

Minutes of a Regular Council Meeting held in the City Hall Council Chambers, Courtenay B.C., on Monday, November 7, 2005 at 4:00 p.m.

Attending:

Mayor: S. L. Winchester
Councillors: N. A. Ahmed
J. L. Harder
L. V. Jangula
D. S. McRae
G. T. Phelps

Staff:

S. T. Gray, Administrator
J. Ward, Manager of Corporate Administration
K. Lagan, Director of Operational Services
T. Manthey, Director of Financial Services
R. Wiwchar, Director of Community Services
P. Crawford, Director of Planning Services

The meeting was called to order at 4:03 p.m.

1.00 MINUTES

.01 Moved by Jangula and seconded by Phelps that the minutes of the Regular Council meeting held October 17, 2005 be adopted.
Carried

4.00 COMMITTEE/STAFF REPORTS

.01 MOBILE HOME PARK ZONE 3360-20 Moved by McRae and seconded by Phelps that Council approve the consolidation of the City of Courtenay Mobile Home Bylaw No. 2214 into the Mobile Home Park Residential Two Zone (MH-2) with the City of Courtenay Zoning Bylaw;

That City of Courtenay Zoning Amendment Bylaw No. 2438, 2005 proceed to 1st and 2nd reading; and

That the Public Hearing be waived pursuant to Section 890(4) of the Local Government Act.

Carried

.02 FLYING CANADIAN FLAGS IN COURTENAY 730-01 Moved by Jangula and seconded by Phelps that Council encourage major businesses in the City to fly Canadian flags, especially prior to Canada Day.
Carried

.03 METERED WATER RATE INCREASE 1830-03 Moved by Ahmed and seconded by McRae that Council consider the City of Courtenay Fees and Charges Amendment Bylaw No. 2437, 2005.
Carried

.04
COMMUNITY WORKS
FUND AGREE
1680-01

Moved by Harder and seconded by Phelps that Council enter into the Community Works Fund Agreement with the Union of British Columbia Municipalities; and

That the Mayor and Manager of Corporate Administration be authorized to sign and execute all required documentation.

Carried

.05
LERWICK RD EXT
CONSTRUCITON
INTERIM FNANCING
1760-02

Moved by McRae and seconded by Phelps that Council consider Temporary Borrowing Bylaw No. 2440, 2005.

Carried

5.00 REPORTS AND CORRESPONDENCE FOR INFORMATION

.01
FIRE REPORT
650-20

Moved by Ahmed and seconded by McRae that the Fire Report for October 2005 be received for information.

Carried

.02
HERITAGE MINUTES

Moved by Jangula and seconded by Phelps that the Heritage Commission minutes of October 19, 2005 be received for information.

Carried

.03
DCBIA LTR OF
APPREICATION
220-01

Moved by McRae and seconded by Harder that the letter from DCBIA expressing their gratitude and appreciation towards the Public Works Crew be received for information.

Carried

.04
OPER SERVICES
RPT
650-20

Moved by McRae and seconded by Ahmed that the Operational Services Month end reports for August and September 2005 be received for information.

Carried

6.00 RESOLUTIONS OF COUNCIL

.01
INCAMERA MTG

Moved by Ahmed and seconded by Harder that under the provisions of Section 90(1)(e) of the *Community Charter*, notice is hereby given that a Special In-Camera meeting closed to the public, will be held November 7, 2005 at the conclusion of the Regular Council meeting.

Carried

7.00 UNFINISHED BUSINESS

A written submission was received via email from Mr. William M. Trotter withdrawing his opposition to Development Variance Permit No. 0513.

Mayor Winchester inquired whether there were any members of the public wishing to make a submission regarding Development Variance Permit No. 0513, and there were none.

.01 Moved by Ahmed and seconded by Phelps that Development Variance Permit No. 0513 be issued to Ellicombe Holdings Ltd. to provide relief from Subdivision Control Bylaw No. 1401, 1986, and amendments thereto, to allow the construction of a cul-de-sac in excess of 152.4 metres and without a direct sight-line from the point of entry to the closed end as outlined in Schedule No. 1 attached, for the property described as Lot 2, District Lot 231, Comox District, Plan 7752 at 1305 Ronson Road.
DVP NO. 0513
ELlicOMBEHOLDINGS
3090-20-0513
Carried

Mayor Winchester inquired whether there were any members of the public wishing to make a submission regarding Development Permit No. 0516, and there were none.

