

THE CORPORATION OF THE CITY OF ROSSLAND

COMMITTEE-OF-THE-WHOLE MEETING OF COUNCIL
TUESDAY, SEPTEMBER 6, 2011

PRESENT: MAYOR GREG GRANSTROM
COUNCILLOR JILL SPEARN
COUNCILLOR KATHY MOORE
COUNCILLOR HANNE SMITH

ABSENT: COUNCILLOR ANDY STRADLING
COUNCILLOR LAURIE CHARLTON
COUNCILLOR KATHY WALLACE

STAFF PRESENT: CORPORATE OFFICER T. Butler
MANAGER OF PLANNING & DEVELOPMENT M. Maturo
PLANNING ASSISTANT S. Lightbourne

GALLERY

CALL TO ORDER:

The Mayor called the Meeting to order at 5:05 p.m.

ADOPTION OF AGENDA:

MOTION: SPEARN / SMITH

RESOLVED THAT THE SEPTEMBER 6, 2011 COMMITTEE-OF-THE-WHOLE MEETING AGENDA BE ADOPTED.

CARRIED.

OPERATIONAL DISCUSSIONS & PRESENTATION BY STAFF:

a) Discussions on the new Zoning Bylaw started with section 6.7.

Council had general discussions on section 6.7 – Residential Multiple Family. Planning Staff answered questions and explained any changes to date.

No changes made to section 6.8 – Residential Mobile Home Park. Staff to include “intent statement in this section of the bylaw.

Section 6.9 – Residential Mixed Density is a new zone replacing CD6 from the previous bylaw. Staff to include “intent statement in this section of the bylaw.

Section 6.10 – Resort Mixed Density is another new zone incorporating R4, R5, RM6 and CD10 from the previous bylaw and includes short term vacation rentals. Staff to include “intent statement in this section of the bylaw.

Section 6.11 Guest Home Sub-Zone – this section has not changed and will require an application for this sub-zone.

Largest change in Section 7.1- Commercial Downtown Core is allowing tourist accommodation rental in the downtown area. Council discussion ensued about allowing tourist accommodation.

MOTION: MOORE / SPEARN

RESOLVED THAT THE COMMITTEE-OF-THE-WHOLE RECOMMEND TO COUNCIL THAT TOURIST ACCOMMODATION REMAIN AS A PERMITTED USE IN SECTION 7.1 – COMMERCIAL DOWNTOWN CORE.

DEFEATED.

MOTION: SPEARN / SMITH

RESOLVED THAT THE COMMITTEE-OF-THE-WHOLE RECOMMEND TO COUNCIL THAT TOURIST ACCOMMODATION BE REMOVED AS A PERMITTED USE IN SECTION 7.1 – COMMERCIAL DOWNTOWN CORE.

CARRIED.

Largest change in Section 7.2- Commercial Service is allowing “detached coach house” in the zone. Council discussion ensued about the “intent” statement. Council agreed to strike “that are available through auto-orientation”.

Section 7.3 is a consolidation of previous zones C3 and CD7 and is a mix of commercial and housing. Staff to include “intent statement” and height maximum to 4.5 metres for accessory buildings.

Section 7.4 – Commercial Transition is a new zone created for sites around the Emcon Lot. This zone will require an application for zoning for Council consideration.

Section 7.5 – Commercial Neighbourhood Oriented is a new zone created that is established to help satisfy sections in the Official Community Plan. This zone will require an application for zoning for Council consideration.

Section 8.1 – M1 Light Industrial has been changed by adding “one family detached dwelling”.

Section 9.0 – Public, Institutional, Park and Open Space was discussed as a whole.

MOTION: MOORE / SMITH

RESOLVED THAT THE COMMITTEE-OF-THE-WHOLE RECOMMEND TO COUNCIL THAT LOT 24, CURRENTLY OWNED BY THE CITY, BE ZONED P-2 - PARKS AND OPEN SPACE IN THE NEW ZONING BYLAW.

DEFEATED.

Further discussions ensued regarding P-3 Resort Recreation and P-4 Resource Management Area implications on down zoning at Red Mountain and allowing "Ski Facilities" at RedStone Golf Resort.

Discussion ensued regarding Section 10.1 Comprehensive Development Zone 1. Planning Staff explained that much of the zones remain unchanged since these sections were developed when the Red Mountain Master Plan was designed.

