



## MINUTES OF A REGULAR COUNCIL MEETING

Monday, October 20, 2025

7:00 p.m.

Council Chambers, Langley City Hall  
20399 Douglas Crescent

Present: Mayor Pachal  
Councillor Albrecht  
Councillor James  
Councillor Mack  
Councillor Solyom  
Councillor Wallace  
Councillor White

Staff Present: F. Cheung, Chief Administrative Officer  
R. Beddow, Deputy Director of Development Services  
G. Flack, Deputy Chief Administrative Officer  
K. Hilton, Director of Recreation, Culture and Community Services  
C. Johannsen, Director of Development Services  
S. Kennedy, Fire Chief  
K. Kenney, Corporate Officer  
P. Kusack, Deputy Corporate Officer  
D. Pollock, Director of Engineering, Parks and Environment  
B. Zeller, Manager of Human Resources  
D. Beno, Manager of Social Planning  
A. Chang, Director of Financial Services

### 1. **LAND ACKNOWLEDGEMENT**

The land on which we gather is on the traditional unceded territory of the Katzie, Kwantlen, Matsqui and Semiahmoo First Nations.

### 2. **ADOPTION OF AGENDA**

#### **RECOMMENDATION:**

THAT the October 20, 2025 regular agenda be adopted as circulated.

### 3. **CONSENT AGENDA**

*Before the motion is made to approve the Consent Agenda, a Council member may request that an item be removed from the Consent Agenda and dealt with separately; additionally, a Council member may request that one or more items*

*on the Regular Council Agenda be included on the Consent Agenda, and if no one objects, it will be so listed and considered.*

*Where no recommendation is noted, the agenda item is deemed to be received for information.*

**RECOMMENDATION:**

THAT the following item(s) be approved:

a. Adoption of Minutes

1. Regular Meeting Minutes from October 6, 2025

**RECOMMENDATION:**

THAT the minutes of the regular meeting held on October 6, 2025 be adopted as circulated.

2. Special Meeting Minutes from October 6, 2025

**RECOMMENDATION:**

THAT the minutes of the special meeting held on October 6, 2025 be adopted as circulated.

b. Correspondence

1. BC Charter Challenge to the BC Mental Health Act  
Pathways Serious Mental Illness Society

**4. ADOPTION OF THE MINUTES**

*See Consent Agenda*

**5. COUNCIL MEMBER REPORTS**

a. Upcoming Regular Meetings

November 3, 2025  
November 24, 2025

b. Council Advisory Bodies Update

**6. BYLAWS**

a. Bylaw 3315 - Financial Plan 2025 - 2029 Bylaw Amendment

First, second and third reading of a bylaw to amend the 2025 - 2029 Financial Plan.

*Presentation from:*

Alex Chang, Director of Financial Services  
Scott Kennedy, Fire Chief

**RECOMMENDATION:**

THAT the bylaw cited as "Financial Plan 2025 - 2029 Bylaw, 2025, No. 3308, Amendment No. 1, 2025, Bylaw No. 3315" be read a first, second and third time.

b. Bylaw 3317 - Permissive Tax Exemption Bylaw

Final reading of a bylaw to exempt certain lands and improvements from municipal taxation for the year 2026.

**RECOMMENDATION:**

THAT the bylaw cited as the "Permissive Tax Exemption Bylaw, 2025, No. 3317" be read a final time.

**7. COMMITTEE REPORTS**

a. Accessibility Advisory Committee - Picture Exchange Communication System for Parks

**RECOMMENDATION:**

THAT Council direct staff to consider the installation of Picture Exchange Communication System® (PECS®) boards at city parks and facilities.

b. Environmental Sustainability Committee - Zero Waste Strategy

**RECOMMENDATION:**

1. THAT the recommendation from the Environmental Sustainability Committee:

*"THAT, pursuant to the strategy outlined in the Langley City 2023–2028 Strategic Plan, under Section 5d, the City of Langley implement a policy requiring all community events—including City-led events—to submit a zero-waste management strategy prior to event approval. The policy will include consideration of resource and budget implications."*

be received for information, and

2. THAT Council direct Staff to develop a phased Zero Waste Strategy for all events held in the City.

**8. ADMINISTRATIVE REPORTS**

a. United Way Collective Impact Table and Coordinated Access– Homelessness Management Information System (CA-HMIS)

Report: Chief Administrative Officer & Manager of Strategic Initiatives and Social Planning dated October 15, 2025

**RECOMMENDATION:**

THAT Council receive the report regarding United Way Collective Impact Table and Coordinated Access–Homelessness Management Information System (CA-HMIS), dated October 15, 2025, from the Chief Administrative Officer and the Manager of Strategic Initiatives and Social Planning for information.

- b. Award of Tender T2025-012, Fraser Highway Bike Lane Improvements and Michaud Greenway Trail Paving

Report: Engineering Technologist - Projects dated October 20, 2025

**RECOMMENDATION:**

1. THAT Tender T2025-012, Fraser Highway Bike Lane Improvements and Michaud Greenway Trail Paving be awarded to B.A. Blacktop Infrastructure Inc. for the tendered amount of \$413,481.36 (excluding GST);
2. THAT ISL Engineering and Land Services Ltd. be appointed to undertake the construction support services for \$30,205.00 (excluding GST);
3. THAT a contingency allowance of \$62,000.00 be approved, to be used only for unforeseen issues; and
4. THAT the Director of Engineering, Parks and Environment and the Corporate Officer be authorized to execute the contract document for Tender T2025-012, Fraser Highway Bike Lane Improvements and Michaud Greenway Trail Paving.

