




To: General Purposes Committee **Date:** May 31, 2021
From: Cecilia Achiam, **File:** 12-8275-30-001/2021-
 General Manager, Community Safety Vol 01
Re: **Application For A New Liquor Primary Licence - Savage Creek Golf Course
 (2008) Ltd - 7388 No. 6 Road, Richmond, BC**


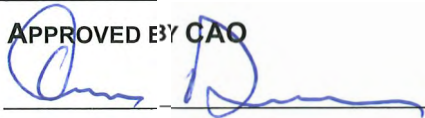
Staff Recommendation

1. That the application from Savage Creek Golf Course (2008) Ltd., for a new Liquor Primary Liquor Licence to compliment the Golf Course, at premises located at 7388 No. 6 Road, with liquor service, be supported for:
 - a) A new Liquor Primary Liquor Licence with proposed indoor occupancy set at 32 persons and outdoor patio set at 28 persons for a total person capacity of 60 persons; and
 - b) Proposed hours of liquor sales from Monday to Sunday, from 9:00 AM to 11:00 PM.

2. That a letter be sent to Liquor and Cannabis Regulation Branch, which includes the information attached as Appendix A, advising that Council recommends the approval of the licence application for the reasons that this new application for a Liquor Primary Licence has been determined, following public consultation, to be acceptable in the area and community.


 Cecilia Achiam,
 General Manager, Community Safety
 (604-276-4122)

Att. 4

REPORT CONCURRENCE	
SENIOR STAFF REPORT REVIEW	INITIALS: 
APPROVED BY CAO 	

Staff Report

Origin

The Provincial Liquor and Cannabis Regulation Branch (LCRB) issues licences in accordance with the *Liquor Control and Licensing Act* (the Act) and the Regulations made pursuant to the Act. This report deals with an application to the LCRB and the City of Richmond by Savage Creek Golf Course (2008) Ltd., (hereinafter referred to as “Savage Creek”) for a new Liquor Primary Liquor Licence to:

- operate, Monday to Sunday, 9:00 AM to 11:00 PM;
- permit a total person capacity of 60 persons with 32 inside and 28 outside patio;
- no change to primary focus of operating an executive style golf course; and
- no other type of entertainment will be offered.

The City is given the opportunity to provide written comments by way of a resolution to the LCLB with respect to the proposed Liquor Primary application. Regulatory criteria a local government must consider are:

- the location of the establishment;
- the proximity of the establishment to other social or recreational facilities and public buildings;
- the person capacity and hours of liquor service of the establishment;
- the impact of noise on the community in the immediate vicinity of the establishment; and
- the impact on the community if the application is approved.

This report supports Council’s Strategic Plan 2018-2022 Strategy #7 A Supported Economic Sector:

Facilitate diversified economic growth through innovative and sustainable policies, practices and partnerships.

Analysis

Location of the Establishment

Savage Creek is proposing to replace the existing Food Primary Liquor Licence currently active at this executive style golf course located at 7388 No. 6 Road with a Liquor Primary Liquor Licence. This property is zoned Golf Course (GC) which permits golf courses and driving ranges and may include accessory uses such as clubhouses which may have the retail sale of sporting goods and food and beverage services.

Savage creek commenced operating this golf course in 2007, previously operating under the name of Pacific Coast Golf Course since 1984. There is no history of any negative issues raised by the operation of this golf course in the City of Richmond. The primary focus of this establishment will remain to be the operation of the executive style golf course with a two tier driving range and an 18 hole mini putting course, while providing food and beverage services. This venue will not provide any other type of entertainment on the property.

Proximity of the Establishment to Other Social, Recreational and Public Building

There are no liquor establishments, schools, parks or other public buildings within 500 meters of Savage Creek.

Person capacity and Hours of Liquor Service of the Establishment

Savage Creek is proposing to operate with a total occupant load of 60 person capacity, 32 indoor and a 28 person outdoor patio. The applicant's proposed operating hours of liquor service are Monday to Sunday, 9:00 AM to 11:00 PM which is consistent with the City's Policy 9400. Savage Creek currently has service hours from 9:00 AM to Midnight on the Food Primary Licence, one hour longer than currently proposing for the Liquor Primary Licence.

