

WHISTLER

AGENDA

PUBLIC HEARING OF MUNICIPAL COUNCIL TUESDAY, APRIL 2, 2013 STARTING AT 6:00 PM

**In the Franz Wilhelmsen Theatre at Maurice Young Millennium Place
4335 Blackcomb Way, Whistler, BC V0N 1B4**

The Public Hearing is convened pursuant to Section 890 of the *Local Government Act* R.S.B.C. 1996, c. 323 to allow the public to make representations to Council respecting matters contained in "Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 (the "proposed Bylaw").

Everyone present shall be given a reasonable opportunity to be heard or to present written submissions respecting matters contained in the proposed bylaw. No one will be discouraged or prevented from making their views known. However, it is important that remarks be restricted to matters contained in the proposed Bylaw.

When speaking, please commence your remarks by clearly stating your name and address.

Members of Council may, ask questions following presentations however, the function of Council at a Public Hearing is to listen rather than to debate the merits of the proposed Bylaw(s).

As stated in the Notice of Public Hearing,

Zoning Amendment
Bylaw (Lands North
Library Amendments)
No. 2026, 2013

PURPOSE OF ZONING AMENDMENT BYLAW (LANDS NORTH LIBRARY AMENDMENTS) NO. 2026, 2013

In general terms, the purpose of the proposed Bylaw is to rezone the subject lands from LNL (Lands North Library) to LNI2 (Lands North Institutional Two), a new site specific zone designation to permit the following uses:

- (a) auxiliary buildings and auxiliary uses;
- (b) end of trip facility;
- (c) institution; and
- (d) park and playground.

Explanation

Explanation by municipal staff concerning the proposed Bylaw.

Submissions

Submissions by any persons concerning the proposed Bylaw.

Correspondence

Receipt of correspondence or items concerning the proposed Bylaw.

ADJOURNMENT

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| Notice of Public Hearing | | |
| Bylaw | 19-Mar-13 | Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 |
| Report | 19-Mar-13 | Administrative Report to Council No. 13-024: 4329-4333 Main Street – Lands North Library Zoning Amendment from the March 19, 2013 Council meeting package. |
| Presentation | 19-Mar-13 | Presentation slides from the March 19, 2013 meeting of Council regarding Administrative Report No. 13-008. |
| Council Minutes | 19-Mar-13 | Minutes of the Regular Meeting of Council of March 19, 2013 (DRAFT). |



THE RESORT MUNICIPALITY OF WHISTLER

4325 Blackcomb Way
Whistler, BC Canada V0N 1B4
www.whistler.ca

TEL 604 932 5535
TF 1 866 932 5535
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NOTICE OF PUBLIC HEARING

Tuesday, April 2, 2013 – 6:00 p.m.

Maurice Young Millennium Place
Franz Wilhelmsen Theatre
4335 Blackcomb Way, Whistler BC

ZONING AMENDMENT BYLAW (LANDS NORTH LIBRARY AMENDMENTS) NO. 2026, 2013

Notice is hereby given in accordance with the *Local Government Act* RSBC, 1996, c.323 that the Council of the Resort Municipality of Whistler will hold a Public Hearing to consider representations regarding amendments to the Resort Municipality of Whistler's "Zoning and Parking Bylaw No. 303, 1983" (Zoning Bylaw) by means of "Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 (the "proposed Bylaw").

AT THE HEARING the public will be allowed to make representations to Council or present written submissions respecting matters contained in the proposed Bylaw and will be afforded a reasonable opportunity to be heard. Written submissions must be addressed to "Mayor and Council" and may also be submitted prior to the public hearing by:

Email: corporate@whistler.ca
Fax: 604-935-8109
Hard Copy: Legislative Services Department
4325 Blackcomb Way
Whistler BC V0N 1B4

SUBJECT LANDS: The lands, which are the subject of the proposed Bylaw, are located at 4329-4333 Main Street ("the Lands"). More specifically the Lands are described as Lot 20, District Lots 3483 and 5275, Plan LMP219, legally described as PID: 017-371-180 as shown outlined in heavy black line on the map attached to this notice.

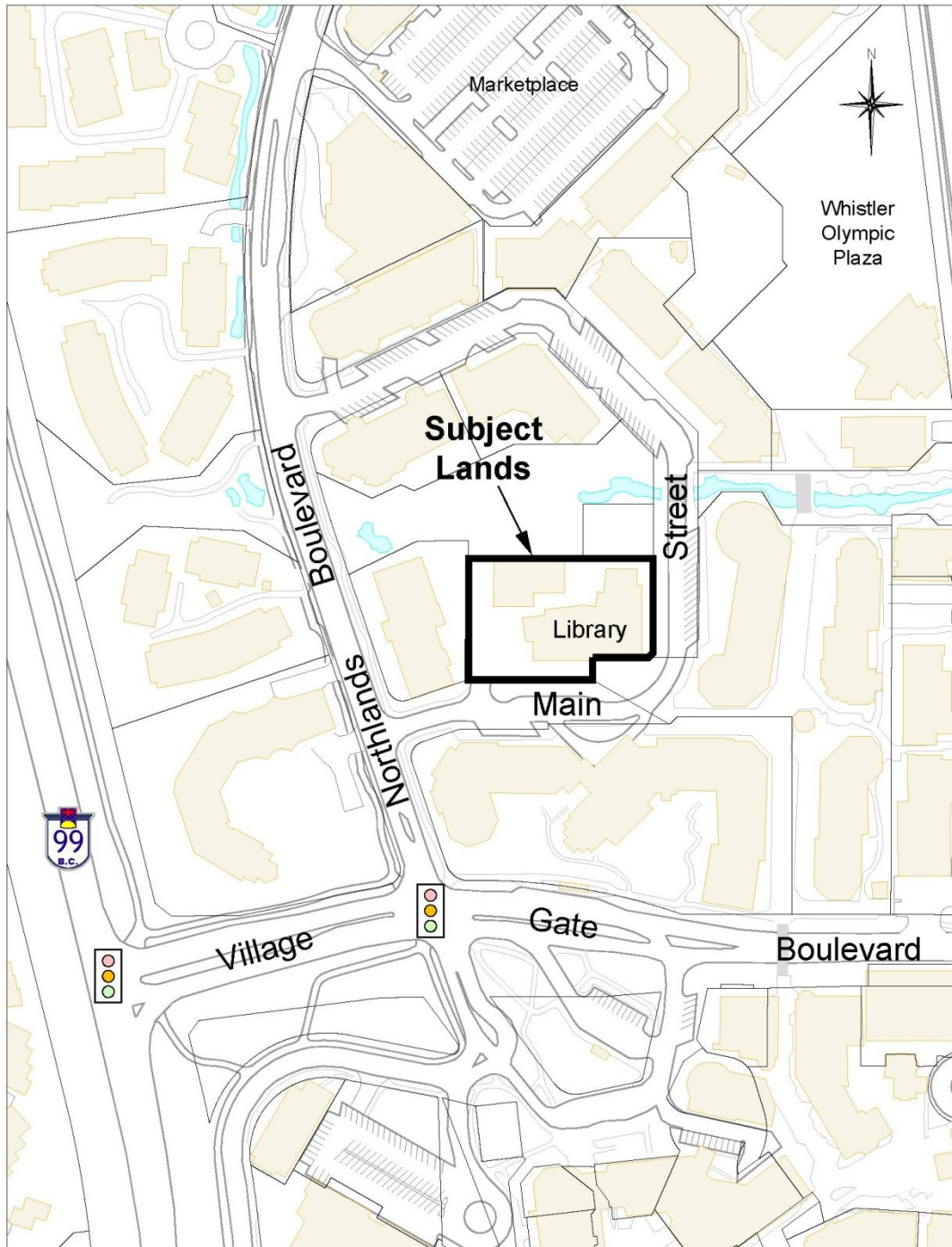
PURPOSE OF "ZONING AMENDMENT BYLAW (LANDS NORTH LIBRARY AMENDMENTS) NO. 2026, 2013": In general terms, the purpose of the proposed Bylaw is to rezone the subject lands from LNL (Lands North Library) to LNI2 (Lands North Institutional Two), a new site specific zone designation to permit the following uses:

