



REGULAR AFTERNOON COUNCIL MEETING

Monday, April 10, 2017 at 1:30 PM
Fraser River Presentation Theatre
4th Floor, 20338 – 65 Avenue, Langley, BC

AGENDA

A. ADOPTION AND RECEIPT OF AGENDA ITEMS

A.1 Regular Afternoon Council Meeting Agenda - April 10, 2017

Recommendation: That Council adopt the agenda and receive the agenda items of the Regular Afternoon Council meeting held April 10, 2017.

B. ADOPTION OF MINUTES

B.1 Regular Afternoon Council Meeting - March 27, 2017

Recommendation: That Council adopt the Minutes of the Regular Afternoon Council meeting held March 27, 2017.

Attachments: [B.1 03 27 Regular Afternoon Minutes.pdf](#)

C. BUSINESS LICENCE CANCELLATION HEARING

C.1 The Corporation of the Township of Langley (the “Township”) - WeeMedical Wellness Centre (“WeeMedical”) - Council Hearing concerning possible cancellation of WeeMedical Business Licence File 2210-01

Recommendation: That Council receive the letter from James Goulden, Norton Rose Fulbright, addressed to owners of the WeeMedical Dispensary Society, regarding the cancellation of WeeMedical's business licence.

Clerk's Note: That Council consider cancellation of the Business Licence issued to WeeMedical Wellness Center, related to property at 27243 Fraser Highway, pursuant to Sections 15(1) (e) and 60(2) of the Community Charter.

Attachments: [C.1 WeeMedical.pdf](#)

D. MOTION TO RESOLVE INTO SPECIAL CLOSED MEETING

Recommendation: That Council now resolve into a Special Closed Meeting for discussion of the following items, in accordance with and as identified under Section 90 of the Community Charter:

Item A.1 - Section 90(1) (n) Consideration;
Item E.1 - Section 90(2) (b) Intergovernmental Relations;
Item F.1 - Section 90(2) (b) Intergovernmental Relations; and
Item G.1 - Section 90(2) (b) Intergovernmental Relations.

E. PRESENTATIONS**E.1 United Way Presentation**

Recommendation: That Council receive the presentation by Gabriel Avelar, Manager, Community and Volunteer Relations, United Way, thanking the Township of Langley for 25 years of campaigning for the United Way.

F. DELEGATIONS**G. REPORTS TO COUNCIL**

**G.1 Agricultural Land Commission
Application No. 100314 (Vernon / 19792 - 12 Avenue)
Report 17-35
File CD 07-10-0030**

Recommendation: That Council advise the Agricultural Land Commission that the subdivision application submitted by C & F Land Resource Consultants Ltd., on behalf of Linda Vernon for a property located at 19792 - 12 Avenue within the Agricultural Land Reserve, complies with the requirements of Section 110.8 - Homesite Severance Subdivision of the Zoning Bylaw, subject to compliance with the Agricultural Land Commission's Homesite Severance Policy, and request consideration based on agricultural merits.

Attachments: [G.1 cd ALC Vernon.pdf](#)

H. CORRESPONDENCE**H.1 Petition to Remove GST Charged on Carbon Tax
File 0400-40**

Recommendation: That Council receive the letter from Mayor Akbal Mund, City of Vernon, regarding an online petition to the House of Commons to remove the GST on carbon tax. The City of Vernon has sent a resolution to UBCM and FCM requesting they lobby the provincial and federal governments to eliminate the GST being charged on the provincial carbon tax.

Clerk's Note: That Council consider endorsing the resolution to remove GST charged on carbon tax to UBCM and FCM.

Attachments: [H.1 Carbon Tax petition.pdf](#)

In an effort to make the community aware, the following proclamations have been requested:

**H.2 Day of Mourning
File 0630-01**

Recommendation: That Council receive the letter from Janet Andrews, Secretary-Treasurer, New Westminster & District Labour Council, requesting April 28, 2017 be proclaimed Day of Mourning for Workers Killed and Injured on the Job. They also request Council and staff observe one minute of silence in Council Chambers on/or before April 28, 2017.

