



## MINUTES OF A REGULAR COUNCIL MEETING

**Monday, February 6, 2017**

**7:00 p.m.**

**Council Chambers, Langley City Hall  
20399 Douglas Crescent**

Present:

Mayor Schaffer  
Councillor Arnold  
Councillor Albrecht  
Councillor Martin  
Councillor Pachal  
Councillor Storteboom  
Councillor van den Broek

Staff Present:

F. Cheung, Chief Administrative Officer  
D. Leite, Director of Corporate Services  
G. Minchuk, Director of Development Services and Economic Development  
R. Bomhof, Director of Engineering, Parks and Environment  
K. Hilton, Director of Recreation, Culture and Community Services  
P. Kusack, Deputy Corporate Officer  
R. Thompson, Fire Chief

### **1. COMMITTEE OF THE WHOLE**

MOVED BY Councillor Storteboom

SECONDED BY Councillor Martin

THAT Council commence Committee of the Whole.

CARRIED

#### **a. Bylaw 3011 - 2017-2021 Financial Plan Bylaw**

Presentation from Darrin Leite, Director of Corporate Services

The Director of Corporate Services provided an overview of the 2017 - 2021 Financial Plan. He reviewed Capital Improvement Plan projects, operating expenditures and taxation. Priorities included: public safety, homelessness, parks boulevards and trails, and recreation opportunities. He reviewed revenue reductions and increases and expenditure increases which included wages, policing, homelessness, corridor improvement program to enhance maintenance of parks, boulevards and trails. He reviewed utilities and noted that the overall tax increase for multifamily is 3.2% and for single family is 5.78%.

MOVED BY Councillor Arnold  
SECONDED BY Councillor Albrecht

THAT Committee of the Whole rise and report.

CARRIED

**2. ADOPTION OF AGENDA**

- a. Adoption of the February 6, 2017 Regular Agenda

MOVED BY Councillor Martin  
SECONDED BY Councillor Pachal

THAT the February 6, 2017 agenda be adopted as circulated.

CARRIED

**3. ADOPTION OF THE MINUTES**

- a. Regular Meeting Minutes from January 30, 2017

MOVED BY Councillor van den Broek  
SECONDED BY Councillor Martin

THAT the minutes of the regular meeting held on January 30, 2017 be adopted as circulated.

CARRIED

- b. Public Hearing Minutes from January 30, 2017

MOVED BY Councillor Albrecht  
SECONDED BY Councillor Storteboom

THAT the minutes of the public hearing meeting held on January 30, 2017 be adopted as circulated.

CARRIED

**4. BUSINESS ARISING FROM COMMITTEE OF THE WHOLE**

- a. Bylaw 3011 - 2017-2021 Financial Plan Bylaw  
Third reading of a bylaw to adopt the 2017-2021 Financial Plan Bylaw.

MOVED BY Councillor Storteboom  
SECONDED BY Councillor Albrecht

THAT the bylaw cited as the “Financial Plan 2017 - 2021 Bylaw, 2017, No. 3011” be read a third time.

BEFORE THE QUESTION WAS CALLED Mayor Schaffer noted that public safety added over \$1 million in expenditures to the budget, which equates to 4%. He further noted that casino revenues offset taxes by 2.5%. Since its opening, the casino revenues have contributed over \$73 million to infrastructure in the community.

THE QUESTION WAS CALLED and same was

CARRIED

## **5. DELEGATIONS**

- a. Langley Care Foundation  
Patrick Matiowski

Mr. Matiowski thanked Council for their ongoing support of the Langley Lodge / Langley Care Foundation. He reported on the background of the Foundation and how it came to be. Their mandate is to provide exemplary care to the aging population in the community, many of whom have limited financial resources. They are a true non-profit as all funds are returned to the foundation and the care of the residents. Their primary objective is to raise funds for the Care Society. Programs stimulate and encourage active living for residents. They have a daily calendar that is possible and provided through the funding. All activities are available to residents at no cost. The health care system provides the basics in care and the Langley Lodge through fundraising goes beyond that to give a full quality of life.

