

ENQUIRIES

Alderman Broome
General Apartment
Rezoning Report

- enquired when the report on general apartment rezoning in the City and the reactions being received thereon from the public, would be brought before the Council.

The Director of Planning advised of report being prepared by the Technical Planning Board and an analysis of the reactions being submitted.

His Worship requested the Director of Planning give a short report reference to the next meeting.

Alderman Wilson
Purchase of Police Cars
and Radios

- As a result of a news article, Alderman Wilson enquired what money by-law is providing the capital funds for the purchase of police cars and radios.

Commissioner Sutton Brown stated such purchases were being provided for within the Budget and not being provided out of capital funds.

Alderman Wilson
Bus Operations

- enquired if the statement that the bus operation in Vancouver is making a profit was made known at the last hearing of the Public Utilities Commission.

Commissioner Sutton Brown stated a copy of the Public Utilities Commission award could be made available to the Alderman.

The award makes clear that the Public Utilities Commission has taken a break-even situation in Vancouver in order to establish a rate.

Alderman Lipp
Used Car Sales from
Residential Property
(1748 East 36th Avenue)

- filed copy of a petition requesting used car sales operations being carried on at 1748 East 36th Avenue be terminated immediately.

Alderman Campbell
Police Matters

- made several enquiries of His Worship the Mayor respecting police matters, with particular reference to the setting up of a Commission.

The questions were answered by His Worship the Mayor and the Corporation Counsel.

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OTHER MATTERS

Alderman Emery

- raised the following matters:

- a. brochures prepared by the City Archivist, respecting the first steam locomotive #374 and the last, #2860, rededication of Stanley Park with particular reference to Stanley Park Railway, and information on Good Citizens of Vancouver up to 1962.
- b. displayed for the Council a drawing of a proposed Vancouver Railway Museum, utilizing one of the R.C.A.F. buildings at Kitsilano.
- c. pointed out the 8th Avenue interceptor has now been completed by the Sewer Board and will provide a very necessary service and keep the beaches free from sewer contamination.

Alderman Campbell
Demolition of Building:
1999 West 4th Avenue

- advised that action will be taken forthwith to demolish the building at 1999 West 4th Avenue.

Alderman Williams
Tour of East End of the
City

- referred to the tour proposed of the east end of the City to observe particularly environmental problems and illustrated a situation at 24th and Nanaimo Street, where an explosion took place in an industry on the site.

Alderman Lipp
Dirt Area Along 900,
1000, 1100 Blocks Robson

- enquired if the City Engineer could be authorized to remove the dirt area between the sidewalk and the curb in the 900, 1000, 1100 Blocks on Robson Street to remove the dirt and dust nuisance which results.

His Worship directed the enquiry to the Board of Administration.

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A short recess was observed.

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The Council reconvened 'In Camera' at approximately 11:00 a.m. in the Mayor's Office, following which the Council reconvened in the Council Chamber at approximately 11:40 a.m., still in Committee of the Whole, His Worship the Mayor in the Chair and the same members of Council present.

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COMMUNICATIONS AND PETITIONS1. Affiliation with Vancouver:
Yokohama

The Council received an invitation from the Mayor of Yokohama that the City of Vancouver and the City of Yokohama be affiliated as sister cities.

Moved by Ald. Bell-Irving,

THAT this invitation be accepted with thanks and therefore, the City of Vancouver affiliate with the City of Yokohama.

- CARRIED.

2. Communications re
Kitsilano R.C.A.F. Site

It was agreed that all the communications as of this date, received for consideration at this time, respecting the R.C.A.F. site, be deferred for Council consideration later this day when the matter will be raised.

REPORTS OF COMMITTEESI. BOARD OF ADMINISTRATION: Report dated April 21st, 1965Works and Water(i) Tender: Expansion Joint
Filler Material (Clause 9)

The Board of Administration reported on tenders received for the supply of Expansion Joint Filler Material and referred to tabulation by the Purchasing Department. It is pointed out the low bid has been submitted by G. F. Sterne & Sons Ltd. at a total cost of \$5,933.70; the material offered will be manufactured in eastern Canada, but will be cut and packaged locally. The next low bid was submitted by Ocean Cement Ltd. at a cost of \$6,097.21, with 77.5% of the content to be manufactured in Vancouver.

Moved by Ald. Broome,

THAT the bid of Ocean Cement Ltd. as shown be approved, subject to 5% Sales Tax, and contract satisfactory to the Corporation Counsel.

- CARRIED.

(ii) General Report

Moved by Ald. Emery,

THAT Clauses 1 - 8 inclusive be adopted.

- CARRIED.

Social Services

Moved by Ald. Banfield,

THAT this report be adopted.

- CARRIED.

Harbours, Industries and Parks

Moved by Ald. Banfield,

THAT this report be adopted.

- CARRIED.

Building and Planning(i) Community Centre: East End
Redevelopment Project (Clause 2)

The Board of Administration submitted a communication from the Vancouver Housing Association referring to the defeat of a local community centre by-law in the East End Redevelopment Area attributed to the present home-owners having little interest in the future of the area. The Association feels however, that effort should be made to have a Community Centre built as soon as possible, and special action should be taken to arrange the construction in the early stage of the Redevelopment Program. Therefore, it is suggested that Council make arrangements with the Park Board and the Senior Governments to permit immediate financing of the Centre on an over-all project basis. The Director of Planning has advised that Section 23 of the National Housing Act states that public buildings are excluded from municipal services or works for which Central Mortgage and Housing Corporation will bear 50% of the cost as part of an Urban Renewal Scheme.

Moved by Ald. Williams,

THAT the City Council communicate with the Honourable John R. Nicholson, Minister of Citizenship and Immigration, and request a meeting with him at his convenience, in Vancouver, on this and other related matters in respect of Urban Renewal.

- CARRIED.

(ii) Development Permit:
325 West 11th Avenue
(Elizabeth Fry Society) (Clause 5)

It was agreed this matter be deferred for consideration following delegations, later this day.

(iii) General Report

Moved by Ald. Adams,

THAT Clauses 1, 3, 4 and 6 of this report be adopted.

-- CARRIED.

Licenses and Claims

It was agreed that this report be deferred for consideration, later this day, and in the meantime, the License Inspector be requested to furnish detailed information respecting the location of the proposed teen-age dance operations and particulars of a recent license granted for a teen-age dance operation on Pender Street.

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The Council recessed at 12:00 noon to reconvene at 2:00 p.m.

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The Council reconvened in the Council Chamber at approximately 2:00 p.m., His Worship the Mayor in the Chair and the following members of Council present:

PRESENT: His Worship the Mayor
Aldermen Adams, Banfield, Bell-Irving,
Broome, Campbell, Emery, Lipp,
Williams, and Wilson.

ABSENT: Alderman Bird

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DELEGATIONS

The Council received Delegations as follows:

- 1.(a) Mrs. R. Ramsdal Development Permit 325 West 11th
(On behalf of (Elizabeth Fry Society)
certain residents Board of Administration report,
opposing develop- Building and Planning, Clause 5,
ment.) page 14 refers.
- (b) David Tupper, Elizabeth Fry Society re above
Barrister Letter dated April 26, 1965 refers.
(In support of
development)

Following a question period, these matters were deferred for consideration later in the proceedings.

Report Reference (cont'd)

License Inspector Teen-age Dances:
Tivoli Ballroom

The License Inspector appeared to answer questions from Members of Council respecting the application to hold teen-age dances in the Tivoli Ballroom, 4336 Dunbar Street, as reported in the Board of Administration report of April 21, 1965, License and Claims Matters.

The License Inspector was questioned also, regarding a license granted for an operation at 111 West Pender Street. He advised the license was for a cabaret and restaurant and was strictly for adults.

License Inspector Refusal of Lodging House
License: W. Johnson

The License Inspector answered questions regarding refusal to grant a license to Mr. W. Johnson for a lodging house at 214 Carrall Street; an appeal having been heard by Council at its last meeting.

The Inspector reported Mr. Johnson was a partner in a lodging house business at 56 Powell Street from 1958 to 1964, moving to 214 Carrall Street in November 1964.

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Reports of Committees (cont'd)Building and Planning (cont'd)

Development Permit:
325 West 11th Avenue
(Elizabeth Fry Society) (Clause 5 cont'd)

The Council received a Delegation earlier this day, both for and against this application.

Moved by Ald. Bell-Irving,
THAT this clause be adopted.

- CARRIED.

Licenses and Claims (cont'd)

Teen-age Dance:
Tivoli Ballroom (Clause 1 cont'd)

Moved by Ald. Adams,
THAT this clause be adopted.

- CARRIED.

Fire, Police and TrafficTenders: Fire and Police Boots

The Board of Administration submitted reports of the Chief Constable, Fire Chief and Purchasing Agent regarding tenders received for the supply of Fire and Police Boots. It was advised two bids were received as follows:

<u>Firm</u>	<u>Union Labour</u>	<u>Total Cost</u>
1. Tebbutt Shoe & Leather Co.	No	\$10,736.00
2. J. Leckie Co. Ltd. (Winnipeg)	Yes	\$10,833.60

Moved by Ald. Wilson,
THAT the tender of J. Leckie Co. Ltd., Winnipeg, Manitoba, for the supply of Fire and Police Boots in the amount of \$10,833.60 be accepted, subject to contract satisfactory to the Corporation Counsel.

- CARRIED.

Finance Matters

(i) Financial Assistance:
Operation Crossroads, Africa (Clause 1)

The Board of Administration submitted for Council consideration, a request for financial assistance received from the University of British Columbia, for the purpose of assisting and sending three U.B.C. students to Africa in development work.

Moved by Ald. Campbell,
THAT the request be received.

- CARRIED.

Finance Matters (cont'd)

(ii) Grant Equal to Theatre Rental:
Association for Retarded Children

The Board of Administration submitted for Council consideration a request from the Association for Retarded Children, that a grant be made equal to the rental of the Queen Elizabeth Theatre in connection with a benefit performance to be held Sunday, May 16, 1965.

Moved by Ald. Broome,
THAT this request be granted.

- CARRIED BY THE
REQUIRED MAJORITY

(iii) Dinner: Visiting Football Clubs

The Board of Administration submitted for Council consideration, a request from the B.C. Football Association Commission, that the City of Vancouver share in the expenses of a host dinner reception in connection with the visit of the Nottingham Forrest Football Club of England and the Hibernians Football Club of Edinburgh. These teams will be matched Saturday, June 12 at Empire Stadium.

Moved by Ald. Lipp,
THAT a grant in this connection be approved in the amount of \$125.00.

- CARRIED. BY THE
REQUIRED MAJORITY

(iv) 1965 Business Tax
Assessment Roll

Moved by Ald. Adams,
THAT this Clause of the Board of Administration report, Finance Matters dated April 21st, 1965 be received.

- CARRIED.

(v) Amendments
Vancouver Charter

Moved by Ald. Broome,
THAT this Clause of the Board of Administration report, Finance Matters, dated April 21st, 1965, be received and referred to the Civic Government Committee for consideration at a later date when dealing with Charter amendments.

- CARRIED.

(vi) Grant Equal to Rental of Playhouse:
Vancouver Ballet Society

The Board of Administration submitted a request from the Vancouver Ballet Society for a grant equal to the rental of the Queen Elizabeth Playhouse, April 29, 30, and May 1, when a student performance of the ballet "Coppelia" will be presented.

Moved by Ald. Wilson,
THAT a grant equal to the rental of the Queen Elizabeth Playhouse, as requested, be approved.

- LOST.

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Personnel Matters dated April 7, 1965

Moved by Ald. Bell-Irving,
THAT the report of the Board of Administration, Personnel Matters dated April 7, 1965, be adopted.
- CARRIED.

Personnel Matters, Supplementary dated April 21st, 1965

Moved by Ald. Adams,
THAT the report of the Board of Administration, Personnel Matters, Supplementary, dated April 21st, 1965, be adopted.
- CARRIED.

Property Matters

- (i) Sale of Lot 4
South Side 5th Avenue
between Pine & Fir Sts.
(Romo) (Bezanson) (Clause 16)

The Board of Administration submitted for Council consideration the question of sale of Lot 4, Block 269, D.L. 526, to either J.R. Bezanson Fixtures Ltd. or Romo Enterprises Limited. The Board reviewed the situation in which the interests of both companies in this Lot have been made known to the Council.

Moved by Ald. Adams,
THAT this Lot 4 be sold to J.R. Bezanson Fixtures Limited at the bid price of \$12,800.00.
(amended)*

Moved by Ald. Broome in amendment
THAT all the words in the motion after the words "be sold to" be struck from the motion and the following substituted, therefor, "Romo Enterprises Limited at the high bid of \$13,250.00".
(carried)**

Moved by Ald. Wilson in amendment to the amendment,
THAT the words in the motion after "J.R. Bezanson Fixtures Limited" be struck and the following substituted therefor, "provided the firm meets the high bid of \$13,250.00".
- LOST

The motion by Alderman Broome was put and
- CARRIED.**

The MOTION AS AMENDED, to include the conditions set out in the Board of Administration report, Property Matters, dated January 20, 1965* and reading in its entirety as follows, was put and
- CARRIED.

THAT this Lot 4 be sold to Romo Enterprises Limited at the high bid of \$13,250.00, and subject to

1. Sale price subject to approval of Central Mortgage and Housing Corporation and date of sale to be the date approval is received.
2. Purchaser entering into an agreement with the City to complete development on the site within three years from date of sale.

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(i) Sale of Lot 4
South Side 5th Avenue (cont'd)

- 3. Purchaser granting the City an option to repurchase the land at its purchase price if development has not taken place within three years from the date of purchase.
- 4. Purchaser not to re-sell, lease, sub-lease or otherwise dispose of the land before development is completed, without the written approval of the City.

(ii) General Report

Moved by Ald. Banfield,
THAT Clauses 1 - 15 inclusive of the Board of Administration report, Property Matters, dated April 21st, 1965, be adopted.

- CARRIED.

II. Canvassers for
Dog Licenses

The Board of Administration submitted a report from the Director of Finance respecting hiring of canvassers for dog licenses; the following recommendations being contained in the report, with which the Board of Administration under date of April 20th, 1965 has expressed concurrence:-

"It is recommended -

- 1. That four temporary dog license canvassers (University students, if suitable applicants can be recruited) be employed for the period May 1 - September 15, 1965, or such lesser period as may prove desirable;
- 2. That the rate of pay be established at a minimum salary of \$325.00 per month, plus a 4% commission on all monies received."