- (a) auxiliary buildings and auxiliary uses;
- (b) end of trip facility;
- (c) institution; and
- (d) park and playground.

AND FURTHER TAKE NOTICE that a copy of the proposed Bylaw and related documents which have been or will be considered by Council may be inspected at the Reception Desk of Municipal Hall of the Resort Municipality of Whistler located at 4325 Blackcomb Way, Whistler, British Columbia, between the hours of 8:00 a.m. and 4:30 p.m., from Monday to Friday only, from March 21, 2013 to April 2, 2013 (inclusive) (statutory holidays excluded).

Shannon Story
Corporate Officer

ZONING AMENDMENT BYLAW (LANDS NORTH LIBRARY AMENDMENTS) NO. 2026, 2013
SUBJECT LANDS – 4329-4333 MAIN STREET



RESORT MUNICIPALITY OF WHISTLER

ZONING AMENDMENT BYLAW (LANDS NORTH LIBRARY AMENDMENTS) NO. 2026, 2013

A BYLAW TO AMEND THE RESORT MUNICIPALITY OF WHISTLER ZONING AND PARKING BYLAW NO. 303, 1983

WHEREAS Council may, in a zoning bylaw, pursuant to Sections 903 and 906 of the *Local Government Act*, divide all or part of the area of the Municipality into zones, name each zone and establish the boundaries of the zone, regulate the use of land, buildings and structures within the zones, and require the provision of parking spaces and loading spaces for uses, buildings and structures;

NOW THEREFORE the Municipal Council of the Resort Municipality of Whistler, in open meeting assembled, ENACTS AS FOLLOWS:

1. This Bylaw may be cited for all purposes as "Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013"
2. The lands which are the subject of this Bylaw are:

Lot 20, District Lots 3483 and 5275, Plan LMP219

legally described as PID: 017-371-180

as shown outlined in heavy black line on the sketch plan attached as Schedule 1 to this bylaw.
3. Zoning and Parking Bylaw No. 303, 1983 is amended by:
 - (a) In Section 7 in Column I under the heading "LN Zones" deleting "LNL" and inserting "LNI2".
 - (b) In Section 7 In Column II under the heading "Lands North Zones" deleting "Lands North Library" and inserting "Lands North Institutional Two".
 - (c) In Section 16 deleting the LNL Zone and inserting the Zoning District Schedule "LNI2 Zone (Lands North Institutional Two)" attached as Schedule 2 to this bylaw.
 - (d) Amending Schedule "A" Zoning Map by changing to LNI2 the zoning designation of the lands outlined in heavy black line on Schedule 1.
 - (e) In Schedule "A" – Legend of Zones under the heading "Lands North Zones" deleting "Lands North Library (LNL)" and inserting "Lands North Institutional Two (LNI2)"

Given first and second reading this 19th day of March, 2013.

Pursuant to Section 890 of the *Local Government Act*, a Public Hearing was held this ____ day of _____, ____.

Given third reading this ____ day of _____, ____.

Approved by the Minister of Transportation and Infrastructure this ____ day of _____, ____.

“Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013”

Adopted by the Council this __ day of _____, ____.

