



Regular Council

Monday, February 26, 2018

Place: Council Chambers
Richmond City Hall

Present: Mayor Malcolm D. Brodie
Councillor Chak Au
Councillor Derek Dang
Councillor Carol Day
Councillor Ken Johnston
Councillor Alexa Loo
Councillor Bill McNulty
Councillor Harold Steves

Corporate Officer – David Weber

Absent: Councillor Linda McPhail

Call to Order: Mayor Brodie called the meeting to order at 7:00 p.m.

RES NO. ITEM

MINUTES

R18/4-1 1. It was moved and seconded

That:

- (1) *the minutes of the Regular Council meeting held on February 13, 2018; and*
 - (2) *the minutes of the Regular Council meeting for Public Hearings held on February 19, 2018;*
- be adopted as circulated.*

CARRIED



**Regular Council
Monday, February 26, 2018**

AGENDA ADDITIONS & DELETIONS

R18/4-2

It was moved and seconded

- (1) *That the recommendations for Item 7 be amended to update the bylaw reference from “Bylaw No. 1255, 2017” to “Bylaw No. 1260, 2018” to reflect a minor change to the required Metro Vancouver Regional Parks Service Amending Bylaw;*
- (2) *That an additional term be added to the recommendations for Item 17 - Results from Public Consultation on Lane Standards that 100% of the residents must commit to the arrangement; and*
- (3) *That the recommendations for Item 18 - City of Richmond Comments on Proposed Gaming Facility in Delta be amended as follows:*
 - (a) *That Part (3) be amended to read “the Chief Administrative Officer and the General Manager, Planning and Development, be authorized to execute on behalf of the City all necessary and related documentation to file an objection to the proposed relocation of the gaming facility with British Columbia Lottery Corporation based on:”; and*
 - (b) *That the five recommendations from the staff memorandum dated February 23, 2018 from the Director, Transportation be added as Part (3)(d).*

CARRIED

PRESENTATIONS

- (1) Kelly Mack, Project Leader, joined by Rochelle Rezanoff, Manager, Jobs West, presented the 2017 Employer of the Year award and noted that (i) Jobs West is the supported employment division of the Developmental Disabilities Association (DDA) that assists those with development disabilities to prepare for, find, and maintain employment in the Metro Vancouver area, (ii) since 2016, the City of Richmond’s inclusive employment program has placed several individuals in various part-time customized rolls, and (iii) on October 11, 2017 Jobs West awarded the City with the 2017 employer of the year award for developing a successful inclusive employment environment.

2.



**Regular Council
Monday, February 26, 2018**

Ms. Rezanoff further commented that throughout 2017 the City has worked with Jobs West to create and secure inclusive employment opportunities and since the inclusive employment program began in 2016, the City has placed several individuals in varying roles including café attendant, light maintenance, and invoicing. Along with the 2017 Employer of the Year award, a painting by a DDA client and 47 year old Richmond resident was also presented to Council.

- (2) Heather McDonald, Chair, Richmond Family and Youth Court Committee, provided background on the Committee and noted that the Committee intends to send a letter to the BC Ministry of Attorney General outlining issues in the provincial court system observed by the Committee. Ms. McDonald highlighted the concerns of the Committee, noting that (i) there is a growing backlog of cases and unreasonable delays in the Richmond Provincial Court due to insufficient staffing to meet the demand and the complex needs of the litigants, (ii) due to a lack of an adequately funded legal aid system, there is an increase in insufficient legal representation, (iii) there is an urgent need for additional part-time judges, (iv) there is a shortage of available court rooms, (v) parking availability is inadequate and public transit access is lacking, and (vi) the current court house was meant as a temporary site and a permanent structure is needed. Ms. McDonald further commented that a task force, working with provincial representatives, to find a proper facility for judicial proceedings in Richmond would be prudent.

Mayor Brodie suggested that the delegation work with staff to address any response received from the Ministry of Attorney General.

COMMITTEE OF THE WHOLE

- R18/4-3 2. It was moved and seconded
That Council resolve into Committee of the Whole to hear delegations on agenda items (7:13 p.m.).

CARRIED

3.



