



# City of Port Moody Regular Council Agenda

November 12, 2024

7:00 pm

Council Chambers

100 Newport Drive, Port Moody

Pages

## 1. Call to Order

*You can watch the livestream of this meeting at [portmoody.ca/watchlive](http://portmoody.ca/watchlive) or join the webinar at [portmoody.ca/councilmeetings](http://portmoody.ca/councilmeetings).*

*This meeting is open to the public for in-person attendance in Council Chambers at 100 Newport Drive, Port Moody.*

## 2. Territorial Land Acknowledgement

The City of Port Moody carries out our business on the ancestral and unceded homelands of the *kʷikwə́łəm* (Kwkwetlem), *səlilwətał* (Tsleil-Waututh), *xʷməθkʷəyəm* (Musqueam), *Skwxwú7mesh* (Squamish), *q̓ícəy̓* (Katzie), *q̓'wa:n̓ ʔən̓* (Kwantlen), *q̓iq̓éyt* (Qayqayt), and *Stó:lō* (Sto:lo) Peoples, and extends appreciation for the opportunity to work on this territory.

## 3. Adoption of the Agenda

### 3.1 Agenda

Recommendation(s):

THAT the agenda of the November 12, 2024, Regular Council meeting be adopted as circulated.

#### 4. Public Input

Please go to [portmoody.ca/councilmeetings](http://portmoody.ca/councilmeetings) for information on how to participate.

*As a reminder to members of the public, while we encourage civic engagement and welcome your participation in the public portion of our meeting, there are expectations regarding appropriate conduct and decorum at Council meetings. We ask all members of the public to ensure that matters raised with Council are constructively focused on issues and not individuals and that any engagement with or about City staff or Council is addressed in a manner that is consistent with these expectations so that we can all engage in this space in a manner that is respectful and constructive, and abides by the City's Respectful Workplace Policy.*

##### 4.1 Verbal Submissions:

Members of the public wishing to address Council during the Public Input period will be allowed two minutes to speak.

##### 4.2 Written Submissions:

Written Public Input submissions will be provided on-table in accordance with Corporate Policy – 01-0550-2023-01 – Public Input – Written.

Recommendation(s):

THAT Written Public Input submissions provided in the on-table package dated November 12, 2024, be received for information.

#### 5. General Matters

##### 5.1 Art at Council

Verbal Report: Councillor Amy Lubik, Chair, Arts, Culture, and Heritage Committee

##### 5.2 Delegation – Mountain Valley Express – Open Letter in Support of Regional Rail

8

Presentation: Lee Haber

Delegation Request: Mountain Valley Express

Recommendation(s):

*1. THAT the delegation be received for information and the delegates thanked for their presentation.*

*2. THAT the delegation request be placed on a subsequent Council agenda for consideration.*

*3. THAT the delegation request be considered immediately.*

## 6. Adoption of Minutes

### 6.1 Minutes

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Recommendation(s):

THAT the minutes of the following meetings be adopted:

- Special Council (to Close) – October 22, 2024;
- Public Hearing – October 22, 2024;
- Regular Council – October 22, 2024;
- Special Council – October 25, 2024;
- Special Council (to Close) – October 31, 2024; and
- Special Council (to Close) – November 5, 2024.

## 7. Consent Agenda

*Note: Council may adopt in one motion all recommendations appearing on the Consent Agenda or, prior to the vote, request that an item be removed from the Consent Agenda and placed in section 8 for debate or discussion, voting in opposition to a recommendation, or declaring a conflict of interest with an item.*

Recommendation(s):

THAT the recommendations contained in the following items on the November 12, 2024, Regular Council Consent Agenda be approved:

- 7.1 – HRA Bylaw Repeal Bylaw, No. 3487 (2407-2421 Clarke Street, 85 Kyle Street, and 50 Queens Street) – Adoption;
- 7.2 – 2025 Fees Bylaw; and
- 7.3 – Rezoning and Housing Agreement (Non-Market Residential Addition) 2340 Clarke Street (Mara + Natha Architecture).

### 7.1 HRA Bylaw Repeal Bylaw, No. 3487 (2407-2421 Clarke Street, 85 Kyle Street, and 50 Queens Street) – Adoption

35

Memo: Legislative Services Division

Recommendation(s):

THAT City of Port Moody Heritage Revitalization Agreement Bylaw Repeal Bylaw, 2024, No. 3487 (2407-2421 Clarke Street, 85 Kyle Street, and 50 Queens Street) be now adopted as recommended in the memo dated November 12, 2024, from the Legislative Services Division regarding HRA Bylaw Repeal Bylaw, No. 3487 (2407-2421 Clarke Street, 85 Kyle Street, and 50 Queens Street) – Adoption.

**7.2 2025 Fees Bylaw**

199

Report: Finance and Technology Department – Financial Services Division

*Bylaw No. 3492, a Bylaw to establish the 2025 Fees charged by the City of Port Moody.*

Recommendation(s):

THAT the City of Port Moody Fees Bylaw, 2024, No. 3492 be read a first, second, and third time as recommended in the report dated November 12, 2024, from the Finance and Technology Department – Financial Services Division regarding 2025 Fees Bylaw.

