COUNCIL CORRESPONDENCE UPDATE TO JULY 26, 2019 (8:30 a.m.)

Referred for Action

(1) July 21, 2019, regarding "Fwd: Interview with Isabel Gordon, director of financial services, District of West Vancouver – MNAI | Municipal Natural Assets Initiative" (Referred to Director of Financial Services for consideration and response)

(2) July 22, 2019, regarding "No to Park Royal's plan to add 98 Rental Units" (Preliminary Development Proposal for 707 and 723 Main Street) (Referred to Director of Planning & Development Services for consideration and response)

(3) July 23, 2019, regarding "Council Meetings and CAC % upon re-appraisal following re-zoning" (Referred to Director of Planning & Development Services for consideration and response)

(4) July 25, 2019, regarding "Interim Tree Bylaw" (Proposed Interim Tree Bylaw No. 4892, 2016, Amendment Bylaw No. 5023, 2019) (Referred to Director of Planning & Development Services for consideration and response)

(5) July 25, 2019, regarding "Fwd: Neighbourhood Character Working Group update" (Referred to Director of Planning & Development Services for consideration and response)

Referred for Action from Other Governments and Government Agencies

No items.

Received for Information

(6) Committee and Board Meeting Minutes – Art Museum Advisory Committee meetings May 15 and July 4, 2019; and Memorial Library Board meeting June 19, 2019

(7) 33 submissions, July 16-25, 2019, regarding Preliminary Development Proposal for 707 and 723 Main Street (Park Royal)

(8) 8 submissions, July 18-23, 2019, regarding Proposed Development Variance Permit 18-037 (4358 Ross Crescent)

(9) 2 submissions, July 21 and 25, 2019, regarding Preliminary Development Proposal for Taylorwood Place

(10) 3 submissions, July 21 and 22, 2019, regarding West Vancouver Canada Day Fireworks Show

(11) July 22, 2019, regarding "THE PROPOSED TREE BY-LAWS" (Proposed Interim Tree Bylaw No. 4892, 2016, Amendment Bylaw No. 5023, 2019)

(12) 2 submissions, July 22 and 25, 2019, regarding Proposed Development Permit 16-059 (1552 Esquimalt Avenue)

(13) 2 submissions, July 22 and 25, 2019, regarding Natural Capital in the District of West Vancouver

(14) TD Canada Trust, Park Royal Branch, July 23, 2019, regarding "Invitation - TD Park Royal Opening Event - July 27th"

(15) July 23, 2019, regarding "4441 Piccadilly North" (Pre-application Development Proposal)

(16) Union of British Columbia Municipalities, July 24, 2019, regarding "Provincial Response to 2018 Resolutions"

(17) North Van Arts, July 24, 2019, regarding "Tomorrow at Cityscape: 50th Anniversary Opening & Celebration" (July 25, 2019)

(18) North Shore Table Matters Network, July 25, 2019, regarding "Table Matters News"

Responses to Correspondence

(19) Director of Engineering & Transportation Services, July 18, 2019, response regarding "Climate Change"

(20) Director of Engineering & Transportation Services, July 24, 2019, response regarding Sidewalk Maintenance and Cleanliness

(21) Director of Engineering & Transportation Services, July 25, 2019, response regarding "Warning devices on cycles."

0842-09

From: s. 22(1) [redacted]
Sent: July-21-19 3:35 PM
To: MayorandCouncil
Subject: Fwd: Interview with Isabel Gordon, director of financial services, District of West Vancouver – MNAI | Municipal Natural Assets Initiative

>>>>>>> Dear Mayor Booth and Members of Council,

>>>>>>> How are we measuring and managing our natural assets?
>>>>>>>
>>>>>>> Thank you,
>>>>>>> s. 22(1) [redacted]
>>>>>>> s. 22(1) [redacted]

>>>>>>> https://urldefense.proofpoint.com/v2/url?u=https-3A__mnai.ca_an-
>>>>>>> 2Dinterview-2Dwith-2Disabel-2Dgordon_&d=DwIFaQ&c=QIrNq2uxS0atTtq
>>>>>>> tSRQ93vMiccJstcRxucNPlR1tyC8&r=L72v9CM-f_XqpOL7kiFxFOpCasHIDDbVC
>>>>>>> KY-vXPrfsE&m=am0DRGZQ4jT__Llvbs798lD2Qzm2YhcsWgEiig8ZnnU&s=acelx
>>>>>>> 0CH3mIt0fwFZjCTggJMlD9UaWTDaAT85d5K-RQ&e=
>>>>>>>
>>>>>>>
>>>>>>> Sent from my iPhone

(2)

1010-01

From: [redacted]
Sent: July-22-19 9:04 AM
To: MayorandCouncil
Subject: No to Park Royal's plan to add 98 Rental Units

At this time, I am not in favour of Park Royal's proposal to add 5 more floors to both of its not yet built Park Royal towers, due to size (19 stories) and that more density leads to even more traffic congestion at Taylor Way and Marine.

The argument to circumvent the Local Area plan is based on low vacancy rates.

Do you know that WV Vacancy Rate is derived only from Rental Buildings
Not included are Rentals in condos, secondary suites, houses not included.
DWV has no info of how many rental housing units are in WV.

CMHC conducts the Rental Market Survey (RMS) every year on a sample basis and targets only privately initiated structures **with at least three rental units. Note that Condos, Houses and Secondary Suites are not surveyed.** Data is collected using telephone interviews, site visits, and information is obtained from the **owner, manager, or building superintendent.**

2,200+ Rental listings: **400+ on** Craigslist, 1,000+ secondary suites, 300+ AirBnB listings and 500+ estimated WV empty houses subject to new Vacancy Tax

1,500+ new units completed, building, approved in new North Van's Lions Gate - Marine Village on lower Capilano Road just across from Cedardale.

With the recent Provincial Government decision to limit rent increases to the rate of inflation (2% currently), why will rental housing increase in the future?

Without a Market Rental Research report for West Van, how can Staff and Council accept that there is sufficient a rental need to circumvent the Local Area plan?

I look forward to hearing back on these questions from the Mayor and each Councillor.

--
[redacted]
West Vancouver, BC [redacted]

(3)

2500-01

From: s. 22(1) [redacted]
Sent: July-23-19 3:18 PM
To: MayorandCouncil
Cc: s. 22(1) [redacted]
Subject: Council Meetings and CAC % upon re-appraisal following re-zoning

Dear Mayor and Council
I am sure you will have seen this unflattering article in the NS News: https://www.nsnews.com/opinion/editorial-bleary-ayes-1.23887247?fbclid=IwAR3GVCL2Z6rt9KmaNPQzerA10WqjN8jTFU8m5QcRj4tYqx9m9N6gkJ9cGM0

s. 22(1) [redacted] I were in attendance at that mammoth meeting during which the B-Line service was touched upon and frankly, we too felt very disappointed at the manifest lack of decorum demonstrated by some of those who opposed the B-Line by their jeering and lack of consideration for others. There was also inadequate attention to the logistics of coping with the large numbers who showed up, and I made it a point to write soon after with some suggestions. I understand that some of these suggestions were implemented and I believe that Councillor Wong did respond to me to that effect.

My note today is to seek your views on whether/when the matter of the 75% CAC following the re-appraisal of a re-zoned property will be taken up for discussion with a view to brining it in line with other municipalities. Many like me are dumbstruck that this CAC should remain so high as to deter any sensible person from seeking a re-zoning of a property (or a parcel of one or more) properties.

My tentative attempts at reaching out to the then Mayor-aspirant Mary-Ann Booth and then Councillor-aspirant Marcus Wong were met with a very positive response asnd I wass looking forward to things gathering momentum towards looking after this aspect shortly after the council elections in 2018, but unfortunately, this does not appear to be the case.

I would appreciate an update on this please, if it's not asking too much.

Thank you.
With kind regards

s. 22(1) [redacted]
WEST VANCOUVER, s. 22(1) [redacted]

(4)

1610-20-5023

From: s. 22(1)
Sent: July-25-19 11:33 AM
To: MayorandCouncil
Subject: Interim Tree Bylaw

Dear Mayor and Council Members,

It was interesting to watch a video of the interaction between council members pertaining to the interim tree bylaw at the regular council meeting on July 16th, at which time there was a lack of consensus as to the size of trees that need to be protected in the District of West Vancouver. In view of Council's previously stated intention to encourage the preservation of as many trees as humanly possible in West Vancouver, my words, not yours, I wish to ask what is Council's intention with regard to the prolific assortment of trees and shrubs on or surrounding the property at 2195 Gordon Avenue.

Since the two vacant buildings on the property are currently under orders for demolition, I will appreciate an answer to my question before an indiscriminate chainsaw is applied to the area.

Yours truly,

s. 22(1)

West Vancouver

0117-20-NCWG

From: [redacted]
Sent: July-25-19 4:01 PM
To: MayorandCouncil
Subject: Fwd: Neighbourhood Character Working Group update

Please can the results of this (that were attached) include the questions to put the results into context?

Secondly, I was alarmed at some of the questions as some seemed biased towards a certain opinion. Unless this was the objective? To validate an opinion?

I would like a response please.

Thanks

[redacted] West Vancouver

Begin forwarded message:

From: District of West Vancouver <notifications@engagementhq.com>
Date: July 25, 2019 at 3:51:02 PM PDT
To: [redacted]
Subject: Neighbourhood Character Working Group update
Reply-To: communications@westvancouver.ca

The first phase of community consultation by the Neighbourhood Character Working Group has concluded. Thank you to all those who participated.

A review of public input and progress report to Council are available below.

Council Report

Council Presentation

Next steps

The Neighbourhood Character Working Group will be considering potential responses to address the issues that you helped identify.

We look forward to validating these recommendations with you during the next phase of consultation.

More information

westvancouverite.ca/neighbourhoodcharacter

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THE CORPORATION OF THE DISTRICT OF WEST VANCOUVER
ART MUSEUM ADVISORY COMMITTEE (AMAC) MEETING MINUTES
PROGRAMMING ROOM, WEST VANCOUVER ART MUSEUM
WEDNESDAY, MAY 15, 2019

(6)(a)

0116-20-AMAC

Committee Members: F. Albert-Howard; D. Becker; K. Duffek; H. Greenwood; B. Helliwell; R. Jafari; D. LaCas; F. Patterson; and Councillor N. Gambioli. Absent: M. Price.

Staff: D. Morrison, Museum Administrator/Curator; D. Niedermayer, Senior Manager, Cultural Services; and L. de Jesus, Recording Clerk.

1. CALL TO ORDER

The meeting was called to order at 6:04 p.m.

2. APPROVAL OF AGENDA

It was Moved and Seconded:

THAT the May 15, 2019, Art Museum Advisory Committee meeting agenda be amended by adding new Item 12 regarding New Business,

AND THAT the agenda be approved as amended. CARRIED

3. ADOPTION OF MINUTES

It was Moved and Seconded:

THAT the March 20, 2019, Art Museum Advisory Committee meeting minutes be adopted as circulated. CARRIED

4. ADOPTION OF MINUTES

It was Moved and Seconded:

THAT the March 26, 2019, Arts & Culture Strategy AMAC Subcommittee meeting minutes be adopted as circulated. CARRIED

REPORTS / ITEMS

5. Arts & Culture Strategy AMAC Subcommittee - Report

F. Patterson, distributed written memo from the May 13, 2019 meeting. Members were reminded that the Arts & Culture Facilities Plan will be at Council on June 24.

Cornerstone Planning Group presented the draft interim Plan to community arts stakeholders on May 8th. Two facility development options will be recommended in the final Plan for further exploration. One is a combined Arts and Culture Centre that includes the community arts and an art museum. The other option is for two new facilities: a Community Arts Centre and an Art Museum.

Councillor N. Gambioli confirmed her understanding that the Music Box and the Silk Purse will be replaced by any new facility(ies) that is/are developed.

D. Niedermayer confirmed that the District of West Vancouver submitted a grant application for the restoration of the Ferry Building. Results will be known in October.

6. Fundraising - Update

D. Morrison provided the following updates:

- The Simons edition program is advancing with four new artists slated for this year.
- There was a recent donation to the Museum Endowment Fund meeting the minimum amount of $10,000 to launch the endowment fund.
- The Chair, F. Patterson, is hosting a fundraiser dinner for the endowment fund on July 25.
- A Friends Reception will take place in the fall; venue to be confirmed.
- The Home Tour fundraising is underway. AMAC member, D. Becker, secured three $500 donations.
- The Museum booked bus shelter ads for the Home Tour and Harmony Arts Festival.

It was Moved and Seconded:

THAT Diana Becker, Fanny Patterson and Rosa Jafari form the Fundraising Subcommittee.

CARRIED

7. Museum Programming - Update

Copies of the *Design for Living: West Coast Modern Homes Revisited* were distributed to the committee. The opening reception is Tuesday, May 21.

D. Morrison reported that the Jim Breukelman exhibition was a great success.

The Art Museum secured an exhibition slot showcasing Parviz Tanavoli. This event is scheduled in July.

8. Community Engagement - Update

D. Morrison reported on the following initiatives:

- Work is underway for the Indigenous showcase for the Harmony Arts Festival.
- Participation in the First Thursdays ArtWalk organized by the West Vancouver Community Arts Council occurred on May 2. The Art Museum was open until 8 p.m. and there was a modest number of visits.
- The West Vancouver Foundation approved a grant to facilitate WVAM!, a free drop-in event inviting the community to take part in art projects. The inaugural event is on May 25 and will continue to take place every last Saturday of the month.
- The Art Museum collaborated with the West Vancouver Memorial Library on Booktopia's Teen Art Exhibition on display at the library from May 1-31.
- As part of the North Shore Art Crawl, over 200 people visited the Art Museum over two days (March 2 and 3).
- The Simons edition prints are on displace at Municipal Hall.

9. AMAC Vacancy - Discussion

The call for the AMAC member vacancy will occur in the fall to align with the District's annual committees recruitment process providing higher profile and potential to attract more applicants. Members are asked to encourage individuals that they know, who possess the relevant skills and experience, to apply to become

AMAC members in the recruitment cycle this fall. Application forms available in October.

B. Helliwell leaves the meeting at 6:41 p.m.

10. North Shore Cultural Mapping Project - Update

The committee is encouraged to take the opportunity to review the beta launch of the map top review the navigation, features and send feedback to the North Van Arts Council on layout, user friendliness and intuitiveness. The full launch will be in 2020.

11. Next Meeting

The next meeting is on Wednesday, July 17 at 6 p.m.

12. New Business

Councillor N. Gambioli, Council liaison to Heritage Advisory Committee, informed AMAC there are three properties with Heritage Revitalization Agreements the AMAC may want to consider for future home tours. The Boyd House (Ron Thom; 1945; Duchess Ave, west coast modern); Hewitt House (pre-war; oldest house in the Radliffe area); Woytt Bowie (Fred Hollingsworth, Barrie Downes; west coast modern; Clyde Ave).

The AMAC Planning Session will be rescheduled after the Arts & Culture Facilities Plan is submitted to Council and next steps confirmed.

D. Niedermayer reported that the Arts & Culture Advisory Committee (ACAC) met with District staff from various departments to become more familiar with other divisions work related to arts and culture.

The ACAC is meeting with a number of community organizations and committees of Council to become familiar with their mandate, challenges, and opportunities and explore potential ways to work collaboratively to advance the implementation of the Arts & Culture Strategy and other opportunities. The ACAC would also like to meet with AMAC.

Action: H. Greenwood; B. Helliwell; R. Jafari; D. LaCas; F. Patterson will meet with the ACAC on September 17 at 1 p.m. Any other AMAC members available are invited. Staff to send draft agenda to the AMAC for the meeting.

PUBLIC QUESTIONS

13. PUBLIC QUESTION

There were no questions.

14. ADJOURNMENT

It was Moved and Seconded:

THAT the May 15, 2019, Art Museum Advisory Committee meeting (open session) be adjourned.

CARRIED

The meeting adjourned at 6:57 p.m.

Certified Correct:

[redacted] s. 22(1)

Chair

[redacted] s. 22(1)

Committee Clerk

THE CORPORATION OF THE DISTRICT OF WEST VANCOUVER
ART MUSEUM ADVISORY COMMITTEE (AMAC)
FUNDRAISING SUBCOMMITTEE MEETING MINUTES
PROGRAMMING ROOM, WEST VANCOUVER ART MUSEUM
THURSDAY, JULY 4, 2019

(6)(b)

0116-20-AMAC

Committee Members: R. Jafari; and F. Patterson.

Staff: D. Morrison, Museum Administrator/Curator; H. Letwin, Assistant Curator; and L. de Jesus, Recording Clerk.

1. CALL TO ORDER

The meeting was called to order at 2:10 p.m.

2. APPROVAL OF AGENDA

It was Moved and Seconded:

THAT the July 4, 2019, Fundraising Subcommittee meeting agenda be approved as circulated.

