



REGULAR MEETING OF COUNCIL AGENDA

Tuesday, October 10, 2023 at 7:00 p.m.

Council Chambers

325 Wallace Street, Hope, British Columbia

For those in attendance at District of Hope Open Council Meetings and Public Hearings, please be advised that the Hope Ratepayers Association is recording these meetings and hearings. The District, in no way, has custody or control of the recordings. Therefore, all persons who do not want their presentation or themselves recorded, please approach the Clerk to declare same and the District will relay this to the Association so that you can freely speak.

1. CALL TO ORDER

Acting Mayor to acknowledge that the meeting is being held on the traditional, ancestral and unceded territories of the Stó:lō people, particularly the Chawathil, Union Bar and Yale First Nations

2. APPROVAL OF AGENDA

Recommended Resolution:

THAT the October 10, 2023, Regular Council Meeting Agenda be adopted, as presented.

3. ADOPTION OF MINUTES

(a) Regular Council Meeting

(1)

Recommended Resolution:

THAT the Minutes of the Regular Council Meeting held September 11, 2023, be adopted, as presented.

(b) Public Hearing

(10)

Recommended Resolution:

THAT the Record of the Public Hearing held September 25, 2023, be received.

4. DELEGATIONS

(a) Trans Mountain Pipeline Project

Re: Noise Exemption Extension

(13)

Leah Caldow, representative of Trans Mountain, will be in attendance to present to Council regarding a request to extend the September 2023 noise exemption to November 30, 2023.

5. STAFF REPORTS

- (a) **Report dated September 27, 2023 from the Director of Corporate Services** (16)
Re: Ratify Telephone Poll for Shipping Containers at 61934 Estell Road

Recommended Resolution:

THAT Council ratify the September 25, 2023 telephone poll:

THAT Council of the District of Hope provide Terraforma Developments Ltd. with an exemption to the Modular Storage Unit (Shipping Container) Policy granting permission for the placement of up to twelve (12) Shipping Containers along the easternly boundary of 61934 Estell Road, in order to create a sound and dust barrier for surrounding properties;

AND FURTHER THAT all Shipping Containers be removed from the property by January 31, 2024 and lands reinstated to their original state.

- (b) **Report dated September 25, 2023 from the Director of Corporate Services** (17)
Re: Approving Officer Appointment

Recommended Resolution:

THAT Council ratify the September 25, 2023 telephone poll:

THAT Council rescind the appointment of Nick Crosman as Approving Officer;

AND THAT Council appoint Richard Zerr (consultant) as Approving Officer for the District of Hope pursuant to the terms of the *Land Title Act*.

- (c) **Report dated October 4, 2023 from the Director of Operations** (18)
Re: 7th Avenue and Kawkawa Lake Road Stormwater Upgrades

Recommended Resolution:

THAT Council approve an increase to the 2023 budget for the 7th Avenue and Kawkawa Lake Road Stormwater Upgrade Project from \$140,000 to \$250,000;

AND THAT the additional \$110,000 be funded through a combination of the Interim Flood Support Grant and developer contribution.

- (d) **Report dated October 3, 2023 from the Fire Chief**
Re: Support for Grant Funding – CEPF Volunteer and Composite Fire Department Equipment and Training (23)

Recommended Resolution:

THAT Council supports the District of Hope's application to the Community Emergency Preparedness Fund (CEPF) Volunteer and Composite Fire Department Equipment and Training, indicating support for the current proposed activities and willingness to provide overall grant management.

6. COMMITTEE REPORTS

There are no Committee Reports.

7. MAYOR AND COUNCIL REPORTS

- (a) **District of Hope Council Appointments & Committees for November 2022 to December 2023** (24)

Recommended Resolution:

THAT the District of Hope Council Appointments & Committees for November 2022 to December 2023, be adopted as amended, this 10th day of October 2023.

- (b) **Letter of Support for Riverside Manor**
Re: New Horizon's Grant to Celebrate Pluralism, a Festival of Culture (25)

Recommended Resolution:

THAT Council authorize Acting Mayor Skoglund to issue a letter of support for Riverside Manor's New Horizon's grant application to celebrate pluralism; a festival of cultures.

8. PERMITS AND BYLAWS

- (a) **District of Hope Permissive Tax Exemption Amendment Bylaw No. 1561, 2023** (28)

Recommended Resolution:

THAT *District of Hope 2024 Permissive Tax Exemption Amendment Bylaw No. 1561, 2023*, be adopted this 10th day of October, 2023.

- (b) **Report dated Oct. 3, 2023 from the Acting Director of Community Development**
Re: Development Variance Permit – 66532 Summer Road (29)

Recommended Resolution:

THAT Council approve the issuance of a Development Variance Permit in order to relax the principal building or structure front lot line setback requirement of 7.5 metres (~25 feet) to 6.0 metres (~20 feet) on the property legally described as Lot 37 District Lot 56 Yale Division Yale District Plan KAP17267; PID 001-536-656; 66532 Summer Road; Hope, BC in order to construct a single family dwelling; and

FURTHER THAT the Director of Community Development be authorized to endorse the Development Variance Permit document; and

FURTHER THAT for the purposes of Section 504 of the Local Government Act, "substantially start" shall mean the completion of the footings or foundation for the garage addition.

- (c) **Report dated Sept. 22, 2023 from the Acting Director of Community Development**
Re: Temporary Use Permit for 19841 Silver Skagit Road (32)

Recommended Resolution:

THAT Council approve the issuance of a three-year term Temporary Use Permit to allow the semi-permanent portable residential structure and the two storage containers to remain on the property legally described as District Lot 1607 YDYL Lying to the North of the Northerly Limit of District Lot 1601 Except Plan A1119; PID:001-993-283, 19841 Silver Skagit Road

(d) District of Hope Official Community Plan Amendment Bylaw No. 1555, 2023**Re: Redesignation of 61934 Estell Rd****(38)**Recommended Resolution:

THAT *District of Hope Official Community Plan Amendment Bylaw No. 1555, 2023*, to redesignate the property at 61934 Estell Road from Highway Commercial to Light Service Industry be read a third time this 10th day of October, 2023.

(e) District of Hope Zoning Amendment Bylaw No. 1556, 2023**Re: Rezoning of 61934 Estell Rd****(40)**Recommended Resolution:

THAT *District of Hope Zoning Amendment Bylaw No. 1556, 2023*, to redesignate the property at 61934 Estell Road from Rural (RU-1) to Light/Service Industrial (I-2) be read a third time this 10th day of October, 2023.

(f) District of Hope Official Community Plan Amendment Bylaw No. 1558, 2023**Re: Redesignation of 455 Coquihalla Street****(42)**Recommended Resolution:

THAT *District of Hope Official Community Plan Amendment Bylaw No. 1558, 2023*, to redesignate the property at 455 Coquihalla Street from Urban/Suburban Residential to Comprehensive Development be read a third time this 10th day of October, 2023.

(g) District of Hope Zoning Amendment Bylaw 1559**Re: Rezoning of 455 Coquihalla Street****(44)**Recommended Resolution:

THAT *District of Hope Zoning Amendment Bylaw No. 1559, 2023*, to rezone the property at 455 Coquihalla Street from Multiple Family Residential (RM-1) to Site-Specific Comprehensive Development (CD-12), be read a third time this 10th day of October, 2023.

(h) Report dated Sept. 27, 2023 from the Acting Director of Community Development**Re: Form & Character Development Permit for 342 Hudson Bay Street****(50)**Recommended Resolution:

THAT a Downtown Hope Revitalization Form and Character Development Permit be approved for the property legally described as Lot A Section 9 Township 5 Range 26 West of the 6th Meridian Kamloops Division Yale District Plan 5900, PID 010-183-973, 342 Hudson Bay Street; and

FURTHER THAT the Director of Community Development be authorized to approve minor changes to the Downtown Hope Revitalization Form and Character Development Permit; and

FURTHER THAT for purposes of the Development Permit validity period, the conditions of the Development Permit shall expire on October 10, 2025; and

FURTHER THAT for purposes of any associated building permit, that the “substantially start of any construction” shall mean the completion of an approved foundation for the proposed structures as certified safe by a qualified professional.

9. FOR INFORMATION CORRESPONDENCE**(a) For Information Correspondence****(58)**Recommended Resolution:

THAT the For Information Correspondence List dated October 10, 2023, be received.

(b) Accounts Payable Cheque Listing**(60)**Recommended Resolution:

THAT the Accounts Payable Cheque Listing for the period of September 1 – 30, 2023, be received.

10. OTHER PERTINENT BUSINESS**11. QUESTION PERIOD**

Call for questions from the public for items relevant to the agenda.

12. NOTICE OF NEXT REGULAR MEETING

Monday, October 23, 2023 at 7:00 p.m.

13. ADJOURN REGULAR COUNCIL MEETING

MINUTES OF THE REGULAR COUNCIL MEETING

Monday, September 11, 2023
Council Chambers, District of Hope Municipal Office
325 Wallace Street, Hope, British Columbia

Council Members Present: Mayor Victor Smith
Councillor Heather Stewin
Councillor Scott Medlock
Councillor Angela Skoglund
Councillor Zachary Wells
Councillor Pauline Newbigging

Staff Present: John Fortoloczky, Chief Administrative Officer
Mike Olson, Director of Finance
Kevin Dicken, Director of Operations
Thomas Cameron, Fire Chief
Nick Crosman, Director of Community Development
Richard Zerr, Acting Director of Community Development
Branden Morgan, Deputy Corporate Officer/EA

Others in attendance: 16 members of the public and 1 media

1. CALL TO ORDER

Mayor Smith called the meeting to order at 7:00 p.m. and opened by acknowledging that the meeting is being held on the traditional, ancestral and unceded territories of the Stó:lō people, particularly the Chawathil, Union Bar and Yale First Nations.

2. APPROVAL OF AGENDA

Moved / Seconded

THAT the September 11, 2023, Regular Council Meeting Agenda be adopted, as amended, to swap the positions of item 4(b), regarding the House of Hope, and item 4(c), regarding the Strengthening Hope Project. **CARRIED.**

3. ADOPTION OF MINUTES

(a) Regular Council Meeting

Moved / Seconded

THAT the Minutes of the Regular Council Meeting held August 14, 2023, be adopted, as presented. **CARRIED.**

(b) Public Hearing

Moved / Seconded

THAT the Record of the Public Hearing held August 14, 2023, be received. **CARRIED.**

4. DELEGATIONS

(a) Mayor Smith to present Marianne Brueckert, Victim Assistance Program Coordinator, with a retirement gift

Mayor Smith presented Marianne Brueckert with a carving and thanked her on behalf of Council and the District of Hope for her 32 years of service.

(b) Strengthening Hope Project

Representatives from the Strengthening Hope Project were in attendance to present their final report to Council. In their presentation, the following points were discussed:

- Homelessness Evening Outreach – HATS
 - Team consisted of two people who worked from 2:00 p.m. to 10:00 p.m. connecting with those who were living rough and unsheltered.
 - Proactive in their efforts to create relationships with people experiencing homelessness and general community members.
 - Accomplishments include:
 - 797 connections made
 - 486 items of food and water distributed
 - 223 harm reduction kits distributed
 - 159 clothing and hygiene kits distributed
 - 122 hazards cleared
 - 11 overdoses prevented through wellness checks
- Capacity Building & Training – Fraser Health
 - In partnership with local non-profit Community Justice Initiatives Association, four train-the-trainer sessions were held:
 - Working Through Conflict – Restorative Communication & De-Escalation
 - Supportive Communication and Embodying Curiosity
 - Cultivating Safe Spaces – Decolonizing, Vicarious Trauma & Resiliency
 - Recognizing & Transforming Shame, Fear and Guilt
- Assessment of Services and Community Engagement – UWBC
 - Consultations completed include:
 - Publishing reports and articles
 - Surveys of Hope residents
 - Input from persons with lived/living experience
 - Interviews from representatives of 35 organizations and agencies
 - Two community dialogue sessions
- Homelessness rates are trending upwards, with 19 in 2004 and 93 in 2023.
- Work by HATS in response to homelessness include:
 - Five research studies highlighting the need for housing
 - Funding for the first outreach workers in 2008
 - H.O.P.E Project in 2013-2016
 - Thunderbird Motel Project
 - Shelter bed increase funding in 2019
 - Supporting housing proposal in 2019-2020
 - Situation Table
 - Community Action Table
 - Hope Transition House
 - House of Hope Emergency Shelter
 - Colonial 900
 - Extreme weather shelter
- Work by Fraser Health in response to homelessness include:
 - Integrated Homelessness Action Response Team

- Substance Use Services Access Team
- Rapid Access to Addiction Care
- Recognizing housing provided in Hope:
 - Coquihalla Inter-care Society
 - Mount Hope Senior Citizens Housing Society
 - Fraser Hope Lodge
 - Riverside Manor
 - Stalo Seniors Housing
 - Anhart – The Ryder
 - MQHS – Riverstone
 - Fraser Inclusive and Supportive Housing Society
- Recognizing support services in Hope:
 - Hope and Area Transition Society
 - Hope Community Services
 - Hope Ministerial
 - Care Transit
 - First Responders
 - Read Right Society
 - RCMP
 - Free Rein Associates
- Context of the unfolding homelessness crisis:
 - Cancellation of Canadian Social Housing Policy in early 1990's
 - Drug epidemic from late 1980's
 - Deinstitutionalization of the 1980/1990's
 - Government policy and funding lagging behind
- Complex nature of contemporary homelessness:
 - Poverty
 - Unemployment
 - Abuse
 - Neglect
 - Trauma
 - Mental health
 - Substance use
- Housing is the platform for service delivery and care, and housing with supports facilitates community integration.
- Integrated models of care increase:
 - Communication
 - Cooperation
 - Trust
- Survey results
 - Improved mental care – Strongly agree
 - More abstinence – Somewhat agree
 - More harm reduction – Strongly agree
 - Housing first – Strongly agree
 - Increase in homelessness – Strongly agree
 - Services adequate – Strongly disagree
 - Supportive housing is needed

- Improvement in addiction treatment/rehab/mental health
- In general, stakeholders want to be part of solutions that:
 - Facilitate community integration
 - Address antisocial behavior
 - Counter alienation from the community
 - Reduce tension, stress and conflict
 - Address public safety concerns
- Suggested solutions:
 - Improved mental health care
 - Addictions treatment
 - Improved access to health care in general
 - Drop-in Centre
 - Housing
 - Youth Homelessness Prevention Centre
 - Employment support
 - Steps to mitigate impact
 - Food support
 - Improved communication and community dialogue
 - Transportation
 - Family Centre
- Next steps for the community:
 - Mayor, Council and Project Partners to work through the report as a matter of priority.
 - Mayor, Council and Project Partners to assign priority to address without much delay the concerns of residents highlighted in the report.
 - Mayor, Council and Project Partners to create a community task force to develop a community action plan guided by collaboration, innovation, ongoing community engagement and community education.
 - The community action plan must include plans and assign timelines relating to the needed service improvements contained in the report.

