



## MINUTES OF A REGULAR COUNCIL MEETING

Monday, January 24, 2022

3:00 p.m.

Remote Video / Teleconference

Present: Mayor van den Broek  
Councillor Albrecht  
Councillor James  
Councillor Martin  
Councillor Pachal  
Councillor Storteboom  
Councillor Wallace

Staff Present: F. Cheung, Chief Administrative Officer  
R. Bomhof, Director of Engineering, Parks and Environment  
K. Hilton, Director of Recreation, Culture and Community Services  
C. Johannsen, Director of Development Services  
D. Leite, Director of Corporate Services  
R. Beddow, Deputy Director of Development Services  
G. Flack, Deputy Director of Corporate Services  
H. Gill, Manager of Engineering  
A. Metalnikov, Planner  
D. Selvage, Manager of Community Safety  
B. Zeller, Manager of Human Resources  
K. Kenney, Corporate Officer

Mayor van den Broek began by acknowledging that the land on which we gather is the traditional unceded territory of the Katzie, Kwantlen, Matsqui and Semiahmoo First Nations.

### 1. **ADOPTION OF AGENDA**

- a. Adoption of the January 24, 2022 Regular Agenda

It was MOVED and SECONDED

THAT the January 24, 2022 agenda be adopted as circulated.

**CARRIED**

## 2. **ADOPTION OF THE MINUTES**

- a. Regular Meeting Minutes from January 10, 2022

It was MOVED and SECONDED

THAT the minutes of the regular meeting held on January 10, 2022 be adopted as circulated.

CARRIED

## 3. **COMMUNITY SPOTLIGHTS**

- a. Langley Animal Protection Society

Sarah Jones, Executive Director provided a presentation on the work of Langley Animal Protection Society, providing information on the following:

- Who we are:
  - 8 volunteer directors on Board
  - 20 Staff (Full, Part-time & Hourly)
  - 100+ Volunteers
  - 1400+ Dogs, Cats and livestock supported yearly
- Key roles:
  - Community Outreach
  - Animal Services
  - Animal Welfare
- Our community programs:
  - Major's Legacy – City contributes \$5,000 annually:
    - Keeping Families Together
    - Food banking
    - Veterinary access
  - Emergency boarding
- Animal Health Clinic:
  - Free clinic for homeless and low-income pet owners
  - Spay/Neuter certificates
- Our Community Connections:
  - Local Veterinarians
  - Salvation Army Gateway of Hope
  - Kimz Angels
  - John Howard Society
  - Douglas College Veterinary Technology Dept
  - Correctional Services of Canada (CSC)

- Pacific Community Resources Society (PCRS)
- Archway Food Bank
- RCMP
- Langley School District
  
- Bylaw Animal Services statistics:
  - number and type of service calls
  - parks patrol hours
  
- LAPS intake statistics
  
- Industry Leading Animal Sheltering Services:
  - Follow the best practice Canadian Standards of Care of Animal Shelters
  - New ISOasis Facility: Isolation for cats
  - Our staff are all Fear Free Certified
  - Work with volunteer and community Veterinarians
  - Statistics on number of dogs, cats, and livestock reunited with family and number of adoptions

Ms. Jones invited Mayor and Council for a tour of their facilities.

#### **4. MAYOR'S REPORT**

##### a. Upcoming Meetings

Special Council Meeting - January 25, 2022 - 4pm, virtual  
Special Council Meeting – January 31, 2022 - 3pm, virtual  
Regular Council Meeting – February 7, 2022 - 3pm, virtual

##### b. Recreation Update

Kim Hilton, Director of Recreation, Culture and Community Services advised that the weight room and exercise classes have re-opened with reduced capacity. Ms. Hilton provided information on upcoming programs and events as follows:

- Celebrating Arts and Culture On-line Exhibition – January 18-31, 2022
- Coldest Night of the Year- February 26, 2022
- BC Family Day Celebration – February 19-21, 2022

In response to questions from Council members, Ms. Hilton advised that:

- refurbishment of the gym floor is complete and the gym and re-opened in the new year; a light sanding and varnish re-coat was also applied to the upstairs fitness room;