Moved by Ald. Adams,
THAT the foregoing recommendations be approved.

- CARRIED.

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III. Tenders: Water Meters

Pursuant to Council instructions, the Board of Administration reported respecting tenders received for water meters, which was considered by Council previously on April 13, 1965. At their previous Council meeting, several questions were raised and the Board in its latest report sets out answers to these questions. The recommendations now made on these tenders, considering the two Board reports on April 7th, 1965 and April 23rd, 1965, are as follows:

(a) Acceptance of the following low bids:

<u>"Item No.</u>	<u>Description</u>	<u>Total Cost</u>
<u>Neptune Meters Ltd.</u>		
1.	1" Displacement with magnetic drive	\$ 1,687.85
2.	1½" Displacement with magnetic drive	\$ 2,895.02
3.	2" Displacement with magnetic drive	\$ 2,486.23
4.	3" Compound with C.I. Casings	\$ 3,721.37
6.	6" Compound with C.I. Casings	\$ 5,337.31
10.	6" Fireline	\$ 2,006.87
	GRAND TOTAL	- \$18,134.65
<u>Terminal City Iron Works</u>		
8.	3" Fireline	\$ 662.35
9.	4" Fireline	\$ 965.36
11.	8" Fireline	\$ 2,945.63
	GRAND TOTAL	- \$ 4,573.34"

The prices are inclusive of taxes and charges.

(b) Acceptance of the following bids:

"Item 5 - 4" Compound with C.I. Casings	
10 Meters from G. Kent (Canada) Ltd.	\$ 6,394.50
35 Meters from Neptune Meters Ltd.	\$23,307.22
	<u>29,701.72</u>
Item 7 - 8" Compound with C.I. Casings	
1 Meter from Neptune Meters Ltd.	\$ 2,232.37
	<u>\$ 2,232.37</u>
Total Items 5 & 7	31,934.09"

The prices are inclusive of taxes and charges.

Moved by Ald. Bell-Irving,

 THAT the foregoing recommendations respecting tenders for water meters be adopted, subject to contract satisfactory to the Corporation Counsel.

- CARRIED.

IV. Conference: B.C. Planners

Moved by Ald. Broome,

THAT the following report dated April 23, 1965, submitted by the Board of Administration, be adopted:

- CARRIED.

"The Director of Planning reports as follows:

The Department of Municipal Affairs and the Planning Institute of British Columbia are sponsoring a week-end conference for British Columbia planners at Parksville on 8th and 9th May, 1965.

In most previous years, this conference has been held in the metropolitan area. Last year, however, because most of the professional staff members of the Planning Department attend at their own expense and on their own time, the City agreed to pay their travelling expenses to Parksville for an approximate cost of \$100 in anticipation that about ten members would be present.

As it is desirable to encourage this professional participation, it is Recommended that a similar policy be adopted this year.

Your Board RECOMMENDS approval of the foregoing recommendation of the Director of Planning."

V. Lot 13 re Proposed Still Creek Ravine Park

Moved by Ald. Broome,

THAT the following report dated April 23, 1965, submitted by the Board of Administration, be adopted:

- CARRIED.

"Reference is made to Item 4, Property Matters December 2, 1964, re Still Creek Ravine proposed park, confirmed by Council December 8, 1964, approving an offer in the amount of \$18,250.00 for the acquisition of Lot 13, N.W. 1/4 Sec. 48, T.H.S.L. situate 3980 Renfrew Street, and failing acceptance that the property be expropriated.

The above premises comprise a one-storey frame dwelling with a concrete foundation erected in 1949 on an irregular parcel of land containing approximately 5.5 acres, zoned R.S. 1. The site, with the exception of the area where the dwelling is located, is in deep ravine. The dwelling which has unfinished North and South exterior walls, contains 4 rooms, 5 pieces of plumbing, an oil conversion furnace and a full basement. Also, there is an attached garage with an open carport between it and the house.

Following further negotiations between the City Solicitor and the solicitor for the owner, this party has agreed to accept the sum of \$20,000.00 in full settlement of all claims herein. The sale date is to remain open pending delivery of vacant possession of these premises, it being understood that this arrangement is not to extend beyond December 31, 1965.

This settlement is endorsed by the City Solicitor.

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Lot 13 re Proposed Still
Creek Ravine Park (cont'd)

RECOMMENDED that the Supervisor of Property and Insurance be authorized to acquire this property for the sum of \$20,000.00 on the foregoing basis, chargeable to Code 4189/-."

VI. General and School Estimates: 1965

The Board of Administration under date of April 27, 1965, submitted for information, a report on General and School Estimates for 1965, from the Director of Finance.

Moved by Ald. Banfield,
THAT the foregoing information be received.

- CARRIED.

VII. Kitsilano R.C.A.F. Site

a. Offer of Prime Minister

The Council noted the following offer dated April 14, 1965 from the Prime Minister, in respect of Kitsilano R.C.A.F. site:

"My Government is prepared to lease all of the property which it owns at Kitsilano Beach to the City of Vancouver for a period of 99 years at a nominal rental of One Dollar (\$1.00) a year on the understanding that the entire 40 acres will be developed, as soon as possible, for public park and recreational purposes.

It is my Government's intention that this long-term lease resemble that entered into many years ago with respect to Stanley Park.

Five buildings will be left standing. They can be put to any use which the City sees fit. However, seventy-five percent of any revenue which the City obtains by renting these structures to any public corporation or commercial user must be paid over to the Federal Treasury.

I understand that your Council recently passed a resolution which contemplates the leasing of part of this property to the Canadian Broadcasting Corporation. Should the conditions which I have outlined above be acceptable to the City, any such sub-lease arrangement would become a matter for direct negotiation between the City and the C.B.C.

Trusting that my Government's offer is acceptable to the City of Vancouver and that all of the waterfront property at Kitsilano will be made available for public park and recreational purposes at a relatively early date."

Moved by Ald. Bell-Irving,
THAT the foregoing offer from the Prime Minister be accepted with thanks and His Worship the Mayor be requested to forward an appropriate communication to the Prime Minister.

- CARRIED UNANIMOUSLY

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VII. Kitsilano R.C.A.F. Site (cont'd)a. Offer of Prime Minister (cont'd)

Moved by Ald. Bell-Irving,

THAT the Board of Administration be instructed to take the necessary steps to formalize the lease required in accordance with the Prime Minister's offer of April 14, 1965.

- CARRIED.

b. Mr. Ron Basford, M.P.

Moved by Ald. Bell-Irving,

THAT the correspondence from Mr. Ron Basford, M.P., on the site question, be received with thanks and tribute be paid to Mr. Basford for his efforts in making the property available to the City of Vancouver; it being understood His Worship the Mayor will forward the appropriate letter accordingly.

- CARRIED.

c. Mr. Bert Price, M.L.A.

Moved by Ald. Bell-Irving,

THAT a suitable letter of acknowledgement be forwarded by His Worship the Mayor to Mr. Bert Price, in respect of the wire from Mr. Price dated April 13, 1965.

- CARRIED.

d. Other Correspondence

Moved by Ald. Bell-Irving,

THAT the correspondence from the Lower Kitsilano Ratepayers Association and the Park Board, respecting making the Kitsilano property available to the City, be received, and advice be forwarded of Council action taken at this meeting on the whole question.

- CARRIED.

e. Standing Committee on Civic Development Report

The Standing Committee on Civic Development reported as follows:

"The Committee considered the offer of the Government of Canada presented by the Prime Minister, for the leasing of the former Kitsilano R.C.A.F. Site by the City for Park purposes. The use and development of this Site, in particular the buildings situated thereon, was discussed by the Committee, and it is

RECOMMENDED that a committee of five, with the Chairman of the Civic Development Committee as Chairman, two Aldermen and two members of the Park Board, be empowered to look into all possible avenues of development of this area and report to City Council as quickly as possible."

Moved by Ald. Bell-Irving,

THAT the foregoing report of the Standing Committee on Civic Development be adopted.

(amended)*

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VII. Kitsilano R.C.A.F. Site (cont'd)

e. Standing Committee on Civic Development Report (cont'd)

Moved by Ald. Campbell in amendment

THAT the following words be added to the motion "and that the negotiations do not include the admission of the C.B.C. in this area."

(withdrawn)

His Worship ruled the amendment would require a two-thirds vote of Council in view of the action of Council set out in resolution dated March 30, 1965.

Alderman Campbell withdrew the amendment.

Moved by Ald. Wilson in amendment

*

THAT the following words be added to the motion, "and, in view of the letter from the Prime Minister dated April 14, 1965, the Committee is not necessarily bound by the Council's former resolution of March 30, 1965 on the Kitsilano R.C A.F. site subject."

- CARRIED.

The motion as amended, and reading as follows, was put and

- CARRIED.

THAT the foregoing report of the Standing Committee on Civic Development be adopted and, in view of the letter from the Prime Minister dated April 14, 1965, the Committee is not necessarily bound by the Council's former resolution of March 30, 1965 on the Kitsilano R.C.A.F. site subject.

(During consideration of the foregoing item, a short recess was observed.)

C.B.C. Downtown Location

It was agreed the Board of Administration would report to the next meeting regarding the general situation in respect of two blocks in the downtown area, proposed for the C.B.C., and the status of the matter to date.

UNFINISHED BUSINESS

Coal Harbour Development

On April 26, 1965, the Council held a Public Hearing with regard to the proposal to amend By-law #4065 by the deletion of Clause 2(b) (Town Houses) and to amend a scheme of development and the conditions laid down by City Council on June 27, 1963. At that meeting various briefs against the proposal were filed and Delegations received, both in favour and against. The area included in the Coal Harbour Development is bounded by Stanley Park, Georgia Street, the Harbour Headline, and the West Boundary of the Bayshore Inn Site.

Coal Harbour Development (cont'd)

Council further considered the whole matter in the light of the Public Hearing held on April 26, 1965, and after due consideration it was

Moved by Ald. Williams,

THAT the following three recommendations contained in the brief submitted by the Civic Arts Committee of the Community Arts Council be endorsed:

1. We accordingly recommend defeat of the proposed amendments to the original scheme of development and defeat of amendments to the conditions laid down by resolution of City Council on 27 June 1963.
2. We recommend granting the application to amend By-law 4065 in respect to the deletion of clause 2(b) thereof, (Town Houses) as such deletion would result in an improvement upon the original scheme.
3. We recommend that in default of the Applicants' readiness to submit yet another plan for consideration by Council, or to develop the subject land in accordance with the provisions of By-law 4065 (either as it stands or as amended to eliminate town houses) in accordance with the plans submitted as of 24 June 1963 and subject to all the conditions contained in the resolution of Council on 27 June 1963, the City of Vancouver should acquire the said land with a view to its use as a park and as a site for a museum - art gallery complex.

(motion separated)

It was agreed that the motion be divided to consider the three recommendations of the Civic Arts Committee separately.

Moved by Ald. Adams,

THAT the matter be referred to the Design Panel with the request that a report be submitted on the latest plan of development, in respect of

- a. improvement, if any, of the new proposal over the old plan of development in regard to the view to be seen from the City.
- b. effect on the amenities of the area.
- c. aesthetic value of the development.

- CARRIED.

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Reports of Committees (cont'd)

VIII. Progress Report

1. Police Magistrates' Court Facilities and Accommodation

His Worship referred to a communication dated March 8 to the Police Commission, from which the following is extracted:

"I am setting out hereunder some ideas relative to the provision of new Police Magistrates' Court facilities and possible changes in police accommodation. It is my feeling that the Police Commission should endorse the following suggestions, and I may say that they have been put together following a recent visit from a Committee representing the Magistrates.

(a) That the Board of Police Commissioners and the City of Vancouver continue to ask for the assistance of the Attorney-General's Office in the person of the Assistant Deputy Minister (General Solicitor and Inspector of Legal Offices - Mr. Pearson).

(b) That Magistrate Darrell Jones be drafted from his present duties to consider the general situation and to work with Mr. Pearson.

(c) That the City of Vancouver be requested to make available Mr. Wiesman, Assistant Director of Planning. Mr. Wiesman to represent the City's interest and to tie in with the City thinking relative to Capital expenditure and the general planning of this area of the City. Mr. Wiesman already has a fairly detailed analysis of police requirements which was prepared by the Deputy Chief.

In order to put this plan of action forward may I suggest that it should first be endorsed by the Police Commission and by the senior Magistrate, following which it would be endorsed by City Council and the Attorney-General.

It may well be that City Council will have to make provision for an Acting Magistrate to replace Magistrate Jones, but the budgetary requirements re. this matter can be determined in due course as well as the necessary authority from Mr. Bonner."

Moved by Ald. Campbell,

THAT the proposals set out in the foregoing extract of letter sent by His Worship the Mayor to the Police Commission be approved and the matter be left in the hands of the Mayor to conclude; it being understood that the Police Commission and the Senior Magistrate have endorsed the proposals.

- CARRIED.

2. Ambulance Services

His Worship reported that the agreement between the City of Vancouver and the Metropolitan Ambulance Services expires June 30, 1965, and suggested the matter be referred to the appropriate Standing Committee.

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VIII. Progress Report (cont'd)

2. Ambulance Services (cont'd)

Moved by Ald. Bell-Irving,
THAT this matter be referred to the next meeting of the Standing
Committee on Health and Welfare.

- CARRIED.

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Moved by Ald. Emery,
THAT the Council continue in session until 5:30 p.m., or such
earlier time as may apply.

- CARRIED.

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Unfinished Business (cont'd)

Lodging House License:
Walter Johnson

At an earlier meeting, the Council heard the appeal of Mr. W.
Johnson in respect of refusal of the License Inspector of a license
to operate a lodging house at 214 Carrall Street.

Moved by Ald. Adams,
THAT a license to Mr. W. Johnson to operate a lodging house at
214 Carrall Street be granted, and Mr. Johnson warned the City Council
takes a serious view of the standards by which lodging houses are
conducted.

Further, the License Inspector be requested to keep close watch
on the operation of these premises.

- CARRIED.

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Moved by Ald. Bell-Irving,
THAT the Committee of the Whole rise and report.

- CARRIED.

Moved by Ald. Banfield,
Seconded by Ald. Emery,
THAT the report of the Committee of the Whole be adopted.

- CARRIED.

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CONSIDERATION OF BY-LAWS

1. SCHOOL LEVY BY-LAW FOR 1965

Moved by Ald. Adams,
Seconded by Ald. Bell-Irving,
THAT leave be given to introduce a By-law to levy a rate on all
taxable property on the revised assessment roll of the City to raise
a sum which will be sufficient to pay the amount required to be raised
by the City of Vancouver for school purposes for the calendar year
1965, and that the By-law be now read a first time.