CARRIED

REPORTS / ITEMS

3. Appoint Chair - Discussion

It was Moved and Seconded:

THAT Rosa Jafari be selected as Chair.

CARRIED

4. 2019 Fundraising – Discussion

Discussions were held regarding the various 2019 fundraising initiatives.

Allocation of Funds Raised

In particular, funds raised by these various initiatives are held as follows:

1. West Vancouver Art Museum (WVAM) Endowment Fund
   This is held by the West Vancouver Foundation, not the District. Donations received at the Endowment Fund dinner on July 25 go into this fund.
2. Simon Editions Program
   Proceeds from sales of editions support Art Museum exhibitions and programs.
3. West Coast Home Tour
   Proceeds from ticket sales for the tour are split 50/50 between the District and the AMAC Fund held by the District. Proceeds from sponsorship are used to cover costs of the tour (e.g. buses and catering for the reception etc.).

4. Donations to the WVAM
   Donations collected at the outside of any particular fundraising initiative of the WVAM are included in the WVAM's annual budget and are used to support exhibitions and programs.

Endowment Fund Dinner

A dinner will be held on July 25 to raise money for the WVAM Endowment Fund. This is to be the first in a series of annual Endowment Fund dinners. R. Jafari offered to host a similar dinner in the future.

Donor Appreciation Event

The WVAM will hold its second annual Donor Appreciation Event on Thursday, December 5.

Yalda and Nowruz Initiatives

Members discussed other potential initiatives such as creating an event that coincides with the Iranian winter solstice celebration (Yalda) or new year (Nowruz).

Long Table Dinner

There was a discussion regarding a long table dinner for 2020.

Paint Night at the WVAM

Members discussed holding an art and wine night. R. Jafari would be the instructor and donate her time. Due to the limited space in the Programming Room, capacity would be 30 people. This event may take place late October or early November.

Next AMAC Meeting

The Chair will brief the AMAC at the July meeting with the following information:

1. Provide details of Paint Night at the WVAM and encourage AMAC members to attend and bring a friend;
2. Provide details of a long table dinner in fall 2020 and ask AMAC members for their support; and
3. Ask AMAC members to provide their own fundraising ideas, speak to their contacts and host an event to bring new people.

Action: D. Morrison to review the Sponsorship Agreement between the District and AMAC and report back to the Fundraising Subcommittee.

5. Other Business

The next meeting date to be determined.

PUBLIC QUESTIONS

6. PUBLIC QUESTIONS

There were no questions.

7. ADJOURNMENT

It was Moved and Seconded:

THAT the July 4, 2019, Fundraising Subcommittee meeting (open session) be adjourned.

CARRIED

The meeting adjourned at 3:25 p.m.

Certified Correct:

s. 22(1) [redacted]

Chair

s. 22(1) [redacted]

Committee Clerk

west vancouver MEMORIAL LIBRARY

(6)(c)

WEST VANCOUVER MEMORIAL LIBRARY BOARD 1905-03

MINUTES
For the meeting of
June 19, 2019
Welsh Hall East

Present: J. Stirk [Chair], D. Carter, C. Garton, E. Fiss, A. Krawczyk, K.R. Shimoda, J.A. Telford, T. Wachmann, F. Zhu

Regrets: P. Lambur, A. Nimmons

Staff: J. Benedict, L. Breen, S. Felkar, P. Cumming, S. Kent

1. Call to Order

   The meeting was called to order at 6:04 p.m.

2. Public Comments

   No members of the public were present.

3. Approval of the Consent Agenda

   It was duly moved and seconded:

   THAT the Consent Agenda be approved as circulated.

   CARRIED

4. Approval of Agenda

   J. Benedict requested that under item 6. Director, the addition of c) Access to Digital Content and d) Update on Interim Plan.

   F. Zhu also advised that C. Garton would be providing the report on item 11. Foundation.

   Moved by: K. R. Shimoda
   Seconded by: F. Zhu

THAT the Agenda be approved as amended.

CARRIED

5. Adoption of Minutes

Moved by: D. Carter
Seconded by: E. Fiss

THAT the Minutes of the Library Board meeting held May 22, 2019 be adopted.

CARRIED

6. Director

a) Mid-Year Grant Approvals

Moved by: J.A. Telford
Seconded by: E. Fiss

THAT the WVML Library Board approve the receipt and expenditure of the Canada Summer Jobs Grant of $1,940.40 for the Digital Experience Student Librarian.

CARRIED

b) Art Commissions

J. Benedict advised that after careful consideration, the Selection Panel submitted their recommendations to the Permanent Art Committee and the proposal by Sky Spirit Studio was chosen.

The Permanent Art Committee were impressed by the other proposals submitted as well and would like to consider further opportunities for Indigenous art in the Library.

Moved by: E. Fiss
Seconded by: D. Carter

1. THAT the WVML Library Board award the McDonald Creek Meeting Room Art Commission to Sky Spirit Studio;

.../3

2. Direct the Permanent Art Committee to bring forward recommendations for further additions to the permanent collection by Indigenous artists.

CARRIED

c) Access to Digital Content

At the February Board meeting S. Felkar advised that there are growing concerns around publisher limitations on public library access to digital content. Recently, one of the biggest publishers, Hachette Book Group, has changed their licencing agreement so it is no longer available on a perpetual basis. The Library will now have to purchase a 2-year licence that only allows a limited number checkouts of a title.

d) Update on Interim Plan

J. Benedict met with J. Stirk and P. Cumming, Head of Customer & Community Experience to discuss an interim plan. The plan will be reviewed by the Library Managers and Supervisors at their June 25 meeting. The Chairs of the Library Board Committees will also meet with the Senior Staff team to review the interim plan. A report will be provided to the Trustees on the outcome of this meeting.

7. Governance

a) Third Party Promotions

The Trustees agreed that in the long term there should be a policy addressing all Third Party Promotion. In the short term, the Trustees requested that staff draft a policy for Third Party Promotion in the Library, including video, based on past practice. S. Kent will draft a report documenting past practices with recommendations for the new policy.

8. Strategy

No report.

9. Finance

a) Foundation Mid-year Distribution Request

.../4

The Finance Committee met with the WVML Foundation Treasurer who agreed with the concept of splitting the Library's funding requests. At the next Board meeting the Trustees will receive the 2nd part of the Library's request for approval.

Moved by: D. Carter
Seconded by: J.A. Telford

1. THAT the WVML Library Board approve the submission of the Library's 2019 mid-year funding distribution request for a total of $49,698, subject to the consent of the Foundation as follows:

1) $2,500 from Robert L. Welsh Fund
2) $43,348 from Restricted Purpose Funds
3) $3,850 from 2019 Donations

2. THAT the WVML Library Board approve the receipt and expenditure of mid-year funding from the Library Foundation in the amount of $49,698, provided that the Library Foundation consents to the distribution. The funding is for specific restricted purposes and the expenditures are in accordance with the donors' wishes.

CARRIED

10. Advocacy and Community Relations

F. Zhu reviewed the purpose of meeting informally with the Councillors on a one-on-one basis. She asked the Trustees assigned if they could have their meetings completed by the end of August and email her the highlights and/or concerns discussed. She will then prepare a report for the Board.

F. Zhu reminded the Trustees of the following events in July:

- July 4 is the Shared Journeys launch
- July 11 is the retirement celebration for J. Benedict
- July 15, the Library's Annual Community Report will be presented to Council. She asked Board members to attend as a show of support for the Library.

11. Foundation

C. Garton reported that Andreas Thompson was re-appointed Chair with the existing executive also re-appointed.

.../5

Keith Tyler is the new Foundation Coordinator and he will be working Mondays, 10 a.m. to 5 p.m. and Thursdays, 6 to 9 pm.

The Foundation video is almost complete with only the narration and subtitling to be done.

The Directors are looking for sponsors for the fundraising event in October.

12. InterLINK

At the May 28 meeting, Scott Hargrove and Andrea Freeman from the ABCPLD spoke to the InterLINK Board.

The InterLINK Board is working on governance issues and enhancing their policy manual.

K.R. Shimoda also provided a brief update on some of the activities of the other member libraries.

The Chair thanked him for his report.

13. Correspondence

a) Letter of Congratulations to Paul Squires

A letter was sent congratulating Paul Squires, former acting Assistant Deputy Minister of Education, on his appointment as Executive Director, Policy and Coordination in the Office of the Premier.

b) Letter to the Mayor re: Provincial Support

The Chair sent a letter to the Mayor requesting Council consider a motion to appeal for increased provincial support for public libraries.

14. New Business

None

15. Date of Next Meeting

Wednesday, July 17, 2019, 6:00 p.m.

.../6

P. Cumming, S. Felkar, S. Kent and L. Breen excused themselves from the meeting at 7:16 p.m.

16. Closed Meeting

It was duly moved and seconded:

THAT the WVML Library Board approve the exclusion of the public in order to hold a closed session.

CARRIED

The Board proceeded with the closed meeting at 7:30 p.m.

17. Adjournment

It was duly moved and seconded:

THAT the meeting be adjourned.

CARRIED

The meeting was adjourned at 8:15 p.m.

All documents distributed at the meeting are available for perusal upon request.

s. 22(1)

Vice-Chair
West Vancouver Memorial Library Board

(7)(1)

1010-01

From: [redacted]
Sent: July-16-19 6:28 PM
To: MayorandCouncil
Subject: Objection about the tower in Park Royal

To whom this may concern,

I am a resident of [redacted] I have an objection to the new Towers to be higher, because the traffic would be heavy on the street and neighbourhood and lions gates bridge. The duration of construction will also increase and the towers will [redacted] Me and my family do not agree to this plan.
Regards;
[redacted]

West Vancouver

(7)(2)

1010-01

From: [redacted]
Sent: July-18-19 4:26 PM
To: MayorandCouncil
Subject: FW: tower application

Mayor and Council:

On July 17th [redacted] I had the opportunity to attend a presentation by Rick Amantea, Park Royal, regarding an initiative to consider expanding the currently approved construction of the towers at Park Royal.

In our view, the initiative warrants serious consideration as the expansion will provide, within a relatively short time period, more acutely needed rental accommodation in the District as well as provide significant community amenity space for arts and culture, youth and child care.

Coupled with a significant increase in DCC's and additional long term property tax revenue, we are in support of Council providing this initiative immediate consideration as time is of the essence during this construction period.

Yours sincerely,

[redacted]

WEST VANCOUVER

(7)(3)

1010-01

From: s. 22(1)
Sent: July-18-19 10:55 PM
To: MayorandCouncil
Subject: Whiespot construction

Dear Sir/Madam
Before you read my email I do have this feeling no one in your organizing even care about the pain and suffering you caused to our life, I am s. 22(1) old and I am sick and tired of the noise and traffic jam that cause this construction ,we sent so many request to the City and complying to the District of West Vancouver our life is in hell from the noise since March 2019
The other City in B.C. made the developer to use some equipment to reduce the noise, I just s. 22(1) s. 22(1) and I see every day they use heavy equipment from 6.30 in the morning and I have not see anybody from by –law being in this site
Now the developer is greedy and he wants to have higher building ,more traffic and noise, I am hopping this time the City do not change ,this is really a major concern, and I am of behalf of my neighbour begging you please do not change something you allow before Kindest Regard

s. 22(1)

[redacted]

Thank you.

WEST VANCOUVER

(7)(4)

1010-01

From: [redacted]
Sent: July-19-19 8:57 AM
To: MayorandCouncil
Subject: Towers at Taylor Way and Marine Drive- old White Spot site.

Hello:
I was disappointed and dismayed to learn of the application to alter the permit. Disappointed that the District would actually consider this proposition given the 3 plus years of consultation to agree on a Local Area Plan and an OCP. Many residents in West Vancouver participated in that vigorous process. You asked the community to take an interest, be a part f the process. Now the first application to challenge the guidelines is coming from the developer who is constructing the 2 towers as we speak. The developer would gain 90,000 square feet and five back 6,000 . Does not seem that the District is getting the best of a deal. Yes the new housing would be near transit BUT the buses leaving Park Royal are constantly full so the new owners will be frustrated and go back to their cars and be on the roads adding to the constant frustration at the major intersection. The B line will not alleviate this issue as most of the traffic is going over the bridge from the park Royal intersection. This development combined with the oncoming Taylorwood area development are just many of the developments that will further clog up the roads.
The other concern is an aesthetic one. When the height of the towers were first tabled the towers were tall and slim. When the height was reduced the same square footage was retained so now the tower are shorter and squatter. IF we add 5 more stories one of the more beautiful aspects of West Vancouver will disappear from sight. At night coming south on Taylor Way one of the lovely magical sights are the lights twinkling on the Lions Gate bridge- Gracie's pearls. That c view will be obstructed if the increased height is allowed.
I urge you to so no to the request for increased levels.
Best regards.

[redacted]

WEST VANCOUVER

(7)(5)

1010-01

From: s. 22(1)
Sent: July-19-19 2:25 PM
To: MayorandCouncil
Cc: s. 22(1)
Subject: Gateway Residences

Dear Mayor Booth and Councillors,

As long time past (and perhaps returning) residents of West Vancouver we are writing in support of the proposed changes to the Gateway Residences plan.

The project is going ahead and these additional units will not diminish what has already been approved by Council. Instead, much needed rental housing will be available to people who may never have had an opportunity to live in West Vancouver. Hopefully this will allow seniors to live out their days in their community and will also encourage younger people to live with their families and add to the fabric of the community. As we are now living in the s. 22(1) s. 22(1) neighbourhood we are very aware of the positive effect of being surrounded by people of all ages and the joy of generations of families living in close proximity to one another. However, people also need places to gather together, to engage with one another and to have places for recreation. The additional CACs that this additional development would provide can be well used by all the residents of the municipality to enhance their enjoyment. Space can be made available for the most pressing needs in a very short time - while the District is afforded the time to make decisions of a more permanent nature.

It just seems like a great opportunity that should not be lost.

Respectfully submitted,

s. 22(1)

VANCOUVER, BC

1010-01

From: s. 22(1)
Sent: July-19-19 3:21 PM
To: MayorandCouncil
Subject: Proposal,707 & 723 Main St

Re: Preliminary Development Proposal for 707 & 723 Main St,West Vancouver before Council Monday 22nd July 2019.

For once,let common sense prevail and allow the Proposal to proceed to the next stage.

s. 22(1)

West Vancouver

(7)(7)

1010-01

From: [redacted]
Sent: July-20-19 2:17 PM
To: MayorandCouncil
Subject: PARK ROYAL PROJECT CHANGE REQUEST

what changed? DEMAND FOR CONDOS SOFTENED!

NEGATIVELY IMPACTING planned and in-progresss projects.

West Vancouver residents should NOT be punished by increased trafficc congestion and changing the project height parameters. the developers took the risk...and responsibility.
Even a few seconds of IDLE PEOPLE AND IDLING ENGINES when multiplied by thousands daily costs more than many stories of bedrooms.

[redacted]

West Vancouver, BC

(7)(8)

1010-01

From: [redacted]
Sent: July-20-19 3:33 PM
To: MayorandCouncil
Subject: New towers at Marine and Taylor Way

I am opposed to allowing that development to increase the height above and beyond what you have previously approved. For 3 reasons.

1/ added units/heights will add to the total number of people residing in the area that is already congested beyond any other development in the entire Municipality.

2/ It also devalues any home to the North of those towers that will no longer have views of Stanley Park, Lions Gate bridge and the water. Some of those homes may have been purchased AFTER your original decision to limit the heights that they are currently supposed to be building. Very unfair to those people.

3/ I think it would set a bad precedent if you were to allow this change. If you approve this, why wouldn't future developers try the same thing, and how convenient would that be for you to have all these extra meetings all because your first approval was not quite what the developer had in mind. It seems at this stage of the hole in the ground, they couldn't have gone deep enough to meet the extra parking requirements. And if they have, it would then be obvious that they had this plan in mind since the beginning.

[redacted]
West Vancouver
[redacted]

1010-01

From: [redacted]
Sent: July-20-19 4:35 PM
To: MayorandCouncil
Subject: Park Royal South Towers-Opposition To Increased Height

Mayor Booth and Council Members,

It was with great relief to read in the North Shore News Council's excellent reasons to reject the Sentinel Hill project. We are writing in hopes Mayor Booth and ALL Council members will provide a resounding NO to Larco's application to increase the height of the above captioned towers by five stories each.

The original application was passed overriding a great deal of public input and strong objection in particular by the owners/residents of [redacted] We are long time owners in [redacted] Once council unbelievably approved this project there was little to be done but to accept it a done deal and know we were in for three years of construction hell.

We ask Council to abide by the original approved plan and tower heights as APPROVED. As Mayor and Council, if the Larco group is given the green light, your integrity and trustworthiness is in play. The "financial perks" Larco is dangling, is not worth the wrath of the majority of West Van residents who opposed this projects in the first place for the myriad of reasons known to everyone.

Please....just do the right thing and say "NO!"