- staff will determine whether the City is a co-sponsor of the Coldest Night of the Year event;
  - sanding and varnishing of the gym floor is based on use but typically takes place every 3 or 4 years. When the gym was closed for full sanding, the lines for pickle ball and badminton were readjusted to move them farther apart for safety. Full sanding of the gym floor takes place approximately every 15 to 20 years;
  - the BC Family Day Celebration event will consist of games and sports in the gym and families will be able to book 60-minute time slots to cycle through the various activities;
- c. Discover Langley City - Councillor Albrecht provided an update on activities for January, providing information regarding:
- Municipal and Regional District Tax (MRDT) renewal;
  - Digital marketing;
  - Shop Local Campaign;
  - Edible Vancouver magazine advertisement;
  - Consumer Newsletter

In response to a question from a Council member, Councillor Albrecht will confirm whether the DLC's site photos are available for use by City staff.

## 5. **BYLAWS**

- a. Bylaw 3169 - Zoning Amendment Bylaw & Development Permit No. 09-20  
Final reading of a bylaw to rezone the properties located at 20179, 20189, & 20199 53A Avenue from the RS1 Single Family Residential zone to the CD74 Comprehensive Development zone to accommodate a 5-storey, 56-unit apartment development

It was MOVED and SECONDED

THAT the bylaw cited as the "Zoning Bylaw 1996, No. 2100 Amendment No. 175, 2021, No. 3169" be read a final time.

**CARRIED**

1. Development Permit Application No. 09-20

It was MOVED and SECONDED

THAT Development Permit Application No. 09-20 for a 5-storey, 56-unit apartment development at 20179-20199 53A Avenue be approved.

**CARRIED**

b. Bylaw 3194 - 2022-2026 Financial Plan Bylaw

First and second reading of a bylaw to adopt the Financial Plan for 2022 - 2026

Darrin Leite, Director of Corporate Services provided an overview of the proposed 2022-2026 Financial Plan providing information on the following:

- Capital Improvement Plan Total - \$16,841,080
- Highlights from Capital Improvement Plan:
  - Fire truck replacement
  - Road rehabilitation
  - Operations centre replacement detailed design
  - Storm and sanitary sewer repairs
  - 56 Ave. - 200 St. to 203 St. utilities replacement
  - Michaud sanitary upgrade
  - 46 Ave – 206A St. to 207A St. Storm Upgrade
  - AC watermain replacement
- Funding Sources for Capital Plan Projects
  - Reserves
  - Casino proceeds
  - Previous year's general operating surplus
  - Community Amenity Charge
- 2022 Operating Financial Plan
  - Net Expenditure Increase - \$1,240,570
  - Revenue Changes
- Utilities rates changes from 2021
- Wage & Benefit Increases – 2.21% tax increase
  - Policing increases
  - Other expenditure increases
- 2022 unfunded service level increments
- Tax Rate Effect
- Next Steps

It was MOVED and SECONDED

THAT the bylaw cited as the “Financial Plan 2022 – 2026 Bylaw, 2022, No. 3194” be read a first time.

THAT the bylaw cited as the “Financial Plan 2022 – 2026 Bylaw, 2022, No. 3194” be read a second time.

BEFORE THE QUESTION WAS CALLED in response to questions from Council members, Mr. Leite advised that:

- 70% of the City's residential housing is multi-family;
- the federal government has not indicated that there will need to be a large increase to the police budget in the future;
- amount referenced in the miscellaneous supplies and services line item includes various expenses for departments within the organization;
- staff will determine what the cost would be to have a separate pick-up service for dog waste.

THE QUESTION WAS CALLED and the motion was

CARRIED

It was MOVED and SECONDED

THAT the bylaw cited as the "Financial Plan 2022 – 2026 Bylaw, 2022, No. 3194" be amended as follows:

By replacing Schedule B with a revised Schedule B which includes an additional storm sewer project identified as '204 St, N. of 46 Ave. to Outfall, Storm Sewer Replacement/Realignment' with a budget of \$200,000 to be funded from casino proceeds.