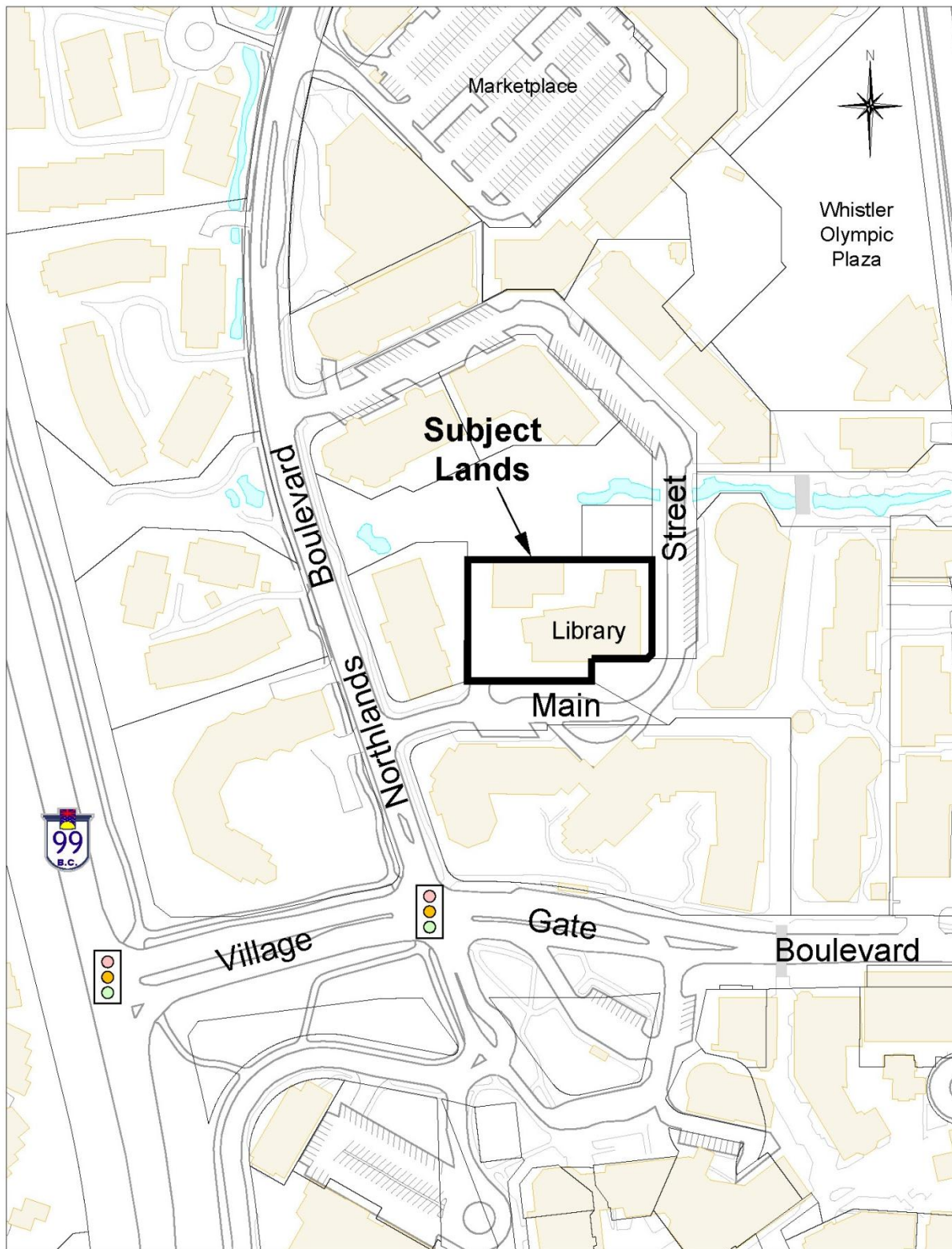
Nancy Wilhelm-Morden
Mayor

Shannon Story
Corporate Officer

I HEREBY CERTIFY that this is a true
copy of “Zoning Amendment Bylaw
(Lands North Library Amendments) No.
2026, 2013”

Shannon Story
Corporate Officer

SCHEDULE 1



“Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013”

Subject Lands

“Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013”

SCHEDULE 2

LNI2 Zone (Lands North Institutional Two)

Intent

The intent of this zone is to provide institutional and park uses.

23 In a LNI2 Zone:

Permitted Uses

23.1 The following uses are permitted and all other uses are prohibited:

- (a) auxiliary buildings and auxiliary uses;
- (b) end of trip facility;
- (c) institution; and
- (d) park and playground.

Density

23.2 The maximum permitted gross floor area of buildings in the LNI2 zone is 2,200 square metres.

Height

23.3 Notwithstanding any other provision of this Bylaw, the maximum geodetic elevation to the highest point of the roof shall be 680.5 metres.

Setbacks

23.4.1 The minimum permitted north setback is 3.0 metres.

23.4.2 The minimum permitted south setback is 10.0 metres.

23.4.3 The minimum permitted east setback is 6.0 metres.

23.4.4 The minimum permitted west setback is 20.0 metres.

Off-Street Parking and Loading

23.5 Notwithstanding Section 6 of this Bylaw, the minimum number of off-street parking spaces shall be 25.



REPORT | ADMINISTRATIVE REPORT TO COUNCIL

PRESENTED: March 19, 2013

REPORT: 13-024

FROM: Resort Experience

FILE: RZ1071, Bylaw 2026

SUBJECT: 4329-4333 MAIN STREET – LANDS NORTH LIBRARY ZONING
AMENDMENT

COMMENT/RECOMMENDATION FROM THE CHIEF ADMINISTRATIVE OFFICER

That the recommendation of the General Manager of Resort Experience be endorsed.

RECOMMENDATION

That Council consider giving first and second readings to Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013; and further,

That Council authorize the Mayor and Corporate Officer to schedule a public hearing for Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 and to advertise for same in the local newspaper.

REFERENCES

Location: 4329-4333 Main Street
Legal Description: Lot 20, District Lots 3483 and 5275, Plan LMP219
Owners: Resort Municipality of Whistler
Current Zoning: LNL (Lands North Library)
Appendices: "A" Location Map

PURPOSE OF REPORT

This report describes the proposed rezoning of municipally owned lands situated in Whistler Village at 4329-4333 Main Street to permit institution and park and playground as additional permitted uses and seeks Council's consideration of first and second readings for Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013.

DISCUSSION

The land that is the subject of the zoning amendment is located at 4329-4333 Main Street (see Appendix A). The 0.42 hectare municipally owned parcel currently houses the Whistler Public Library in one building and the Whistler Museum in a separate building. The subject lands are currently zoned LNL (Lands North Library), a site specific zone permitting a library, end of trip facility and auxiliary uses only.

Part of the municipality's village maintenance facility is proposed to be relocated to 4329 Main Street. The municipality's village maintenance facility is currently located at 4330 Blackcomb Way, between day lots 3 and 4 in Whistler Village. The Blackcomb Way facility will be vacated in the spring of 2013 to facilitate the future development of the property at 4330 Blackcomb Way. Municipal staff reviewed municipally owned properties in Whistler Village to accommodate the village maintenance facility and the existing vacant space in the parking level of the Whistler Public Library was determined to be the best location to stage the staff dispatch, workshop, supplies

storage and some of the parking for the village maintenance operations in order to maintain a cost effective and efficient delivery of service. The garbage and recycling storage, large storage containers and crowd and traffic control components of the village maintenance operations are proposed for day lot 5.

The municipality once envisioned the vacant space in the parking level of the Whistler Public Library to be an end of trip facility, defined as a facility containing changing and shower rooms for the intended use by persons using non-motorized modes of transportation as their principal means of travel to work, however this facility never opened. A zoning amendment is necessary to permit village maintenance use.

Zoning Amendment Bylaw (Public Library) No. 1696, 2005, the bylaw creating the LNL zone, was adopted by Council in 2005 to facilitate the development of the Whistler Public Library. At the time of consideration of Bylaw 1696 the Whistler Museum was located on the lands, however, Bylaw 1696 did not consider museum as a permitted use. The related Council report stated “The future location of the museum has not yet been determined and is currently being considered by the Museum Task Force”. The museum continues to operate on the property and a zoning amendment is recommended to legitimize this use.

Most recently, on January 22, 2013 Council endorsed the naming of municipal open space adjacent to the Whistler Museum as Florence Peterson Park. The related Council report recommended amending the zoning to formally permit park use.

Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013

The zoning amendment bylaw proposes to change the zoning designation of the subject lands from LNL (Lands North Library) to LNI2 (Lands North Institutional Two), a new site specific lands north zone designation.

The permitted uses of the LNI2 Zone would be:

- (a) auxiliary buildings and auxiliary uses;
- (b) end of trip facility;
- (c) institution; and
- (d) park and playground.

