

Agenda for the Regular Council Meeting scheduled for
Tuesday, March 21, 2017 in Council Chambers at
Village Hall, 2697 Sunnyside Road, Anmore, BC



1. **Call to Order**

2. **Approval of the Agenda**

Recommendation: That the agenda be approved as circulated.

3. **Public Input**

Note: The public is permitted to provide comments to Council on any item shown on this meeting agenda. A two-minute time limit applies to speakers.

4. **Delegations**

5. **Adoption of Minutes**

page 1

(a) **Minutes of the Regular Council Meeting held on March 7, 2017**

Recommendation: That the Minutes of the Regular Council Meeting held on March 7, 2017 be adopted as circulated.

6. **Business Arising from Minutes**

7. **Consent Agenda**

Note: Any Council member who wants to remove an item for further discussion may do so at this time.

Recommendation: That Council adopts the Consent Agenda.

page 7

(a) **Port Moody Secondary School – Request for Donation**

Recommendation: That Council award a donation in the amount of One Hundred Dollars (\$100) to Port Moody Secondary School for use towards the 2017 PMSS Dry After Grad event.

page 8

(b) **Emergency Planning Committee – Terms of Reference**

Recommendation: That Council endorses the Terms of Reference for the new Village of Anmore Emergency Planning Committee.

8. Items Removed from the Consent Agenda**9. Legislative Reports****(a) Anmore Water Rates and Regulations Amendment Bylaw No. 559-2017**

page 12

Recommendation: That Anmore Water Rates and Regulations Amendment Bylaw No. 559-2017 be reconsidered and adopted.

10. Unfinished Business**11. New Business****(a) Brand Strategy – Project Update and Introduction of New Logo**

Presentation by Ion Brand Design.

(b) Development Variance Permit Application (DVP/47/17) for 2060 East Road

page 14

Report dated March 16, 2017 from the Manager of Development Services is attached.

(c) Zoning Bylaw Review – Update Summary

page 47

Report dated March 16, 2017 from the Manager of Development Services is attached.

12. Mayor's Report**13. Councillors Reports****14. Chief Administrative Officer's Report****15. Information Items****(a) Committees, Commissions, and Boards – Minutes**pages
50 to 66

- Advisory Planning Commission meeting minutes of January 9, 2017
- Emergency Preparedness Committee meeting minutes of November 3, 2016
- Finance Committee meeting minutes of February 27, 2017
- Protective Services Committee meeting minutes of January 12, 2017

(b) General Correspondencepages
67 to 72

- Letter received March 6, 2017 from BCG Developments regarding Ioco Lands Project Update
- Letter received March 14, 2017 from Mayors for Peace regarding a multilateral treaty to prohibit nuclear weapons.

- Letter received March 16, 2017 (copied) from Village of Harrison Hot Springs regarding the Provincial Private Moorage Program.

16. Public Question Period

Note: The public is permitted to ask questions of Council regarding any item pertaining to Village business. A two-minute time limit applies to speakers.

17. Adjournment

REGULAR COUNCIL MEETING – MINUTES

VILLAGE OF ANMORE

Minutes of the Regular Council Meeting held on
Tuesday, March 7, 2017 in Council Chambers at
Village Hall, 2697 Sunnyside Road, Anmore, BC



ELECTED OFFICIALS PRESENT

Mayor John McEwen
Councillor Ryan Froese
Councillor Ann-Marie Thiele
Councillor Kim Trowbridge
Councillor Paul Weverink

ELECTED OFFICIALS ABSENT

Councillor Kim Trowbridge

OTHERS PRESENT

Juli Kolby, Chief Administrative Officer
Christine Milloy, Manager of Corporate Services
Jason Smith, Manager of Development Services

1. Call to Order

Mayor McEwen called the meeting to order at 7:00 p.m.

2. Approval of the Agenda

Council agreed to accept addendum item 9(a) Anmore Water Rates and Regulations Amendment Bylaw No. 559-2017 to the agenda.

It was MOVED and SECONDED:

R34/2017

“THAT THE AGENDA BE APPROVED AS AMENDED.”

CARRIED UNANIMOUSLY

3. Public Input

Nil

4. Delegations

Nil

5. Adoption of Minutes

(a) **Minutes of the Regular Council Meeting held on February 21, 2017**

It was MOVED and SECONDED:

R35/2017

“THAT THE MINUTES OF THE REGULAR COUNCIL MEETING HELD ON FEBRUARY 21, 2017 BE ADOPTED AS AMENDED.”

CARRIED UNANIMOUSLY

6. Business Arising from Minutes

Nil

7. Consent Agenda

It was MOVED and SECONDED:

“THAT COUNCIL ADOPTS THE CONSENT AGENDA, WITH ITEMS UNDER 7(A) REMOVED.”

CARRIED UNANIMOUSLY

(b) BC Communities In Bloom Program

R36/2017

“THAT STAFF BE REQUESTED TO ISSUE A LETTER TO BC COMMUNITIES IN BLOOM TO COMMUNICATE THAT THE VILLAGE OF ANMORE DECLINES THE OFFER FOR PARTICIPATION IN THEIR PROGRAM AT THIS TIME DUE TO RESOURCE LIMITATIONS.”

ADOPTED ON CONSENT

8. Items Removed from the Consent Agenda

(a) Finance Committee Recommendations of January 23, 2017

Mayor McEwen reported that he opposed funding for bylaw updates because he received information that there is a slowdown in building applications.

Cllr Thiele announced Point of Order and asked Mayor McEwen to declare the reason for his decision to be recorded in the minutes.

It was MOVED and SECONDED:

R37/2017

“TO ADOPT ITEMS REMOVED FROM THE CONSENT AGENDA.”

R38/2017

(i)

“THAT THE FINANCE COMMITTEE RECOMMENDS MOVING FORWARD WITH THE RFP FOR BANKING AND INVESTMENT SERVICES, AS AMENDED.”

- R39/2017 (ii) **“THAT THE 2017 PROJECT NUMBER ONE FOR \$35,000 BE APPROVED AS RECOMMENDED IN THE REPORT DATED JANUARY 18, 2017 FROM THE CHIEF ADMINISTRATIVE OFFICER REGARDING 2017 BUDGET PRE-APPROVAL REQUESTS.”**
- R40/2017 (iii) **“THAT THE 2017 PROJECT NUMBER TWO BE APPROVED AS RECOMMENDED IN THE REPORT DATED JANUARY 18, 2017 FROM THE CHIEF ADMINISTRATIVE OFFICER REGARDING 2017 BUDGET PRE-APPROVAL REQUESTS.”**
- R41/2017 (iv) **“THAT THE 2017 PROJECT NUMBER THREE BE APPROVED, AS AMENDED, AS RECOMMENDED IN THE REPORT DATED JANUARY 18, 2017 FROM THE CHIEF ADMINISTRATIVE OFFICER REGARDING THE 2017 BUDGET PRE-APPROVAL REQUESTS, TO A MAXIMUM OF FIVE THOUSAND DOLLARS (\$5,000).”**
- R42/2017 (v) **“THAT FINANCE COMMITTEE REFER PROJECTS NUMBER 4 AND 5 FOR CONSIDERATION AS PART OF THE 2017 5-YEAR FINANCIAL PLAN DISCUSSIONS, WITH INPUT FROM OUR ENGINEER, CHRIS BOIT, AS TO ANY SAFETY PRIORITIES.”**
- R43/2017 (vi) **“TO DIRECT STAFF TO INCLUDE A FIVE THOUSAND DOLLAR (\$5,000) ANNUAL OPERATING BUDGET LINE ITEM FOR WEBSITE MAINTENANCE AND DEVELOPMENT.”**

CARRIED UNANIMOUSLY

9. Legislative Reports

- (a) Anmore Water Rates and Regulations Amendment Bylaw No. 559-2017**

It was MOVED and SECONDED:

- R44/2017 **“THAT ANMORE WATER RATES AND REGULATIONS AMENDMENT BYLAW NO. 559-2017 BE READ A FIRST, SECOND AND THIRD TIME.”**

CARRIED

Mayor McEwen opposed

10. Unfinished Business

Nil

11. New Business**(a) Development Variance Permit Request – 2060 East Road**

It was MOVED and SECONDED:

R45/2017

“THAT COUNCIL ADVISE STAFF TO PROCEED WITH PROVIDING NOTICE TO THE NEIGHBOURING PROPERTIES OF THE DEVELOPMENT VARIANCE PERMIT REQUEST FOR 2060 EAST ROAD AND ADVISE THEM THAT COUNCIL WILL BE CONSIDERING APPROVAL OF THE DEVELOPMENT VARIANCE PERMIT AT ITS MARCH 21, 2017 MEETING.”

CARRIED UNANIMOUSLY

12. Mayor’s Report

Mayor McEwen reported that:

- On February 23, he participated in the Heritage (Woods) high school grad transitions event.
- On February 24, he was in Harrison for a Metro planning session, where the focus was on financial sustainability, asset management, parks and housing.
- On February 27, the Finance (Committee) meeting was held.
- On February 28, he attended the APC meeting, which further looked at the Zoning Bylaw.
- On March 1, he attended a Regional Parks meeting at Metro Vancouver, where (BC) Hydro made a presentation regarding their transmission line through Anmore and Belcarra. At the meeting, he questioned why two of the three options have been omitted when they are still in the preliminary stages.
- On March 2, he attended an Emergency Preparedness Committee meeting with Councillor Thiele. This group has done an amazing job, and has been taking the Village in an amazing direction in the last eight years. Councillor Thiele has done an amazing job at bringing the issues together and giving it an urgency. The issues are now at the Village, staff, level where work can be maintained at a more detailed level. He offers a big thank you to the Committee.
- On Saturday, he attended the annual SHARE community fundraiser at the Hard Rock
- This Thursday, he and Councillor Weverink will attend the first Fire Trustees meeting of 2017.

13. Councillors Reports

Councillor Weverink reported that:

- He has been working with Tri-Cities Off Road Cycling Association, with the Parks Committee. He was contacted by Steve Sheldon, Director, seeking support from the

Village for the section 57 agreement with the provincial government – to maintain stewardship of Anmore trails.

It was MOVED and SECONDED:

R46/2017

“THAT THE VILLAGE OF ANMORE SUPPORT TORCA BY ISSUING A LETTER OF REFERENCE, SPEAKING TO THE CHARACTER AND NATURE OF TORCA, AND POSITIVE IMPACT TORCA HAS ON OUR COMMUNITY IN REGARDS TO THE DEVELOPMENT AND MAINTENANCE OF TRAILS IN THE AREA.”

CARRIED UNANIMOUSLY

- He wants to refer some items from the Parks Committee, previous term, to the upcoming committee term. He will work with Ms. Milloy to ensure items are deferred appropriately.
- He recently received a certificate for his 15 year involvement with 1st Anmore Scouts.

Councillor Thiele reported that:

- The Emergency Preparedness Committee met for the last time, last Thursday. It is believed that the Committee has been in existence, in various forms, for 12 years, and Dave Speakman has been involved that entire time. She is thankful that he stuck with the Committee through that time. She wants to recognize Ken Juvik and Henry Bergman.
- The Protective Services Committee will be replaced by a new Public Safety Committee. She thanks members Olen Vanderleeden and Sheri DeVito for their work on the Committee.
- The Finance Committee met twice in the last two weeks.

Councillor Froese reported that:

- He willingly cancelled the Environment Committee Meeting to help facilitate a Finance Committee meeting.

14. Chief Administrative Officer's Report

Juli Kolby reported that:

- An update on the status of the Zoning Bylaw will be presented to the next Council meeting.
- Finance Committee meetings have included a lot of work on the budget.
- The Village's auditors will be in the office the week of March 27, and their findings will be presented to Council at a future date.
- She thanks the Public Works department for working hard, around the clock, to keep on top of the snowfall.

15. Information Items

(a) Committees, Commissions, and Boards – Minutes

- Finance Committee Meeting minutes of January 23, 2017

(b) General Correspondence

Nil

16. Public Question Period

Nil

17. Adjournment

It was MOVED and SECONDED:

R47/2017 **“TO ADJOURN.”**

CARRIED UNANIMOUSLY

The meeting adjourned at 7:56 p.m.

Certified Correct:

Approved by:

Christine Milloy
Manager of Corporate Services

John McEwen
Mayor



2017 P.M.S.S. Grad & After Grad

THE PORT MOODY SECONDARY GRADUATING CLASS OF 2017 NEEDS YOUR HELP!

Graduation season is almost here — and we want to make sure our students have fun and stay safe.

Each year PMSS students, parents and the community work together to create a Dry After Grad celebration for the graduating class.

This year's event will take place May 28, from midnight to 4am in the school gymnasium. There will be food, games, dancing, entertainment — and plenty of door prizes!

But to make it all happen, we need your help!

We are asking for donations of cash, goods, or services. These will be used for prizing and to help defray the cost of the event.

In return for your contribution you will receive:

- Recognition on the school website
- Recognition in the school newsletter (distributed to more than 800 students and parents)
- Signage displayed at the event
- An income tax receipt from School District 43 for cash donations of \$25 or more

Please help us make the 2017 PMSS After Grad a success!

To donate: contact Susan Lee: susanL441@gmail.com or 604-441-2913

Thank you for your consideration and support.

~The 2017 PMSS After Grad Committee

~Andrew Lloyd, Vice-Principal (604-939-6656/alloyd@sd43.bc.ca)



**VILLAGE OF ANMORE
EMERGENCY PLANNING COMMITTEE
TERMS OF REFERENCE**

Background

The Village of Anmore has the potential to be affected by natural disasters and manmade emergencies.

Mandate

Reporting to Council, the Emergency Planning Committee will develop, communicate, coordinate, and practice the Village of Anmore's Emergency Management plans to support the Village in preparation of an emergency or disaster.

