

**MINUTES OF THE REGULAR COUNCIL MEETING
HELD IN THE MUNICIPAL COUNCIL CHAMBERS ON
TUESDAY, OCTOBER 14, 2014 AT 7:35 P.M.**

Deputy Mayor B. Downie presided. Councillors present were L. Christiansen, J. Cordeiro, and S. Tyers. Mayor D. Pernarowski and Councillor B. Bidgood were absent on City Business. Also in attendance were H. Avison, Chief Administrative Officer, D. Block, Director of Development Services, (entered at 8:10 p.m.) T. Irwin, City Planner, A. Thompson, Clerk, and B. Pellegrino, Human Resources Advisor.

**MOVE TO IN-CAMERA
SPECIAL COUNCIL:**

***Meeting Called to Order at
6:00 p.m. – Move to In-
Camera Special Council***

(No. 461)

MOVED/SECONDED to move In-Camera and close the meeting to the public pursuant to Division 3, Section 90(1)(a) of the Community Charter to discuss matters relating to personnel.

Carried Unanimously.

REGULAR MEETING:

Deputy Mayor B. Downie advised that Council agendas and minutes are available for viewing on the City's home page at www.terrace.ca and that Council meetings are webcast on the City's website and the past minutes have been archived.

ADDENDUM:

There was no Addendum.

DELEGATIONS & GUESTS:

***Kerry Giesbrecht, Greater
Terrace Beautification
Society – City Gardener &
Communities in Bloom***

Kerry Giesbrecht, Greater Terrace Beautification Society, thanked the Council for their continued support with the beautification of Terrace. The community has seen many improvements over the years, including the Grand Trunk Pathway and extensions, the rejuvenation of George Little Park, and the establishment of the Terrace Downtown Improvement Area Society.

The Greater Terrace Beautification Society requested that the City of Terrace hire a fulltime, year round gardener and experienced additional seasonal staff dedicated to garden and grounds maintenance. This position would address fall and winter maintenance issues, prepare for the upcoming growing season,

plan for future projects, and ensure continuity with the community's appearance.

Ms. Giesbrecht indicated that the Greater Terrace Beautification Society would also like to participate in the 2015 or 2016 Communities in Bloom program, and that Terrace was a participant in this program in 2001. Communities in Bloom is a provincial, national and international, competitive or non-competitive program, that inspires communities to enhance and sustain the visual appeal of neighbourhoods, public spaces, parks, and streetscapes through the imaginative use of regionally-appropriate plants and landscaping with attention to environmental stewardship and preservation of heritage and cultural assets. The approximate cost, including entry fee and other requirements, is approximately \$2000.

The Greater Terrace Beautification Society noted that a Communities in Bloom Committee would be formed, comprising of Greater Terrace Beautification Society and Terrace Downtown Improvement Area members, members of local government, businesses, service groups, and other volunteers.

Ms. Giesbrecht requested that the City of Terrace endorse and support this initiative, indicating her presentation tonight was for information only and that they hope to discuss this project further with Council or staff.

Deputy Mayor Downie thanked Ms. Giesbrecht for her presentation and advised the matter would be further dealt with under the "Correspondence" portion of this meeting's Agenda. (Nos. 466 & 467)

Chris Gee, Skeena Bicycle Services – Success of the Skeena Bicycle Service

Chris Gee, Skeena Bicycle Service, introduced himself and thanked Council for supporting this non-profit business. The Skeena Bicycle Service was a volunteer driven organization that assisted in providing transportation to community members by refurbishing donated bicycles and giving them to those in need. Bicycles were also donated to Suwilaawks Community School, the transition house, and several local businesses. Community members were also able to use the tools in the bicycle repair shop for the nominal cost of \$2.00/hour. Mr. Gee thanked the bicycle shops in

town who donated tools and equipment to Skeena Bicycle Service.

The shop has had to close its doors as the primary mechanic moved out of town and the shop can no longer operate.

