



Regular Council

Monday, November 14, 2022

Place: Council Chambers
Richmond City Hall

Present: Mayor Malcolm D. Brodie
Councillor Chak Au
Councillor Carol Day
Councillor Laura Gillanders
Councillor Kash Heed
Councillor Andy Hobbs
Councillor Alexa Loo
Councillor Bill McNulty
Councillor Michael Wolfe

Corporate Officer – Claudia Jesson

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

RES NO. ITEM

MINUTES

R22/19-1 1. It was moved and seconded

That:

- (1) *the minutes of the Regular Council meeting held on October 24, 2022, be adopted as circulated;*
- (2) *the minutes of the Inaugural Council meeting held on November 7, 2022, be adopted as circulated; and*
- (3) *the Metro Vancouver 'Board in Brief' dated October 28, 2022, be received for information.*

CARRIED



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COMMITTEE OF THE WHOLE

- R22/19-2 2. It was moved and seconded
That Council resolve into Committee of the Whole to hear delegations on agenda items (7:00 p.m.).

CARRIED

3. Delegations from the floor on Agenda items – None.

- R22/19-3 4. It was moved and seconded
That Committee rise and report (7:01 p.m.).

CARRIED

CONSENT AGENDA

- R22/19-4 5. It was moved and seconded
That Items No. 6 through No. 11 be adopted by general consent.

CARRIED

6. **COMMITTEE MINUTES**

That the minutes of:

- (1) *the Finance Committee meeting held on November 8, 2022;*
- (2) *the General Purposes Committee meeting held on November 8, 2022;*
and
- (3) *the Planning Committee meeting held on November 9, 2022,*
be received for information.

ADOPTED ON CONSENT



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7. COMMUNITY ENERGY & EMISSIONS PLAN 2050: LOCAL GOVERNMENT CLIMATE ACTION PROGRAM FUNDING ALLOCATION

(File Ref. No. 10-6125-07-02; 03-1087-31-01) (REDMS No. 6947388)

That, as described in the report titled “Community Energy & Emissions Plan 2050: Local Government Climate Action Program Funding Allocation”, from the Director, Sustainability & District Energy, dated October 24, 2022, two new Temporary Full Time staff positions and related annual program budget totaling \$566,000 funded by Provincial revenue, be considered for endorsement in the 2023 operating budget.

ADOPTED ON CONSENT

8. 2023 COUNCIL AND COMMITTEE MEETING SCHEDULE

(File Ref. No. 01-0105-01/2022-Vol 01) (REDMS No. 7015682)

- (1) *That the 2023 Council and Committee meeting schedule, as shown in Attachment 1 of the staff report dated October 21, 2022, from the Director, City Clerk's Office, be approved; and*
- (2) *That the following revisions as detailed in the staff report titled “2023 Council and Committee Meeting Schedule” dated October 21, 2022, from the Director, City Clerk's Office, be approved:*
 - (a) *That the Regular Council meetings (open and closed) of August 8 and August 21, 2023 be cancelled; and*
 - (b) *That the August 14, 2023 Public Hearing be rescheduled to September 5, 2023 at 7:00pm in the Council Chambers at Richmond City Hall.*

ADOPTED ON CONSENT



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9. **ESTABLISHMENT OF NEW UTILITY RESERVE FUNDS**
(File Ref. 12-8060-20-010401; 12-8060-20-010402; 12-8060-20-010403; 12-8060-20-010417)
(REDMS No. 6923331, 6923280, 6923288, 6923293, 6996847)

That the Flood Protection Reserve Fund Establishment Bylaw 10403, the Sanitary Sewer Reserve Fund Establishment Bylaw 10401, the Water Supply Reserve Fund Establishment Bylaw 10402 and the Solid Waste and Recycling Reserve Fund Establishment Bylaw 10417 be introduced and given first, second and third readings.