- CARRIED.

cont'd

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1. SCHOOL LEVY BY-LAW FOR 1965 (cont'd)

Moved by Ald. Adams,
Seconded by Ald. Bell-Irving,
 THAT the By-law be now read a second time. - CARRIED.

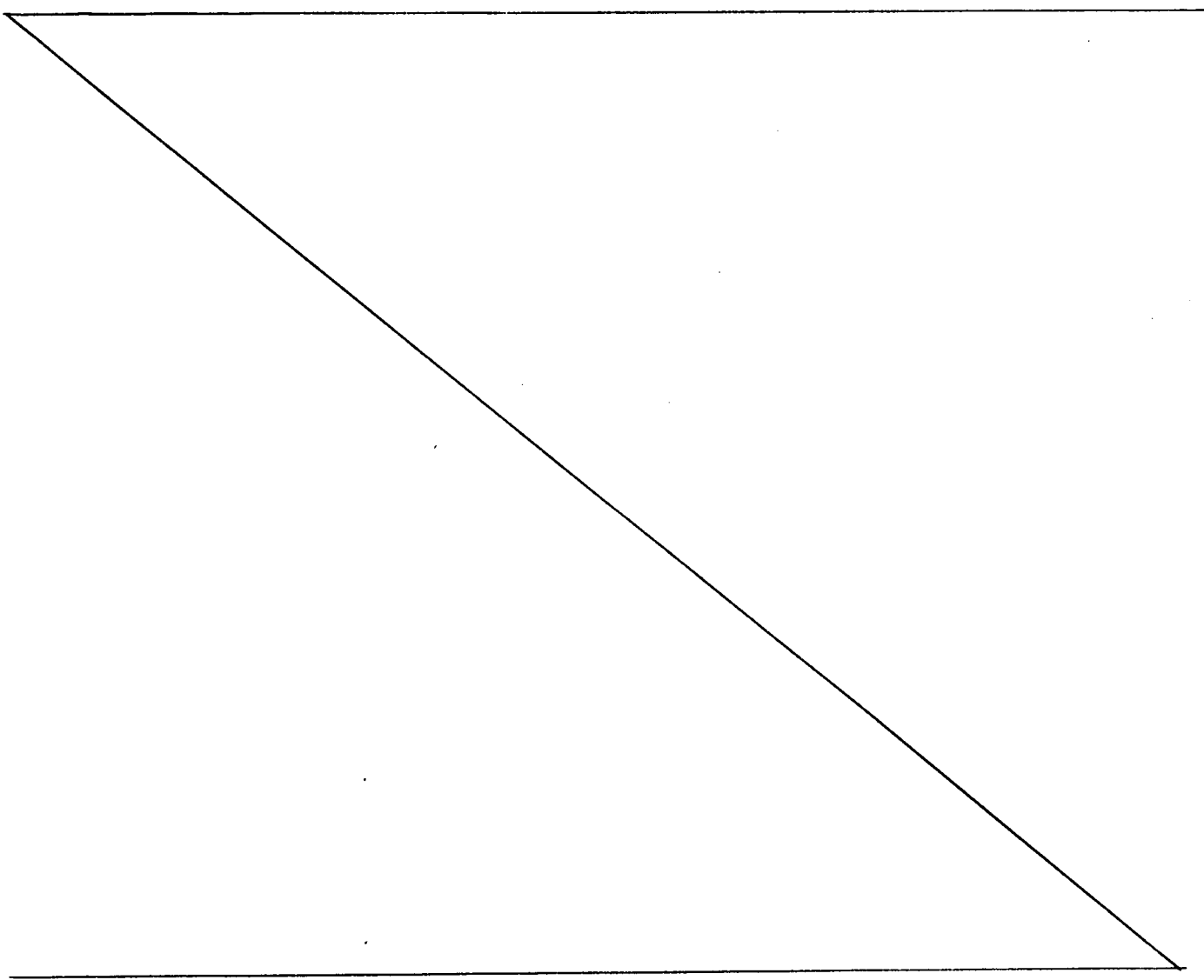
Moved by Ald. Adams,
Seconded by Ald. Bell-Irving,
 THAT Council do resolve itself into Committee of the Whole, to
consider and report on the By-law, His Worship the Mayor in the Chair. - CARRIED.

Moved by Ald. Adams,
 THAT the Committee of the Whole rise and report. - CARRIED.

The Committee then rose and reported the By-law complete.

Moved by Ald. Adams,
Seconded by Ald. Bell-Irving,
 THAT the report of the Committee of the Whole be adopted. - CARRIED.

Moved by Ald. Adams,
Seconded by Ald. Bell-Irving,
 THAT the By-law be now read a third time and the Mayor and City
Clerk be authorized to sign same and affix thereto the Corporate
Seal. - CARRIED.



MOTIONS

1. Establishment of Land for Highway Purposes
(S/S 10th Ave. between Kamloops & Nanaimo Sts.)

Moved by Ald. Lipp,
Seconded by Ald. Bell-Irving,

WHEREAS the City of Vancouver is the registered owner of the lands hereinafter described:

AND WHEREAS it is deemed expedient and in the public interest to establish the hereinafter described lands for highway purposes:

BE IT RESOLVED that:

All that portion of Lot Three (3), except the South Two (2) feet now lane, Block Four (4), South West Quarter Section Thirty-four (34), Town of Hastings Suburban Lands, Plan 1187, described as follows: Commencing at the south westerly corner of said portion of Lot 3; Thence N 0° 18' E, 10 feet, following in the westerly limit of said portion of Lot 3; Thence S 44° 51' E, 14.10 feet, more or less, to intersection with the southerly limit of said portion of Lot 3 at a point 10 feet easterly from the south westerly corner of said portion of Lot 3; Thence West, 10 feet, following in the southerly limit of said portion of Lot 3 to the point of commencement. The same as shown outlined red on plan prepared by A. Burhoe, B.C.L.S. dated the 23rd day of March, 1965 and marginally numbered LF 3116, be, and the same are hereby established for highway purposes and declared to form and constitute portions of highways.

- CARRIED.

2. Establishment of Land for Highway Purposes
(S/S 16th Avenue between Quesnel & Blenheim Sts.)

Moved by Ald. Lipp,
Seconded by Ald. Bell-Irving,

WHEREAS the City of Vancouver is the registered owner of the lands hereinafter described:

AND WHEREAS it is deemed expedient and in the public interest to establish the hereinafter described lands for highway purposes:

BE IT RESOLVED that:

All that portion of Block B, District Lot One Hundred Thirty-nine (139), Group One, New Westminster District, Plan 5532, described as follows:

Commencing at the north easterly corner of said Block B; Thence S 0° 59' E, 24.5 feet, more or less, following in the easterly limit of said Block B to the beginning of a tangential curve; Thence south westerly 61.61 feet, more or less, continuing in the easterly limit of said Block B to the end of said tangential curve; Thence S 16° 40' W, 307.1 feet, more or less, continuing in the easterly limit of said Block B to the beginning of a tangential curve; Thence south westerly 17.26 feet, more or less, following in the arc of said tangential curve to the right of radius 20 feet, to intersection with a line drawn parallel to and 7 feet perpendicularly distant westerly from the previous

. . cont'd

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2. Establishment of Land for Highway Purposes
(S/S 16th Avenue between Quesnel & Blenheim Sts. cont'd)

hereinbefore described portion of the easterly limit of said Block B which bears S 16° 40' W; Thence N 16° 40' W, 322.30 feet, more or less, following in the line drawn parallel to and 7 feet perpendicularly distant westerly from the easterly limit of said Block B to the beginning of a tangential curve; Thence north easterly 59.45 feet, more or less, following in the arc of a tangential curve to the left of radius 193 feet to the end of said curve; Thence N 0° 59' W, 24.62 feet, more or less, to intersection with the northerly limit of said Block B at a point 7 feet westerly from the north easterly corner of said Block B; Thence East, 7 feet, following in the northerly limit of said Block B to the point of commencement, As the same is shown included within the area outlined in red on plan certified by A. Burhoe, B.C. L.S. and marginally numbered LE 2417, a copy of which said plan is annexed hereto, be, and the same are hereby established for highway purposes and declared to form and constitute portions of highways.

- CARRIED.

3. Allocation of Land for Highway Purposes

Moved by Ald. Lipp,

Seconded by Ald. Bell-Irving,

THAT WHEREAS the owners have conveyed to the City of Vancouver for highway purposes, the following described lands:

1. North Two Feet (N2') of each of Lots Thirty Two (32) and Thirty Three (33), Block Two Hundred Nineteen (219), District Lot Five Hundred Twenty Six (526), Group One (1), New Westminster District, Plan 590 (North Side 1600 Block West 2nd Avenue)
2. South Ten Feet (S10') of Lot Ten (10), Block Two Hundred Ninety Nine (299), District Lot Five Hundred Twenty Six (526), Group One (1), New Westminster District, Plan 590 (1600-1636 West 6th Avenue)

AND WHEREAS it is deemed expedient and in the Public interest to accept and allocate the said lands for highway purposes.

BE IT THEREFORE RESOLVED that the above described lands so conveyed be, and the same are hereby accepted and allocated for highway purposes, and declared to form and constitute portions of a highway.

- CARRIED.

4. Closing and Stopping Up for Road Purposes

(a) N/E corner 29th and Nootka

Moved by Ald. Williams,

Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of dedicated Road (known as Nootka Street) be closed and stopped up and title taken thereto by the City of Vancouver, which said portion of Road will be consolidated with adjacent portions of closed Road, closed and stopped

. . . cont'd

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(a) N/E corner 29th & Nootka (cont'd)

up by Resolution of the City Council of the City of Vancouver, this date, as all are shown included within the area outlined in Red on the Plan annexed hereto:

All that portion of Road (known as Nootka Street) dedicated by the deposit of Plan 1624; Commencing at the South Easterly corner of the South West Quarter (1/4) of Section Forty Eight (48), Town of Hastings Suburban Lands, which is also the South Westerly corner of the South East Quarter (1/4) of said Section Forty Eight (48); Thence N 89° 50' W, 33 feet, more or less, following in the Southerly limit of said Section Forty Eight (48) to the South Westerly corner of the Easterly portion of Road dedicated by Plan 1624; Thence North 25.59 feet, more or less, following in the Westerly limit of said Easterly portion of Road dedicated by Plan 1624, to intersection with the circular curve of radius 542 feet; Thence North Easterly 73.75 feet, more or less, in the arc of said circular curve to the left of radius 542 feet to intersection with the Easterly limit of said South West Quarter (1/4) of Section Forty Eight (48), coincident with the intersection of said circular curve of said radius of 542 feet; Thence South 91.57 feet, more or less, following in the Easterly limit of the said South West Quarter (1/4) of Section Forty Eight (48), which is also the Westerly limit of the said South East Quarter (1/4) of Section Forty Eight (48), to the point of commencement; As the same is shown included within the area outlined in Red on a Plan of Survey completed by Adam Burhoe, B.C.L.S., on the 12th day of March, A.D., 1965, and attested to by him on the 22nd day of March a.D., 1965, a copy of which said Plan is annexed hereto and Marginally Numbered LE 2410.

- CARRIED.

(b) N/E corner 29th Avenue & Nootka St.

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of dedicated Road (known as Nootka Street) be closed and stopped up and title taken thereto by the City of Vancouver, which said portion of Road will be consolidated with adjacent portions of closed Road, closed and stopped up by Resolution of the City Council of the City of Vancouver, this date, as all are shown included within the area outlined in Red on the Plan annexed hereto:

All that portion of Road (known as Nootka Street) dedicated by the deposit of Plan 1692 in the Land Registry Office in the City of Vancouver, Province of British Columbia, said portion being more particularly described as follows, that is to say:- All that portion of Road (known as Nootka Street) dedicated by Plan 1692, commencing at the South Westerly corner of Lot One (1), Block One (1), South East Quarter (1/4) of Section Forty Eight (48), Town of Hastings Suburban Lands, Plan 1692; Thence North, 108 feet, following in the Westerly limit of said Lot One (1); Thence N 89° 49' 30" W, 26.45 feet, to the intersection with a circular curve of radius 542 feet; Thence South Westerly 17.67 feet, more or less following in the arc of said circular curve to the right of radius

cont'

(b) N/E corner 29th Avenue & Nootka St (cont'd)

542 feet to intersection with the Westerly limit of said South East Quarter (1/4) of Section Forty Eight (48); Thence South, 91.57 feet, more or less, following in the Westerly limit of said South East Quarter (1/4) of Section Forty Eight (48) to intersection with the Southerly limit of said Section Forty Eight (48); Thence S 89° 50' E, 33 feet, more or less, following in the Southerly limit of said Section Forty Eight (48) to the point of commencement; as the same is shown included within the area outlined in Red on a Plan of Survey completed by Adam Burhoe, B.C.L.S., on the 12th day of March, A.D., 1965, and attested to by him on the 22nd day of March, A.D., 1965, a copy of which said Plan is annexed hereto and Marginally Numbered LE 2410.

- CARRIED.

(c) N/E corner 29th Avenue & Nootka St.

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of dedicated Road (known as Nootka Street), be closed and stopped up and title taken thereto by the City of Vancouver, which said portion of Road will be consolidated with adjacent portions of closed Road, closed and stopped up by Resolution of the City Council of the City of Vancouver this date, as all are shown included within the area outlined in Red on the Plan annexed hereto:

All that portion of Road (known as Nootka Street) dedicated by the deposit of Plan 9187; Commencing at the South Westerly corner of the Easterly portion of Road dedicated by the deposit of Plan 1624; Thence N 89° 50' W, 5.66 feet, following in the Southerly limit of portion of Road dedicated by the deposit of Plan 9187; Thence N 1° 59' W, 15.34 feet, to intersection with the circular curve of radius 542 feet; Thence North Easterly 11.98 feet, more or less, following in the arc of said circular curve to the left of radius 542 feet, to intersection with the Westerly limit of the Easterly portion of Road dedicated by Plan 1624, coincident with the intersection of said circular curve of said radius of 542 feet; Thence South 25.59 feet, more or less, following in the Westerly limit of said Easterly portion of Road dedicated by the deposit of Plan 1624, to the point of commencement; As the same is shown included within the area outlined in Red on a Plan of Survey completed by Adam Burhoe, B.C.L.S., on the 12th day of March, A.D. 1965, and attested to by him on the 22nd day of March, A.D., 1965, a copy of which said Plan is annexed hereto and Marginally Numbered LE 2410.