Responsibilities

The Emergency Planning Committee shall annually prepare and present to the Council for review and approval:

1. A list of the top five hazards to which the Village of Anmore is subject, which indicates the relative risk of occurrence.
2. Plans respecting the preparation for, response to, and recovery from emergencies and disasters, including:
 - a periodic review and updating of plans and procedures;
 - a program of emergency response exercises;
 - a training program;
 - procedures by which physical and financial emergency resources or assistance may be obtained;
 - procedures by which emergency plans shall be implemented;
 - procedures to warn those persons that may be harmed or suffer loss in an emergency or impending disaster;
 - procedures to coordinate the delivery of food, clothing, shelter, transportation, and medical services to victims of emergencies and disasters, from within or outside of the village; and
 - procedures to establish the priorities to restore essential services provided by the Village, or to recommend priorities to other service providers, which are interrupted during an emergency or disaster.
3. The Committee may also advise and assist in the following additional duties:
 - Identifying objectives, strategies, and tactics necessary to facilitate the safe and timely response by all Village departments to an emergency and/or disaster.
 - Improving the Village's ability to provide continuity of business and government during an emergency and/or disaster.

- Developing a standard for training members involved in the emergency model.
- Developing and reviewing of tabletop and/or live training exercises for emergency/disaster situations.
- Coordinating with public, private, non-government, and volunteer organizations when they form part of the Village of Anmore's Emergency Plan.
- Presenting the needs/response of each group/organization in the planning process.
- Informing and educating members of their group/organization.

The BC Emergency Program Act and Local Authority Emergency Management Regulation will be used as guides.

Committee Chair

The Emergency Program Coordinator shall act as Chair of the Emergency Planning Committee. In his/her absence, the Administrator shall act as Deputy Chair.

Committee Structure and Membership

The Committee shall be comprised of:

1. Primary Group Representatives (alpha list)
 - Administrator / Finance Officer
 - Communications Coordinator
 - Emergency Program Coordinator
 - Engineer (Consultant)
 - Manager of Development Services
 - Operations Superintendent (Public Works)
2. Secondary Group Representatives (alpha list)
 - BC Ambulance Service
 - BC Hydro
 - Buntzen Lake
 - City of Port Moody
 - Coquitlam Search and Rescue
 - Emergency Amateur Radio Group
 - Emergency Social Services
 - Fortis
 - Fraser Health
 - RCMP (Coquitlam)
 - Sasamat Volunteer Fire Department
 - School District No. 43 (Coquitlam)
3. Recognized Stakeholders
 - Neighbouring Local Governments

- Community groups
- Volunteer organizations
- Neighbouring First Nations
- Business and industry

Representation will be limited to one participant and one alternate. It is the responsibility of the primary participant to ensure their alternate is adequately briefed and knowledgeable regarding the committee and its activities as well as their division/groups emergency plans and programs.

Membership shall be reviewed on an annual basis by the Chair and Administrator, and shall be updated on an as-required basis.

Meeting Schedule

1. **Primary Group (Village Representatives)**
The primary group will meet up to twelve times a year (typically on a monthly basis). The times and dates for the meetings will be established by the Primary Group. Members of this group may lead sub-committees and working groups.
2. **Secondary Group (Agencies and Public Safety Lifeline Organizations)**
The secondary group will be invited to join the primary group at a meeting where their organization may play a significant role or may provide vital information to the planning process. Members may be part of a sub-committee or working group.
3. **Stakeholders (Agencies or Organizations recognized as significant stakeholders)**
The recognized stakeholders will be invited to join any part of a meeting where their organization may play a significant role or may provide vital information to the planning process. Members may be part of sub-committees and work group.

At any time, there may be sub-committees or working groups established to deal with specific areas of planning and training. These sub-committees shall meet on a self-determined schedule. Sub-committees and working groups shall be granted exception from the rules of quorum.

Committee Goals

The Committee shall establish goals and shall categorize them as either:

- Short Term – within 6 months
- Medium Term – within 12 months
- Long term – more than 12 months to a maximum of 24 months

The Administrator shall provide final approval for the scheduled goals.

Meeting Agendas and Minutes

An agenda and supporting material(s) will be coordinated and distributed by the Chair in advance of a scheduled meeting.

The Emergency Program Coordinator will keep record of identified goals and action items.

Meeting notes may be taken by attending staff for their own use; however, official meeting minutes will not be prepared.

ENDORSED BY COUNCIL ON:	
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AMENDED (DATES):	
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VILLAGE OF ANMORE

BYLAW NO. 559-2017

A bylaw to amend Anmore Water Rates and Regulations Bylaw No. 555-2016

WHEREAS the Municipal Council may, by bylaw, fix the rates and terms under which water may be supplied and used and may provide for the classification of users and prescribe different rates, terms and conditions for different users;

NOW THEREFORE the Municipal Council of the Village of Anmore, in open meeting assembled, enacts as follows:

1. That this bylaw may be cited for all purposes as “Anmore Water Rates and Regulations Amendment Bylaw No. 559-2017”.
2. That Anmore Water Rates and Regulations Bylaw No. 555-2016, be amended as follows:
 - (a) That section 33 be amended by deleting all text and replacing it with the following text:

Further to section 32, where a Consumer requests that the Municipality test a meter, the Consumer shall deliver a \$400.00 deposit with the Municipality, and the appointed agent shall conduct a test on the meter. Where the test shows an error in registering the quantity of water passing through the meter of over 5% and in favour of the Consumer, the Municipality shall refund the \$400.00 deposit to the Consumer, repair the meter and adjust the account for service accordingly. Where the test shows an accurate measurement of water or an error in favour of the Municipality, the \$400.00 deposit shall be retained by the Municipality to cover, in part, the costs of conducting the test.
 - (b) That Schedule B be amended by changing the per cubic meter rate from \$2.42 to \$2.80 in section 1 and section 2.
 - (c) That Schedule B be amended by changing the per cubic meter rate from \$2.47 to \$2.88 in section 3.

RECONSIDERED, FINALLY PASSED AND ADOPTED this day of , 2017

MANAGER OF CORPORATE SERVICES

MANAGER OF CORPORATE SERVICES



VILLAGE OF ANMORE

REPORT TO COUNCIL

Date: March 16, 2017

Submitted by: Jason Smith, Manager of Development Services

Subject: Development Variance Permit – 2060 East Road

Purpose / Introduction

The purpose of this report is to offer Council the opportunity to approve or decline the development variance permit application for 2060 East Road.

Recommended Resolutions

1. **THAT Council approve Development Variance Permit No. 47/17 for 2060 East Road, as recommended in the report dated March 16, 2017 from the Manager of Development Services. [Recommended]**

Or

2. **THAT Council does not approve Development Variance Permit No. 47/17 for 2060 East Road, as recommended in the report dated March 16, 2017 from the Manager of Development Services.**

Or

3. **That Council provide further direction to staff on how to approach this Development Variance Application.**
-

Background

A development variance permit (DVP) for 2060 East Road was presented to Council at the March 7, 2017 council meeting. The application was requesting to vary all of the setback requirements as outlined in the table below:

Yard	Required Setback	Proposed Setback
Front	7.6 metres	6.2 metres
Rear	7.6 metres	6.2 metres
Exterior Side Yard (east)	7.6 metres	5 metres
Exterior Side Yard (west)	7.6 metres	7.5 metres

Report/Recommendation to Council

Development Variance Permit – 2060 East Road

March 16, 2017

Public notice was mailed out to all of the neighbouring properties to provide them with an opportunity to comment on the proposed variances being requested. The specific details of the variance are included in the actual DVP (Attachment 1) that will be registered on title should Council choose to approve it.

Discussion

The location of this property at the southeast corner of Kinsey Drive and East Road, which in its current configuration presents poor sight lines for those turning off of Kinsey Drive on to East Road. Village staff, including the Building Inspector and Engineering Consultant, have been working closely with the applicant to address these issues and the applicant has been willing to work with Village staff to reduce the size of the retaining walls on the property and improve the sightlines for traffic thus improving road safety. At the March 7, 2017 council meeting there was a question as to the location of the hydro pole, a detailed survey (Attachment 2) has been provided and it shows the location of the hydro pole along East Road within the right of way.

Staff sought comment from the Village's engineering consultant on and they offer the following summary of the work that will be undertaken to improve public safety should this DVP be approved:

"Based on a safety audit completed by ISL Engineering April 29th 2016. It was recommended that the vegetation and retaining wall be removed from the sight line envelope at the intersection of Kinsey Drive and East Rd.

The proposed agreement with the resident at 2060 East Rd would only allow for landscaping to be a maximum height of 500mm (from back of curb) and no retaining walls in that area. This will significantly improve the visibility of the intersection for user on both East Rd and Kinsey drive. Therefore, safety will be improved along this corridor.

The village would be responsible for following work:

- Removing the retaining wall on VoA R./W
- Removal of existing soil in this area to acceptable elevation
- Possible relocation of Hydro pole (to be determined)"

Further detail can be found in the improved sight line drawing (Attachment 3) and the Intersection Safety Memo written by the Village's Engineering consultant (Attachment 4)

Report/Recommendation to Council

Development Variance Permit – 2060 East Road

March 16, 2017

In return for this support, Village staff have worked with the applicant to devise a building envelope that would enable the sightline improvements while providing a reasonable base upon which to build a home. The result is what is being proposed as part of the DVP application.

A report evaluating the potential environmental impacts of building a new house has been provided (Attachment 5) and it concludes that there are no significant environmental impacts associated with building a new home on the site.

The property is somewhat unique in two ways. Firstly, it is extremely small and thus RS-1 setbacks (devised for one acre parcels) are very restrictive. Secondly, it is surrounded on three sides by road right of way, thus creating two exterior side yards. The RS-1 zone limits the size of the principal home for a lot of this size to a maximum of 232.4 square metres (2,500 square feet) and the maximum amount of floor area for accessory buildings to 55.7 square metres (600 square feet). Given the proposed footprint and the setback requirements, there does not appear to be any space to locate accessory buildings.

It is staff's professional opinion that granting the setback relaxations will not adversely impact any neighbours, as the only neighbouring house is located a considerable distance from the proposed home location. The Village will also gain the improvement to the sightlines and improved road safety. Staff recommend that Council proceed with this DVP application.

Staff have worked closely to devise a solution with the applicants that addresses their needs and addresses the Village's needs to improve public safety at this intersection. Staff recommends approval of this DVP.

Other Options

The following options are provided for Council's consideration:

1. THAT Council approve Development Variance Permit No. 47/17 for 2060 East Road as recommended in the report dated March 16, 2017 from the Manager of Development Services.
[Recommended]

Or

2. THAT Council not approve Development Variance Permit No. 47/17 for 2060 East Road as recommended in the report dated March 16, 2017 from the Manager of Development Services.

Or

3. That Council provide further direction to staff on how to approach this Development Variance Application.

Report/Recommendation to Council

Development Variance Permit – 2060 East Road

March 16, 2017

Financial Implications

There are no financial implications to this application as the Village's costs are covered by the application fee. There would be costs borne by the Village when relocating the retaining wall and some utility poles within the road right of way, if the DVP is approved and construction moves ahead. The cost estimate is \$25,000 for all required works, and a project for said amount has been included in the Village's proposed 2017-2021 5-Year Financial Plan.

Attachments:

1. Development Variance Permit No. 47/17
2. Detailed Survey showing hydro pole location
3. Improved Sight Line Drawing
4. Intersection Safety Memo from ISL engineering
5. Environmental Consultants Report

Prepared by:	
 _____ Jason Smith Manager of Development Services	
Reviewed for Form and Content / Approved for Submission to Council:	
<i>Chief Administrative Officer's Comment/Concurrence</i> <div style="text-align: right;">_____ Chief Administrative Officer</div>	

VILLAGE OF ANMORE**DEVELOPMENT VARIANCE PERMIT NO. 47/17**

Issued pursuant to section 922 of the *Local Government Act*

1. This Development Variance Permit is issued to:

Jozef Vanderliek
Silvia Vanderliek

as the registered owners (hereinafter referred to as the "Permittee" and shall apply only to ALL AND SINGULAR those certain parcels of land and premises (hereinafter referred to as the "Land) situate lying and being in the Village of Anmore, in the Province of British Columbia, and more particularly known and described as:

Lot 1, Plan NWP 12223, Section 21, Township 39, New Westminster Land District

located at:

2060 East Road, Anmore, BC

2. The said Land is subject to Anmore Zoning Bylaw No. 374-2004, and amendments thereto.
3. That section 302.3 of Anmore Zoning Bylaw No. 374-2004 be varied by reducing the setbacks for the front lot line, the rear lot line, the exterior side yard (east), and exterior side yard (west), for future construction of a new principal building situated on the Lot as indicated below and in accordance with the attached drawing, shown as Schedule A of this permit:
- (i) The front lot line setback from 7.6 meters to 6.2 meters;
 - (ii) The rear lot line setback from 7.6 metres to 6.2 metres;
 - (iii) The exterior side yard (east) setback from 7.6 metres to 5 metres; and
 - (iv) The exterior side yard (west) setback from 7.6 metres to 7.5 metres
4. This Permit only pertains to the building footprint of a proposed principal building as shown on Schedule A. The construction of any new building or structure shall comply with the applicable building setbacks.

5. This Permit does not constitute a subdivision approval or a building permit.

AUTHORIZING RESOLUTION passed by Council on the ____ day of ____, 2017

IN WITNESS WHEREOF this Development Variance Permit No. 47/17 is hereby issued by the Municipality, signed by the Mayor and the Manager of Corporate Services and sealed with the Corporate Seal this ____ day of ____, 2017.

