



**THE CORPORATION OF THE DISTRICT OF WEST VANCOUVER**

**REGULAR COUNCIL MEETING AGENDA  
OCTOBER 20, 2025**

**\*6 PM IN THE MUNICIPAL HALL COUNCIL CHAMBER  
AND VIA ELECTRONIC COMMUNICATION FACILITIES**

*(Members of the public may hear, or watch and hear, the meeting by attending the Municipal Hall Council Chamber, or via electronic communication facilities through the link provided on the District's Council Meeting webpage)*

We acknowledge that we are holding this meeting on the traditional and ancestral territory of the Squamish Nation, Tsleil-Waututh Nation and Musqueam Nation. We recognize and respect them as nations in this territory, as well as their historic connection to the lands and waters around us since time immemorial.

***\*Note: At 5 p.m. in the Council Chamber and via electronic communication facilities a public hearing will be held. The regular Council meeting will commence in the Council Chamber and via electronic communication facilities at 6 p.m. or immediately following the public hearing, whichever is later.***

**CALL TO ORDER**

1. Call to Order.

**APPROVAL OF AGENDA**

2. **Approval of October 20, 2025 Regular Council Meeting Agenda**

RECOMMENDATION:

THAT the October 20, 2025 regular Council meeting agenda be amended by:

- withdrawing Item 4 regarding Councillor's Motion regarding Ambleside Centre Local Area Plan;

AND THAT the agenda be approved as amended.

**REPORTS****3. Housing Policy Update – Official Community Plan Amendment Bylaw Introduction (File: 1610-20-5406)**

*Pursuant to Council Procedure Bylaw No. 5005, 2019 (as amended) public input for this item is not permitted.*

*Bylaws are passed by a simple majority affirmative vote unless otherwise noted.*

*NOTE: Each reading of an Official Community Plan bylaw must receive an affirmative vote of a majority of all Council members (4 members) in order to proceed (Local Government Act, s. 477).*

[Presentation to be provided.](#)

**RECOMMENDATION:**

THAT opportunities for consultation on the proposed Official Community Plan amendment, as outlined in the report regarding Housing Policy Update – Official Community Plan Amendment Bylaw Introduction dated October 1, 2025, be endorsed as sufficient consultation for purposes of section 475 of the *Local Government Act*.

**RECOMMENDATION:**

THAT proposed “Official Community Plan Bylaw No. 4985, 2018, Amendment Bylaw No. 5406, 2025” be read a first time.

**RECOMMENDATION:**

THAT proposed “Official Community Plan Bylaw No. 4985, 2018, Amendment Bylaw No. 5406, 2025” be presented at a public hearing on November 17, 2025 at 4 p.m. in the Municipal Hall Council Chamber and via electronic communication facilities, and that notice be given of the scheduled public hearing.

**4. Councillor’s Motion regarding Ambleside Centre Local Area Plan (File: 0120-06)**

Withdrawn.

5. [Cost Recovery Model for Servicing Historical Grinder Pumps on Private Property](#) (File: 1700-09)

[Presentation to be provided.](#)

RECOMMENDATION:

THAT the report from the Director, Engineering and Transportation Services, dated October 6, 2025 and titled Cost Recovery Model for Servicing Historical Grinder Pumps on Private Property, be received for information.

RECOMMENDATION:

THAT

1. staff be directed to proceed with developing a fee-for-service model that provides for reinstatement of District servicing of historical municipal maintained grinder pumps benefiting private property owners on a cost-recovery basis;
2. staff be directed to prepare a proposed policy and supporting procedures that provide for District servicing on a fee-for-service cost-recovery basis;
3. staff prepare applicable amendments to the District of West Vancouver's Sewerage and Drainage Regulation Bylaw No. 5263, 2023, that allows for reinstatement of servicing of historical municipal maintained grinder pumps benefiting private property owners on a cost recovery basis; and
4. staff report back in Q1 2026 with an update on the Council direction, including proposed policy and supporting procedure, and proposed bylaw amendments for Council's consideration.

5.1. [Proposed: Fees and Charges Bylaw No. 5334, 2024, Amendment Bylaw No. 5415, 2025; and Fees and Charges Bylaw No. 5383, 2025, Amendment Bylaw No. 5414, 2025 \(Ambleside Park Parking Fee Adjustments\)](#)

(File: 1610-20-5414/5415)

RECOMMENDATION:

THAT

1. proposed "Fees and Charges Bylaw No. 5334, 2024, Amendment Bylaw No. 5415, 2025" be read a first, second, and third time; and
2. proposed "Fees and Charges Bylaw No. 5383, 2025, Amendment Bylaw No. 5414, 2025" be read a first, second, and third time.

