

FONVCA

Draft Minutes of Regular Meeting January 16, 2013

Delbrook Rec Centre – Oak Room – 600 W. Queens Road

Attendees

Val Moller (Chair pro-tem)	Lions Gate N.A. / Woodcroft
Sharlene Hertz (notes)	Delbrook C.A.
Diana Belhouse	Delbrook C.A. & Save Our Shores Society
Cathy Adams,	Lions Gate N.A.
John Miller	Lower Capilano Community Res. Assoc.
Douglas Curran	Capilano Gateway Association
Corrie Kost	Edgemont & Upper Capilano C.A.
Eric Andersen	Blueridge C.A.

Regrets: NIL

The meeting was called to order at 7:07 p.m.

1. Order/Content of Agenda

Chair Pro-Tem suggests:

- Request to add 6(e) – Water Management (from Jan 14th Council Workshop)
- Request to add 6(f) – Issue of Closed Meetings of Council

2. Adoption of Minutes of November 21, 2012

Business Arising from Minutes:

6(a) – **Cathy Adams** has drafted letter to Council regarding request for Shirtsleeve Meeting and will send out soon. **ACTION**

Following item tabled at November meeting was re-tabled due to absence of **Dan Ellis**: FoNVCA invite Executive Director and a DNV Council Member from the Recreation Commission to provide an overview of structure and relationship to other organizations. In addition, requested the following documents be provided in advance of the meeting: 1) Financials 2) Minutes of RecCom meetings for the past year 3) Joint Venture Agreement with the City of North Vancouver. **ACTION**

Moved by Andersen, seconded by Belhouse. Carried

3. Roundtable on Current Affairs

Delbrook Community Association

- Belhouse raised issue of transparency and on overuse of in camera meetings
- Use of over 40 in-camera meetings last year - extends to Rec Commission

- Decisions made in-camera – why the secrecy?

Capilano Gateway

- LARCO development: architectural plans being finalized; exploring space usage including community gardens, meeting space; environmental study for Shell station – report will be available to community
- During process has observed DNV has ad hoc planning process rather than specific criteria

3.A. Update by EUCCA – Corrie Kost

- Edgemont Village Shuffle – businesses moving around to accommodate new building next to Delaney’s
- 125 unit 3 storey seniors complex proposed– not in OCP, internal courtyard provides only open space, land use decision; OCPIP agenda for January 17th, to discuss *Edgemont Village Refresh: overview upcoming engagement initiatives*. EUCCA Executive invited to attend as observers.

3.B. Use of FoNVCA website:

- Doug Curran raised issue as a follow up to previous meeting discussion in October. Issue was raised due to observation that historically some individuals tended to overuse the website; we have a screening policy and will continue to monitor the situation.

4. Old Business

4.1 Old Business Update from “Process” Committee of FoNVCA

- Follow up to November 21st meeting and request to Task Group to consider various questions. Corrie Kost to advise Task Group of questions; Task Group has not met, but these questions will be included in the next meeting of TG. **ACTION**
- Association update and follow up survey is planned; Corrie Kost keeps in touch with associations although not all are active.
- Significant social capital in community associations and opportunity for municipal government to incubate and support these organizations to enrich life in community.
- For example, Doug Curran receives a lot of requests for engagement by many groups and DNV – appears to be variance in communications and downloading
- TG will be looking at many issues

5. Correspondence Issues

5.1 Business arising from 20 regular emails:

Observation: Corrie Kost observed that Monica Craver has been diligent on the mountain biking issue and communicating concerns about destruction of alpine areas. She is withdrawing from this campaign. Corrie Kost will continue with the issue and obtain evidence and will discuss informally with Council. Discussion included: should be user pay; complex issue as mountain biking difficult to monitor and police even if we have rules/fines/licensing

5.2 Non Posted Letters – 1 this period [no other items came forward]

- This letter has no relevance to FONVCA and was thus not posted.

6. New Business

a) Invite Councillors to attend FoNVCA meetings

Item discussed; consensus reached: at next Shirtsleeve Meeting ensure that Councillors are advised they are always welcome to attend FoNVCA meetings as observers. **ACTION**

b) Report on OPCIC – Dan and Corrie

Dan absent, Corrie reported.

There is an OPCIC meeting on January 17th; Edgemont Refresh discussion on the agenda to discuss timeline with the planner for the Refresh initiative; at 5:30pm this will be followed by Lynn Valley discussion.