The Corporate Seal of the
Village of Anmore was hereto
affixed in the presence of:

MAYOR

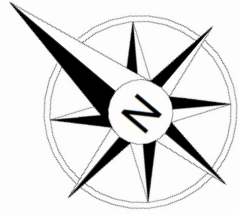
MANAGER OF CORPORATE SERVICES

PROPOSED

Schedule A
Site Plan of Proposed Building Envelope for 2060 East Road, Anmore, BC

EXTERIOR SIDE LOT LINE (EAST)

29.870m (98.0')



KINSEY DRIVE

FRONT LOT LINE

PROP. RET. WALL 25.908m (85.0')

This area el. 209.297

This area el. 209.297

29.870m (98.0')

EXTERIOR SIDE LOT LINE (WEST)

This area el. 207.620

REAR LOT LINE

25.908m (85.0')

SUNKEN PATIO
EL. 206.45

RET. WALL EL. 207.62

RET. WALL EL. 207.62

PATIO

ENCROACHMENT

ENCROACHMENT

PROP. DEWLING
MAIN FL. EL. 209.702
T/O ROOF FL. EL. 217.505

BLDG. WIDTH 14.198m

PORCH

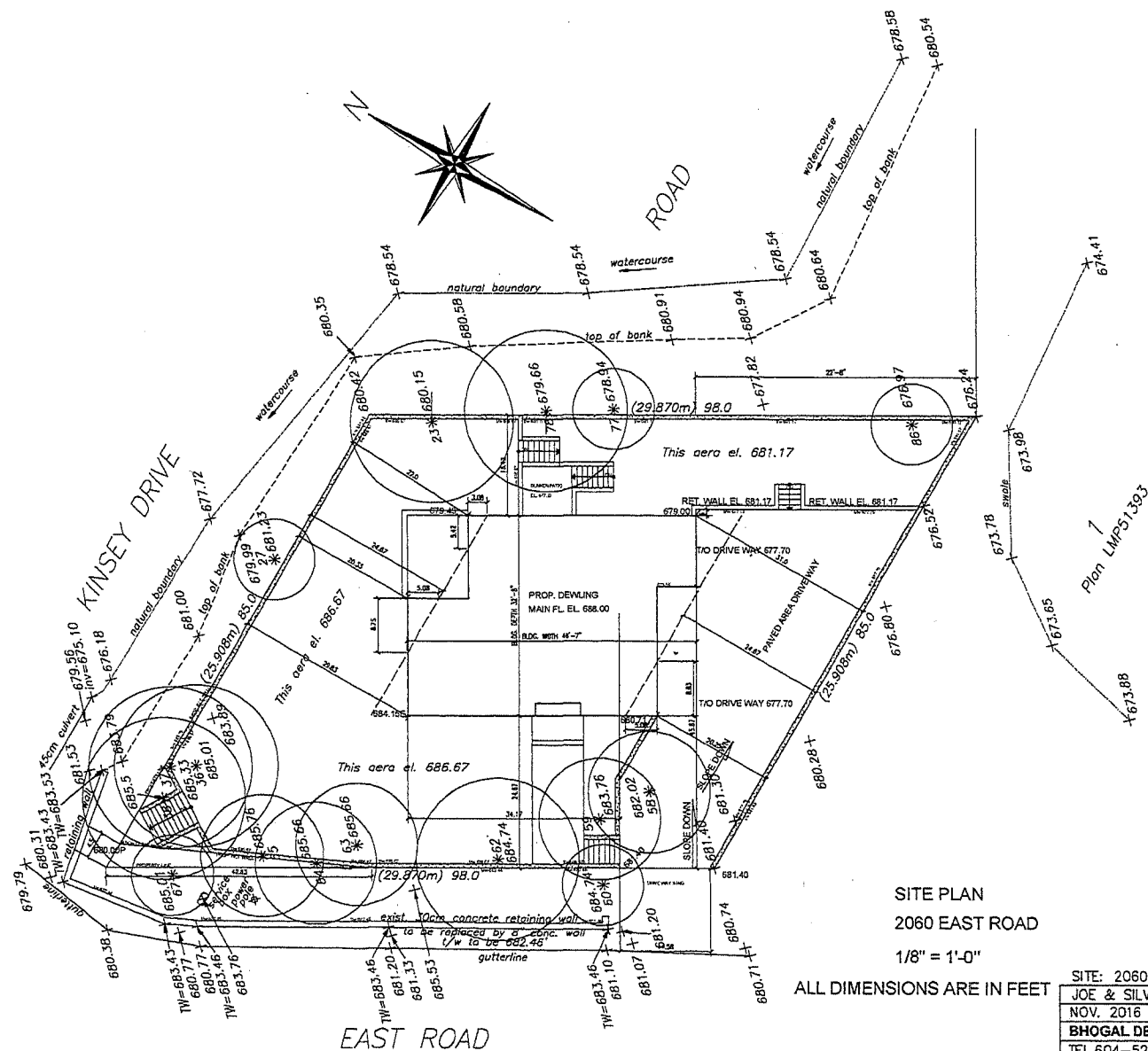
ENCROACHMENT

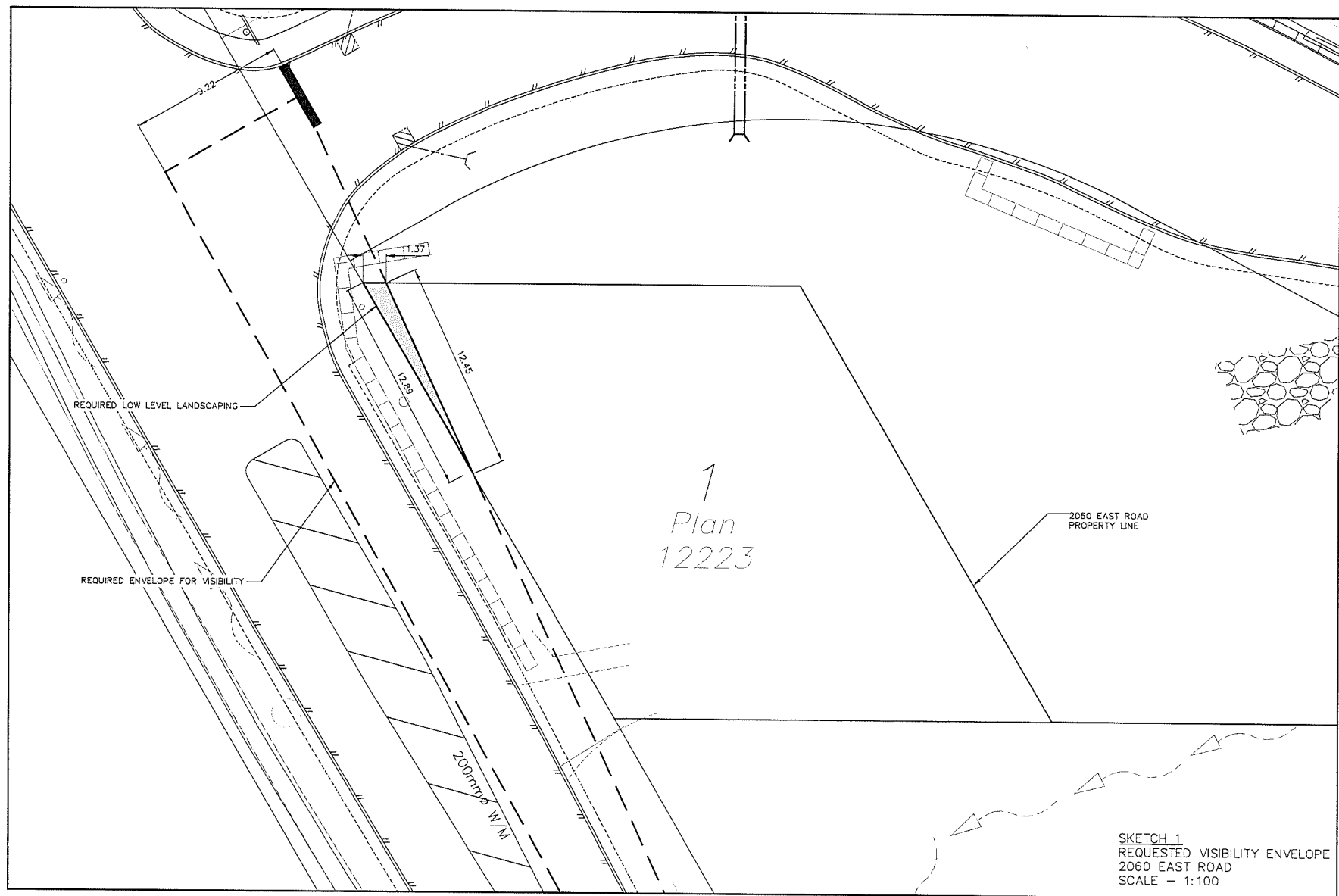
T/O DRIVE WAY 206.563

PAVED AREA DRIVE WAY

SLOPE DOWN 15%
SLOPE DOWN 15%

DRIVE WAY X-ING







To:	Village of Anmore	Date:	April 29th, 2016
Attention:	Chris Boit	Project No:	31551 B04
Cc:	Borg Chan		
Reference:	Intersection Safety Review at the East Road and Kinsey Drive Intersection		
From:	Alvin Tse		

1.0 Background and Study Scope

With additional traffic volumes from new developments in the surrounding area, the Village of Anmore (the Village) has proposed the road safety at the intersection of East Road and Kinsey Drive (study intersection) in Anmore to be reviewed. Although no collisions were reported between 2009 and 2013 according to the Insurance Corporation of British Columbia (ICBC) *Crash Map*, there have been concerns raised during the Village's Council Meetings regarding road safety at the study intersection. ISL Engineering and Land Services (ISL) was retained to conduct an intersection safety review and recommend countermeasures to reduce any potential conflicts at the study intersection. This technical memorandum provided an overview of existing conditions, identification of safety issues, and suggestion of countermeasures.

According to the Village's *Official Community Plan (OCP)*, East Road is classified as part of the major road network, while Kinsey Drive is classified as part of the minor and local road network. East Road is also part of TransLink's Major Road Network and connects with the neighbouring municipality – City of Port Moody. The southwest side of East Road is considered as a residential area, while the northeast side of East Road is considered as hillside residential area (steep slope region).

2.0 Existing Conditions Analysis

On Tuesday, April 19th, 2016 between 2:30 to 3:30 PM, the study intersection was examined by a drive- and walk-through for all approaches, providing ISL road safety reviewers with driver's and pedestrian's perspectives of potential safety issues.

Although East Road is generally an east-west roadway, East Road at the study intersection is in a north-south orientation. For consistency, East Road was assumed as northbound/southbound in this assignment, while the cross street/driveway are running east-west. Therefore, East Road northbound traffic could be heading to the Village Hall, Anmore Elementary School, and Buntzen Lake Recreational Area, while East Road southbound traffic could be heading to Eagle Mountain Middle School.

The study intersection operates as a T-intersection with a stop control on Kinsey Drive (east side); however, an uncontrolled driveway connected to single-family houses (west side) is found opposite to Kinsey Drive. As shown in **Figure 1**, all approaches of the study intersection have one travel lane in each direction, with posted speed limits of 50 kilometres per hour (km/h) for East Road and 30 km/h for Kinsey Drive. East Road (both directions) and the residential driveway have uphill approaches, while Kinsey Drive has a slight downhill approach. Kinsey Drive and the residential driveway are each coupled with a horizontal curve.

Sidewalks on paved shoulder are generally found on one side of the roadways in the study area – west of East Road and north of Kinsey Drive. A short segment of sidewalk is also found on the east side of East Road (northeast corner of the study intersection), tapering off the sidewalk from Kinsey Drive. Currently, no marked crosswalks are provided at the study intersection. According to TransLink's *Regional Cycling Map*, East Road is classified as an informal bicycle route on neighbourhood street with no special treatment. Since no on-street and off-street bicycle facilities are found, cyclists are expected to share the East Road and Kinsey Drive with vehicles.

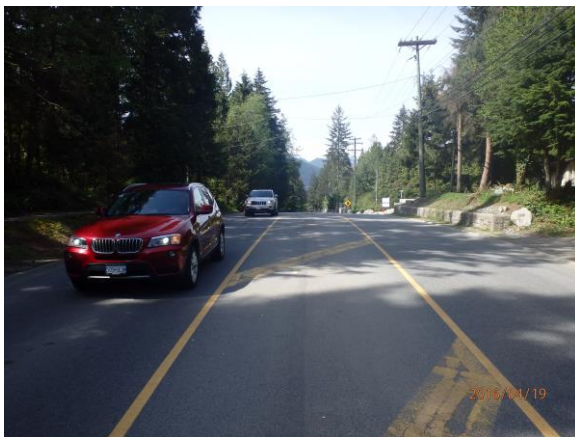
During the site visit, it was found that few pedestrians as well as cyclists used the sidewalk, west of the study intersection, and it was observed that one pedestrian crossed East Road.



According to TransLink's *Bus Schedule*, one hourly community shuttle (C26) route that originates from Port Moody (West Coast Express) Station (to Village of Belcarra) is serving along East Road – the nearest northbound/southbound bus stops are about 230 metres south of the study intersection.

To understand the existing traffic conditions at the study intersection, latest traffic volumes of East Road were extracted from ISL's previous traffic operations and road safety studies (*Anmore Village Centre Road Concept Option 3* and *East Road School Zone Traffic Assessment*), completed in 2015. It is found that two-way traffic volumes on East Road were about 300 to 400 vehicles during both AM (8:00 to 9:00 AM) and PM (2:45 PM to 3:45 PM) peak hours. As East Road is a major connection to Buntzen Lake Recreational Area, the study intersection is expected to have higher traffic volumes during the weekends in summer season.

It is noted that Kinsey Drive is the only access to the Pinnacle Ridge Estates. Based on the website of the Pinnacle Ridge Estates, there are currently 22 single-family houses as Phase 1, and Phase 2 is expected to be constructed in the near future. Based on the Village's *OCP*, there will be a future road alignment, stretching about 600 metres south, connecting North Charlotte Road with Charlotte Crescent, and providing an alternate access to East Road. The East Road intersections at Kinsey Drive and Charlotte Crescent are approximately over one kilometre apart.



East Road Northbound
(Looking Northwest)



East Road Southbound
(Looking Southeast)



Kinsey Drive Westbound
(Looking Southwest)



Residential Driveway Eastbound
(Looking Northeast)

Figure 1: Photographs of the Study Intersection Approaches



3.0 Safety Issues Identification

As mentioned of the site visit, two ISL Road Safety Engineers undertook field safety review at the study intersection to observe and collect all information using the Transportation Association of Canada (TAC) *Site Visit Sample Observation Report (Report)*. TAC *Report* has a list of questions, including both physical and operational checklists, to be completed during and after the field observations to identify the existing and potential safety issues.

The following safety issues were identified from the site observation and associated photographs were shown in **Figure 2** and **Figure 3**:

- **Poor visibility** for East Road drivers (mainly from northbound through to westbound turning and southbound left-turn vehicles) and Kinsey Drive drivers (from westbound turning to northbound through vehicles) due to vertical curve at the south leg and obstruction of vision on the southeast corner (retaining wall, vegetation/soil, and utility pole), which may generate left-turn crossing/opposing and rear-end collision risk.