[redacted]

West Vancouver, BC

Sent from my iPad

1010-01

From: [redacted]
Sent: July-20-19 9:34 PM
To: MayorandCouncil
Subject: Park Royal Towers, Council Meeting of July 22, 2019

Dear Mayor and Council,

I would like to express my concerns and objection to increasing the height of the new Park Royal towers.

My husband and I are the owners and residents of [redacted] the effects of increased traffic in the intersection of Marine Drive and Taylor Way every day. Traffic congestion and noise have been increasing significantly [redacted] which is already known for being in the top three most accident-prone intersections in West Vancouver.

Furthermore, the topic of tower height was in discussion at City Hall for 6 years and an agreement was reached. Now we see that regardless of the previous agreement Park Royal is relentlessly pursuing the construction of higher towers. To the residents and tax payers of West Vancouver this would appear as a waste of Council time and resources.

I believe adding more height to the towers would extend the construction time and aggravate the existing noise and traffic congestion. This extension project can be a hazard to public health and safety.

[redacted]

Sent from my iPad

West Vancouver, BC

(7)(11)

1010-01

From: [redacted]
Sent: July-21-19 8:30 AM
To: MayorandCouncil
Subject: Gateway Residences!

Mayor Booth and Council

It is appalling to see this amendment by Larco adding floors to this previously approved development project!

After the initial project was denied approval due to height, traffic congestion, and some public disapproval, Larco were eventually successful with tower heights of 14 and 11 floors. To increase each tower by five more levels changes the severe appearance of these towers and NOT WELCOMING as the "gateway" to West Vancouver. There is no set-back, no green space, and even more traffic to impact this already gridlocked junction!

Increased traffic continues to contribute to this junction, qualifying it as one of the worst junctions in B.C. No forward thinking infrastructure wise! The recent publication by Larco reference the modifications to the Wardance (now Welch) Bridge etc. was a promised traffic-flow solution in support the construction of this project at the APPROVED levels! We now learn that preparations will begin in the Fall, and be completed early 2020 for this modification. The right turn light at Taylor Way was not re-instituted, as promised, and we, [redacted] continue to be frustrated by access and egress [redacted]

The fatigue and noise from construction with tandem trucks, concrete trucks, and poor traffic management, adds to this aggravation. The parking lots are full to capacity, particularly the theatre parking lots atop this mall. That extends the traffic flow into the evenings! The residents [redacted] bare the brunt of the above.

Council wants to increase the availability of affordable rental accommodation, but why this junction? There are many rental buildings in West Vancouver, and I am sure there are other municipal lots that could be developed into low-rise projects! Enough with the high towers.

As for the Arts and Culture Facilities, that too will increase traffic and overwhelm the already full parking lots!

Council also encourages people to use transit. We do, but where is the park and ride facility for residents to park their cars and use transit?

We, taxpayers and leasehold-payers at [redacted] strongly object to this modification.

[redacted]

WEST VANCOUVER
Sent from my iPad

1010-01

From: [redacted]
Sent: July-21-19 9:55 AM
To: MayorandCouncil
Subject: Proposed Expansion of Park Royal Twin Towers Project at 707 & 723 Main Street West Vancouver

July 22, 2019

Dear Mayor and West Vancouver Council Members

We've recently been apprised of Larco Developments' proposal for adding 5 more floors to their Twin Towers Project at Park Royal.

This is something we are quite strongly opposed to.

It runs against the very recently approved Local Area Plan with respect to building heights. The existing West Royal Towers are already substantially bulky in appearance. Adding additional similarly scaled buildings in this area would be disastrous to public views from the Sentinel Hill and Taylor Way areas.

A while ago there was a lot of discussion about creating an attractive 'Gateway to West Vancouver'. Increasing the height of these towers would do nothing to promote this concept.

As residents of this municipality for over 30 years, this doesn't seem to us to be the way our West Vancouver community should be moving.

We hope that Council will see their way clear to rejecting this development proposal.

We thank you for your consideration,

[redacted]

[redacted]
West Vancocuver
[redacted]

1010-01

From: s. 22(1)
Sent: July-21-19 12:53 PM
To: MayorandCouncil
Subject: Stop the 5 storey expansion of Twin Towers at Park Royal South

A resounding NO to the twin towers Park Royal expansion.

s. 22(1)

A West Vancouver resident s. 22(1)

Sent from my iPad

s. 22(1)

WEST VANCOUVER

1010-01

From: s. 22(1)
Sent: July-21-19 2:07 PM
To: MayorandCouncil
Subject: Letter of support

Dear Mayor and Council Members,

I am writing to express my support for the development proposal for 707 and 723 Main Street.

It is undeniable that West Vancouver has a shortage of rental housing as reflected in our extremely low vacancy rate.

With the existing and upcoming rental community, transportation hub and infrastructure in the area, this site is an ideal place to incorporate and address the increased demand for rental units.

This addition will provide a broader range of housing opportunities which is extremely important for allowing existing West Vancouver residents to remain and encourage residents to return to West Vancouver.

I truly believe that it will not only benefit the community, but will be enjoyed by residents of the area for years to come.

Please consider my support in favour of the development proposal for 707 and 723 Main Street.

Kind Regards,

s. 22(1)

West Vancouver, BC

s. 22(1)

1010-01

From: s. 22(1) [redacted]
Sent: July-21-19 2:54 PM
To: MayorandCouncil
Subject: Height of towers at Marine Dr and Taylor Way

I understand that Park Royal is asking for permission to increase the height of the towers presently being constructed on the south west corner of Marine Dr. and Taylor way. The traffic issues we presently experience at that corner are "BRUTAL". That is,even without the additional problem of a new multi story building currently under construction there. We don't need approval of Park Royal's request to add to the present issues on that corner. Therefore,I ask you to refuse their request at your district of West Vancouver meeting tomorrow. Additional height is a major concern to those of us who have to cross that corner daily. Sincerely,

s. 22(1) [redacted]
West Vancouver

Sent from my iPhone

1010-01

From: s. 22(1) [redacted]
Sent: July-21-19 6:39 PM
To: MayorandCouncil
Subject: Stop the 5 storey expansion of Twin Towers at Park Royal South

The request for a 5 story expansion of Twin Towers at Park Royal is absolutely absurd! Not another inch.

s. 22(1) [redacted]
W Van s. 22(1) [redacted]

Sent from my iPad
s. 22(1) [redacted]

1010-01

From: [redacted]
Sent: July-21-19 8:35 PM
To: MayorandCouncil
Subject: Gateway Residences Proposal

Dear Mayor and Council;

I am writing to express my support for the proposal to increase the number of rental units, and consequent additional floors in the Gateway Residences development at 752 Marine Drive.

The addition of 95 rental units to the plan that was previously approved will have numerous benefits, including:

- helping to address West Vancouver's low vacancy rate
- increasing housing options for those transitioning to or from home ownership, for example, seniors who are downsizing, or West Vancouver's workforce who struggle to find suitable accommodation in the municipality
- increasing density without increased environmental impacts in the building footprint
- providing accommodation for more residents in a "complete neighbourhood" where walkability, access to transit, shopping, and recreation minimizes or eliminates the need for car ownership, and will not add to traffic or parking issues, while increasing health and well-being of residents
- the provision of much needed additional community amenity contributions

An important new study recently released by the University of BC School of Population and Public Health titled "*Where Matters*" outlines the health and economic impacts of where we live. The research found that walkable communities and access to parks results in increased physical activity and sense of community among residents, and significant reductions in stress, heart disease, obesity, and diabetes. In addition to improving health and quality of life of residents, these are factors that result in major cost benefits for health care and social service programs.

There is strong evidence that, for economic, social, environmental, and health reasons, developments such as the Gateway Residences must be given priority – and sooner, rather than later. Not only will it contribute to a healthier and more sustainable community, but West Vancouver's low vacancy rate, limited rental stock, aging and shrinking population, non-resident workforce, traffic gridlock, and other challenges demands it.

Thank you,

[redacted]
West Vancouver, BC [redacted]
[redacted]

1010-01

From: s. 22(1)
Sent: July-22-19 6:34 AM
To: MayorandCouncil
Subject: Park Royal Development, Gateway

Dear Mayor and Council,
I have read the staff report on the application for the Park Royal development at Marine Drive and Taylor Way, and I could not disagree more with staff's recommendation and the reasons for their recommendation. True, the Local Area Plan and the OCP are recent but that is an insufficient reason to say no to this application. Times change, needs change or become more acute, and our planning documents need to change to keep up with the times.
A Local Area Plan is for people, for the needs of our community; it should not be used as a blunt instrument to prevent development that is needed and which provides badly needed public amenity space. Since this Local Area Plan was created, we have greater insight into the arts and culture facilities in the community, the need for them, and the lack of good facilities in the right locations. Surely if we had had this information at the time it could have been incorporated into the Local Area Plan; we have it now and it should be incorporated into the plan. Needs change, so should plans.
I also take issue with the argument presented in the report that the proposed height with the changes would be "too much". West Vancouver needs to get over its fear of heights. Or over its fear of the fear of heights; the proposed building is not even a mid rise let alone high rise. I would suggest it could be higher, if it is so desirable to have a small difference in the height compared to the West Royal Towers. But in any event, citing the desire for variation in building heights as a constraint of the Local Area Plan is a misuse of such planning document.
We are a community of people, not buildings. Our plans should be for people. In a trade off between people and objects, I choose people.
We need to get over our fear of heights, and our misperception of houses, in whatever format, as objects that get in the way of the view.
I support moving the application to public consultation.

Sincerely,

s. 22(1)

West Vancouver

1010-01

From: [redacted]
Sent: July-22-19 8:02 AM
To: MayorandCouncil
Subject: Stop the 5 storey expansion of Twin Towers at Park Royal South

Dear Mayor and Council. I do not approve of putting in yet more high rise floors on the two sites up for discussion at Park Royal and 15th and Esquimalt. I also do not approve of not providing enough parking. It is very hard to park in those areas now, so this will make it worse. There are numerous doctor's offices in the Esquimalt and 15th area, and I often spend a great deal of time trying to find somewhere to park.

I live at [redacted] West Van.

[redacted]

1010-01

From: [redacted]
Sent: July-22-19 9:02 AM
To: MayorandCouncil
Cc: Leagh Gabriel
Subject: Park Royal Proposal

To Mayor and Council,

I am writing to express my support for the Park Royal proposal.

It adds a number of benefits to all of us who live in our community. This proposal has been thoughtfully and well researched with the goal of bringing more assets to
current and future residents that will add to demographic mix that we need.

There has already been intensive community engagement and Park Royal has been sensitive to any concerns of participants.

Following is a summary of the advantages of this proposal. They are ready to act now which gives us an opportunity to make the changes we need to build West Vancouver into a liveable and vibrant community.

95 SECURED RESIDENTIAL RENTAL UNITS

OCP identifies need to address housing choices and in particular, rental housing, to address .4% vacancy rate facing the community.

TRAFFIC AND TRANSPORTATION

- B-Line connection to Park Royal is a certainty. This further establishes Park Royal as the major transportation HUB in West Vancouver and the right place for Smart Growth presenting an opportunity to discuss improved ridership experiences with DWV

CLIMATE CHANGE

Council's Climate Emergency declaration is aligned with the environmentally sensitive outcome of adding 95 residential rental units to Gateway Residences.

- The additional 95 units will be built without additional parking, significantly reducing the number of cars associated with the development, reducing GHG emissions when compared to new development
- Sharing the planned common spaces within the existing development results in less gross building area requiring less embodied energy
- Increase building system efficiencies requiring less material and equipment than an independent development
- No additional land required
- No increase in impermeable surfaces or storm water run-off
- No increase in heat island effect attributed to an new development
- Units are part of a major public transportation environment surrounded by amenities making it a complete and walkable neighbourhood

COMMUNITY WELL-BEING

Additional CAC's, as agreed to by the District of West Vancouver, presents an opportunity to address pressing community needs.

- Opportunity to work with District West Vancouver and the arts and culture community to explore options for short, mid or long term facility needs and/or funding
- Adult Care interim facility pending outcome and timing on Gordon Avenue proposal
- Youth Centre interim facility pending DWV decision on permanent location
-

Yours sincerely,

[redacted]
s. 22(1)

West Vancouver, BC

[redacted]
s. 22(1)

1010-01

From: [redacted]
Sent: July-22-19 9:29 AM
To: MayorandCouncil
Subject: Preliminary Development Proposal for 752 Marine Drive, WV

July 22, 2019

Dear Mayor and Council

I am writing as a private citizen and resident of West Vancouver.

Last week, I attended an information meeting hosted by Rick Amantea during which he reviewed a proposal for an additional 95 purpose-built rental units at the Gateway Residences.

Given we have a vacancy rate of less than 1% in West Vancouver, and that these units will be located on top of an already approved development project, with limited impact to neighbourhood character, it feels like this proposal merits due consideration. The positioning of these units - within a walkable community of shops & services; close to beach & forest access and steps away from transit - tick several Smart Growth priority boxes for residents and the community.

As well, additional CAC's could be directed to replace the community's aging Arts and Culture facilities and/or address the opportunity presented by the Klee Wyck site. Both of which have been recently identified by district staff as priorities.

Given the profitability of building these additional units on an already approved infrastructure and the need for more housing affordability in this community, it would be super if consideration could be given to offering a number at income-indexed or below market rental rates.

With many thanks for your consideration of this proposal.

[redacted]
West Vancouver, BC [redacted]

(7)(22)

1010-01

From: s. 22(1) [redacted]
Sent: July-22-19 10:50 AM
To: MayorandCouncil
Subject: 707 and 723 Main Street

Dear Mayor & Council Members,

I am writing to you today in support of the proposed addition of 95 residential rental homes in the development located at 707 and 723 Main Street.

These homes are much needed in the West Vancouver community, in a desirable, and convenient location. The addition of these rental units would help to address the .4% vacancy rate facing the community today. I work in West Vancouver but an unable to live here to the lack of available, affordable and new rentals.

The addition of these homes would further increase the desirability of Park Royal Mall and increase the presence of Park Royal as a transportation hub. The increase in residents would further help to establish West Vancouver as a young and desirable place to live further helping the rental issue in Vancouver and North Vancouver.

The proposed breakdown of the homes being primarily 2 bedroom homes is ideal for a neighbourhood fit for young professionals, small families and downsizers.

The additional floors and 95 proposed homes would not change the construction or impact the neighbourhood, and If the vertical expansion is approved, the development will generate extra community amenity contributions for the district.

Regards,

s. 22(1) [redacted]
Vancouver BC

s. 22(1) [redacted]

1010-01

From: Stephanie Jones <sjones@ADBIA.ca>
Sent: July-22-19 10:52 AM
To: MayorandCouncil
Cc: Leagh Gabriel
Subject: Development Proposal: 707 & 723 Main Street

Mayor & Council:

I am writing on behalf of the Ambleside Dundarave Business Improvement Association (ADBIA) in support of the additional density request for 707 and 723 Main St. The opportunity to increase the number of purpose-built rental units and expand the range of rental options is a Council priority. With the continued delays in completing the Ambleside Local Area Plan, the opportunity to increase density and activate the general area must be considered.

ADBIA is particularly interested in exploring opportunities to work with Park Royal and West Vancouver in order to leverage an investment in arts and culture that will create deliberate linkages between Marine Drive/Taylor Way, the Spirit Trail and the Ambleside Beach neighborhood businesses. There is an opportunity through this proposal to create a welcome to West Vancouver at a major West Vancouver destination, and use it as a platform to install a public art walk that would connect the Arts facilities of today with future installations. ADBIA would be a partner to encourage a visitor to begin at a Park Royal satellite Arts Centre, enjoy the Spirit Trail to take them to Ambleside Park, visit Waterfront Art facilities, and travel to view the public art in the business area (eg. Grosvenor, Municipal Hall and up to Kay Meek). ADBIA would partner to enhance this experience and create linkages between these spaces. Developing linkages between West Vancouver's commercial centers as destinations and the Park Royal B-Line HUB, should be a priority for community amenity investments.

If you have any questions, please do not hesitate to contact me.

Sincerely,

Stephanie

Stephanie Jones
Executive Director, ADBIA

Direct: (604) 210-3500
sjones@adbia.ca | www.adbia.ca
Follow us on Facebook | Twitter | Instagram

200 1847 MARINE DR.

WEST VANCOUVER

AMBLESIDE DUNDARAVE
BUSINESS IMPROVEMENT ASSOCIATION

1010-01

From: [redacted]
Sent: July-22-19 10:55 AM
To: MayorandCouncil
Subject: Gateway Residences

Dear Mayor and Council,

I'm writing to express my support for the proposal to add 95 residential rental homes at the new Gateway Residences (707 and 723 Main Street).

As a long-term resident in the Vancouver area, I believe this project to be to the advantage of the community and a great addition to the District of West Vancouver area. I believe this project will not only address rental housing concerns facing the community, but also will be an environmentally sensitive solution to these concerns.