.02 Moved by McRae and seconded by Ahmed that Development Permit No. 0516 be issued to Muchalat Construction to allow the construction of a 22 unit multi-family residential building at 3666 Royal Vista Way, including landscape materials and installation valued at \$50,800.00 and including the following variances to the City of Courtenay Zoning Bylaw No. 1427, 1986:
DP NO. 0516
MUCHALAT CONSTR
3060-20-0516

- Section 8.32.7 Frontage be reduced from 10% to 0% to accommodate a phased strata;
- Section 8.32.9 Rear Yard be reduced setback from 14m to 11m

That if the permit holder has not substantially commenced any construction to which the permit was issued within twelve (12) months after the date it was issued, the permit lapses.

Carried

9.00 NEW BUSINESS

.01 Moved by Ahmed and seconded by Phelps that the letter from the DCBIA regarding the Santa Claus parade challenge be received; and
SANTA CLAUS PARADE
CHALLENGE
250-20
That the City thank the DCBIA for the invitation advising that we will participate next year.
Carried

.02
RCMP-MAJOR DEV
IN RURAL AREAS
470-20RDCS

Moved by Phelps and seconded by Jangula that the letter from Inspector Gray regarding major development and policing costs in the Regional District be received for information: and

That a letter be forwarded to the Solicitor General of B.C. outlining Council's concerns regarding this issue with copies to all parties involved.
Carried

10.00 BYLAWS

.01
BYLAW NO. 2438
ZONING

Moved by Harder and seconded by Ahmed that "City of Courtenay Zoning Amendment bylaw No. 2438, 2005" pass first and second reading.
Carried

.02
BYLAW NO. 2437
FEES AND CHARGES

Moved by McRae and seconded by Harder that "City of Courtenay Fees and Charges Amendment Bylaw No. 2437, 2005" pass first, second and third reading.
Carried

.03
BYLAW NO. 2440
TEMP BORROWING
LERWICK RD

Moved by Ahmed and seconded by Phelps that "Temporary Borrowing Bylaw No. 2440, 2005" pass first, second and third reading.
Carried

.04
BYLAW NO. 2431
OCP

Moved by McRae and seconded by Harder that "Official Community Plan Amendment Bylaw No. 2431, 2005" be finally passed and adopted.
Carried

.05
BYLAW NO. 2432
ZONING

Moved by Harder and seconded by Phelps that "City of Courtenay Zoning Amendment Bylaw No. 2432, 2005" be finally passed and adopted.
Carried

.06
BYLAW NO. 2436
YOUTH SERVICES
BUILDING

Moved by Harder and seconded by Phelps that "Youth Services Building Short Term Capital Borrowing Bylaw No. 2436, 2005" be finally passed and adopted.
Carried

11.00 COUNCIL MEMBER ROUNDTABLE

COUNCILLOR MCRAE

Councillor McRae outlined his attendance at the following events:

- Skateboard Park official opening
- Ladies of the Royal Purple annual dinner
- Child Development Centre Telethon

COUNCILLOR AHMED

Councillor Ahmed reviewed the Drug Strategy Committee Annual Forum to be held November 15.

- COUNCILLOR JANGULA Councillor Jangula reviewed his attendance at the memorial service for Mr. Cyril Burns.
- COUNCILLOR PHELPS Councillor Phelps reviewed his attendance at the Skateboard Park official opening, and mentioned that Y.A.N.A. is urgently looking for new board members.
- MAYOR WINCHESTER Mayor Winchester reviewed her attendance at the following events:
- Canadian Daughters luncheon
 - Casa Loma Phase 3 official opening
 - Garf Baxandall Ford official opening
 - Comox Valley Foundation annual gala
 - Justice Centre official opening
 - Raising of the poppy flag with the Royal Canadian Legion
 - Cheque presentation from Honourable Stan Hagen to the Salvation Army for the Women's Centre
 - Skateboard Park official opening
 - Forbidden Plateau Chorus performance at the Sid Williams Theatre
 - CV Economic Development Society annual meeting
 - Facilities strategy meeting with School District 71

12.00 ADJOURNMENT

- .01** Moved by Phelps and seconded by Jangula that the meeting now adjourn at 4:45 p.m.
Carried

CERTIFIED CORRECT

Manager of Corporate Administration

Adopted this 14th day of November, 2005

Mayor