



MINUTES

GENERAL PURPOSES COMMITTEE

Date: Tuesday, July 3rd, 2001

Place: Anderson Room
Richmond City Hall

Present: Acting Mayor Linda Barnes, Chair
Councillor Malcolm Brodie
Councillor Derek Dang
Councillor Lyn Greenhill
Councillor Kiichi Kumagai
Councillor Harold Steves

Absent: Councillor Bill McNulty

Call to Order: The Chair called the meeting to order at 4:00 p.m.

MINUTES

1. It was moved and seconded
That the minutes of the meeting of the General Purposes Committee held on Monday, June 18th, 2001, be adopted as circulated.

CARRIED

2. **RICHMOND TRADE AND EXHIBITION CENTRE: A SECOND LOOK AT TOURISM RICHMOND'S PROPOSAL FOR DEVELOPMENT OF THE FEDERAL LANDS SITUATED SOUTH-EAST OF ALDERBRIDGE WAY AND GARDEN CITY ROAD**

(Report: June 18/01, File No.: 0060-20-TRIC1) (REDMS No. 445980)

The Manager, Policy Planning, Terry Crowe, accompanied by Senior Planner Suzanne Carter-Huffman, briefly reviewed the report with the Committee. Reference was made to a memorandum (dated June 27th, 2001) which had been circulated regarding the "Richmond Trade & Exhibition Centre – Sun Tech City Versus the DFO Site", and Ms. Carter reviewed this memorandum with the Committee. A copy of this memorandum is on file in the City Clerk's Office.

A lengthy discussion then ensued among Committee members and staff on the proposed recommendation and what staff hoped to accomplish with the adoption of such recommendation. Reference was made to the original proposal to include the trade and exhibition centre in the 'Sun Tech City' development, and questions were raised about the status of that development in the event that the rezoning application was approved.

Advice was given that following adoption of the zoning amendment bylaw, the City would take control of the land in question and at that point, would initiate the process to either rezone the land for some form of public use, or for another use, if staff felt that public use was no longer appropriate.

Discussion continued, during which it was noted that Council, as a whole, had been supportive of the trade and exhibition centre proposal, however, concern was expressed that the focus now seemed to be only on the Department of Fisheries & Oceans' (DFO) land. Opinions were expressed that all options should be considered as it was felt that because of the many challenges which would have to be successfully addressed, it was unrealistic to expect the Federal Government to work with the City on this matter.

Reference was made to staff's need for a development plan for the property. Councillor Steves commented that a vision already existed which indicated that the land would be developed as park and playing fields, and suggested that other locations should be considered as potential sites for the trade and exhibition centre. He also questioned whether the size of the centre now being proposed (400,000 sq. ft.) was the most economical, rather than the 200,000 sq. ft. centre first proposed as part of the Sun Tech City development. In response, advice was given that the smaller size would not meet objectives for the future. Further advice was given that the proposed size of the trade and exhibition centre would be one of the issues addressed as part of next report to Council; as well as the issue of "net benefit to agriculture".

Reference was made to the Agricultural Land Use study which was currently underway, and the request was made that the results of the study be submitted in conjunction with the 'vision' report. The request was also made that the report provide information on the positioning of the trade and exhibition centre on the site.

Ms. Gloria Hatfield, President, accompanied by Mr. Francis Parkinson, Chair Facility Committee, and Mr. Rob Tivy, Executive Director, of Tourism Richmond, addressed the Committee on their proposal that the trade and exhibition centre be located on DFO property. A copy of their response to the June 18th, 2001 staff report is attached as Schedule A and forms part of these minutes.

Mr. Tivy reviewed the contents of the response with the Committee, during which he spoke about the variables which affected the project. He noted that Tourism Richmond had considered other sites and was of the view that the DFO property was the most suitable location.

Discussion then ensued among Committee members and the delegation on such matters as:

- the economic viability of a 400,000 sq. ft. centre as opposed to a 200,000 sq. ft., and the difficulties in dealing with a large, empty building, if the market should change and the demand for a trade and exhibition centre declined
- the rationale for increasing the size of the building to 400,000 sq. ft.