**Regular Council
Monday, February 26, 2018**

3. Delegations from the floor on Agenda items.

Item No. 16 – Richmond Active Transportation Committee – Proposed 2018 Initiatives

Lynda Parsons, 2491 No. 8 Road, commented that she was in attendance at the Public Works and Transportation Committee meeting that was held on February 21, 2018 where this report was initially presented. Ms. Parsons expressed concern regarding the absence of audio/video recordings of committee meetings and the level of detail in which minutes are captured. Also, she was of the opinion that some of the content of the staff report did not accurately reflect the opinions of the organization.

- R18/4-4 4. It was moved and seconded
That Committee rise and report (7:17 p.m.).

CARRIED

CONSENT AGENDA

- R18/4-5 5. It was moved and seconded
That Items No. 6 through No. 16 be adopted by general consent.

CARRIED

6. **COMMITTEE MINUTES**

That the minutes of:

- (1) the Community Safety Committee meeting held on February 14, 2018;*
- (2) the General Purposes Committee meeting held on February 19, 2018;*
- (3) the Planning Committee meeting held on February 20, 2018; and*
- (4) the Public Works and Transportation Committee meeting held on February 21, 2018;*

be received for information.

ADOPTED ON CONSENT



Regular Council
Monday, February 26, 2018

7. CONSENT TO METRO VANCOUVER REGIONAL DISTRICT REGIONAL PARKS SERVICE AMENDING BYLAW NO. 1260, 2018

(File Ref. No. 01-0157-01) (REDMS No. 5739674 v. 4)

- (1) *That the adoption of Metro Vancouver Regional District Regional Parks Service Amending Bylaw No. 1260, 2018, be approved by providing consent on behalf of the electors of the City of Richmond, as detailed in the staff report titled "Consent to Metro Vancouver Regional District Regional Parks Service Amending Bylaw No. 1260, 2018, dated February 1, 2018, from the General Manager, Community Services; and*
- (2) *That the Metro Vancouver Regional District be informed by letter of the foregoing recommendation, as detailed in the staff report titled "Consent to Metro Vancouver Regional District Regional Parks Service Amending Bylaw No. 1260, 2018", dated February 1, 2018, from the General Manager, Community Services.*

ADOPTED ON CONSENT

8. MINORU CENTRE FOR ACTIVE LIVING ENTRIES AND ARRIVALS PUBLIC ART CONCEPT

(File Ref. No. 11-7000-09-20-249) (REDMS No. 5723672 v. 2)

That the concept proposal and installation for the Minoru Centre for Active Living Entries and Arrivals public artwork "Together" by artist David Jacob Harder, as presented in the report titled "Minoru Centre for Active Living Entries and Arrivals Public Art Concept," dated January 17, 2018, from the Director, Arts, Culture and Heritage Services, be endorsed.

ADOPTED ON CONSENT

9. APPOINTMENT OF CHIEF ELECTION OFFICER AND DEPUTY CHIEF ELECTION OFFICER FOR THE 2018 GENERAL LOCAL AND SCHOOL ELECTION

(File Ref. No. 12-8125-80-01) (REDMS No. 5601596)

That David Weber be appointed as Chief Election Officer and Claudia Jesson be appointed Deputy Chief Election Officer for the 2018 General Local and School Election.

ADOPTED ON CONSENT



**Regular Council
Monday, February 26, 2018**

**10. HOUSEKEEPING AMENDMENTS TO THE COUNCIL PROCEDURE
BYLAW**

(File Ref. No. 12-8060-20-009832) (REDMS No. 5506996; 5727039)

That Council Procedure Bylaw No. 7560, Amendment Bylaw No. 9832, which introduces various housekeeping amendments relating to the change in date of the general local elections from the month of November to October, be introduced and given first, second, and third readings.

ADOPTED ON CONSENT

**11. RICHMOND INTERCULTURAL ADVISORY COMMITTEE 2017
ANNUAL REPORT AND 2018 WORK PROGRAM**

(File Ref. No. 01-0100-30-RIAD1-01) (REDMS No. 5729723; 5652369; 5701773)

That the staff report titled "Richmond Intercultural Advisory Committee 2017 Annual Report and 2018 Work Program," dated January 31, 2018, from the Manager of Community Social Development, be approved.