Within Zoning Bylaw 303, institution “means a college, court of law, community centre, recreation and arts facility, federal, provincial and municipal building, fire hall, jail and prison, library, museum, public hospital, and public school”. Institution permits a broader range of uses than library, museum and village maintenance, however, is recommended as it is a common use term that accommodates the specific uses and already exists in Zoning Bylaw 303.

The LNL Zone currently permits a maximum permitted gross floor area of 1,500 square metres. The actual existing gross floor area of the library and museum building on the site is 1,677 square metres. The proposed alterations for the village maintenance facility will bring the total gross floor area to 1,723 square metres. The LNI2 zone would permit a maximum permitted gross floor area of 2,200 square metres to permit the existing and proposed development on the site and allow for moderate expansion. For reference, 2,200 square metres of gross floor area equates to a floor space ratio (fsr) of 0.52. For comparison, the fsr of the immediately surrounding zones range from 0.65 to 1.99.

Height, setback and off-street parking and loading regulations would remain the same as in the current LNL Zone, which requires a minimum number of 25 off-street parking spaces.

Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 forms part of the March 19, 2013 Council Package.

ADP Review

The rezoning proposal has not been submitted to the Advisory Design Panel for review as there are no exterior alterations to the building proposed at this time.

WHISTLER 2020 ANALYSIS

Overall, the proposal supports the Whistler 2020 strategies of arts, culture and heritage, economic finance, visitor experience and built environment.

| W2020 Strategy | TOWARD Descriptions of success that resolution moves us toward | Comments |
|----------------------------|---|--|
| Arts, Culture and Heritage | Arts, cultural and heritage opportunities attract visitors and contribute to the experience and local economy. | The zoning amendment will legitimize the existing museum use of the property. |
| | Whistler is renowned for world-class arts, cultural and heritage opportunities and has become a magnet for international artists who come here to perform, create, teach and be inspired. | |
| Economic | Whistler has a diversified and year-round tourism economy. | |
| Finance | The resort community effectively and efficiently balances its costs and expenditures. | The zoning amendment will permit a central village location for the municipality's village maintenance service to facilitate a cost effective and efficient delivery of service. |
| Visitor Experience | The resort is comfortable, functional, safe, clean and well maintained. | |
| Built Environment | The built environment is attractive and vibrant, reflecting the resort community's character, protecting viewscapes and evoking a dynamic sense of place. | The village maintenance facility is contained in the parkade. Any future development of the site will require a development permit adhering to the DP guidelines for form and character. |
| | To maintain vibrancy, Whistler Village is the core of the resort community. | The zoning amendment will further support Whistler Village as the core of the community. |
| | Limits to growth are understood and respected. | The zoning amendment legitimizes existing gross floor area and allows for some moderate expansion. |
| W2020 Strategy | AWAY FROM Descriptions of success that resolution moves away from | Mitigation Strategies and Comments |
| Visitor Experience | The resort is comfortable, functional, safe, clean and well maintained. | Attention to design will ensure the permitted uses are compatible. |

OTHER POLICY CONSIDERATIONS

Official Community Plan

Whistler's OCP outlines specific items for review with respect to rezoning applications. A brief summary follows:

Table 1: OCP Criteria for Evaluating Proposals for Zoning Amendments

| OCP Criteria | Comments |
|--|---|
| Proposals that increase the bed unit capacity of the municipality will only be considered if the development: provides clear and substantial benefits to the resort; is supported by the community in the opinion of Council; will not cause unacceptable impacts on the community, resort or environment; and meets all applicable criteria set out in the OCP. | n/a |
| Capable of being served by Municipal water, sewer and fire protection services. | Yes. |
| Accessible via the local road system. | Yes. |
| Environmental Impact Assessment/Initial Environmental Review | Per Schedule M and N of the OCP, the site does not have any environmental constraints or development constraints. |
| Traffic volumes and patterns on Highway 99 and the local road system. | No significant increase in traffic volumes. |
| Overall patterns of development of the community and resort | Consistent with the OCP Policy 4.5.3 - Cultural facilities should be located primarily in the Whistler Village, Blackcomb and Whistler Creek areas, and in conjunction with other community facilities. |
| Municipal Finance | Refer to the Budget Considerations section of this report. |
| Views and Scenery | n/a |
| Existing Community and Recreation Facilities | No anticipated impacts. Attention to design will ensure the permitted uses are compatible. |
| Employee Housing | Employee works and service charges are not payable. |
| Heritage Resources | n/a |
| The project must exhibit high standards of design, landscaping and environmental sensitivity. | The village maintenance facility is contained in the parkade. Any future development of the site will require a development permit adhering to the DP guidelines for form and character. |
| The project will not negatively affect surrounding areas by generating excessive noise or odours. | No negative effects are anticipated. |
| The project maintains high standards of quality and appearance. | The village maintenance facility is contained in the parkade. Any future development of the site will require a development permit adhering to the DP guidelines for form and character. |
| No development will be approved if it would negatively impact a designated Municipal trail system, recreation area, or open space. | No impacts. |

Updated Official Community Plan

Given the timing of the rezoning application with respect to the adoption of the updated OCP, the rezoning has also been reviewed with respect to policy contained in the updated OCP. The rezoning supports key objectives and policies contained within the growth management, land use and development, and quality of life chapters of the updated OCP.

| Objective/Policy | Comments |
|---|---|
| Policy 3.1.1.2 – Contain Whistler’s urban development within the boundary of the Whistler Urban Development Containment Area. | The subject lands are within the boundary of the Whistler Urban Development Containment Area. |
| Objective 3.1.2 – Optimize the use and function of existing and approved development. | The rezoning supports this objective. |
| Policy 3.2.1.3 – Minimize land disturbance and conversion of remaining undisturbed natural areas to development. | The proposal supports this policy. |
| Policy 3.2.1.4 - Support land uses and development that contribute to a diversified tourism economy compatible with Whistler’s resort community character & values. | The zoning amendment will legitimize the existing museum use of the property. |
| Policy 3.2.1.5 - Respect and reinforce Whistler’s single Town Centre concept. | The subject lands are in Whistler Village. |
| Objective 3.2.2 – Protect human safety and property from natural hazards. | A floodproofing covenant is registered on title of the subject lands. |
| Policy 3.3.1.1 – Designate the general land uses that are supported by this OCP for each parcel of land within the municipal boundaries as shown on Schedule A Whistler Land Use Map. | The proposed uses are consistent with the Core Commercial land use designation. |
| Objective 7.8.1 - Support programs, partnerships & venues for furthering Whistler’s arts, culture & heritage sectors. | The rezoning supports this objective. |

Green Building Policy

The Municipality’s most significant opportunity to require specific commitments in respect of green building features is through its discretionary authority to enact and amend zoning bylaws. Per the Municipality’s Green Building Policy G-23, the following information is required for the processing and approval of a zoning amendment:

- Prior to adopting a zoning amendment bylaw, the registration of a Section 219 covenant will be required to ensure future development is consistent with any Project Checklist and with the objectives and goals of the Municipality’s Green Building Policy; and
- A Project Completion Report detailing the implementation of the green building practices required by the Section 219 Covenant.

