



Regular Council

Monday, November 23, 2015

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 Linda McPhail

Corporate Officer – David Weber

Absent: Councillor Harold Steves

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

RES NO. ITEM

MINUTES

- R15/20-1 1. It was moved and seconded
That:
- (1) *the minutes of the Regular Council meeting held on November 9, 2015, be adopted as circulated;*
 - (2) *the minutes of the Regular Council meeting for Public Hearings held on November 16, 2015, be adopted as circulated; and*
 - (3) *the Metro Vancouver 'Board in Brief' dated October 30, 2015, 2015, be received for information.*

CARRIED



Regular Council
Monday, November 23, 2015

COMMITTEE OF THE WHOLE

- R15/20-2 2. It was moved and seconded
That Council resolve into Committee of the Whole to hear delegations on agenda items (7:01 p.m.).

CARRIED

3. Delegations from the floor on Agenda items.

Item No. 12 – Application by Maryem Ahbib for Rezoning at 9131 Steveston Hwy from Single Detached (RS1/E) to Compact Single Detached (RC2)

Nisha Cyril, 9097 Steveston Highway, expressed concern with access of the statutory right-of-way (SRW), which is located at the back of her property, to facilitate the proposed development. She commented on discussions with staff and was of the opinion that a better solution, one that did not penalize existing residents, was needed. Ms. Cyril then spoke to current and, should the application proceed, anticipated usage of the lane, citing concerns with pedestrian safety, sightlines, and the lane's turning radius.

Ms. Cyril requested that should the application proceed, and the lane be utilized as a public-right-of-passage, that the City purchase the land from the affected property owners to establish a City-owned laneway.

Item No. 12 – Application by Maryem Ahbib for Rezoning at 9131 Steveston Hwy from Single Detached (RS1/E) to Compact Single Detached (RC2)

Qaiser Iqbal, 9093 Steveston Highway, spoke in opposition to public access of the SRW located at the back of his property. He queried the validity of such access, stating that he is under the impression that the SRW was established to provide access to public utilities. Mr. Iqbal expressed the desire for the City purchase the land in which the SRW crosses over this property to create a City-owned laneway. Also, he requested that the application be referred back to staff for a comprehensive review with the City's Transportation Department, and adequate consultation with affected property owners.



**Regular Council
Monday, November 23, 2015**

- R15/20-3 4. It was moved and seconded
That Committee rise and report (7:22 p.m.).

CARRIED

CONSENT AGENDA

- R15/20-4 5. It was moved and seconded
That Items No. 6 through No. 10 be adopted by general consent.

CARRIED

6. COMMITTEE MINUTES

That the minutes of:

- (1) the Community Safety Committee meeting held on November 10, 2015;*
- (2) the General Purposes Committee meeting held on November 16, 2015;*
- (3) the Planning Committee meeting held on November 17, 2015; and*
- (4) the Public Works and Transportation Committee meeting held on November 18, 2015;*

be received for information.

ADOPTED ON CONSENT

**7. 2016 JAPAN NATIONAL SAIL TRAINING INSTITUTE VISIT AND
2017 CANADA 150 PLANNING**

(File Ref. No. 11-7400-20-STSH1) (REDMS No. 4803582 v. 2)

That the report titled "2016 Japan National Sail Training Institute Visit and 2017 Canada 150 Planning," from Councillor Bill McNulty be approved for implementation.

ADOPTED ON CONSENT



Regular Council
Monday, November 23, 2015

8. **APPLICATION BY PACIFIC LAND RESOURCE GROUP INC. FOR A ZONING TEXT AMENDMENT TO THE INDUSTRIAL RETAIL (IR1) ZONE TO PERMIT RETAIL SALE OF AUTOMOTIVE PARTS AND ACCESSORIES AT 2760 SWEDEN WAY**
(File Ref. No. 12-8060-20-009503; ZT 15-710920) (REDMS No. 4777031, 4746806)

That Richmond Zoning Bylaw 8500, Amendment Bylaw 9503, for a Zoning Text Amendment to the "Industrial Retail (IR1)" zone to permit "Retail, general uses, limited to retail sale of automotive parts and accessories" at 2760 Sweden Way, be introduced and given first reading.

ADOPTED ON CONSENT

9. **APPLICATION BY CIS HOMES LTD. FOR REZONING AT 10340 ODLIN ROAD FROM SINGLE DETACHED (RS1/B) TO SINGLE DETACHED (RS2/K)**
(File Ref. No. 12-8060-20-009504; RZ 15-693376) (REDMS No. 4795912, 4796981, 3186793)

That Richmond Zoning Bylaw 8500, Amendment Bylaw 9504, for the rezoning of 10340 Odlin Road from "Single Detached (RS1/B)" to "Single Detached (RS2/K)," be introduced and given first reading.