Deputy Mayor Downie thanked Mr. Gee for his presentation and advised the matter would be further dealt with under the "Correspondence" portion of this meeting's Agenda. (No. 468)

Chris Gee, Skeena Bicycle Service – Business Partnerships

Chris Gee, Skeena Bicycle Service, thanked Council for the opportunity to present. Mr. Gee identified his concerns for the intended partnerships and use for the Skeena Industrial Development Park.

Deputy Mayor Downie thanked Mr. Gee for his presentation and advised the matter would be further dealt with under the "Correspondence" portion of this meeting's Agenda. (No. 469)

PETITIONS AND QUESTIONS:

There were no Petitions and Questions.

MINUTES:

Regular Council Minutes, September 29, 2014

(No. 472)

MOVED/SECONDED that the Special Council Minutes of September 29, 2014 be adopted as read on this day and that such Minutes as read set out all the business before Council that day and fully and properly record all of the resolutions and bylaws passed and adopted by Council at that meeting.

Carried Unanimously.

BUSINESS ARISING FROM THE MINUTES (OLD BUSINESS):

There was no Old Business.

CORRESPONDENCE:

Kerry Giesbrecht, Greater Terrace Beautification Society – City Gardener & Communities in Bloom

(No. 466)

MOVED/SECONDED that the request from the Greater Terrace Beautification Society for a full time, year round gardener and experienced additional seasonal staff be referred to the budget process.

Carried Unanimously.

(No. 467)

MOVED/SECONDED that the City work with the Greater Terrace Beautification Society to explore the Communities in Bloom program.

Carried Unanimously.

Chris Gee, Skeena Bicycle Service – Success of the Skeena Bicycle Service

MOVED/SECONDED that the presentation from the Skeena Bicycle Service be received.

Carried Unanimously.

(No. 468)

Chris Gee, Skeena Bicycle Service – Business Partnerships

MOVED/SECONDED that the presentation from Chris Gee be received.

Carried Unanimously.

(No. 469)

MP Nathan Cullen – Request for Support for “an Act to Defend the Pacific Northwest”

MOVED/SECONDED that the City write a letter of support for MP Nathan Cullen’s Act to Defend the Pacific Northwest, and include the City of Terrace resolution No. 051 – 2012; support for making the National Energy Board more accountable; and support for value added jobs.

Carried Unanimously.

(No. 470)

Carman Hendry, Northwest Regional Airport – Request for Support

MOVED/SECONDED that the City of Terrace supports an application to Northern Development’s Economic Diversification Infrastructure program from the Terrace-Kitimat Airport Society for a grant of up to \$250,000 toward the Northwest Regional Airport Air Terminal Improvements project from the Northwest Regional Development Account.

Carried Unanimously.

(No. 471)

CONVENE INTO COMMITTEE OF THE WHOLE:

MOVED/SECONDED that the October 14, 2014 Regular Council Meeting convene into Committee of the Whole.

Carried Unanimously.

(No. 473)

Committee of the Whole
➤ **Development Services**
Component,
October 14, 2014

The following items were discussed at the October 14, 2014 Development Services Component of the Committee of the Whole:

1.DEVELOPMENT PERMIT NO. 37-2014 – MACCARTHY MOTORS (TERRACE) LTD. (5004 HIGHWAY 16 WEST)

2.DEVELOPMENT PERMIT NO. 39-2014 – COAST TO COAST HOLDINGS LTD. (3304 KENNEY STREET)

3.DEVELOPMENT VARIANCE PERMIT NO. 11-2014 – FLYNN (4723 OLSON AVENUE)

4.ZONING AND OCP AMENDMENTS – TEESDALE PROPERTIES (2815 SPARKS STREET)

5.OCP AMENDMENT – FROESE (4934 TWEDLE AVENUE)

It was recommended that the Committee now rise and report.