No new development is proposed at this time other than a storage room addition within the parking level of the building. It is not recommended that a green building covenant be a condition of adoption of the zoning amendment bylaw as the municipality owns the property and can ensure that any future development is consistent with the Green Building Policy.

Legal Considerations

There is a restrictive covenant registered on title of the property between the Resort Municipality of Whistler and the Province containing a Schedule of Restrictions limiting the permitted uses on the property to public library; municipal and civic offices and accessory service uses; “employee housing” as that term is defined on November 5, 2003 in the Resort Municipality of Whistler’s Zoning and Parking Bylaw No. 303, 1983; and auxiliary buildings and uses to the uses permitted in this Schedule of Restrictions. As part of the rezoning it is recommended that the proposed uses be confirmed.

BUDGET CONSIDERATIONS

As the municipality is initiating the rezoning, rezoning application and processing fees do not apply. All costs associated with staff time for the rezoning application will come from the village maintenance facility relocation capital budget.

Under the Works and Service Bylaws, the municipality is exempt from works and service charges for lands it owns and controls. Works and service charges are therefore not applicable to this proposed development.

The zoning amendment bylaw will permit a central village location for the municipality's village maintenance service to facilitate a cost effective and efficient delivery of service. Capital costs to renovate the facility are contained in the Five Year Financial Plan 2013-2017 Bylaw No. 2025, 2013. It is proposed that up to three of the existing parking spaces will be reserved for the village maintenance use in the building, resulting in an approximate loss in revenue to the municipality of \$30/month based on current rates.

COMMUNITY ENGAGEMENT AND CONSULTATION

The required rezoning application site information sign has been posted on the property.

Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 will be subject to a public hearing adhering to statutory public notice requirements.

Staff has communicated the proposed zoning amendment to the Executive Director of the Whistler Museum.

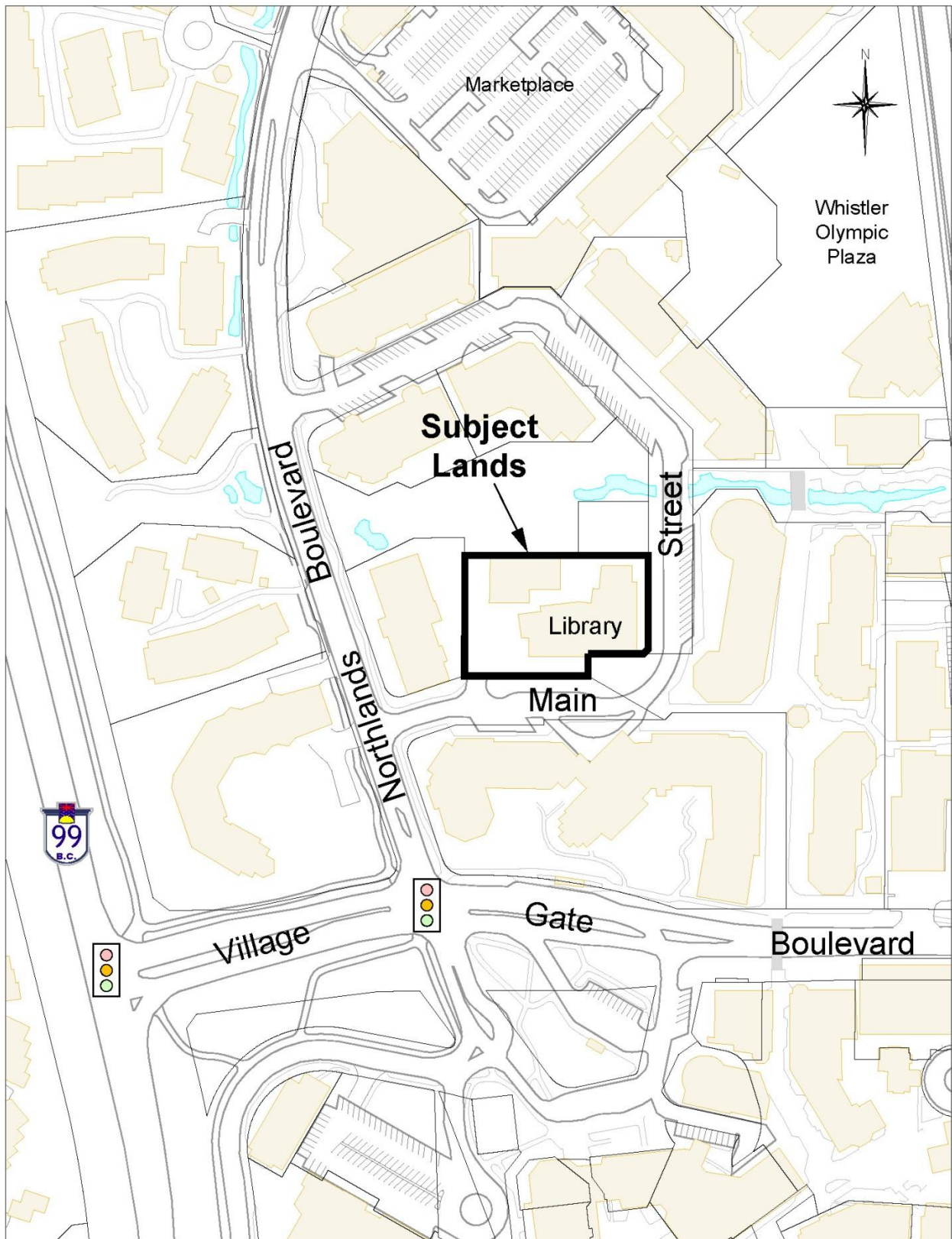
SUMMARY

This report presents Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 for Council consideration of first and second reading.

Respectfully submitted,

Melissa Laidlaw
PLANNER
for
Jan Jansen
GENERAL MANAGER, RESORT EXPERIENCE

APPENDIX A LOCATION MAP



RZ 1071

4329-4333 Main Street

Lands North Library Zoning Amendment

Council Presentation
March 19, 2013



RESORT MUNICIPALITY OF WHISTLER

4325 Blackcomb Way
Whistler, British Columbia
Canada VON 1B4
www.whistler.ca

TEL 604 932 5535
TF 1 866 932 5535
FAX 604 935 8109



Subject Lands



- Located at 4329-4333 Main Street
- Owned by RMOW
- Current use: Whistler Public Library, Whistler Museum, Florence Peterson Park
- Current zoning: LNL permitting library, end of trip facility, auxiliary uses only

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Reason for Rezoning

1. Permit village maintenance use - part of the RMOW's village maintenance facility is proposed to be relocated into existing vacant space in the parking level of the library
2. Permit museum use - to legitimize existing museum use
3. Permit park use – existing open space on the site recently named Florence Peterson Park

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Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013

Purpose

Rezone subject lands from LNL to LNI2 (Lands North Institutional Two), a new site specific zone

Permitted Uses of LNI2 Zone

- a) auxiliary buildings and auxiliary uses;
- b) end of trip facility;
- c) institution;
- d) park and playground.