ADOPTED ON CONSENT

10. **2023 DISTRICT ENERGY UTILITY RATES**
(File Ref. No. 03-1070-03-02; 12-8060-20-010410; 12-8060-20-010411; 12-8060-20-010412) (REDMS No. 6952141, 6952646, 6952648, 6952649)

- (1) *That the Alexandra District Energy Utility Bylaw No. 8641, Amendment Bylaw No. 10410 be introduced and given first, second and third readings;*
- (2) *That the Oval Village District Energy Utility Bylaw No. 9134, Amendment Bylaw No. 10411 be introduced and given first, second and third readings; and*
- (3) *That the City Centre District Energy Utility Bylaw No. 9895, Amendment Bylaw No. 10412 be introduced and given first, second and third readings.*

ADOPTED ON CONSENT



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11. **APPLICATION BY CHOICE SCHOOL FOR GIFTED CHILDREN SOCIETY FOR REZONING AT 20411 & 20451 WESTMINSTER HIGHWAY FROM THE “AGRICULTURE (AG1)” AND “ASSEMBLY (ASY)” ZONES TO THE “AGRICULTURE AND EDUCATION (ZA5) – WESTMINSTER HIGHWAY (EAST RICHMOND)” ZONE**
(File Ref. No. 12-8060-20-010418, RZ 21-944801) (REDMS No. 6971270, 6999090)

That Richmond Zoning Bylaw 8500, Amendment Bylaw 10418, to create the “Agriculture and Education (ZA5) – Westminster Highway (East Richmond)” zone, and to rezone 20411 & 20451 Westminster Highway from “Agriculture (AG1)” and “Assembly (ASY)” to “Agriculture and Education (ZA5) – Westminster Highway (East Richmond)”, be introduced and given first reading.

ADOPTED ON CONSENT

12. **APPLICATION BY IBI GROUP FOR REZONING AT 3360, 3380 AND A PORTION OF 3440 SEXSMITH ROAD FROM “ASSEMBLY (ASY)”, “SINGLE DETACHED (RS1/F)”, AND “SCHOOL & INSTITUTIONAL USE (SI)” TO “RESIDENTIAL / LIMITED COMMERCIAL AND RELIGIOUS ASSEMBLY (ZMU51) – CAPSTAN VILLAGE (CITY CENTRE)”**
(File Ref. No. 12-8060-20-010390; 12-8060-20-010389, RZ 18-836107) (REDMS No. 6970290, 6915687, 6970289)

Please see Page 6 for action on this item.

13. **APPLICATION BY LANDA OVAL DEVELOPMENT LTD. FOR REZONING AT 6851 AND 6871 ELMBRIDGE WAY FROM INDUSTRIAL BUSINESS PARK (IB1) TO HIGH DENSITY MIXED USE (ZMU52) - OVAL VILLAGE (CITY CENTRE)**
(File Ref. No. 12-8060-20-010423, RZ 17-782750) (REDMS No. 7011932, 7022173, 7021156, 7010981, 7054150)

Please see Page 8 for action on this item.



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CONSIDERATION OF MATTERS REMOVED FROM THE
CONSENT AGENDA

- 12. APPLICATION BY IBI GROUP FOR REZONING AT 3360, 3380 AND A PORTION OF 3440 SEXSMITH ROAD FROM “ASSEMBLY (ASY)”, “SINGLE DETACHED (RS1/F)”, AND “SCHOOL & INSTITUTIONAL USE (SI)” TO “RESIDENTIAL / LIMITED COMMERCIAL AND RELIGIOUS ASSEMBLY (ZMU51) – CAPSTAN VILLAGE (CITY CENTRE)”

(File Ref. No. RZ 18-836107) (REDMS No. 6970290)

R22/19-5

It was moved and seconded

- (1) *That Official Community Plan Bylaw 7100, Amendment Bylaw 10390, to amend Schedule 2.10 of Official Community Plan Bylaw 7100 (City Centre Area Plan), to repeal the existing “Institution” land use designation at 3360 Sexsmith Road, be introduced and given first reading;*
- (2) *That Bylaw 10390, having been considered in conjunction with:*
 - *the City’s Financial Plan and Capital Program; and*
 - *the Greater Vancouver Regional District Solid Waste and Liquid Waste Management Plans,**is hereby found to be consistent with said program and plans, in accordance with Section 477(3)(a) of the Local Government Act;*
- (3) *That Bylaw 10390, having been considered in accordance with OCP Bylaw Preparation Consultation Policy 5043, is hereby found not to require further consultation; and*