- CARRIED.

(d) Lane South of 63rd Avenue between Buscombe and Poplar Streets

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of dedicated Road (designated St. George Street), dedicated by the deposit of Plan 3021 be closed and stopped up, said portion of closed and stopped up Road to be consolidated with the adjacent lands of the City of Vancouver, said portion being:

. .cont'd

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Regular Council, April 27th, 1965 24

(d) Lane South of 63rd Avenue between Buscombe and Poplar Streets (cont'd)

All that portion of Road (designated St. George Street) dedicated by the deposit of Plan 3021 in the Land Registry Office in the City of Vancouver, Province of British Columbia, and being adjacent to Lots One (1) to Ten (10), subdivision "B", Block Thirty One (31), District Lot Three Hundred and Thirteen (313), Group One (1), New Westminster District, Plan 3021 and as the same is shown included within the area outlined in Red on a Plan certified by Adam Burhoe, B.C.L.S., on the 25th day of June, A.D., 1963, a copy of which said Plan is annexed hereto and Marginally Numbered LF 2751.

- CARRIED.

(e) S/E corner 49th & Nanaimo

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portions of Road, (designated 49th Avenue), dedicated by the deposit of Plan 2580, be closed and stopped up and subdivided with adjacent lands of the City of Vancouver and of a private owner, said portions of Road being more particularly described as:

All those portions of Road (designated 49th Avenue) in South West One Quarter ($\frac{1}{4}$) of District Lot Three Hundred and Thirty Six (336), Group One (1), New Westminster District, dedicated by the deposit of Plan 2580, in the Land Registry Office in the City of Vancouver, Province of British Columbia, and as the said portions of Road are shown coloured Red on a Plan certified by Adam Burhoe, B.C L.S., on the 22nd day of October, A.D., 1963, a copy of which said Plan is annexed hereto and Marginally Numbered LF 2813.

- CARRIED.

(f) S/E corner 49th Avenue and Nanaimo St.

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of Road (designated 49th Avenue), dedicated by the deposit of Plan 9548, be closed and stopped up and subdivided with adjacent lands of the City of Vancouver, said portion of Road being more particularly described as:

All that portion of Road (designated 49th Avenue) in South West One Quarter ($\frac{1}{4}$) of District Lot Three Hundred and Thirty Six (336), Group One (1), New Westminster District, dedicated by the deposit of Plan 9548 in the Land Registry Office in the City of Vancouver, Province of British Columbia, and as the said portion is shown coloured Yellow on a Plan certified by Adam Burhoe, B.C.L.S., on the 22nd day of October, A.D., 1963, a copy of which said Plan is annexed hereto and Marginally Numbered LF 2813.

- CARRIED.

(g) S/E corner 49th & Nanaimo

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portions of Road (designated 49th Avenue), dedicated by the deposit of Plan 4538, be closed and stopped up and subdivided with adjacent lands of the City of Vancouver and of a private owner, said portions of Road being more particularly described as:

All those portions of Road (designated 49th Avenue) in South West One Quarter (1/4) of District Lot Three Hundred and Thirty Six (336), Group One (1), New Westminster District, dedicated by the deposit of Plan 4538 in the Land Registry Office in the City of Vancouver, Province of British Columbia, and as the said portions of Road are shown coloured Green on a Plan certified by Adam Burhoe, B.C.L.S., on the 22nd day of October, A.D., 1963, a copy of which said Plan is annexed hereto and Marginally Numbered LF 2813.

- CARRIED.

(h) East of Campbell Avenue between Union & Hastings Streets

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of dedicated road be closed and stopped up and consolidated with adjacent Block "C", Plan 11715, said portion being described as:

All that portion of road (designated Keefer Street), dedicated by the deposit of Plan 196 in the Land Registry Office in the City of Vancouver, Province of British Columbia, and being in District Lot One Hundred Eighty One (181), Group One (1), New Westminster District, and as the said portion of road is shown included within the area outlined in Red on Plan certified by Adam Burhoe, B.C.L.S., on the 5th day of April, A.D. 1965, a copy of which said Plan is annexed hereto and Marginally numbered LE 2419.

- CARRIED.

5. Closing and Stopping Up for Lane Purposes

(a) South of 49th between Nanaimo & Berkeley Sts.

Moved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of dedicated Lane, dedicated by the deposit of Plan 2580, be closed and stopped up and subdivided with adjacent lands of the City of Vancouver, said Lane being more particularly described as:

All that portion of Lane dedicated by the deposit of Plan 2580 in the Land Registry Office in the City of Vancouver, Province of British Columbia, said portion of Land being adjacent to Lot Ten (10), Block "A", South West One Quarter (1/4) of District Lot Three Hundred and Thirty Six (336), Group One (1), New Westminster District, Plan 2580, and shown edged Red on a Plan certified by Adam Burhoe, B.C.L.S., on the 22nd day of June, A.D., 1963, a copy of which said Plan is annexed hereto and Marginally Numbered LF 2813.

- CARRIED.

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Regular Council, April 27th, 1965 26

(b) South of Harwood Street,
West Side of Burrard StreetMoved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described dedicated lane be closed and stopped up and conveyed to the adjacent owners being KVOS-TV (B.C.) Ltd. and International Good Music Ltd.

All the lane dedicated by the deposit of Plan 4983 in the Land Registry Office in the City of Vancouver, Province of British Columbia, and being adjacent to subdivisions "A" and "B" of East Half (E $\frac{1}{2}$) of Lot One (1), Block Thirteen (13), District Lot One Hundred Eighty Five (185), Group One (1), New Westminster District, Plan 4983.

- CARRIED.

(c) West of Burrard Street,
South of Lane South of Davie StreetMoved by Ald. Williams,
Seconded by Ald. Lipp,

BE IT RESOLVED THAT the following described portion of established Lane be closed and stopped up and conveyed to the adjacent owner, being Allen Cedric Smith;

All that portion of Lot "K" lying between the Westerly production of the most Northerly boundary and the most Southerly boundary of Lot "G", all of Lots Seventeen (17) and Eighteen (18), Block Eleven (11), District Lot One Hundred Eighty Five (185), Group One (1), New Westminster District, Plan 776. As the same is shown outlined red on Plan certified correct by Adam Burhoe, B.C.L.S. on the 24th day of March, A.D., 1965, and marginally numbered LF 3119, a copy of which Plan is annexed hereto.

- CARRIED.

6. Change in May 11th
Council MeetingMoved by Ald. Bell-Irving,
Seconded by Ald. Broome,

THAT since His Worship the Mayor and three other Members of Council will be absent from the City from Tuesday, May 11th next for a ten-day period in order to take part in the Union of British Columbia Municipalities' visit to the Province of Quebec, and the Convention of the Canadian Federation of Mayors and Municipalities in Windsor, Ontario, the Regular Council Meeting now scheduled for Tuesday, May 11th, be held on Monday, May 10th, 1965.

- CARRIED.

7. Leave of Absence:
Alderman BirdMoved by Ald. Banfield,
Seconded by Ald. Adams,

THAT Alderman Bird be granted leave of absence from Council meetings and Committees thereof for one month, effective April 27, 1965, or such shorter time as may apply.

- CARRIED.

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Regular Council, April 27th, 1965 27

8. Leave of Absence:
Alderman Adams

Moved by Ald. Wilson,
Seconded by Ald. Banfield,


THAT Alderman Adams be granted leave of absence from
Council meetings and the Standing Committees thereof, for the
period - May 2nd - 15th inclusive.

- CARRIED.

The Council adjourned at approximately 5:10 p.m.

The above are the Minutes of
Council dated April 27th, 1965,
and the reports appearing on
pages 165 to 201 are those
referred to in these Minutes.

(for 'In Camera' Minutes see
separate Minute Book.)



MAYOR



CITY CLERK

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APR 27 1965

BOARD OF ADMINISTRATION

APRIL 21ST, 1965

The following is a report of the Board of Administration:

WORKS AND WATER MATTERS

CITY ENGINEER'S REPORT
(Dated April 21st, 1965)

1. Commercial Crossings Over the Sidewalks.

"The following applications have been received for crossings over the sidewalks for the purposes noted and I RECOMMEND that same be approved, subject to the usual legal agreement being entered into, all zoning regulations re street widening etc. being complied with and subject to proper plans being submitted to the approval of the City Engineer.

<u>Name</u>	<u>Location</u>	<u>Purpose</u>
Ref. No. 68/65 Dueck Investments Limited, Per: Robertson Kolbeins, Teevan & Gallaher Limited, 2090 West 4th Avenue.	N/S <u>Broadway</u> - Birch Street to Hemlock Street S/S <u>8th Avenue</u> - Birch Street to Hemlock Street E/S <u>Hemlock Street</u> - Broadway to 8th Avenue W/S <u>Birch Street</u> - Broadway to 8th Avenue Lots 1 & 2, 6 to 10, 11 to 15 & 18 to 20, Block 332, D.L. 526, Plan 590. (Existing Crossing Agreement/s at this Location to be Cancelled, New Agreement to be Entered Into)	Existing Automotive Centre.
Ref. No. 74/65 Grace Shearer, Lenore Williams, Thomas William James & Lillian May James, John Duncan & Joan Miller, Per: Block Bros. Realty c/o C.B.K. Van Norman & Associates, Architects, 1030 West Georgia Street.	N/S <u>7th Avenue</u> - Vine Street to Yew Street Lots 16 & 17, Block 283, D.L. 526, Plan 590.	Apartment.
Ref. No. 72/65 Peter Derewianko & Anne Derewianko, Per: John H. Harvey, Architect, 1540 Davie Street.	N/W <u>Cambridge Street & Garden Drive</u> Lots 9 & 10, Block 11, D.L. 184, Plan 178.	Apartment.

Cont'd. . .

APR 27 1965

Board of Administration, April 21st, 1965 2
Works and Water Matters.Item No. 1 Cont'd.

<u>Name</u>	<u>Location</u>	<u>Purpose</u>
Ref. No. 73/65 Ethel Bryan, Leslie Ann Hamilton Trettheway, Alfred J. & Lucie Bollhorst, Charles E. Prince, Jennie Prince & Eulalie Blygh, Per: Massey Enterprises Limited, c/o W. Dowad, 845 McBride Blvd., New Westminster.	N/E <u>Nelson Street & Broughton Street</u> Lots 14 & 15, Block 34, D.L. 185, Plan 92.	Apartment.
Ref. No. 276/64 Violet Cecelia Brendzy, Per: Michael Samija, 1965 Cornwall Street.	N/E <u>Woodland Drive & 4th Avenue</u> Lot B (Exp. Plan 7910) of Lots 35 & 36, Block 145, D.L. 264 A, Plan 2468.	Apartment.
Ref. No. 75/65 Frederick MacLean Storey, Jonathan Burton Storey & Roderick James Storey, Per: Dominion Construction Company Limited, 195 West 2nd Avenue.	N/W <u>Kitchener Street & McLean Drive</u> Lots 7, 8, 9 & 10, Block 40, Sub. J, D.L. 182, Plan 729.	Warehouse.
(Existing Crossing Agreement/s at this Location to be Cancelled, New Agreement to be Entered Into)		
Ref. No. 78/65 Sidney Roofing & Paper Company Limited, Per: British Columbia Teacher's Federative Co-operative Association, c/o Dogwood Construction Limited, 2736 West 8th Avenue.	S/S <u>3rd Avenue</u> - Columbia Street to Manitoba Street Lots 1 to 5, Block 20, D.L. 200 A, Plan 197.	Existing Warehouse.
(Existing Crossing Agreement/s at this Location to be Cancelled, New Agreement to be Entered Into)		
Ref. No. 76/65 P.L.S. Holdings, Per: Lort & Lort, Architects, 1909 West Broadway.	S/W <u>8th Avenue & Cypress Street</u> Parcel B (see 433804-L) of Lots 9 & 10, Block 326, D.L. 526, Plan 590.	Parking Area.
(Existing Crossing Agreement/s at this Location to be Cancelled, New Agreement to be Entered Into)		
(Execution of this Crossing Agreement is Subject to Prior Issuance of a Development Permit)		

Cont'd. . . .

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3

Board of Administration, April 21st, 1965
Works and water Matters.

Item No. 1 Cont'd.

<u>Name</u>	<u>Location</u>	<u>Purpose</u>
"Ref. No. 79/65 City of Vancouver, Per: Dominion Construction Lot C, Block 120, D.L. 181, Plan 11715. Company Limited, 195 West 2nd Avenue.	E/S <u>Raymur Avenue</u> - Fender Street to Union Street	Warehouse."

RECOMMENDED by the Board of Administration
that the foregoing be approved.

2. Street and Lane Improvements.

"The following street and lane improvements are RECOMMENDED and should be charged to Streets Fund - Grading Section:

35th Avenue from Oak Street to Osler Street.	Construct spur sewer and install 2 Catch Basins.	\$2700.
Lane South of 41st Avenue from Dumfries Street to Lane West.	Grade and gravel surface and construct retaining wall.	\$1950."

RECOMMENDED by the Board of Administration
that the foregoing be approved.

3. Lining Watermains with Cement (Contract 829).

"At the 9th March meeting of City Council a recommendation to call tenders for the cement lining of some large diameter pipes on sections of 12th Avenue, Georgia Street, Pender Street and Hastings Street was approved. Tenders were received from the two firms which specialize in cement lining of pipes in place, and are reported on below.

The present tender call covers approximately three miles of watermain in sizes of 16-inch, 18-inch, 25-inch and 26-inch diameter. Last year about 1½ miles of main were cement lined successfully under contract.

The City's water system includes about 45 miles of mains in the sizes from 14-inch to 32-inch. Almost all of these mains are old, having been laid prior to 1920 when pipe linings were relatively poor compared with modern treatments. While only a portion of this length of main is now leaking, test samples removed from the mains have shown that in many cases corrosion pits extend well into the pipe walls. The economics of lining large pipes in place where appropriate are good. Furthermore, the additional capital outlay for new mains can be deferred. For example, in the current tender call for lining with cement the total cost (including by-passing to maintain service during the shut-down and replacement of old valves) is estimated to be \$97,400. The estimated replacement cost of this pipe is \$355,000. The extension of the life of the mains by cement lining is in the order of 20 or 30 years.