ADOPTED ON CONSENT

**12. APPLICATION BY OPENROAD AUTO GROUP LTD. FOR A
TEMPORARY COMMERCIAL USE PERMIT AT 5400 MINORU
BOULEVARD**

(File Ref. No. TU 18-798524; 08-4105-07-01) (REDMS No. 5748942)

That the application by Openroad Auto Group Ltd. for a Temporary Commercial Use Permit for property at 5400 Minoru Boulevard be considered at the Public Hearing to be held March 19, 2018 at 7:00 p.m. in the Council Chambers of Richmond City Hall, and that the following recommendation be forwarded to that meeting for consideration:

- (1) *"That a Temporary Commercial Use Permit be issued to Openroad Auto Group Ltd. for the property at 5400 Minoru Boulevard to allow Vehicle Sale/Rental as a permitted use for a period of three years."*

ADOPTED ON CONSENT



Regular Council
Monday, February 26, 2018

13. ESTABLISHMENT OF UNDERLYING ZONING FOR PROPERTIES DEVELOPED UNDER LAND USE CONTRACTS 001, 025, 051, 073, 096, 104, 115, 119, 131, 138, AND 158 IN THE SOUTH PORTION OF THE CITY CENTRE

(File Ref. No. 08-4430-03-09; 08-4430-03-11; 12-8060-20-009799; 12-8060-20-009801; 12-8060-20-009802; 12-8060-20-009804; 12-8060-20-009805; 12-8060-20-009806; 12-8060-20-009807; 12-8060-20-009808; 12-8060-20-009809; 12-8060-20-009810; 12-8060-20-009811) (REDMS No. 5662357; 5719047; 5741909; 5722562; 5733786; 5720063; 5719878; 5736093; 5736683; 5719911; 5737875; 5719891; 5720127)

- (1) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9799, to establish underlying zoning for the properties developed under Land Use Contract 001, be introduced and given first reading;*
- (2) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9801, to establish underlying zoning for the properties developed under Land Use Contract 025, be introduced and given first reading;*
- (3) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9802, to establish underlying zoning for the properties developed under Land Use Contract 051, be introduced and given first reading;*
- (4) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9804, to establish underlying zoning for the properties developed under Land Use Contract 073, be introduced and given first reading;*
- (5) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9805, to establish underlying zoning for the properties developed under Land Use Contract 096, be introduced and given first reading;*
- (6) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9806, to establish underlying zoning for the properties developed under Land Use Contract 104, be introduced and given first reading;*
- (7) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9807, to establish underlying zoning for the properties developed under Land Use Contract 115, be introduced and given first reading;*
- (8) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9808, to establish underlying zoning for the properties developed under Land Use Contract 119, be introduced and given first reading;*
- (9) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9809, to establish underlying zoning for the properties developed under Land Use Contract 131, be introduced and given first reading;*



Regular Council
Monday, February 26, 2018

- (10) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9810, to establish underlying zoning for the properties developed under Land Use Contract 138, be introduced and given first reading; and*
- (11) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 9811, to establish underlying zoning for the properties developed under Land Use Contract 158, be introduced and given first reading.*

ADOPTED ON CONSENT

14. FLOOD PROTECTION PROGRAMS UPDATE

(File Ref. No. 10-6045-01) (REDMS No. 5722579 v.3)

That the process to update the 2008 – 2031 Richmond Flood Protection Management Strategy as identified in the report titled “Flood Protection Programs Update,” dated January 22, 2018, from the Director, Engineering, be endorsed.