ADOPTED ON CONSENT

10. **CARBON NEUTRALITY AND RICHMOND CARBON MARKETPLACE UPDATE**
(File Ref. No. 10-6125-07-03) (REDMS No. 4758152 v. 19, 4773596)

- (1) *That the staff report titled, "Carbon Neutrality and Richmond Carbon Marketplace Update," from the Director of Engineering, dated October 30, 2015 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 with each of the five prospective Richmond-based business organizations to support community greenhouse gas emissions reductions and to ensure that the City of Richmond corporate carbon neutrality is maintained.*

ADOPTED ON CONSENT



Regular Council
Monday, November 23, 2015

GENERAL PURPOSES COMMITTEE –
Mayor Malcolm D. Brodie, Chair

11. RICHMOND COMMENTS: PROPOSED MINISTRY OF AGRICULTURE BYLAW STANDARDS FOR AGRI-TOURISM AND FARM RETAIL SALES IN THE AGRICULTURAL LAND RESERVE (ALR) AND RELATED MATTERS (ALR WINERIES, MONITORING AND ENFORCEMENT)

(File Ref. No. 08-4430-03-07) (REDMS No. 4768773, 4812165)

R15/20-5

It was moved and seconded

- (1) That regarding the proposed Ministry of Agriculture Bylaw Standards for Agri-tourism and Farm Retail Sales in the Agricultural Land Reserve (ALR), the Minister of Agriculture be requested to:*
- (a) specify how agri-tourism is to be subordinate to the principal active farm operation and only augment a farmer's regular farm income, not exceed or replace it;*
 - (b) provide specific guidelines to determine the appropriate amount to be considered "small-scale (agri-tourism)" based on the size of the farm operation;*
 - (c) provide more detailed criteria to determine the appropriate size and siting of agri-tourism structures (e.g., the maximum building area and site coverage);*
 - (d) provide clarification on what types of uses can be permitted in an agri-tourism structure;*
 - (e) provide specific guidance on the adequate amount of parking necessary for farm retail sales, to avoid excessive paving and minimize negative impacts on farmland;*
- (2) That regarding ALR wineries, the Minister of Agriculture be requested to:*
- (a) amend the Agricultural Land Use, Subdivision and Procedure Regulation of the Agricultural Land Commission Act, to enable Richmond and other municipalities:*



Regular Council
Monday, November 23, 2015

- (i) to allow only Type 1 Wineries which grow at least 50% of the farm product used to make the wine on the farm where the winery is located; and*
 - (ii) to not allow Type 2 Wineries which are industrial-scaled operations with limited ALR farming activity;*
- (b) monitor all ALR farm-based wineries, to ensure that they comply with the 50% on site grow rule and enforce all related Ministry and ALR regulations;*
- (c) where specific winery operators are already approved to enter into three year contracts with offsite BC farmers, allow them to enter into year to year contracts; not only the current Provincially required three year contracts, to provide more flexibility; and*
- (3) That regarding ALR regulation monitoring and enforcement, the Minister of Agriculture and the Agricultural Land Commission, as the case may be, be requested:*
 - (a) to monitor and enforce all Ministry and ALR regulations and requirements, as municipalities have limited resources; and*
 - (b) to more frequently review the ALR regulations and requirements, in consultation with municipalities, for their effectiveness, practicality and ease of enforceability; and*
- (4) That the above recommendations and this report be forwarded to the Ministry of Agriculture and the Agricultural Land Commission for a response, as well as Metro Vancouver and Richmond MLAs.*

CARRIED

Opposed: Cllr. Loo



Regular Council
Monday, November 23, 2015

PLANNING COMMITTEE –
Councillor Linda McPhail, Chair

12. APPLICATION BY MARYEM AHBIB FOR REZONING AT 9131 STEVESTON HWY FROM SINGLE DETACHED (RS1/E) TO COMPACT SINGLE DETACHED (RC2)

(File Ref. No. 12-8060-20-009505; RZ 15-703150) (REDMS No. 4797211, 4798578, 4810229, 4798071)

R15/20-6

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 9505, for the rezoning of 9131 Steveston Hwy from “Single Detached (RS1/E)” to “Compact Single Detached (RC2),” be introduced and given first reading.

The question on Resolution R15/20-6 was not called as in reply to queries from Council, Victor Wei, Director, Transportation, advised that six metres is the standard lane width and traffic improvements such as lane lighting, asphalt paving, and curb and gutter construction will be facilitated with the extension of the lane. Also, Mr. Wei advised that the lane will not permit parking, thus there will be no obstructions in the lane.

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

R15/20-7

It was moved and seconded

That Richmond Zoning Bylaw 8500, Amendment Bylaw 9505, for the rezoning of 9131 Steveston Hwy from “Single Detached (RS1/E)” to “Compact Single Detached (RC2),” be referred back to staff to further examine the use of the statutory right-of-way.

DEFEATED

Opposed: Mayor Brodie
Cllrs. Dang
Johnston
Loo
McNulty
McPhail

The question on Resolution R15/20-6 was then called and it was **CARRIED** with Cllrs. Au and Day opposed.



Regular Council
Monday, November 23, 2015

PUBLIC DELEGATION ON NON-AGENDA ITEMS

- R15/20-8 13. It was moved and seconded
That Council resolve into Committee of the Whole to hear delegations on non-agenda items (8:10 p.m.).