COMMITTEE REPORTS:

Committee of the Whole
➤ **Development Services**
Component,
October 14, 2014

MOVED/SECONDED that the October 14, 2014 Development Services Component of the Committee of the Whole verbal report be adopted with the following recommendations:

(No. 474)

1.DEVELOPMENT PERMIT NO. 37-2014 – MACCARTHY MOTORS (TERRACE) LTD. (5004 HIGHWAY 16 WEST)

It was recommended that Development Permit No. 37-2014 be issued to MacCarthy Motors (Terrace) Ltd. for the property legally described as Lot 1, District Lot 362, Range 5, Coast District, Plan 3213 Except Plan PRP41063 [5004 Highway 16 West] for a new warehouse for storage.

2.DEVELOPMENT PERMIT NO. 39-2014 – COAST TO COAST HOLDINGS LTD. (3304 KENNEY STREET)

It was recommended that Development Permit No. 39-2014 be issued to Coast to Coast Holdings Ltd., for property legally described as Lot A, District Lot 362, Range 5, Coast District, Plan PRP46812 (3304 Kenney Street) to amend Development Permit No. 27-2014 to permit the revised architectural design of the two apartment buildings and to increase the allowable height of the buildings to 14 metres, including the following variance:

- *To vary sentence 6.5.4.2 of Zoning Bylaw 1431-1995 and amendments thereto to increase the minimum setback for the maximum allowable height of the roof pitch from 12 metres to 14 metres. The increase in roof pitch allows for a peak truss roof design rather than the flat roof approved under Development Permit No. 27-2014.*

3.DEVELOPMENT VARIANCE PERMIT NO. 11-2014 – FLYNN (4723 OLSON AVENUE)

It was recommended that the City issue Development Variance Permit No. 11-2014 for the property located at 4723 Olson Avenue (Lot 8, District Lot 361, Range 5, Coast District, Plan 4478), including the following variance:

- *To vary sentence 6.2.3.3 of Zoning Bylaw 1431-1995 and amendments thereto to reduce the minimum setback for the front parcel line from 7.5 metres to 4.5 metres. The reduction of setback is to allow for the construction of an attached carport to the front of a R2 – Two Family Residential property.*

4.ZONING AND OCP AMENDMENTS – TEESDALE PROPERTIES (2815 SPARKS STREET)

It was recommended that the Bylaw to amend Zoning Bylaw No. 1431-1995 by changing the zoning designation from R2 - Two Family Residential to R3 - Low Density Multi-Family Residential for the property legally described as South 1/2 of North 1/2 of Lot 2, District Lot 360, Range 5, Coast District, Plan 3056 (2815 Sparks Street) proceed to Council for consideration.

It was also recommended that the Bylaw to amend Official Community Plan Bylaw No. 1983-2011 by amending Schedule C - Development Permit Areas of the Official Community Plan Bylaw No. 1983-2011 to designate South 1/2 of North 1/2 of Lot 2, District Lot 360, Range 5, Coast District, Plan 3056 as Development Permit Area No. 7 - Multi-Family proceed to Council for consideration.

5.OCP AMENDMENT – FROESE (4934 TWEDLE AVENUE)

It was recommended that the Bylaw to amend Official Community Plan Bylaw No. 1983-2011 by amending Schedule C – Development Permit Areas of the Official Community Plan Bylaw No. 1983-2011 to designate Lot B, District Lot 979, Range 5, Coast District, Plan 3795 as Development Permit Area No. 7 - Multi-Family proceed to Council for consideration.

Carried Unanimously.

Committee of the Whole

➤ **October 3, 2014**

MOVED/SECONDED that the October 3, 2014 Committee of the Whole Report be adopted with the following recommendation:

(No. 475)

1.REVIEW AND DISCUSSION OF NEW ZONING BYLAW

There were no recommendations at this time.

Carried Unanimously.

Committee of the Whole
➤ **October 7, 2014**

(No. 476)

MOVED/SECONDED that the September 4, 2014 Committee of the Whole Report be adopted with the following recommendation:

1. BRIAN TANAKA, SPECTRA ENERGY – WESTCOAST CONNECTOR GAS TRANSMISSION UPDATE

There were no recommendations at this time.

Carried Unanimously.