ADOPTED ON CONSENT

15. RICHMOND CARBON MARKET AND CARBON NEUTRALITY UPDATE

(File Ref. No. 10-6125-07-03) (REDMS No. 5724399 v.9; 5728968)

- (1) *That the staff report titled, “Richmond Carbon Market and Carbon Neutrality Update,” from the Director of Engineering, dated January 26, 2018 be received for information; and*
- (2) *That the Chief Administrative Officer and the General Manager, Engineering and Public Works be authorized to negotiate and execute agreements to purchase carbon credits to maintain the City’s corporate carbon neutrality status.*

ADOPTED ON CONSENT

16. RICHMOND ACTIVE TRANSPORTATION COMMITTEE – PROPOSED 2018 INITIATIVES

(File Ref. No. 01-0100-20-RCYC1) (REDMS No. 5673705 v.2)

- (1) *That the proposed 2018 initiatives of the Richmond Active Transportation Committee, as outlined in the staff report titled “Richmond Active Transportation Committee - Proposed 2018 Initiatives” dated January 24, 2018 from the Director, Transportation, be endorsed; and*



**Regular Council
Monday, February 26, 2018**

- (2) *That a copy of the report titled "Richmond Active Transportation Committee – Proposed 2018 Initiatives" be forwarded to the Richmond Council-School Board Liaison Committee for information.*

ADOPTED ON CONSENT

**CONSIDERATION OF MATTERS REMOVED FROM THE
CONSENT AGENDA**

NON-CONSENT AGENDA ITEMS

GENERAL PURPOSES COMMITTEE

Mayor Malcolm D. Brodie, Chair

- 17. **RESULTS FROM PUBLIC CONSULTATION ON LANE STANDARDS**
(File Ref. No. 10-6360-07-01) (REDMS No. 5743252 v. 9; 5709955)

R18/4-6

It was moved and seconded

That Option 5, putting fences back up evenly between neighbours, as described in the staff report titled, "Results from Public Consultation on Lane Standards," dated February 5, 2018, from the Director, Engineering, be approved, subject to conditions in a licencing agreement including:

- (1) *that the property cannot be claimed by the residents;*
- (2) *that no permanent structures or large trees be permitted on the land;*
- (3) *that there be no increase to Floor Area Ratio (FAR);*
- (4) *that any agreement is reviewable by the City at any time; and*
- (5) *that 100% of the residents must commit to the arrangement.*

The question on the motion was not called as discussion ensued with regards to the benefits and fairness of entering into a licencing agreement and the flexibility of the arrangement for any future considerations or development.



**Regular Council
Monday, February 26, 2018**

The question was the motion was then called and it was **CARRIED** with Mayor Brodie and Cllr. Loo opposed.

18. CITY OF RICHMOND COMMENTS ON PROPOSED GAMING FACILITY IN DELTA

(File Ref. No. 01-0155-20-DELT1) (REDMS No. 5744054 v. 8)

R18/4-7

It was moved and seconded

That, as per Option 1 as described in the report titled “City of Richmond Comments on Proposed Gaming Facility in Delta” dated February 15, 2018 from the Director, Transportation and the Officer in Charge, Richmond RCMP Detachment:

- (1) *the City’s comments on infrastructure, policing costs, traffic, and highway use regarding the proposed gaming facility to be located at 6005 Highway 17A in Delta, be conveyed to the City of Delta;*
- (2) *the City of Delta be requested to provide a written reply to the City’s comments; and*
- (3) *the Chief Administrative Officer and the General Manager, Planning and Development, be authorized to execute on behalf of the City all necessary and related documentation to file an objection to the proposed relocation of the gaming facility with British Columbia Lottery Corporation based on:*
 - (a) *the absence of any traffic impact analysis provided by the City of Delta to allow a meaningful assessment of traffic and highway use impacts;*
 - (b) *potential negative traffic impacts on Richmond roadways and congestion on the adjacent provincial highway system due to increased vehicular activity exacerbated by insufficient transit, cycling and pedestrian access to the proposed site resulting in potential road and traffic improvements in Richmond near the north end of George Massey Tunnel;*
 - (c) *potential increase in the overall crime rate and policing costs due to a new gaming facility; and*



**Regular Council
Monday, February 26, 2018**

- (d) *the isolated location, lack of transit access, alternative location in Delta, previous comments from BCLC, and lack of sufficient information, as outlined in the staff memorandum dated February 23, 2018 from the Director, Transportation.*

The question on the motion was not called as discussion took place regarding the potential loss of agricultural land in Delta should the casino be constructed on the proposed site.

The question on the motion was then called and it was **CARRIED** with Cllr. Loo opposed.