Discussion ensued regarding Section 10.2 to 10.2.3 Comprehensive Development CD-2. Planning Staff explained this is the area at Red Mountain Village (Steve Ash Development) and remains unchanged.

Discussion ensued regarding Section 10.3 to 10.3.3 Comprehensive Development CD-3. Planning Staff explained changes to this area included Creek Side Development down zoning and consolidation of some sub-zones.

Discussion ensued regarding Section 10.4 Comprehensive Development CD-4. Planning Staff explained the largest change to this zone was the inclusion of "ambulance services" as a permitted use and is a consolidation of CD4 and CD4A from the previous zoning bylaw.

Discussion ensued regarding Section 10.5 Comprehensive Development CD-5. Planning Staff explained this area is unchanged.

Discussion ensued regarding Section 11.0 Off Street Parking and Loading.

MOTION: MOORE / SPEARN

RESOLVED THAT THE COMMITTEE-OF-THE-WHOLE RECOMMEND TO COUNCIL THAT ON SECTION 11.9 A) EVERYTHING BE DELETED AFTER "SECURITY GATES AT.....".

CARRIED.

ADJOURNMENT:

MOTION: GRANSTROM

RESOLVED THAT THE SEPTEMBER 6, 2011 COMMITTEE-OF-THE-WHOLE MEETING IS ADJOURNED AT 6:54 P.M.

CARRIED.

CERTIFIED CORRECT:



MAYOR GREG E. GRANSTROM



CORPORATE OFFICER – TRACEY BUTLER

THE CORPORATION OF THE CITY OF ROSSLAND

PUBLIC HEARING

Tuesday, September 6, 2011

PRESENT: Mayor Greg Granstrom, Chair
Councillor Kathy Moore
Councillor Jill Spearn
Councillor Kathy Wallace
Councillor Hanne Smith

ABSENT: Councillor Andy Stradling
Councillor Laurie Charlton

STAFF PRESENT: Corporate Officer – Tracey Butler
Gallery

The Chair called the Public Hearing to order at 7:06 p.m.

The Chair stated that this Public Hearing is being convened pursuant to Section 890 of the Local Government Act and is intended to consider the proposed bylaw No. 2515 - Zoning Amendment Bylaw 2011(2) to rezone 2732 St. Paul Street to R-1S Single Detached, Small Lot Zoning from R-1 – Residential Single Detached.

He stated that any person present, who believes that his or her interest in the property is affected by the proposed bylaw, shall be given an opportunity to express their views and concerns with regard to Bylaw No. 2515. He added that those who wished to speak should commence their address by clearly stating their name and address, prior to presenting their views concerning the bylaw.

The Chair advised that Members of Council could ask questions of the presenters; however, he stated that the purpose of the hearing is not to argue the merits of the bylaw, but rather to listen to any presentations that anyone may wish to make regarding the proposed bylaw. He went on to advise that a summary of these proceedings would be recorded and presented to the Council.

He requested that those in attendance refrain from applause or other expressions of emotion, as this enables others whose views maybe different to exercise their right to express their views.

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Bylaw No. 2515

The Corporate Officer advised that a notice was published in the August 25 and September 1, 2011 editions of the Rossland News as well as in the Trail Daily Times on August 30, 2011 as required by the *Local Government Act*. Staff mailed all residents within 50m of the proposed rezoning with notice of the proposed bylaw as required by City Bylaw and the *Local Government Act*. Notice has also been posted on the City web site and bulletin board since August 16, 2011. One email submission has been received prior to the public hearing regarding Bylaw No. 2515 from Grace and Steve Naas of 2710 St. Paul Street.

Public comments:


Mr. Kevin Fairweather, owner and developer of 2710 St. Paul, addressed Council explaining his future plans for the property and parking issues.

No one else came forward to ask any questions or offer any comments.


MOTION TO ADJOURN: GRANSTROM

There being no further presentations to Council, the public hearing was closed at 7:11 p.m.