COMMITTEE REPORTS (FOR INFORMATION ONLY):

Committee of the Whole
➤ **Development Services Component, September 29, 2014**

(No. 477)

MOVED/SECONDED that the September 29, 2014 Development Services Component of the Committee of the Whole report be received for information.

Carried Unanimously.

SPECIAL REPORTS:

Memo – Deputy Treasurer, Community Works Fund Agreement

(No. 478)

MOVED/SECONDED that the 2014-2024 Community Works Fund Agreement be approved.

Carried Unanimously.

Memo – Fire Chief, 2014 Third Quarter Fire Department Report

(No. 479)

MOVED/SECONDED that the 2014 Third Quarter Fire Department Report be received.

Carried Unanimously.

Memo – Senior Building Inspector, August 2014 Building Synopsis

(No. 480)

MOVED/SECONDED the August 2014 Building Synopsis be received.

Carried Unanimously.

Oral Report, October 14, 2014 6:30 P.M. Public Hearing

(No. 481)

MOVED/SECONDED the oral report for the October 14, 2014 6:30 P.M. Public Hearing be adopted with the following recommendation:

**1.PUBLIC HEARING – CITY OF TERRACE ZONING
BYLAW 2014**

It is recommended that following the holding of a Public Hearing the bylaw to repeal Zoning Bylaw No. 1431-1995 and Downtown Parking Bylaw 1469-1995 and to adopt a Zoning Bylaw for the City of Terrace pursuant to the Planning and Land Use Management powers under Part 26 of the Local Government Act, having considered appropriate consultation, both early and ongoing, with specific persons, community agencies, organizations and authorities considered to be potentially affected and having engaged public consultation, be amended to include:

- *revisions to the setback regulations for Medical Marihuana Production Facilities in the AR1 Zone;*
- *rezoning of eight residential lots on Scott Avenue from R5 to R2 to achieve consistency with the Official Community Plan; and*
- *site specific amendment for 4411 North Sparks Street to permit Home Occupation – Level 3 at that property; and*

proceed to Council for consideration.

Carried Unanimously.

**Oral Report, October 14,
2014 7:00 P.M. Public
Hearing**

(No. 482)

MOVED/SECONDED the oral report for the October 14, 2014 7:00 P.M. Public Hearing be adopted with the following recommendations:

**1.PUBLIC HEARING – ZONING & OCP AMENDMENTS
– 4737 DAVIS AVENUE**

It was recommended that following the holding of a Public Hearing the Bylaw to amend Zoning Bylaw No. 1431-1995 by changing the zoning designation from R2 – Two Family Residential to R3 – Low Density Multi-Family Residential for the property legally described as Lot 8, District Lot 361, Range 5, Coast District, Plan BCP275 (4737 Davis Avenue) proceed to Council for consideration.

It was also recommended that following the holding of a Public Hearing the bylaw to amend OCP Bylaw No. 1983-2011 by amending Schedule C – Development Permit Areas of the Official Community Plan Bylaw No. 1983-2011 to designate Lot 8, District Lot 361, Range 5, Coast District, Plan BCP257 as Development Permit Area No. 7 – Multi-Family proceed to Council for consideration.

2.PUBLIC HEARING – ZONING & OCP AMENDMENTS
3755 INDUSTRIAL WAY

It was recommended that following the holding of a Public Hearing the Bylaw to amend OCP Bylaw No. 1983-2011 by changing the Land Use designation from Park, Recreational & Open Space to Industrial for the property legally described as a portion of Lot I, District Lot 1721, Range 5, Coast District, Plan EPC1179 and a portion of Lot G, District Lot 1721, Range 5, Coast District, Plan EPC1179 and Parcel 1, District Lot 1721, Range 5, Coast District, Plan EPP38380 and Parcel 2, District Lot 1721, Range 5, Coast District, Plan EPP38380 (3755 Industrial Way) proceed to Council for consideration.