**BYLAWS**

*Pursuant to Council Procedure Bylaw No. 5005, 2019 (as amended) public input for items in this section is not permitted.*

*Bylaws are passed by a simple majority affirmative vote unless otherwise noted.*

**6. [Proposed Five-Year Financial Plan Bylaw No. 5381, 2025, Amendment Bylaw No. 5403, 2025](#) (File: 1610-20-5403)**

*The proposed bylaw received first, second, and third reading at the October 6, 2025 Council meeting.*

**RECOMMENDATION:**

THAT proposed "Five-Year Financial Plan Bylaw No. 5381, 2025, Amendment Bylaw No. 5403, 2025" be adopted.

**7. [Proposed 2026 Permissive Tax Exemption Bylaw No. 5382, 2025](#) (File: 1610-20-5382)**

*The proposed bylaw received first, second, and third reading at the October 6, 2025 Council meeting.*

**RECOMMENDATION:**

THAT proposed "2026 Permissive Tax Exemption Bylaw No. 5382, 2025" be adopted.

**8. [Proposed: Fees and Charges Bylaw No. 5334, 2024, Amendment Bylaw No. 5408, 2025; and Fees and Charges Bylaw No. 5383, 2025, Amendment Bylaw No. 5411, 2025 \(Pay Parking Exemptions\)](#) (File: 1610-20-5408/5411)**

*The proposed bylaws received first, second, and third reading at the October 6, 2025 Council meeting.*

**RECOMMENDATION:**

THAT proposed "Fees and Charges Bylaw No. 5334, 2024, Amendment Bylaw No. 5408, 2025" and proposed "Fees and Charges Bylaw No. 5383, 2025, Amendment Bylaw No. 5411, 2025" be adopted.

**9. [Proposed Development Procedures Bylaw No. 4940, 2017, Amendment Bylaw No. 5407, 2025 \(Delegation of the Administration of Covenants in Rodgers Creek and Cypress Village Areas\)](#) (File: 1610-20-5407)**

*The proposed bylaw received first, second, and third reading at the October 6, 2025 Council meeting.*

**RECOMMENDATION:**

THAT proposed "Development Procedures Bylaw No. 4940, 2017, Amendment Bylaw No. 5407, 2025" be adopted.

**NEW BUSINESS**

*Pursuant to Council Procedure Bylaw No. 5005, 2019 (as amended) public input for items in this section is not permitted.*

*If new business items are added to the agenda at the time of agenda approval, the new items will be added to this section.*

- 10.** No items.

**CONSENT AGENDA ITEMS**

*Items listed in the Consent Agenda are considered for approval in one motion, unless a member of Council wishes to debate an item and requests that it be excluded. If an item is excluded from the Consent Agenda it will be considered as an agenda item. The rule of order establishing a Consent Agenda provides that consent agenda items may be considered in total and without debate or amendment.*

**11. Consent Agenda Items**

*The following Consent Agenda items may be considered for approval in one motion, or considered separately, or items may be excluded for debate.*

**RECOMMENDATION:**

THAT the Consent Agenda items as follows be approved:

- Item 11.1 regarding Adoption of Council Meeting Minutes;
- Item 11.2 regarding Receipt of Committee Meeting Minutes;
- Item 11.3 regarding Proposed Corporate Fitness Pass Discount Policy 0220;
- Item 11.4 regarding Proposed Special Events Procedure 0117;
- Item 11.5 regarding Proposed Appointments of Council Representatives for 2026; and
- Item 11.6 regarding Proposed 2026 Council Meeting Schedule.

**11.1. [Adoption of Council Meeting Minutes](#) (File: 0120-05)****RECOMMENDATION:**

THAT the following minutes be adopted as circulated:

- October 1, 2025 special (open session) Council meeting; and
- October 6, 2025 special (open session) Council meeting and regular Council meeting.

**11.2. [Receipt of Committee Meeting Minutes](#) (File: 0115-20-FAC)****RECOMMENDATION:**

THAT the following minutes be received for information:

- May 12, 2025 Finance and Audit Committee meeting.

**11.3. [Proposed Corporate Fitness Pass Discount Policy 0220](#)** (File: 0282-20-0220)

RECOMMENDATION:

THAT proposed “Corporate Fitness Pass Discount Policy 0220” be approved.