Based on the measurement from Google *Map*, the existing achieved horizontal sight distance provided between northbound (through movement) and westbound (stop/wait at the stop bar to cross) traffic is approximately 25 metres. The sight distance was analyzed for a northbound driver approaching the study intersection and perceiving a westbound vehicle stopping and waiting from Kinsey Drive, vice versa. It was measured assuming that foliage, vegetable/soil, and retaining wall as well as vertical curve are visual obstructions to the drivers.

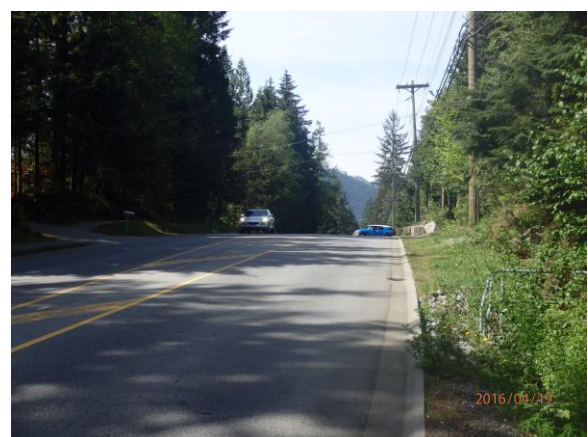
According to TAC *Guide* (Figure 2.3.3 2 and Table 2.3.3.4), the desired horizontal sight distance for turning movements is 100 metres for 50 km/h design speed. Considering that the sight distance of 100 metres might be difficult to achieve at the study intersection for northbound and westbound drivers due to obstruction of vision as well as vertical curve, the stopping sight distance as the minimum should be met for implementing any countermeasures. It describes the distance required for a vehicle on the main road to see, react, and stop the vehicle before colliding with a vehicle coming out from the minor roadway at the T-intersection.

Based on TAC *Guide* (Table 1.2.5.3), the stopping sight distance is in the range of 60 to 65 metres for design speed of 50 km/h. Due to the uphill of northbound approach, the stopping sight distance should be at least 60 metres to account for the effect of grade. As a general rule, when feasible, minimum sight distance should at least be satisfied for horizontal sight distance with the recommended countermeasure to provide sufficient sight triangle dimensions.

Currently, in order to achieve a sight distance of about 60 metres between the northbound and wetbound drivers, the line of sight (as shown below) must go above the vertical crest and that the westbound vehicles must be over the stop bar and retaining walls.



Westbound Driver's Perspective (near Retaining Wall)
(Looking South)



Northbound Driver's Perspective (along Vertical Curve)
(Looking Northeast)

Figure 2: Photographs of Westbound and Northbound Line of Sight



- **Hidden driveway** (south of the study intersection) with westbound turning vehicles from East Road vehicles (northbound) due to obstruction of vision on the southwest edge of the roadway, which may generate left-turn crossing/opposing and rear-end collision risk.
- **Variable turning path** of southbound left-turn vehicles due to faded central median at the study intersection, which may generate left-turn crossing/opposing as well as head-on or sideswipe collision risk.
- **Abrupt traffic stoppage** for east-west crossing pedestrians or bicycles due to lack of appropriate crossing facility to/from both sidewalks, north of the study intersection, which may contribute severe pedestrian- and bicycle-related collision risk and rear-end conflicts.
- **Inadequate street lighting** of westbound turning vehicles for East Road drivers (particularly northbound) due to lack of intersection lighting, which may generate left-turn crossing/opposing and rear-end collision risk at night time and/or worse weather conditions.



East Road Vertical Curve – Northbound Approach
(Looking North)



Southern Hidden Driveway – Southeast Corner
(Looking Southeast)

Figure 3: Photographs of Identified Safety Issues

4.0 Suggested Countermeasures

To reduce potential collision risk as indicated in Section 3.0, ISL recommends that the Village considers the following countermeasures (also as illustrated in **Figure 4**), in reference to the *TAC Manual Uniform Traffic Control Devices for Canada (Manual)*, Ministry of Transportation and Infrastructure (MOTI) *Manual of Standard Traffic Signs and Pavement Markings (Manual)*, the Village's *Zoning Bylaw 374 (Bylaw)*, as well as *TAC Geometric Design Guide for Canadian Roads (Guide)*:

- **Trim foliage, remove vegetable/soil, and/or rebuild the retaining wall at the southeast corner:** To alleviate the obstruction of vision (minimum 6 metres by 6 metres sight triangle as per the Village's *Bylaw*) for both northbound and westbound drivers, it is recommended that the:
 - Foliage be trimmed (immediate-term);
 - Vegetable/soil be removed (short-term); and/or,
 - Retaining wall be rebuild (medium-term) – may include land acquisition.

These improvements could increase crossing horizontal sight distances between both northbound and westbound drivers, and could reduce the number of left-turn crossing/opposing (between westbound turning and northbound through vehicles) and rear-end (northbound through vehicles) collisions.

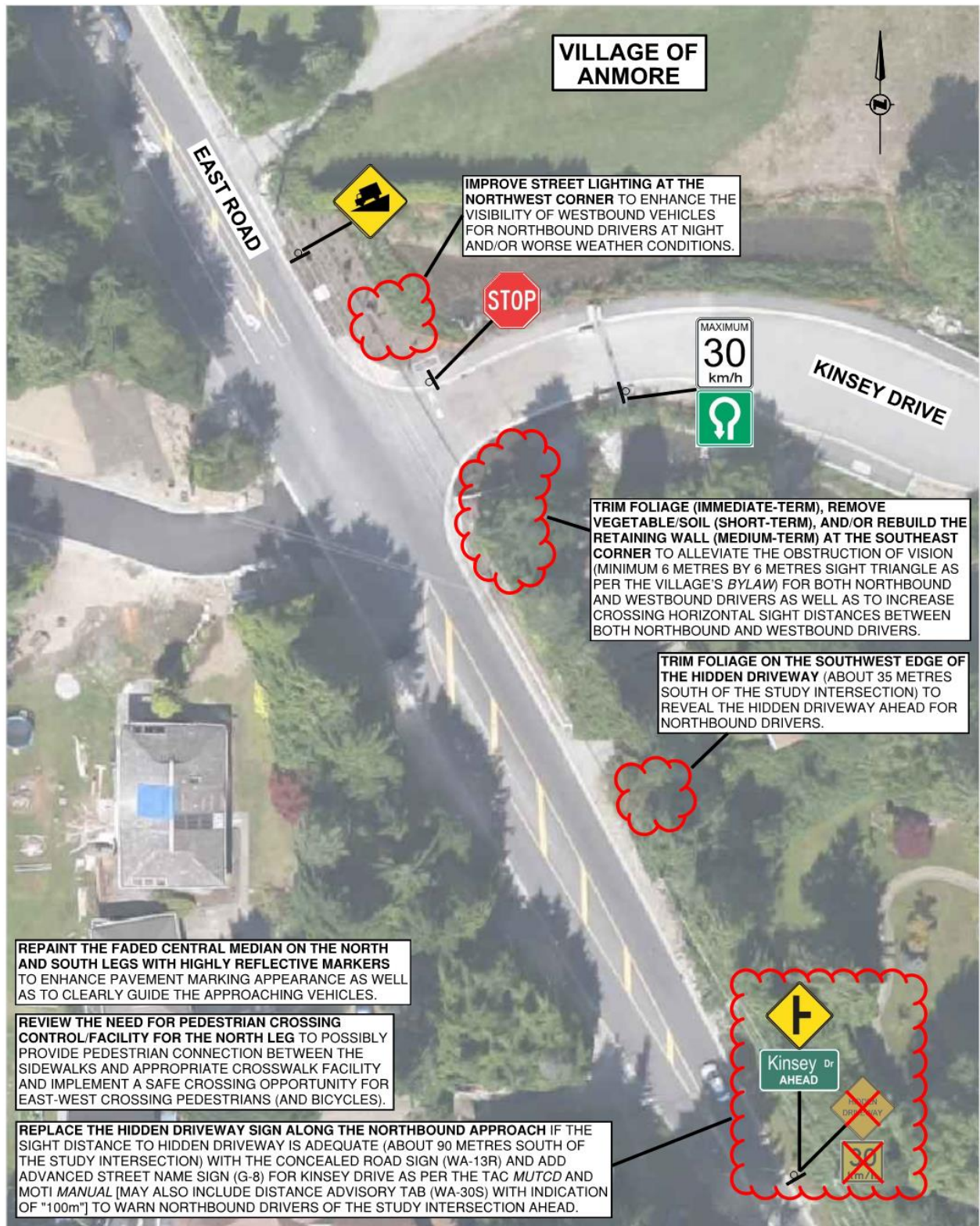


Figure 4: Recommended Countermeasures



- **Trim foliage on the southwest edge of the hidden driveway:** To reveal the hidden driveway ahead for northbound drivers, it is recommended that the foliage on the southwest edge of the driveway (about 35 metres south of the study intersection) be trimmed. This arrangement could alert the potential inbound/outbound traffic movements to/from the driveway for northbound drivers. This countermeasure could reduce left-turn crossing/opposing (between westbound turning / southbound left-turn and northbound through vehicles) and rear-end (northbound through vehicles) collision risk.
- **Replace the Hidden Driveway sign along the northbound approach:** To warn northbound drivers of the study intersection ahead, it is recommended that the existing Hidden Driveway sign along the northbound approach (about 90 metres south of the study intersection) be replaced with the Concealed Road (WA-13R) plus Advanced Street Name (G-8) signs for Kinsey Drive as per the TAC *MUTCD* and MOTI *Manual* – may include Distance Advisory Tab sign (WA-30S) with indication of “100 m”.

This replacement could warn northbound drivers to potentially slow down for turning vehicles to/from the cross street. This countermeasure could reduce left-turn crossing/opposing (between westbound turning / southbound left-turn and northbound through vehicles) and rear-end (northbound through vehicles) collision risk. However, this countermeasure could only be implemented assuming the hidden driveway could be seen after the suggested foliage be trimmed, as mentioned above.

- **Repaint the faded central median on the north and south legs:** To enhance pavement marking appearance, it is recommended that the painted central median on the north and south legs be repainted by highly reflective markers. This improvement could clearly guide the approaching vehicles and indirectly indicate the study intersection ahead for northbound and southbound drivers, and reduce head-on and sideswipe collision risk (northbound and southbound vehicles).
- **Review pedestrian crossing control/facility for the north leg:** To possibly provide connection between the sidewalks on East Roads, it is recommended that the need of pedestrian crossing control/facility for the north leg be reviewed. This review could identify the warrant of appropriate crosswalk facility and implement a safe crossing opportunity for east-west crossing pedestrians, if needed. This measure mitigation could reduce pedestrian-related (eastbound/westbound crossing pedestrians and northbound/southbound through vehicles) and rear-end (northbound/southbound through vehicles) collision risk. The bicycle-related collision risk could also be reduced with this countermeasure.
- **Improve street lighting at the northwest corner:** To enhance the visibility of westbound vehicles for northbound drivers at night time and/or worse weather condition, it is also recommended that street lighting at the northwest corner be improved. This installation could increase the awareness of westbound turning movements for northbound drivers. This countermeasure could reduce left-turn crossing/opposing (between westbound turning and northbound through vehicles) and rear-end (northbound through vehicles) collision risk.

We trust that this Technical Memorandum meets the Village of Anmore's requirements. If there are any questions or further information is required, please do not hesitate to contact the undersigned.

Yours truly,



Alvin Tse, E.I.T.
Traffic / Road Safety Engineer



Borg Chan, M.Sc., P.Eng., PTOE, FITE
Manager, Traffic Engineering and Road Safety

RIPARIAN AREAS ASSESSMENT DETAILED ASSESSMENT METHODOLOGY

2060 East Road, Anmore B.C.



Prepared for:
**JOZEF VANDERLIEK AND
SILVIA ANNE MARIE VANDERLIEK
2060 East Road
Anmore, BC
V3H 4X9**

Prepared by:
**AQUATERRA ENVIRONMENTAL LTD.
Port Moody, BC
V3H 4H8**

**AquaTerra Project No. 2014317
December 2014**

Riparian Areas Regulation: Assessment Report

Please refer to submission instructions and assessment report guidelines when completing this report.

Date 2014-12-09

I. Primary QEP Information

First Name	Chris	Middle Name	G
Last Name	Lee		
Designation	RPBio	Company	AquaTerra Environmental Ltd.
Registration #	1711	Email	chris@aquaterra.ca
Address	25 Brackenridge Place		
City	Port Moody	Postal/Zip	V3H4H8
Prov/state	BC	Country	Canada
		Phone #	604-765-2993

II. Secondary QEP Information (use Form 2 for other QEPs)

First Name	Andrew	Middle Name	
Last Name	Booth		
Designation	RPBio / ISA Arborist	Company	
Registration #	2351 / PN 6580A	Email	info@aquaterra.ca
Address	60 Morven Drive		
City	West Vancouver	Postal/Zip	V7S 1B2
Prov/state	BC	Country	Canada
		Phone #	604-765-2993\

III. Contact Person

Full Name	Jozef and Silvia Vanderliek	Middle Name	
City	Anmore		
Phone #	604-469-1626	Email	joe@royalpacificinvestigations.com
Address	2060 East Road		
City	Anmore	Postal/Zip	V3H 4X9
Prov/state	BC	Country	Canada

IV. Development Information

Development Type			
Area of Development (ha)	0.2	Riparian Length (m)	15 m
Lot Area (ha)	0.4	Nature of Development	
Proposed Start Date	2015-01-01	Proposed End Date	2016-12-31

V. Location of Proposed Development

Street Address (or nearest town)	2060 East Road		
Local Government	Village of Anmore	City	Village of Anmore
Stream Name	Drainage with connectivity to Mossom Creek		
Legal Description (PID)	009-650-598	Region	2
Stream/River Type	stream	DFO Area	South Coast
Watershed Code	tributary of 900-046300		
Latitude	49	18	42
Longitude	122	50	41

Completion of Database Information includes the Form 2 for the Additional QEPs, if needed.
Insert that form immediately after this page.