Cement lining is not economic in the small sizes. In 8-inch mains for example, the pilot project last year showed that they could be lined for about \$6.00 per foot including the costs of by-passing. The cost of replacement usually averages between \$9.00 and \$10.00 per foot for this size including all the costs of transferring service from the old main to the new main and pavement restoration, but the cost/life ratio of lining with cement is not favorable. Most of the leaking mains within the City are in the smaller sizes.

Cont'd. . .

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Board of Administration, April 21st, 1965 4
 Works and Water Matters.

Item No.3 Cont'd.

"The present contract is for mains, mostly in the downtown area, which are already leaking. The work on 12th Avenue is prior to a paving program this Summer. On downtown streets the specifications limits working hours to outside of the peak traffic hours. Access excavations will be located at about 500 foot intervals and will be located so as to minimize traffic interference.

Tenders received were as follows:

Pipe Linings Incorporated	- \$47,882.00
Raymond Concrete Pile Company Limited	- \$50,558.00

I RECOMMEND that:

- (a) The tenders be awarded to the low bidder, Pipe Linings Incorporated.
- (b) The Corporation Counsel be instructed to prepare the necessary agreement for execution.
- (c) The City Clerk return the bid bond to the unsuccessful tenderer."

RECOMMENDED by the Board of Administration
 that the foregoing be approved.

4. Installation of Watermains, New Meters and Installations, Renewal of Services, Moving of Hydrants and Miscellaneous Extensions.

"The following shows the status of Water Funds:

(a) 1965 Allocation	\$1,750,000
(b) 1964 Residual	Nil
(c) 1965 Unappropriated at 14th April, 1965	\$ 840,648
(d) Total recommended this report	\$ 251,700
- 14.3% of 1965 Allocation	

(A) Installation of Watermains:

The following recommendation is made

- (1) Because of permanent pavement being scheduled for construction in 1965
- (2) In order to improve pressure and supply to local residents.

I RECOMMEND that cast iron watermains be installed on

The Lane South of 11th Avenue - Clark Drive to a point 420 ft. east
 for an estimated cost of \$3,200.

Cont'd. . .

Board of Administration, April 21st, 1965
Works and Water Matters.

Item No. 4 Cont'd.

"Intersection of Vanness Avenue and Joyce Street
for an estimated cost of \$1,000.

27th Avenue - Balaclava Street to a point 300 ft. west
for an estimated cost of \$3,500.

(B) New Meters and Installations - Renewal of Services
- Moving of Hydrants and Miscellaneous Extensions

Each year a sum is appropriated from Capital Funds for:

- (1) Installation of water meters of all sizes during the year
- (2) Renewal of the street portion of corroded services
- (3) Moving hydrants and miscellaneous extensions.

I RECOMMEND that the following appropriations be allocated from Waterworks
Capital Funds and credited to the appropriations indicated:

301/2	New Meters and Installations	\$100,000
301/3	Renewal of Services	\$140,000
301/4	Moving of Hydrants and Miscellaneous Extensions	\$ 4,000 "

RECOMMENDED by the Board of Administration
that the foregoing be approved.

5. Industrial Area between Charles Street
and First Avenue between the Trans-Canada
Highway and Boundary Road.

"The Supervisor of Property and Insurance is creating an industrial area
between Charles Street and First Avenue from the Trans-Canada Highway to Boundary
Road which will make the streets and lanes within the area surplus to our highway
requirements.

I RECOMMEND therefore that the streets and lanes coloured red, green and
yellow on plan marginally numbered LC 335, be closed, stopped up and title taken
thereto subject to the closed streets and lanes and adjacent properties being first
consolidated into one site and then subdivided into industrial parcels as required
by the Supervisor of Property and Insurance."

RECOMMENDED by the Board of Administration
that the foregoing be approved.

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Board of Administration, April 21st, 1965 6
Works and Water Matters.

- 6. Closing of the Lane South of 8th Avenue
West of Ash Street - Block 339, D.L. 526
- The Ford Motor Company.

"On 23rd March, last, City Council approved the closing of portion of the Lane South of 8th Avenue west of Ash Street for a proposed site for the Ford Motor Company of Canada, with certain conditions. In assembling the site the applicant has acquired a somewhat different grouping of lots than originally intended. This requires a change only with respect to the dedication of certain 2-foot wide strips for lane widening purposes.

I RECOMMEND therefore that:

- (1) The item adopted by Council on 23rd March, last, be rescinded.
- (2) The portion of lane in Block 339, D.L. 526 lying to the east of the northerly production of the easterly boundary of Lot 15 in said Block 339, be closed, stopped up and title taken thereto and conveyed to the applicant subject to the following conditions:
 - (a) The applicant to dedicate for lane purposes the south 2 feet of Lot 4 and 5, the east 20 feet and the south 2 feet of Lot 6 and a 10 ft. x 10 ft. corner cut-off at the new south east corner of Lot 6.
 - (b) The sale value of the closed portion of lane to be \$3050 in accordance with the recommendation of the Supervisor of Property and Insurance.
 - (c) All costs in eliminating the closed portion of lane and the opening of the new lane to be created, to be to the account of the applicant.
 - (d) The applicant to grant easements as required by the City Engineer.
 - (e) Lots 7 to 14 and the closed portion of lane to be consolidated to form one parcel.
 - (f) The applicant to bear all costs of registration and any required survey plans.
 - (g) An agreement satisfactory to the Corporation Counsel and City Engineer."

RECOMMENDED by the Board of Administration
that the foregoing be approved.

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Board of Administration, April 21st, 1965 7
Works and Water Matters.

The Board also considered Sundry Matters as follows:

RECOMMENDATIONS:

7. Sewer Connection to St. George's School

The Deputy Minister of Lands, Forest and Water Resources has requested the City to provide a sewer connection to the site of the new St. George's School proposed to be constructed at 29th Avenue and Camosun Street on part of Block 292 of Lot 140, Group 1, N.W.D. University Endowment Lands.

The Department of Lands will pay the costs to the City and in turn bill these costs to St. George's School.

All the work that will be done by the City of Vancouver in providing this sewer connection will be on City of Vancouver property.

Your Board

RECOMMEND that the City Engineer be authorized to make this sewer connection and invoice the Department of Lands for all costs in connection therewith.

Your Board is preparing an agreement to be signed by the Department of Lands and the City of Vancouver covering the provision of water connections and fire protection services to this School. When agreement has been reached with the Department of Lands in this regard, a further report will be made to the Council.

8. Tender No. ⁵⁸65-2-B Ready-Mixed Concrete

Under date of April 6th, the City Engineer and the Purchasing Agent reported on the tenders received in regard to the above:

"Tenders for the subject supplies were opened by your Board on March 29, 1965, and referred to the undersigned officials for report. The working tabulation is on file in the Purchasing Agent's Office.

We recommend acceptance of the low bid for a one year period, which was submitted by Deeks-McBride Ltd. at a total estimated cost of \$163,900.00, plus 5% Provincial S.S. Tax.

When Council has made the award we will prepare the contract for your signature and forward it to your office."

Your Board

RECOMMEND that the recommendation of the City Engineer and the Purchasing Agent be adopted.

Cont'd. . . .

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Board of Administration, April 21st, 1965 8
Works and Water Matters.

COUNCIL CONSIDERATION:

- 9. Tender No. 58-65-2-A ¹⁴⁶
Expansion Joint Filler Material

Tender for the subject supplies were opened by your Board on February 15, 1965, and referred to the undersigned officials for report. The working tabulation is available in the Purchasing Agent's Office.

Shortly after the subject tenders were opened, a number of firms contacted us and suggested that the Expansion Joint by G. F. Sterne & Sons Ltd. might not meet specifications.

We obtained samples from both G. F. Sterne & Sons and Ocean Cement Ltd. and forwarded these samples to the City Analyst, who, in turn, submitted a report to the City Engineer.

The City Engineer has informed us that he will accept either sample as meeting specifications.

This report is being submitted without recommendation because local preference is involved.

The low bid was submitted by G. F. Sterne & Sons Ltd. at a total cost of \$5,933.70. This firm offered material that will be manufactured in eastern Canada but will be cut and packaged locally.

The next-to-low bid was submitted by Ocean Cement Ltd., at a total cost of \$6,097.21 (approx. 2½% higher than the low bid) for material that will be manufactured in Vancouver.

Both products use imported Sugar Cane Fibre Board in their manufacture.

The bidders state that the local content is as follows:--

- (1) G. F. Sterne & Sons Ltd. - 8% and (2) Ocean Cement Ltd. - 77.5%

The above prices are subject to 5% Provincial Sales Tax.

When Council has made the award we will prepare the contract for your signature.

Your Board

Brings this item forward for Council's consideration and direction.

* * * * *

For adoption see page(s) ¹⁴⁶

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Board of Administration, April 21st, 1965 9

SOCIAL SERVICES

The Board considered matters pertaining to Social Services and submits the following report:

RECOMMENDATION

1. Social Allowance Rates

Under date of April 21st, the Administrator, Social Service Department reports as follows:

"The Honourable Minister of Welfare has announced a substantial increase in Social Allowance rates as follows, effective May 1, 1965.

<u>Family Grp.</u>	<u>Present Allowance</u>	<u>Increase</u>	<u>New Rate (May 1/65)</u>
1	\$ 66.00 per month	\$ 9.00	\$ 75.00
2	103.80	21.20	125.00
3	125.40	24.60	150.00
4	147.00	28.00	175.00
5	168.60	31.40	200.00
6	190.20	34.80	225.00
7	211.80	38.20	250.00

The Provincial Government estimates the cost of this to be 5.5 million, of which the municipalities will be charged 10% or \$550,000.00. Of this amount Vancouver will be required to meet its per capita share which will be approximately \$170,000 per annum, or \$113,000 for the period May 1st, 1965 to December 31st, 1965.

As the basic cheques for May have already been processed, a considerable amount of extra work will be required in the preparation of a cheque for the increase, and in altering our tabulating cards. This work can only be done after normal hours and overtime will be involved.

Council approval of the new rates is respectfully requested."

Your Board

RECOMMENDS that the new rates effective May 1, 1965, be approved and the extra cost be charged to Contingency Reserve.

2. Sewage Disposal System Connection - William Maskaluke, 3372 East 3rd Avenue

The above owners were requested to have their premises connected to the City sewer system. However, they advise that they are unable to comply with our order and they authorized the work to be done by the City and costs be added to the tax roll for the above property.

Your Board

RECOMMENDS that the City Engineer be authorized to provide the usual sewer connection on the City property and the Building Inspector to approve the submitted account for the balance of the connection when completed to the Building Inspector's satisfaction.

* * * * *

For adoption see page(s) 140 . . .

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Board of Administration, April 21st, 1965 10

HARBOURS, INDUSTRIES & PARKS

The Board considered matters pertaining to Harbours, Industries & Parks and submits the following report:

RECOMMENDATION

1. Closure of Exhibition Park

Annually it has been the custom of the Pacific National Exhibition to request the City to close Exhibition Park to vehicular and pedestrian traffic for one week prior to the Exhibition.

The only exception to this closure is a walk-way through the Park in the general line of Windermere Street.

It is

RECOMMENDED that in accordance with the request of the Pacific National Exhibition dated April 13, 1965, Exhibition Park be closed to general vehicular and pedestrian traffic except as noted above from midnight Saturday, August 14th, 1965 until midnight September 8th, 1965.

* * * * *

For adoption see page(s) .140

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Board of Administration, April 21, 1965 Page 11

BUILDING AND PLANNING MATTERS

The Board considered matters pertaining to Building and Planning and submits the following report:

RECOMMENDATIONS

1. Apartment Zoning -
227 East 15th Avenue
Gerard A. Goeujon & Company

A letter dated March 9, 1965 has been received from Gerard A. Goeujon and Company, solicitors for Mr. and Mrs. James Gordon McFadden in regard to their purchase of property at 227 East 15th (Lot 17, Block 10, D.L. 301).

The writer states that this property was purchased because of its zoning for high rise apartment development, and therefor a premium price was paid. Mr. and Mrs. McFadden have put practically all of their life savings into this property, plus going into debt.

Because of the above, Mr. and Mrs. McFadden are concerned that if the "Apartment Zoning and Suburban Commercial Centres" report is adopted by Council, their property will be devalued.

The Director of Planning, under date of April 2nd, 1965, has reported as follows:

"The lot referred to falls within an area indicated in Map 7 of the report 'Apartment Zoning and Suburban Commercial Centres' December 11th, 1964 as one 'for further study'. The purpose of this designation is to indicate that the areas so described might be rezoned from an RM-3 apartment zone after further study.

In the case of the Broadway/Main district it is expected that some expansion of the existing commercial zoning might be required but until a plan can be drawn up for this commercial centre, future uses and hence zoning of the adjacent properties cannot be decided, neither can the precise boundaries of the future commercial centre. On completion of a plan for this area, the subject lot might continue to be zoned RM-3 or might be rezoned for commercial purposes.

Commercial properties in the vicinity of the area in question carry a higher value than the adjacent RM-3 properties not yet developed with apartments. In the event therefore, that the property in question were rezoned to a C-2 type commercial zone it would not seem likely that any hardship would be caused to the owners. In the meantime the owner is free to sell or develop this property in accordance with the RM-3 regulations."

RECOMMENDED that this report be received and a copy supplied to Gerard A. Goeujon and Company.

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Board of Administration, April 21, 1965 Page 12
 Building and Planning Matters

2. Community Centre -
 Redevelopment Project

A letter has been received from the Vancouver Housing Association which reads:

"We believe that defeat of the local money bylaw for the construction of a Community Centre in the East End Redevelopment Area was mainly because the present home-owner residents in the area have little or no continuing interest in its future.

A Community Centre included in the overall plans for redevelopment of the area would be of considerable value to the present residents as well as to the new families when they move in. We feel, therefore, that every effort should be made to have a Community Centre built as soon as possible.

There is not likely to be sufficient change in the attitude of the present owners of property which will be demolished and, as there will be a high percentage of public and multiple dwelling housing in the area, we feel special action is warranted to permit construction of the Community Centre in the early stages of the rebuilding program.

We suggest, therefore, that City Council should make arrangements in conjunction with the Board of Recreation and Parks Commissions, and the two senior levels of government, to permit immediate financing and construction of the proposed Community Centre as an overall project operation."

The Director of Planning reports as follows:

"Section 23 of the amended National Housing Act is quite specific in that public buildings are excluded from municipal services or works for which Central Mortgage & Housing Corporation will bear 50% of the cost as part of an Urban Renewal Scheme."