He noted how much the Lodge values the partnerships with the City of Langley, Township of Langley, local businesses, residents, Langley Hospice, Langley Seniors Society, and Kwantlen & Trinity Western Universities. They are well known as an industry leader because they exceed expectations with regard to the quality of life of their residents. They bring happiness to those approaching the end of their lives. Also Langley Lodge won the Langley Chamber of Commerce Community Impact Award.

He thanked Council for the funds that have been provided through the Community Grant program and noted that the City's support makes a difference and helps the residents. It is serving the immediate community; the majority of the residents of Langley Lodge are from the City of Langley.

## **6. MAYOR'S REPORT**

- a. Upcoming Meetings  
Regular Council Meeting – February 20, 2017  
Regular Council Meeting – March 6, 2017 - Televised

b. Metro Vancouver - Councillor Storteboom

The Metro Vancouver Climate Action Committee Meeting this past week to review our work plan and approve some very interesting and "cutting edge" pilot projects that can be supported by the Sustainability Innovation Fund.

Recommended Projects include: A Genomics Approach to Anaerobic Digestion Optimization program for wastewater treatment as well as a High Efficiency Aeration Demonstration project and a Microwave-enhanced Advanced Oxidation Process Sludge Destruction Pilot project. He referred Council's information inquiries to the Metro Vancouver website.

Additional programs recommended for the Sustainability Innovation Fund include: Exploring Innovative Access and Pricing Mechanisms to develop Multipurpose Direct Current Fast Chargers for Electric Vehicles, a National Industrial Symbiosis Program to investigate benefits could be found in waste diversion for value-added uses, greenhouse gas emission reductions, job creation, and clean tech sector growth.

There are also grant recommendations for an Earthquake Early Warning System and a Smart Watering Application that can be used on your smart phone.

In closing, I am eagerly waiting to view initial plans for the Langley City's Urban Farm that was approved by this fund, last year. As you know, with partners from Kwantlen Polytechnic's Institute of Sustainable Horticulture and funding from Metro Vancouver we are planning to grow and distribute fresh produce for our community from the land that is on the hydro right-of-way.

c. Engineering Update

Rick Bomhof, Director of Engineering, Parks & Environment

The Director of Engineering reviewed the action taken by the City's work crews to deal with the latest snow event. He noted that salt is in short supply and will be reserved for priority roads and he reminded residents and businesses that they are responsible to clear sidewalks that are adjacent to their property.

He advised that the new 203<sup>rd</sup> Street bridge deck was poured the first week of February and the project is expected to be complete in March.

Mr. Bomhof advised that Metro Vancouver will be repairing a main valve at 196 Street and Fraser Highway which requires a complete water shut off. During the water shut off the City will temporarily receive water from the Township of Langley's water system. This work is scheduled to take place February 27 through March 2.

Mr. Bomhof provided updates on current construction projects and a Council member noted she's received a complaint that some maintenance is needed on the gravel bike track at Penzer Park.

d. Recreation Update

Kim Hilton, Director of Recreation, Culture & Community Services

The Director of Recreation, Culture & Community Services updated Council about upcoming events in the City of Langley for the month of February. Included

were special events for all ages and interests, regularly scheduled programming, strength and fitness, painting, instructional programming and sports. In response to an inquiry about usage statistics, Ms. Hilton advised that staff will provide a report at a future council meeting after the one year anniversary of the Timms Community Centre later this month.

## **7. BYLAWS**

- a. Bylaw 3012  
Final reading of a bylaw to amend the Waterworks Regulation Bylaw.

MOVED BY Councillor van den Broek  
SECONDED BY Councillor Arnold

THAT the bylaw cited as the “Waterworks Regulation Bylaw, 2004, No. 2550, Amendment No 19 Bylaw, 2017, No. 3012” be read a final time.

CARRIED

- b. Bylaw 3013  
Final reading of a bylaw to amend the Sanitary Sewer and Storm Sewer Rates and Regulation Bylaw.

