

SPECIAL COUNCIL MEETING – MINUTES

Minutes for the Special Council Meeting scheduled for Tuesday, April 27, 2021 at 7:00 p.m. by electronic means via Zoom pursuant to Minister of Public Safety and Solicitor General of the Province of British Columbia – Emergency Program Act, updated Ministerial Order No. M192.



ELECTED OFFICIALS PRESENT

Mayor John McEwen
Councillor Polly Krier
Councillor Tim Laidler
Councillor Kim Trowbridge
Councillor Paul Weverink

ABSENT

OTHERS PRESENT

Juli Halliwell, CAO
Karen Elrick, Manager of Corporate Services
Chris Boit, Manager of Development Services

GUEST

Therese Mickelson, Mickelson Consulting

1. Call to Order

The meeting was called to order at 7:02 p.m.

2. Approval of the Agenda

IT WAS MOVED AND SECONDED:

R068/21 That the Agenda be approved as circulated.

Carried Unanimously

3. Public Input

A member of the public wished to provide comment related to the consideration of Anmore South OCP and RGS Amendment. Mayor McEwen reminded attendees that public input should be limited to comments on the agenda item, being the consultative summary report..

4. New Business

(a) **Anmore South OCP & RGS Amendment Community Engagement Phase 1**

Therese Mickelson, Mickelson Consulting Inc., provided an overview of the community engagement process, including engagement opportunities and objectives of the engagement as contained in the summary report.

Mayor and Council thanked residents for their participation in the engagement process. Discussion points included:

- This community engagement was the first opportunity for the community to weigh in on this discussion
- It was also the first time that Council has had an opportunity to share their thoughts on the proposal
- Housing for younger families in Anmore are limited with an average property assessment of \$2,000,000 and housing inventory priced lower than that is limited
- Decrease in younger families is reflected in lower school enrollment and there is concern about future volunteers for Sasamat Volunteer Fire Department
- Sunnyside and East Road are part of Major Road Network and receive funding from Translink; Anmore can not limit access or capacity and regional funding is provided for maintenance of these roads
- Anmore currently purchases water from Port Moody at a premium above Metro Vancouver rates
- Currently there is a limited property tax base in Anmore
- Groups of those who responded to consultation included those who do not support and OCP & RGS amendment, those who need more information to have a better understanding of the proposed amendment, and those who are supportive

IT WAS MOVED AND SECONDED:

R068/21 That Council receive the report titled “Anmore South OCP and RGS Amendment Community Engagement Phase 1” and direct staff to initiate a financial analysis of three possible development scenarios for the Anmore South: property consisting of the current RS1 designation, Comprehensive Development similar to Crystal Creek, and a third analysis with the land fully serviced and continue to have ongoing public discussions regarding shaping Anmore’s Future.

Carried Unanimously

Discussion points included:

- What population target would justify servicing and what would potential development need to look like to furnish services

- Inclusion of an asset stress test to determine the ceiling of density of development before water and sewer services
- Consideration of inclusion of commercial component in analysis of fully serviced development to reduce residential tax burden
- Scope and budget for financial analysis to be provided to by staff to Council for approval
- Timeline for analysis – could begin before summer

5. **Adjournment**

It was MOVED and SECONDED:

R069/21 THAT the meeting be adjourned at 7:45 p.m.

Carried Unanimously

Karen Elrick
Corporate Officer

John McEwen
Mayor