RECOMMENDED that this information be relayed to the Vancouver Housing Association, who should be thanked for their interest.

3. Specific Projects and
 Urban Renewal Study

A letter has been received from the Vancouver Housing Association which reads:

"We are pleased that City Council has requested a grant from Central Mortgage and Housing Corporation to carry out an urban renewal study of a general character. We understand, however, that such a study could take two years to complete, and that it cannot be started until funds are received and staff recruited to handle the task.

We believe that the studies carried out when the limited redevelopment areas were defined provided sufficient information for the City Planning Department to designate one or more specific areas which would come under the present urban renewal provisions of the National

. . . Cont'd.

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Board of Administration, April 21, 1965 Page 13
 Building and Planning Matters

Clause No. 3 (Cont'd.)

"Housing Act. Since the Federal Government is prepared to contribute 50 percent of the cost of a wide range of improvements in urban renewal areas at the present time, it would be wise to initiate projects whilst this generous assistance is available.

We suggest, therefore, that City Council should arrange for immediate designation of specific projects which could be carried out concurrently with the overall study."

The Director of Planning reports as follows:

"Work is already proceeding on the preparation of an 'Urban Renewal Scheme #3' intended to be followed by early implementation after its approval. This scheme will primarily involve the 'redevelopment' process of total clearance because the requirements of CMHC which have to be met before they will assist with 'conservation and rehabilitation' are so comprehensive that a thorough examination of both feasibility and techniques, related to Vancouver, will be an objective of the study for which the City has requested aid under Part V of the National Housing Act.

The status of all urban renewal tasks and this study was explained in detail on March 11, 1965 to the Civic Development Committee, which was debating a resolution that City Council should undertake a 'conservation and rehabilitation' project immediately. The only way in which such a project can be advanced under the current legislation, however, is within a comprehensive 'urban renewal scheme', and it has already been decided that one goal of Urban Renewal Scheme #3 will be a pilot project.

Other than this undertaking it is not possible to initiate a conservation and rehabilitation program without the knowledge gained from the Part V NHA Study first.

The Civic Development Committee passed the following resolution, which was adopted by Council on March 25, 1965:

'Recommended a pilot scheme to lead towards the Rehabilitation and Conservation Project, be included as one of the objects of Urban Renewal Scheme #3.'

The implications of this recommendation are being carefully examined in the work now in progress on Urban Renewal Scheme #3.

I recommend that the Vancouver Housing Association be informed that this work is proceeding to the maximum extent of the resources available."

RECOMMENDED that the report of the Director of Planning be received and a copy supplied to the Vancouver Housing Association.

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Board of Administration, April 21, 1965 Page 14
 Building and Planning Matters

4. Seminar on Urban Renewal Research,
 Montreal - May 13-15, 1965.

The City of Vancouver has been asked to send a spokesman to a seminar on Urban Renewal Research to be held in Montreal from 13-15 May, 1965, inclusive. The seminar, sponsored by the Canadian Council on Urban and Regional Research, has the following objectives:

- (a) To trade available knowledge about obsolete urban areas and those who do or might use them;
- (b) To enlist wider understanding in the drafting of proposals about such areas; and
- (c) To sketch out the research needed to get at the causes of urban decay, so that still more deft and reliable treatments can be devised.

RECOMMENDED that, as redevelopment is vital to our planning program, the Director of Planning be authorized to attend this seminar with the understanding that out-of-pocket expenses will be met by the CCURR, and that the only expense to the City will be leave of absence with pay from 12-16 May, 1965.

5. Development Permit -
 Elizabeth Fry Society
 325 West 11th Avenue

A petition dated April 10, 1965, has been submitted to Council from nineteen adjacent residents and property owners opposing the granting of Development Permit #33794 and requesting a "re-hearing."

The Director of Planning reports that:-

"325 West 11th Avenue is an existing building located in an RT-2 Two Family Dwelling District. A development permit application (#33794) was made by the Elizabeth Fry Society on March 15, 1965, to use the existing building as a charitable institution providing board and lodging for eight teen-age girls.

The RT-2 Two Family Dwelling District Schedule of the Zoning and Development By-law permits:-

- (a) The conversion of an existing building into a boarding or lodging house subject to certain conditions provided the approval of the Technical Planning Board is first obtained and after prior notification of such adjoining property owners as the Technical Planning Board considers necessary.
- (b) An Institution of a religious, philanthropic or charitable character, subject to approval by the Technical Planning Board after consultation with the Town Planning Commission.

Before giving consideration to this development permit application, the Technical Planning Board notified seventeen adjoining property owners. A petition from sixteen of these property owners was returned, objecting to the proposed development.

. . . Cont'd.

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 Building and Planning Matters

Clause No. 5 (Cont'd.)

"The development permit application was first considered by the Town Planning Commission on April 2nd, 1965. The Commission heard representations both by the Elizabeth Fry Society and also neighbouring property owners who opposed the application. The Commission then deferred their decision to inspect the area and obtain certain other information.

The Town Planning Commission on April 9th, 1965 after further consideration and discussion recommended that the development permit application be approved but advised the applicants that unless the neighbourhood opposition was overcome, location within this neighbourhood may not be in the best interest of the girls.

The Technical Planning Board also on April 9th, 1965, after receiving the recommendations of the Town Planning Commission, approved the development permit application and required that the adjoining objecting property owners be notified of this decision.

The development permit was issued on April 12th, 1965, and all property owners objecting in writing to the proposed development were then notified of the decision. The letter of notification advised that:-

'In view of your previous objections to this proposed development, you may wish to consider the rights of appeal as set out in Section 573 of the Vancouver City Charter. Any appeal must be filed with the Secretary of the Zoning Board of Appeal on the appropriate forms, which may be obtained from the Planning Department Office, and such appeal must be filed within fifteen (15) days from the date of this letter of notification.'

The petitioners have again been re-advised of the provisions for an appeal to the Zoning Board of Appeal and that any such appeal must be filed on the appropriate form with the Secretary of the Zoning Board of Appeal by no later than Tuesday, April 27th, 1965.

This report is submitted for the information of City Council."

RECOMMENDED that the report of the Director of Planning be received and that the petitioners be provided with a copy of this report.

(A copy of the petition dated April 10, 1965, is circulated for the information of City Council).

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Building and Planning Matters

6. Development Permit Application
Within a Proposed Park Site (Bounded by
6th and 7th Avenues, Yew and Vine Streets)

Development Permit Application #34544 has been received for Lots 16 and 17, Blk. 283, D.L. 526 - block bounded by 6th and 7th Avenues, Yew and Vine Streets which is located within a block in Kitsilano which is recommended by the Technical Planning Board and the Board of Parks and Public Recreation for a park site.

On April 30th, 1963, the City Council adopted a resolution under the heading "Policy - Acquisition of Sites for Future Civic Development". Items (d) and (e) of that resolution read as follows:

- (d) THE Technical Planning Board be requested to review the policy approved by the Council on May 9th, 1961 under which approved park sites will be protected from intensive new development by the purchase of lots.
- (e) THE adoption of the policy enunciated above not prevent the Board of Administration bringing to the attention of Council any particular case where the purchase of property might be desirable in the light of circumstances existing at that time.

The Technical Planning Board in a report dated April 9th, 1965, recommended:

"THAT subject to the Board of Parks and Public Recreation designating the block bounded by 6th and 7th Avenues, Yew to Vine Streets as the park site to be protected from intensive development in the Kitsilano apartment area (in accordance with Council policy adopted on 30th April, 1963), the Supervisor of Property and Insurance be instructed to negotiate for the purchase of Lots 16 and 17, Block 283, D.L. 526."

The Board of Parks and Public Recreation on April 12, 1965 resolved:

"That the Park Board concur with the Planning Department's choice of Block 283, D.L. 526 bounded by 6th Avenue, 7th Avenue, Yew and Vine Streets as a park site for the Kitsilano apartment area to replace park site number 9 bounded by 7th, 8th Avenues, Maple and Cypress Streets, originally chosen for this area.

Further Resolved: That the City Council be requested to protect the new park site from development by purchasing, when necessary, properties that are threatened with applications for development permits."

RECOMMENDED that consideration of the recommendations of the Technical Planning Board and the Board of Parks and Public Recreation be deferred pending receipt by Council of the review requested of the Technical Planning Board by Council resolution of April 30, 1963. (see Appendix A of the Technical Planning Board report.)

FURTHER RECOMMENDED that the Supervisor of Property and Insurance be requested to negotiate for the purchase of Lots 16 and 17, Block 283, D.L. 526, cost of the purchase to be charged to the Land Purchase Fund.

(Copies of the Technical Planning Board report and Park Board letter are circulated to Members of the Council).

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Board of Administration, April 21, 1965 17

LICENSES AND CLAIMS MATTERS

The Board considered matters pertaining to Licenses and Claims and submits the following report:

RECOMMENDATION

- 1. Teen-Age Dances
Tivoli Ballroom

The Chief Licence Inspector and Business Tax Collector has reported as follows in connection with an application received from Mr. K. Pedersen, Manager of the Tivoli Ballroom, 4336 Dunbar Street, to conduct teen-age dances at this address:

"Such dances, subject to certain conditions are allowed under provisions of License By-Law 2944 provided a permit is granted by City Council.

The Deputy Chief Licence Inspector has checked these premises and finds they would be suitable for such dances. Mr. Pedersen has also been checked by the City Police Department and nothing detrimental has been assessed concerning him.

The applicant assures me that he will comply with all requirements of the by-law and I would recommend the permit be granted."

RECOMMENDED that the recommendation of the Chief Licence Inspector and Business Tax Collector be approved.

For adoption see page(s) 41, 42, 43

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FIRE, POLICE AND TRAFFIC MATTERS

The Board considered matters pertaining to Fire, Police and Traffic Matters and submits the following report:

COUNCIL CONSIDERATION

1. Tender No. 12-65-2
Fire and Police Boots

The Chief Constable, Fire Chief and Purchasing Agent have submitted the following report in connection with Tender No. 12-65-2 for Fire and Police Boots:

"The subject tender was opened by your Board on February 22, 1965, and referred to the undersigned officials for report. Only two bids were received. A tabulation follows. (All prices are subject to the 5% Provincial S.S. Tax).

This report is submitted without recommendation since there is a less than 1% difference in prices and the matter of Union status is involved.

<u>Bid No.</u>	<u>Firm</u>	<u>Place of Manufacture</u>	<u>Will/Will not be made by Union Labour</u>	<u>Total Cost.</u>
(1.)	Tebbutt Shoe & Leather Co.	Trois-Rivieres, Quebec	Not Applicable	\$10,736.00
(2.)	J. Leckie Co.Ltd.	Winnipeg, Man.	Yes	\$10,833.60

The above amounts are based on estimated quantities which are subject to final budget approval, and no warranty has been given or implied as to total quantities that will be required on contracts resulting from this tender.

Union Status - The Leckie boot is Union made. The Tebbutt shoe is not union made, so this firm submitted the following information:-

'We do not have a plant union. Our firm is over 65 years old and is administered by the third generation of the Tebbutt family. Several of our employees are also third generation in the company and more than one-third have been with us over 25 years, and more than half over 15 years. They have never desired a union, and have turned down "feelers", as their wages and working conditions are above the average for the industry, and employer-employee relations are harmonious.

The shoe industry in the Province of Quebec is controlled by a Provincial Decree (Order in Council No. 3003) administered by a Joint Committee of the industry.

The Decree is published following negotiations between the Provincial Association of Shoe Manufacturers and three Trade Unions (The Boot and Shoe Workers' Union, La Federation Nationale du Cuir et de la Chaussure du Canada Inc., and L'Association des Travailleurs en Chaussures Inc.). Some of our employees are members of these Unions.

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Fire, Police and Traffic Matters

Tender No. 12-65-2
Fire and Police Boots, (cont'd)

The Decree establishes job classifications, minimum wage rates, hours of work, apprenticeships, holidays, vacations, overtime rates, working conditions, etc. Once published it becomes law and all shoe manufacturing operations in the Province are subject to it. The inspection and regulation is strictly administered by a team of inspectors who visit every plant monthly, and every worker has the opportunity to air his grievances to the inspectors and the Joint Committee. Because of this system the majority of shoe factories in the Province of Quebec do not have plant unions'.

Specifications - Both firms' boots conform to the City's specifications and have supplied the City's requirements in previous years".

This report is submitted for the consideration of the Council.

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For adoption see page(s) .143 . . .

APR 27 1965

Board of Administration, April 21st, 196520

FINANCE MATTERS

The Board considered matters pertaining to Finance and submits the following report:

COUNCIL CONSIDERATION

1. Financial Assistance -
Operation Crossroads Africa

Operation Crossroads Africa at the University of British Columbia has submitted a request for financial assistance from the City of Vancouver in sending three U.B.C. students to Africa where they will spend the summer in useful development work among African peoples.

This matter is submitted for the consideration of the Council.

(Copies of the letter dated April 8, 1965, from the U.B.C. are circulated to Members of Council)

2. Association for Retarded Children
Grant re Theatre Rental

The Association for Retarded Children advises that one of its events planned during the week of their "Flowers of Hope" drive, is a benefit performance at the Queen Elizabeth Theatre on Sunday, May 16th.

The rental for this performance will be \$560.00, and the Association asks if the Council will make a grant to cover this amount or a portion of it.

This request is submitted for the consideration of the Council.

The Council has in the past approved grants covering rental for performances, etc., as follows:

March 30, 1965 - San Francisco Opera Auditions
Playhouse rental - \$100.00 approved.

April 13, 1965 - The Bach Choir
Theatre rental - \$840.00 approved.

February 23, 1965 - Playhouse Theatre Company
Theatre foyer - \$560.00 plus special charges, approved.

3. Dinner - Visiting Football Clubs

The B.C. Football Association Commission in a letter dated April 15th, 1965 advises that on Saturday, June 12th, 1965, at Empire Stadium, the Nottingham Forrest Football Club of the English 1st Division will play the Hibernians Football Club of Edinburgh, one of the leading clubs in present day Scottish football. It is stated the Nottingham Club celebrates its centenary as an organized soccer club this year and represents the best in English soccer.

The writer respectfully requests that, as has been the custom over the past few years, the City of Vancouver recognize these outstanding soccer visitors by hosting a dinner reception for them, with the costs being shared on an equal basis by the City and the Association.

This request is submitted for the consideration of the Council.