MOVED BY Councillor Albrecht  
SECONDED BY Councillor Arnold

THAT the bylaw cited as the “Sanitary Sewer and Storm Sewer Rates and Regulation Bylaw, 2003, No. 2494, Amendment No. 15 Bylaw, 2017, No. 3013” be read a final time.

CARRIED

## **8. ADMINISTRATIVE REPORTS**

- a. UBCM Motion – Varied Taxation Rate for the Residential Class

MOVED BY Councillor van den Broek  
SECONDED BY Councillor Martin

1. THAT City Council endorse the following resolution regarding varied taxation rate for the residential class:

WHEREAS the Province of British Columbia through the BC Assessment Act – Prescribed Classes of Property Regulation B.C. Reg. 438/81 specifies that there is one assessment class for all types of residential properties and the Community Charter outlines that a municipal bylaw to establish the property value taxes each year under section 197 (3) specifies there is a single rate for each property class;

AND WHEREAS the assessed value of the multifamily strata units are remaining constant and the single family residential properties are increasing at an accelerated rate causing a greater share of the property value taxes generated in the residential class to be borne by the single family residential properties;

THEREFORE BE IT RESOLVED that the Province of British Columbia amend the BC Assessment Act and the Community Charter to allow the residential class to be split into two distinct residential classes so that a different rate may be applied to each type of residential property to more equitably share the tax burden between the single family residential properties and the multifamily residential strata properties.

2. THAT the Varied Taxation Rate for the Residential Class resolution be submitted to the LMLGA to be considered by its members at the 2017 LMLGA Convention.

BEFORE THE QUESTION WAS CALLED it was

MOVED BY Councillor Pachal

SECONDED BY Councillor Albrecht

THAT the second paragraph be struck and replaced with:

AND WHEREAS the assessed value of the multi-family strata units change at a different rate than the single family residential properties.

THE QUESTION WAS CALLED ON THE AMENDMENT and same was

CARRIED

BEFORE THE QUESTION WAS CALLED ON THE MAIN MOTION AS AMENDED it was noted that this motion was worthy of a second attempt to make a more fair approach to taxation. Mayor Schaffer noted that the request to separate the residential classes is similar in nature to the class structure now used to tax industrial properties which separated light and heavy industrial classes a number of years ago.

THE QUESTION WAS CALLED ON THE MAIN MOTION AS AMENDED and same was

CARRIED

Councillor Arnold opposed.

- b. UBCM Motion - Sprinklers for 4-Storey Balconies

MOVED BY Councillor Martin

SECONDED BY Councillor Albrecht

THAT City Council endorse the following resolution be submitted to the Union of British Columbia Municipalities for consideration:

WHEREAS in 2016 the Province of British Columbia has suffered numerous large loss fires in 4-storey wood frame multi-residential buildings that could have been mitigated by the installation of sprinklers on balconies;

AND WHEREAS the British Columbia Building Code is based on the National Building Code with modifications specific to BC and that the National Building Code (2015) requires the installation of sprinklers on balconies of 4-storey buildings;

THEREFORE BE IT RESOLVED that the Minister Responsible for Housing immediately issue a Ministerial Order requiring the installation of sprinklers on the balconies of all new wood frame 4-storey multi-residential buildings.

BEFORE THE QUESTION WAS CALLED it was noted that the resolution will first be presented to the LMLGA for endorsement before being forwarded to the UBCM for consideration. Councillor Storteboom asked that the local MLA be advised of the City's intent to send the resolution to UBCM as well.

THE QUESTION WAS CALLED and same was

CARRIED

**9. NEW AND UNFINISHED BUSINESS**

- a. Motions/Notices of Motion
- b. Correspondence
- c. New Business

**10.    ADJOURNMENT**

MOVED BY Councillor Storteboom  
SECONDED BY Councillor Pachal

That the meeting be adjourned at 7:54pm

CARRIED

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MAYOR

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CORPORATE OFFICER