(c) House of Hope

Representatives from BC Housing were in attendance to present to Council regarding an extension to operate the House of Hope. In their presentation, the following points were discussed:

- BC Housing and HATS are looking for an extension to operate the House of Hope Shelter until July 1, 2025, at which time the new centre on the Fraser Health property is expected to be completed.
- Terms are being finalized with Fraser Health for a 20 year lease on the property, and the project team has been procured.
- The 2023 homeless count in the Fraser Valley Regional District rose to 1,081 from 895 in 2020.
- If an extension to operate is not granted, the individuals currently sheltering at the House of Hope will have nowhere to go, as other shelters in the area are at capacity.

Council inquired as to the dates that the previous extension to operate were approved for. The CAO advised that the current extension was granted on September 27, 2021 and expires in October, 2023. Council inquired as to whether other supportive housing projects in the area have received similar extensions to operate. The BC Housing

representative advised that the Colonial has received an extension to operate until 2026.

Moved / Seconded

THAT Council grant an extension to BC Housing to operate the House of Hope at 650 Old Hope Princeton Way until July 1, 2025. **CARRIED.**

5. STAFF REPORTS

- (a) **Report dated August 29, 2023 from the Director of Corporate Services
Re: Appointment of Election Officials for the 2023 By-Election**

Moved / Seconded

THAT pursuant to Section 58 (1) and (2) of the *Local Government Act*, Branden Morgan be appointed Chief Election Officer, effective immediately, for conducting the 2023 By-Election, with power to appoint other election officials as required for the administration and conduct of the 2023 By-Election;

AND FURTHER THAT Donna Bellingham be appointed Deputy Chief Election Officer for the 2023 By-Election. **CARRIED.**

- (b) **Report dated September 1, 2023 from the Director of Corporate Services
Re: Approving Officer Appointment**

Moved / Seconded

THAT Council rescind the appointment of Richard Zerr as Approving Officer;

AND THAT Council appoint Nick Crosman as Approving Officer for the District of Hope pursuant to the terms of the *Land Title Act*. **CARRIED.**

- (c) **Report dated August 31, 2023 from the Fire Chief
Re: Emergency Management Update**

Moved / Seconded

THAT the report dated August 31, 2023 from the Fire Chief regarding the emergency management update, be received for information. **CARRIED.**

- (d) **Report dated September 5, 2023 from the Fire Chief
Re: FireSmart Program**

Council inquired as to whether the funding is for a one-time program or if it will be provided on an on-going basis. The Fire Chief advised that the funding has been on-going since 2018 and continues to be well supported by the Province.

Moved / Seconded

THAT Council supports the grant application to UBCM's Community Resiliency Investment Program – 2023 FireSmart Community Funding & Supports to establish a FireSmart program for the District of Hope. **CARRIED.**

- (e) **Report dated September 5, 2023 from the Director of Operations
Re: Richmond Hill Multi-Use Pathway Grant Application**

Council inquired as to the intended start date of the project as it is currently fully funded regardless of the grant application outcome. The Director of Operations advised that there is no firm start date yet as the project has not been tendered, but that will take place in March 2024. He added that they expect to break ground no later than May 2024. Council inquired as to the expected completion date of the project. The Director of

Operations advised that they anticipate completion will occur within 2024 calendar year.

Moved / Seconded

THAT Council support the District of Hope application to the BC Active Transportation Infrastructure Grant Program for the Richmond Hill Multi-Use Pathway Project;

AND THAT the local share of funding is available and supported, the project is a municipal priority and is intended to be complete within the required timeline;

AND FURTHER THAT the proposed project is “shovel ready” according to the criteria in Section 3 of the Infrastructure Application. **CARRIED.**

**(f) Verbal Report from the Acting Director of Community Development
Re: On-site Operations at 61934 Estell Road**

The Acting Director of Community Development provided an update to Council regarding the on-site operations at 61934 Estell Road. In that update, the following items were discussed:

- Efforts have been underway to rectify the noise, lighting, and dust pollution situation.
 - Some piles of material have been moved to the rear of the property.
 - Discussions have taken place regarding the placement of a shipping container barrier on the East side of the property to block wind and light pollution.
 - A number of issues are being discussed with the operator.

Council inquired as to whether both properties are in compliance with their current zoning, as it appears that there are piles of rocks on both properties. The Acting Director of Community Development advised that both properties are acting in compliance with their zoning. He added that Staff are looking at the Good Neighbor Bylaw to amend the exemptions for commercial and industrial users.

Council inquired as to what policies are in place to protect the neighbors of these properties in regards to buffering, noise and light pollution. The Acting Director of Community Development advised that the operations are not out of compliance with the Good Neighbor Bylaw, but Staff are working with the operator to meet other requirements such as buffering before moving to next steps of enforcement.

6. COMMITTEE REPORTS

There were no Committee Reports.

7. MAYOR AND COUNCIL REPORTS

(a) Black Press Media – Hope Standard Letter Regarding Bill C-18

Moved / Seconded

THAT Council authorize the Mayor to send a letter to Black Press Media regarding advertising and Bill C-18. **CARRIED.**

Mayor Smith Reported:

- He thanked the volunteers for the successful execution of Brigade Days, noting that the event was very well done.

- He attended weekly wildfire updates with Minister Ma and Minister Kang regarding the Kookipi Creek wildfire, noting that residents who were displaced by the fire are being provided with a full range of supports as they return home. He thanked Hope Secondary School and Camp Hope for their assistance during the event.
- He noted that a cooling centre operated at the Hope Recreation Centre, was attended by eight individuals over three days.
- He, along with CAO John Fortoloczky, met with Chinese Ambassador Cong to discuss connecting different communities and the possibility of an education exchange and the trades industry.
- He announced that Blue Triton, beginning on August 31, voluntarily reduced their water consumption rates to less than 50% of the amount requested. He thanked Blue Triton for their work to help the Hope Fire Department and other projects in the community.
- He announced that the World Class Chainsaw Carving Event was a success, adding that fifteen carvers from around the world attended to create their masterpieces. He thanked all the volunteers and businesses that made it possible. He noted that the next event will take place in August, 2025.

Councillor Medlock Reported:

- He congratulated the organizers of Brigade Days on a successful event, thanking everyone who attended. He added that the Hope Motorsports Group had more entries this year than ever before.

Councillor Stewin Reported:

- She attended Overdose Awareness Day on August 31st in Memorial Park.
- She attended a Purple Lights meeting where they prepared for the kickoff event on October 1st to bring awareness to domestic violence. She added that the public should watch the newspaper for related articles and coloring sheets.

Councillor Newbigging Reported:

- She announced that the Chamber of Commerce wound up their successful Farmer's Market on September 1st. She added that the Chamber is looking forward to another year of the market and thanked the community for their support.

Councillors Skoglund and Wells had nothing to report.

8. PERMITS AND BYLAWS

- (a) Report dated August 22, 2023 from the Director of Finance**
Re: Permissive Tax Exemptions for 2024

Moved / Seconded

THAT *District of Hope 2024 Permissive Tax Exemption Amendment Bylaw No. 1561, 2023*, be read a first, second and third time, this 11th day of September, 2023.

CARRIED.

- (b) **District of Hope Zoning Amendment Bylaw No. 1557, 2023**
Re: Rezoning the Property at 342 Hudson Bay Street

Moved / Seconded

THAT *District of Hope Zoning Amendment Bylaw No. 1557, 2023*, to rezone the property at 342 Hudson Bay Street from Single Family Residential (RS-1) to Multiple Family Residential (RM-1), be adopted this 11th day of September, 2023.

CARRIED.

- (c) **Report dated August 23, 2023 from the Director of Community Development**
Re: Development Variance Permit – 66532 Summer Road

Moved / Seconded

THAT Council approve the preparation of a Development Variance Permit in order to relax the principal building or structure front lot line setback requirement of 7.5 metres (~25 feet) to 6.0 metres (~20 feet) on the property legally described as Lot 37 District Lot 56 Yale Division Yale District Plan KAP17267; PID 001-536-656; 66532 Summer Road; Hope, BC in order to construct a single family dwelling; and

FURTHER THAT in accordance with the *District of Hope Application Procedures & Public Hearing/Information Meeting Procedural Bylaw*, the *Local Government Act* and the *Community Charter* authorize staff to issue a notice of intent to consider the approval of the Development Variance Permit to the neighbouring property owners.

CARRIED.

- (d) **Report dated August 31, 2023 from the Acting Director of Community Development**
Re: Temporary Use Permit for 19841 Silver Skagit Road

Moved / Seconded

THAT Council approve the preparation of a Temporary Use Permit for the placement of one existing semi permanent portable residential structure and two storage containers for a caretaker on the property legally described as District Lot 1607 YDYL Lying to the North of The Northerly Limit of District Lot 1601 Except Plan A1119; 19841 Silver Skagit Road; and

FURTHER THAT the public be notified in accordance with *Zoning Bylaw 1324, District of Hope Application Procedures and Public Hearing/Information Meeting Procedural Bylaw No. 13/93*, the *Local Government Act* and the *Community Charter* that Council will be considering the approval of a Temporary Use Permit for 19841 Silver Skagit Road.

CARRIED.

9. FOR INFORMATION CORRESPONDENCE

- (a) **For Information Correspondence**

Moved / Seconded

THAT the For Information Correspondence List dated September 11, 2023 be received.

CARRIED.

- (b) **Accounts Payable Cheque Listing – August 2023**

Moved / Seconded

THAT the Accounts Payable Cheque Listing for the period of August 1-31, 2023, be received.

CARRIED.

10. OTHER PERTINENT BUSINESS

There was no other pertinent business.

11. QUESTION PERIOD

There were no questions raised.

12. NOTICE OF NEXT REGULAR MEETING

Tuesday, October 10, 2023 at 7:00 p.m.

13. RESOLUTION TO PROCEED TO CLOSED MEETING AT 8:11 P.M.

Moved / Seconded

THAT the meeting be closed to the public to consider matters pursuant to Section 90(1)(g) [litigation or potential litigation affecting the municipality] of the *Community Charter* re: litigation update, and for the purpose of receiving and adopting closed meeting minutes. **CARRIED.**

14. RETURN TO OPEN MEETING

Mayor Smith reconvened the Regular Council Meeting at 8:37 p.m.

15. ADJOURN REGULAR COUNCIL MEETING

Moved / Seconded

THAT the Regular Council Meeting adjourn at 8:38 p.m. **CARRIED.**

Certified a true and correct copy of the Minutes of the Regular Meeting of Council held September 11, 2023 in Council Chambers, District of Hope, British Columbia.

Mayor

Director of Corporate Services

THE DISTRICT OF HOPE RECORD OF A PUBLIC HEARING

Monday, September 25, 2023
Council Chambers, District of Hope Municipal Office
325 Wallace Street, Hope, British Columbia

Council Members Present: Mayor Victor Smith
Councillor Heather Stewin
Councillor Scott Medlock
Councillor Angela Skoglund
Councillor Zachary Wells
Councillor Pauline Newbigging

Staff Present: John Fortoloczky, Chief Administrative Officer
Donna Bellingham, Director of Corporate Services
Richard Zerr, Acting Director of Community Development
Branden Morgan, Deputy Corporate Officer/EA

Others in attendance: 19 members of the public and 1 media

Mayor Smith called the Public Hearing to order at 6:30 p.m.

The purpose of the Public Hearing is to hear input on amendments to the ***District of Hope Official Community Plan Bylaw No. 1378, 2016 and District of Hope Zoning Bylaw No. 1324, 2012.***

The Director of Corporate Services read the Chairperson's Statement regarding the proceedings and conduct for the public hearing.

• **District of Hope Official Community Plan Amendment Bylaw No. 1558, 2023:**

To re-designate the property legally described Lot 26 Block 1 Sec 16 TWP 5 RGE 26 W6M Yale Division Yale District Townsite of Hope Suburban Except: (1) Parcel K Plan A128 (2) Plan B5277 (3) that Part Lying to the North and East of Parcel K (Plan A128); PID 012-871-362; with a civic address of **455 Coquihalla Street** from Urban/Suburban Residential to Comprehensive Development.

• **District of Hope Zoning Amendment Bylaw No. 1559, 2023:**

To rezone the property legally described Lot 26 Block 1 Sec 16 TWP 5 RGE 26 W6M Yale Division Yale District Townsite of Hope Suburban Except: (1) Parcel K Plan A128 (2) Plan B5277 (3) that Part Lying to the North and East of Parcel K (Plan A128); PID 012-871-362; with a civic address of **455 Coquihalla Street** from Multiple Family Residential (RM-1) to a site specific Comprehensive Development (CD-12) zone.

The Acting Director of Community Development gave a brief overview of the proposal being heard and introduced Chuck Stam, a representative for the applicant, and invited him to speak regarding the proposal.

Chuck Stam, a representative for the applicant, spoke in support of the proposal stating that many concerns have been raised over the past week and they have been listening. He noted that the intent is to provide an affordable option to the Hope market within walking distance of the downtown area. Due to this proximity, the developer feels that traffic issues will be minimal, and added that a total of eighty six (86) parking spaces are planned, three (3) more than required. Mr. Stam displayed a sixty second video and pictures of the proposed development.