**9. OTHER BUSINESS**

- a. Motions/Notices of Motion

1. No More Roadblocks: Motion to Endorse a Simplified Traffic Calming Policy For Residents - Councillors Mack and White

**RECOMMENDATION:**

WHEREAS the current Traffic Calming Policy (CO-47) lacks clarity regarding the definition and boundary that constitutes a given “Benefitting Area”, which is determined on a case by case basis by staff; and

WHEREAS Council should welcome feedback from residents, including requests for traffic calming or other improvements to their neighborhood; and

WHEREAS the current Traffic Calming Policy is unclear and onerous, which will effectively inhibit resident participation, and we should make the process easier and more accessible to not discourage engagement on community concerns; and

WHEREAS other communities have simplified the request process for traffic calming, such as Vancouver, and we should follow suit;

THEREFORE BE IT RESOLVED THAT Council direct staff to present Council with an updated Traffic Calming Policy for its consideration that:

- Sets clear parameters to define the geographical boundaries of the “Benefitting Area”.
- Includes a simplified traffic calming initiation process, removing the requirement for a door to door petition.

2. Community Confusion With Council Chamber Seating Arrangement - Councillor Mack

**RECOMMENDATION:**

WHEREAS while engaging with numerous residents regarding traffic calming on their local streets, more than one resident asked whether Council, including “Councillor Cheung”, supports traffic calming, especially along 201A Street; and

WHEREAS the current Council Chamber seating arrangement where senior staff sit with Council could give the public the impression that members of senior staff are in fact Members of Council;

THEREFORE BE IT RESOLVED THAT Council direct staff to rearrange the Council Chamber seating arrangement such that staff do not sit as Members of Council.

3. Reducing Local Street Speed Limits - Councillor White

**RECOMMENDATION:**

WHEREAS reducing vehicle speeds from 50 km/h to 30 km/h improves stopping distance and reaction time, significantly lowering the risk of collisions and the severity of injuries; and

WHEREAS lower speed limits on local streets enhance public safety, reduce noise and emissions, and while encouraging walking, cycling, and other active travel — support healthier, more connected, and livable neighbourhoods, consistent with the City of Langley’s Transportation 2050 Master Plan; and

WHEREAS over 60 municipalities in British Columbia have adopted or are considering 30 km/h limits for residential streets, and recent surveys show strong public support (≈ 66%) for lower speed limits, including among Metro Vancouver residents;

THEREFORE BE IT RESOLVED THAT that Council direct City of Langley staff to prepare a report exploring the reduction of local

street speed limits, providing Council with sufficient information and context to make a well-informed decision.

4. Community Safety Officer (CSO) Program in Langley City -  
Councillor White

**RECOMMENDATION:**

WHEREAS Langley City continues to face complex social and safety challenges, including increased visibility of mental health crises, substance use, and vulnerable populations in the downtown core; impacting residents, businesses, and public spaces; and

WHEREAS the RCMP and municipalities across British Columbia and Canada have successfully implemented Community Safety Officer (CSO) or equivalent programs that provide high-visibility, non-investigative support to improve public safety, community engagement, and service coordination; and

WHEREAS the Province of British Columbia has endorsed community-based safety planning and multi-agency coordination as essential to building safer, more resilient communities; and

WHEREAS Langley City has committed to inclusive, community-driven governance through initiatives such as the Citizens' Assembly and public safety consultations, and a Community Safety Officer program would directly support these priorities by fostering responsive, localized enforcement and outreach that reflects the needs and values of residents; and

WHEREAS CSO programs have demonstrated positive outcomes including: enhanced public trust and safety through visible, non-threatening presence; improved coordination between police, health, and social services; cost-effective deployment of resources by freeing allowing RCMP to focus on core policing duties, improving service efficiency and cost-effectiveness for the community; increased community engagement and crime prevention education;

THEREFORE BE IT RESOLVED THAT Langley City Council direct staff to:

1. Develop a framework for a Community Safety Officer Department, including staffing model, training standards, operational scope, and budget implications;
2. Engage with Fraser Health, Langley RCMP, local businesses, and community organizations to define collaborative roles and service integration;
3. Report back to Council with a proposed implementation plan, including funding options, by Q2 2026.

5. A Strong Langley City - Councillor Albrecht

**RECOMMENDATION:**

WHEREAS the topic of amalgamation is raised in the lead-up to every Langley City local government election;

WHEREAS amalgamation has not saved money in recent memory for any Canadian municipality where it has occurred;

WHEREAS Langley City citizens have never voted for a member of Council that is pro-amalgamation;

WHEREAS small government is more nimble and responsive to the needs of residents and businesses;

WHEREAS the Regional District and TransLink models allow local governments to share services where it makes sense;

WHEREAS Langley City has a proud tradition of sharing services with neighbouring municipalities where it makes sense;

WHEREAS Langley City has a strong local economy, bold vision, and growing tax base;

THEREFORE BE IT RESOLVED THAT Langley City Council instruct staff to halt any work or action around the topic of amalgamation, and do no further work or action on the topic of amalgamation.

AND FURTHER THAT Langley City Council instruct staff to pursue opportunities to share services with neighbouring municipalities where it makes sense.

b. Public Release of Item from October 6, 2025 Special Closed Meeting

"THAT the Zoning Bylaw Update Phase 2 Engagement Summary dated September 23, 2025 be publicly released".

10. **CORRESPONDENCE**

*See Consent Agenda*

11. **ADJOURNMENT**

**RECOMMENDATION:**

THAT the meeting adjourn.

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Signed:

MAYOR

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Certified Correct:

CORPORATE OFFICER