The Impact of noise on the Community in the Immediate Vicinity of the Establishment

Savage Creek club house is located approximately 137 meters from the road way situated in Agriculture area. There have been no noise or other issues on record and Savage Creek intends on maintaining the primary focus of the operation as a Golf Course and Driving Range. It is staff's belief that no noticeable increase in noise would be present if the liquor primary licence application is supported.

The Impact on the Community if the Application is Approved

The community consultation process for reviewing applications for liquor related licences is prescribed by the Development Application Fees Bylaw 8951 which under Section 1.8.1 calls for:

1.8.1 Every **applicant** seeking approval from the **City** in connection with:

- (a) a licence to serve liquor under the *Liquor Control and Licensing Act and Regulations*;

must proceed in accordance with subsection 1.8.2.

1.8.2 Pursuant to an application under subsection 1.8.1, every **applicant** must:

- (b) post and maintain on the subject property a clearly visible sign which indicates:

- (i) type of licence or amendment application;
- (ii) proposed person capacity;
- (iii) type of entertainment (if application is for patron participation entertainment); and
- (iv) proposed hours of liquor service; and

- (c) publish a notice in at least three consecutive editions of a newspaper that is distributed at least weekly in the area affected by the application, providing the same information required in subsection 1.8.2(b) above.

The required signage was posted on April 15, 2021, and three advertisements were published in the local newspaper on April 15, 2021, April 22, 2021 and April 29, 2021.

In addition to the advertised signage and public notice requirements, staff sent letters to residents, businesses and property owners within a 50 meter radius of the new establishment. On April 14, 2021, a total of 52 letters were mailed out to residents, businesses and property owners. The letter provided information on the proposed liquor licence application and contained instructions to comment on the application. The period for commenting for all public notifications ended May 15, 2021.

As a result of the community consultative process described, the City has received one response opposed to this application stating it will increase noise in the area.

Other Agency Comments

As part of the review process, staff requested comments from other agencies and departments such as Vancouver Coastal Health, Richmond RCMP, Richmond Fire-Rescue, Building Approvals Department and the Business Licence Department. These agencies and departments generally provide comments on the compliance history of the applicant's operations and premises. No concerns were raised or comments provided by Vancouver Coastal Health, Richmond RCMP, or Building Approvals Department. Richmond Fire-Rescue commented that they are addressing minor issues which are not affecting the safety or occupancy of this establishment and have no concerns with this application.

In the case of this application, staff also requested that the applicant provide evidence of compliance with the Agricultural Land Reserve Use Regulations. This has been confirmed and there is no further application requirements from the Agricultural Land Commission related to this Liquor Primary Licence application.

Financial Impact

None.

Conclusion

The results of the community consultation process of Savage Creek's proposed application for a new Liquor Primary Liquor Licence was reviewed based on the LCRB criteria. The analysis concluded there should be no noticeable potential impact from noise, no significant impact to the community and no comments or concerns were raised from Richmond Fire Rescue or other agencies. Savage Creek has operated this Golf Course with a Food Primary Liquor Licence service since 2007 with no issues. Based on the culmination of these factors, the application for a new Liquor Primary Liquor Licence with person capacity set at 60 persons and liquor service hours set at Monday to Sunday 9:00 AM to 11:00 PM, is recommended.



Carli Williams, P.Eng.
Manager, Business Licence and Bylaws
(604-276-4136)



Victor Duarte
Supervisor, Business Licence
(604-276-4389)

CW:vmd

- Att. 1: Appendix A
- 2: Letter of Intent
- 3: Aerial Map with 50m Notice Area
- 4: Notice of Opposition

Appendix A

Re: Application for a New Liquor Primary Liquor Licence– Savage Creek Golf Course (2008) Ltd. – 7388 No. 6 Rd., Richmond, B.C.