Table of Contents for Assessment Report

Page Number

1. Description of Fisheries Resources Values
2. Results of Riparian Assessment (SPEA width)
3. Site Plan
4. Measures to Protect and Maintain the SPEA
(detailed methodology only).
 1. Danger Trees
 2. Windthrow
 3. Slope Stability
 4. Protection of Trees
 5. Encroachment
 6. Sediment and Erosion Control
 7. Floodplain
 8. Stormwater Management
5. Environmental Monitoring
6. Photos
7. Assessment Report Professional Opinion

Section 1. Description of Fisheries Resources Values and a Description of the Development proposal

(Provide as a minimum: Species present, type of fish habitat present, description of current riparian vegetation condition, connectivity to downstream habitats, nature of development, specific activities proposed, timelines)

Proposed Development

The existing owners of the property (Mr. and Mrs. Jozef Vanderliek), referenced as 2060 East Road in Anmore BC, are preparing to re-develop the site. Currently, the site is occupied by an older single-family residence and a detached carport. The new, larger house would occupy an area inclusive of the existing residence and the carport. The lot is smaller than a typical Anmore lot, and is the result of expropriation of a portion of the lot to accommodate access to the Pinnacle Ridge development (and Kinsey Drive access) as well as to construct a stormwater detention pond and outfall adjacent to the residence.

Watercourse Overview

On 22 July 2014, AquaTerra conducted a preliminary field survey of the site and surrounding area and met with Village of Anmore's environmental consultant (Envirowest) to review potential development constraints at the site. Two potential watercourses / drainage conveyances were identified in the vicinity of the site – 1) a stormwater detention pond and ditch to the north of the site associated with the Pinnacle Ridge development; and 2) a drainage swale to the south of the site.

Envirowest reviewed background information for Pinnacle Ridge and confirmed that the off-site upgradient watercourses bypass the detention pond and drain south along the East Road ditch. The pond is reportedly limited to catchbasins and other stormwater infrastructure along Kinsey Drive. The ditch and stormwater detention pond do not have any development setbacks within the Pinnacle Ridge development. From the stormwater pond culvert inlet, the resulting water is conveyed via culvert in excess of 250 m northward to the Mossom Creek main stem. Based on the abovementioned information, the source water, and the association with the Pinnacle Ridge development, a detailed RAR was not conducted for this waterbody as it is not anticipated to constitute significant fish habitat.

The off-site drainage swale on the neighbouring property to the south of the site appears to have been constructed to convey run-off towards a tributary of Mossom Creek. There was water in the ditch during the July 2014 field assessment and water was flowing slowly during the December 2014 field assessment. Water discharges into the swale via a PVC pipe. The source water may be a decorative pond on the neighbouring property; however, based on the continuous flow and presence of water, the source water is anticipated to be spring fed. There are a number of seepages present in the Pinnacle Ridge area.

FORM 1

Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

Fish Presence, Habitat Value, and Constraints

The lower reaches of Mossom Creek are inhabited by Coho (*Oncorhynchus kisutch*) and Chum Salmon (*O. keta*); however, gradient barriers and flow restrictions preclude fish presence in the upper reaches inclusive of the roadside ditch and swale. Resident Cutthroat Trout (*O. clarkii clarkii*) likely utilize the main stem and tributary to the east of East Road.

Existing Riparian Habitat

The south side of the unnamed drainage swale is occupied by manicured lawn associated with the single-family residence. At the site boundary, vegetation includes a mixture of native Red Alder (*Alnus rubra*), Salmonberry (*Rubus spectabilis*) and invasive Himalayan Blackberry (*Rubus discolor*).

Substrate

Substrate in the East Road ditch and swale are predominantly organics with a few localized spots of inorganic fines and gravel within steeper portions of the ditch.

Form 3 Detailed Assessment Form
Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

2. Results of Detailed Riparian Assessment

Refer to Chapter 3 of Assessment Methodology

Date: 2014-12-09

Description of Water bodies involved (number, type)

Anmore Creek Tributary

Stream	X
Wetland	
Lake	
Ditch	
Number of reaches	1
Reach #	1

Channel width and slope and Channel Type (use only if water body is a stream or a ditch, and only provide widths if a ditch)

Channel Width(m)		Gradient (%)	
starting point	0.9	1.5%	I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that: a) I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i> ; b) I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>); c) I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and d) In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation.
upstream	0.8		
	1.0		
	1.3		
	0.9		
downstream	0.9		
	0.8		
	0.8		
	0.7	2%	
	0.8		
	0.8		
Total	7.7		
mean	0.9		
	R/P	C/P	S/P
Channel Type	X		

Site Potential Vegetation Type (SPVT)

	Yes	No	
SPVT Polygons		X	Tick yes only if multiple polygons, if No then fill in one set of SPVT data boxes I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that: a) I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i> ; b) I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>); c) I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and d) In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation.
Polygon No:	1		Method employed if other than TR
SPVT Type	LC	SH	TR
			X

Form 3 Detailed Assessment Form
Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

Zone of Sensitivity (ZOS) and resultant SPEA

Segment No:	1	Left Bank				
LWD, Bank and Channel Stability ZOS (m)	10					
Litter fall and insect drop ZOS (m)	10					
Shade ZOS (m) max	offsite					
		South bank	Yes		No	X
SPEA maximum	10	(For ditch use table3-7)				

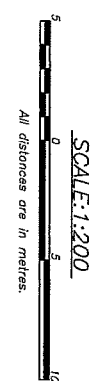
I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that:	
a)	I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i> ;
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c)	I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and
d)	In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation.

Comments

Watercourse is a channelized conveyance of seepage / groundwater originating upslope to the east. The channelized reach adjacent to the site is fairly short, as such measurements were reduced in spacing to approximately 1 measurement per 3 m. The channelized watercourse discharges into a roadside ditch along East Road, which in turn directly connects to a Mossom Creek tributary.

Sediment detention pond and drainage were not assessed as part of this RAR as these aquatic features were reportedly included as part of the Pinnacle Ridge Phase 1 development and a habitat balance was included as part of this development.

**TOPOGRAPHICAL PLAN OF LOT 1,
SECTION 21, TOWNSHIP 39,
NEW WESTMINSTER DISTRICT, PLAN 12223**



PARCEL IDENTIFIER 009-650-598
CIVIC ADDRESS 2060 East Road
Anmore, B.C.

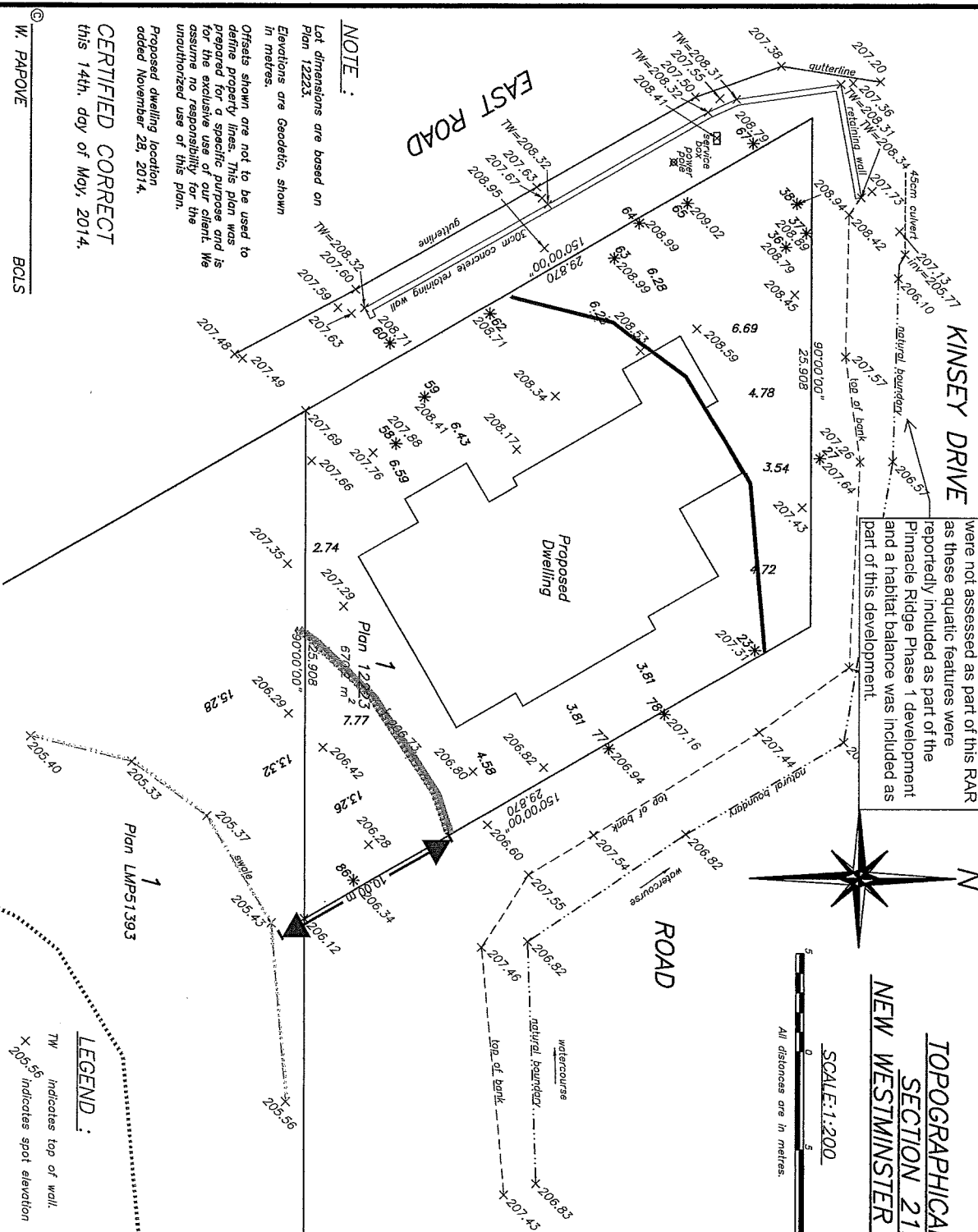
LEGEND

- Watercourse
- Shade Setback
- Insect Fall / Litter Drop Setback
- Bank Stability / Large Woody Debris Setback
- Streamside Protection and Enhancement Area (SPEA)
- Riparian Assessment Area (RAA)

LEGEND:

- TW indicates top of wall.
- + 205.56 indicates spot elevation

AQUATERRA
ENVIRONMENTAL LTD.
PAPOVE
PROFESSIONAL LAND SURVEYING INC.
202 - 1120 WESTWOOD STREET
COQUITLAM, B.C., V3B 7K8
TEL: (604) 464-5199
FAX: (604) 464-6509
FILE NUMBER: 6689A



W. PAPOVE
BCLS

CERTIFIED CORRECT
this 14th. day of May, 2014.

Proposed dwelling location
dated November 28, 2014.

Section 4. Measures to Protect and Maintain the SPEA

This section is required for detailed assessments. Attach text or document files, as need, for each element discussed in chapter 1.1.3 of Assessment Methodology. It is suggested that documents be converted to PDF before inserting into the assessment report. Use your "return" button on your keyboard after each line. You must address and sign off each measure. If a specific measure is not being recommended a justification must be provided.

1. Danger Trees	No high risk danger trees were identified at the time of the field surveys. The surrounding trees are dominated by regenerating / maturing Red Alders. Remaining trees, outside the SPEA, have been addressed under a separate arborist report.
I, <u>Andrew Booth</u> (name of qualified environmental professional), hereby certify that: a) I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i> ; b) I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (name of developer); c) I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation	
2. Windthrow	The existing edge has a low risk for windthrow. No trees are scheduled to be removed from within or immediately adjacent to the SPEA to accommodate the new residence.
I, <u>Andrew Booth</u> (name of qualified environmental professional), hereby certify that: a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i> ; b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (name of developer); c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation	
3. Slope Stability	The site and neighbouring property are located within an area of flat localized topography. The swale conveys a marginal flow volume and no evidence of scour or erosion were observed. Given the size of the swale and because the site is not situated in a ravine, slope stability issues are not applicable.
I, <u>Chris Lee</u> (name of qualified environmental professional), hereby certify that: a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i> ; b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (name of developer); c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation	
4. Protection of Trees	<p>Tree protection is not applicable to the site as there are no significant trees to be removed within or in close proximity to the SPEA boundary to accommodate the residence.</p> <p>Given the local area setting, tree protection and retention should be considered to the east to maintain privacy. During construction the following should be considered, where possible:</p> <ul style="list-style-type: none"> • Maintain existing grade around trees to be retained.

FORM 1
Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

	<p>Changing the ground level around trees will result in mortality.</p> <ul style="list-style-type: none"> • Do not allow pollutants to contaminate the soil around trees as changes in pH or the introduction of chemicals or contaminants can result in mortality. • Avoid moving or parking vehicles or excavation equipment around trees. • Avoid Storing construction materials around trees.
<p>I, <u>Chris Lee and Andrew Booth</u> (<i>name of qualified environmental professional</i>), hereby certify that:</p> <p>a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i>;</p> <p>b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>);</p> <p>c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation</p>	
<p>5. Encroachment</p>	<p>To prevent encroachment during construction (and potential removal of vegetation within the SPEA), orange snow-fencing should be installed at the SPEA boundary.</p> <p>Following construction, a short-length of low visibility fencing (e.g., split rail, or similar) is to be installed along the SPEA boundary to prevent encroachment over time. Garden refuse, lawn clippings or other refuse are not to be dumped within the SPEA area.</p>
<p>I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that:</p> <p>a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i>;</p> <p>b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>);</p> <p>c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation</p>	
<p>6. Sediment and Erosion Control</p>	<p>A site-specific Erosion and Sediment Control (ESC) Plan will be developed for the site, as required by the Village of Anmore to comply with by-law 309-2001. A Qualified Environmental Professional (QEP) is to be retained to regularly monitor the site when construction activities are occurring and during heavy, sustained rainfall events. The Village of Anmore also has an environmental consultant, which audits the effectiveness of ESC measures at active construction sites.</p>
<p>I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that:</p> <p>a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i>;</p> <p>b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>);</p> <p>c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation</p>	
<p>7. Stormwater Management</p>	<p>Stormwater management will follow current applicable Best Management Practices to reduce peak discharge flows and maximize infiltration rates. The presence of the stormwater detention pond to the north offers a</p>

FORM 1

Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

	<p>During construction, measures will be implemented to minimize stormwater run-off, including covering stockpiled materials, using check dams and cut-off swales, and installing temporary detention facilities, if required.</p>
<p>I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that:</p> <p>a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i>;</p> <p>b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>);</p> <p>c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation</p>	
<p>8. Floodplain Concerns (highly mobile channel)</p>	<p>The site is approximately 210 m Above Sea Level (ASL) and is not within an active floodplain area. The stormwater detention pond to the north of the site is armoured with rip-rap and includes rock weirs, and the swale to the south does not convey a large volume of flow. Therefore, floodplain concerns and channel mobility are not anticipated to be applicable to the project.</p>
<p>I, <u>Chris Lee</u> (<i>name of qualified environmental professional</i>), hereby certify that:</p> <p>a. I am a qualified environmental professional, as defined in the Riparian Areas Regulation made under the <i>Fish Protection Act</i>;</p> <p>b. I am qualified to carry out this part of the assessment of the development proposal made by the developer <u>Jozef and Silvia Vanderliek</u> (<i>name of developer</i>);</p> <p>c. I have carried out an assessment of the development proposal and my assessment is set out in this Assessment Report; and In carrying out my assessment of the development proposal, I have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation</p>	

Section 5. Environmental Monitoring

Attach text or document files explaining the monitoring regimen Use your "return" button on your keyboard after each line. It is suggested that all document be converted to PDF *before* inserting into the PDF version of the assessment report. Include actions required, monitoring schedule, communications plan, and requirement for a post development report.