I support the environmentally sensitive initiatives put forward in this project in reducing number of cars associated with the project and minimizing additional land/resources needed. By building additional residences in an area of major transportation and amenities, this will encourage public transportation and walkability within the neighbourhood and general enhancement of lifestyle for West Vancouver residents. I believe these additional units will appeal to working professionals who don't necessarily need or want a car while being able to live steps from a major transit hub.

West Vancouver is unique in its beautiful outdoor views that both residents and visitors can enjoy. Additional residential units will allow more people to be able to live in this beautiful city and enhance the sense of community in this area.

Please consider my letter in support.

Sincerely,

[redacted] West Vancouver

1010-01

From: [redacted]
Sent: July-22-19 11:00 AM
To: MayorandCouncil
Cc: [redacted]
Subject: RE: 707 and 723 Main Street

Dear Mayor and Council

I'm writing this letter in support of the project to add 95 more residential rental units to the development at 707 and 723 Main Street.

The addition of these rental units would help to address the .4% vacancy rate facing the community. By increasing the number of housing and rental options, more individuals would be able to live in and experience all of what West Vancouver has to offer. I'm proud to reside and work in this West Vancouver area, and would be more than excited to continue to see expansion of new developments in the area.

This addition would further establish Park Royal as a major transportation hub, and would open up opportunities to discuss ways of improving ridership experiences in the District of West Vancouver. By being in an area of major transportation, this is an environment that would encourage the taking of public transportation as well as walking (both greener alternatives) to nearby amenities.

I also believe this project would be an environmentally sensitive solution to addressing the need for housing choices, increasing rental units and expanding rental options.

In addition, the added housing would increase community well-being by opening the opportunity to work with DWV to explore options for arts and culture needs/funding, something that will only add to the feeling of community in this area.

Overall, I believe this project would be of great benefit to the community, and it is with these above reasons that I'm writing in support of this project.

Best Regards,
[redacted] West Vancouver

1010-01

From: [redacted]
Sent: July-22-19 12:14 PM
To: MayorandCouncil
Cc: [redacted]
Subject: DWV Council meeting, July 22, 2019, Item 4 - Preliminary Development Proposal for 707 and 723 Main Street

To Mayor and Council,

I am writing to reconfirm my support for the Park Royal development for the Gateway Residences. This project checks all of the boxes for the right development in the right place:

- rental housing including missing middle, assisted and supportive housing
- walking distance to services
- walking distance to transit, walking and biking routes, and car share
- energy efficient housing designed to meet and exceed BC Energy Step Codes
- from the Community Energy and Emissions Plan perspective, this project meets all recommendations.

This expanded application also offers new challenges as well as benefits:

- less parking per unit
- increased building heights
- more density - *perhaps an opportunity to offer more bachelor units*
- more community contributions targeting arts and culture
- fast construction timeframe to deliver much needed rental housing
- minimized construction impact on WV
- non-compliance with staff recommendations on urban design for a 'dynamic and interesting skyline'
- non-compliance with the OCP and Marine Drive LAP recommendations, and recent directions of the community and Council.

It is Council's decision to go back to the community to approve or disapprove this expanded project proposal....which could offer perspective on a *'20 years in the future'* viewpoint – i.e. *would the community have wanted more housing in the Park Royal area vs. other WV town sites?* It is also interesting to note, that the expanded project within the DWV borders increases the tax base to DWV, while other possible developments to the south of Park Royal would not.

A public information meeting held by Park Royal would *'put a finger on the pulse'* of the community – do we want more housing in this area or do we not.....knowing that more housing is likely to follow on First Nations' Land and in other parts of WV. A possible shortcoming is that this public meeting might only look at the Park Royal development and not the full area plan such as the WV projects closer to the Lions Gate Village.

Not an easy decision by Council. I support going back to the community for their input on this project.

Thank you,

[redacted] WV

From: s. 22(1)
Sent: May 4, 2018 11:20 AM
To: MayorandCouncil@westvancouver.ca
Subject: Public Hearing: May 7, 2018, Item 2 - 752 Marine Drive

To WV Mayor and Council,

Re: May 7, 2018 Public Hearing - Item 2. Development Proposal for 752 Marine Drive

I am writing in support of the Gateway Residences (752 Marine Drive) at Park Royal. This project puts the right housing in the right place. It includes all-age and all-ability housing with 203 units from studio to three bedroom, including 49 purpose-built rental units and 11 supportive units – *all of these options are part of our missing- middle housing*. This development is located close to many services enhancing the Park Royal walkable village environment. It is located close to healthy transportation choices including transit, biking, walking and car sharing. And, finally, it offers energy-efficient building design to the BC Energy Step Code recently adopted by West Vancouver; and, in fact, they have exceeded this building code to meet LEED Gold that considers site sustainability, water efficiency, materials, and indoor environmental quality. This development meets all recommendations as laid out in the Community Energy and Emissions Plan report from a building, transportation and community planning perspective. These recommendations were adopted by this Council in October 2016.

I agree with the staff recommendation to support this proposal. I support the bold and progressive decisions that Council will make to ensure West Vancouver's low carbon future -- by choosing to provide the missing middle housing including rental and accessible housing, by choosing to provide housing near active transportation and services, and by choosing high energy efficiency in this development.

Better Climate, Better Community,

s. 22(1)

s. 22(1) WV

1010-01

From: [redacted]
Sent: July-22-19 3:41 PM
To: MayorandCouncil
Subject: Gateway Residences Ammendment

July 22, 2019

Dear Mayor and Council,

We want to comment on the proposed Amendment by Park Royal I Larco.

The Council Report from staff to not proceed with further consideration, which I and my wife, [redacted] strongly support.

Rental Housing:

The Gateway Residences Amendment requests to add 95 rental units to be built to condominium standards. They argue that this will address the need for affordable housing in West Vancouver

Yet, on April 29, 2019 you voted unanimously to take a proposal to planning stage. The plan, reported in May 1 issue of the Globe and Mail, is to build two, six-storey towers with an estimated 167 rental units. Rents in those units would be offered at 70 per cent of market value. A third building in the project would be condos.

The monthly rental cost for the proposed Gateway Residence apartments, being built to "condominium standards" would most likely be in the $3,000+ CAD level. This is a bad deal for middle income families wanting to live in West Vancouver.

Jobs:

There are not many employment opportunities with salaries of $72,000+ in West Vancouver, (https://ca.indeed.com/jobs?l=West+Vancouver%2C+BC&radius=0#). It is estimated that around 75% of working population in West Vancouver has to travel out of the Municipality to Vancouver and beyond.

It is hard to see how young families with children can afford to live in the proposed rental units. It will require both parents to work to meet all expenses that will require added expense for child care.

Further, in absence of parking, the use of ground transportation may well require multiple transfers.

Bicycle Transportation:

The Gateway Residences proposal does not include parking for new renters but bicycle spaces, bringing the total spaces to 403. At present we would like to know how many bicyclist ride to work across Lions Gate Bridge. Also, what plans are in place to expand the width of current
bike lanes to accommodate the anticipated increase of several hundred cyclists?

Art Facility:

There was an article in the North Shore News on "West Van…to build dedicated arts facilities." The arts facilities advisory committee noted to options: First is to build two new art facilities, one at approximately 12,000-square-foot art museum and 13,000-square-foot community arts centre;
Second option is to construct a 21,000-square-foot combined arts and culture centre which would also house and art museum.

The Gateways Residences proposal for art facility comes across as vague with hypothetical funding commitment. The Arts Facilities Advisory Committee's recommendation has bona fides plans with estimated costs for each.

Summary:

After consideration of the above, we conclude that the Gateway Residences Amendment requested by Park Royal and Larco will only add problems for potential renters and their employment prospects in West Vancouver. The dramatic change in the skyline for West Vancouver will be
irrevocably changed into perpetuity.

Each time we travel to and from West Vancouver to our business in [redacted] we pass by the terrible blight of high-rise buildings in Burnaby area that indicates reckless construction without apparent sound municipal planning and execution.

We have the option and very good community planning staff under Lisa Berg to insure that West Vancouver remains the gem of Metro Vancouver now and into the future.

Cordially,

[redacted]
West Vancouver [redacted]
[redacted]

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1010-01

From: s. 22(1)
Sent: July-22-19 5:46 PM
To: MayorandCouncil
Subject: Park Royal Gateway project

Dear West Vancouver Mayor and Council,
I am writing today as a private citizen and s. 22(1) year resident of the community, regarding the proposal to reconsider certain aspects of the Park Royal Gateway project.

By and large I support the request to review the opportunities which may come from the current project development being modified to add more rental housing within the already approved footprint. While I appreciate that this is outside of the standard review and approval and may be a burden for staff, I do feel that it is important that the municipality have a methodology for assessing increased benefits to the community while a project of significance is still at the early stages of construction.

In this case the addition of 95 rental units at an established transit hub feels like it warrants a review and consideration. The further addition of community space could be an important tool in re-imagining the facilities plan for arts and culture in the community.

In this review I would hope that the applicant and planning staff can together examine the potential for below-market housing or an adjusted pricing plan based on income. At market -pricing, we may not attract the moderate income segment who are more likely to be the employees and young families needed in the community for vibrancy and long-term sustainability.

I trust that staff and the applicant can have a constructive discussion to assess how this project may be modified to deliver expanded benefits to the community.

Best Regards,
s. 22(1)

West Vancouver

1010-01

From: [redacted]
Sent: July-23-19 8:09 AM
To: MayorandCouncil
Cc: [redacted]
Subject: Stop the 5 storey expansion of Twin Towers at Park Royal South and the Tower at 15th and Esquimalt

Dear Mayor,

I agree with many other West Vancouver residents that we should not be adding more towers to our city.

The traffic in West Vancouver and over the bridge will become so much worse.

This type of high density development is destroying the nature of our city.

Regards,

[redacted]
West Vancouver
[redacted]

"I think a hero really is any person intent on making this a better place for all people." - Maya Angelou

"Success is not final, failure is not fatal: it is the courage to continue that counts." - Winston Churchill

Sent from my iPhone.

1010-01

From: [redacted]
Sent: July-23-19 8:48 AM
To: MayorandCouncil
Cc: MayorandCouncil; Peter Lambur; Mary-Ann Booth; Bill Soprovich; Craig Cameron; Sharon Thompson; Nora Gambioli; Marcus Wong; [redacted]
Subject: Park Royal Twin Tower project seeking another 5 floors at this Council Meeting

Dear Worship and West Vancouver City Council

I am writing you this email in **opposition** of Park Royal's proposed expansion of 5 floors to their recently controversial twin tower development located on the Old White Spot site at Park Royal

It is my understanding that the DMV has not recommended these additional 5 Floors which equal another 98 Units. It is also my understanding that no additional parking can be added to the development to accommodate these units

I am all for looking forward to a bright future here in West Vancouver. Sensible changes should be looked at to develop our community and attract young families but you Mayor and the council have a responsibility to do so in a manner that protects the existing community and tax payers.

Our skyline is changing quickly. It is disturbing to see how much power developers have over councils and dictating the overall liveability of our community. West Vancouver tax payers where hit with reduced property values this year yet insane (33%) INCREASEs in property tax bills. This increase had very little to do with West Vancouver and more to support outside school districts because the past politicians did not protect our community from foreign buyers inflating the cost of homes in West Vancouver.

Please do not make an additional error in how you manage density in West Vancouver.

Its obvious that West Vancouverite's have to live within the infrastructure that exists in our community along with the geographical challenges we have. This presents daily issues that effect the quality of life that used to be the staple of living in West Vancouver.

- Access to the lions gate bridge down the cut or on Marine drive is ridicules these days
- Traffic on the Number one Highway is dangerous and chocked with delays due to sheer volume
- Driving Marine drive has turned into a game of dodge ball
- the surrounding communities around Park Royal and the cut are effected with additional traffic try to waive its way around the volume of existing cars
- Just trying to get your kids to school and then get to work has become a huge stress to most families
- from an environmental and economic side of things how does that many cars left idling in traffic, plus the additional time it takes to commute make sense

So without solutions to the bridge and the highway how can you keep increasing density in these areas without effecting existing West Vancouver tax Payers quality of life. Along side with the new developments by our North Vancouver Neighbours around the lions Gate bridge this increase in density that is being proposed at Park Royal is wrong.

Surely this cannot make sense to you Mayor, nor to the city council members.

Surely we voted in members with common sense and with the fortitude to be the gatekeepers of our community

I hope that you quickly reject Park Royals bid to add 5 more floors. You have a fiduciary obligation to protect our community and to protect the voting members of West Vancouver.

Please do so

Respectfully

s. 22(1)

WEST VANCOUVER

1010-01

From: s. 22(1) [redacted]
Sent: July-24-19 11:24 PM
To: MayorandCouncil
Subject: Objection to higher , Construction

To whom it may concern;

I am a resident of s. 22(1) [redacted] West Vancouver. I am not happy and have objection to the new Towers to be higher, because the traffic would be very heavy on taylor way and marine drive and lions gates bridge. The tower will be block the view on the others. The duration of construction will also increase and it cause dust,and pollution as well . Me and my family do not agree to this plan.
Best Regards;
s. 22(1) [redacted]

Sent from my iPhone

1010-01

From: s. 22(1)
Sent: July-25-19 1:38 PM
To: MayorandCouncil
Subject: 752 Marine - Park Royal Towers project

Dear Madam Mayor and council,

I am a West Vancouver resident, and have lived in the community for s. 22(1) years. I believe that we need to move forward with appropriate development, and I am in favour of the agreed upon plan for the new Park Royal towers site. I am not, however, in favour of Larco's clearly, financially motivated plan to add 5 stories to each of the approved upon towers.

Councillor Soprovich is correct about Rick Amantea's presentation being "absolute nonsense", and that other developers would be coming back to council with "hat in hand". During a discussion that I had with Mr Amantea, he indicated that the rental units would be in the neighbourhood of $3000-$4,000 per month, which will not really address the rental shortage, as only the wealthy will be moving in to these new units.

District staff is correct in being against the proposal. The massing of the additional floors, make the project appear too large for the site, and views will definitely be obstructed for the residents of Sentinel Hill, including myself. In fact, every resident that I have spoken to in this area, is against the additional floors, but most feel that the original plan is fine for the site. Why do you want to alienate all of these residents? Isn't the 200 rental units enough for this site? There are other sites that will be available for discussion purposes, including a likely revised Taylorwood proposal, and then Onni will be coming soon with their idea of two additional rental floors for the Lot 8 development at Evelyn.

Many residents will believe that council is not trustworthy, and will feel that you have broken your word. This idea will undermine your existing guidelines regarding the 2017 Marine Drive LAP. I understand the B-Line argument, and the 2018 OCP, calling for more rental units, and that was what the original plan creates.

Regards,

s. 22(1)
West Vancouver, BC
s. 22(1)

1010-01

From: [redacted]
Sent: July-25-19 4:28 PM
To: MayorandCouncil
Subject: FW: Please send this letter

Dear Mayor and Members of Council,

I'm writing this letter in support of the development proposal at 707 and 723 Main Street.

As a long-term resident of the West Vancouver area, I realize the demand there is for housing choices and rental options within the Greater Vancouver area.

This project would allow more families and individuals access to and the option to live in this beautiful West Vancouver area that I'm so proud to reside and work in.

Because of this, it is with my utmost pleasure that I'm writing in support of this project.

Kind regards,
[redacted]
West Vancouver, BC

From: [redacted]
Sent: July-18-19 1:10 PM
To: MayorandCouncil
Subject: 4358 Ross Cres. Floodplain Zone

To: Mayor Mary-Ann Booth & West Vancouver District Council

Dear Mayor Booth and West Vancouver Council,

I write with great interest and concern regarding the pending application for Variance for 4358 Ross Crescent proposal and it's potentially negative implications to our home's future value.

I have also been in contact with Michelle McGuire (July 2, 2019) regarding this case and have read and reviewed all relative files.

Before going further, and on behalf of [redacted] *I'd like to express our gratitude and appreciation to all of you; for your dedication, commitment and love for our West Vancouver.*

Here, I'd like to make formal reference to [redacted] *letter dated July 16th, on this topic (copy enclosed below). We wholeheartedly agree with strongly echo* [redacted] *sentiments on this case.*

I fail to see how a ***luxury waterfront development permit on Ross Crescent*** *should have any negative influence on my home's future value, specially given our distance / proximity to the ocean, street slope, etc...*

Simply put, and as [redacted] *has pointed out, I do not believe our home is at a great risk of "**Seawater flooding**". I consider this to be an issue relevant to the waterfront lands. The issue of Freshwater Flooding should be treated separately and differently and concerns all of us in West Vancouver, regardless of the neighbourhoods.*

In closing, I sincerely hope that this matter is handled with the outmost care and due diligence that it deserves. We have entrusted you with our greatest financial asset; our home. Any unfair and undue economic hardship caused by declaring our neighbourhood as a "floodplain" would simply be unbearable.