The Director of Corporate Services noted that three late submissions had been received and read them into the record.

Jay Enns, resident of 4th Avenue, opposed the proposal citing concerns regarding views being blocked, the density change in a primarily single-family dwelling area, increased levels of traffic, and parking.

Jacob and Miranda Cowan, residents of 5th Avenue, opposed the proposal citing concerns regarding increased traffic and insufficient street parking, the shadow created by the new building, privacy, affordability of the new units, and alternate locations that would be better for the development.

Wendy Coghill, resident of 4th Avenue, opposed the proposal.

The Mayor called for any questions or comments from the public or members of Council.

Sid Cornelsen, resident of King Street, opposed the proposal citing concerns regarding the disrupted views brought on by the addition of a fourth floor, the density change in an area primarily occupied by one or two story homes, changing the look and feel of the neighborhood, and affordability.

Bonnie Graham, resident of 5th Avenue, opposed the proposal citing concerns regarding developments being built with no regard to neighbors and other property owners, traffic and congestion leading to safety issues, loss of sunlight and mountain views, and environmental impacts.

Bill Cunningham, resident of 4th Avenue, opposed the proposal citing concerns regarding the difference in height and mass with the proposed additional floor, loss of views, impacts to look and feel of the neighborhood, and appeal of the surrounding area.

Scott Penner, resident of 4th Avenue, opposed the proposal citing concerns regarding loss of sunlight, lack of affordability, out of touch ideas, impact to residents living near the development, and conflict with the town's focus.

Chuck Stam, representative of the developer, advised that the eight townhomes would be developed and sold to the marketplace, while the condominium building would be retained in an income trust as a rental building. He added that the developer, Centrum, is in talks with the Canadian Mortgage and Housing Corporation to create a 10-year rental agreement to create affordable rentals.

Rose Dennison, owner of a home on Coquihalla Street, opposed the proposal citing concerns regarding the development's integration into the surrounding area and how it fits into the Official Community Plan, concentration of the units on one property, and the location of other apartment buildings and their proximity to residential.

Sid Cornelsen, resident of King Street, added to his earlier concerns stating that he will lose property value as a result of the development due to his home's proximity to the condominium building.

Eileen Donovan, resident of 4th Avenue, opposed the development citing concerns regarding loss of sunlight and views, loss of property value, and an increase in accidents that frequently occur on the corner which her property is located.

The Director of Corporate Services called for any questions or comments from those in attendance. Hearing none, she called for a second and final time.

The Director of Corporate Services advised that no further submissions, either verbal or written, regarding any of the proposed bylaw this evening can be made to Council. The Mayor declared the Public Hearing closed at 7:16 p.m.

Certified Correct:

**Donna Bellingham,
Director of Corporate Services**

DRAFT

February 27, 2023

Leah Caldwell
Community Liaison, Coquihalla – Hope and BC Interior
Trans Mountain Pipeline ULC
Suite 2700 - 300 5th Avenue SW
Calgary, AB T2P5J2

To Whom It May Concern:

RE: Trans Mountain Expansion Project – Noise Exemption

Council of the District of Hope, at the February 13, 2023 Regular Meeting passed the following resolution regarding a noise exemption for the Trans Mountain Expansion Project:

“THAT Council exempt Trans Mountain, and their contractors, from the noise regulation timelines in District of Hope Good Neighbour Bylaw No. 1240, 2008 for the pipeline expansions works on the portion of lands below the Flood Hope Road truck pull-out that is located at the top of Richmond Hill (namely loading and moving of raw material from the site along Flood Hope Road to Exit 170, along with prep work, and the use of generators and light plants);

AND FURTHER THAT the noise exemption period be granted from mid-February to September 30, 2023, between the hours of 9pm and 7am;

AND FURTHER Trans Mountain and their contractors undertake a comprehensive notification process to inform the public in the affected area of the timelines for these works, as well as notice in the local newspaper one time per month through to the end of September 2023;

AND FURTHER THAT this noise exemption applies only for the pipeline expansion scope of work on this specific property and identified transportation route, all other activities and works for the expansion project follow the noise regulations as set out in the Good Neighbour Bylaw: works not to commence, on any day, before 7a.m. or after 9p.m.”

Please contact me should you have any questions or need further information.

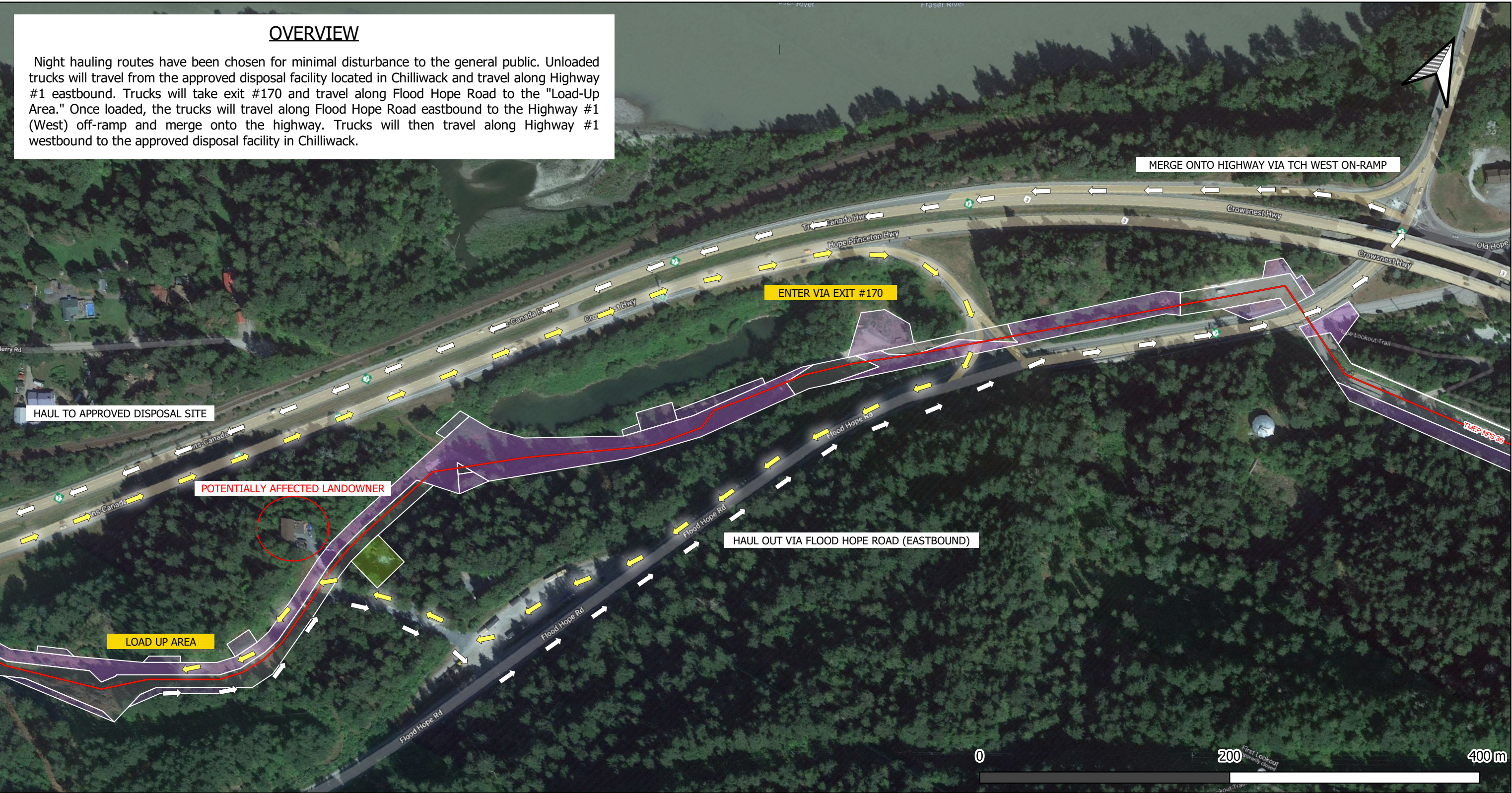
Sincerely,



Donna Bellingham
Director of Corporate Services

OVERVIEW

Night hauling routes have been chosen for minimal disturbance to the general public. Unloaded trucks will travel from the approved disposal facility located in Chilliwack and travel along Highway #1 eastbound. Trucks will take exit #170 and travel along Flood Hope Road to the "Load-Up Area." Once loaded, the trucks will travel along Flood Hope Road eastbound to the Highway #1 (West) off-ramp and merge onto the highway. Trucks will then travel along Highway #1 westbound to the approved disposal facility in Chilliwack.



- FTPRINT_SSEID005p24p13
- LOADED TRUCK
- UNLOADED TRUCK
- Extra Temporary Workspace
- Temporary Workspace
- Easement (Exclusive)
- TMEP NPS 36

A	ISSUED FOR INFORMATION, AFE 01-13283	23-01-11	BT		

1:3,000

PROJECTION:
UTM with NAD83 datum, Zone 10,
Meter; Central Meridian 123d W

TRANSMOUNTAIN EXPANSION PROJECT
SPREAD 5B
NIGHT HAULING PLAN FROM CER90
KP 1043+600

PROJECT CODE
01-13283

DOCUMENT NO
S5B-M002-LA-GIS-00XX

SHEET
1
014

REV.
A

Aerial overview to show location in relation to the Beacon Road residents.



REPORT/RECOMMENDATION TO COUNCIL

REPORT DATE: September 27, 2023

FILE: 61934 Estell Road

SUBMITTED BY: Director of Corporate Services

MEETING DATE: October 10, 2023

SUBJECT: Ratify Telephone Poll for Shipping Containers at 61934 Estell Rd.

PURPOSE:

The purpose of this report is to ratify the September 25, 2023 telephone poll granting an exemption to the Modular Storage Unit (Shipping container) Policy for the owner of 61934 Estell Road.

RECOMMENDATION:

Recommended Resolution:

THAT Council ratify the September 25, 2023 telephone poll:

THAT Council of the District of Hope provide Terraforma Developments Ltd. with an exemption to the Modular Storage Unit (Shipping Container) Policy granting permission for the placement of up to twelve (12) Shipping Containers along the eastern boundary of 61934 Estell Road, in order to create a sound and dust barrier for surrounding properties;

AND FURTHER THAT all Shipping Containers be removed from the property by January 31, 2024 and lands reinstated to their original state.

ANALYSIS:

A. Rationale:

Terraforma Developments is the owner of the lands at 61934 Estell Road and they have leased their lands to a contractor that is doing work for Trans Mountain; Trans Mountain is now 95% complete on the expansion project. In order to respect the surrounding properties, they would like to place Shipping Containers along the eastern boundary of the property to assist with the mitigation of noise and dust to the area properties.

Approved for submission to Council:

Original Signed by Donna Bellingham

Donna Bellingham
Acting Chief Administrative Officer

REPORT/RECOMMENDATION TO COUNCIL

REPORT DATE: September 25, 2023

FILE: 2590-01

SUBMITTED BY: Director of Corporate Services

MEETING DATE: October 10, 2023

SUBJECT: Approving Officer Appointment

PURPOSE:

The purpose of this report is to ratify the September 25, 2023 telephone poll regarding the appointment of a new Approving Officer.

RECOMMENDATION:

Recommended Resolution:

THAT Council ratify the September 25, 2023 telephone poll:

THAT Council rescind the appointment of Nick Crosman as Approving Officer;

AND THAT Council appoint Richard Zerr (consultant) as Approving Officer for the District of Hope pursuant to the terms of the *Land Title Act*.

BACKGROUND:

With the departure of Nick Crosman, Director of Community Development, the District will fulfill the Approving Officer duties with our Consultant, Mr. Richard Zerr.

Prepared by:

Approved for submission to Council:

Original Signed by Donna Bellingham

Donna Bellingham
Director of Corporate Services

Original Signed by John Fortoloczky

John Fortoloczky
Chief Administrative Officer



REPORT/RECOMMENDATION TO COUNCIL

REPORT DATE: October 4, 2023

FILE:5330-20

SUBMITTED BY: Director of Operations

MEETING DATE: October 10, 2023

SUBJECT: 7th Avenue and Kawkawa Lake Road Stormwater Upgrades

PURPOSE:

The purpose of this report is to seek approval for additional funding to align the established budget with estimated project costs.

RECOMMENDATION:

Recommended Resolution:

THAT Council approve an increase to the 2023 budget for the 7th Avenue and Kawkawa Lake Road Stormwater Upgrade Project from \$140,000 to \$250,000;

AND THAT the additional \$110,000 be funded through a combination of the Interim Flood Support Grant and developer contribution.

ALTERNATIVES & IMPLICATIONS:

These upgrades are needed to provide responsible stormwater management in both areas and the implications of not undertaking the work include localized flooding of both public and private property as well as ongoing impacts to roadway safety.

ANALYSIS:

A. Rationale:

When the budget was initially established for this project, the figures were not derived from a detailed design and were estimates based on an assumed scope. Now that detailed design is complete and the project is ready to be tendered, the attached Class B estimates better reflect expected costs. As a component of this project, a second catchbasin will be added at the intersection of 7th Avenue and Old Hope Princeton Way and this catchbasin and associated piping will be funded by a developer contribution.

B. Attachments:

Project cost estimates prepared by TRUE Consulting.

C. Strategic Plan Objectives:

Financial Sensitivity – considering and respecting the financial impacts on our citizens and businesses when making decisions.

D. Policy (Existing/Relevance/None):

IOCP Policy 9.7.1 Identify drainage basins, necessary infrastructure improvements, capital costs, and environmental protection requirements.

E. For OCP Amendments only

Not applicable.

F. Relevant History:

7th Avenue Stormwater

When the Centex development was undertaken on the corner of 7th Avenue and Old Hope Princeton Way, stormwater management in the area changed and the previously installed infiltration system gave way to new curbing and a sidewalk extension. At that time, a catch basin was installed along the new curb line and was connected to the private infiltration system installed by the developer. This was a temporary solution undertaken at the time of construction to avoid delaying the project. The catchbasin has since underperformed and a large puddle develops during rainfall events creating a hazard for motorists and an inconvenience for pedestrians.