Periodic environmental monitoring and reporting are required by the Village of Anmore during development, coinciding with those activities with the highest potential for Erosion and Sediment Control (ESC) per Village of Anmore Sedimentation and Discharge Control Bylaw (No.309-2001) and the Village of Anmore Sedimentation and Discharge Control Amendment Bylaw (No. 477-2009). ESC-related monitoring events are to occur periodically during construction and findings are summarized via email and submitted to the Village and its environmental consultant.

It will be the responsibility of the proponent/developer to retain a QEP to validate the SPEA areas and re-flag, as needed, prior to the onset of construction. SPEA monitoring post-construction is also required to verify that SPEA functions and features of the watercourse are maintained. Site monitoring events will be summarized in a QEP Post-Development Report, a requirement to comply with the conditions set out in the Assessment Method guidelines, to be submitted electronically in PDF format to the provincial RAR Notification website.

Photo Form
Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

Photos

Label Photo 1: Off-site stormwater management pond - not assessed, given that it is part of the Pinnacle Ridge development.



Label Photo 2: Existing residence and stormwater headwall inlet - - not assessed, given that it is part of the Pinnacle Ridge development.



Photo Form
Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

Label Photo 3: Existing residence from East Road.



Label Photo 4: Drainage tributary to Mossom Creek on neighbouring site..



Photo Form
Riparian Areas Regulation - Qualified Environmental Professional - Assessment Report

Label Photo 5: Fairly uniform channel on edge of neighbouring property..



Label Photo 6: Connectivity at road to roadside ditch, with resulting direct connectivity to Mossom Creek.



Section 7. Professional Opinion

Assessment Report Professional Opinion on the Development Proposal's riparian area.

Date 2014-12-09

1. I/We Chris Lee and Andrew Booth

Please list name(s) of qualified environmental professional(s) and their professional designation that are involved in assessment.)

hereby certify that:

- a) I am/We are qualified environmental professional(s), as defined in the Riparian Areas Regulation made under the *Fish Protection Act*;
- b) I am/We are qualified to carry out the assessment of the proposal made by the developer Jozef and Silvia Vanderliek (name of developer), which proposal is described in section 3 of this Assessment Report (the "development proposal");
- c) I have/We have carried out an assessment of the development proposal and my/our assessment is set out in this Assessment Report; and
- d) In carrying out my/our assessment of the development proposal, I have/We have followed the assessment methods set out in the Schedule to the Riparian Areas Regulation; AND

2. As qualified environmental professional(s), I/we hereby provide my/our professional opinion that:

- a) ☐ if the development is implemented as proposed by the development proposal there will be no harmful alteration, disruption or destruction of natural features, functions and conditions that support fish life processes in the riparian assessment area in which the development is proposed, **OR**

(Note: include local government flex letter, DFO Letter of Advice, or description of how DFO local variance protocol is being addressed)

- b) ☒ if the streamside protection and enhancement areas identified in this Assessment Report are protected from the development proposed by the development proposal and the measures identified in this Assessment Report as necessary to protect the integrity of those areas from the effects of the development are implemented by the developer, there will be no harmful alteration, disruption or destruction of natural features, functions and conditions that support fish life processes in the riparian assessment area in which the development is proposed.

[NOTE: "qualified environmental professional" means an applied scientist or technologist, acting alone or together with another qualified environmental professional, if

- (a) the individual is registered and in good standing in British Columbia with an appropriate professional organization constituted under an Act, acting under that association's code of ethics and subject to disciplinary action by that association,
- (b) the individual's area of expertise is recognized in the assessment methods as one that is acceptable for the purpose of providing all or part of an assessment report in respect of that development proposal, and

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t/w 207.62

t/w 207.62

t/w 207.62

t/w 209.297

t/w 209.297

t/w 209.297

t/w 209.297

t/w 209.297

This area el. 207.620

SUNKEN PATIO
EL. 206.45

RET. WALL EL. 207.62
RET. WALL EL. 207.62
b/w 206.563

ENCROACHMENT

T/O DRIVE WAY 206.563

25.908m (85.0')

PAVED AREA DRIVE WAY

T/O DRIVE WAY 206.563

ENCROACHMENT

T/O DRIVE WAY 206.563

ENCROACHMENT

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T/O DRIVE WAY 206.563

PROP. DEWLING
MAIN FL. EL. 209.702
T/O ROOF FL. EL. 217.505

BLDG. DEPTH 9.906m

BLDG. WIDTH 14.198m

PATIO

ENCROACHMENT

T/O DRIVE WAY 206.563

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PROP. RET. WALL 25.908m (85.0')

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PROP. RET. WALL 25.908m (85.0')

PROPERTY LINE

PROPERTY LINE

VISION CLEARANCE LINE

VISION CLEARANCE LINE

PROPERTY LINE

PROPERTY LINE

4.395m

4.395m

1.371m

1.371m

07.264F

07.264F

13.054m

13.054m

29.870m (98.0')

29.870m (98.0')

DRIVE WAY X-ING

DRIVE WAY X-ING

2.31m

2.31m

207.69 E&P

207.69 E&P

207.69 E&P



VILLAGE OF ANMORE

REPORT TO COUNCIL

Date: March 16, 2017

Submitted by: Jason Smith, Manager of Development Services

Subject: Zoning Bylaw Review Update

Purpose / Introduction

The purpose of this report is to update Council on the progress of the Zoning Bylaw Review and inform Council of the proposed timeline for moving forward with completion of the review.

Recommended Resolutions

1. **THAT the report dated March 16, 2017 from the Manager of Development Services regarding Zoning Bylaw Review Update be received for information.**

OR

2. **THAT Council advise staff on an alternative timeline or additional work that should be undertaken.**
-

Background

The Zoning Bylaw Review was last presented to Council at its November 1, 2016 meeting, where Council endorsed staff taking a draft zoning bylaw to the Advisory Planning Commission (APC) and other stakeholders for comment and review.

Since November 2016 staff has taken the draft zoning bylaw to four meetings with the APC for their review and comment. These were very productive meetings and resulted in many improvements to the draft zoning bylaw.

Staff also reached out the development community and hosted several meetings with local builders, designers, architects and developers to seek their perspective on the draft zoning bylaw and how it might be improved.

Staff will also be hosting a meeting with the residents and owners of Countryside Estates on March 28, 2017 to discuss the proposed zoning changes to their community and how changes to the zoning bylaw might address some of the concerns with the scale of development that is taking place there.

Report/Recommendation to Council

Zoning Bylaw Review Update

March 16, 2017

Discussion

Staff would like to inform Council of their intended next steps with the draft zoning bylaw. At this point, the draft zoning bylaw has been through several iterations and is reaching the point where staff is of the view that it is ready to be introduced and given initial readings.

Staff will submit the draft zoning bylaw to legal counsel for their review and comment. Once their comments have been incorporated staff intends to bring the draft zoning bylaw to Council for initial readings and direction to staff to set a date for a public hearing. Below is staff's proposed timeline for the zoning bylaw

April 18, 2017 – Initial Readings and setting a date for the public hearing

May 2, 2017 – Public Hearing on the zoning bylaw

May 16, 2017 – Possible Adoption of the Bylaw

These are proposed timelines and are subject to change should there be a desire to make substantial changes to the zoning bylaw in advance of or after the public hearing.

Other Options

The following options are provided for Council's consideration:

1. THAT the report dated March 16, 2017 from the Manager of Development Services regarding Zoning Bylaw Review Update be received for information.

OR

2. THAT Council advise staff on an alternative timeline or additional work that should be undertaken.

Financial Implications

There are no financial implications with regards to this report.

Council Strategic Plan Objectives

The review of the Village of Anmore's regulatory bylaws was identified as a strategic initiative in the Council Strategic Plan for 2015-2018. In particular, the Zoning Bylaw Update was identified as a key milestone. Completing the update will represent a strong step forward in improving the Village's regulatory regime.

March 16, 2017

Chief Administrative Officer

ADVISORY PLANNING COMMISSION – MINUTES

VILLAGE OF ANMORE

Minutes of the Advisory Planning Commission Meeting held on
Monday, January 9, 2017 in Council Chambers at
Village Hall, 2697 Sunnyside Road, Anmore, BC



Members Present

Garnet Berg
Steve Hawboldt (Vice-Chair)
Ken Juvik
Herb Mueckel
Mario Piamonte (Chair)

Members Absent

Sandra Parfeniuk

Others Present

Mayor John McEwen, Council Liaison
Jason Smith, Manager of Development Services

1. Call to Order

Chair Piamonte called the meeting to order at 7:03 p.m.

2. Approval of the Agenda

It was Moved and Seconded:

“That the Agenda be approved.”

Carried Unanimously

3. Minutes

(a) Minutes of the Meeting held on November 14, 2016

It was Moved and Seconded:

**“That the Minutes of the Advisory Planning Commission held on
November 14, 2016 be adopted.”**

Carried Unanimously

4. Business arising from the Minutes

Chair Piamonte requested an update from Jason Smith regarding his technical meeting discussing the zoning bylaw with architects, builders and engineers. Jason Smith replied that, in early December, he met with builders, developers and architects who have worked in Anmore to gauge their perspective of the Zoning Bylaw. He noted that

another meeting is to be scheduled for end-January. Key topics included during discussion included:

- Different approaches on grade and height
- Investigating how West Vancouver handles height and grade calculations
- Changes to FAR and how it relates to parking and garages
- Concerns about landscaping being too prescriptive and detailed
- Fencing issues
- Relaxed setbacks for garages; in particular on steep slopes
- Layout; what should be included within general provisions for the zones
- Lot size limitation to accommodate a coach house - minimum lot size of half acre was recommended.

Jason Smith further noted that he will also be meeting with Robert Bradbury of Bradbury Architects, who is currently working on implementing changes for Countryside Strata, and intends to incorporate those changes and the above suggestions into another draft document for the Commission's review.

5. Unfinished Business

Nil

6. New Business

(a) Zoning Bylaw Review

Members reviewed the revised draft Zoning Bylaw and Zoning Bylaw Changes Table. Highlights of discussion are noted as follows:

Definitions

Urban, Agricultural: 'Keeping of Honey Bees' fits within agriculture.

Family: Consider including "common-law" which is not specifically noted but is considered related.

Swimming pools: Intent of prohibiting swimming pools on the front of properties is to continue to fit within the public's view of "semi-rural". In addition, the draft proposes to include front and exterior side yard, however sports courts will need to be addressed.

Grocery Retailing: Consider including "food trucks" in this definition.

General Regulations

5.2 Number of Buildings

- Concerns over interpretation of accessory suite and coach house
- This section is for the allowable number of buildings on a property as opposed to the use
- Mayor McEwen noted that Council has discussed the possibility of increasing the size limitation of suites/carriage houses to allow for more affordable housing; currently the limit is 1,050 square feet.
- Potential concerns with allowing the increase is it may not prohibit even larger buildings
- Further discussion is needed on this.

5.4 Height Exemptions

- Discuss once the technical calculations are brought forward.
- Carried over from original Bylaw, to include solar energy panels.

5.6 Obstruction of Vision

- Trying to address corner lots

5.7 Entry Gates for Driveways

- Suggested that keyless gates could be included, with assurance that the fire department has access during an emergency.
- Gates to be set back 6 metres from property line. Additional language is to be included.
- Fire department requires gate codes for all gates. These are kept confidential.

5.8 Fences

- Mesh fences should be allowed on half acre or larger parcels. Wood is too costly. *This item has been removed from draft.*
- Members agreed to 1.2 metres in the front yard and a height of 1.8 metres in the rear or side yards.

5.9 Retaining Walls

- Avoid large flat spaces of wall by including landscape screening.
- Motivation to build with the topography needed.
- Suggested change to equal a 45 degree angle.
- Suggested maximum height limit of 7.2 metres; option to go to Board of Variance if higher wall is desired/needed.

5.1. Landscaping

- “Natural vegetation” to be included in the definition of landscaping.
- Concerns over allowing permeable paving.
- Could possibly remove the word “grouted” in section 3(d).

5.12 Storage to Parking of Vehicles, Trailers, Boats and Equipment

- Concern with defining “derelict” vehicles - unsightly, not insured for a year etc.
- Lot size should be a consideration.
- There should be a limit to what you can visibly see (i.e. ‘out of sight = out of mind’).

5.15 Sports Courts

- Prohibited from being constructed on exterior side yards.

5.17 Setbacks from Watercourse

- Concerns over allowing reduced setbacks if report is provided by an engineer.
- All setbacks in zones are not tied to “top of bank”, but tied to property lines, and are less than 15 metres.
- Wording provides a more restrictive clause to reduce the setback beyond the 15 metres where a professional engineer would be required.
- Change “watercourse” heading to “river, creek or stream”.
- Change “engineer” to “biologist”.

5.18 Riparian Area Watercourse

- If included within the development permit guidelines, why have it included within the Zoning Bylaw?