Many Thanks and Yours Truly,

[redacted]
West Vancouver

West Vancouver District Council

My wife and I attended last night's (July 15) Council Meeting and Public Hearing. Our particular interest was the application to build on Ross Crescent, as it has implications for all homeowners living on, or near the waterfront, including us.

I commend you all for your patience and commitment to find reasonable and realistic solutions to complex issues, and to listen objectively to everyone's concerns. Many homeowners, including myself, are concerned about the economic implications of declaring any neighbourhood a 'floodplain', in order to make bylaw changes.

On reflection, I have a suggestion which may be helpful in working through the process.

I suggest you separate seawater and fresh water flooding issues.

The only West Van residents who will be impacted directly by the incursion of seawater onto their property are those living on low bank lots, situated on the waterfront itself. Unique bylaws, building codes and safety measures should be developed, in consultation with these owners, to address their direct exposure to the confluence of rising sea levels, high tides and seasonal storm surges.

Other homeowners living in the same neighbourhoods, but with no direct beachfront exposure, are at no risk of seawater incursion. None. This could be confirmed by engineering studies, if necessary. Bylaws and building codes for these properties do not need to protect owners from saltwater.

Fresh water flooding is a concern for all property owners, including those with ocean front lots. It appears that existing drainage provisions may be inadequate to deal with extreme weather events, particularly if there is a system failure. The District needs to ensure that redundant systems are in place, with particular focus on low lying properties where groundwater and surface water runoff can pool.

I wish you well in your deliberations, and will be following your decisions closely.

s. 22(1)

West Vancouver, BC
s. 22(1)

(8)(b)

1010-20-18-037

From: [redacted]
Sent: July-19-19 1:18 PM
To: MayorandCouncil
Subject: Tree Variance: Photos of Eagles on their perch at 4358 Ross Crescent
Attachments: Eagle Nov 7 2017.jpg; Eagles Nov 2018.jpg; Eagles Nov 20 2018.jpg; Eagles Dec 17 2018.jpg; Eagles Jan 2019.jpg; Eagle 2 July 19 2019.jpg; Eagles July 19 2019.jpg

Dear Mayor and Council Members,

Thank you so very much for your time, concern, thoughtful questions and consideration during the Public Hearing at the West Vancouver Council Meeting on July 15 2019 regarding variances at 4358 Ross Crescent.

Further to my comments about the generations of eagles at 4358 Ross Crescent, I am enclosing photos taken of them on the Eagle Fir Tree in question that the new owners wish to cut down at that address.

We have lived at [redacted] and throughout that time eagles have always been on that Fir Tree, year- round. As the tallest perch for them along the shore, west of Lighthouse Park, that tree is a vital hunting perch for their survival with great views of the fish in Cypress Creek and in Burrard Inlet. Only 1/10 bald eagles lives past the age of four but given the constant stream of eagles in that Fir Tree over the decades, it must a very salubrious and vital spot for them.

[redacted] lived there from 1926 to 2017 and [redacted] there had always been eagles in that Fir Tree and she had a collection of the feathers they had shed onto her garden over the years.

Also despite the worst winter weather we have endured in recent years, neither [redacted] nor the homes of the neighbours directly to the east or west of 4358 Ross Crescent has ever been a victim to falling branches from that tree during storms. It is green and hardy and I believe it is a healthy tree.

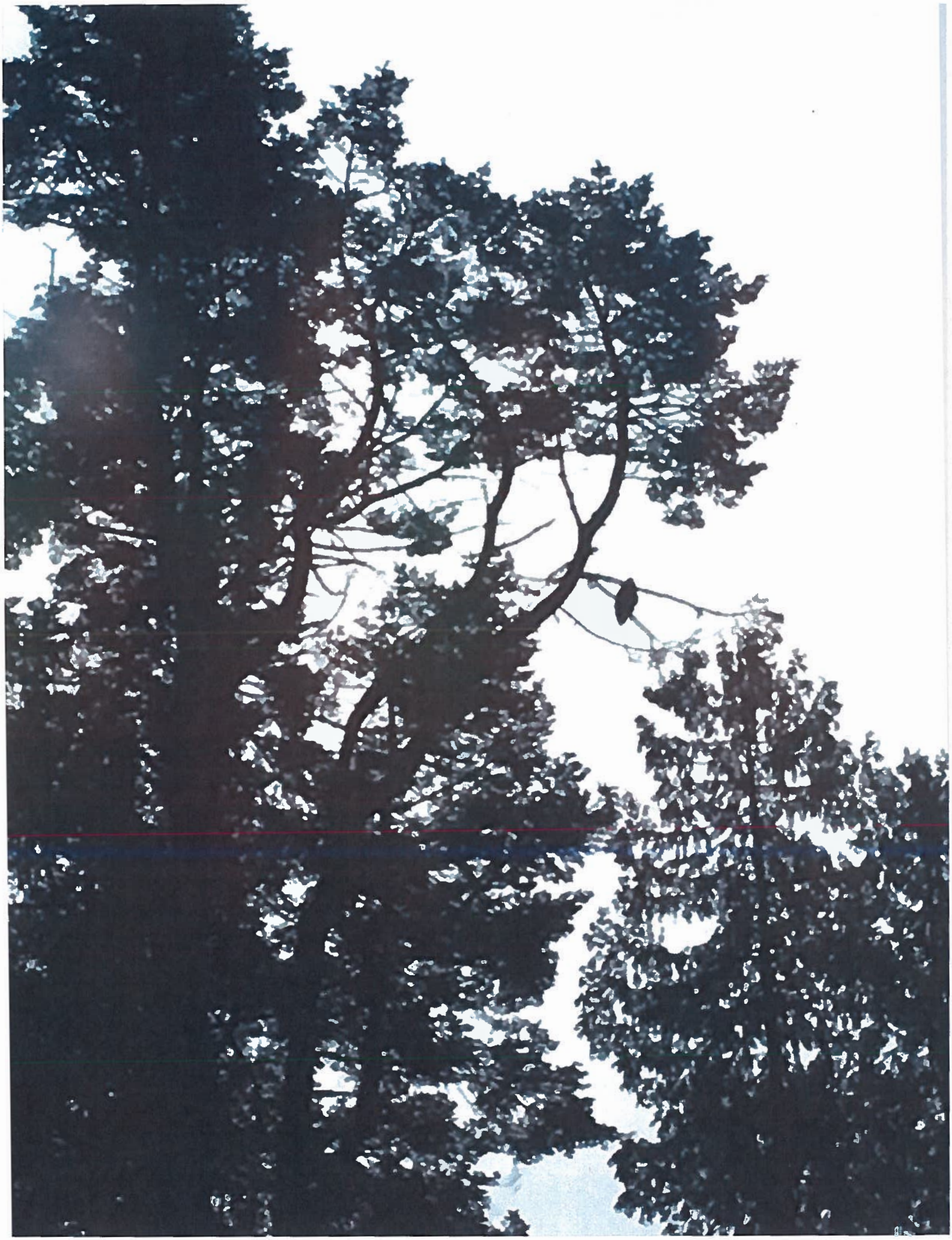
I also believe there exists a conflict of interest with the arborist that the new owners and their architects have chosen to use. My understanding is that the arborist, quoted in their tree analysis who judged the Eagle Fir Tree in question being in "fair to poor" condition, manages the Burley Boys tree cutting service where the husband of one of the architects is also employed as an arborist.

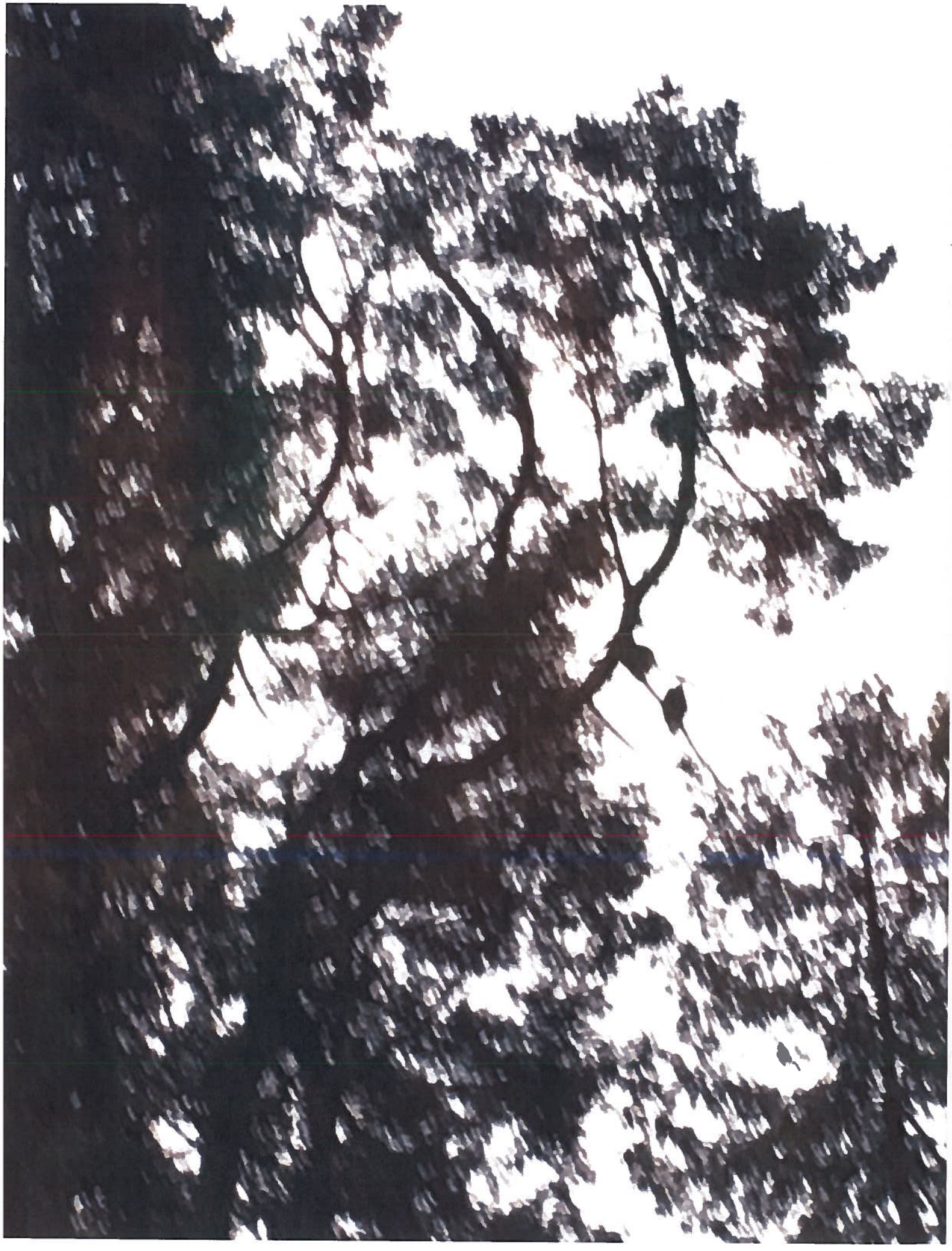
I am hoping the that you will see fit to seek the opinions of other arborists on the health of our beloved Eagle Fir Tree and will protect it and the lives of our beloved Eagles. In doing so, a vital part of the ongoing character and story of the City of West Vancouver will also be protected for generations to come.

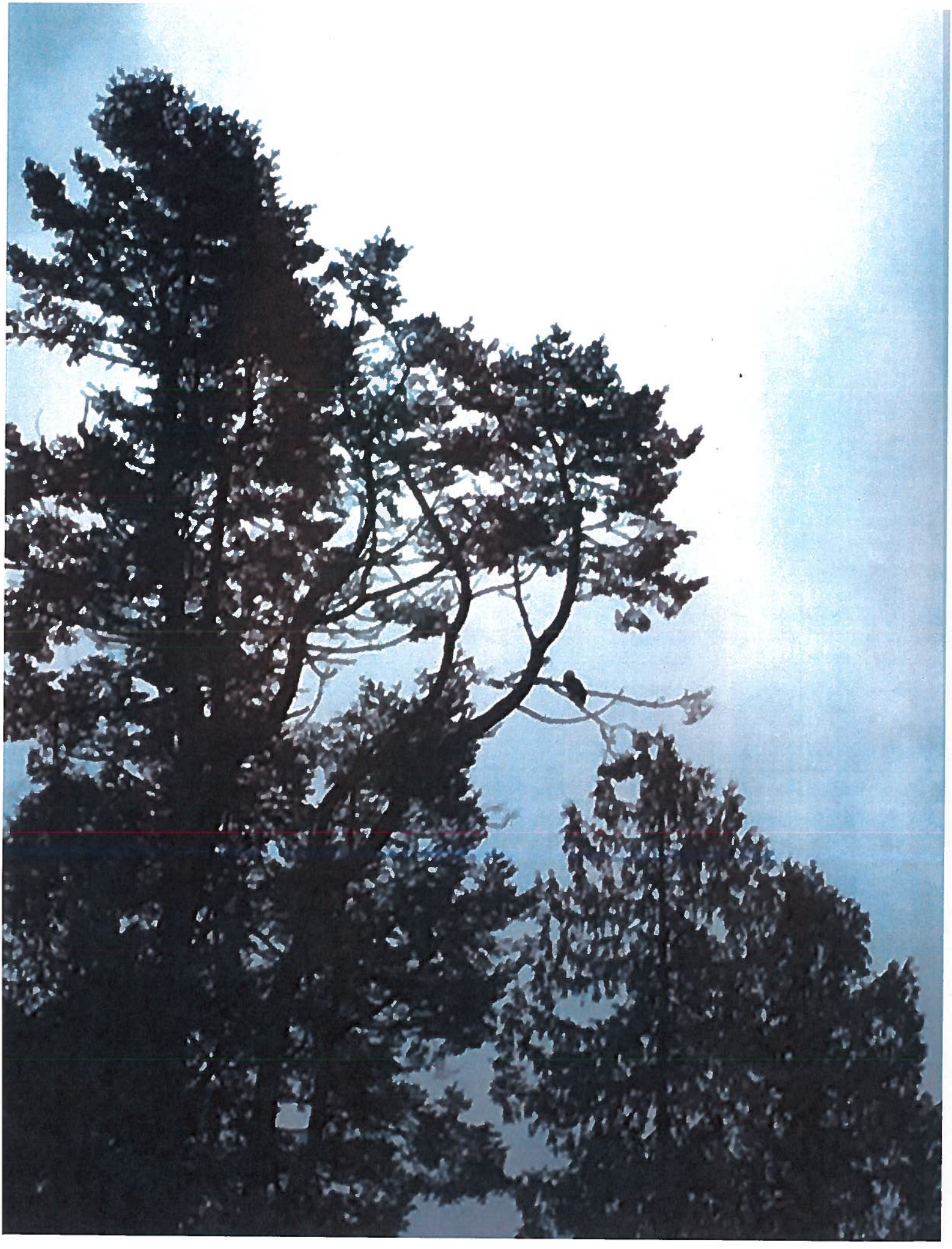
Thank you.

Sincerely,

[redacted]
West Vancouver, BC







(8)(c)

1010-20-18-037

From: [redacted]
Sent: July-21-19 9:04 PM
To: MayorandCouncil
Subject: 4358 Ross Crescent

To Whom it may Concern -

It has been brought to my attention that plans are afoot to remove the beautiful tree on the property formerly owned by [redacted] at 4358 Ross Crescent.
[redacted] and often visited her as well as [redacted] who resides across the street. I always enjoyed the bucolic nature of the neighbourhood, a glorious respite from the city.
Many times we observed the eagles fishing at the mouth of the river just down from the property in question and many times I have observed the eagles in this specific tree. They are always there and this is apparently their habitat.
To remove it would be a crime - we cannot continue to destroy our environment and to remove this beautiful tree, the largest of its kind along this stretch of coast, would be abhorrent, particularly as it would apparently be replaced by a garage.
Please do not allow this tree to be removed.

Yours sincerely

[redacted]
Vancouver

From:	MayorandCouncil	1010-20-18-037
To:	Mark Panneton	
Subject:	RE: 4358 ROSS CRESCENT: PROPOSED REZONING and DEVELOPMENT PERMIT VARIANCES	

From: Cameron McCarthy [mailto:cmccarthy@swiftwaterconsulting.ca]
Sent: July-21-19 9:31 PM
To: Mary-Ann Booth <mbooth@westvancouver.ca>; Craig Cameron <ccameron@westvancouver.ca>; Peter Lambur <plambur@westvancouver.ca>; Bill Soprovich <bsoprovich@westvancouver.ca>; Marcus Wong <mwong@westvancouver.ca>; Sharon Thompson <sthompson@westvancouver.ca>; Nora Gambioli <ngambioli@westvancouver.ca>
Cc: Michelle McGuire <mmcguire@westvancouver.ca>
Subject: 4358 ROSS CRESCENT: PROPOSED REZONING and DEVELOPMENT PERMIT VARIANCES

Dear Mayor and Council,

In my previous appearance at the Public House on July 15th I discussed a strategy that Council could use to bring clarity and direction to the current situation related to the proposed residence at 4358 Ross Crescent. This situation has become the topic of a much larger conversation.