**7.3 Rezoning and Housing Agreement (Non-Market Residential Addition) 2340 Clarke Street (Mara + Natha Architecture)**

244

Report: Community Development Department – Development Planning Division

*Bylaw No. 3489, a Bylaw to amend City of Port Moody Zoning Bylaw, 2018, No. 2937 to allow for a commercial use at 2340 Clarke Street.*

*Bylaw No. 3490, a Bylaw to authorize Council to enter into a Housing Agreement pursuant to section 483 of the Local Government Act.*

Recommendation(s):

THAT City of Port Moody Zoning Bylaw, 2018, No. 2937, Amendment Bylaw No. 102, 2024, No. 3489 (2340 Clarke Street) (C3) be read a first, second, and third time as recommended in the report dated November 12, 2024, from the Community Development Department – Development Planning Division regarding Rezoning and Housing Agreement (Non-Market Residential Addition) – 2340 Clarke Street (Mara + Natha Architecture);

AND THAT Bylaw No. 3489 not be referred to a Public Hearing;

AND THAT City of Port Moody Housing Agreement Bylaw, 2024, No. 3490 (2340 Clarke Street) (Non-Market Residential) be read a first, second, and third time;

AND THAT a Community Amenity Contribution fee waiver in the amount of \$15,354.00 be approved to facilitate the provision of nine (9) non-market residential units;

AND THAT Development Application fees paid in the amount of \$16,030.00 be refunded to facilitate the provision of nine (9) non-market residential units;

AND THAT a Building Permit application fee waiver up to \$22,750.75 be authorized to facilitate the provision of nine (9) non-market residential units;

AND THAT Council authorize the use of up to \$24,000.00 from the Affordable Housing Reserve Fund to facilitate the provision of nine (9) non-market residential units.

**8. Items Removed from the Consent Agenda**

- 9. Legislative Matters**
- 9.1 Committee Appointments**  
Verbal Report: Mayor Lahti
- 10. Unfinished Business**
- 11. New Business**
- 11.1 Interim Housing Needs Report** 357  
Presentation: Policy Planning Division  
Report: Community Development Department – Policy Planning Division  
Recommendation(s):  
THAT the proposed 2024 Interim Housing Needs Report be received as recommended in the report dated November 12, 2024, from the Community Development Department – Policy Planning Division regarding Interim Housing Needs Report;  
AND THAT staff be directed to update the 2022 Housing Action Plan’s housing targets to align with the housing needs identified in the 2024 Interim Housing Needs Report.
- 11.2 Housing Supply Act – Annual Report** 372  
Report: Community Development Department – Policy Planning Division  
Recommendation(s):  
THAT the report dated November 12, 2024, from the Community Development Department – Policy Planning Division regarding *Housing Supply Act – Annual Report* be received for information.
- 11.3 Draft Old Orchard Park Master Plan for Adoption** 401  
Presentation: Project Manager – Parks Planning and Hapa Collaborative  
Report: Community Services Department – Parks Division  
Recommendation(s):  
THAT the Draft Old Orchard Park Master Plan (Attachment 1) be adopted as recommended in the report dated November 12, 2024, from the Community Services Department – Parks Division regarding Draft Old Orchard Park Master Plan for Adoption;  
AND THAT staff be directed to implement the Old Orchard Park Master Plan by initiating the detail design phase.

- 11.4 Draft Rocky Point Park Master Plan for Adoption** 449
- Presentation: Project Manager – Parks Planning and Hapa Collaborative
- Report: Community Services Department – Parks Division
- Recommendation(s):
- THAT the Draft Rocky Point Park Master Plan (Attachment 1) be adopted as recommended in the report dated November 12, 2024 from the Community Services Department – Parks Division regarding Draft Rocky Point Park Master Plan for Adoption.
- 11.5 Priority Recreation Registration for Port Moody Residents – Review of Pilot Project** 532
- Presentation: Manager of Recreation
- Report: Community Services Department – Recreation Services Division
- Recommendation(s):
- THAT priority recreation registration for Port Moody residents be implemented permanently as recommended in the report dated November 12, 2024, from the Community Services Department – Recreation Services Division regarding Priority Recreation Registration for Port Moody Residents – Review of Pilot Project.
- 12. Other Business**
- 12.1 Proclamation Request – Children's Day – November 20, 2024** 542
- Draft Proclamation
- Recommendation(s):
- THAT November 20, 2024, be proclaimed Children's Day in the City of Port Moody.
- 13. Verbal Reports from Council and Staff**
- 13.1 Council Verbal Reports**
- 13.2 Staff Verbal Reports**

## 14. Information Items

### 14.1 Committees, Commissions, and Boards – Minutes

543

- Climate Action Committee – July 22, 2024
- IDEA Committee – July 24, 2024
- Transportation Committee – September 11, 2024
- Library Board – September 19, 2024

## 15. Public Input

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## 16. Adjournment