1. That the application from Savage Creek Golf Course (2008) Ltd., operating at, 7388 No. 6 Rd., requesting a new Liquor Primary Liquor Licence at premises located at 7388 No. 6 Rd., be supported for:
 - a) A total person capacity proposed at 32 persons indoor and 28 outdoor Patio for total person capacity set at 60 persons;
 - b) Proposed hours of liquor sales from Monday to Sunday, from 9:00 AM to 11:00 PM, and
2. That a letter be sent to Liquor and Cannabis Regulation Branch advising that:
 - a) Council supports the applicants request for a new Liquor Primary Liquor Licence, with the proposed hours of liquor service;
 - b) The total person capacity is accepted and acknowledged at 60 persons total with 32 indoor and 28 outdoor;
3. Council's comments on the prescribed criteria (Section 71 of the Liquor Control and Licencing Regulations) are as follows:
 - a) The impact of additional noise and traffic in the area of the establishment was considered;
 - b) The potential impact on the community was assessed through a community consultation process; and
 - c) Given that this is an amendment to an existing establishment, there is no history of non-compliance with this establishment;
 - d) As the operation of a licenced establishment may affect nearby residents, businesses and property owners, the City gathered the views of the community through a community consultation process as follows:
 - i) Residents, businesses and property owners within a 50 meter radius of the establishment were notified by letter. The letter provided information on the application with instructions on how to submit comments or concerns; and
 - ii) Signage was posted at the subject property and three public notices were published in a local newspaper. The signage and public notice provided information on the application with instructions on how to submit comments and concerns.

- e) Council's comments on the general impact of the views of residents, businesses and property owners are as follows:
 - i) The community consultation process was completed within 90 days of the application process; and
 - ii) The community consultation process determined only one comment received opposed to this application from residents, businesses and property owners.
- f) Council recommends the approval of the new liquor licence application with the person capacity set at 60 persons and the hours of liquor service set at Monday to Sunday, 9:00 AM to 11:00 PM, for the reasons that this application for a new Liquor Primary Liquor Licence is acceptable to the majority of the residents, businesses and property owners in the area and community.



Jan. 26, 2021.

**RE: Letter of Intent – Liquor Primary Licence
Job# 045193641-001**

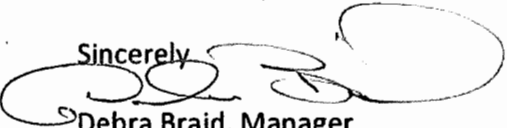
To whom it may concern,

Please accept this letter as Letter of Intent for our application for a Liquor Primary Licence at Savage Creek Golf Course.