I have attached the notes I used in that meeting (my apology for the delay on getting these you), and am writing to you now to stress the importance of my primary recommendation - for the district to initiate a **Comprehensive Coastal Flood Study**. You may recall that I also recommended a third party review (TPR) of the NHC report, as a possible lead-in to a comprehensive study. A TPR would **not** result in an alternative FCL, but would instead reveal whether there would have been differences in assumptions and/or methodology used by the reviewer, and that may have resulted in an alternative FCL. However, you may recall that Associated Engineering also presented on the night of the meeting. I listened closely to their message and I cannot help but conclude that it would almost be a certainty that a TPR *would* reveal some differences. Hence, proceeding with a TPR may not be the best use of the District's time or resources, as it will likely lead to the same conclusion that is now being recommended – a comprehensive coastal flood study.

A comprehensive coastal flood study should be completed by a collaborative team of independent engineering consultants, and would encompass the coastline of West Vancouver. It would actively demonstrate to the entire community that Council and its staff takes the issue of climate change and sea level rise seriously, and approaches its impact on the community with careful and intelligent consideration of all factors. I strongly recommend that the District approve and commence such a study without delay. As I have described previously, there is a well-established precedent from nearby cities that have conducted their own coastal flood studies, and it may be beneficial for Council to consult with its counterparts in these other districts to determine the most effective course of action based on their experience.

I wish you all the very best with your deliberations. If I can be of further assistance, please do not hesitate to contact me.

Cameron McCarthy
M.A.Sc., P.Eng., P.Geo., A.Sc.T.

Principal Water Resource Engineer

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SWIFTWATER
CONSULTING

1010-20-18-037

From: s. 22(1)
Sent: July-22-19 12:13 AM
To: MayorandCouncil
Subject: Tree Variance: 4358 Ross Crescent

Dear Mayor and Council Members,

I first moved to s. 22(1) with s. 22(1)

I will always remember the delight I felt as a young boy when I first saw eagles around the fir tree at 4358 Ross Crescent. I grew up with those same eagles flying overhead, year round, from the time I was a child, through high school. It would be an absolute tragedy for that Fir tree to be cut down. It's essential to the character of the neighbourhood, and more importantly has served as a sustained vital shelter for generations of Eagles in the area.

I am hoping the that you will see fit to seek the opinions of other arborists on the health of our beloved Eagle Fir Tree and will protect it and the lives of our beloved Eagles.

Best,

s. 22(1)

West Vancouver

From: [redacted] s. 22(1)

1010-20-18-037

Sent: July-22-19 1:33 PM
To: MayorandCouncil
Subject: 4358 ROSS CRESCENT VARIANCES APPLICATION

Dear Mayor and Councilors;

I live [redacted] s. 22(1) I have to ask you when is enough, enough? How may variances is enough to reject a proposal? One? Two? Three? Four? Or how about nine! This application is asking for 9 variances! None of which can be supported by the District's own criteria for evaluating whether a variance should be granted. The District's criteria states "a DVP must provide a positive benefit to the community, and must minimize any potential negative impact on neighbors or the streetscape". This variances application does no such thing! It make a mockery of the process and your own evaluation criteria:

1/ It does not enhance views from neighboring buildings and sites—it takes away site lines and robs the neighbors of the views they currently enjoy.

2/ It does not work with the topography on the site reducing the need for major site preparation or site earthwork—bringing in 80+ truckloads of fill, raising the natural grade 11 feet and an unknown number of loads of concrete is not working with the topography it is an assault on the topography.

3/Complement a particular streetscape or neighborhood—this application as expressed by dozens of submissions and 100's of pages of commentary does the exact opposite. How can a 17 foot high garage with a slopping vertical driveway 3 feet off the road allowance possibly be complementary to the streetscape.

4/ It does not maintain or enhance desirable site features such as trees—how can cutting down 4 irreplaceable old growth trees even be considered!

A DVP in the City of Vancouver requires **before permit approval** an engineered water management plan together with a view and light impact study. When requests were asked of this from the applicant's architects they responded "we do not have to do this". Not much comfort if you are [redacted] s. 22(1) The applicant has only "ticked the boxes" and done the bare minimum engaging the neighbors. Indeed we feel we have been ambushed since the beginning of June when from [redacted] s. 22(1) became aware of the many variances being requested.

The proposal does not follow the **BC Guidelines for Management of Costal Flood Hazard Land** and is proposing a basement below the FCL and raising the grade of the property above the neighboring properties. No alternatives have been considered to reduce the FCL—why not? And why should the house be so high with its 9 foot basement, 10 foot main floor and 9 foot 2nd floor.

Mr. Hylnsky boasted he had a 97% success rate of getting variances approved at the "public information meeting". I would hope you bring this record down to 94%.

Given the above how can you as a Council even consider these variances? It would be hypocritical of the Council to do anything but reject this application. In the process instruct the applicant and their architect to meet and work with the neighbors and their advisors to come up with a more neighborly design recognizing that a prescribed Flood Construction Elevation in due course will need to be achieved with the design. The revised design and application should be consistent with the 2020 Council priority to "respect and protect neighborhood character".

I welcome a new neighbor, just not in this house.

Yours very truly

s. 22(1)

[redacted]

From: [redacted] s. 22(1) 1010-20-18-037
Sent: July-23-19 9:03 AM
To: MayorandCouncil
Cc: [redacted] s. 22(1)

Subject: July 22, 2019 West Vancovuer District Public Hearing - Ross Crescent Application

Madam Mayor and Council

We would like to thank you for deferring the 4358 Ross Crescent Application at the Public Hearing last night. We also would like to thank you for directing Staff to conduct a new Coastal Engineering Study for all of West Vancouver which will include the Erwin / Ross / Stearman Neighbourhoods. We also thank you for including in the deferral motion direction to staff to consult with and include resident involvement in the Scope of the report with such report considering Storm Surge Mitigation Measures in determining appropriate FCL's.

We are still very concerned about the transparency of the report due to what has transpired to date. Alarming comments from staff last night such as residents not having a Veto over the Scope of the Report and the report likely not concluding the FCL being lowered below 5.5 Geodetic was extremely concerning to us. The direction from Council we heard last night was for a completely new comprehensive "independent study" without any pre-conceived or "directed" notion of what the result should be. We are very aware when interviewing and or engaging Consulting firms, there is sometimes a discussion with the Consultant / Engineer as to if a report will result in an approximate desired conclusion. We cant but think this may have occurred with comments as we heard from Staff last night.

We understand WSP Consulting as noted by Staff were engaged some time ago by the District to conduct a new Independent Coastal Engineering study which would be ready sometime in August. This is concerning as WSP is not a Coastal Engineer, they are a consulting firm so would have to sub out to a Coastal Engineer to conduct the report. Presumably this has occurred with a scope of reference for the report already set. If this is the case, how will we as residents have input into the Scope of the report with this report well advanced ? Our understanding a full report with scientific computer modelling over a 50-100 year period takes a significant time to complete, we doubt this can be achieved by the end of August if the current scope of reference does not consider Storm Mitigation Measures for instance.

We will try to keep an open mind and are reaching out to set up a meeting today with Jim Bailey as he suggested to understand which Engineering Firm the District has engaged, at what stage the report is at, and if we actually will have input into the Engineering scope as directed by Council last night.

Thank you again for the time commitment and effort you have made, we truly appreciate the District taking control of this back from single applicants. Hopefully this process will result in a new Coastal Policy for all of West Vancovuer considering the preservation of existing neighbourhoods while at the same time protect future possible Climate Change affects.

Best Regards

WEST VANCOUVER

s. 22(1)

[redacted]

1010-20-18-037

From: s. 22(1) [redacted]
Sent: July-23-19 11:08 AM
To: MayorandCouncil
Subject: Public hearing/July 22nd 2018/Ross Crescent Application.
Attachments: WEST VAN JULY 22, 2018 NEW.docx

Please find a copy of the text for the basis of my presentation to Council this evening.

Respectfully submitted,

s. 22(1) [redacted]
West Vancouver, NC.

Good evening Madam Mayor and Council.

My name is [redacted] **I live at** [redacted]

I am a [redacted] **and** [redacted] **in BC.**

SLR and surface run-off issues are being conflated here in that sea water flooding (that did not actually happen) is being used to justify raising an FCL. As redacted in the NHC report, flooding due to sea water did not occur on properties along Ross.

As proven, flooding on Erwin was caused by a back up of storm water and raised groundwater levels with no functioning discharge mechanism. Ms McGuire confirmed this on July 8th.

The perception is …that using this single applicant process with its many flaws, the District is trying to 'short-cut', or avoid a proper process to determine an FCL for the entire waterfront. It is an attempt to set a precedent and this flawed process is already being repeated by the same proponents. This is all wrong.

A peer review of the NHC report would not be useful. Neither would it be fair to NHC or any reviewer. We need to start again.

The District should have its own comprehensive and transparent study. This must be independent of any single applicant, contractor or architect to avoid any sense of conflicts of interest between applicant groups and the District.

Foreshore mitigation and how we can adapt to SLR should be included. This is already being done in West Van, why not at Stearman and Erwin?

An unjustified 5.8 is a drastic response that would create serious negative drainage impacts on adjacent properties. A hydraulic head, or water pressure imbalance would develop because of an elevated water table under the higher property relative to those at lower elevations. Hydraulic equilibrium would result in flooding of lower properties.

Every near waterfront house, at whatever elevation is subsequently justified, should include an engineered perimeter drainage and emergency sump pump system so as not to prejudice adjacent neighbors at lower elevations.

The development of Upper Caulfeild has overloaded the antiquated storm runoff and discharge system into the ocean and it needs a serious upgrade.

At Erwin, small improvements have been made and residents are already working with Creus Engineering and Mr. Bailey on an emergency catchment and water discharge plan. This collaborative process works.

From Marine Drive down Stearman to Ross and down both sides of Erwin there is a fairly good downhill gradient. Please do not declare this area a flood plain just for expediency-it is not a 'flood plain'.

In West Van, one of the main challenges we have is how to respond and adapt to the effects of 'Climate Change' related severe rain events. This is an immediate Climate Change threat that we can respond to, and one that requires immediate action.

Thank you.

(9)(a)

1010-20-19-010

From: [redacted]
Sent: July-21-19 9:32 AM
To: MayorandCouncil
Subject: Stop the Massive 390 unit Taylorwood Project in Cedardale until the Taylor Way / Cedardale Loacal Plan is started and complete

PLEASE AMEND WITH YOUR OWN WORDS Why is Council allowing Staff to circumvent the Local Area Plan that has not even been started or finished? 390 units will make this the largest development in West Vancouver. There are at least 7 Development Proposals for 500+ Rental Units already in process in West Van and 1,500 units nearing completion / building on Capilano Road

--

[redacted]

West Vancouver, BC

(9)(b)

1010-20-19-010

From: [redacted] s. 22(1)
Sent: July-25-19 2:47 PM
To: MayorandCouncil; Mary-Ann Booth; Craig Cameron; Nora Gambioli; Peter Lambur; Bill Soprovich; Sharon Thompson; Marcus Wong
Subject: Cedardale and Taylorwood Place-July 25, 2019

Dear Madam Mayor and Council:

What is the District's plan for Cedardale and when will this plan be approved?

Although the Taylor Way Corridor Local Area Plan is a work-in-process, it is seen as a green light by many real estate agents and developers to proceed with Cedardale lot assemblies in pursuit of anticipated future redevelopments. The precedent for Cedardale has already been set by the nearby redevelopment successes such as West Royal Towers, Evelyn Drive, Waters Edge, the 'White Spot Towers', and the Amica Lions Gate Expansion. Changes continue in Cedardale with other redevelopment projects under way including the '660 Clyde Avenue and 657 \ 675 Marine Drive' project, the four (?) Park Royal South Towers, the 'CBRE 2.81 Acre (1160-1270 Taylor Way) Large Development Land Assembly' and Taylorwood Place.

The Taylorwood Place Preliminary Development Proposal, presented at last week's council meeting, offers 390 housing units (with 40% of the units as much-needed purpose-built rentals) for demographic groups (young families, empty-nesters, downsizers, etc.) that are presently underserved in the community. This particular proposal was initiated in 2016 and has been under review and revision ever since (and it should be noted that other developers, over many years, have attempted to redevelop this site without success). This proposal (in its final form) would rejuvenate the 6.5 acre site (that is already beginning to look run-down) and would set the tone for the future development in this area.

Many Cedardale homeowners are frustrated with the significant uncertainty regarding the future zoning within the Taylor Way Corridor Local Area Plan. Home ownership is the most significant financial decision made by any family and, given the current situation, homeowners cannot determine whether it is prudent to continue to invest in the family home (maintain, renovate, or re-build) or to make arrangements with a property developer.

Time is of the essence.

Many homeowners are preparing for the next chapter in their lives.

The District must clarify the future of Cedardale by prioritizing the review and approval process for the Taylor Way Corridor Local Area Plan.

Regards,

s. 22(1)

(10)(a)

0332-03

From: s. 22(1) [redacted]
Sent: July-21-19 1:48 PM
To: MayorandCouncil
Subject: Fireworks

Dear Mayor and Council,

The firework display for Canada Day 2019 was wonderful and much enjoyed.

However, now that you have sensibly declared a climate emergency we should all work together to lessen the effects of air pollution.

I see that you are suggesting an increase to the amount to be spent on fireworks next year and into the future.

Fireworks pollute the air enormously. Isn't it time we all changed over to other forms of entertainment? Laser shows, lighted drones doing acrobatics in the air? Anything but the gritty dirt from fireworks (not to mention the resulting garbage).

It would only be a tiny piece of the puzzle, but climate change needs to be addressed in every action we do!

Sincerely,

s. 22(1) [redacted]
West Vancouver, BC.

(10)(b)

3015 - 01

From: s. 22(1) [redacted]
Sent: July-22-19 12:15 PM
To: MayorandCouncil
Subject: Fireworks discussion

Mayor and Councillors, I did sit with my family at the base of 31st to watch the West Vancouver Canada Day fireworks display. I did hear dogs barking for quite while during the display and was reminded of some of the downsides of this entertainment. And, there were only 5 people watching at this spot so I don't know how engaged the public actually is in this part of Canada Day celebrations.

Since then, I realize that beyond the expanding budget for this display, there are many issues that should be considered, and that would be the harm that they cause to vulnerable people, animals and the environment. Persons suffering from PTSD are affected by the noise and flashes light, people with autism are affected, premature babies are particularly prone to stress from noise, as well pets and wildlife are negatively affected and can become disoriented. Check Andrew Horn's research at Dalhousie, who calls fireworks a "really bad idea". They are pollutants, and could cause wildfires in an era of summer drought. There are many ways to hold some spectacular aerial events, illuminated drones is one idea, but given all of the downsides, health, environment and costs, I think that it is fair to say, that fireworks displays are no longer justifiable. West Vancouver should cancel them now.

Thank you.

Regards,

s. 22(1) [redacted]
West Vancouver

(10)(c)

3015-01

From: Alison Cuffley <acuffley@spca.bc.ca>
Sent: July-22-19 2:43 PM
To: MayorandCouncil
Cc: Charlotte Ellice - West Vancouver Branch Manager, BC SPCA; BC SPCA Government Relations
Subject: Letter of Support for Council meeting 22.07.2019
Attachments: West Vancouver Fireworks.pdf

Hello,

Please find attached a letter of support for ending fireworks displays in the City of West Vancouver.

Kind regards, Alison

Alison Cuffley
Officer, Government Relations
BC SPCA
1245 East 7th Avenue
Vancouver BC V5T 1R1
604.647.1321
1800.665.1868 x 1321

OUR MISSION: To protect and enhance the quality of life for domestic, farm and wild animals in British Columbia.

The BC SPCA is a not-for-profit organization reliant on donations from the public. Charitable Tax # BN 11881 9036 RR0001

This email was sent from the unceded territory of the šxʷməθkʷəy̓əmaʔɬ təməxʷ, Skwxwú7mesh-ulh Temíx̱w , S'ólhTéméxw, and səl̓ilwətaʔɬ təməxʷ nations.

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BCSPCA
SPEAKING FOR ANIMALS

PROVINCIAL OFFICE
1245 East 7th Avenue, Vancouver, British Columbia, V5T 1R1
P 604.681.7271 • F 604.661.7022 • 1.800.665.1868 • spca.bc.ca
Charitable Registration # BN 11881 9036 RR0001

July 22nd, 2019

Mayor Booth and Council
Municipal Hall
750 17th Street
West Vancouver, BC V7V 3T3

Dear Mayor Booth and members of Council,

Please accept this letter of support regarding an end to the use of fireworks in West Vancouver. The noise caused by fireworks is frightening and stressful for many animals. Exposure to loud noises, particularly fireworks, thunderstorms and gunshots is a welfare concern in dogs that have not been positively socialized to the sounds during their critical socialization period (approximately 7-12 weeks of age). Approximately 49% of dogs are fearful of such loud noises[1].