CERTIFIED CORRECT:



Mayor Greg E. Granstrom, Chair



Corporate Officer – Tracey Butler

THE CORPORATION OF THE CITY OF ROSSLAND

REGULAR MEETING OF COUNCIL
TUESDAY, SEPTEMBER 6, 2011

PRESENT: MAYOR GREG GRANSTROM
COUNCILLOR KATHY WALLACE
COUNCILLOR HANNE SMITH
COUNCILLOR KATHY MOORE
COUNCILLOR JILL SPEARN

ABSENT: COUNCILLOR ANDY STRADLING
COUNCILLOR LAURIE CHARLTON

STAFF PRESENT: CORPORATE OFFICER T. Butler
GALLERY

CALL TO ORDER:

The Mayor called the Meeting to order at 7:11 p.m.

PUBLIC INPUT PERIOD:

Nil

PUBLIC REPRESENTATION PERIOD:

- a) **Public Representation Opportunity for the disposition of Sublot 101 of the Northeast Quarter of Section 34, Township 9A, Kootenay District Plan X62, PID 016-328-736.**

MAYOR GRANSTROM CALLED FOR REPRESENTATION FROM THE PUBLIC IN ATTENDANCE:

THERE BEING NO OTHER PERSONS COMING FORWARD THE MAYOR CLOSED THE PUBLIC REPRESENTATION PERIOD.

ADOPTION OF AGENDA:

MOTION: MOORE / SMITH

RESOLVED THAT THE SEPTEMBER 6, 2011 REGULAR MEETING AGENDA BE ADOPTED.

CARRIED.

MINUTES:

MOTION: WALLACE / SPEARN

RESOLVED THAT THE MINUTES OF THE REGULAR MEETING OF COUNCIL HELD ON MONDAY, AUGUST 15, 2011, BE ADOPTED.

CARRIED.

DELEGATIONS:

- a) **Sustainability Commission – State of Rossland Final Report presentation.**

MR. KELVIN SALDERN UPDATED COUNCIL ON THE SUSTAINABILITY COMMISSION'S PROJECTS AND PLANS, AND MS. LEA THUOT, SUSTAINABILITY COMMISSION MANAGER, PRESENTED COUNCIL WITH THE FINAL STATE OF ROSSLAND REPORT.

UNFINISHED BUSINESS:

Nil

RECOMMENDATIONS FROM STAFF FOR DECISION:

- a) **Manager of Finance Request for Decision – Permissive Tax Exemption Allocations.**

MOTION: WALLACE / SMITH

RESOLVED THAT COUNCIL APPROVE THE 2012 PERMISSIVE TAX EXEMPTIONS AS PRESENTED EXCEPT FOR THE CLASS 6 EXEMPTION FOR THE ROYAL CANADIAN LEGION.

CARRIED.

- b) **Manager of Finance Request for Decision – Revitalization Tax Exemption Application – 2004 Columbia Avenue (Bank of Montreal).**

MOTION: MOORE / WALLACE

RESOLVED THAT COUNCIL APPROVE THE 2012 REVITALIZATION TAX EXEMPTIONS FOR QUINCE TREE ENTERPRISES INC. AS PRESENTED.

CARRIED.

**c) Planning Assistant Request for Decision – Development Variance Permit Application
– 1610 LeRoi Avenue.**

MOTION: SPEARN / WALLACE

RESOLVED THAT COUNCIL APPROVE THE DEVELOPMENT VARIANCE PERMIT APPLICATION TO VARY THE EXTERIOR SIDE SETBACK REQUIREMENT AS ESTABLISHED IN THE CITY OF ROSSLAND ZONING BYLAW #1912 FROM 3.0 METRES TO 0 METRES, FOR THE PROPERTY LEGALLY DESCRIBED AS PARCEL A (DD KV86979), BLOCK 8, DISTRICT LOT 535, KOOTENAY DISTRICT PLAN 579, LOCATED AT 1610 LEROI AVENUE (PID 025-721-496).

CARRIED.

**d) Planning Assistant Request for Decision – Development Variance Permit Application
– 2605 Columbia Avenue.**

MOTION: MOORE / WALLACE

RESOLVED THAT COUNCIL APPROVE THE DEVELOPMENT VARIANCE PERMIT APPLICATION TO VARY THE EXTERIOR SIDE SETBACK REQUIREMENT AS ESTABLISHED IN THE CITY OF ROSSLAND ZONING BYLAW #1912 FROM 3.0 METRES TO 1.62 METRES AND THE REAR SETBACK REQUIREMENT FROM 2.0 METRES TO 1.11 METRES, FOR THE PROPERTY LEGALLY DESCRIBED AS LOT 20, BLOCK 53, SECTION 35, TOWNSHIP 9A, KOOTENAY DISTRICT PLAN 616C, LOCATED AT 2605 COLUMBIA AVENUE (PID 016-189-604).