It was also recommended that following the holding of a Public Hearing the bylaw to amend Zoning Bylaw No. 1431-1995 by changing the zoning designation from OS - Open Space/Natural to M2 - Heavy Industrial for the property legally described as a portion of Lot I, District Lot 1721, Range 5, Coast District, Plan EPC1179 and a portion of Lot G, District Lot 1721, Range 5, Coast District, Plan EPC1179 and Parcel 1, District Lot 1721, Range 5, Coast District, Plan EPP38380 and Parcel 2, District Lot 1721, Range 5, Coast District, Plan EPP38380 (3755 Industrial Way) proceed to Council for consideration.

Carried Unanimously.

RECESS & RECONVENE:

A short recess was called at 8:40 p.m. and the meeting reconvened at 8:45 p.m.

BYLAWS:

***Land Use Contract
Amendment (5350 Mountain
Vista Drive) Bylaw, Project
No. ADP-02-1423
(Adoption)***

(No. 483)

*MOVED/SECONDED that the Land Use Contract
Amendment (5350 Mountain Vista Drive) Bylaw,
Project No. ADP-02-1423 be read by title only and
adopted.*

Carried Unanimously.

***Official Community Plan
Amendment (4737 Davis
Avenue) Bylaw, Project No.
ADP-02-1425
(Third Reading)***

(No. 484)

*MOVED/SECONDED that the Official Community
Plan Amendment (4737 Davis Avenue) Bylaw,
Project No. ADP-02-1425 be read by title only and
passed in its third reading.*

Carried Unanimously.

***Official Community Plan
Amendment (4737 Davis
Avenue) Bylaw, Project No.
ADP-02-1425
(Adoption)***

(No. 485)

*MOVED/SECONDED that the Official Community
Plan Amendment (4737 Davis Lazelle Avenue)
Bylaw, Project No. ADP-02-1425 be read by title
only and adopted.*

Carried Unanimously.

***Zoning Amendment (4737
Davis Avenue) Bylaw,
Project No. ADP-02-1426
(Third Reading)***

(No. 486)

*MOVED/SECONDED that the Zoning Amendment
(4737 Davis Avenue) Bylaw, Project No. ADP-02-
1426 be read by title only and passed in its third
reading.*

Carried Unanimously.

***Zoning Amendment (4737
Davis Avenue) Bylaw,
Project No. ADP-02-1426
(Adoption)***

(No. 487)

*MOVED/SECONDED that the Zoning Amendment
(4737 Davis Avenue) Bylaw, Project No. ADP-02-
1426 be read by title only and adopted.*

Carried Unanimously.

***Official Community Plan
Amendment (Industrial Way)
Bylaw, Project No.
ADP-02-1427
(Third Reading)***

(No. 488)

*MOVED/SECONDED that the Official Community
Plan Amendment (Industrial Way) Bylaw, Project No.
ADP-02-1427 be read by title only and passed in its
third reading.*

Carried Unanimously.

**Official Community Plan
Amendment (Industrial Way)
Bylaw, Project No.
ADP-02-1427
(Adoption)**

MOVED/SECONDED that the Official Community Plan Amendment (Industrial Way) Bylaw, Project No. ADP-02-1427 be read by title only and adopted.

Carried Unanimously.

(No. 489)

**Zoning Amendment
(Industrial Way) Bylaw,
Project No. ADP-02-1428
(Third Reading)**

MOVED/SECONDED that the Zoning Amendment (Industrial Way) Bylaw, Project No. ADP-02-1428 be read by title only and passed in its third reading.

Carried Unanimously.

(No. 490)

**Municipal Highway Naming
Bylaw, Project No.
ADP-02-1434
(Adoption)**

MOVED/SECONDED that the Municipal Highway Naming Bylaw, Project No. ADP-02-1434 be read by title only and adopted.

Carried Unanimously.

(No. 491)

**City of Terrace Zoning Bylaw
2014, Project No.
ADP-02-1435
(Rescind Second Reading)**

MOVED/SECONDED that second reading of City of Terrace Zoning Bylaw 2014, Project No. ADP-02-1435 be rescinded.

Carried Unanimously.