CARRIED

Leanne Bird, Richmond resident, accompanied by Kathleen Wee, HugABull Advocacy and Rescue Society, provided background information and requested that Council consider a fair and open review of the City's Animal Control Regulation Bylaw No. 7932 as it relates to breed specific legislation. She remarked that that over 600 Richmond residents signed a petition in favour of such a review (copy on file, City Clerk's Office) and referenced model bylaws from other municipalities, which were provided as part of her submission to Council.

Kathleen Wee, HugABull Advocacy and Rescue Society, spoke to the Society's mandate and was of the opinion that a focus on responsible dog ownership is a worthwhile alternative to breed specific legislation. She commented on statistics related to breed specific legislation, noting that jurisdiction with such regulations have not seen a reduction in the number of dog bite incidents. Ms. Wee then commented on Lower Mainland municipalities that have seen successes in amending their animal control bylaws to focus on responsible dog ownership.

In reply to queries from Council, Ms. Wee stated that every dog has the ability to bite, and therefore, the onus of properly training a dog rests with its owner.

- R15/20-9 14. It was moved and seconded
That Committee rise and report (8:29 p.m.).

CARRIED



Regular Council
Monday, November 23, 2015

PUBLIC ANNOUNCEMENTS

Mayor Brodie announced the following appointments:

Appointments to the Richmond Economic Advisory Committee

Two Year Term

- Tom Corsie
- Michael Priest
- Bruce Rozenhart
- Parm Sandhu
- Raymond Segat
- Naresh (Nick) Chopra
- Michael Yeung

Also, Thomas Land has been appointed as Chair for 2016.

Appointments to the Board of Variance

Three Year Term

- Howard Jampolsky
- Abdolhamid Ghanbari
- Sam Virani

Appointments to the YVR Aeronautical Noise Management Committee

Two Year Term

- Gary Abrams

Appointments to the Richmond Sister City Advisory Committee

Two Year Term

- Hans Havas
- Ihsan Malik



Regular Council
Monday, November 23, 2015

- Helen Quan
- Lihong Chen
- Michael Sirota
- Stanley Yeh

Appointments to the Richmond Heritage Commission

Two Year Term

- Rocky (Shih) Lu
- Gent Ng
- Jesus Hipolito

Appointments to the Richmond Agricultural Advisory Committee

Two Year Term

- Kyle May
- Janet Langelaan
- Doug Wright
- Krishna Sharma

Appointments to the Richmond Advisory Committee on the Environment

Two Year Term

- Tadd Berger
- Teresa Murphy
- Joel Baziuk
- Rosa Salcido
- William Skrivan
- Ian Tom
- Yun Wang



Regular Council
Monday, November 23, 2015

Appointments to the Richmond Advisory Design Panel

Two Year Term

- Winston Chong (Architect)
- Harley Grusko (Architect)

Appointments to the YVR Environmental Advisory Committee

One Year Term

- Christopher Bakker
- Chaim Kempler

Appointments to the Richmond Intercultural Committee

Two Year Term

- Lawrence Lim
- Joan Page
- Christopher Heathe
- Wendy Yuan
- Diane Bissenden – Vancouver Coastal Health
- Shashi Assanand – Ministry of Children and Family Development
- Parm Grewal – Richmond Community Services Advisory Committee
- Nigel Pronger – RCMP

Appointments to the Richmond Child Care Development Advisory Committee

Two Year Term

- Olha Fedorenko
- Ofra Sixto
- Kevin Cromie



Regular Council
Monday, November 23, 2015

Appointments to the Richmond Parking Advisory Committee

One Year Term

- Peter Mitchell

Two Year Term

- Dwayne Allan
- Borg Chan
- Hon Sang Chan
- Sheldon Nider
- Samantha Sui

BYLAWS FOR ADOPTION

R15/20-10

It was moved and seconded

That the following bylaws be adopted:

Drainage, Dike and Sanitary Sewer System Bylaw No. 7551, Amendment Bylaw No. 9495

Waterworks and Water Rates Bylaw No. 5637, Amendment Bylaw No. 9496

Solid Waste and Recycling Regulation Bylaw No. 6803, Amendment Bylaw No. 9497

Richmond Zoning Bylaw No. 8500, Amendment Bylaw No. 9209 (10019 Granville Avenue, RZ 14-671974)

CARRIED

DEVELOPMENT PERMIT PANEL

R15/20-11 15.

It was moved and seconded

- (1) *That the minutes of the Development Permit Panel meeting held on October 14, 2015, and the Chair's report for the Development Permit Panel meeting held on August 26, 2015 be received for information; and*



Regular Council
Monday, November 23, 2015

- (2) *That the recommendation of the Panel to authorize the issuance of a Development Permit (DP 14-672830) for the property at 10019 Granville Avenue be endorsed, and the Permit so issued.*

CARRIED

ADJOURNMENT

R15/20-12

It was moved and seconded
That the meeting adjourn (8:39 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 23, 2015.

Mayor (Malcolm D. Brodie)

Corporate Officer (David Weber)