Kawkawa Lake Road (KLR) Stormwater

The segment of KLR between Kettle Valley Road and Mt. Hope Road drains both to the South and the North and is managed by asphalt curbing and overland runoff. On the North side of the KLR and Mt. Hope Road intersection there are two properties that are impacted by current stormwater flow. There is a cut in the asphalt curb that was installed to prevent stormwater from flooding a driveway and front yard of an existing home and instead direct the flow into a vacant lot where the water can infiltrate into the ground naturally. The vacant lot is currently for sale and therefore the District must take action and prevent the flow of roadway drainage into private property.

G. Committee/Commission/Board Recommendations:

Not applicable.

H. Resources:

Not applicable.

I. Budget Implications

The project would be funded as follows:

2023 General Revenue	\$140,000
Interim Flood Support Grant	\$100,000
Developer Contribution	\$10,000

Prepared by:

Approved for submission to Council:

Original Signed by Kevin Dicken
Director of Operations

Original Signed by Donna Bellingham
A/Chief Administrative Officer



District of Hope
7th and Old Hope Princeton Way (Centex)
Storm Sewer Extension and Catchbasin Re-Connection
Class B Cost Estimate
Permit to Practice No. 1000129

ITEM NO.	DESCRIPTION	UNIT OF MEASURE.	EST. QUANT.	UNIT PRICE	TOTAL PRICE
1	Traffic Control	LS	1	\$10,000	\$10,000
2	Asphalt Cutting and Removal of Existing Asphalt	LS	1	\$2,500	\$2,500
3	Construct overbuild manhole	LS	1	\$15,000	\$15,000
4	Precast 1050Ø manhole	ea	2	\$8,500	\$17,000
5	250Ø DR35 PVC Storm Sewer	l.m.	40	\$575	\$23,000
6	Tie to existing catch basin and plug east lead	LS	1	\$3,500	\$3,500
7	Wendys Catchbasin and Lead	LS	1	\$6,500	\$6,500
8	200Ø C900 PVC watermain relocation c/w bends and restraints	LS	1	\$12,000	\$12,000
9	100mm Asphalt Restoration (2 lifts) c/w Base and Sub Base	m2	170	\$120	\$20,400
10	Concrete curb/gutter/sidewalk restoration	LS	1	\$5,000	\$5,000

Subtotal	\$114,900
Engineering	\$17,000
Contingency @ 15%	\$17,000
Total	\$148,900



Prepared by: Liam Baker, P.Eng.

Comments:

- Asphalt related to the Wendys catchbasin is estimated as \$2500.00



District of Hope
65667 Kawkawa
Storm Sewer Extension and Catch Basin Installation
Class B Cost Estimate
Permit to Practice No. 1000129

ITEM NO.	DESCRIPTION	UNIT OF MEASURE.	EST. QUANT.	UNIT PRICE	TOTAL PRICE
1	Traffic Control	LS	1	\$5,000	\$5,000
2	Vegetation Removal	LS	1	\$2,000	\$2,000
3	Asphalt Cutting and Removal of Existing Asphalt	LS	1	\$2,000	\$2,000
4	1200Ø overbuild manhole	LS	1	\$15,000	\$15,000
5	250Ø DR35 PVC Storm Sewer	l.m.	35	\$575	\$20,125
6	Catch Basins	ea.	2	\$4,500	\$9,000
7	75mm Asphalt Restoration c/w Base and Sub Base Gravels	m2	140	\$110	\$15,400
8	Asphalt Curb Restoration and Localized Re-Grading	LS	1	\$3,000	\$3,000

Subtotal	\$71,500
Engineering	\$11,000
Contingency @ 15%	\$11,000
Total	\$93,500



Permit to Practice
No. 1000129

Prepared by: Liam Baker, P.Eng.

REPORT/RECOMMENDATION TO COUNCIL

REPORT DATE: 2023-10-03

FILE: 7380-06

SUBMITTED BY: Fire Chief

MEETING DATE: Oct 10, 2023

SUBJECT: Support for Grant Funding – CEPF Volunteer and Composite Fire Department Equipment and Training.

PURPOSE:

The purpose of this report is to seek Council's support for the application to UBCM's Community Emergency Preparedness Fund – Volunteer and Composite Fire Department Equipment and Training.

RECOMMENDATION:

THAT Council supports the District of Hope's application to the Community Emergency Preparedness Fund (CEPF) Volunteer and Composite Fire Department Equipment and Training, indicating support for the current proposed activities and willingness to provide overall grant management.

A. Relevant History:

The District of Hope Fire Department is looking for funding opportunities for equipment and training. This funding will provide the Hope Fire Department an opportunity to acquire replacement equipment that will improve the resilience and effectiveness of the Hope Fire Department and also assist with operations in outlying areas where water shortages are apparent. The funding for training will be used towards meeting the British Columbia Structure Firefighter Minimum Training Standards.

B. Resources:

The District of Hope is responsible to provide overall grant management.

C. Budget Implications

Staff time to manage grant.

Prepared by:

Original Signed by Thomas Cameron
Fire Chief

Approved for submission to Council:

Original Signed by Donna Bellingham
A/Chief Administrative Officer

DISTRICT OF HOPE COUNCIL APPOINTMENTS & COMMITTEES FOR NOVEMBER 2022 TO DECEMBER 2023

MAYOR'S APPOINTMENTS TO STANDING COMMITTEES

HOPE EMERGENCY OPERATIONS COMMITTEE

- ☞ Mayor Smith
- ☞ Councillor Newbigging
- ☞ Councillor Stewin (Alternate)

Hope Accessibility Committee

- ☞ Councillor Newbigging
- ☞ Councillor Skoglung

COUNCIL APPOINTMENTS TO VARIOUS BOARDS, COMMITTEES, COMMISSIONS

FRASER VALLEY REGIONAL DISTRICT BOARD

- ☞ Mayor Smith
- ☞ Councillor Medlock (Alternate)

FRASER VALLEY REGIONAL HOSPITAL DISTRICT BOARD

- ☞ Mayor Smith
- ☞ Councillor Medlock (Alternate)

FRASER HEALTH ADVISORY COUNCIL

- ☞ Mayor Smith
- ☞ Councillor Medlock (alternate)

FRASER VALLEY REGIONAL LIBRARY BOARD

- ☞ Councillor Newbigging
- ☞ Mayor Smith (Alternate)

MUNICIPAL INSURANCE ASSOCIATION OF BC

- ☞ Councillor Stewin
- ☞ Chief Administrative Officer (Alternate)

COUNCIL LIAISONS

DISTRICT OF HOPE RATEPAYERS ASSOC.

- ☞ Councillor Skoglung

CANYON GOLDEN AGE SOCIETY

- ☞ Councillor Stewin

HOPE ACTION RESPONSE TABLE (HART)

- ☞ Mayor Smith
- ☞ ~~Councillor Sedore~~
- ☞ Chief Administrative Officer

HOPE & DISTRICT CHAMBER OF COMMERCE

- ☞ Councillor Newbigging
- ☞ Councillor Wells (Alternate)

AdvantageHOPE

- ☞ Councillor Medlock
- ☞ Councillor Skoglung

HOPE & AREA HEALTHY COMMUNITIES

- ☞ Mayor Smith
- ☞ Chief Administrative Officer

HOPE & DISTRICT ARTS COUNCIL

- ☞ ~~Councillor Sedore~~

COMMUNITY ADVISORY COMMITTEE (HOUSING)

- ☞ Councillor Skoglung
- ☞ Councillor Wells (Alternate)

HOPE INCLUSION PROJECT

- ☞ Councillor Stewin

STATION HOUSE ADVISORY COUNCIL

- ☞ Councillor Medlock
- ☞ Councillor Wells

MEETING SCHEDULE

Regular Council: Second and Fourth Mondays of each month at 7:00 p.m. (except July & August - Second Monday only; and Second Monday only in December)

If Monday is a holiday, meetings are re-scheduled to the following evening (Tuesday) in accordance with the District of Hope "Council Procedures Bylaw".

ACTING MAYOR'S SCHEDULE

JANUARY.....	Councillor Sedore
FEBRUARY.....	Councillor Stewin
MARCH.....	Councillor Wells
APRIL.....	Councillor Skoglung
MAY.....	Councillor Wells
JUNE.....	Councillor Sedore
JULY.....	Councillor Newbigging
AUGUST.....	Councillor Stewin
SEPTEMBER.....	Councillor Medlock
OCTOBER.....	Councillor Skoglung
NOVEMBER.....	Councillor Medlock
DECEMBER.....	Councillor Newbigging

Office of the Mayor

October 10, 2023

Employment & Social Development Canada
AND
New Horizons Seniors Program

To Whom It May Concern:

Re: Riverside Manor Application for a New Horizon's Grant

On behalf of Council and the District of Hope, I wish to express our support for Riverside Manor in their application for a New Horizon's Grant to celebrate pluralism; a festival of cultures. Through this project, Riverside Manor can continue to fulfill its promise of harmonious living and continued connection to the community for their seniors.

This funding will provide the residents of Riverside Manor the opportunity to share in diverse meals, experiences and activities to celebrate a variety of cultures. As a more remote community in the eastern Fraser Valley, Hope is somewhat removed from the large centre activities and cultural events. Hope does not have a cultural centre and has limited options for such events in our own community. By bringing events like this right to our seniors, they are provided with a venue to remain connected to their culture and engage with others.

Sincerely,

Acting Mayor Angela Skoglund

cc: Council



RECEIVED
SEP 20 2023
DISTRICT OF HOPE

September 20, 2023

To Whom it May Concern:

Riverside Manor is a blended Seniors Community in Hope and we provide Assisted Living Nursing Services and Independent Living Hospitality Services to our Seniors from Hope and the surrounding area.

Riverside Manor is excited to announce that we are applying for a New Horizon's grant to celebrate pluralism, a festival of cultures in the upcoming year. It is a one year program that will enable our Seniors to engage with and share in each other's cultures, food, traditions, history and experiences.

Celebrate Pluralism – A Festival of Cultures

Through this project Riverside Manor will continue to fulfill it's promise of harmonious living and continued connection for our Seniors to their community by elevating our collective awareness.

By engaging our Residents in these meaningful activities we continue to support their health and wellbeing by providing them a venue to remain connected to their culture in their new home and sharing it with others.

We are asking for support from your organization in the form of a letter for (ESDC) Employment and Social Development Canada and the New Horizons Seniors Program (NHSP) outlining the reasons our seniors should be granted this opportunity, the importance of our community contribution in caring for our seniors, and the benefits of this program for our Seniors and our community.

Any reference or support you can provide would be greatly appreciated. The deadline for submission is Wednesday, September 27th, 2023

Best Regards,

The Seniors of Riverside Manor
Old Hope Princeton Highway
Hope, BC

Marjorie Bungay

Marjorie Bungay | Senior Director, Operations
OPTIMA LIVING

300, 55 Water Street, Vancouver, BC V6B 1A1
604.338.1269 | marjorie.bungay@optimaliving.ca
optimaliving.ca

FOLLOW US ON | [FACEBOOK](#) | [INSTAGRAM](#) | [LINKEDIN](#) | [YOUTUBE](#)

RECEIVED
SEP 20 2023
DISTRICT OF HOPE



BYLAW NO. 1561

A bylaw to amend District of Hope 2020-2024 Permissive Tax Exemption Bylaw 1462

WHEREAS the Council of the District of Hope has determined to amend “District of Hope 2020-2024 Permissive Tax Exemption Bylaw No. 1462, 2019”;

NOW THEREFORE the Council of the District of Hope, in open meeting assembled, enacts as follows:

CITATION

1. This bylaw may be cited for all purposes as “***District of Hope 2024 Permissive Tax Exemption Amendment Bylaw No. 1561, 2023***”.

ENACTMENT

1. That section 2 be amended to add (z):

Roll No. 2079-64713 Lot 7, Plan KAP679, Block 27, Section 16, TWP 5, RG 26, YDYD, PID#002-648-121, 541 Park Street, owned by Coquihalla Intercare Society. for the purpose of providing affordable housing, 25% exempt all property classes;

Read a first, second and third time this 11th day of September, 2023.

Advertised the 22nd day of September, 2023 and the 29th day of September, 2023.

Adopted this xx^h day of xxxxx, 2023.

Mayor

Director of Corporate Services

DISTRICT OF HOPE

REPORT/RECOMMENDATION TO COUNCIL

REPORT DATE: October 3, 2023

FILE: LDP 25/23

SUBMITTED BY: Richard Zerr, Acting Director of Community Development

MEETING DATE: October 10, 2023

SUBJECT: **DEVELOPMENT VARIANCE PERMIT APPLICATION
66532 SUMMER ROAD; HOPE, BC
KELLTON CONTRACTING (AGENT)**

PURPOSE:

To obtain Council's authorization to approve a request to relax the front yard setback requirement in order to construct a dwelling.

RECOMMENDATION:

THAT Council approve the issuance of a Development Variance Permit in order to relax the principal building or structure front lot line setback requirement of 7.5 metres (~25 feet) to 6.0 metres (~20 feet) on the property legally described as Lot 37 District Lot 56 Yale Division Yale District Plan KAP17267; PID 001-536-656; 66532 Summer Road; Hope, BC in order to construct a single family dwelling; and

FURTHER THAT the Director of Community Development be authorized to endorse the Development Variance Permit document; and

FURTHER THAT for the purposes of Section 504 of the Local Government Act, "substantially start" shall mean the completion of the footings or foundation for the garage addition.

ANALYSIS:

A. Rationale:

Background – At the September 11, 2023 meeting, Council passed a resolution to support the preparation of a Development Variance Permit for the property at 66532 Summer Road in order for the owners to vary the front lot line setback requirement so they could build a new residential dwelling and conform with the Riparian Area Protection Assessment Report conducted by Qualified Environmental Professional (QEP) submitted on June 6, 2023. The report was reviewed by the Provincial Environment Department and they approved a recommendation to move the new building 1.5 metres closer to the front property line to establish a safe distance from the affected riparian area at the rear.