Exploding fireworks create serious issues for animals in our communities:

- Fireworks can spook animals and cause them to panic, run away, or dart into traffic.
- Dogs who are normally friendly can sometimes act out of character, placing members of the public, including children, at risk.
- In recent years, evenings of fireworks have been demonstrated to have a negative impact on bird behaviour[2]. Birds and other wild animals can be scared out of dens and roosting sites, leading them to fly into buildings or run into busy streets to be injured or killed. Those that are not harmed are still disturbed, leading to reductions in natural feeding and breeding behaviours, as well as the abandonment of their young in nests or dens.
- In addition to the above consequences, harmful smoke and garbage waste from fireworks are secondary threats to the health of local wildlife. The ban or restricted access of fireworks greatly improves the lives of these animals.

Thank you for recognizing the needs of the animals with whom we share our environment when considering an end to fireworks in West Vancouver. You can reach me at 604-647-5503 or amorris@spca.bc.ca.

Sincerely,

s. 22(1) [redacted]

Amy Morris
BC SPCA Manager, Policy and Companion Animals

[1] Blackwell, EJ, Bradshaw, JWS, & Casey, RA (2013). Fear responses to noises in domestic dogs: Prevalence, risk factors and co-occurrence with other fear related behaviour. *Applied Animal Behaviour Science* 145, 15-25.
[2] Shamoun-Baranas, J et al. (2011). Birds flee en mass from New Year's Eve fireworks. *Behavioural Ecology* 22(6), 1173-1177.

(11)

s. 22(1)
West Vancouver, BC
s. 22(1)

1610-20-5023

July 22, 2019

Mayor and Council Members of West Vancouver Municipality

RE: THE PROPOSED TREE BY-LAWS

I urge our Mayor and Council members to vote against this blatant fascist piece of work.

1. It means that instead of the old adage for free Englishman, many of whose long proven laws have been adopted by us to our advantage, this proposal by law means that no more is the free West Vancouver Canadian free in his own house and whose house is no longer his castle. The new by-law would put "free, except for the cutting of a tree or trees on his property".

2. It means that a long time property owner and tax payer who has observed over the years: the tree growth, trees action under various wind conditions, the fall of branches large and small, the breaking of water pipes by tree root growth, the cracking and lifting of side walls and foundations by tree roots, the complaints of neighbours losing view, and losing light from the sky, and concerns of possible wind blow over, and furthermore this means the owner has not the power to do anything about it!

3. It means that if a person wishes to cut a tree he must ask a city employee (who knows, sees and tells all) to get permission to cut. The employee shows up with a tape measure, he thinks of other thing (such as a tummy ache) and then he, with nothing at risk, renders his verdict on whether the tree is cut, or left to work its evil ways.

4. Question to Council: if the employee said it could not be cut, and then if it blew down and did great damage to neighbours house and maybe even killed a neighbour, would the Municipality (let alone council members) be fully liable?

5. I have witnessed over the years with new development in West Vancouver and re-development of existing houses, the city has allowed complete clear cut of all these lots, their magnificent trees and foliage totally destroyed. Would our new by-law be in effect on all re-development? It would be 100% contradictory to existing practice.

The writers qualification to pontificate on this question: I purchased a lot s. 22(1) s. 22(1) where I still live. I probably have growing on my lot at least 4 times the tonnage of trees as anyone who works in City Hall, the Police Building, and the Fire

Hall put together. I firmly believe the owner should have the full right of decision on any tree cutting on his lot. He knows better than any other person.

If any Council member desires, he can visit my property and I will show trees and also ancient pictures to demonstrate the growth of which Council members have no idea. Please feel free to call me.

The worst thing re this by-law is that it is fascist. A very good descriptive word. See the Internet. Adjectives include: non democratic, dictatorial, done for a feel good and general reason, the end results are never as forecast, it is another freedom lost, all fascist governments have gone down in ignominious defeat.

Submitted with respect,

[redacted] s. 22(1)

(12)(a)

1010-20-16-059

From: s. 22(1) [redacted]
Sent: July-22-19 12:34 PM
To: MayorandCouncil
Subject: Wall Financial Group Proposal

Your Honour & Council,

I had the opportunity to see a presentation of the Wall Financial Group

I was very impressed by the presentation. The location and design have been well thought out and very attractive. The addition to West Vans rental housing stock is critical and well timed. The lack of interference in regard to any other developments at hand is very helpful and in addition to that the access to parking causes little interference to the neighbouring residents. The design is very attractive while the Townhouse appearance adjoining both Esquimalt & Duchess creates a truly neighbourly feel! Finally the location could not be better with proximity to public transportation, shopping and recreation!

Hope this helps

s. 22(1) [redacted]

proposal for Esquimalt and Duchess infill:

s. 22(1) [redacted]

WEST VANCOUVER

(12)(b)

1010-20-16-059

From: [redacted]
Sent: July-25-19 9:33 AM
To: [redacted] MayorandCouncil
Subject: Second open house comment form July 23- 1552 Esquimalt Ave WV
Attachments: 1552 1.pdf; 1552 2.pdf

Hello, Please find my comment forms and additional comments below. Thank you.

- I think there should be a reconsideration here period. That said, WV just built a water front playground for millions. Use that, we hear it too but far enough away no big deal. This is already a really bad echo chamber. Test it. Bocci and BBQ area too should be crossed out. We hear conversations now from ground lever to 16th.

- How did the tower grow? Last go with drawings only [redacted] was inline with the Penthouse. Now with a model, [redacted] below the penthouse. If this is a go, 8' ceiling heights should be used over 9' ceiling heights. This is adding three traditional floors to the over all height. It is not really 17 floors it is 20 floors at 8' ceiling heights.

-still not enough parking- there is zero parking now dawn to dusk, evenings are just ok. I move my car for guests to use my spot now.

- This entire concept is a square peg in a round hole. 131 'or whatever, families dropped into a very tight enclave of mostly seniors, singles, working couples, and very few children. Feels like big problems to come.

-the presentation, particularly the view loss images have no bering in reality, a fisheye lens is used.

Below I seriously question the proposed demographic. Based on WV average $3900/ month for a 3 bed in 2018 average increase 250 per year?? Take 1K off that if crossing into North Van? And at these rates buying would be smarter for young families elsewhere, off the Northshore, I fear that is reality, that is what all my younger relatives are having to do.

Thanks,

[redacted]
West Vancouver, BC
Canada
[redacted]

1552 Esquimalt Avenue
Applicant-Hosted Public Information Meeting
Comment Form

Tuesday, July 23, 2019

Thank you for attending Wall Financial's Public Information Meeting for 1552 Esquimalt Avenue. Please drop your completed comment form at the sign-in desk before you leave.

Name: s. 22(1) [redacted] Phone: s. 22(1) [redacted]

Address s. 22(1) [redacted] W. VAN

Email: s. 22(1) [redacted]

Would you like to be contacted with future updates? ☑ Yes ☐ No

Please tell us about yourself:

- ☐ I rent my home in the area
- ☒ I own my home in the area
- ☐ I don't live or work in the area
- ☐ I work in the area
- ☐ I own a business in the area

1. Wall is proposing a purpose-built rental building that includes studios, 1-, 2- and 3-bedroom apartments and 10 ground-oriented townhomes. Over 40% of the suites are family-oriented (2- and 3-bedrooms). The existing 185-unit rental building on the property will remain. **What are your thoughts on the provision of more rental housing in the Ambleside Apartment Area?**

   a) Are you in favour of more rental housing in the area?

   ☐ Yes ☒ No

   b) What type of rental housing is most needed?

Senior	☒ Yes	☐ No
Family *(2- & 3-bedroom)*	☐ Yes	☒ No
Studio	☐ Yes	☒ No

   c) Would you consider renting a home in this area?

   ☐ Yes ☒ No

   d) Other comments:

-WHO ~~ARE THE~~ RENTING FAMILIES? W.V AV. RENT FOR 3 BEDS, 3900 ~~$~~ 2600 IN N.V.? AND AT THAT RATE - THEY SHOULD BUY. I CANNOT PICTURE ~~THIS~~ DEMOGRAPHIC?

1552 Esquimalt Avenue
Applicant-Hosted Public Information Meeting
Comment Form

Tuesday, July 23, 2019

2. The applicant team has made a number of changes to the proposal based on community feedback from the last public information meeting. This includes additional parking, improvements to site access, and continued refinement of the design and landscape plan. **Please share any additional thoughts you might have about the proposal and the changes that have been made.**

TOO BIG
" TALL
" CLOSE TO OTHERS
LOSS OF PRIVACY
" " LIGHT
" " VIEWS
" " PARKING - STREET
" " AMBLESIDE PERIOD!

s. 22(1) [redacted]

Please submit your comments at the sign-in desk or by email to Dan Watson at Brook Pooni Associates at dwatson@brookpooni.com before August 6, 2019. Display material will be available online at www.brookpooni.com/resources.

(13)(a)

0332-01

From: [redacted]
Sent: July-22-19 5:42 PM
To: MayorandCouncil
Subject: Green Initiatives

Dear Mayor and Council;

I write as a representative of the Blue Dot Movement, and also as a private citizen.

I applaud Mayor and Council for taking the recent bold steps to declare a climate emergency, and also for compiling a natural capital inventory and placing values on West Vancouver's natural assets.

These moves are both in keeping with West Vancouver's Environmental Declaration, whereby "the District understands that a healthy environment is inextricably linked to the well-being of our community".

With regards to the declaration of a climate emergency, I am particularly interested in the resolution of Council to look into "actions the District is presently taking to reduce GHG emissions", and "additional actions that the District could take in the short, medium, and long term to further reduce GHG emissions". While I understand mitigating the climate crisis is the prime motivator for these resolutions, the more urgent and immediate concern is reducing pollution. Successfully tackling climate change is the single biggest thing governments can do to improve human health in this country, as chronic exposure to air pollution from greenhouse-gas-emitting activities is killing over 7,000 Canadians a year, and over 2 million people worldwide. With this in mind, I look forward to seeing what changes West Vancouver will make in terms of reducing their GHG emissions.

Putting a price on West Vancouver's natural assets is also another step towards acknowledging the intrinsic benefits of the environment with regards to human heath. Valuing nature as an asset helps quantify these benefits, such as the forests' ability to reduce air pollution thereby mitigating illness and lowering health-care expenditures. I encourage Mayor and Council to continue along this path of integrating the natural capital inventory into asset management, budgeting, development, and other decisions.

Sincerely,

[redacted]
West Vancouver, BC
[redacted]

(13)(b)

0842-09

From: [redacted]
Sent: July-24-19 5:39 PM
To: MayorandCouncil
Subject: Natural Assets and Ecosystem Services

I am writing to congratulate Council and staff for their recognition of the existence, importance and economic value of our natural assets. Those assets and the ecosystem services they provide are fundamental to the unique character and quality of life we enjoy in West Vancouver. Comprehensively identifying, valuing and accounting for those assets in our financial planning, asset management and land use decisions will enable the District to develop leading edge, more sustainable, cost effective and climate resilient solutions to development issues. While you may already be aware of their groundbreaking actions, I would suggest that you establish a close relationship with the Town of Gibsons, that has been evolving their natural asset management policies and accounting approaches over the past five years.

In reading the NS News article, however, I must disagree with the comments that "natural assets generally don't depreciate and carry no replacement costs". In fact the value of natural assets does depreciate as a result of both human and natural actions...for example the value of recreation services from natural environments can decline if usage rates exceed the carrying capacity of the resources; the value of wetlands or estuaries will deteriorate if their water sources are polluted upstream; the value of trees for managing runoff, controlling erosion and reducing stream sedimentation depreciates if the contributing forests are denuded. These and many more possible examples are testament to the need for informed policies and skillful management of these assets.

Regarding "replacement costs", the costs of replacing the services provided by natural assets can indeed require very substantial costs in terms of infrastructure and other investments...the cost of providing engineered solutions to replace natural storm runoff services, the cost of artificial streams and hatcheries to obtain the fisheries values of a natural stream habitat, the cost of creating artificial recreational experiences to replace polluted beaches, or the various costs of replacing the stress management values of urban forests. In assessing the value of some ecosystem services, the cost of replacing those services is a very useful valuation tool in assessing the benefits and costs of alternative policy prescriptions.

I am very encouraged that Council and staff have taken this important first step and I will continue to follow with great interest how this natural asset and ecosystem service recognition will enter into our policy ongoing development.

[redacted]

West Vancouver

0050-06

From: Blackwood, Brian <Brian.Blackwood@td.com>
Sent: July-23-19 11:24 AM
To: MayorandCouncil
Subject: Invitation - TD Park Royal Opening Event - July 27th

Mayor and Council

I am writing to share that the TD Park Royal Branch has finally relocated to a permanent site on the North side of the mall and is now open for business.

Highlighting Aboriginal Artwork and a truly West Coast theme - the physical space is quite stunning.

We will be holding a public grand opening in early September, but ahead of this date we are hosting an afterhours reception for TD employees that will include an Indigenous Blessing Ceremony.

I would like to take this opportunity to extend an invitation to you.

When: Saturday, July 27th
Time: 5pm – 7pm
Location: 703 Park Royal N

I look forward to hearing from you.

Kind regards

Brian Blackwood | Branch Manager | **TD Canada Trust**
Transit 0086 | 703 Park Royal N West Vancouver BC V7T 1H9
T: 604-926-5484 | F: 604-926-3355

Internal

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1010 - 01

From: [redacted]
Sent: July-23-19 11:45 PM
To: MayorandCouncil
Subject: 4441 Piccadilly North

Dear Mayor and Council

I am writing to give feedback on the development proposal at 4441 Piccadilly North

I was at a meeting of the neighbours where city planning staff Erik Wilhelm was good enough to help us all understand the development process and it was very clear that of all 61 attendees not one person was supportive of the proposal (apart form the developer's project manager quietly lurking in the corner)

Personally I do not believe this proposal is in any way keeping with neighbourhood character, vibe, style and would be so out of harmony with it's surroundings that it would be a very big detriment to the neighbourhood. It would also not be in line with the ODP for that reason.

Most of the immediate neighbouring houses are occupied by retirement aged people who want to live in peaceful comfort in their senior years and would probably sell if such a development were allowed as it would be very stressful for them to put up with such a massive construction so our friends would move away very sad.

Piccadilly North and the neighbourhood is a wonderful place to live with very friendly people who have get togethers and are really and truly personal friends. Many residents have been living here for decades [redacted] It is not like so much of the modern anonymous vibe my friends in other parts of the city tell me about. This proposal would be terrible for harmony.

I live at [redacted] so I would not be directly impacted by how the immediate neighbours would be with 2+ years on construction and all the trades vehicles jamming up road, a change from single family to what might be 30 plus people all on one lot, noise pollution from all the outdoor rooftop spaces and how many cars? 30? Light pollution from all the outdoor lighting, parking problems as there would also be many cars trying to park on the street. I take the attitude that I support my neighbours and don't want them to have that next to them because this is not what our neighbourhood wants.

The location in not near amenities, shops or such and it's not a bus friendly area. At one point when the question was asked "who in the room uses public transport on any kind of regular basis, not one of the 61 people raised their hand. When asked "who relies on a car to get around?" Everyone raised their hands. So that means all the new 26 to 30+ people would also be using cars.

Piccadilly North is a narrow winding lane and has a history of parking problems stemming back to the 80's when the previous owner [redacted] was renting the place and the renters always parked on the road sticking out into the road, as there is no off street parking there and there were constant problems of the garbage truck not being able to get past to collect the garbage and then some one complained and the city put up a bunch of "no parking" signs and so then it's even more restricted and fewer places to park now.

The duplexes and condos would be sold at market value and hardly be "affordable" so that is hardly fitting in with the ODP.

As for the Heritage aspect of the proposal the house was once a one room cabin build by s. 22(1) Now that is just the living room portion of the house. There have been many additions/renovations over the years. The proposal suggests turning the house into 5 rental suites with the living room becoming a rental with a kitchenette in the corner. Hardly looking heritage with that modern addition. To my eye the living room is rather dark and dated with it's 1950' having lights and while a family having lived there might find it pleasant for sentimental reasons it is hardly remarkable.

A much better idea for the property would be to subdivide into 3 lots, build modest size houses on two lots and perhaps renovate the old house with the addition of coachhouses and or suites. That would increase density while offering some rental housing in the suites and coach houses, while keeping in character with the surroundings.

I urge you to say no to this developer and suggest they try for this sort of thing in the more densely populated area where there are amenities and shops people can walk to and where the buildings are more in line with existing character.