7. Adjournment

It was Moved and Seconded:

“That the Meeting be adjourned.”

Carried Unanimously

The meeting adjourned at 9:03 p.m.

Certified Correct:

C. MILLOY

Christine Milloy
Manager of Corporate Services

Approved:

M. PIAMONTE

Mario Piamonte
Chair

EMERGENCY PREPAREDNESS COMMITTEE MEETING MINUTES

VILLAGE OF ANMORE

Minutes of the Emergency Preparedness Committee Meeting held on Thursday, November 3, 2016 in Council Chambers at Village Hall, 2697 Sunnyside Road, Anmore, BC



Members Present

Councillor Ann-Marie Thiele, Co-Chair
Henry Bergman
Dave Speakman

Members Absent

Ken Juvik, Co-Chair

Staff and Guest Present

Christine Milloy, Manager of Corporate Services - Emergency Program Coordinator

1. Call to Order

Chair Thiele called the meeting to order at 7:04 p.m.

2. APPROVAL OF THE AGENDA

The Committee agreed to discuss items 6(b) and 6(c) prior to item 6(a).

It was Moved and Seconded:

“That the Agenda be approved as amended.”

Carried Unanimously

3. MINUTES

(a) Minutes of the Meeting – June 2, 2016

It was Moved and Seconded:

“That the Minutes of the Emergency Preparedness Committee Meeting held on June 2, 2016 be adopted.”

Carried Unanimously

(b) Minutes of the Meeting – October 6, 2016

It was Moved and Seconded:

“That the Minutes of the Emergency Preparedness Committee Meeting held on October 6, 2016 be adopted.”

Carried Unanimously

4. BUSINESS ARISING FROM THE MINUTES

October 6, 2016 – Item 6 – Committee requested confirmation on the evacuation plan that was expected to be completed by Rick Beauchamp, and Christine Milloy replied that the Village decided not to request further information from Mr. Beauchamp and that the Village intends to use its own GIS mapping to help complete the evacuation plan.

Chair Thiele reported that a meeting will be scheduled with BC Hydro to discuss seasonal high traffic volumes, access and parking issues that arise for consideration within the evacuation plan.

Action Item: Staff is requested to contact Coquitlam RCMP and BC Hydro to schedule meetings for emergency management planning best practices, with information to be included in the evacuation plan.

5. UNFINISHED BUSINESS

Nil

6. NEW BUSINESS

(a) Planning Priorities – 2017

Chair Thiele identified the committee’s goals and priorities for 2017 as follows:

- Continue work on creating an evacuation plan, with efforts to finalize the main plan.
- Plan to focus on building on emergency social services.
- Hold some form of table top exercise, along with staff, that had previously been proposed, to be done annually.
- Have all emergency contact information in binders updated on an annual basis.
- Ensure regular monthly checks of emergency supplies are performed (e.g. batteries, radio and satellite phones, expiry dates, etc.).
- Build on content within the Emergency Response Disaster Response Plan.

(b) Emergency Planning Update

Christine Milloy presented an update on emergency planning activities for the Village. Highlights of the presentation are noted as follows:

- The Committee's Terms of Reference is expected to be finalized soon after a meeting of staff with Mayor McEwen and Chair Thiele regarding emergency planning roles and responsibilities.
- Village staff actively participated in the Shakeout BC earthquake drill at 10:20 a.m. on October 20; staff got under desks and counted aloud to simulate actions taken in an earthquake. She used the event to promote the importance of emergency planning, and provided first aid kits for all staff, members of council and Emergency Preparedness Committee members.
- She met today with Sandy Miller of Emergency Management BC to update the Village's community profile, which identifies Anmore's resources and any areas of concern.
- She expressed interested in developing a public awareness/education campaign/program.
- She will be scheduling a meeting to include RCMP and BC Hydro representatives to discuss evacuation planning.
- She learned that Emergency Social Services training is available at no cost for staff or an alternative person recommended by the Village.
- The idea of a mobile command centre could be too costly to purchase and store, and there is a concern with security.
- An alternate EOC location needs to be confirmed. Most important is having electricity and landline phone access.
- She will be recommending that public works staff enroll in Emergency Operations Centre training.
- Possible grant funding opportunity could be announced in early-2017.
- She will attend the Regional Emergency Planning Committing meeting in November.

(c) Review of Outstanding Action Items

Committee reviewed and updated the outstanding action item list, and requested that completed actions not be shown on future lists.

Action Item: Staff is requested to contact BC Ambulance Service to identify an acceptable and dedicated helicopter landing area in Anmore.

Action Item: Staff is requested to discuss recommendations from the 2016 Action Item List (items 15 and 17) with the CAO, with a request that these items be brought to Council at the December 6, 2016 Regular Council Meeting.

The Committee recommends that Council approve use of funds from the Emergency Services budget for purchase of a generator for emergency services.

Action Item: Staff is requested to continue pursuing grant funding opportunities related to emergency preparedness.

Action Item: Staff is requested to inquire about adding a new tab on the website, to include an individual Emergency tab that would provide emergency related information be added to the menu links on the Village website homepage for ease of access to residents.

7. ADJOURNMENT

It was Moved and Seconded:

“To adjourn.”

Carried Unanimously

The meeting adjourned at 9:14 p.m.

Certified Correct:

C. MILLOY

Christine Milloy
Manager of Corporate Services

Approved:

A. THIELE

Councillor Ann-Marie Thiele
Co-Chair, Emergency Preparedness Committee

FINANCE COMMITTEE MEETING – MINUTES

VILLAGE OF ANMORE

Minutes of the Finance Committee Meeting held on
Monday, February 27, 2017 in Council Chambers at Village
Hall, 2697 Sunnyside Road, Anmore, BC



COMMITTEE MEMBERS PRESENT

Mayor John McEwen
Councillor Ryan Froese
Councillor Ann-Marie Thiele
Councillor Kim Trowbridge
Councillor Paul Weverink
Nick Cheng
Mark Roberts

COMMITTEE MEMBERS ABSENT

Nil

OTHERS PRESENT

Juli Kolby, Chief Administrative Officer
Christine Milloy, Manager of Corporate Services
Jason Smith, Manager of Development Services
Luke Guerin, Operations Superintendent
Chris Boit, Senior Project Engineer, ISL Engineering and Land Services Ltd.
Cory Sivell, Municipal EIT, Urban Systems

1. CALL TO ORDER

Chair McEwen called the meeting to order at 6:10 p.m.

2. APPROVAL OF THE AGENDA

It was Moved and Seconded:

“That the Agenda be approved as circulated.”

Carried Unanimously

3. MINUTES

(a) Minutes of the Meeting held on January 23, 2017

It was Moved and Seconded:

**“That the Minutes of the Finance Committee Meeting held on
January 23, 2017 be adopted.”**

Carried Unanimously

4. BUSINESS ARISING FROM THE MINUTES

Nil

5. UNFINISHED BUSINESS

Nil

6. NEW BUSINESS**(a) Asset Management Plan**

Following are highlights of the presentation by Cory Seville:

- There are infrastructure challenges for many municipalities across Canada.
- Majority of water and sewer systems across BC are underfunded.
- Asset management is:
 - A continual improvement process
 - A forward looking practice to ensure maximum value from assets are realized
 - About ensuring the long term delivery of services.
- Urban Systems worked with the provincial government to create a framework for Asset Management.
- The framework allows for work to begin at any stage, however, the “plan” section is where most communities begin their process.
- The reasons for asset management planning include:
 - Ensuring community members pay their fair share
 - Ensuring property taxes are stable and consistent
 - Ensuring services can be provided over the long term without significant change to level of services.
- Five key questions are answered in the Asset Management Investment Plan:
 1. What assets do we own?
 - Water distribution system, storm system, road system, other assets (equipment, vehicles, parks)
 - Anmore now has a centralized resource that includes GIS inventory and Excel inventory
 2. How much are our assets worth?
 - Assets are worth \$47.9million. This is an estimated total that represents like-for-like replacement values.
 3. What condition are our assets in?
 - Most assets are in good condition, especially compared to many other municipalities.
 - Data is somewhat incomplete in that some conditions are assumed because it too costly to uncover infrastructure for inspection.
 - Detailed assessments are costly and time consuming. It is more cost effective to collect data passively when an opportunity is presented (e.g. when a water main breaks).

4. When do our assets need to be replaced?
 - Collective replacement of the noted assets are forecasted for replacement between the years 2030 to 2035.
 - The life span of a road within Metro Vancouver is 25 years, on average.
5. How much do we need to invest in our assets?
 - Three scenarios can be considered: standard service life, increase service life by 25%, or increase service life by 50%.
 - Long term funding target should be set as goal to work towards (up to 20 years and greater than 20 years).
- Establish what horizon you want to plan for, and within the horizon, identify how conservative you want to be (see three scenarios).

Juli Kolby reported that the Plan as presented is an initial draft that Staff will help to refine. She added that a long-term financial sustainability policy/framework is included in this project, and it is anticipated that a framework will be presented to the Finance Committee in March.

Cory Seville left the meeting at 8:00 p.m.

(b) 2016/2017 Vehicle Repairs

Juli Kolby presented her report dated February 17, 2017. Following are key points raised during discussion:

- Estimated 10-year life cycle of the vehicles
- Trucks have low kilometres
- Lease option would include servicing every three months
- Cannot transfer equipment to new trucks due to incompatibility with salting systems
- Undercoating may prevent future concerns

Committee requested that Staff do the following:

- Look into the possibility of a five-year commercial lease, or extending a purchase warranty.
- Contact the City of Port Moody regarding the potential to hire them for vehicle repairs, and to talk to Metro Vancouver for vehicle purchase options.
- Use another municipalities' vehicle maintenance schedule and procurement process.

It was Moved and Seconded:

“That the Finance Committee endorses the report dated February 17, 2017 from the Chief Administrative Officer regarding 2016/2017 Vehicle Repairs.”

Carried Unanimously

(c) New Water Meters on Sunnyside Road

Juli Kolby presented her report dated February 17, 2017. Following are key points raised during discussion:

- There is ambiguous language in the agreement regarding responsibility.
- Adapters were used for the old metres to fit.

It was Moved and Seconded:

“THAT Finance Committee approves the 50/50 cost share for new water meters for 21 properties along the upgraded water main on Sunnyside Road at a cost of Seven Thousand Thirty-Five Dollars (\$7,035.00) with the installation and remaining cost to be borne by the developer and that the water meter cost be funded from the Capital Asset – Water Reserve, as outlined in the report dated February 17, 2017 from the Chief Administrative Officer regarding New Water Meters on Sunnyside Road”

Carried Unanimously

(d) 5-Year (2017-2021) General Operating Budget

Juli Kolby presented the General Operating Budget. Following are key points raised during discussion:

- Average assessed value is \$1.675 million
- The above figure equates to \$16,000 for a 1% tax increase
- Grants and grants in lieu includes \$17,000 grant withdrawn for Burrard thermal
- Reduced some development related fees due to activity in early months of 2017; offset by some business fee increases
- Did not have an investment portfolio; increasing by \$10,000 this year
- Solid waste fees – increasing overall revenues by \$33,000 based on cost for operating the service. Smithrite contract for 2017 will be \$130,000. Reasons for increase include increased number of residents and an increase in tipping fees.

Mayor McEwen reported that he has some questions about the salary figures, so he will ask Staff to leave so the information can be discussed In-Camera.

- Committee expenses is a new item, to allow for non-alcoholic beverages to be available at meetings.
- Vehicle allocation surplus had previously overstated our expenses
- Added new budget item for snow and ice control

The Committee requested that Staff look back at historical data for snow control budgeting.

- The Village will soon issue a tender bid for an environmental consultant. It is currently using Dillon Consulting
- Vehicle replacement information is reflective of information shared under item 6(b) of this agenda.
- Overall changes result in a 9.45% tax increase, equal to \$192.67 per single family dwelling

Members discussed not budgeting more money than actually required, noting that development revenues can often be volatile, and adding that a conservative approach is favourable.

Following are key points raised during discussion of the 2017 Projects (agenda page 21):

- Council Tablets – for members of council, includes devices and software.
- Strong Road Rehabilitation – engineered approach would be to reclaim and reuse asphalt, new gravel, new road on top – this would provide a lifespan of about 20 years; would not include curbs as most of cross section has swales on either side.
- Event banner for advertising of community events – not supported by all members
- Farley Road Paving & Culvert – an operational issue as road is owned by village
- East Elementary Improvements – historical lack of operational maintenance
- Replace Pedestrian Bridge – replace with a culvert
- Kinsey Retaining Wall – road is steep, retaining wall and vegetation in the place
- Sunnyside Road Improvements – area of focus is the section down Sunnyside past Ludlow Lane

Councillor Froese left the meeting at 9:42 p.m.

- MAIS TCA Software – includes digitalized (scanned) invoices

Councillor Froese returned to the meeting at 9:44 p.m.

- New Multi-function Vehicle – for trail maintenance, snow clearing, lawn mowing
- Utility Trailer – flat deck to move public works equipment

Committee agreed to table the following items for discussion, with request that Staff have information readily available items:

- Council Tablets
- Strong Road Rehabilitation
- Spirit Park Improvements & Electrical Upgrades
- Event Banner
- Farley Road Paving & Culvert

The Committee requested that Staff obtain additional information from the environmental consultant.

- East Elementary Improvements
- Repair Heron Swale (discussion to be held In-Camera)
- Events Utility Trailer
- Ma Murray Day / Canada 150 Celebration
- Infill CAC Assessment – “take it right out”
- New Multi-function vehicle
- New Utility Trailer (flat deck)
- Pinnacle Ridge Trail Improvements
- Outdoor PA System

The Committee requested correction to the figures shown in the third column on page 22 of the agenda.

It was Moved and Seconded:

“That, pursuant to section 90(1)(c) of the *Community Charter*, this meeting be closed to the public.”

Carried Unanimously

Chris Boit, Luke Guerin, Christine Milloy, Jason Smith left the meeting at 10:10 p.m.

NB: In-Camera information is confidential and has been intentionally omitted here.

The meeting was re-opened to the public at 10:19 p.m.

(e) 5-Year (2017-2021) Water Utility Budget

7. ADJOURNMENT

It was Moved and Seconded:

“To adjourn.”