On September 20, 2023 notices were mailed out to the registered property owners within a 50 metre radius of the subject property exceeding the requirements of the District of Hope Application Procedures and Public Hearing/Information Meeting Procedural Bylaw 13/93. As of the date of this report, the District of Hope has not received any concerns from area residents.

District staff continues to support this Development Variance request.

B. Official Community Plan (OCP) Bylaw 1378

As per the Official Community Plan, the three questions to be consistently asked in all levels and types of decision are:

1. Does the development move Hope toward our vision and goals for success and sustainability? Is it aligned with our OCP objectives and policies?

This development on a micro-level moves Hope towards our vision and goals for success and sustainability by protecting key community assets, including ecosystem integrity, biodiversity, and air and water quality; and by protecting people and property from natural hazards.

2. Is it a flexible platform for future steps towards our vision, goals and objectives?

This platform is rigid but a must do as it is a legislated process.

3. Will it provide a good return on investment?

From a tax base perspective, it may provide a return on investment once the residential dwelling is constructed on the property.

C. Attachments:

- Zoning & Location Map Excerpt

D. Property Information:

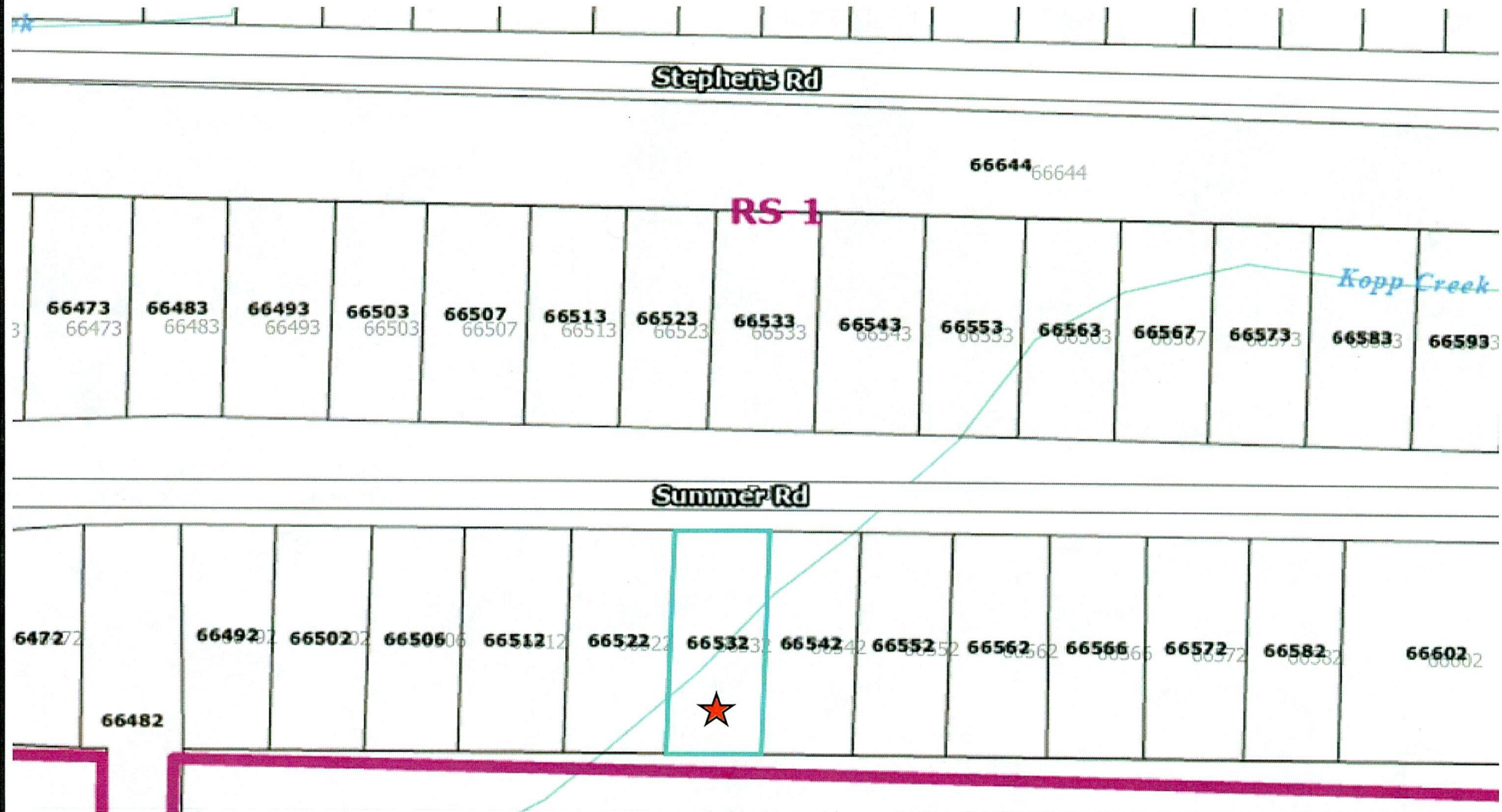
- | | |
|-----------------------------|---|
| 1) Civic Address: | 66532 Summer Road |
| 2) Legal Description: | Lot 37 District Lot 56 Yale (Formerly Hope) District
Yale Division Plan KAP17267 |
| 3) PID Number: | 001-536-656 |
| 4) Current Zoning: | Single Family Residential (RS-1) |
| 5) Current OCP Designation: | Urban Suburban Residential |

Prepared by:

Approved for submission to Council:

Original Signed by Richard Zerr
Acting Director of Community Development

Original Signed by Donna Bellingham
Acting Chief Administrative Officer



66532 Summer Road
Applicant: Kellton Contracting(Agent)

Location & Zoning Map Excerpt



DISTRICT OF HOPE

REPORT/RECOMMENDATION TO COUNCIL

REPORT DATE: September 22, 2023

FILE: LDP 27/23

SUBMITTED BY: Richard Zerr, Acting Director of Community Development

MEETING DATE: October 10, 2023

SUBJECT: Application for a Temporary Use Permit for 19841 Sliver Skagit Road— James Lasser

PURPOSE:

To obtain Council's authorization to approve a request to issue a Temporary Use Permit (TUP) for the property at 19841 Silver Skagit Road in order to allow the semi permanent portable residential structure and the two storage containers to remain on site for the duration of the TUP.

RECOMMENDATION:

THAT Council approve the issuance of a three-year term Temporary Use Permit to allow the semi-permanent portable residential structure and the two storage containers to remain on the property legally described as District Lot 1607 YDYD Lying to the North of the Northerly Limit of District Lot 1601 Except Plan A1119; PID:001-993-283, 19841 Silver Skagit Road

ANALYSIS:

A. Rationale:

Proposal – As reported to Council at the September 11, 2023 meeting, the property owner of 19841 Silver Skagit Road is requesting a Temporary Use Permit (TUP) to retain a semi permanent portable structure and two storage containers on the subject property.

A portion of the subject property is within a Geotechnical Hazard Development Permit area, but the proposed residence is located outside the hazard risk area.

Temporary Use Permits – Section 493(2) of the *Local Government Act* states:

A Temporary Use Permit may do one or more of the following:

- (a) allow a use not permitted by a zoning bylaw;
- (b) specify conditions under which the temporary use may be carried on;
- (c) allow and regulate the construction of buildings or structures in respect of the use for the which the permit is issued.

Section 497 of the *Local Government Act* further states:

- (1) The owner of land in respect of which a temporary use permit has been issued has the right to put the land to the use described in the permit until the earlier of the following:
 - (a) The date that the permit expires;
 - (b) 3 years after the permit was issued.
- (2) A person to whom a temporary use permit has been issued may apply to have the permit renewed, subject to the restriction that a temporary use permit may be renewed only once.

Conclusion – Staff maintains their support on the overall intent of this Temporary Use Permit application.

Conditions of approval –

1. Should the applicant's father cease to reside at the property for whatever reason the semi permanent structure and the two storage containers must be removed.
2. If the property becomes non-compliant in any other manner the TUP will be rescinded. This would require the removal of the semi permanent structure and two storage containers as well as all other non-compliant uses, immediately.

B. Official Community Plan Bylaw 1378

As per the Official Community Plan, the three questions to be consistently asked in all levels and types of decision are:

1. Does the development move Hope toward our vision and goals for success and sustainability? Is it aligned with our OCP objectives and policies?
On a micro level, this Temporary Use Permit does move Hope towards success.
Goal: "Livability and completeness."
Goal: "Include a diversity of housing options to meet community needs."
Policy: "Support a variety of housing types, lot sizes, and densities to meet the changing needs of current and future residents."
2. Is it a flexible platform for future steps towards our vision, goals and objectives?
No, this platform is a legislative requirement and therefore rigid.
3. Will it provide a good return on investment?
From a housing perspective, it accommodates a resident engaged in caring for a commercial tree farm enterprise.

C. Attachments:

1. Location and Zoning Map Excerpt.
2. OCP Land Use Map Excerpt.
3. Photo Showing semi permanent portable structure

D. Property Information:

- | | |
|-----------------------------|---|
| 1. Civic Address: | 19841 Silver Skagit Road |
| 2. Legal Description: | District Lot 1607 YDYG Lying to the North of
the Northerly Limit of District Lot 1601
Except Plan A1119 |
| 3. PID Number: | 001-993-283 |
| 4. Current Zoning: | Country Residential (CR-1) |
| 5. Current OCP Designation: | Country Residential |

Prepared by:

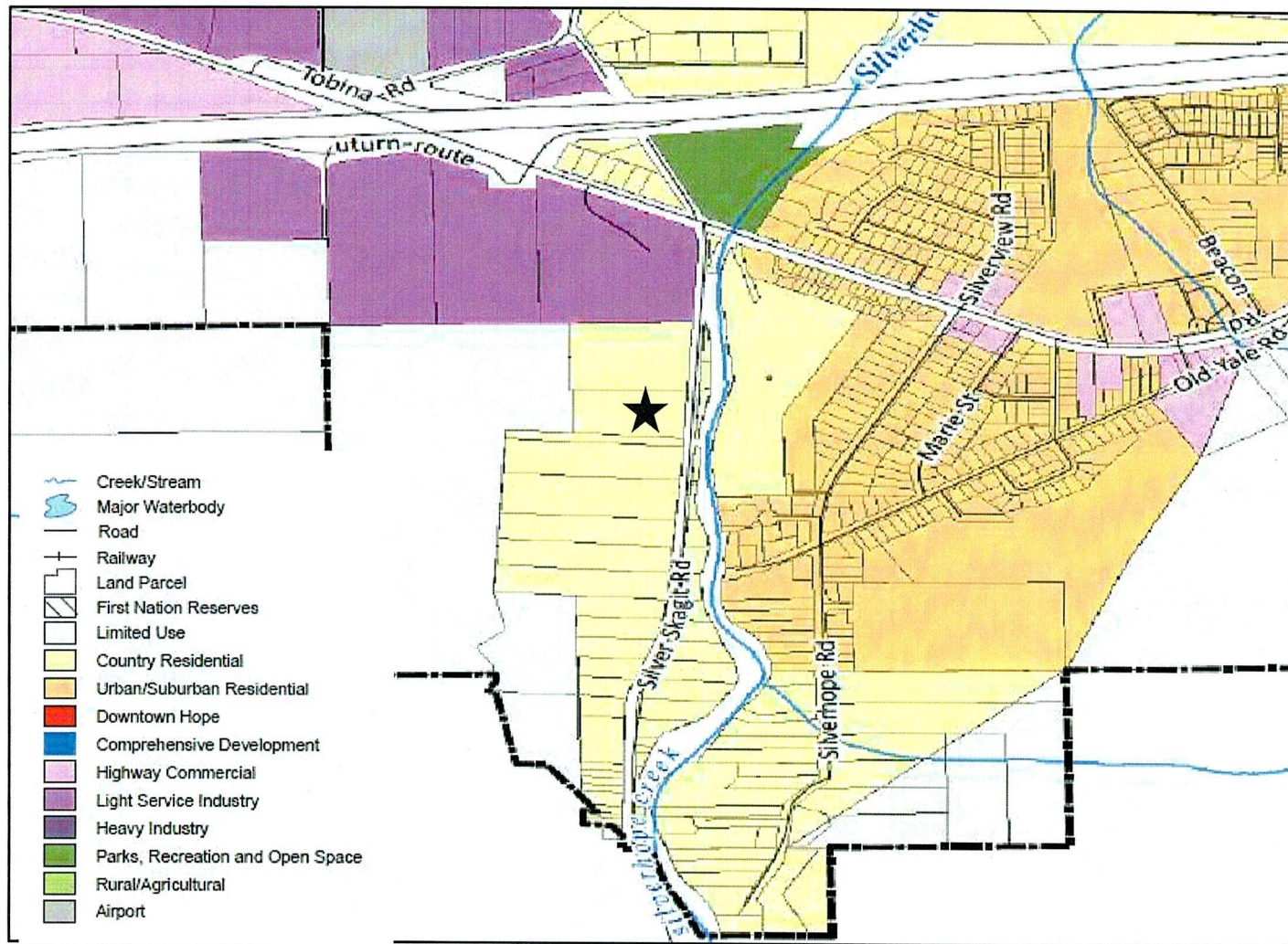
Approved for submission to Council:

Original Signed by Richard Zerr

Acting Director of Community Development

Original Signed by Donna Bellingham

Acting Chief Administrative Officer



19841 Silver Skagit Road
Applicant: James Lasser
OCP Land Use Map Excerpt



DISTRICT OF HOPE

BYLAW NO. 1555

A Bylaw to amend the District of Hope Official Community Plan Bylaw No. 1378

Whereas the Council of the District of Hope deems it appropriate to amend Official Community Plan Bylaw No. 1378, 2016 by re-designating certain lands;

Now therefore the Council of the District of Hope, in open meeting assembled, enacts as follows:

CITATION

1. This Bylaw may be cited for all purposes as the “***District of Hope Official Community Plan Amendment Bylaw No. 1555, 2023***”.