- the anticipated cost of completing the trade and exhibition centre and how funding for the project would be obtained
- the status of the land devolvement process with the Federal Government (DFO)
- whether Tourism Richmond was prepared to pay market value for the subject land
- the revised recommendation which Tourism Richmond was suggesting be substituted for the second recommendation proposed by staff in their report, and how Tourism Richmond could suggest that this recommendation be put forward without waiting until Council had had the opportunity to analyze the question of how the subject property should be developed.

In response to questions from the Chair about the content of the 'vision' plan, Mr. Crowe advised that in addition to the development of a plan for the Federal Government lands, staff would (i) provide information and clarification on the suitability, including the size, of the sites reviewed to date, and (ii) 'revisit' the Sun Tech City and the former Bridgepoint Market properties.

As a result of the discussion, the following **amended** motion was introduced:

It was moved and seconded

(1) That:

- (a) staff prepare a "vision" in accordance with the Terms of Reference (Attachment 4 to the report dated June 18th, 2001 from the Manager, Policy Planning) for the development of Sections 2 and 3 of 4-6, and examine the potential role of the proposed Richmond Trade and Exhibition Centre within that development, for consideration by Council in conjunction with the Agricultural Land Use Study; and**
 - (b) the Terms of Reference be amended to add as part of the process, (i) a review of the Parks DCC Program, and (ii) determination of where the proposed trade and exhibition centre should be positioned on the site; and**
- (2) That staff analyze and report to Committee on the various potential sites available for a trade and exhibition centre, including size.**

The question on the motion was not called, as Councillor Steves circulated to the Committee, information on the Parks DCC Program and the calculations made within that program previously to identify overall parkland acquisition requirements within the City. (A copy of the information circulated by Cllr. Steves is on file in the City Clerk's Office.) He spoke about the importance of reviewing this program as part of the trade and exhibition centre proposal. As a result, it was agreed that a review of the Parks DCC Program would be added as a 'friendly amendment' to the motion now being considered by the Committee.

The question on the motion was then called, and it was **CARRIED**.

At this point in the meeting, the Chair introduced and welcomed to the City, the new General Manager, Parks, Recreation & Cultural Services, Cathryn Carlile.

The Chair also advised that she wished to report on her attendance at the recent "Cascadia Mayors Council", which was held in Whistler on June 28th to June 29th, 2001. The Committee agreed to add this matter to the agenda as an additional item.

(Councillor Dang left the meeting – 5:10 p.m.)

FINANCE & CORPORATE SERVICES DIVISION

3. **FRASERWOOD EAST SUBDIVISION – SD00-086734
ROAD EXCHANGE BYLAW NO. 7241**

(Report: June 11/01, File No.: 8060-20-7241) (REDMS No. 442078, 442423)

It was moved and seconded

That Road Exchange Bylaw No. 7241 be endorsed and forwarded to Council for introduction and first, second and third readings.

CARRIED

4. **POLICY AND PROCEDURES ON THE USE OF INFORMATION
TECHNOLOGY RESOURCES**

(Report: June 11/01, File No.: 1300-01) (REDMS No. 438058, 265539)

The Manager, Information Technology, John Lindberg, reviewed the proposed policy with the Committee, during which the following information was provided in response to questions:

- the policy now being considered was the result of a recommendation from the City's auditors
- copies of the proposed policy had been circulated to the City Clerk's Office, the Law Department and to the Union for their review and input
- the IT Department would monitor users to ensure compliance with the policy only if the department was approached when a problem arose; and that the IT Department would be monitored by senior management
- the IT Department would have the final say on the acquisition of new equipment and software programs to ensure that the computer system could support the equipment and programs being requested.

(Councillor Dang returned to the meeting during the above discussion – 5:12 p.m..)

It was moved and seconded

That the proposed policy (attached to the report dated June 11th, 2001, from the Director, Information Technology), on the use of Information Technology Resources, adopted.

CARRIED

5. **BUSINESS LICENCES – MOBILE VENDORS**

(Report: June 27/01, File No.: 8060-20-7167/7168) (REDMS No. 451196, 449933, 451092)

It was moved and seconded

That the following recommendation be forwarded to the July 9th, 2001 Council meeting:

(1) That the third reading of:

(a) Business Regulation Bylaw No. 7148, Amendment Bylaw No. 7167; and

(b) Municipal Ticket Information Authorization Bylaw No. 7139, Amendment Bylaw No. 7168,

each be rescinded.

(2) That Bylaw Nos. 7167 and 7168 each be given third reading.