Clerk's Note: Policy No. 01-024 Approved by Council, September 18, 2000: No vote or action to be taken on proclamation requests.

Attachments: [H.2 Day of Mourning.pdf](#)

**H.3 Parachute's Safe Kids Week
File 0630-01**

Recommendation: That Council receive the letter from Pamela Fuselli, Interim CEO, Parachute, requesting the week of June 5-11, 2017 be proclaimed as Parachute's Safe Kids Week.

Clerk's Note: Policy No. 01-021 approved by Council, September 18, 2000: No vote or action to be taken on proclamation requests.

Attachments: [H.3 Safe Kids Week.pdf](#)

**H.4 Meatless Monday Proclamation
File 0630-01**

Recommendation: That Council receive the correspondence from Emily Pickett, Program Coordinator, Vancouver Humane Society, requesting May 15, 2017 be proclaimed Meatless Monday.

Clerk's Note: Policy No. 01-021 approved by Council, September 18, 2000: No vote or action to be taken on proclamation requests.

Attachments: [H.4 Meatless Monday Proclamation.pdf](#)

I. MINUTES OF COMMITTEES

**I.1 Agricultural Advisory and Economic Enhancement Committee -
March 22, 2017
File 0540-20**

Recommendation: That Council receive the Minutes of the Council Advisory Committee meetings as listed above.

Attachments: [I.1 2017_03_22 AAEEC Minutes.pdf](#)

J. OTHER BUSINESS

**J.1 Integrated Stormwater Management Plan for Gloucester
Industrial Estates**

Recommendation: That Council provide staff with direction for the Integrated Stormwater Management Plan for Gloucester Industrial Estates.

On July 11, 2016, at the Regular Afternoon meeting of Council the following motion was brought forward:

Whereas the Township of Langley has adopted the Sustainability Charter which promotes the goals of improving stormwater quality and protecting and enhancing rivers and streams;

Whereas the Township works in strategic partnership with Metro Vancouver to ensure that development is sustainable and protects the integrity of local environments;

Whereas a Metro-wide ISWMP (Integrated Storm Water Management Plan) process has been mandated by the Ministry of the Environment if 20% of the land within a watershed is developed and further, that any land development that is proposed to develop 20% or more of the land base requires an ISWMP prior to the commencement of the proposed development; and

Whereas Gloucester Industrial Estates has already developed 18% of the lands within the headwaters of West Creek watershed, which lands are concentrated in the vulnerable headwaters of the endangered West Creek;

Therefore be it resolved that Council direct staff to work with the proponent to implement a comprehensive ISWMP plan in a timely manner, which ISWMP will include public engagement and habitat inventory components for the West Creek watershed, which plan will further be funded by the proponent as the primary beneficiary based on the "user pay" principle.

The last paragraph was subsequently amended to read:

That Council request the Beedie Group to undertake a comprehensive ISWMP plan in a timely manner, which ISWMP will include public engagement and habitat inventory components for the West Creek watershed, with oversight provided by Township staff, which plan will further be funded by the proponent based on the "user pay" principle.

The resolution was then adopted with the amended final paragraph.

Staff is seeking direction on this resolution. There has been an interpretation that staff ought to pursue the acceleration of the Integrated Stormwater Management Plan (ISWMP) for the Gloucester Industrial Estates now with the intent to recoup costs from the developer at a future date.

The technical threshold which triggers the requirement for an ISWMP is development of 20% or more of the land base in a watershed. The development area has been calculated to be 18% of the West Creek catchment area, as such a third party (the developer) cannot be compelled to complete the ISWMP.

In this instance the developer has agreed to provide \$250,000 toward the ISWMP upon completion of the rezoning process.

The issue raised is if the Township should proceed and fund the ISWMP now with the potential of recouping partial or total costs upon future completion of the rezoning.

K. TERMINATE