 - iv. Such other Land Title Office registrable agreements as may be required by the City.

[Housing Agreement Bylaw No. 4974, 2020, Affordable Housing Reserve Fund Request and Development Permit \(19 106260 DP\) for 132 Non-market Rental Units for a Portion of 2905 Glen Drive - Community Land Trust \(PROJ 19-029\)](#) 

7. [REPORT OF THE GENERAL MANAGER PLANNING AND DEVELOPMENT – UBCM POVERTY REDUCTION GRANT APPLICATION – AMENDED RESOLUTION](#)

Staff Recommendation:

That Council supports the City of Port Moody as the primary applicant to apply for, receive and manage the UBCM Poverty Reduction Grant funds on its behalf for the development of the Tri-Cities and Village of Anmore Food Security Assessment and Action Plan.

[UBCM Poverty Reduction Grant Application - Amended Resolution](#) 

REPORTS OF COUNCILLORS

8. [METRO VANCOUVER BOARD IN BRIEF \(FEBRUARY 28, 2020\) – METRO VANCOUVER BOARD REPRESENTATIVES AVAILABLE TO RESPOND TO QUESTIONS](#)

Staff Recommendation:

That Council receive for information the Metro Vancouver Board in Brief.

[Metro Vancouver Board in Brief \(February 28, 2020\)](#) 

OTHER BUSINESS

NEXT MEETING DATE – April 6, 2020

[ADJOURNMENT](#)