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- (4) *That Richmond Zoning Bylaw 8500, Amendment Bylaw 10389 to create the “Residential / Limited Commercial and Religious Assembly (ZMU51) – Capstan Village (City Centre)” zone, and to rezone 3360, 3380 and a portion of 3440 Sexsmith Road from “Assembly (ASY)”, “Single Detached (RS1/F)”, and “School & Institutional Use (SI)” to “Residential / Limited Commercial and Religious Assembly (ZMU51) – Capstan Village (City Centre)”, be introduced and given first reading.*

The question on the motion was not called as discussion ensued with respect to (i) retention and relocation of the Herrling residence, and (ii) the requirements for establishing designated (protected) heritage status. Staff noted the Herrling residence is not on the heritage registry for protection, however the home and the location does have heritage value.

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

It was moved and seconded

That that the Herrling house not be demolished and that it be mandatory that the house must be moved, preferably to a location in Richmond.

The question on the amendment motion was not called as further discussion ensued with respect to the feasibility of relocating the Herrling house and location considerations within Richmond. Staff noted there was a preliminary assessment of the home, however a condition report has not been done therefore the structural integrity and any upgrades to standards, etc., is unknown.

The question on the amendment motion was then called, and it was DEFEATED with Mayor Brodie and Cllrs. Heed, Hobbs, Loo and McNulty opposed.

A further amendment motion was then introduced:

R22/19-6

It was moved and seconded

That, prior to Public Hearing, staff investigate with the applicant, the condition of the value of the Herrling residence and examine the potential for relocation in the city of Richmond.

CARRIED



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The question on the motion, as amended, was then called and **CARRIED** with Cllrs. Day and Wolfe opposed.

- 13. **APPLICATION BY LANDA OVAL DEVELOPMENT LTD. FOR REZONING AT 6851 AND 6871 ELMBRIDGE WAY FROM INDUSTRIAL BUSINESS PARK (IB1) TO HIGH DENSITY MIXED USE (ZMU52) - OVAL VILLAGE (CITY CENTRE)**

(File Ref. No. RZ 17-782750) (REDMS No. 7011932)

R22/19-7

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 10423 to create the “High Density Mixed Use (ZMU52) – Oval Village (City Centre)” zone, and to rezone 6851 and 6871 Elmbridge Way from “Industrial Business Park (IB1)” to “High Density Mixed Use (ZMU52) - Oval Village (City Centre)”, be introduced and given first reading.

The question on the motion was not called as discussion ensued with respect to i) ratio of LEMR units percentage/size, (ii) egress and ingress off River Road and related improvements to the road network, and iii) community parking needs and the availability for additional parking at the Richmond Oval for events. Staff noted the parking stalls would be retained by the development with a legal requirement that the pay for parking does not exceed the pay for parking at the Richmond Oval.

The question on the motion was then called and **CARRIED** with Cllrs. Day and Wolfe opposed.

NON-CONSENT AGENDA ITEMS



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LAW AND LEGISLATIVE SERVICES DIVISION

14. **2022 GENERAL LOCAL AND SCHOOL ELECTION RESULTS**
(File Ref. No. 12-8125-04 (REDMS No. 7020953, 7015063, 7018260, 7015086))

R22/19-8

It was moved and seconded

That the Declaration of Official Results for the 2022 General Local and School Election, attached to the staff report dated October 19, 2022 from the Chief Election Officer, be received for information by Richmond City Council in accordance with the requirement of Section 158 of the Local Government Act.

The question on the motion was not called as a brief discussion ensued regarding voter participation. It was requested that staff bring forward a report on the general observations of the 2022 election process.