Thank you for taking the tie to read my letter

s. 22(1)

West Vancouver BC s. 22(1)

s. 22(1)

UBCM Union of BC Municipalities

(16)

July 24, 2019

Mayor and Council
District of West Vancouver
750 17th Street
West Vancouver, BC V7V 3T3

0055-20-UBCM1-09

Dear Mayor and Council:

Re: Provincial Response to 2018 Resolutions

UBCM has received the Province's response to your Council resolution(s) from 2018. Please find the enclosed resolution(s) and their provincial response(s).

All responses from the Province have been posted to the UBCM web site under Resolutions & Policy.

Please feel free to contact Jamee Justason, Resolutions and Policy Analyst, if you have any questions about this process.

Tel: 604.270.8226 ext. 100 Email: jjustason@ubcm.ca

Very Best Wishes,

s. 22(1)

Arjun Singh
UBCM President

Enclosure

Post Convention Conveyance

B114 New Municipal Tax Classes — West Vancouver

Whereas many municipalities in BC are facing a very significant and well-documented housing affordability issue with property prices significantly higher than local residents' ability to pay and in many cases the highest average housing prices in the country;

And whereas currently, municipalities have only nine tax classes that can be used to set property taxes to achieve municipal goals:

Class 1 – Residential;
Class 2 – Utilities;
Class 3 – Supportive Housing;
Class 4 – Major Industry;
Class 5 – Light Industry;
Class 6 – Business Other;
Class 7 – Managed Forest Land;
Class 8 – Recreational Property; Non-Profit Organization; and
Class 9 – Farm;

And whereas there have been minor amendments, the basic structure of this property tax class system has not be substantially amended since the 1980's;

And whereas with the creation of new tax classes each municipality could set different tax rates for each class based on their individual needs and circumstances. As an example, different residential classes could be created to address vacant houses, non-residents ownership, etc:

Therefore be it resolved that the provincial government amend the *Community Charter* to allow municipalities to create additional tax classes so they can each accomplish their own community goals.

Convention Decision *Referred to UBCM Executive*

0050-06

From: North Van Arts <info@northvanarts.ca>
Sent: July-24-19 4:20 PM
To: MayorandCouncil
Subject: Tomorrow at Cityscape: 50th Anniversary Opening & Celebration

NORTH VAN ARTS

North Van Arts - July 24, 2019

***YOU'RE INVITED* TO THE**
50th ANNIVERSARY OPENING AND CELEBRATION
ON THURSDAY, JULY 25, 7 – 9PM
Exhibition from July 26 – September 7, 2019

Bev Ellis
Grace Gordon-Collins
Amelia Guimarin
Taehoon Kim
Amy Liebenberg
Mehran Modarres-Sadeghi

Alexandra Phillips
Biliana Velkova

North Van Arts' exhibition ***50*** opens **this Thursday!** You're invited to celebrate with us as we launch our 50th Anniversary season!

Join us for the Opening Reception and Celebration at CityScape Community ArtSpace tomorrow, July 25 from 7 – 9pm.

Exhibiting artists Alexandra Phillips, Amelia Guimarin, Amy Liebenberg, Bev Ellis, Biliana Velkova, Grace Gordon-Collins, Mehran Modarres-Sadeghi, and Taehoon Kim engage viewers in an exploration of the identity and landscape of North Vancouver. The exhibition will also feature selected works from the Visions of the North Shore Series.

Intertwined with the history and reflections offered by the artists will be the story of North Van Arts' 50 years. Taking art beyond gallery walls, North Van Arts has worked to make arts and culture an accessible and foundational aspect of the North Shore, with a mandate to build strong communities through the arts.

We would like to thank the North Vancouver Museum and Archives for offering their generous support with research to North Van Arts and the artists in this exhibition.

Thank you to BjornBar Bakery, Olympia Meats and the Real Canadian Superstore for their sponsorship in providing refreshments.

About North Van Arts

Founded in 1969, North Van Arts is a grassroots, social-profit, charitable cultural organization dedicated to maximizing the intrinsic value of the arts in all media. As well as curating exhibitions at CityScape and three other community locations around North Vancouver, the NVCAC also offers education programmes year round, presents annual cultural events, special projects, and an annual film series, and manages a popular Art Rental programme.

NORTHVANARTS.CA • 604.988.6844
335 LONSDALE AVENUE NORTH VANCOUVER BC V7M 2G3

North Van Arts | 335 Lonsdale Avenue, North Vancouver, BC V7M 2G3 Canada

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Sent by info@northvanarts.ca

0055-01

From: Table Matters <nstablematters@gmail.com>
Sent: July-25-19 9:41 PM
To: MayorandCouncil
Subject: Table Matters News

View this email in your browser

Infusing food into community dialogue, policy and life on the North Shore

#infusingfoodNS

Demystifying Food Politics: News from the Hill on Poverty and Food Policy

Our Table Matters Coordinator was on this very interesting webinar sponsored by the Community Food Centres of Canada this past week and took away some very interesting tidbits she wanted to share.

Jennifer Reynold from Food Secure Canada spoke about the acceptance of the **Food Policy for Canada** by the federal government in June 2019. She referred to the policy as "a roadmap to moving towards a more sustainable food system." A Canadian Food Policy Advisory Council will be established to support its'

Show Your Support!

Food, Wine, and Wishes in support of North Shore Neighbourhood Houses programs and services. Please join us for wine, appetizers and a silent auction at Loutet Farm. Ticket prices include appetizers and one drink voucher.

Date: Thurs. Aug. 22, 2019
Time: 5:30pm to 9:00pm.
Location: 1400 Rufus Avenue,

implementation. There will also be funding available to support communities wanting to address the priority areas for 2019 - 2024:

- Help Canadian communities access healthy food (this includes the creation of a National School Lunch Program)
- Make Canadian food the top choice at home and abroad
- Support food security in Northern and Indigenous communities
- Reduce food waste

Read more about it here
She also spoke to the launch of the **Eat Think Vote** 2019 campaign (see side panel)

Hannah Aldridge from the **Maytree Foundation** spoke about the **Poverty Reduction Act** that passed on June 21. This is a precursor to the establishment of the first-ever Canadian Poverty Reduction Strategy. The act mandates the establishment of a National Poverty Reduction Advisory Council and the establishment of a federal Ministry to develop and implement the strategy. The strategy will have three pillars: Dignity (ensuring basic needs), Support and Inclusion, and Resilience and Security.
Read more about it here

Manuel Arango also spoke to the role the Heart and Stroke Foundation has been playing to support the Healthy Eating Strategy. Most specifically their Stop Marketing to Kids Campaign and their efforts to change nutrition labeling. Sadly **Bill S-228: Child Protection Act** was not called to a vote before the end of the Senate session, so they will be continuing their advocacy around marketing to children after the election.

The North Shore Table Matters Network is supported with funding from the Community Food Action Initiative through Vancouver Coastal Health and the North Shore Neighbourhood House provides a home for us.

North Vancouver
Tickets: $75.00

Get your tickets today!

Food Advocacy and the Federal Election

Eat Think Vote brings together community members across Canada to chat with their federal candidates about food insecurity and other food issues that matter to them. For more information, resources to host a community food dialogue that engages and educates politicians on local food issues visit: www.eatthinkvote.ca

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Talking about North Shore food issues on social media?

Don't forget to use #infusingfoodNS so we all hear about it!

Good News!

Table Matters was successful in securing a small grant from Innoweave to support our

Food Culture and Children Project; a neighbourhood based project that will look at the impact a concentrated effort can have on improving the lives of families who are food insecure. More information to follow in the fall!

July 2019

Website Email Facebook Twitter

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You are receiving this email because you opted in at our website or at a Table Matters event.

Our mailing address is:
Table Matters Network
3625 Banff Court
North Vancouver, British Columbia V7H 2Z8
Canada

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mailchimp

0332-01

From: MayorandCouncil
To: Raymond Fung
Subject: RE: Climate Change

From: Raymond Fung
Sent: July 18, 2019 4:18 PM
To s. 22(1) [redacted]
Cc: Jim Bailey <jbailey@westvancouver.ca>
Subject: RE: Climate Change

Hi s. 22(1) [redacted]

Since you mention this correspondence in your most recent email to me from yesterday, I thought I'd provide the response below. Indeed, the District follows the ADAPT principles to integrated stormwater management.

A- We certainly agree that stormwater is a resource; that's how we can work so closely with Streamkeepers on their objectives;
D- We indeed are designing for the full spectrum of rainfall events; on-site stormwater management plan goals are to address smaller frequent storms and to infiltrate these flows, while the infrequent, large storms involve the proposed storm diversion system to bypass high flows, thereby protecting creeks from damaging effects;
A- We are acting on a prioritized basis, as we're concerned about the catchments below the highway;
P- We plan at different scales; although the five creeks are too small to be of regional significance, the watershed and neighbourhoods have been considered through the ISMP process, while the site is addressed through individual on-site stormwater management plans; and
T- We've tested solutions and know that the diversion system is effective at mitigating the impacts of high flows; we continue to fine tune the operation of those existing intake structures on an adaptive basis.

Finally, with respect to your question about sediment loading in the diversion pipe, sediment transport is indeed a natural phenomenon in our creeks; combined with natural coastal processes, deposits can result in protection from storm surges along the foreshore.

Raymond Fung, M.Eng., P.Eng.
Director | Engineering & Transportation Division
District of West Vancouver
d: 604-925-7159 | f: 604.925.5968
westvancouver.ca

~~(13)(b)~~

0332-01

From: [redacted] s. 22(1)
Sent: July-15-19 10:40 AM
To: MayorandCouncil
Subject: Climate Change

>>> Hello,
>>>
>>> It's time to change tracks.
>>>
>>> Regards,

[redacted] s. 22(1)

West Vancouver, BC

Mail 7:31 AM 46%
waterbucket.ca

ADAPT –
The Guiding Principles of Integrated Stormwater Management

The acronym **ADAPT** summarizes five guiding principles for integrated stormwater management. The Guidebook is based upon these five principles.

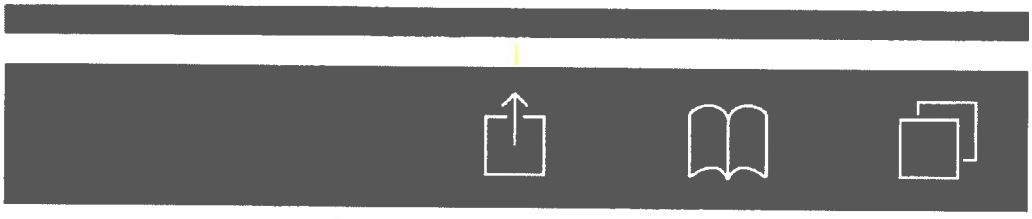
Agree that stormwater is a resource

Design for the complete spectrum of rainfall events

Act on a priority basis in at-risk drainage catchments

Plan at four scales – regional, watershed, neighbourhood & site

Test solutions and reduce costs by adaptive management.



>>>
>>>
>>> Sent from my iPhone

ENGINEERING & TRANSPORTATION
750 17th Street West Vancouver BC V7V 3T3
t: 604-925-7020 f: 604-925-5968

July 24, 2019

File: 1785-02

s. 22(1)

West Vancouver BC s. 22(1)

Dear s. 22(1)

RE: Sidewalk Maintenance

I am in receipt of your letter to Mayor and Council dated July 15, 2019 inquiring about the responsibility for sidewalk maintenance. On behalf of the District, your correspondence has been delegated to me for a reply.

In compliance with the District's Traffic and Parking Bylaw, it is the responsibility of the adjacent property owner to pick up litter, sweep, and in general keep clean the sidewalk and municipal boulevard along their frontage. As you point out, this is consistent with the property owner's responsibility for sidewalks to be kept clear of snow and ice.

Notwithstanding, staff do pressure wash the paving stones in the Ambleside business area once in the spring after the pollination period to remove residue buildup, as it can be slippery. In situations where there is a trip hazard and/or need for sidewalk replacement, the District will initiate works.

Thank you for your interest in this matter.

Yours truly,

s. 22(1)

Raymond Fung, M.Eng., P.Eng.
Director, Engineering & Transportation

RF/sr

cc: Mayor and Council
Vanessa Garrett, Manager, Roads & Transportation
Dustin Bergstrom, Superintendent, Roads

3926505v2

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s. 22(1)

West Vancouver, BC s. 22(1)

1785-06

July 15, 2019

Dear Mayor and Council Members:

Firstly, thank you for all you do for our Community. Secondly, please let me know why our sidewalks are not cared for.

s. 22(1) Japan. On our first walk from s. 22(1) s. 22(1) 21st and Marine Drive to Fresh Street Market, we were appalled at how dirty our sidewalks are, in particular on the south side from 19th going east. I guess it stood out s. 22(1) in Japan where NO trash is on the streets, and sidewalks are kept looking clean and cared for. When home here in West Vancouver, we walked over not only crushed leaves from Fall 2018, but a lot of trash, and basically – the walks were filthy. How can this be West Vancouver so many brag about?

s. 22(1) every Tuesday and Friday parking is restricted for the street cleaner. We are responsible for clearing snow in front of our home in the winter. I noticed a business having the front of their building and awning power washed, evidence that water would be available for sidewalks. This Spring I have seen a sophisticated looking truck used for watering the flowering baskets. But I have never seen cleaning of the sidewalks take place.

Sleep Country has had a disgusting amount of trash and dirt piled up in front of their store and trash has been mixed in with the plants on the corner for weeks. Yes, some removal of some trash takes place after several weeks/months (today things finally looked swept), but never has it looked clean and trash free. The Credit Union sidewalk has become disgustingly dirty with lots of trash. I could go on and on. Even the very busy Earl's and Heirloom beautiful new sidewalks are getting dirtier and dirtier. How can we feel good about our home, West Vancouver, when it does not care about something as basic as being clean.

Whose responsibility is it to remove trash, sweep, hose down and power wash the sidewalks? Why are our sidewalks not cleaned on a regular basis?

I look forward to hearing from you.

Yours Sincerely,

s. 22(1)

2102-01

From: Raymond Fung
Sent: July-25-19 3:13 PM
To: s. 22(1)
Cc: MayorandCouncil; Vanessa Garrett; Suzanne Bornestig; John Calimente
Subject: RE: Warning Devices on Cycles
Attachments: s. 22(1) July 2019 Council Correspondence.pdf

Dear s. 22(1)

I am in receipt of your letter to Mayor and Council dated July 15, 2019 regarding warning devices on bicycles. It has been delegated to me for a reply on behalf of the District.

Our understanding of the *Motor Vehicle Act*, specifically Section 183 indicates no mandatory requirement for bells or horns for bicycles; the only equipment specified is for bikes have a front white light and a rear red reflector/light depending on the time of day. Moreover, the District's Traffic and Parking Bylaw only concerns itself with the operation of a bicycle, for example, to not ride on the sidewalk, and the bylaw does not regulate equipment, such as a warning device on a bicycle.

While I support your concern, the requirement for bells or horns would be a provincial matter. On a practical basis regarding the encounter with a Klahanie Court resident, the District will consider measures to reduce cycle speeds at the end of Curling Road.

Thank you for your interest in this matter.

Raymond Fung, M.Eng., P.Eng.
Director | Engineering & Transportation Division
District of West Vancouver
d: 604-925-7159 | f: 604.925.5968
westvancouver.ca

~~(16)~~

s. 22(1)

West Vancouver, B.C. s. 22(1)

s. 22(1)

2102-01

July 15th 2019.

The Mayor and Council,

West Vancouver Municipality,

750 17th Street,

West Vancouver, B.C. V7V 3T3.

Your Worship,

Re: Warning devices on cycles.

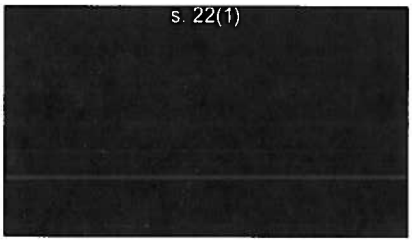
I live at Klahanie Court, an apartment building occupied by Senior Citizens and Persons with Disabilities. The building is located at the end of a cul-de-sac. Located alongside the building is a paved footpath used by cyclists and pedestrians. I walk this footpath daily.

On any given day this path is used by cyclists as a shortcut to Lions Gate Bridge and West Vancouver. Thus we have slow moving elderly people and fast moving cyclists on the path at the same time. It is rare to see and hear a bell or other warning device from cyclists who approach from the rear at high speed. A bicycle is silent. If it cannot be seen nor heard it presents danger.

On Friday July 12th 2019 one of the residents (who was working on the flowers and shrubs adjacent to the path) was almost hit by a fast moving cyclist. The cyclist did not have a warning device nor did he call out to the said Senior Citizen. The cyclist did not stop.

I understand that it is mandatory for cyclist to have a warning device on their machine. If this be true then dozens of cyclists ignore this requirement. If there is no such law then I ask that this be investigated either by the Municipality or the Provincial Government depending upon the jurisdiction in which this lies.

Yours Sincerely,



West Vancouver, BC