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Finance Matters

Item #3 continued

It is noted that Council dealt as follows with similar requests in 1964:

- April 14/64 - B.C. Rugby Union - Dinner for touring Scottish team - approved \$125.00
- Oct. 14/64 - B.C. Rugby Union Tour Committee Dinner for Fiji Team (shared equally with Tour Committee) - approved \$125.00

COUNCIL INFORMATION

4. 1965 Business Tax Assessment Roll

The Assessment Commissioner has advised your Board that the 1965 Business Tax Assessment Roll has now been completed, and totals \$61,121,185.

This is reported for the information of the Council.

5. Amendments - Vancouver Charter

The Corporation Counsel advises under date of April 20, 1965 that he has received copies of the amendments to the Vancouver Charter as passed by the Legislature in 1965, and reports as follows:

"With the exception of the following, all amendments requested by the City were granted:

- 1. Application was made to give Council power to amend a debenture by-law, except as to the amount and purpose of the by-law, at any time prior to the sale of the debentures without the approval of the Lieutenant-Governor in Council. The Private Bills Committee recommended against granting this application.
- 2. Application was made to insert a section in the Charter to permit Council, by by-law, to make it an offence for any person to refuse to permit access to or examination of any land or building by an authorized employee of the City when, by the Charter, there was a duty to permit such access. The Private Bills Committee recommended against granting this power.

It should be pointed out that the necessary amendments to provide for bi-ennial elections were granted, but that the appropriate amendments to the Public Schools Act to make it conform to the Charter in School District No. 39 (Vancouver) were not made. The result is that the Public Schools Act still requires an annual election for school trustees in the City of Vancouver. This inconsistency between the two Acts will not cause any difficulty in the years 1965 or 1966, but efforts should be made to have the necessary changes made before 1967.

Copies of the Bill as passed will be made available to the Council and the various departments as soon as they are to hand."

This report is made for the information of the Council.

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Finance Matters

COUNCIL CONSIDERATION

6. Grant re Playhouse Rental
Vancouver Ballet Society

The Vancouver Ballet Society has submitted a request for a grant to cover rental of the Queen Elizabeth Playhouse on April 29, 30 and May 1, when a student performance of the ballet "Coppelia" will be presented.

The total rental for these dates will be \$580.00, and this request is submitted for the consideration of the Council.

The Council has in the past approved grants covering rental for performances, etc., as follows:

- March 30, 1965 - San Francisco Opera Auditions
Playhouse rental - \$100.00 approved.
- April 13, 1965 - The Bach Choir - Theatre
Rental - \$840.00 approved.
- Feb. 23, 1965 - Playhouse Theatre Company
Theatre foyer - \$560.00 plus
special charges,
approved.

(Copies of the Vancouver Ballet Society submission are circulated to Members of the Council)

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For adoption see page(s) 143, 44 . . .

APR 27 1965

BOARD OF ADMINISTRATION

PERSONNEL MATTERS

APRIL 7, 1965

The following is a report of the Board of Administration re Personnel Matters:

RECOMMENDATIONS

- 1. Classification Review - Clerk-Stenographer II Position, Property & Insurance Office.

At the request of the Department Head, the Personnel Director reviewed the above noted position which is vacant. Due to rearrangement of stenographic duties within the Department, this position will now carry a minimal amount of shorthand duties, and the Personnel Director advised that reclassification is appropriate.

RECOMMENDED that the following recommendation of the Personnel Director be adopted:

<u>Incumbent</u>	<u>Present Classification</u>	<u>Proposed Classification</u>	<u>Effective Date</u>
Vacant	Clerk-Stenographer II Pay Grade 10 (\$279 - 318)	Clerk-Typist II Pay Grade 9 (\$270-306)	When filled

- 2. Class Specification No. 430 - Zoning Planner, Planning Department.

RECOMMENDED that Class Specification No. 430 - Zoning Planner, Planning Department, as prepared by the Personnel Director, be approved.

(No change in salary is involved).

* * * * *

For adoption see page(s) 145

BOARD OF ADMINISTRATION

APR 27 1965

PERSONNEL MATTERS

SUPPLEMENTARY REPORT

APRIL 21, 1965

The following is a supplementary report of the Board of Administration re Personnel Matters:

RECOMMENDATIONS

- 1. Membership - Systems and Procedures Association

A report has been received from the Director of Finance as follows:

"The City's Data Processing Supervisor has suggested that it would be an advantage to the City if he could acquire a membership in the local chapter of Systems and Procedures Association.

This Association is an international association of men involved in systems work, particularly as related to data processing. The organization serves as an excellent clearing house for information and the exchange of ideas and the publications can be of definite value.

I would therefore recommend that Mr. Leckie acquire a membership in the Systems and Procedures Association at a cost of \$35.00 per year, the publications to become the property of the City."

RECOMMENDED that the recommendation of the Director of Finance be approved.

- 2. Quarterly Report - Classification Section - Personnel & Payroll Office.

RECOMMENDED that the report of the Personnel Director, submitting the Classification Activity Report for the quarter ending March 31, 1965, be received for information.

(Copies are supplied to Members of Council for their information).

- 3. Leave of Absence With Pay (Miss L. Giovando)

RECOMMENDED, pursuant to a report from the Medical Health Officer and Personnel Director, leave of absence with pay for the period May 31 to June 3, 1965, be granted Miss Giovando to permit her attendance at the annual meeting of the Canadian Public Health Association to be held in Edmonton, May 31 to June 3, 1965 inclusive, it being understood travel and meeting expenses will be assumed by Miss Giovando.

- 4. Building Inspectors' Conference: Nelson

RECOMMENDED, pursuant to reports received from the Building Inspector and Personnel Director, that the Deputy City Building Inspector and Mr. J. Robison of the Building Department be authorized to attend the forthcoming Annual Conference of Building Inspectors, to be held at Nelson, May 13 and 14, 1965, as these employees are executive members of the Association.

(Estimated Cost - \$250.00).

* * * *

APR 27 1965

BOARD OF ADMINISTRATION

PROPERTY MATTERS

April 21, 1965

The Board considered matters pertaining to Properties and submits the following report:

PART I

S A L E S

1. RECOMMENDED that the following offer received by the Supervisor of Property & Insurance be approved under the terms and conditions set down by the City Council, being in each case, except where noted, the highest offer, sale price subject to commissions where applicable.

Redevelopment Project I - Area D-4
 Lots 30 & 31, Ex. N 2', Block 218, D.L. 526
 N/S of 2nd Ave. between Pine & Burrard St.
 Zoned: M-1 Light Industrial

NAME: ARTHUR JOHN EVANS
 Agent: BELL-IRVING REALTY

APPROX. SIZE: 50' x 118'

SALE PRICE: \$15,000.00

TERMS: Terms

- CONDITIONS:
1. Subject to purchaser entering into an agreement with the City to complete development on the site within three years from date of sale.
 2. Subject to the purchaser granting the City an option to repurchase the land at its purchase price if development has not taken place within three years from the date of purchase.
 3. The purchaser shall not re-sell, lease, sub-lease or otherwise dispose of the land before development is completed, without the written approval of the City.
 4. The sale is subject to consolidation of the Lots 30 & 31 into one parcel.

2. RECOMMENDED that the following offers received by the Supervisor of Property & Insurance be approved under the terms and conditions set down by the City Council, being in each case, except where noted, the highest offer, sale price subject to commissions where applicable.

Lot 13, Block B of Blk. 71, D.L. 333 F.V.
 Southeast corner 54th Ave. and Elmhurst
 Zoned: R.S. 1 - One Family Dwelling District

<u>NAME</u>	<u>LOT</u>	<u>APPROX. SIZE</u>	<u>SALE PRICE</u>	<u>TERMS</u>	<u>CONDITIONS</u>
BAWN HOLDINGS LTD.	13	49' x 110'	\$5,450.00	1/4 cash	balance 18 months

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Board of Administration, Property Matters 2
 April 21, 1965

Lot 37, Block E of Blk. 71, D.L. 333 F.V.
 E/S Killarney St. bet. 56th Ave. & Rosemont
 Zoned: R.S.1 - One Family Dwelling District

<u>NAME</u>	<u>LOT</u>	<u>APPROX. SIZE</u>	<u>SALE PRICE</u>	<u>TERMS</u>	<u>CONDITIONS</u>
KLINE BROS. REALTY LTD.	37	50' x 110'	\$6,005.00	Terms	

Lots 14 & 18, Block F of Blk. 71, D.L. 333 F.V.
 S/S 56th Ave. between Rupert & Kerr Sts.
 Zoned: R.S.1 - One Family Dwelling District

PETERSON & REID CONSTRUCTION LTD.	14	50' x 110'	\$5,920.00	Terms	
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PETERSON & REID CONSTRUCTION LTD.	18	50' x 110'	\$5,350.00	Terms	
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Lot 32, Block F of Blk. 71, D.L. 333 F.V.
 N/S 59th Ave. between Rupert & Kerr Sts.
 Zoned: R.S. 1 - One Family Dwelling District

PETERSON & REID CONSTRUCTION LTD.	32	56 x 110 42	\$5,910.00	Terms	
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Lots D,E,F of Lots 1-4 & 39-42
 Block 4, D.L. 711,
 N/S 41st Ave. between Culloden & Knight Rd.
 Zoned: C. 1 - Commercial

JACK HOY Agent: H. CHUNG OF SHAMROCK REALTY LTD.	D,E,& F	44' x 96' each	Lots D,E,&F \$19,000.00	Terms	Lot F, reserve easement over E 4' for sewer Peat is present
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Lot 12, Block E of Blk. 71, D.L. 333 F.V.
 E/S of Shawnee Place between Rupert & Killarney
 Zoned: R.S. 1 - One Family Dwelling District

EDWARD J. TROTTER	12	55 x 100 100 97	\$6,610.00	Terms	
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Lot 7, Block F of Blk. 71, D.L. 333 F.V.
 S/W side of Lancaster Place between 59th & 56th Ave.
 Zoned: R.S. 1 - One Family Dwelling District

PENN INVESTMENTS LTD.	7	Irregular	\$6,490.00	Terms	
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Lot 40, Block F of Blk. 71, D.L. 333 F.V.
 E/S of Rupert St. between 56th Ave. & Rosemont
 Zoned: R.S. 1 - One Family Dwelling District

STANLEY F. JUNG & JEAN JUNG (MRS)	40	55.8 Frontage Irregular	\$6,400.00	\$2,000.00 Cash, balance in full in 90 days.	
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Board of Administration, Property Matters, 3
April 21, 1965

Lots 196,197,198,&199, Block 72, D.L. F.V.
W/S Elliott between Ancaster & Rosedale
Zoned: R.S. 1 - One Family Dwelling District

NORTH AMERICAN	196	46' x approx.	\$5,658.00	Terms
CONTRACTORS LTD	197	130'	EACH	
Agent:	198 &			
RIVERS REALTY LTD.	199			

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Board of Administration, Property Matters 4
April 21, 1965

PART II

S U N D R I E S

3. Removal of Foundations etc.
Old Kerrisdale Works Yard

Following demolition of the old frame buildings at the Kerrisdale Works Yard the concrete foundations, pump island and underground tanks have to be removed.

The Supervisor of Property & Insurance received and opened quotations for this work from various contractors and has awarded the contract to the low bidder as noted:

<u>Property</u>	<u>Successful Bidder</u>	<u>City to Pay</u>	<u>Code #</u>
Old Kerrisdale Works Yard 42nd Ave. & Yew St.	H.A. Bunker Bulldozing Ltd.	\$650.00	107/223

RECOMMENDED that report be received for information.

4. Establishment for Highway

The City Engineer has requested the establishment of a corner cut-off of Lot 3 Ex. S 2', Block 4, S.W. $\frac{1}{4}$, Sec. 34 T.H.S.L. located on the South side of 10th Avenue between Kamloops & Nanaimo Streets for highway. The corner cut-off is located on the Southwest corner of the lot and is shown on Plan marginally numbered LF3116.

A formal resolution covering this establishment will be forwarded to Council.

RECOMMENDED that the portion of Lot 3 Ex. S 2', Block 4, S.W. $\frac{1}{4}$ of Sec. 34, T.H.S.L. as shown on Plan marginally numbered LF3116 be established for highway.

5. George Park
Situate: South of 63rd Avenue
Between Buscombe and Poplar Sts.

Council on February 11, 1958 approved that Lots 1-10 and Lots 34-43, Sub. B, Block 31, D.L. 313, situated south of 63rd Avenue between Buscombe and Poplar Sts. and portion of St. George St. be consolidated with Lots 1-12 and 32-43, Sub. A, Block 31, D.L. 313, to form one parcel. Plan of subdivision marginally numbered LC 325, showing the consolidation, has been prepared by the City Engineer and is submitted herewith for approval.

During the course of surveying this park site it was found that a portion of a dwelling on privately-owned Lot 11, Sub. B, Block 31, D.L. 313 encroaches onto the South 3 ft. of adjoining Lot 10. The Board of Parks & Public Recreation has been advised of this encroachment. They resolved that approval be granted for the continuation of the encroachment for the life of the building at a rental of \$10.00 per annum, subject to the lessee indemnifying the City.

RECOMMENDED that plan of subdivision marginally numbered LC 325 be approved and the Supervisor of Property & Insurance be authorized to effect registration.

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Board of Administration, Property Matters 5
April 21, 1965

Item No. 5 cont'd

FURTHER RECOMMENDED that an encroachment agreement be granted to the owner of Lot 11, Sub. B, Block 31, D.L. 313 for a period to coincide with the life of the existing building subject to the following:

- (a) Payment of an annual rental of \$10.00
- (b) Lessee to indemnify the City.
- (c) Lessee to remove the encroachment on termination of the lease.
- (d) No additional structures to be erected on the lease area.
- (e) Agreement to be registered as a charge against privately-owned Lot 11.
- (f) Agreement satisfactory to Corporation Counsel, Supervisor of Property & Insurance and Board of Parks & Public Recreation.

FURTHER RECOMMENDED that this park site be transferred to the care, custody and management of the Board of Parks & Public Recreation.

6. Redevelopment Project 1, Area A-1
Grading & Levelling
East of Campbell Ave. between
Hastings and Union Streets.

The lands lying east of Campbell Avenue between Hastings and Union Streets in Redevelopment Project 1, Area A-1, to be used for low rental housing F.P.6 (approximately 10 acres) have been cleared of housing down to the foundations. Any further work concerning grading, levelling or filling of the site has been held pending further information regarding the required building grades and location of area-ways etc.