(Before calling the question on third reading, the following amendments would be in order:)

(a) That subsection 15.1.1 of Bylaw No. 7167 be amended by:

(i) deleting clause (a);

(ii) renumbering clause (b) as clause (a); and

(iii) adding the following as clause (b):

“directly outside or in the normal flow of traffic to any premises which offer the same or similar items for sale as the mobile vendor.”

(b) That Section 1 of Schedule B3 of Bylaw No. 7168 be amended by:

(i) deleting the offence (Mobile vendor carrying on business within 200 metres of premises which offer the same or similar items for sale), the bylaw section and the fine amount ;

(ii) amending the bylaw section reference for the offence “Mobile vendor carrying on business on or adjacent to a school ground” from 15.1.1(b) to 15.1.1(a); and

(iii) adding the following:

Offence	Bylaw Section	Fine
Mobile vendor carrying on business directly outside or in flow of traffic to premises which offer same or similar items	15.1.1(b)	\$100

(The question should now be called on the above amendments, and then on third reading of each bylaw, as amended.)

Prior to the question on the motion being called, information was provided to the Committee that an ice cream vendor selling products on school property could be approached by a City licence inspector to determine if that person had obtained the appropriate permission to sell ice cream on school property. In response to the comment that the principal of the school in question authorized the sale of ice cream on the property and not the Superintendent of Schools, the General Manager, Finance & Corporate Services, Jim Bruce, advised that he would review this matter further.

In response to further questions, Mr. Bruce provided information on the few problems which had been encountered with mobile vendors at the Steveston Salmon Festival.

The question on the motion was then called, and it was **CARRIED**.

6. **NEW UNSIGHTLY PREMISES REGULATION BYLAW**

(Report: June 28/01, File No.: 8060-20-7162/7216) (REDMS No. 451376, 184366, 295654)

The Supervisor, Community Bylaws, Bob Lang, in response to questions, advised that:

- the requirement to maintain grass at a maximum height of 20 centimetres (8 inches) was based on discussions which determined that grass generally went to seed when it was approximately 8 inches tall
- the proposed requirement was intended to be consistent with the proposed Boulevard Maintenance Regulation Bylaw, however, the Unsightly Premises regulations were intended primarily for the proper maintenance of residential properties
- the proposed requirements regarding the serving of the Order to Comply mirrored those contained in the current bylaw as it was necessary to ensure that all parties were properly notified.

It was moved and seconded

That the following bylaws each be introduced and given first, second and third readings:

- (1) Unsightly Premises Regulation Bylaw No. 7162, and***
- (2) Municipal Ticket Information Authorization Bylaw No. 7139, Amendment Bylaw No. 7216.***

CARRIED

7. **CASCADIA MAYORS COUNCIL**

(Oral Report)

Acting Mayor Linda Barnes reported on the Cascadia Mayors Council meeting held at Whistler on June 28th and 29th, 2001. She noted that while Richmond was not a member of the Council, the Mayor had been invited to attend, and she suggested that following the election of a new Mayor in the Fall, that Richmond become a participant.

In reviewing the agenda for the meeting, which focused on public safety, transportation, growth and environmental management, and tourism, she advised that the keynote speaker had been the Honourable Greg Halsey-Brandt, Minister of State for Intergovernmental Relations.

It was moved and seconded

That the oral report from Acting Mayor Linda Barnes regarding the Cascadia Mayors Council meeting held in Whistler, BC on June 28th and 29th, 2001, be received for information.

CARRIED

ADJOURNMENT

It was moved and seconded

That the meeting adjourn (5:30 p.m.).

CARRIED

Certified a true and correct copy of the Minutes of the meeting of the General Purposes Committee of the Council of the City of Richmond held on Tuesday, July 3rd, 2001.

Acting Mayor Linda Barnes
Chair

Fran J. Ashton -
Executive Assistant



Response to City of Richmond Staff Report June 18th 2001

The Richmond Trade and Exhibition Centre and the Future of the DFO and DND Lands.

Since our earliest discussions we have all agreed that there was a need for a Trade & Exhibition Centre to be built in Richmond. There has also been a strong will and optimism has prevailed around this unusual economic and social initiative.