ENACTMENT

2. That a certain parcel of land situated in the District of Hope, British Columbia, and described as:

Lot 5, Except Part on Plan 73383 Section 1 Township 5 Range 27 West of the 6th Meridian New Westminster District Plan 17065; PID 010-311-599; 61934 Estell Road

as shown on Schedule “A” attached to and forming part of this bylaw is hereby re-designated from Highway Commercial to Light/Service Industry and Map 1 of the District of Hope Official Community Plan Bylaw 1378, 2016 is hereby amended to reflect this re-designation.

Read a first time this 10th day of July, 2023.

Read a second time this 10th day of July, 2023.

Advertised in the Hope Standard Newspaper August 4th, 2023 and August 11th, 2023.

Public Hearing was held this 14th day of August, 2023.

Read a third time this XXXXX XX, 2023

Received Ministry of Transportation & Infrastructure approval this XX day of XXXXX, 2023.

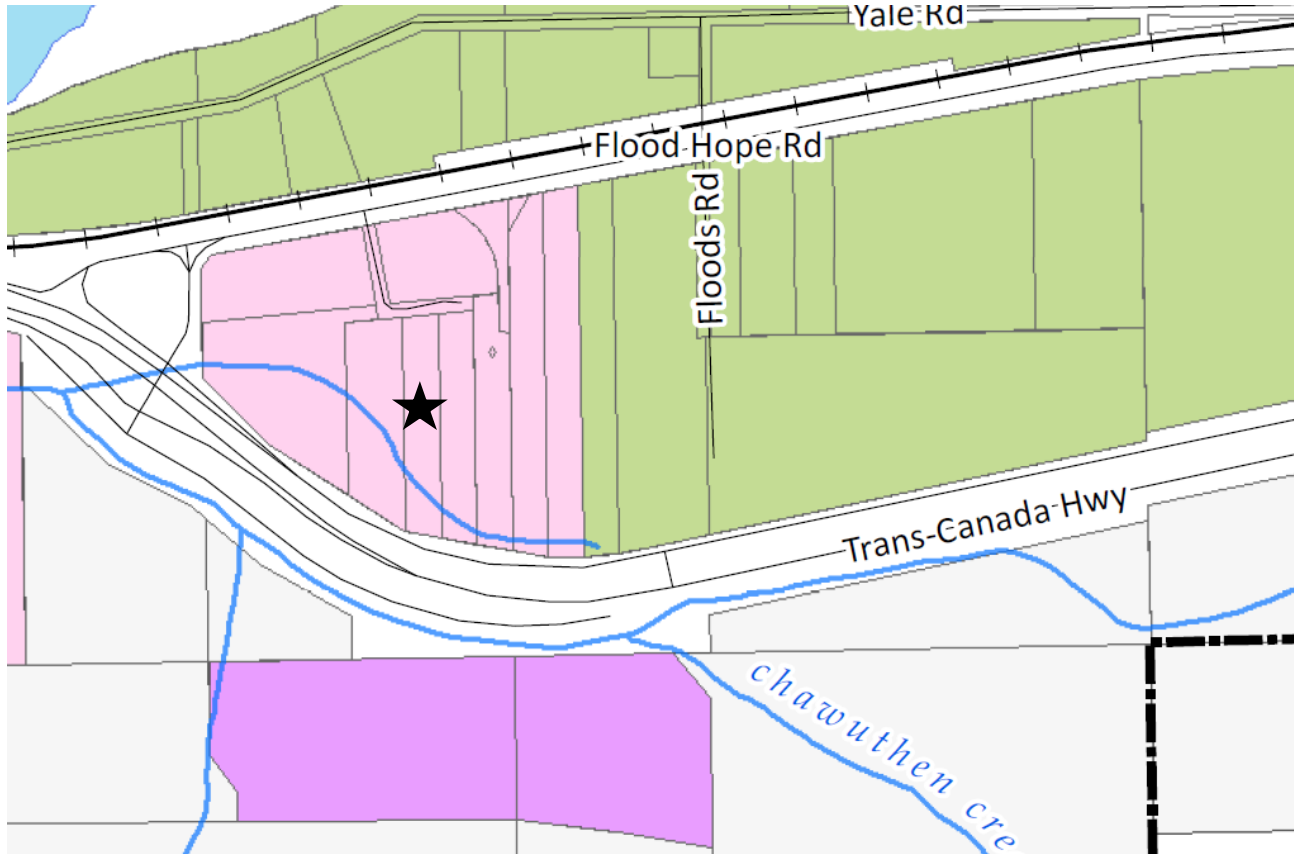
Adopted this XX day of XXXXX, 2023.

Mayor

Director of Corporate Services

**DISTRICT OF HOPE
BYLAW NO. 1555
SCHEDULE "A"**

OFFICIAL COMMUNITY PLAN AMENDMENT MAP



SUBJECT PROPERTY TO BE RE-DESIGNATED: ★

FROM: HIGHWAY COMMERCIAL

TO: LIGHT/SERVICE INDUSTRY

This is Schedule "A" attached to and forming part of the "District of Hope Official Community Plan Amendment Bylaw No. 1555, 2023"

Mayor

Director of Corporate Services

DISTRICT OF HOPE

BYLAW NO. 1556

A Bylaw to amend the District of Hope Zoning Bylaw No. 1324

WHEREAS pursuant to Section 479 of the *Local Government Act*, a local government may adopt a Zoning Bylaw;

AND WHEREAS the Council of the District of Hope deems it appropriate to amend Zoning Bylaw 1324, 2012 by rezoning a specific parcel of land;

NOW THEREFORE the Council of the District of Hope, in open meeting assembled, enacts as follows:

CITATION

1. This Bylaw may be cited for all purposes as the “***District of Hope Zoning Amendment Bylaw No. 1556, 2023***”.

ENACTMENT

2. That a certain parcel of land situated in the District of Hope, British Columbia, and described as:

Lot 5, Except Part on Plan 73383 Section 1 Township 5 Range 27 West of the 6th Meridian New Westminster District Plan 17065; PID 010-311-599; 61934 Estell Road

as shown on Schedule “A” attached to and forming part of this bylaw is hereby rezoned from Rural (RU-1) to Light/Service Industrial (I-2) and the Zoning Map Schedule “B” of the District of Hope, Zoning Bylaw 1324, 2012 is hereby amended to reflect this rezoning.

Read a first time this 10th day of July, 2023.

Read a second time this 10th day of July, 2023.

Advertised in the Hope Standard Newspaper August 4th, 2023 and August 11th, 2023.

Public Hearing was held this 14th day of August, 2023.

Read a third time this XX day of XXXXX, 2023.

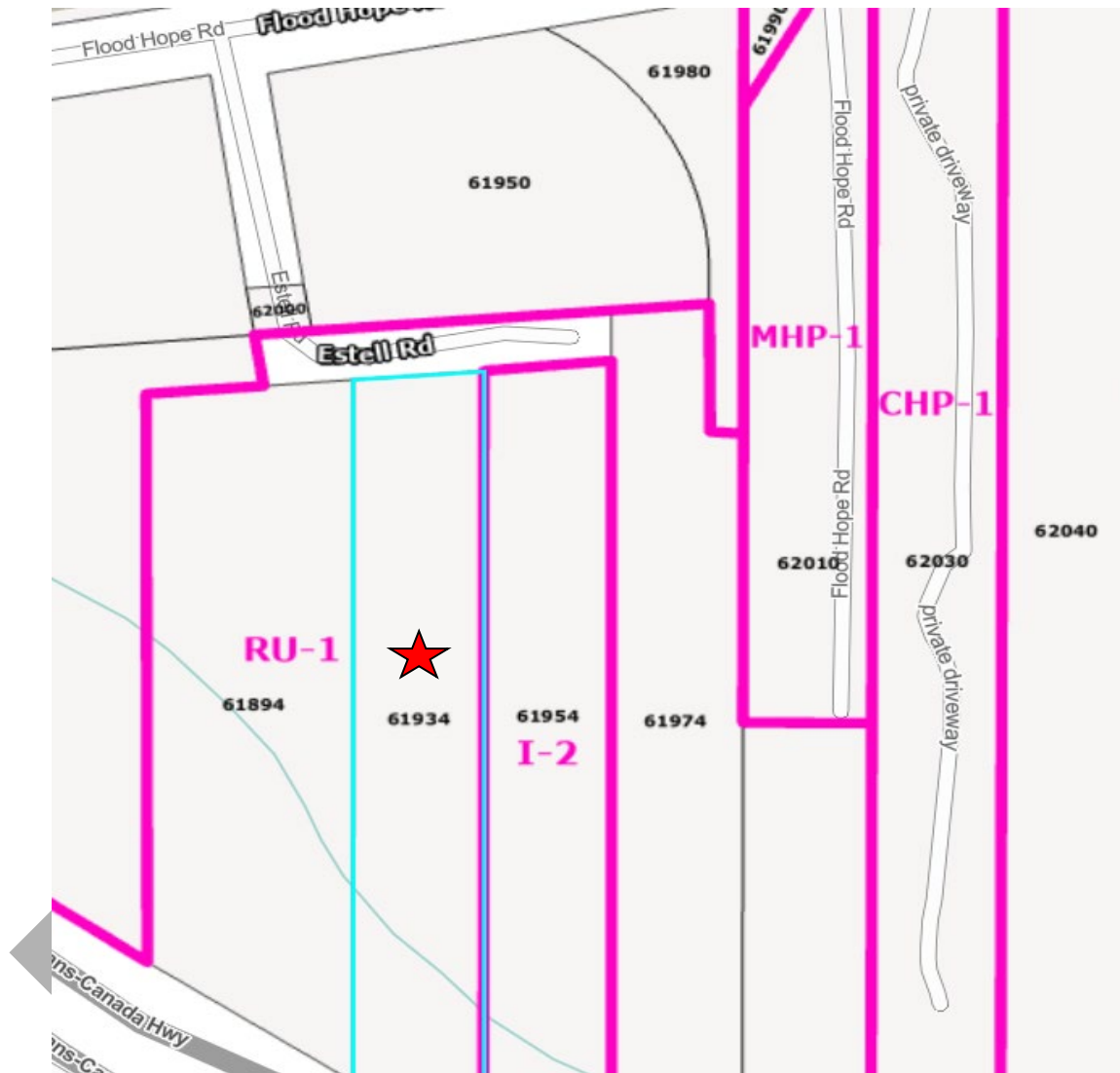
Received Ministry of Transportation & Infrastructure approval this XX day of XXXXX, 2023.

Adopted this XX day of XXXXX, 2023.

Mayor

Director of Corporate Services

**DISTRICT OF HOPE
BYLAW NO. 1556
SCHEDULE "A"
ZONING AMENDMENT MAP**



SUBJECT PROPERTY:



REZONED FROM:

RURAL (RU-1)

TO:

LIGHT/SERVICE INDUSTRIAL (I-2)

This is Schedule "A" attached to and forming part of the "District of Hope Zoning Amendment Bylaw No. 1556, 2023"

Mayor

Director of Corporate Services

Zoning Amendment Bylaw 1556, 2023
Page 2 of 2

DISTRICT OF HOPE

BYLAW NO. 1558

A Bylaw to amend the District of Hope Official Community Plan Bylaw No. 1378

Whereas the Council of the District of Hope deems it appropriate to amend Official Community Plan Bylaw No. 1378 by re-designating certain lands;

Now therefore the Council of the District of Hope, in open meeting assembled, enacts as follows:

CITATION

1. This Bylaw may be cited for all purposes as the “**District of Hope Official Community Plan Amendment Bylaw No. 1558, 2023**”.

ENACTMENT

2. That a certain parcel of land situated in the District of Hope, British Columbia, and described as:

Lot 26 Block 1 Section 16 Township 5 Range 26 West of the 6th Meridian Yale Division Yale District Townsite of Hope Suburban Except: (1) Parcel K Plan A128 (2) Plan B5277 (3) That Part Lying to the North and East of Parcel K (Plan A128); PID 012-871-362 with the civic address of 455 Coquihalla Street

as shown on Schedule “A” attached to and forming part of this bylaw is hereby re-designated from Urban/Suburban Residential to Comprehensive Development (CD-12) and Map 3 of the District of Hope Official Community Plan Bylaw 1378 is hereby amended to reflect this re-designation.

Read a first time this 14th day of August, 2023

Read a second time this 14th day of August, 2023

Advertised in the Hope Standard Newspaper the 15th and 22nd day of August, 2023

Public Hearing was held this 25th day of September, 2023.

Read a third time this XX day of XXXXX, 2023.

Received Ministry of Transportation & Infrastructure approval this XX day of XXXXX, 2023.