CARRIED.

REQUESTS ARISING FROM CORRESPONDENCE:

Nil

INFORMATION ITEMS:

INFORMATION ITEMS NUMBERED 16(a) TO 16(g)

- a) Submission from Tourism Rossland of the Resort Development Strategy Report. **Recommendation to approve submission.**
- b) UBCM Survey Results on the Public Health Act 7 Relationships between Local Governments and Health Authorities. **Recommendation to file.**
- c) UBCM letter to Mr. V. Kumar regarding RCMP Contract Negotiations. **Recommendation to file.**

- d) UBCM letter regarding submission of the City of Rossland resolution on Highways to the UBCM during the 2011 Convention. **Recommendation to file.**
- e) Minutes of the City of Rossland Heritage Commission Meeting held August 9, 2011. **Recommendation to receive and approve recommendations within.**
- f) Letter from the Central Kootenay Invasive Plant Committee regarding treatment for priority sites with the City of Rossland boundaries along Highway 3B from Nancy Green junction to Kirkup Avenue. **Recommendation to file.**
- g) Notification letter from Emergency Management BC approving a JEPP Grant for a projector and screen. **Recommendation to file.**

MOTION: MOORE / SMITH

RESOLVED THAT INFORMATION ITEMS 16(a) TO 16(g), BE RECEIVED AND ACTED UPON AS RECOMMENDED.

CARRIED.

BYLAWS:

- a) **Planning Assistant Request for Decision – Bylaw No. 2515 – Zoning Amendment Bylaw 2011(2) – 2732 St. Paul Street rezone to R-1S Residential Small Lot.**

MOTION: MOORE / SPEARN

RESOLVED THAT BYLAW No. 2515 – ZONING AMENDMENT BYLAW NO. 2515, 2011(2) BE READ A THIRD TIME.

CARRIED.

MOTION: SPEARN / WALLACE

RESOLVED THAT BYLAW No. 2515, CITED AS “ZONING AMENDMENT BYLAW NO. 2515, 2011(2)”, BE ADOPTED.

CARRIED.

MEMBERS REPORTS (VERBAL)

Councillor Moore:

Councillor Moore reported on the following items:

- Council participation in Golden City Days Parade.
 - September 14 Visions to Actions – Sustainability Commission Event regarding Climate Change.
 - Inquired into the next Council Newsletter.
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Councillor Wallace:

Councillor Wallace reported on the following items.

- Attendance at the Election Workshop in Nelson.
 - Discussion at the RDKB level of a staff recommendation to charge a levy for 911 calls locally.
 - Kootenay Country Booth participation for the UBCM Convention.
 - Fortis presentation on advanced metering.
 - BC Transit use figures coming out soon.
 - RDKB Planning function participation.
 - Continuance of the Woodstove Exchange Program. Requested an update for Council on Rossland's participation.
 - Extension for the Cascade Environmental Assessment has been granted.
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Councillor Spearn:

Councillor Spearn reported on the following items.

- Taste of the Kootenay event hosted by the Chamber on September 24.
 - Update on Neighbourhoods of Learning Committee discussions and plans.
 - Enrollment numbers in Rossland Schools.
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Mayor Granstrom:

Mayor Granstrom reported on the following items:

- Atco presentation at the next Regular Council Meeting September 19.
 - Upcoming meeting with Teck regarding the Museum Adit.
 - Will be addressing the Auxiliary Health Care Conference.
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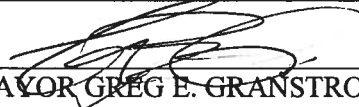
ADJOURNMENT:

MOTION: GRANSTROM

RESOLVED THAT THIS REGULAR MEETING OF COUNCIL BE ADJOURNED AT 7:48 P.M.

CARRIED.

CERTIFIED CORRECT:



MAYOR GREG E. GRANSTROM



CORPORATE OFFICER – TRACEY BUTLER