Many factors and issues have been explored and Richmond City Council have been provided with a great deal of information from various stakeholders who wish to become involved with the Trade & Exhibition Centre project and Tourism Richmond's recommended site at the Department of Fisheries Lands on the corner of Westminster Highway and Garden City Road. As noted to council on numerous occasions we continue to explore all alternatives, however, thus far there has been no site identified which make the economic and business sense that the DFO site does.

Tourism Richmond has provided the studies and detailed information that show the significant positive impact the Trade & Exhibition Centre will have on the economy of Richmond as well as being the catalyst for the broader economic, social and recreational initiative in developing the DFO Lands.

On February 19 council was provided with a staff report (dated February 7th) that recommended the city take a proactive role in planning and facilitating the development of the Centre, utilizing the DFO lands. Staff also recommend that the city act as an intermediary to approach the Federal Government requesting a portion of the lands be made available for the Centre and that council endorse the project. City Council requested further information and instructed staff explore the issues that have been addressed in their report dated June 18, 2001. In that we find a great deal of difference between the report of February 7th and June 18th, we wish comment and address a number items within the June 18th report.

1. We have had a number of letters of support from various members of the community supporting the Trade & Exhibition Centre project, utilizing the DFO lands, unfortunately these were not provided to council within the staff report. We have attached them for your consideration.
2. In our opinion, the report does not properly address the economic data we have provided to the city, in order to eliminate any hesitation you have relative to the financial risks. At no time will the city have economic risk for the development of this project.
3. The report speaks a great deal to other social, recreational and community needs. We whole-heartedly agree with the development of a mixed-use vision for the DFO lands. However we are of the very strong opinion that without the economic generators that the RTEC will bring to the development of the lands, the Federal government will not participate in a collective development of these lands.

4. We believe that the report should more strongly speak to the fact that the city has a wonderful opportunity to work with a major land owner (the federal government – whose responsibility is the public good and fiscal responsibility) who is motivated to cooperate with the city to increase business, employment and strengthen the social fabric of the community.

With consideration to the above we are in agreement that a consultative process by the city is required when the federal government commences further planning through the Canada Lands Corporation they will naturally seek community involvement through the city. Hopefully they will find a proactive energetic, creative and motivated municipality ready to work along side them in finding the right uses for the site. The DFO / DND sites are important and strategically located in central Richmond and it is therefore critical that the City work cooperatively with the federal government in determining the best future use of these lands. They are the major shareholder and hold the potential to contribute many benefits to the planning and development of the area, however they will not participate if they do not see sufficient economic generators for the land. Tourism Richmond therefore recommends that the second recommendation be revised to:

2. That the City of Richmond communicate with the federal government to inform them that Council has initiated a study to prepare a " Vision " for the DFO and DND sites and that they wish to explore the development of the Richmond Trade & Exhibition Centre utilizing those lands, together with other economic, recreational and community uses.

Respectfully submitted:

Gloria Hatfield, President
Tourism Richmond

Francis Parkinson, Chair
Facility Committee

Rob Tivy
Executive Director



May 1, 2001

Ms. Gloria Hatfield, President
Tourism Richmond
11980 Deas Thruway
Richmond, B.C. V6W 1L1

Dear Gloria:

On behalf of the Board of Directors I would like to express the support of the Richmond Chamber of Commerce for the proposal presented by Tourism Richmond to develop the Richmond Trade & Exhibition Centre. It is our understanding that the proposal identifies the preferred site for the Centre on the Department of Fisheries Lands at the corner of Westminster Highway and Garden City Road.

We believe that the project will create tremendous economic and social benefits for the City of Richmond. The development of the center will act as a catalyst for future initiatives that will greatly contribute to the well being of the citizens of Richmond.

We welcome the opportunity of working with you in order to bring the Richmond Trade and Exhibition Centre to fruition. Please do not hesitate to call upon us for further assistance.

The Richmond Chamber of Commerce wishes you the best of success with this exciting project.

Sincerely,

A handwritten signature in black ink, appearing to read 'Keith Tsukishima', with a long horizontal line extending to the right.

Keith Tsukishima,
Chair
Richmond Chamber of Commerce

KT/cly



#140 - 8279 Saba Road
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E-mail: citycentre@city.richmond.bc.ca

June 29, 2001
Sharon Birch, President
Richmond City Centre Community Association
#140 - 8279 Saba Road
Richmond, B.C. V6Y 4B6

Richard McKenna, City Clerk
City of Richmond
City Clerk's Office
6911 No. 3 Road
Richmond, British Columbia V6Y 2C1

Dear Mr. McKenna,

I would like to express Richmond City Centre Community Association's (RCCCA) support for the proposed Trade and Exhibition Centre at Garden City and Alderbridge, on the property which is currently owned by the federal Department of Fisheries.