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Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013

Definitions

Institution means a college, court of law, community centre, recreation & arts facility, federal, provincial & **municipal building**, fire hall, jail & prison, **library**, **museum**, public hospital, & public school.

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Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013

Density

- Maximum permitted gfa 2,200 sq. m. (from 1,500 sq. m.)

Height, Setback, Off-Street Parking and Loading

- Same as the current LNL Zone
- 25 parking stalls required, 25 provided

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Policy Considerations – OCP Update

| Objective/Policy | Comments |
|---|--|
| Policy 3.1.1.2 – Contain Whistler’s urban development within the boundary of the Whistler Urban Development Containment Area. | The subject lands are within the boundary of the Whistler Urban Development Containment Area. |
| Objective 3.1.2 – Optimize the use and function of existing and approved development. | The rezoning supports this objective. |
| Policy 3.2.1.3 – Minimize land disturbance and conversion of remaining undisturbed natural areas to development. | The rezoning supports this policy. |
| Policy 3.2.1.4 - Support land uses and development that contribute to a diversified tourism economy compatible with Whistler’s resort community character & values. | The rezoning will legitimize the existing museum use. |
| Policy 3.2.1.5 - Respect and reinforce Whistler’s single Town Centre concept. | The subject lands are in Whistler Village. Proposed uses are compatible with the Core Commercial land use designation. |

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Policy Considerations – OCP Update

| Objective/Policy | Comments |
|---|--|
| Objective 3.2.2 – Protect human safety and property from natural hazards. | A floodproofing covenant is registered on title of the subject lands. |
| Policy 3.3.1.1 – Designate the general land uses that are supported by this OCP for each parcel of land within the municipal boundaries as shown on Schedule A Whistler Land Use Map. | Proposed uses are consistent with the Core Commercial land use designation. |
| Policy 5.3.1.3 – Emphasize resourcefulness across the RMOW's organization while delivering cost-effective and affordable service excellence. | The rezoning will permit a central village location for the RMOW's village maintenance service to facilitate a cost effective & efficient delivery of service. |
| Policy 5.7.1.1 – Support repurposing, reusing and /or optimizing built space instead of constructing new buildings. | The rezoning supports these policies and objective. |
| Objective 7.8.1 - Support programs, partnerships & venues for furthering Whistler's arts, culture & heritage sectors. | |

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Community Engagement

- RA sign posted
- Public Hearing – after 2nd reading
 - Notices in newspaper
 - Notices mailed to owners of property within 100 m of subject lands

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Recommendation

That Council consider giving first and second readings to Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013; and further,

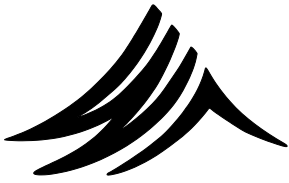
That Council authorize the Mayor and Corporate Officer to schedule a public hearing for Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 and to advertise for same in the local newspaper.

RESORT MUNICIPALITY OF WHISTLER

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Canada V0N 1B4
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WHISTLER

MINUTES

**REGULAR MEETING OF MUNICIPAL COUNCIL
TUESDAY, MARCH 19, 2013, STARTING AT 5:30 PM**

**In the Franz Wilhelmsen Theatre at Maurice Young Millennium Place
4335 Blackcomb Way, Whistler, BC V0N 1B4**

PRESENT:

Mayor N. Wilhelm-Morden

Councillors: J. Crompton, J. Faulkner, J. Grills, D. Jackson, A. Janyk
and R. McCarthy

Chief Administrative Officer, M. Furey
General Manager of Corporate and Community Services, B. MacPherson
General Manager of Infrastructure Services, J. Paul
General Manager of Resort Experience, J. Jansen
Director of Finance, K. Roggeman
Director of Planning, M. Kirkegaard
Deputy Corporate Officer, L. Schimek
Manager of Communications, M. Comeau
Manager of Recreation, R. Weetman
Planner, M. Laidlaw
Planner, F. Savage
Planning Analyst, K. Creery
Recording Secretary, A. Winkle

APPROVAL OF AGENDA

Moved by Councillor J. Crompton
Seconded by Councillor R. McCarthy

That Council approve of the Regular Council agenda of March 19, 2013.

CARRIED

ADOPTION OF MINUTES

Moved by Councillor J. Crompton
Seconded by Councillor R. McCarthy

That Council adopt Committee of the Whole minutes, Regular Council minutes and Public Hearing minutes of March 5, 2013.

CARRIED

PUBLIC QUESTION AND ANSWER PERIOD

There were no questions from the public.

MAYOR'S REPORT

Mayor Wilhelm-Morden reported that Saturday, March 23, 2013, the RMOW will be marking Earth Hour from 8:30 to 9:30 p.m. The municipality will turn off lights around the Village, at Whistler Olympic Plaza, at municipal buildings and turning off heat tracing in the Village. This is Whistler's sixth year to celebrate Earth Hour and she encouraged all Whistler residents, visitors, and businesses to turn off their lights and to also make a commitment to go beyond the hour with other energy saving devices. In celebration of Earth Hour, there will be a candle-lit skate at Whistler Olympic Plaza from 8:30 to 9:30 p.m. The Mayor will be at the Chateau that evening, riding a bicycle to generate power for the event. Visit whistler.ca for more information.

Mayor Wilhelm-Morden reported that Sunrise Weather Australia was in town last week wanting to share the Whistler experience with viewers back home. Sunrise weatherman, Grant Denyer, was connected live to their studio in Australia by way of the RMOW's fibre-optic network and broadcast 12 live segments, including video footage of the village and plaza. Whistler's fibre-optic network is one of the legacies from the 2010 Games.

Mayor Wilhelm-Morden reported that on March 22, 2013, Karuizawa students and their chaperones will arrive in town for a week in Whistler. These students are part of the Sister City Exchange Program. While the students are in town they will have the opportunity to experience a week of Whistler living. Mayor Wilhelm-Morden reported she is scheduled to meet the students on March 26 when they visit Municipal Hall.

Mayor Wilhelm-Morden reported that the St. Louis Blues, NHL hockey team, will be in town this week and everyone is invited to watch them practice at the Meadow Park Sports Centre. Practices will be held from March 20 to 22, 2013. Visit whistler.ca for details.