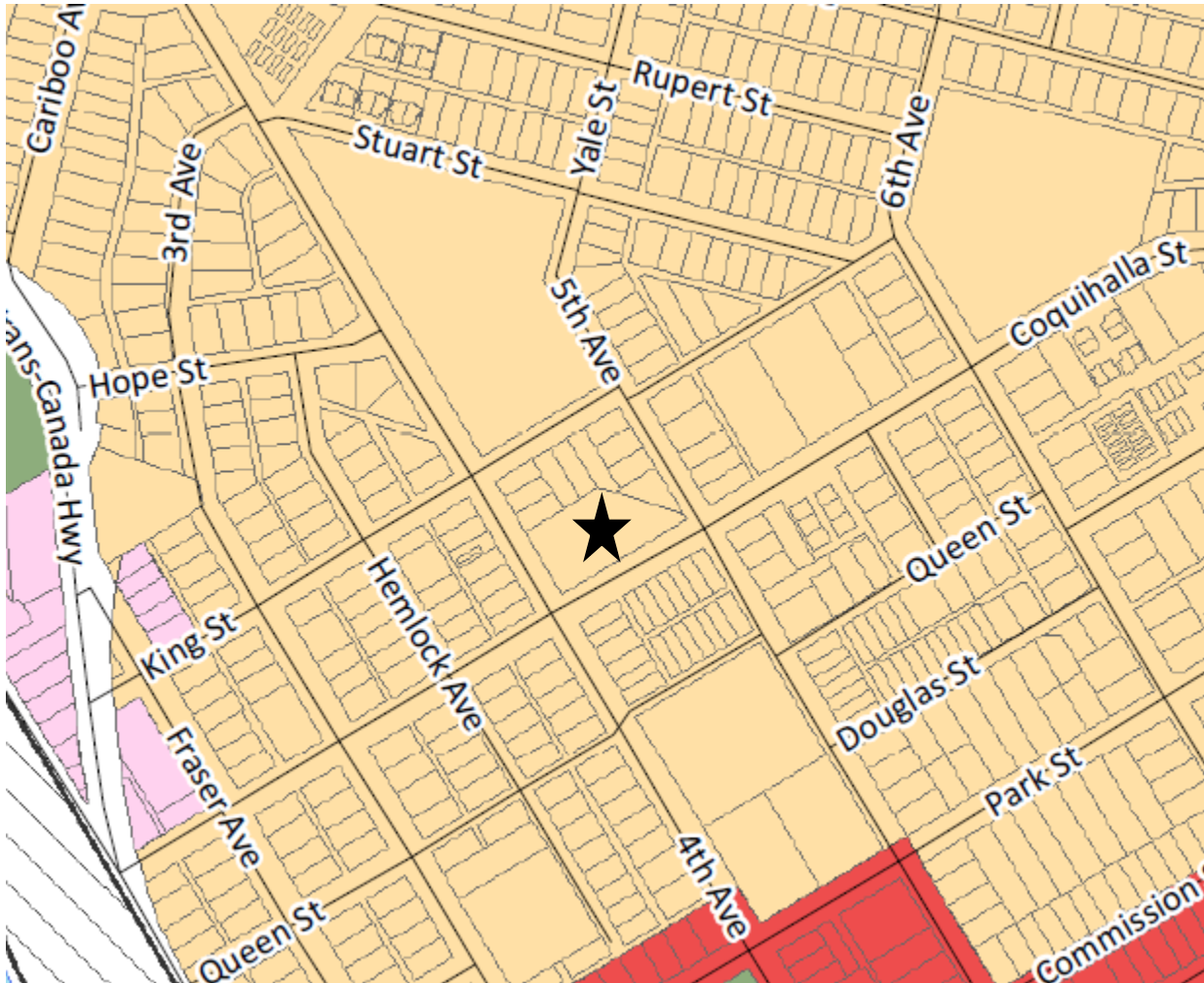
Adopted this XX day of XXXXX, 2023.

Mayor

Director of Corporate Services

**DISTRICT OF HOPE
BYLAW NO. 1558
SCHEDULE "A"**

OFFICIAL COMMUNITY PLAN AMENDMENT MAP



SUBJECT PROPERTY TO BE RE-DESIGNATED: ★

FROM: URBAN/SUBURBAN RESIDENTIAL

TO: COMPREHENSIVE DEVELOPMENT (CD-12)

This is Schedule "A" attached to and forming part of the "District of Hope Official Community Plan Amendment Bylaw No. 1558, 2023"

Mayor

Director of Corporate Services

DISTRICT OF HOPE BYLAW NO. 1559

A bylaw to amend the District of Hope Zoning Bylaw No. 1324

Whereas the Council of the District of Hope deems it appropriate to amend *Zoning Bylaw No. 1324* by rezoning a specific parcel of land to a site-specific comprehensive use;

Now therefore the Council of the District of Hope, in open meeting assembled, enacts as follows:

CITATION

1. This bylaw may be cited for all purposes as the ***“District of Hope Zoning Amendment Bylaw No. 1559, 2023”***.

ENACTMENT

1. That a certain parcel of land situated in the District of Hope, British Columbia, and described as:

Lot 26 Block 1 Section 16 Township 5 Range 26 West of the 6th Meridian Yale Division Yale District Except (1) Parcel K Plan A128; (2) Plan B5277; (3) That Part Lying to the North and East of Parcel K (Plan A128); PID 012-871-362 with the civic address of 455 Coquihalla Street as shown on Schedule “A” attached to and forming part of this bylaw is hereby re-zoned from Multiple Family Residential (RM-1) to a Comprehensive Development (CD-12) zone and the Zoning Map Schedule “B” of the *District of Hope Zoning Bylaw 1324* is hereby amended to reflect this rezoning.

2. That the following new section to be added to the *District of Hope Zoning Bylaw 1324*:

15.12 COMPREHENSIVE DEVELOPMENT (CD-12) ZONE (455 COQUIHALLA STREET)

15.12.1 PURPOSE

- .1 This Comprehensive Development (CD-12) zone is site specific and applies only to Lot 26 Block 1 Section 16 Township 5 Range 26 West of the 6th Meridian Yale Division Yale District Townsite of Hope Suburban Except: (1) Parcel K Plan A128 (2) Plan B5277 (3) That Part Lying to the North and East of Parcel K (Plan A128); PID 012-871-362.
- .2 The purpose of the CD-12 zone is to accommodate specified residential uses (apartments and townhomes) on the property legally described above and is designed to minimize conflicts with the surrounding areas.
- .3 The proposal is to create a four (4) story forty-two (42) unit apartment building and eight (8) townhomes with suites in four (4) units as per the plans attached as Schedule “B”.
- .4 To minimize the impact on the community, the developer is proposing a 36 stall underground parking garage.

15.12.2 PERMITTED USES

- .1 The following *principal uses* and no others shall be permitted:
 - a) *Apartment*; and
 - b) *Townhouse*.
- .2 The following *accessory uses* and no other use shall be permitted:
 - a) *Accessory buildings or structures*;
 - b) Common or private amenity areas;
 - c) *Day care*;
 - d) *Home based business*;
 - e) *Off-street parking area*;
 - f) *Preschool*.

15.12.3 CONDITIONS OF USE

- .1 A common amenity area of not less than 100 square metres (~1,076 square feet) and minimum dimension of not less than 6 metres (~20 feet) shall be provided for all *buildings* containing 10 or more *dwelling units* on a *parcel*. Such a common amenity area may include, without limiting the generality of the foregoing, a swimming pool, sauna, exercise room, tennis courts, *playground*, courtyard, craft and games room, meeting room and similar recreational/social oriented facilities.
- .2 An outdoor amenity area of not less than 15 square metres (~161 square feet) and having minimum dimension of not less than 3 metres (~10 feet) shall be provided for and contiguous to each *townhouse*.
- .3 An amenity area of not less than 5 square metres (~54 square feet) and minimum dimension of not less than 1.5 metres (~5 feet) shall be provided for and contiguous to each *dwelling unit* in an *apartment*.
- .4 Amenity areas within a *apartment* may include, without limiting the generality of the foregoing, a patio, sun deck, balcony or terrace.
- .5 All *accessory buildings or structures* shall be subject to Accessory Buildings and Structures General Regulations of this Bylaw.
- .6 A *day care* shall not be located in any *dwelling unit* of an *apartment*.
- .7 All *home based businesses* shall be subject to the Home Based Business Use Regulations of this Bylaw.
- .8 *The use of off-street parking areas* for the storage of contractor's equipment or commercial *vehicles* exceeding 3,000 kg GVW is prohibited in this *zone*.

15.12.4 REQUIREMENTS FOR SUBDIVISION

- .1 This parcel cannot be subdivided.

15.12.5 SITE COVERAGE, BUILDING HEIGHT AND SETBACKS

- .1 *Site coverage, building height and setbacks* shall be provided in accordance with the following table:

Site Coverage, Building Height and Setbacks for CD-12 Zone

	Multiple Principal Uses (Apartments and Townhomes)	Accessory Building or Structure
Maximum Site Coverage	Total 50%	
Maximum Density	54 Units (as proposed)	
Maximum Building Height (Apartments)	16 metres (~52.5 feet)	5 metres (~16.5 feet)
Maximum Building Height (Townhomes)	10 metres (~32.8 feet)	
Setback Required from:		
Front Lot Line	7.5 metres (~25 feet)	7.5 metres (~25 feet)
Rear Lot Line	6 metres (~20 feet)	1.5 metres (~5 feet)
Interior Side Lot Line	3.5 metres (~11.5 feet)	1 metre (~3.5 feet)
Exterior Side Lot Line	4.5 metres (~15 feet)	4.5 metres (~15 feet)

15.12.6 OTHER REQUIREMENTS

- .1 All *off-street parking requirements* shall be provided in accordance with the proposed plans attached as Schedule "B". All other requirements shall be provided in accordance with the Off-Street Parking and Loading Regulations of this Bylaw.
- .2 All *landscaping, screening and fences* shall be provided in accordance with the Landscaping, Screening and Fencing Regulations of this bylaw.

Read a first time this 14th day of August, 2023

Read a second time this 14th day of August, 2023

Advertised in the Hope Standard Newspaper the 15th and 22nd day of August, 2023

Public Hearing was held on the 25th day of September, 2023

Read a third time this XX day of XXXXX, 2023

Received Ministry of Transportation & Infrastructure approval this XX day of XXXXX, 2023

Adopted this XX day of XXXXX, 2023

Mayor

Director of Corporate Services

DRAFT

**DISTRICT OF HOPE BYLAW NO. 1559
ZONING AMENDMENT MAP
SCHEDULE "A"**



THE SUBJECT PROPERTY: ★

FROM: Multiple Family Residential (RM-1)

TO: Comprehensive Development (CD-12)

This is Schedule "A" attached to and forming part of the "*District of Hope Zoning Amendment Bylaw No. 1559, 2023*"

Mayor

Director of Corporate Services



This is Schedule “B” attached to and forming part of the “*District of Hope Zoning Amendment Bylaw No. 1559, 2023*”

Mayor

Director of Corporate Services

Zoning Amendment Bylaw 1559, 2023

Page 6 of 6

049

DISTRICT OF HOPE
REPORT/RECOMMENDATION TO COUNCIL

DATE: September 27, 2023

FILE: LDP 28/23

SUBMITTED BY: Richard Zerr, Acting Director of Community Development

MEETING DATE: October 10, 2023

SUBJECT:

**DEVELOPMENT PERMIT
342 HUDSON BAY STREET
PROSPER HOMES LTD.**

PURPOSE:

To obtain Council's approval for a Downtown Hope Revitalization Development Permit (DP) for the re-development of a site with the construction of a new six (6) unit townhouse.

RECOMMENDATION:

THAT a Downtown Hope Revitalization Form and Character Development Permit be approved for the property legally described as Lot A Section 9 Township 5 Range 26 West of the 6th Meridian Kamloops Division Yale District Plan 5900, PID 010-183-973, 342 Hudson Bay Street; and

FURTHER THAT the Director of Community Development be authorized to approve minor changes to the Downtown Hope Revitalization Form and Character Development Permit; and

FURTHER THAT for purposes of the Development Permit validity period, the conditions of the Development Permit shall expire on October 10, 2025; and

FURTHER THAT for purposes of any associated building permit, that the "substantially start of any construction" shall mean the completion of an approved foundation for the proposed structures as certified safe by a qualified professional.

ANALYSIS:

A. Rationale:

Proposal –The applicant's intent is to construct a multi-family residential building containing a six (6) unit townhouse. The plan features walk up access from the street to each townhouse featuring landscaped front yards leading to the attractive welcoming front doors. The functional design has incorporated the parking at the rear of the units by one way lane access from Hudson Bay Street. There is adequate visitor parking, a landscaped outdoor amenity area and a screened area for waste collection.

Background – The subject property is approximately 10,751 square feet and is located on the corner of Hudson Bay Street and Odd Street. On September 11, 2023 *District of Hope Zoning Amendment Bylaw No 1557, 2023* to rezone the property from Single Family Residential (RS-1) to Multiple Family Residential (RM-1) was adopted (attached).

Form & Character Development Permit – The development meets the majority of the

objectives, expectations and guidelines of the Downtown Hope Revitalization Form and Character Development Permit Area #1.

The entire building is facing Odd Street with entrances oriented toward the street frontage, and it is a walkable distance from Wallace Street. The design also includes landscaping opportunities and facades of multi-family buildings to indicate individual units.

The overall building is to have natural color (charcoal black) and will be outlined with light grey for the trim, trim around windows, railings, flashing, gutters, fascia and garage doors. The use of light grey will enhance the outline of the building giving it more variation or “pop” from the monotony of the background. The roofing is indicated to be enclosed from mid roofline with black asphalt shingles and tied in with the structural post and beam components.

B. Official Community Plan (OCP) Bylaw 1378

As per the Official Community Plan, the three questions to be consistently asked in all levels and types of decision are:

1. Does the development move Hope toward our vision and goals for success and sustainability? Is it aligned with our OCP objectives and policies?

This development meets two of the Community Land Use & Growth Management goals:

- *Compact, connected, and walkable built environment; and*
- *Economic and community development.*

It is aligned with the following objectives & policies:

- *To encourage the densification of the Downtown core to facilitate potential transit service.*
- *Review the Zoning Bylaw to allow more flexibility of uses in the Downtown Hope designation to promote and support economic development.*
- *Focus the development of residential land uses in locations within a close walk to community services and facilities in the downtown core.*

This development meets the following Community Residential Land Uses & Housing goal:

- *Include a diversity of housing to meet the community needs.*

It is aligned with the policy to support a variety of housing types, lot sizes, and densities to meet the changing needs of current and future residents.

2. Is it a flexible platform for future steps towards our vision, goals and objectives?

This platform is rigid; however, this proposal is very much aligned with the goals and objectives of the community vision.

3. Will it provide a good return on investment?

Overall, there should be a good return on investment on the long term as it increases the residential tax base.