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

FINANCE COMMITTEE –
Mayor Malcolm D. Brodie, Chair

15. **2023 UTILITY BUDGETS AND RATES**
(File Ref. No. 03-1070-03-02; 03-0970-01) (REDMS No. 6969692)

R22/19-9

It was moved and seconded

That the 2023 utility budgets, as presented in Option 3 for Water (page 9), Option 3 for Sewer (page 16), Option 3 for Drainage and Diking (page 28), and Option 3 for Solid Waste and Recycling (page 30), as outlined in the staff report titled, “2023 Utility Budgets and Rates”, dated October 18, 2022, from the General Manager, Engineering and Public Works and the General Manager, Finance and Corporate Services, be approved as the basis for establishing the 2023 utility rates and included in the Consolidated 5 Year Financial Plan (2023-2027) Bylaw; and

The question on the motion was not called as discussion ensued with respect to (i) Solid Waste and Recycling, (ii) Drainage and Diking reserves (critical for flood mitigation), and (iii) Metro Vancouver’s 2023 rate increases, as presented in their proposed 2023-2027 Financial Plan, as the primary drivers for the City’s 2023 utility rates for the majority of these services.



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

FINANCE AND CORPORATE SERVICES DIVISION

16. **2023 UTILITY RATE BYLAWS AND AMENDMENT BYLAWS**
(File Ref. No 12-8060-20-010419; 12-8060-20-010426; 12-8060-20-010427; 12-8060-20-010421; 12-8060-20-010358; 12-8060-20-010431) (REDMS No. 7000047, 7000033, 7018930, 7018932, 7015756, 6831286, 7028229)

R22/19-10

It was moved and seconded

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

- (a) *Waterworks and Water Rates Bylaw No. 5637, Amendment Bylaw No. 10419;*
- (b) *Flood Protection Bylaw No. 10426;*
- (c) *Sanitary Sewer Bylaw No. 10427;*
- (d) *Solid Waste & Recycling Regulation Bylaw No. 6803, Amendment Bylaw No. 10421;*
- (e) *Consolidated Fees Bylaw No. 8636, Amendment Bylaw No. 10358; and*
- (f) *Notice of Bylaw Violation Dispute Adjudication Bylaw No. 8122, Amendment Bylaw No. 10431.*

CARRIED

PUBLIC ANNOUNCEMENTS AND EVENTS

Mayor Brodie announced the City has executed a 5-year agreement with the Britannia Shipyards National Historic Site Society for the operation of the Britannia Shipyards National Historic Site and Imperial Landing Docks.



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BYLAWS FOR ADOPTION

- R22/19-11 It was moved and seconded
That Consolidated Fees Bylaw No. 8636, Amendment Bylaw No. 10398 be adopted.
CARRIED
- R22/19-12 It was moved and seconded
That Richmond Zoning Bylaw 8500, Amendment Bylaw No. 9842 be adopted.
CARRIED
- R22/19-13 It was moved and seconded
That Richmond Development Permit, Development Variance Permit and Temporary Commercial and Industrial Use Development Permit Procedure Bylaw No. 7273, Amendment Bylaw No. 9843 be adopted.
CARRIED
- R22/19-14 It was moved and seconded
That Board of Variance Bylaw No. 9259, Amendment Bylaw No. 10080.
CARRIED
- R22/19-15 It was moved and seconded
That Development Application Fees Bylaw No. 8951, Amendment Bylaw No. 10083 be adopted.
CARRIED
- R22/19-16 It was moved and seconded
That Heritage Procedures Bylaw No. 8400, Amendment Bylaw No. 10236 be adopted.
CARRIED
- R22/19-17 It was moved and seconded
That Richmond Zoning Bylaw No. 8500, Amendment Bylaw No. 10173 be adopted.
CARRIED



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DEVELOPMENT PERMIT PANEL

- R22/19-18 17. It was moved and seconded
- (1) *That the minutes of the Development Permit Panel meetings held on October 20, 2022 and October 26, 2022, and the Chair's report for the Development Permit Panel meeting held on March 16, 2022, be received for information; and*
 - (2) *That the recommendations of the Panel to authorize the issuance of:*
 - (a) *Development Permit (DP 19-858783) for the properties at 8231 and 8251 Williams Road, be endorsed, and the Permits so issued.*

CARRIED

ADJOURNMENT

- R22/19-19 It was moved and seconded
That the meeting adjourn (8:51 p.m.).

CARRIED

Certified a true and correct copy of the Minutes of the Regular meeting of the Council of the City of Richmond held on Monday, November 14, 2022.

Mayor (Malcolm D. Brodie)

Corporate Officer (Claudia Jesson)