Mayor Wilhelm-Morden reported that on Wednesday night/early Thursday morning at Meadow Park Sports Centre, one of the players in the old timer's hockey league wasn't feeling well at the end of a game and went to the change rooms. He was found slumped over by his teammates, slumped over without a pulse. They were able to find one of the two Defibrillators (AED) at the Sports Centre, deploy it, and got a pulse back. The first responders arrived and transported the hockey player to the Whistler Medical Clinic and later to St. Paul's hospital, where he is still recovering. Mayor Wilhelm-Morden acknowledged the team players, who were able to use this piece of equipment and deploy it. Mayor Wilhelm-Morden also acknowledged the staff at Meadow Park Sports Centre, Jon Pollard, who was instrumental in ensuring that we got defibrillator units in Meadow Park for use by staff and the public in situations like this.

Mayor Wilhelm-Morden reported that the full winter transit service schedule will end on Easter Monday. The regular seasonal change to reduced service starts on Tuesday April 2. There will be some additional buses on the road for the month of April to meet late winter demand. Paper copies of the Rider's Guide will be available next week and updates are available online at bctransit.com.

Mayor Wilhelm-Morden reported that she attended the press conference for the TED event coming to Vancouver and Whistler next year. The event was held at the Vancouver Conference Centre.

Mayor Wilhelm-Morden reported that she attended a reception and dinner for the third annual Soldier On Camp. The U.S. and British Consul Generals and the Acting Australian Consul General were in attendance and 40 soldiers from the British, Canadian, Australian and American Armed Forces who had participated in the camp for the week. She spoke with the soldiers who enjoyed Whistler, the camp, and the activities they participated in.

Mayor Wilhelm-Morden reported that last Friday there was a meeting with the Sea to Sky Local Governance Liaison Group. Mayor Wilhelm-Morden, Councillor Crompton, and staff members were in attendance. Discussions were held regarding areas of mutual concern involving the clinics throughout the corridor, the Lions Gate Hospital, and the heliport.

Mayor Wilhelm-Morden reported that she attended the Kathy Barnett Leadership luncheon, also last Friday, which raised in excess of \$20,000.

Mayor Wilhelm-Morden reported that at today's Committee of the Whole meeting in the Flute Room at Municipal Hall, a preliminary report was given by the Learning and Education Task Force. The task force is holding an Open House on April 4, 2013, at the Whistler Conference Centre from 5:00 p.m. to 8:00 p.m. This is an opportunity for members of the public to hear what the task force has learned to date and to give some input.

Councillor A. Janyk reported that the Alpine Canadian Championships ski racing is in town this week, as well as the Nordic Championships in the Callaghan. It is an opportunity to see some of the national team skiers from Alpine Canada race. The end of the run can be viewed via the new Dave Murray Training Centre, at the bottom of the Olympic run where it meets the Ptarmigan run.

INFORMATION REPORTS

Fourth Quarter
Investment Report - 2012
Report No. 13-029
File No. 4572

Moved by Councillor D. Jackson
Seconded by Councillor J. Faulkner

That Council receive Information Report No. 13-029 on Investment Holdings as of December 31, 2012.

CARRIED

ADMINISTRATIVE REPORTS

LLR 128 - Conference
Centre Extension of
Hours for WSSSF Events
Report No. 13-025
File No. LLR128

Moved by Councillor A. Janyk
Seconded by Councillor R. McCarthy

That Council authorize hours of liquor sale from 11:30 am on Saturday, April 13, 2013 to 4:00 am on Sunday, April 14, 2013 at the Whistler Conference Centre;

That Council authorize hours of liquor sale from 11:30 am on Saturday, April

20, 2013 to 4:00 am on Sunday, April 21, 2013 at the Whistler Conference Centre; and further,

That Council authorize staff to support Tourism Whistler's application to the provincial Liquor Control and Licensing Branch for a Temporary Change to a Liquor License for the event.

CARRIED

Development Variance
Permit 1053 – 6368
Fairway Drive
Report No. 13-027
File No. DVP1053

Moved by Councillor D. Jackson
Seconded by Councillor J. Grills

That Administrative Report 13-027, "Development Variance Permit 1053 – 6368 Fairway Drive," be referred to staff for further consideration.

CARRIED

Mayor Wilhelm-Morden acknowledged Freeman Gary Watson in the audience.

Development Permit
With Variances -
Commercial and
Residential Development
on Lot 9 in Rainbow
Neighbourhood
Report No. 13-028
File No. DP1249

Moved by Councillor D. Jackson
Seconded by Councillor J. Grills

That Council approve Development Permit Application 1249 for a new commercial and residential development per the architectural plans (Project No. 12-17, Sheets A001, A002, A100 to A106, A110, A200 to A205, A300 to A306, A501 to A506, and A511) prepared by Rafii Architecture Inc. dated March 1, 2013, and the landscape plans (Project No. 12.19, Sheets A-0.0 and L-1.0 to L-1.8) prepared by Murdoch and Company Architecture & Planning Ltd. dated March 1, 2013, included in Appendix A, subject to the resolution of the following items all to the satisfaction of the General Manager of Resort Experience:

1. Finalization of the architectural and landscape plans to address the items specified in the letter attached as Appendix B;
2. Provision of a letter of credit, or other approved security, in the amount of 135 percent of the costs of the hard and soft landscape works both on and off-site as security for the construction and maintenance of these works;
3. Provision of a statutory right-of-way for four public motor vehicle parking spaces on the subject property;
4. Provision of a covenant to ensure the development will achieve a Built™ Green Gold standard;
5. Provision of an encroachment agreement as necessary for any access points to the municipal park north of the subject property;
6. Provision of engineering plans which illustrate a drainage and interception system for the subject property to municipal standards;
7. Finalization of details, construction schedule, and submission of a letter of credit for any construction works and excavation activities in the interface area between the development and the municipal park to the RMOW's satisfaction; and further
8. Approval of comprehensive sign plan for the development by

development permit prior to installation of any development signage;
and

That Council grant the following variances to the Zoning Bylaw:

- a) Section 12.52.4.1 and Schedule M, which regulate the minimum setbacks for building and structures, are varied from 6 metres to a minimum of 0.0 metres for the building structure as shown per the architectural plans; and further
- b) Section 12.52.4.1 and Schedule M are varied from 6 metres to a minimum of 0.0 metres for retaining walls as shown per the architectural and landscape plans; and further
- c) Section 52.6, which regulates the amount of required parking spaces, is varied from 80 commercial parking spaces to 76 commercial parking spaces; and further,

That Council authorize the Mayor and the Corporate Officer to execute the required legal documents in conjunction with this permit.