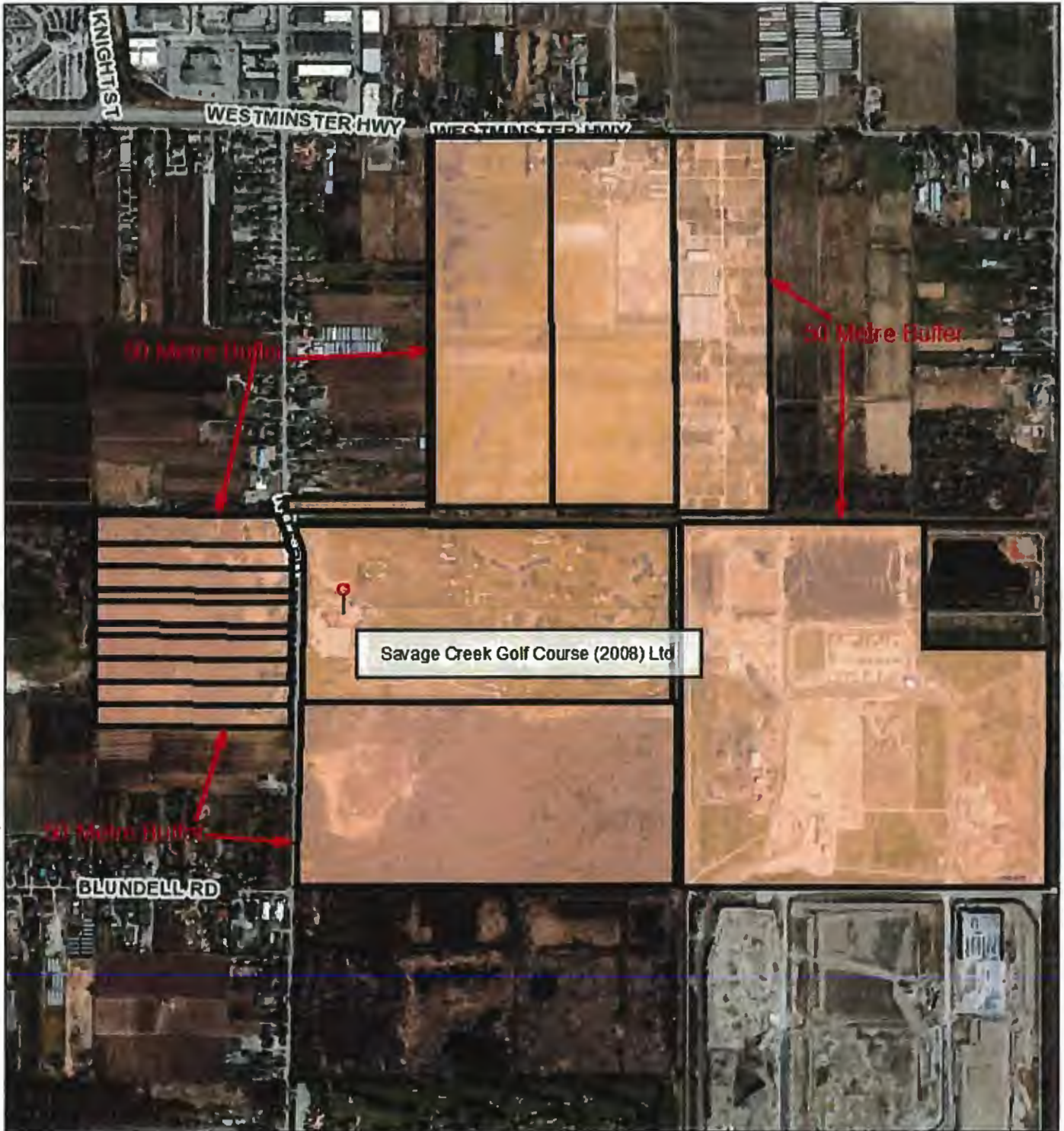
- We are an executive style golf course with a two tier driving range and an 18 holes mini putting course. Our primary focus is golf and golf related practice.
- Our hours of operation are 7am to 9pm daily. Our intended liquor service would be 9am-11pm.
- There will not be any other type of entertainment on the property.
- Our café hours will be 8am to 10pm. We will be offering hotdogs, sandwiches, subs, paninis, soups, nachos, chicken fingers, and other assorted appetizer items. We also offer a full array of non-alcoholic soda, juice, water and specialty coffee drinks.
- We are located on a two-lane street that is primarily farming and residential, there are no schools or churches located in the vicinity.
- There will not be any increase in noise levels or traffic patterns at the golf course/driving range.
- Our facility is approximately about 150 yards back from the road. Again, we do not anticipate any additional noise as we will still only be offering golf related services.
- We are an extremely proactive company. We are very experienced with liquor service and are very aware of the additional challenges that it can incur. We will address any issues if and when they present themselves and will deal with them immediately

Thank you for taking the time to peruse this letter. If I can be of any further assistance, please contact me at (604)690-1516 or

Sincerely


Debra Braid, Manager

Savage Creek Golf Course



6/1/2021, 7:08:31 AM

1:18,056

Lines

— Override 1

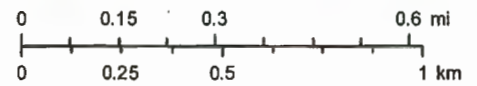
Points

● Override 1

Areas

— Override 1

— Select properties based on spatial relation to a layer _Query result



GP - 67

Duarte,Victor

From: Confiant,Robert
Sent: May 14, 2021 16:11
To: Duarte,Victor
Cc: Chahal,Kashmiro Kaur
Subject: FW: Liquor license : savage creek Golf course

Licence application response email.

Regards,
Bob

-----Original Message-----

From: K S <ksandhu_99@yahoo.com>
Sent: Thursday, 13 May 2021 19:00
To: BusLic <BusLic@richmond.ca>
Subject: Liquor license : savage creek Golf course

City of Richmond Security Warning: This email was sent from an external source outside the City. Please do not click or open attachments unless you recognize the source of this email and the content is safe.

Attn: Business Licensing Dept.

Hello,

I am against the liquor license request. Number 6 road has become a busy corridor and the only quiet we get is in the evening .I can imagine Savage savage creek will bring more traffic and crowds and nice - since it will have a patio which is the only way to dine at present .

Thanks,
Jarnail Sandhu
7531 No 6 road
Richmond , BC