



REGULAR AFTERNOON COUNCIL MEETING

Monday, May 29, 2017 at 2:30 PM
Fraser River Presentation Theatre
4th Floor, 20338 – 65 Avenue, Langley, BC

MINUTES

PRESENT: Mayor J. Froese

Councillors P. Arnason, C. Fox, B. Long, A. Quaale, M. Sparrow, and B. Whitmarsh

M. Bakken, S. Gamble, K. Sinclair, R. Seifi, P. Tulumello, and J. Winslade

W. Bauer, K. Stepto, and R. Welfing

A. ADOPTION AND RECEIPT OF AGENDA ITEMS

A.1 Regular Afternoon Council Meeting Agenda - May 29, 2017

Moved by Councillor Arnason,
Seconded by Councillor Whitmarsh,
That Council adopt the agenda and receive the agenda items of the
Regular Afternoon Council meeting held May 29, 2017.
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B. ADOPTION OF MINUTES

B.1 Regular Afternoon Council Meeting - May 8, 2017

Meeting went into Recess

Meeting Reconvened

Moved by Councillor Quaale,
Seconded by Councillor Fox,
That Council adopt the Minutes of the Regular Afternoon Council meeting
held May 8, 2017.
CARRIED

C. MOTION TO RESOLVE INTO SPECIAL CLOSED MEETING

Moved by Councillor Fox,
Seconded by Councillor Whitmarsh,
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 D.1 - Section 90(1) (e) Property; (k) Negotiations;
Item E.1 - Section 90(1) (e) Property; (k) Negotiations;
Item E.2 - Section 90(1) (a) Personnel;
Item F.1 - Section 90(1) (g) Legal;
Item F.2 - Section 90(1) (a) Personnel;
Item F.3 - Section 90(1) (e) Property; (k) Negotiations;
Item F.4 - Section 90(2) (b) Intergovernmental Relations;
Item H.1 - Section 90(1) (e) Property;
Item H.2 - Section 90(1) (i) Solicitor – Client
Item H.3 - Section 90(1) (i) Solicitor – Client
Item H.4 - Section 90(2) (b) Intergovernmental Relations; and
Item H.5 - Section 90(1) (a) Personnel

MEETING RECESSED

The meeting recessed at 2:30pm.

MEETING RECONVENED

The meeting reconvened at 4:24pm.

D. PRESENTATIONS

D.1 Local Area Service Program

R. Welfing, Engineering Services Manager, provided a presentation on the Local Area Service (LAS) Policy review. The current policy was adopted in 2014. In September 2015, Council referred delegations to staff for options and implications, and staff commenced a policy review. Housekeeping amendments were completed in 2016. In March 2017, Council asked staff to review panhandle lots. The LAS process includes a technical feasibility, preliminary petition, official petition, LAS Bylaw, construction, and cost recovery. The taxable frontage formula for panhandle lots was presented. Staff are not proposing any changes to the formula. Temporary property exemptions are not provided for in provincial legislation/regulations. Rationale for not providing an exemption include:

1. Indefensible to exclude a property from the benefiting parcels, with no technical justification.
2. Difficult to devise a fair, objective way of administering.
3. Avoiding numerous exclusion applications.
4. If excluded, a property could not easily be included later.

If an owner cannot afford the LAS project, there is a default option to amortize the cost of 20 years, and a Provincial Property Tax Deferment Program.

Cost apportionment including cost of construction and benefit received for different property owners was presented.

The following housekeeping changes were presented:

1. Traffic calming is not recommended for inclusion in LAS policy.
2. LAS definition o include more than one parcel.
3. Proponent identification.
4. Preliminary Petition Response – with benefitting properties
5. Preliminary Petition Process – amend threshold from 50% to 60%, notifications.
6. Official Petition Process – Notification
7. Delay of Projects – minor wording changes
8. Cost Variance – from 10% to 15%, use both Class A estimate and construction bids.
9. Sidewalk Costs – construction along arterial roadways.
10. Construction by TOL forces up to \$100k.

E. DELEGATIONS

F. REPORTS TO COUNCIL

**F.1 Local Area Service Program Update
Report 17-56
File ENG 5320-01**

Moved by Councillor Whitmarsh,
Seconded by Councillor Fox,
That Council adopt a revised Local Area Services and Business
Improvement Policy, presented as Attachment A to this report.
CARRIED

G. CORRESPONDENCE

H. MINUTES OF COMMITTEES

**H.1 Agricultural Advisory and Economic Enhancement Committee - April
26, 2017
Heritage Advisory Committee - May 3, 2017
Recreation, Culture, and Parks Advisory Committee -
May 9, 2017
File 0540-20**

Moved by Councillor Quaale,
Seconded by Councillor Arnason,
That Council receive the Minutes of the Council Advisory Committee
meetings as listed above.
CARRIED

**H.2 Heritage Advisory Committee Recommended Motion
File 0540-20**

Moved by Councillor Long,
Seconded by Councillor Fox,
That Council approve Pioneer Markers on 224 Street between 64 and 61
Avenue for the name Larmon, and on 224 Street north of Telegraph Trail
for the name Holding; and further

That the Pioneer Markers missing from Johnson/Townline Road and
Wilson/Townline Road be replaced.
CARRIED

I. OTHER BUSINESS

J. TERMINATE

Moved by Councillor Whitmarsh,
Seconded by Councillor Fox,
That the meeting terminate at 4:55pm.
CARRIED

CERTIFIED CORRECT:

Mayor

Township Clerk