PUBLIC DELEGATIONS ON NON-AGENDA ITEMS

- R18/4-8 19. It was moved and seconded
That Council resolve into Committee of the Whole to hear delegations on non-agenda items (8:05 p.m.).

CARRIED

- (1) With the aid of a power point presentation (copy on file, City Clerk's Office), Kelly Greene, Richmond resident, spoke with concern regarding house sizes on the Agricultural Land Reserve (ALR) and the impact of speculation on farmland. Ms. Greene provided examples of recent news articles detailing speculation on farmland in Richmond.

Discussion took place regarding the regulations implemented by Council last year that provided for a six month review, which is currently being conducted.

In reply to questions from Council, staff advised that any complaints regarding illegal activity in large homes on farmland are reviewed by staff, and the appropriate matters are passed onto the RCMP.

In response to questions from Council, Ms. Greene expressed concern regarding illegal activity in isolated estate homes on farmland and suggested that such homes should be restricted.



Regular Council
Monday, February 26, 2018

- (2) Judie Schneider, Richmond resident, with the aid of a power point presentation (copy on file, City Clerk's Office), spoke with concern regarding house sizes on the ALR. Ms. Schneider listed examples of listings for large homes on farmland in Richmond in her presentation and spoke with further concern in regards to advertisements for an illegal hotel on farmland in Richmond.

In response to questions from Council, staff advised that (i) City bylaws are consistent with the Agricultural Land Commission (ALC) guidelines and that the City is more restrictive in many areas, (ii) a hotel is not a permitted use in the agricultural zones and when applications for a building permit for a hotel-type structure is made staff are aware of those instances and the applications are cancelled, and (iii) there are currently four bylaw officers working to address short term rentals as the amount of complaints has normalized.

- (3) Jack Trovato, Richmond resident, presented Council with a petition (copy on file, City Clerk's Office) from the Richmond Citizens' Association in relation to limiting maximum house sizes on the ALR. Mr. Trovato was of the opinion that action should be taken to ensure that farmland is meant for those who contribute to the farming industry and that the Provincial guideline of 5382 square feet as the maximum house size on farmland should be implemented.

Discussions took place on the approach the City has taken in regards to reducing the house footprint and maximizing farmable land including the public consultation to consider potential updates such as limiting home plate size.

In reply to questions from Council, Mr. Trovato noted that the petition had been initiated prior to Council seeking public consultation on the matter and expressed concern regarding the impact to real estate prices due to the construction of larger homes on farmland.

Discussion took place in regards to the maximum square footage on farmland and staff were directed to confirm the regulations relating to the calculation of square footage and basements in Richmond and Delta and to provide that information as part of the upcoming report regarding Agricultural House Size.



**Regular Council
Monday, February 26, 2018**

- R18/4-9 20. It was moved and seconded
That Committee rise and report (9:00 p.m.).

CARRIED

PUBLIC ANNOUNCEMENTS AND EVENTS

Mayor Brodie announced that there are currently opportunities for public engagement listed on the Let's Talk Richmond website including the Rapid Response to Homelessness, the Lansdowne Centre Proposed Master Land Use Plan and the Consolidated 5 Year Financial Plan Bylaw. Mayor Brodie further noted that a drop-in community meeting regarding modular supportive housing in Richmond is to be held on Wednesday, February 28, 2018 from 3:30-7:30 p.m. at the Richmond Public Library Brighthouse (Main) branch located at 7700 Minoru Gate.

BYLAWS FOR ADOPTION

- R18/4-10 It was moved and seconded
*That the following bylaws be adopted:
Filming Regulation Bylaw No. 8708;
Consolidated Fees Bylaw No. 8636, Amendment Bylaw No. 9826; and
Richmond Zoning Bylaw No. 8500, Amendment Bylaw No. 9645 (4560
Garry Street, RZ 16-736824).*

CARRIED

ADJOURNMENT

- R18/4-11 It was moved and seconded
That the meeting adjourn (9:02 p.m.).

CARRIED



**Regular Council
Monday, February 26, 2018**

Certified a true and correct copy of the Minutes of the Regular meeting of the Council of the City of Richmond held on Monday, February 26, 2018.

Mayor (Malcolm D. Brodie)

Corporate Officer (David Weber)