Carried Unanimously

The meeting adjourned at 10:20 p.m.

Certified Correct:

C. MILLOY

Christine Milloy
Manager of Corporate Services

Approved:

J. McEWEN

Mayor John McEwen
Chair, Finance Committee

PROTECTIVE SERVICES COMMITTEE MEETING MINUTES

VILLAGE OF ANMORE



Minutes of the Protective Services Committee Meeting held on Thursday, January 12, 2017 at 7:00 p.m. in Council Chambers at Village Hall, 2697 Sunnyside Road, Anmore, BC

Members Present

Councillor Ann-Marie Thiele (Chair)
Sheri DeVito
Olen Vanderleeden

Members Absent

Mel Mercier (Resigned)

1. Call to Order

Chair Thiele called the meeting to order at 7:04 p.m.

Chair Thiele announced that Mel Mercier tendered his resignation as a Committee member, as he no longer resides in Anmore.

2. APPROVAL OF THE AGENDA

It was Moved and Seconded:

“That the Agenda be approved.”

Carried Unanimously

3. MINUTES

(a) Minutes of the Meeting held on May 12, 2016

It was Moved and Seconded:

“That the Minutes of the Protective Services Committee Meeting held on May 12, 2016 be adopted.”

Carried Unanimously

4. BUSINESS ARISING FROM THE MINUTES

Nil

5. UNFINISHED BUSINESS

Nil

6. NEW BUSINESS**(a) Wildfire Protection Plan Review – Update**

Chair Thiele reported that Council considered the Committee's recommendation and they were not in agreement to adopt all recommendations. She added that Council referred the report to staff for review and to provide a complete cost analysis; and directed staff to proceed with implementation of no cost or low cost priority items, and any grant funding opportunities that may be available. She further added that copies of the 'Wildfire Protection Plan Review' were provided to the Sasamat Volunteer Fire Department and the Emergency Preparedness Committee for their review and comment.

Members requested that staff provide a status report following recommendations directed by Council.

(b) Wildlife Interaction

Chair Thiele reported that, following her review of the 'Human Bear Conflict Management Plan for the Resort Municipality of Whistler', there may be similar wildlife scenarios in Anmore that should be reviewed.

Members requested that staff provide hard copies of the Human Bear Conflict Management Plan to members and advise when available for pick up at village hall.

Action item: Members to review the 'Human Bear Conflict Management Plan' and to bring forward their ideas and recommendations to the next meeting.

Members shared the following points on this matter:

- Strategies and methods used in Anmore are quite good
- Problems occurred a couple of years ago in the mobile home on Sunnyside Road
- Defined rules are not adhered to
- Most people are generally aware of the surroundings in the Village, although the demographics are changing
- Generally speaking, residents are good with setting out and removing their garbage and recycling bins appropriately
- The new Bylaw Enforcement Officer is doing an extremely good job enforcing bylaws
- Bear aware information has been regularly distributed via residential mail drops, is available via the website, and is available by pamphlets offered at village hall
- Providing alternative wildlife information in a variety of languages should be considered in future correspondence.

Members requested that staff expand on Bear Aware and Wild Safe BC information provided on the website.

Members requested staff to post a sign board notice in early-spring that reads: “Bear season is coming, please keep garbage and recyclables store inside until 7:00 a.m. on collection days.”

Members requested that staff provide residents with a Bear Aware/Wild Safe BC/Bylaw notice to be included with the spring utility billings.

Chair Thiele reported that Charlene from Wild Safe BC attended a recent council meeting, and stated that Anmore is doing well with their bear aware and wild safe practices; Council requested that Wild Safe BC share any materials that they may have available in alternate languages.

The Committee suggested that staff include notation in mail drops and other correspondence shared with residents (using the top three languages based on upcoming Census) that reads: “This is important information. Please have it translated.”

Action item: Chair Thiele to review the ‘Anmore Wildlife Management Bylaw’.

(c) Buntzen Lake Traffic Issues – Update

Chair Thiele reported that there was a delay with her relaying concerns surrounding traffic issues as she and staff had been awaiting a meeting with BC Hydro, Buntzen Lake and Coquitlam RCMP. During that meeting, BC Hydro provided a traffic safety update, discussed current challenges and advised of their plan to post lake closure information on their signs posted at Heritage Mountain Boulevard (Port Moody) and at Aspenwood Drive (Port Moody), in an effort to improve traffic congestion. She added that BC Hydro anticipates providing updates on their website, social media and traditional media regarding lake closures and other updates for residents in the lower mainland; and that the Village agreed to look at sharing BC Hydro’s updates and notices on its own sites.

7. ADJOURNMENT

Chair Thiele called the meeting adjourned at 7:40 p.m.

Certified Correct:

C. MILLOY

Christine Milloy
Manager of Corporate Services

Approved:

A. THIELE

Councillor Ann-Marie Thiele
Chair, Protective Services Committee



March 3, 2017

His Worship Mayor John McEwen and Council
Village of Anmore
2697 Sunnyside Road
Anmore BC, V3H 5G9

Re: IOCO Lands Project Update

Dear Mayor McEwen and Council,

As you know, BCG Developments has been engaging with local government, key stakeholders, and residents on the early stages of planning on the former IOCO Lands.

I am pleased to confirm that we have appointed Perkins+Will, led by renowned Vancouver architect Peter Busby, as the new architectural team for the IOCO Lands Project. James Cheng continues to work with BCG on several other key projects and we are building on his initial work on the IOCO Lands.

We believe Peter Busby and Perkins+Will are a great fit for the community and site. Perkins+Will specializes in planning buildings, homes, and communities that reflect the local context, history, cultures, communities, and the natural environment. As you may know, Peter Busby established his leadership in sustainability in the Lower Mainland, and is a recognized leader across North America in designing sustainable communities. He is the founder and past-chair of the Canada Green Building Council. Together, Peter Busby and Perkins+Will bring a depth of experience, sensitivity to community, and a commitment to sustainability that will inform their approach to planning and design of the IOCO lands as residents, businesses, recreation, education and other stakeholders are consulted and engaged through 2017 and beyond.

BCG Developments consider the IOCO Lands unique and important for many reasons. As the owner now entrusted with this land, we will fully explore and understand all the opportunities, concerns, and benefits of this project to create and put forward a master plan proposal that is truly inspiring.

In addition to the appointment of Perkins+Will, we are also adding other experienced British Columbia firms to our IOCO Lands team:

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Village of Anmore



- Landscape architecture - PFS Studio is a leading Canadian planning, urban design and landscape architecture firm. The firm has received major recognition through numerous planning, urban design, heritage, and landscape architecture awards over the years.
- Public consultation and engagement - Kirk & Co., a leader in communications and consultation services, will support efforts to understand and incorporate the community's interests and concerns, as well as keep the community up-to-date on progress.

We are continuing to add expertise to the project team, and working with consultants that have been on the project since its inception. We will give you a full brief on our project team during our next opportunity to meet.

We look forward to staying in touch with you over the coming months as the IOCO Lands Project progresses.

Sincerely,

A handwritten signature in black ink, appearing to read 'Tony Cai', with a stylized flourish at the end.

Tony Cai
Principal

CC. Juli Kolby, Chief Administrative Officer/Chief Financial Officer



Mayors for Peace

Secretariat

C/O Hiroshima Peace Culture Foundation, 1-5 Nakajima-cho, Naka-ku, Hiroshima 730-0811 Japan
Phone: +81-82-242-7821 Fax: +81-82-242-7452 E-mail: mayorcon@pcf.city.hiroshima.jp
URL: <http://www.mayorsforpeace.org/index.html>

OPEN LETTER FROM MAYORS FOR PEACE

We are writing to voice our strong support for this historic initiative to negotiate a multilateral treaty to prohibit nuclear weapons.

On behalf of over one billion citizens from over 7,200 member cities in 162 countries and regions in the cities among our membership, we reaffirm our common commitment to pursue the prohibition and total elimination of nuclear weapons.

For over seven decades now, the atomic bomb survivors of Hiroshima and Nagasaki, called *hibakusha*, have continued to tell the world their indescribably painful experiences of humanitarian devastation in their earnest desire that "no one shall ever again suffer as we have." In the eyes of *hibakusha*, nuclear weapons are the most inhumane weapons and an absolute evil.

Based on their keen sense of responsibility to protect the safety and welfare of their citizens, an increasing number of mayors have sympathized with the message of the *hibakusha* and joined our efforts toward a world without nuclear weapons. They are deeply concerned that, in a too often violent world seeded with numerous conflicts, already a quarter century after the Cold War has ended, nearly 15,000 nuclear warheads still exist. Declassified documents have revealed that the risks of inadvertent nuclear weapons use due to accident or miscalculation are quite high. We also cannot ignore the danger posed by nuclear terrorism.

We also believe that the enormous investments in maintaining and modernizing nuclear weapons are an extraordinary waste of precious resources that should instead be devoted to meeting basic human needs in our cities and among the poor in all nations.

This is the situation in which the ban treaty negotiations begin. We wish to commend the vision and leadership of the delegations of all States participating in this great initiative, and in particular, we warmly welcome the fact that it is being pursued within the framework of the United Nations.

To the nuclear-armed states and their allies who have not declared their intention to participate in the negotiations, we strongly appeal to them to participate constructively. No leader around the world would deny the ideal of a "world without nuclear weapons." And their job is to work on improving our existing imperfect world by pursuing a nuclear-weapon-free future.

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What we should focus on now is how all countries can live without nuclear weapons. Leaders around the world must take the decisive step in seeking a world where no country on the face of the Earth possesses nuclear weapons. A legal prohibition of nuclear weapons is the crucial step and it will mark a significant and essential turning point in achieving this goal.

Some states cite the existence of nuclear weapons and the doctrine of nuclear deterrence as essential for their security and therefore claim that it is too early to prohibit them. However, while the theory of deterrence, whose history dates back several thousand years, may function in the short-term, it has been historically proven that it will inevitably end in failure, causing military conflicts in the mid- and long-term.

We must keep in mind that not only can nuclear deterrence fail with unacceptable humanitarian consequences, it offers no effective solution to the global security challenges we face. Furthermore, we must face the fact that this concept can also induce dangers of nuclear proliferation, such as problems similar to North Korea's nuclear development. These circumstances have made us realize that we can no longer subject the lives of our citizens to the catastrophic risks of the failure of nuclear deterrence and thus we insist this issue be addressed immediately.

The negotiations should therefore be conducted with new thinking and innovative approaches. The international community must join forces and discuss how we can address real issues through building mutual confidence. In pursuit of such efforts, Mayors for Peace reiterates its full confidence in the participants of the negotiations and also its firm support for the process of negotiating a nuclear weapons ban treaty. We strongly recommend that the final outcome of the negotiations will underscore the catastrophic humanitarian consequences of nuclear weapons and identify effective legal measures to advance to a world free of nuclear weapons. It is also our sincere hope that this important legal instrument will go through an implementation planning process that will allow all States, including those currently possessing nuclear weapons, to eventually join the treaty.

In addition to the above points, we would also like to refer to the other responsibilities that world leaders and civil society should bear in nuclear disarmament.

The states relying on nuclear weapons stress efforts to reduce the numbers and roles of nuclear weapons. It is clear that these efforts should be parallel to discussions on the legal prohibition of nuclear weapons to improve the imperfect reality. Yet what is most needed now is for world leaders, especially those with nuclear weapons and their allies, to show their decisive leadership in planning for their security without reliance on nuclear weapons. In the past, nuclear disarmament measures were taken at peaks of international tension by joint initiatives of such individual leaders to reach out to each other. It is certainly time to do so once again.

The civil society bears an important role and commitment in nurturing better conditions for world leaders to demonstrate such political leadership. We believe those conditions are built on striving to overcome mutual distrust and cultivating a shared awareness of belonging to one human family, regardless of cultural, religious and ethnic differences. We, Mayors for Peace, will continue to make our best efforts to support initiatives to create such an atmosphere.

Mayors for Peace, together with a wide range of like-minded civil society partners, will make our best efforts towards the success of the negotiations. We must ensure that the negotiations will bring the effective legal prohibition of nuclear weapons, leading to their total elimination and we will continue to support the initiatives of world leaders on our part as mayors with primary responsibility over our people's lives. For the sake of our own common future, let us transcend our various positions and dutifully work together to finish this important task.

March 14, 2017

Mayors for Peace

President	Mayor of Hiroshima, Japan	Executive	Governor of Bangkok, Thailand
Vice president	Mayor of Nagasaki, Japan	Executive	Mayor of Fremantle, Australia
Vice president	Lord Mayor of Hannover, Germany	Executive	Mayor of Sarajevo, Bosnia and Herzegovina
Vice president	Mayor of Volgograd, Russia	Executive	Mayor of Semey, Kazakhstan
Vice president	Mayor of Malakoff, France	Executive	Mayor of Cochin, India
Vice president	Mayor of Muntinlupa, Philippines	Executive	Mayor of Montreal, Canada
Vice president	Lord Mayor of Manchester, U.K.	Executive	Mayor of Wellington, New Zealand
Vice president	Mayor of Akron, U.S.	Executive	Mayor of Santos, Brazil
Vice president	Mayor of Ypres, Belgium	Executive	Mayor of Cartago, Costa Rica
Vice president	Mayor of Biograd na Moru, Croatia	Executive	Mayor of Bogota, Colombia
Vice president	Mayor of Granollers, Spain	Executive	Mayor of Des Moines, U.S.
Vice president	Mayor of Halabja, Iraq	Executive	Mayor of Tehran, Iran
Vice president	Mayor of Brussels, Belgium		
Vice president	Mayor of Fongo-Tongo, Cameroon		
Vice president	Mayor of Mexico City, Mexico		
Vice president	Mayor of Frogn, Norway		



File: 0530-01

March 13, 2017

District of Coldstream
9901 Kalamalka Road
Coldstream, BC V1B 1L6


Attention: Mayor and Council

Dear Mayor and Council:

Thank you for your letter of February 22, 2017 seeking Council's support regarding the Provincial Private Moorage Program.

At the March 6, 2017 Council Meeting, Council endorsed your resolution and supports your efforts to ensure that local government requirements are protected in relation to the construction of docks in our communities.

Sincerely,



Leo Facio
Mayor

cc: Council
Union of British Columbia Municipalities

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Village of Anmore