RCCCA and Tourism Richmond have discussed at length the opportunities for complementary uses on this property, in keeping with Richmond's Official Community Plan. We believe that the proposed Trade and Exhibition Centre would be complemented by a neighboring urban Community Centre. This Community Centre would be a significant asset for visitors while the Trade and Exhibition Centre could be used for major city-wide events. This property is ideal for a Community Centre because it provides the space required for efficient operations while surrounded by many residents (in apartments West of Garden City, and more proposed South of Westminster Highway).

In summary, RCCCA encourages the City of Richmond, as well as provincial and federal governments to help return control of the property to the City of Richmond for local use. This property presents a once in a millenium opportunity to cost-effectively meet the needs for recreational space, as identified in the City Centre Area Plan for over ten years.

Sincerely,

Sharon Birch
President, Richmond City Centre Community Association



RICHMOND ASIA PACIFIC BUSINESS ASSOCIATION

列治文亞太商會

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May 16, 2000

Mr. Francis Parkinson
President, Tourism Richmond
11980 Deas Thruway,
Richmond, B.C.
V6W 1L1

Dear Mr. Parkinson,

The Board of Directors of the Richmond Asia Business Pacific Association have voted unanimously to support the development of the Richmond Trade & Exhibition Centre.

In the last ten years, Richmond has grown so much that a Trade & Exhibition Centre would serve both the needs of local business and tourists. For example, since 1994 the Association has had to host our annual Gala Dinner & Dance with more than 500 attendees outside Richmond, as there is no facility in Richmond big enough to accommodate 500 people with a stage and a dance floor. Our annual financial/trade show has also grown so much that we may have to move outside of Richmond soon.

Richmond, a first-class city, deserves a modern Trade & Exhibition Centre. The Richmond Asia Pacific Business Association, therefore, gives the development of the Richmond Trade & Exhibition Centre its overwhelming support.

Yours truly,

TONY T. K. LAU
President



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October 18, 2000

Mr. Rob Tivy
Tourism Richmond
11980 Deas Thruway
Richmond, BC
V6W 1L1

Dear Mr. Tivy:

On behalf of Retail Merchants' Association of BC (RMABC) I wish to express support for the development of the Richmond Trade & Exhibition Centre.

RMABC is a provincial retail trade association representing 3,600 independently owned BC retail companies. Retailing is an intensely local industry and its success is directly affected by a region's ability to attract and sustain new investment.

In addition to meeting Richmond's growing demand for meetings, conventions, special events and trade shows, we believe an investment of this scope would have a very positive impact on the retail and tourism industries.

With the completion of the Richmond Trade & Exhibition Centre, British Columbia's ability to attract new business would be significantly improved.

Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read "Mark R. Startup".

Mark R. Startup, CAE
President & CEO



April 26, 2001

Ms. Gloria Hatfield,
President
Tourism Richmond
#250 – 8260 Granville Avenue
Richmond, B.C. V6Y 1P3

Dear Ms. Hatfield:

On behalf of the Vancouver Whistler 2010 Bid Corporation, I would like to thank you and your organization for your foresight in creating plans for the Richmond Trade and Exhibition Center.

As you know, the proposed Richmond Trade and Exhibition Center is the only facility in the region that we have identified as being suitable as a venue for the International Broadcast Center (IBC) should we be successful in winning the 2010 Winter Olympics.

The IBC is a critical component of any Olympics and the Richmond center is considered as a very desirable location. We are not currently considering any alternative venue because, quite frankly, we don't think it exists.

Please consider this letter in support of the commendable initiatives of Tourism Richmond in creating the Richmond Trade and Exhibition Center which will have not only tremendous economic, social and cultural value to the city but also is a key part of our Bid to bring the 2010 Winter Olympics to British Columbia.

Sincerely,

A handwritten signature in black ink that reads 'D. A. Calder'. The signature is written in a cursive style with a large, sweeping initial 'D'.

Donald A. Calder
Chief Executive Officer

DAC:ds