In a letter dated March 16, 1965 to the Director of Planning-Redevelopment, the architects for the new housing development, have forwarded a site fill diagram and the Branch Engineer of Central Mortgage & Housing Corporation has requested the removal of the foundations from the site and fill be put in according to the site fill diagram.

Central Mortgage & Housing Corporation has confirmed that removal of foundations, grading and levelling are a proper charge as provided for under Clause 3 (1) and 7 (2) (g) (i) of the Federal Agreement for Redevelopment Project 1.

Tenders for removal of the foundations as the initial step have been called.

Bids received are as follows:

Alexander Cartage & Contracting Co. Ltd.	\$ 975.00
B.C. Bulldozing Co. Ltd.	1,745.00
W.D. Construction Co. Ltd.	2,400.00

RECOMMENDED that the low bid of \$975.00, received from Alexander Cartage & Contracting Co. Ltd. be accepted; this amount to be charged to Code # 5805/39.

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Board of Administration, Property Matters 6
April 21, 1965

7. Encroachment
S.W. corner 10th Ave. & Hemlock St.

The agreement covering the encroachment of the buildings situate on Lots 19 & 20, Block 371, D.L. 526, S.W. corner 10th Ave. & Hemlock Street, onto City lands expires June 30, 1965.

The lessee has requested a renewal of the agreement and the City Engineer, in letter dated March 31, 1965, concurs with a five year renewal.

RECOMMENDED that the encroachment from Lots 19 & 20, Block 371, D.L. 526 onto City lands be validated by way of an agreement for a further five years from July 1, 1965, at the same rental of \$15.00 per annum and subject to the same terms and conditions as the previous lease.

8. Columbia-Quebec Connector
N/S 1st Ave. between Ontario & Main Sts.

Reference is made to Item 3, Board of Administration Property Matters Minutes March 17, 1965, approved by Council March 25, 1965, in which a proposed settlement with Alco Investments Ltd. and City Construction Co. Ltd. was reported. Included in such settlement the City would obtain the required 110 ft. wide road allowance North of 1st Avenue, being an extension Northerly of Quebec Street.

It was recommended that the Supervisor of Property & Insurance be authorized to settle on the basis of the revised offers submitted by Alco Investments Ltd. and City Construction Co. Ltd.

Both Companies were informed that City Council had authorized a settlement as indicated. City Construction Co. Ltd. is prepared to conclude the transaction on the basis outlined. Mr. G.A. Healey of Alco Investments Ltd. advised however, that he has re-examined his Company's requirements for additional lands in light of recent large contracts which have been obtained for his products and the necessary plant expansion to protect his future growth. In letter of March 24, 1965 he advised that he is prepared to conclude the transaction with the provision that his Northerly lot line be extended Easterly to the proposed new road allowance. This would involve an additional 13,450 sq.ft., plus or minus, of water lot and he has made an offer to purchase this additional area at a rate of 75¢ per sq.ft. This rate is considered realistic in view of the time and expenditure for reclamation by fill.

RECOMMENDED that the Supervisor of Property & Insurance be authorized to include the sale of the additional 13,450 sq.ft. plus or minus, in the transaction with Alco Investments Ltd.

9. Future Park Site,
Moscrop & Tanner Sts.
West of Boundary Road

Lot 2, Block 107, D.L. 36 & 51 - 3679 Tanner Street is situated within a tentatively designated park site, the final boundaries of which are not yet determined, and same abuts the site of the Sir Wilfred Grenfell Elementary School Annex, which was completed in September, 1964 (Council Resolution of September 27, 1962 and December 4, 1962.)

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Board of Administration, Property Matters 7
April 21, 1965

Item No. 9 cont'd

The premises comprise a one-storey and basement frame dwelling of approximately 1,200 square feet erected in 1961 on a site measuring 51.25' x 198', zoned R.S. 1 - Single Family Dwelling District. The dwelling comprises 6 rooms, plaster and hardwood interior finish, 5 plumbing fixtures, heated by hot-air gas-fired furnace, extra-ordinary finish in the kitchen area and an open stairwell to the basement. The whole building is in excellent condition. There is a single carport located on the property.

In April, 1963, the owners made inquiries regarding the possible opening of the lane in this block to provide rear access, or alternatively acquisition of the property by the City. Following extensive negotiations, they have agreed to sell for the sum of \$17,250.00 as of April 30, 1965, subject to three months rent-free possession to July 31, 1965. It is further understood that in the event the owners wish to remain in occupation beyond this date, they are to enter into an agreement on a month to month basis at a rental of \$110.00 per month.

The above-mentioned price and basis of settlement is considered realistic and is representative of market value for this type of property.

RECOMMENDED that the Supervisor of Property & Insurance be authorized to acquire this property on the foregoing basis, costs to be charged to Property Purchase Fund for Future Civic Purposes.

10. Establishment for Highway

The City Engineer has requested that the easterly seven feet of Block B, D.L. 139, as shown on plan marginally numbered LE2417 and situated on the south side of 16th Avenue between Quesnel and Blenheim Streets, be established for highway.

A formal resolution covering this establishment will be referred to Council.

RECOMMENDED that the easterly seven feet of Block B, D.L. 139 as shown on plan marginally numbered LE2417 be established for highway.

11. Redevelopment Project II - Area A-6
368-398 East Pender Street

Lots 13-15, Block 72, D.L. 196 situate 368-398 East Pender Street, are required by the City for Redevelopment Project II and are located in Area A-6 thereof. This area lies South of Pender Street between Gore and Jackson Avenues to Union St. and will provide new residential sites.

These premises comprise a one storey frame and concrete hollow block shop used for automotive repairs and painting with a total main floor area of 3,686 sq.ft. and a blacktop parking area of approximately 5,850 sq.ft. The original building was erected in 1929 with subsequent additions in 1951 and 1952. The dimensions of the site are 75' x 122' and it is zoned R.M.3.

Negotiations with the owner confirm that he is prepared to sell for the sum of \$39,000.00 as of May 1, 1965 subject to rent-free possession for two months from date of sale. This price represents a fair and reasonable value herein and has been endorsed by Central Mortgage and Housing Corporation.

RECOMMENDED that the Supervisor of Property & Insurance be authorized to acquire this property for the sum of \$39,000.00 on the foregoing basis, chargeable to Code #5851/103.

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Board of Administration, Property Matters 8
 April 21, 1965

12. Proposed Community Centre Site
6 West 15th Avenue

Further to Resolution of Council of March 30, 1965 approving the proposed Community Centre Site in the block bounded by 15th Ave., Ontario St., 16th Ave. and Manitoba St., the Supervisor of Property and Insurance reports as follows concerning negotiations with the owner for the acquisition of Lot 'B', Block 'Z', D.L. 526 of Blk. 63, D.L. 302, being 6 West 15th Avenue.

These premises comprise a one-storey frame dwelling with a main floor area of 1,092 square feet erected in 1949 on a single lot 60' x 122', zoned R.T.2-Two Family Dwelling District. The dwelling contains 5 rooms on the main floor, plus a recreation room and family room in the basement, 7 plumbing fixtures, an automatic oil furnace, an automatic electric hot water heater, has a full concrete foundation, stucco exterior and patent shingle roof. There is a matching stucco garage with a concrete floor at the rear and both buildings are in excellent condition.

Following negotiations, the owner has agreed to sell for the sum of \$17,000.00 as of April 15, 1965, subject to the owner retaining possession rent-free until June 30, 1965. This settlement is considered to be fair and equitable and is representative of market value in this area.

RECOMMENDED that the Supervisor of Property and Insurance be authorized to acquire this property for the sum of \$17,000.00 on the foregoing basis, chargeable to Code 4189/-.

13. Proposed Community Centre Site
3161 - 3163 Ontario Street

Further to Resolution of Council of March 30, 1965 approving the proposed Community Centre Site in the block bounded by 15th Ave., Ontario St., 16th Ave. and Manitoba St., the Supervisor of Property and Insurance reports as follows concerning negotiations with the owners for the acquisition of Lot 8, Block 'Z', D.L. 526 being 3161 - 3163 Ontario Street.

These premises comprise a one-storey frame duplex with a main floor area of 1,296 square feet erected in 1945 on a site 49.5' x 121', zoned R.T.2 - Two Family Dwelling District. The dwelling contains 8 rooms on the main floor, plus a recreation room in the basement of the portion of the building occupied by the owners, 10 plumbing fixtures in all, 2 automatic gas furnaces, 2 automatic gas hot water heaters, has a full concrete foundation, stucco exterior and shake roof. There is a matching double garage with concrete floor at the rear and both buildings are in excellent condition.

Following negotiations with the owners, they have agreed to sell for the sum of \$24,500.00 (including 2 refrigerators and 2 gas ranges) as of May 31, 1965, subject to the owners retaining possession rent-free of the Northerly portion of the building (3161 Ontario Street) until July 31, 1965. This settlement is considered to be fair and equitable and it is representative of market value in this area.

RECOMMENDED that the Supervisor of Property and Insurance be authorized to acquire this property for the sum of \$24,500.00 on the foregoing basis, chargeable to Code 4189/-.

APR 27 1965

14. Acquisition for Replotting
3618 East 55th Avenue

On a recent date the owners of Lot E $\frac{1}{2}$ 22, Blks. 1-3, N.E. $\frac{1}{4}$ D.L. 335 situate 3618 East 55th Avenue, who are desirous of selling their home, made enquiry concerning the possibility of the City acquiring their property at this time. This dwelling is located within the area heretofore under reserve and known as the South Vancouver Replotting Area. It is anticipated that the City will ultimately be faced with the necessity of acquiring this property.

These premises comprise a one-storey frame dwelling on concrete wall and concrete pier foundation erected in 1910 on a lot 55' x 183', zoned R.S. 1 - One Family Dwelling District. The dwelling contains four rooms plus enclosed porch, four plumbing fixtures and is heated by kitchen range and space heater, both oil fired. There is a small shed and combination work shop and carport located on the site. All structures are in fair condition.

Following negotiations with the owners, they have agreed to sell for the sum of \$6,500.00 as of April 30, 1965. This price is considered to be fair and equitable and is representative of market value in this area.

RECOMMENDED that the Supervisor of Property & Insurance be authorized to acquire this property for \$6,500.00 on the above basis, chargeable to the Property Purchase Fund for Resale.

15. Proposed Park Site No. 20 in Grandview Area
S/S 5th Avenue between Commercial and Victoria Drs.

Reference is made to Resolution of Council March 9, 1965 adopting the report of the Technical Planning Board of March 6, 1965, wherein it was recommended, with respect to a development permit application to erect a one-family dwelling on Lot 25, Sub. 2 of "D", Block 146, D.L. 264A, situate S/S 5th Avenue between Commercial and Victoria Drs. which is the proposed park site No. 20 in Grandview Area, that the Supervisor of Property and Insurance be authorized to negotiate for either the purchase of this property or an exchange for a suitable lot in the vicinity. Lot 25 comprises a vacant site 25' x 100', zoned R.M. 3 - Multiple Dwelling District.

It is noted that the owners, who are the principals of Home Finders Realty (53) Ltd., had entered into an agreement with the building contractor to erect the aforementioned dwelling for a buyer. Initially, the owners were offered other City-owned lots further West in this block but same proved to be unsatisfactory to the builder and they elected to make a direct sale to the City.

Following negotiations, the owners agreed to sell for the sum of \$2,935.00, inclusive of all considerations relative to their frustration of their building plans and the sale of the property. This settlement is, on the advice of the Law Office, considered to be fair and equitable under the circumstances.

RECOMMENDED that the Supervisor of Property & Insurance be authorized to acquire this property for the sum of \$2,935.00, inclusive of all considerations, chargeable to Code #4189/-.

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Board of Administration, Property Matters 10
April 21, 1965

COUNCIL CONSIDERATION

- 16. Sale of Lot 4,
S/S 5th Avenue between Pine and Fir Sts

In the Board of Administration Property Matters Minutes, January 20, 1965, Item 6, the Board reported to Council that offers to purchase Lot 4, Block 269, D.L. 526, situate on S/S 5th Avenue between Pine and Fir Sts. had been received as follows:

J.R. Bezanson Fixtures Ltd.	\$12,800.00
Romo Enterprises Ltd.	13,250.00

Both of these applicants advised that Lot 4 was required for expansion of their particular developments.

This matter has subsequently been discussed by City Council at various times and reference is made to report of the Board of Administration dated March 3, 1965. In dealing with this report Vancouver City Council on March 9, 1965 moved that this clause be tabled for 30 days and the communication from Romo Enterprises Ltd. dated February 27, 1965 be received.

Under date of March 17, 1965 J.R. Bezanson Fixtures Ltd. in letter to the Mayor and Members of Council, pleaded that Lot 4 should be sold to them. In this letter they indicated that their Firm had been carrying out investigations to see if it was possible to purchase Lots 5 & 6 and that these investigations were beginning to bear fruit.

Mr. W.J. Hirst, Secretary & General Manager of J.R. Bezanson Fixtures Ltd. has now advised the Supervisor of Property & Insurance that their negotiations with respect to the purchase of Lots 5 & 6 have not been successful.

The matter now is referred to City Council for consideration in accordance with the report of the Board of Administration, Property Matters dated March 3, 1965.

(Copies of the Board report dated March 3, 1965 and letters from Romo Enterprises and Bezanson Fixtures Ltd. are circulated to Members of the Council.)

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For adoption see page(s) 145, 46

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REPORT (FIRST) TO COUNCILSTANDING COMMITTEE ON CIVIC DEVELOPMENTApril 22, 1965

A meeting of the Standing Committee of Council on Civic Development was held in the No. 1 Committee Room, City Hall on Thursday, April 22, 1965, at 10:00 a.m.

PRESENT: Alderman Bell-Irving - Chairman
His Worship the Mayor
Aldermen Adams, Banfield, Emery, Lipp,
Williams and Wilson

CLERK: E. Raymond

Your Committee submits the following report:

RECOMMENDATION1. Kitsilano RCAF Site

The Committee considered the offer of the Government of Canada presented by the Prime Minister, for the leasing of the former Kitsilano RCAF Site by the City for Park purposes. The use and development of this Site, in particular the buildings situated thereon, was discussed by the Committee, and it is

RECOMMENDED that a committee of five, with the Chairman of the Civic Development Committee as Chairman, two Aldermen and two members of the Park Board, be empowered to look into all possible avenues of development of this area and report to City Council as quickly as possible.

Respectfully submitted,

Alderman Bell-Irving,
Chairman,
Standing Committee of Council
on Civic Development.

For adoption see page(s) .150.151.