**11.4. [Proposed Special Events Procedure 0117](#)** (File: 0282-20-0117)

RECOMMENDATION:

THAT

1. “Special Events Procedure 0117”, as approved on April 14, 2025, be rescinded; and
2. proposed “Special Events Procedure 0117” as attached to the October 8, 2025 memorandum from the Deputy Municipal Manager / Director, Parks, Culture, and Community Services, be approved.

**11.5. Proposed Appointments of Council Representatives for 2026** (File: 0116-01)

RECOMMENDATION:

THAT the following proposed appointments of Council representatives for a term of January 1 to December 31, 2026 be approved:

BOARDS:

Enhance West Van: Councillor Snider

Memorial Library Board: Councillor Thompson

Police Board: Councillor Cassidy

Seniors’ Activity Centre Advisory Board: Councillor Lambur

COUNCIL COMMITTEES:

Arts and Culture Advisory Committee: Councillors Gambioli and Watt

Awards Committee: Councillor Thompson

Community Grants Committee: Councillor Watt

Environment Committee: Councillor Lambur

Finance and Audit Committee: All of Council

Finance and Revenue Advisory Committee: Mayor Sager and Councillor Watt

Parcel Tax Roll Review Panel: Councillors Gambioli, Lambur, and Snider  
(Alternates: Councillors Cassidy, Thompson, and Watt)

Planning Committee: Councillor Thompson

Public Art Advisory Committee: Councillor Watt

TRI-MUNICIPAL GROUPS:

North Shore Accessibility Advisory Committee: Councillor Cassidy

North Shore Connects: Mayor Sager

North Shore Emergency Management: Councillor Thompson  
(Alternate: Councillor Cassidy)

North Shore Standing Committee on Substance Use: Councillor Cassidy

OTHER:

Ambleside and Dundarave Business Improvement Association:  
Councillor Gambioli

Howe Sound Community Forum: Councillors Lambur, Thompson, and Watt

Mayor's Council on Regional Transportation: Mayor Sager  
(Alternate: Councillor Thompson)

Municipal Caucus: Mayor Sager

Municipal Finance Authority: Mayor Sager

North Shore Congress: Mayor Sager

North Shore Table Matters: Councillor Watt

School Mobility Advisory Roundtable: Councillor Gambioli

Youth Advisory Committee: Councillor Thompson

#### **11.6. Proposed 2026 Council Meeting Schedule (File: 0120-01)**

RECOMMENDATION:

THAT the proposed 2026 Council Meeting Schedule be approved as follows:

- January 12 and 26;
- February 9 and 23;
- March 9 and 30;
- April 13 and 27;
- May 11 and 25;
- June 8 and 22;
- July 6 and 20;
- September 21;
- October 5 and 26;
- November 2, 16, and 30; and
- December 14;

with all regular Council meetings to start at 6 p.m. and to be held in the Municipal Hall Council Chamber and via electronic communication facilities

**OTHER ITEMS / NOTICES OF MOTION**

*Pursuant to Council Procedure Bylaw No. 5005, 2019 (as amended) public input for items in this section is not permitted.*

- 12.** No items.

**REPORTS FROM MAYOR AND COUNCILLORS**

*Pursuant to Council Procedure Bylaw No. 5005, 2019 (as amended) public input for items in this section is not permitted.*

- 13. Reports from Mayor and Councillors** (to include reports on District board, committee, and working group meetings, and Metro Vancouver board and committee meetings)

RECOMMENDATION:

THAT the oral reports from the Mayor and Councillors be received for information.

**PUBLIC QUESTIONS AND COMMENTS**

*Questions may be referred by Council to staff for subsequent response. Questions and comments relating to the following are not permitted: a Notice of Motion; a bylaw in respect of which a public hearing has been or will be held; an issue which is before the courts or on which Council has authorized legal action; a matter in respect of which a District-led public consultation process is planned or is in progress; the promotion of commercial projects/services or of a political party/candidate for elected office; publicly tendered contracts or proposal calls; funding requests; or a purpose or subject that is beyond the jurisdiction of Council.*

- 14. Public Questions and Comments (3 minutes per speaker)**

**ADJOURNMENT**

- 15. Adjournment of October 20, 2025 Regular Council Meeting**

RECOMMENDATION:

THAT the October 20, 2025 regular Council meeting be adjourned.