CARRIED

It was MOVED and SECONDED

THAT \$127,500 be add to the Financial Plan Schedule "A", under Engineering and Operations, to include the Environmental Sustainability Coordinator position funded by transferring \$127,500 from the Future Police Cost Reserve to smooth the overall RCMP increase over two years". This will allow the Environmental Sustainability Coordinator position to be funded without impacting the overall 3.94% propose property tax rate increase.

BEFORE THE QUESTION WAS CALLED in response to questions from Council members, Mr. Leite advised that:

- the Environmental Sustainability Coordinator position couldn't be funded from the reserve on an ongoing basis, it would need to be included in a future budget as a tax increase;
- staff recommended deferral of the Environmental Sustainability Coordinator, Parks Worker – Garbage Collection positions and transfer to reserves for Infrastructure Renewal, as it was anticipated

- that the increase to single family residential properties would be too high and so couldn't be included in the budget this year;
- The 3.94% tax increase already includes the following service level increments:
    - increase to Planner position
    - IT Specialist
    - increase in clerical support for Development Services, Engineering, and Administration
    - Communications Assistant
  - The Engineering Project Manager is already in the budget but is funded through the Capital budget; the intent is to transfer it from the Capital budget into the Operating budget as it is an ongoing position; when it was originally proposed it was related to a specific Capital project; as that project has continued over several years now, the intent is to regularize the position. The salary for this position was previously funded from the project budget;
  - staff recommended including the clerical Administration, Development Services, and Engineering in the budget rather than the other positions as those positions were approved in the 2020 budget pre-Covid, but subsequently removed from the budget, so those positions were moved up in the ranking of the new position requests for this budget and recommended to be put back in the budget; with respect to the Communications Assistant, as there is only one staff person doing Communications work for the organization with no back-up, it was identified that this position needed extra support.

THE QUESTION was called and the motion was

DEFEATED

Opposed: Councillors James, Martin, Pachal, and Storteboom

It was MOVED and SECONDED

THAT the \$127,500 be added to the Financial Plan Schedule "A", under Engineering and Operations, to include the Environmental Sustainability Coordinator position funded by an additional property tax increase of .41% for a total increase of 4.35%. The average single family residential increase will be 10.25%.

CARRIED

Opposed: Councillors Martin and Storteboom

In response to questions from Council members, Mr. Leite advised that:

- a business case for the Environmental Sustainability Coordinator position was included in the budget package that was prepared by Engineering Department staff which identified several responsibilities that would be included in that position; subsequently staff also looked at the Township of Langley's Environmental Sustainability Coordinator' job description. Should Council approve the budget for this position, Human Resources would develop the job description for the position;
- the Social Planner position is funded for half a year in the Capital Budget.

It was MOVED and SECONDED

THAT the proposed part-time Communications Assistant, Administration clerical support, and Engineering and Development Services clerical support positions be removed from the 2022 budget.

DEFEATED

Opposed: Mayor van den Broek, Councillors Albrecht, James, Pachal, and Wallace

## 6. NEW AND UNFINISHED BUSINESS

- a. Motions/Notices of Motion
- b. Correspondence
  1. Response Letter from the Ministry of Mental Health & Addictions Response

Provincial Crisis Lines in Jeopardy

It was MOVED and SECONDED

THAT the correspondence from the Ministry of Mental Health & Addictions regarding the Province's Crisis Line Enhancement Project be received.

CARRIED

c. New Business

1. Motion to Hold a Closed Meeting

It was MOVED and SECONDED

THAT the Council Meeting immediately following this meeting be closed to the public as the subject matter being considered relates to items which comply with the following closed meeting criteria specified in Section 90 of the Community Charter:

(1) A part of a council meeting may be closed to the public if the subject matter being considered relates to or is one or more of the following:

(k) negotiations and related discussions respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public.

CARRIED

7. **ADJOURNMENT**

It was MOVED and SECONDED

THAT the meeting adjourn at 4:50 pm.

CARRIED

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Signed:

MAYOR

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Certified Correct:

CORPORATE OFFICER