CARRIED

4329-4333 Main Street –
Lands North Library
Zoning Amendment
Report No. 13-024
File No. RZ1071,
Bylaw 2026

Moved by Councillor D. Jackson
Seconded by Councillor J. Grills

That Council consider giving first and second readings to Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013; and further,

That Council authorize the Mayor and Corporate Officer to schedule a public hearing for Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 and to advertise for same in the local newspaper.

CARRIED

Meadow Park Sports
Centre Admission Rates
and Pass Fees 2013 and
2014
Report No. 13-026
File No. 7737,
Bylaw 2024

Moved by Councillor A. Janyk
Seconded by Councillor R. McCarthy

That Council consider giving first, second and third readings to "Parks and Recreation Fees and Charges Amendment Bylaw No. 2024, 2013" as altered to include all applicable taxes;

That Council authorize staff to charge up to a 33% surcharge on municipally operated recreation programs to non-residents starting in the fall of 2013;

That Council authorize staff to provide annual Meadow Park Sports Centre passes to all Whistler Grade 5 and Grade 10 students at the beginning of each school year; and further,

That Council authorize staff to replace the Toonie Friday Nights at the Meadow Park Sports Centre with 50% off on Tuesday and Friday Nights effective May 1, 2013.

CARRIED

MINUTES OF COMMITTEES AND COMMISSIONS

Transit Management
Advisory Committee

Moved by Councillor J. Crompton
Seconded by Councillor A. Janyk

That minutes of the Transit Management Advisory Committee meeting of November 28, 2012 be received.

CARRIED

BYLAWS FOR FIRST, SECOND AND THIRD READINGS

Parks and Recreation
Fees and Charges
Amendment Bylaw No.
2024, 2013

Moved by Councillor A. Janyk
Seconded by Councillor J. Crompton

That Parks and Recreation Fees and Charges Amendment Bylaw No. 2024, 2013 receive first, second and third readings as altered to include adding a note to the fee schedule that all fees include applicable taxes.

CARRIED

BYLAW FOR FIRST AND SECOND READING

Zoning Amendment
Bylaw (Lands North
Library Amendments)
No. 2026, 2013

Moved by Councillor D. Jackson
Seconded by Councillor J. Grills

That Zoning Amendment Bylaw (Lands North Library Amendments) No. 2026, 2013 receive first and second readings.

CARRIED

BYLAWS FOR ADOPTION

Five-Year Financial Plan
2013-2017 Bylaw No.
2025, 2013

Moved by Councillor D. Jackson
Seconded by Councillor J. Faulkner

That Five-Year Financial Plan 2013-2017 Bylaw No. 2025, 2013 be adopted.

CARRIED

OTHER BUSINESS

2010 Games Operating
Trust Society

Moved by Councillor A. Janyk
Seconded by Councillor R. McCarthy

That Mike Furey be nominated as a member of the 2010 Games Operating Trust Society until the conclusion of the next annual General meeting or until such nomination is revoked, whichever is earlier, pursuant to bylaw 2.3 of the 2010 Games Operating Trust Society bylaws.

CARRIED

CORRESPONDENCE

Woodfibre LNG Project
File No. 3009

Moved by Councillor R. McCarthy
Seconded by Councillor A. Janyk

That correspondence from Ratnesh Bedi, President of Pacific Energy Corp., dated March 12, 2013, regarding the proposed Woodfibre LNG Project, a proposed liquefied natural gas export facility at the former Woodfibre pulp mill site near Squamish, and requesting a meeting with Council and members of staff in late April or May be received.

CARRIED

Strategic Community
Investment Fund
File No. 9120

Moved by Councillor J. Crompton
Seconded by Councillor J. Grills

That correspondence from Bill Bennett, Minister of Community, Sport and Cultural Development, regarding Strategic Community Investment Fund amounts to be transferred to the municipality in the amounts of \$61,342 for the Small Community Grant and \$40,784 for the Traffic Fine Revenue be received.

CARRIED

Community Services
Awareness Month
File No. 3009.1

Moved by Councillor A. Janyk
Seconded by Councillor R. McCarthy

That correspondence from Darryl Walker, President of the B. C Government and Service Employees' Union, Victor Elkins, President of the Hospital Employees' Union, Barry O'Neill, President of the BC Division of the Canadian Union of Public Employees BC, and Reid Johnson, President of the Health Sciences Association, dated February 28, 2013, requesting endorsement of March as Community Social Services Awareness Month and that a resolution be brought forward by Council highlighting the current challenges faced by the sector and the value that community social services contribute to the municipality and shared with the Premier and/or the Minister of Social Development as an expression of need for the provincial government to reinvest in B.C.'s community social services sector be received and Community Social Services Awareness Month be endorsed.

CARRIED

Daffodil Day
File No. 3009.1

Moved by Councillor J. Crompton
Seconded by Councillor R. McCarthy

That correspondence from Ron Kuehl, Vice President of Revenue Development for the Canadian Cancer Society, BC and Yukon Division, dated February 22, 2013, requesting that April 27, 2013 be proclaimed Daffodil Day be received and Daffodil Day be proclaimed.

CARRIED

Day of the Honey Bee
File No. 3009.1

Moved by Councillor J. Grills
Seconded by Councillor J. Crompton

That correspondence from Clinton Shane Ekdahl, dated March 7, 2013, requesting

- that May 29, 2013 be proclaimed Day of the Honey Bee;
- that in the event there is a municipal ban on beekeeping within Council's influence, that in collaboration with the provincial apiarist and/or local beekeepers and respecting provincial regulations, that Council resolve to formally sanction "backyard" or hobbyist beekeeping within your jurisdiction;
- endorsement of the establishment of a recognized Day of the Honey Bee by the Provincial Government by writing a letter of support to the Member of the Legislative Assembly, Provincial Minister of Agriculture, and Provincial Apiarist; and,
- endorsement of the establishment of a recognized National Day of the by the Federal Government of Canada, by writing a letter of support to all respective Members of Parliament of your jurisdiction and to Alex Atamanenko, Member of Parliament for BC Southern Interior, and the Honourable Gerry Ritz, Minister of Agriculture and Agri-Food Canada.

be received and Day of the Honey Bee be proclaimed.

CARRIED

Municipal Clerks Week
File No. 3009.1

Moved by Councillor A. Janyk
Seconded by Councillor R. McCarthy

That correspondence from Janis Daudt, Director of Member Services for International Institute of Municipal Clerks (IIMC), dated March 12, 2013, requesting that May 5 to May 11, 2013, be proclaimed Municipal Clerks Week be received and proclaimed.

CARRIED

ADJOURNMENT

Moved by Councillor J. Crompton

That Council adjourn the March 19, 2013 Council meeting at 7:01 p.m.

CARRIED

MAYOR: N. Wilhelm-Morden

DEPUTY CORPORATE OFFICER: L. Schimek