(No. 492)

**City of Terrace Zoning Bylaw
2014, Project No.
ADP-02-1435
(Amend at Second Reading)**

MOVED/SECONDED that City of Terrace Zoning Bylaw 2014, Project No. ADP-02-1435 be amended to include revisions to the setback regulations for Medical Marijuana Production Facilities in the AR1 Zone; rezoning of eight residential lots on Scott Avenue from R5 to R2 to achieve consistency with the Official Community Plan; and site specific amendment for 4411 North Sparks Street to permit Level III Home Occupation at that property; and passed in its second reading.

Carried Unanimously.

(No. 493)

**City of Terrace Zoning Bylaw
2014, Project No.
ADP-02-1435
(Third Reading, as Amended)**

MOVED/SECONDED that the City of Terrace Zoning Bylaw 2014, Project No. ADP-02-1435 be read by title only and passed in its third reading, as amended.

Carried Unanimously.

(No. 494)

2010-2019 Tax Exemption Bylaw, Project No. ADP-02-1436 (First, Second, and Third Reading)

(No. 495)

2015 Tax Exemption Bylaw, Project No. ADP-02-1437 (First, Second, and Third Reading)

(No. 496)

Official Community Plan Amendment (4934 Twedle Avenue) Bylaw, Project No. ADP-02-1438 (First and Second Reading)

(No. 497)

Official Community Plan Amendment (2815 Sparks Street) Bylaw, Project No. ADP-02-1439 (First and Second Reading)

(No. 498)

Zoning Amendment (2815 Sparks Street) Bylaw, Project No. ADP-02-1440 (First and Second Reading)

(No. 499)

NEW BUSINESS:

Councillor S. Tyers

Councillor J. Cordeiro

MOVED/SECONDED that the 2010-2019 Tax Exemption Bylaw, Project No. ADP-02-1436 be read by title only and passed in its first, second, and third reading.

Carried Unanimously.

MOVED/SECONDED that the 2010-2019 Tax Exemption Bylaw, Project No. ADP-02-1436 be read by title only and passed in its first, second, and third reading.

Carried Unanimously.

MOVED/SECONDED that the Official Community Plan Amendment (4934 Twedle Avenue) Bylaw, Project No. ADP-02-1438 be read by title only and passed in its first and second reading.

Carried Unanimously.

MOVED/SECONDED that the Official Community Plan Amendment (2815 Sparks Street) Bylaw, Project No. ADP-02-1439 be read by title only and passed in its first and second reading.

Carried Unanimously.

MOVED/SECONDED that the Zoning Amendment (2815 Sparks Street) Bylaw, Project No. ADP-02-1440 be read by title only and passed in its first and second reading.

Carried Unanimously.

Councillor Tyers reported on plans for the 2014 Festival of Lights.

Councillor Cordeiro reported on a Terrace Community Forest field trip.

Councillor L. Christiansen

Councillor Christiansen reported on a Terrace Community Forest field trip.

Deputy Mayor B. Downie

Deputy Mayor Downie reported on the 2014 Kitsumkalum Orange Shirt Day Barbeque.

REPORT FROM IN-CAMERA:

There was one item released from In-Camera Status.

In-Camera Special Meeting
of Council, September 29,
2014

RESOLUTION NO. 445

Verbal Update on Spirit Bear
Trademark

MOVED/SECONDED that, following the recent court decision on the matter, the City of Terrace cease to defend the "Kermode Bear", "Kermodei Bear", "Spirit Bear" and "Moksgm'ol" trademarks, that Administration be directed to withdraw from the agreements currently held regarding trademark usage, and that Policy No. 92 – Use and Licencing of the City's Official Marks be repealed.

**QUESTIONS/COMMENTS
FROM THE MEDIA &
AUDIENCE:**

There was one question from the Media.

ADJOURNMENT:

(No. 500)

MOVED/SECONDED that the October 14, 2014 Regular Meeting of Council be now adjourned.

Carried Unanimously.

The meeting adjourned at 9:10 p.m.

CERTIFIED CORRECT:

Deputy Mayor

Alison Thompson
Clerk