Issues discussed included

- OCP has certain guidelines
- Public is disadvantaged due to lack of understanding / knowledge of OCP process and resulting OCP mandate
- Communities consultation needs to be enhanced.
- If you want lower density, you lose amenities; according to page 15 of Jan 2013 *“Background Report” on Development cost Charges Bylaw Review and Update* land purchase (eg. for parkland) cost is \$6.5M per acre.

c) DCC (Development Cost Charges) Bylaw Review

Corrie Kost attended the public meeting of January 15th and reported on discussion.

Ref: <http://www.dnv.org/article.asp?a=5605>

Two simplistic ways to view the charges:

- 1) Global view – accommodate 20% growth of residents – new residents should pay for 20% of current value of existing water, sewage, roadways, parks. So if existing invoice is valued at say \$5B (arbitrary figure – real value of relevant infrastructure is unknown) then 20% growth should pay \$1B via DCC's.
- 2) Infrastructure Deficit Spread – expect 20,000 residents = 10,000 units; developers must provide parkland ~ additional 100 acres = \$650M; actually, according to the above noted report, developers will pay only \$20M for parks in revised scenario.

DNV staff proposes to charge the lowest DCC for parks in the Lower Mainland and some of the highest DCC's for roads/sewers/water. We are subsidizing newcomers for parkland (note that only community and neighbourhood parks are part of this discussion) – we would appear to be subsidizing new growth which goes against principles stated in the OCP. Parkland is distributed poorly/inequitably across DNV. Best Practices Guide dictates ~ 10% value of a residential unit as the cap for DCC. If DCC Bylaw is to apply as a district wide policy then it must be applied uniformly across the District – ie. The same DCC charge must be applied no matter where a particular(similar) development is located. Note that DCC charges are only one part of the total package – which also includes 5% of cost of development and CAC (community amenity charges). Thus it is difficult for residents to comment on the proposed DCC charges Bylaw without complete knowledge.

d) DNV publishes upcoming meetings in NSNews

Congratulations to DNV – excellent initiative.

e) Water Management

DNV workshop of January 13th was about water metering; one attendee from the public. Likely no further discussion on this issue for the next four years and not likely to implement water metering as it is currently not cost effective. Almost half of water usage in DNV is

industrial; households use 250 litres/day – and about half of that is due to flushing toilets; fixing leakages – both on public and private property is optimal/cost-effective; low flush toilets the way to go. Existing single family “refresh” would address private leakages.

f) Closed Meetings of Council

This is a definite concern. FOI suggested, but not likely successful. Corrie Kost has begun monitoring and tracking all DNV Council meetings including in camera.

7. Any Other Business

7. a) Corrie wants feedback on errors/editions/changes to FONVCA Web Site.

7. b) Meeting Climate Change Challenge

In depth domestic and international case studies can be found at <http://www.mc-3.ca/>. An exhaustive 1140 page report by the US has also just been released. See <http://ncadac.globalchange.gov/> - extremely informative!

7. c) FORTIS Gas Presentation – District Heat/Cooling Systems – deferred indefinitely (Dan)

7. e) Request to remove from FoNVCA website

(<http://www.fonvca.org/agendas/jan2011/Healthy%20Neighbourhoods%20Fund%20and%20CA%20Policy%20under%20review.pdf>)

A DNV staff member requested removal of an email from FONVCA website. This email exchange was part of an ordinary email exchange by a FoNVCA representative with various DNV staff.

**John Miller moved, seconded by Doug Curran that we do not rescind the email.
Carried.**

8. For your Information Items – advise you read

8.1 Non Legal Issues

- a) & b) Newsclips – always interesting
- c) City of Vancouver – Pedestrian Report

8.2 Legal Issues – Advise you read

- a) Ontario Court overturns shark fin ban
- b) Toronto Mayor Ford found guilty of voting on a matter in which he had pecuniary interest
- c) Forfeit of Public Property Rights – effects waterfront properties
- d) Limits of OCP – recommended reading; also see Consistency Revisited regarding issue in Prince George.

9. Chair and Date of next meeting

Diana Belhouse – 7 PM Wednesday February 20th, 2013 at District Hall

Recorder – John Miller

Item for next meeting – Cost of room for January 16th meeting

10. Adjournment at 9:09 p.m.

Diana Belhouse moved: adjournment. Agreed.