C. Attachments:

- Location Map Excerpt
- OCP Land Use Map Excerpt
- Zoning Amendment Bylaw 1557, 2023
- Color Rendering Excerpt

D. Property Information:















- | | |
|-----------------------------|--|
| 1) Civic Address: | 342 Hudson Bay Street |
| 2) Legal Description: | Lot A Section 9 Township 5 Range 26 West of the 6 th Meridian Kamloops Division Yale District Plan 5900 |
| 3) PID Number: | 010-183-973 |
| 4) Current Zoning: | Downtown Commercial (CBD) |
| 5) Current OCP Designation: | Downtown Hope (DT) |

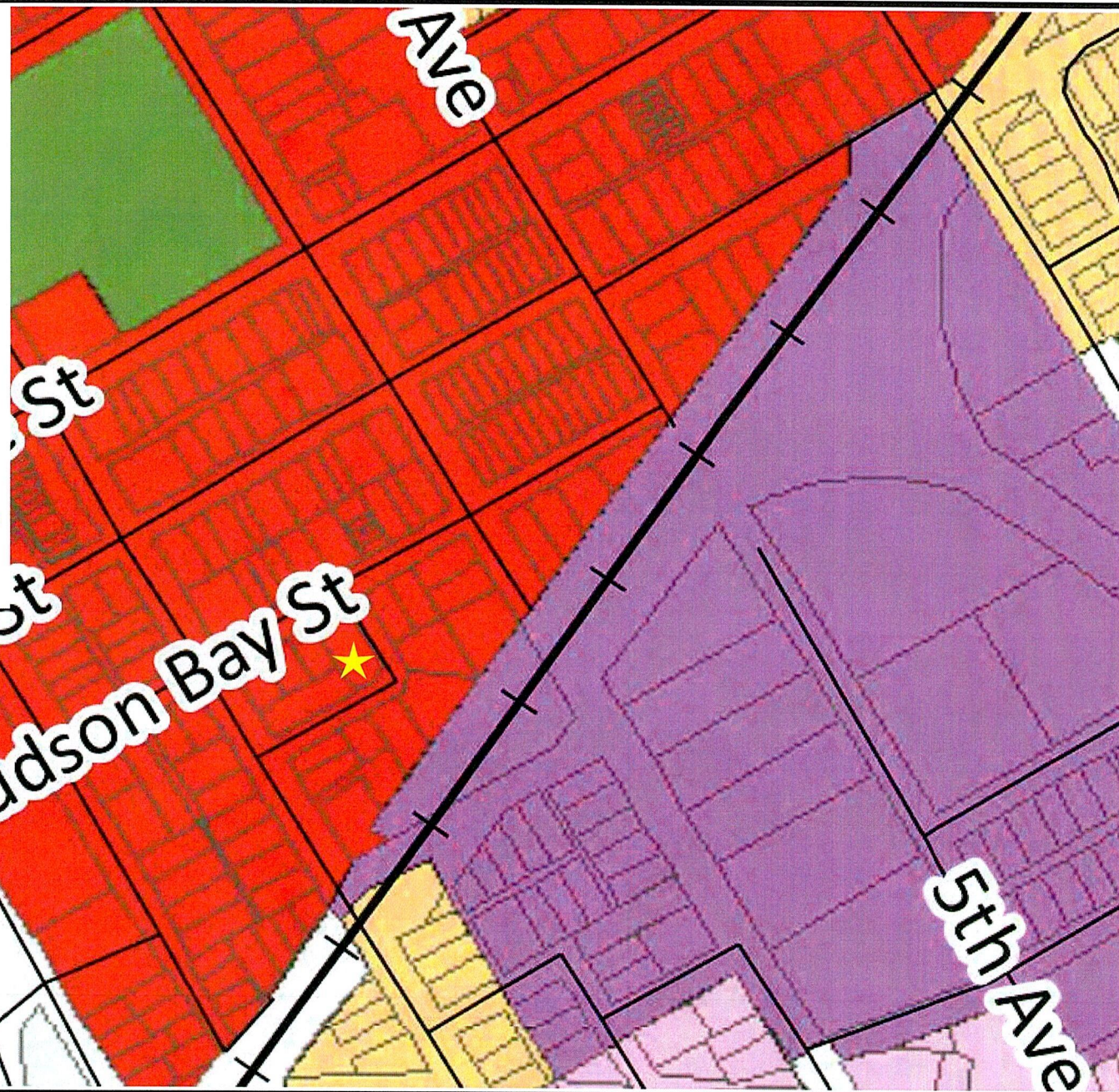
Prepared by:

Approved for submission to Council:

Original Signed by Richard Zerr
Acting Director of Community Development

Original Signed by Donna Bellingham
Acting Chief Administrative Officer

-  Creek/Stream
-  Major Waterbody
-  Road
-  Railway
-  Land Parcel
-  First Nation Reserves
-  Limited Use
-  Country Residential
-  Urban/Suburban Residential
-  Downtown Hope
-  Comprehensive Development
-  Highway Commercial
-  Light Service Industry
-  Heavy Industry
-  Parks, Recreation and Open Space
-  Rural/Agricultural
-  Airport



342 Hudson Bay Street

Applicant: Prosper Homes Ltd.

OCP Land Use Map Excerpt

DISTRICT OF HOPE
BYLAW NO. 1557

A Bylaw to amend the District of Hope Zoning Bylaw No. 1324

WHEREAS pursuant to Section 479 of the *Local Government Act*, a local government may adopt a Zoning Bylaw;

AND WHEREAS the Council of the District of Hope deems it appropriate to amend Zoning Bylaw 1324, 2012 by rezoning a specific parcel of land;

NOW THEREFORE the Council of the District of Hope, in open meeting assembled, enacts as follows:

CITATION

1. This Bylaw may be cited for all purposes as the "***District of Hope Zoning Amendment Bylaw No. 1557, 2023***".

ENACTMENT

2. That a certain parcel of land situated in the District of Hope, British Columbia, and described as:

Lot A Section 9 Township 5 Range 26 West of the 6th Meridian Kamloops
Division Yale District Plan 5900; PID 010-183-973; 342 Hudson Bay Street

as shown on Schedule "A" attached to and forming part of this bylaw is hereby rezoned from Single Family Residential (RS-1) to Multiple Family Residential (RM-1) and the Zoning Map Schedule "B" of the District of Hope, Zoning Bylaw 1324, 2012 is hereby amended to reflect this rezoning.

Read a first time this 10th day of July, 2023.

Read a second time this 10th day of July, 2023.

Advertised in the Hope Standard Newspaper August 4th, 2023 and August 11th, 2023.

Public Hearing was held this 14th day of August, 2023.

Read a third time this 14th day of August, 2023.

Received Ministry of Transportation & Infrastructure approval this 23rd day of August, 2023.

Adopted this 11th day of September, 2023.

Original Signed by Victor Smith
Mayor

Original Signed by Donna Bellingham
Director of Corporate Services

DISTRICT OF HOPE
BYLAW NO. 1557
SCHEDULE "A"
ZONING AMENDMENT MAP



SUBJECT PROPERTY:



REZONED FROM:

SINGLE FAMILY RESIDENTIAL (RS-1)

TO:

MULTIPLE FAMILY RESIDENTIAL (RM-1)

This is Schedule "A" attached to and forming part of the "District of Hope Zoning Amendment Bylaw No. 1557, 2023"

Original Signed by Victor Smith
Mayor

Original Signed by Donna Bellingham
Director of Corporate Services



① VIEW FROM HUDSON BAY STREET
3" = 1'-0"



② VIEW FROM ADJACENT NEIGHBOURING LOT
3" = 1'-0"

AWANA GROUP

Keneth.Tchikaya@gmail.com
Phone (718) 512-5143

DISCLAIMER

- THE DOCUMENTS AND DESIGN ARE AT ALL TIMES THE EXCLUSIVE PROPERTY OF AWANA GROUP AND MAY NOT BE REPRODUCED WITHOUT THEIR WRITTEN CONSENT.
- THE ORIGINAL CONTRACTOR AND SUB-TRADERS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND LEVELS PRIOR TO COMMENCEMENT OF WORK ON SITE.
- ANY ERRORS, OMISSIONS, DISCREPANCIES SHALL BE IMMEDIATELY REPORTED TO AWANA GROUP BEFORE COMMENCEMENT OF WORK ON SITE.
- AWANA GROUP DOES NOT WARRANT THAT THE DRAWINGS ARE TO SCALE. THE DIMENSIONS SHALL NOT BE SCALED.
- ALL DIMENSIONS ARE IN FEET AND INCHES UNLESS NOTED OTHERWISE.

PROJECT

NEW TOWNHOUSES

342 HUDSON BAY STREET, HOPE

DRAWING TITLE

RENDERS

PROJECT NUMBER

2260

DRAWN

TJ

DATE

APRIL 28TH, 2023

SCALE

3" = 1'-0"

DRAWING NO

A2.03

-
1. Information Bulletin dated September 6, 2023 from the Ministry of Emergency Management and Climate Readiness re: Financial assistance for local governments, First Nations affected by wildfire.
 2. News Release dated September 11, 2023 from the Ministry of Housing re: Province caps annual rent increase well below inflation.
 3. News Release dated September 13, 2023 from the Ministry of Tourism, Arts, Culture and Sport re: Construction begins on RBCM collections and research building.
 4. News Release dated September 14, 2023 from the Ministry of Post-Secondary Education and Future Skills re: Provincial Tuition Waiver Program expanded to former youth in care of all ages.
 5. News Release dated September 14, 2023 from the Ministry of Mental Health and Addictions re: B.C. secures measures to ensure families feel safe accessing public spaces.
 6. News Release dated September 14, 2023 from the Ministry of Agriculture and Food re: B.C. strengthens food supply for people in rural communities.
 7. News Release dated September 14, 2023 from the Ministry of Emergency Management and Climate Readiness re: State of emergency ends, fire response continues.
 8. News Release dated September 15, 2023 from the Ministry of Children and Family Development re: Province seeks public input on services for children, youth with support needs.
 9. News Release dated September 18, 2023 from the Office of the Premier, the Ministry of Housing and the Ministry of Water, Land and Resource Stewardship re: B.C. moves to increase housing supply, deliver more homes faster.
 10. News Release dated September 18, 2023 from the Ministry of Agriculture and Food re: B.C. increases food security, agricultural resiliency during emergencies.
 11. News Release dated September 19, 2023 from the Ministry of Health re: B.C. surgical renewal breaks records bringing more patients surgeries they need.
 12. News Release dated September 20, 2023 from the Ministry of Municipal Affairs re: Literacy supports boosted for British Columbians.
 13. News Release dated September 21, 2023 from the Office of the Premier, the Ministry of Municipal Affairs and the Northwest BC Resource Benefits Alliance re: Province, northwestern communities partner to support people, economic growth.
 14. Report dated August 31, 2023 from the Ombudsperson of British Columbia re: Quarterly Report: April 1 – June 30, 2023.
 15. News Release dated September 7, 2023 from Fraser Health re: Fraser Health expands capacity with B.C.'s first Virtual Psychiatry Unit.
 16. News Release dated September 22, 2023 from the Office of the Premier and the Ministry of Public Safety and Solicitor General re: Province provides support to strengthen local fire departments.

17. News Release dated September 22, 2023 from the Office of the Premier re: New vision connects rural B.C. to a stronger future.
18. News Release dated September 23, 2023 from the Ministry of Tourism, Arts, Culture and Sport re: BC Culture Day offers arts, cultural activities throughout province.
19. News Release dated September 26, 2023 from the Ministry of Social Development and Poverty Reduction re: Funding will help First Nations improve quality of life, reduce poverty.
20. News Release dated September 26, 2023 from the Ministry of Housing re: Targets released for 10 municipalities to deliver more homes for people.
21. News Release dated September 27, 2023 from the Ministry of Attorney General re: Input from sheriffs to strengthen access to court services.
22. News Release dated September 27, 2023 from the Ministry of Finance re: B.C. puts people first as wildfires, global economic challenges affect first quarter.
23. News Release dated September 27, 2023 from the Ministry of Health re: Expanded travel programs benefit patients needing cancer care.
24. Information Bulletin dated September 28, 2023 from the Ministry of Post-Secondary Education and Future Skills re: Report shows pathway to improve credential recognition process.
25. News Release dated September 28, 2023 from the Ministry of Health and the Office of the Provincial Health Officer re: Actions protect people, B.C. communities this respiratory illness season.
26. Information Bulletin dated September 29, 2023 from the Ministry of Forests re: Remaining fish population protection orders end.
27. News Release dated September 29, 2023 from the Ministry of Housing and Office of the Government House Leader re: Fall legislative session will take action on biggest challenges in B.C.
28. News Release dated October 3, 2023 from the Ministry of Forests re: Province tackles climate change by reducing single-use plastics in tree planting.
29. News Release dated October 3, 2023 from the Ministry of Transportation and Infrastructure re: B.C. invest in affordability of safe, reliable coastal ferry service.
30. News Release dated October 3, 2023 from the Ministry of Emergency Management and Climate Readiness re: New emergency management legislation, task force pave way for resilient communities.
31. Newsletter dated September, 2023 from Young Anderson Barristers & Solicitors re: Delegations to Council – A *Charter* Right?

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
029390	9/1/2023	DENT James A	2023 Tax Refund	2023 Refund tax-Supp Cycle 6 205862575	\$3,901.99	\$3,901.99
029391	9/1/2023	MACOVA Jana	733/23	BP#733/23 Municipal Deposit Refund	\$500.00	\$500.00
029392	9/1/2023	METAL SUPERMARKETS LANGLEY	1340344	Cold rolled round bar	\$102.86	\$102.86
029393	9/1/2023	TRUE CONSULTING LTD	1239-0723-248	Jul/23 PCC Capacity Improvements	\$1,666.36	\$3,366.85
			1239-0723-249	Jul/23 2023 Capital Planning	\$1,700.49	
029394	9/1/2023	PETTY CASH	Sep/23 Expenses	Jan-Aug/23 expense petty cash	\$148.05	\$148.05
Aug/23Pitney	9/1/2023	PITNEY WORKS	August 2023	Aug 2/23 postage meter fill	\$997.50	\$997.50
Aug/23Telus	9/1/2023	TELUS	August 2023	Aug/23 Telus land line services	\$1,733.19	\$1,733.19
400003815441	9/6/2023	BC HYDRO	400003815441	Aug/23 BC Hydro services	\$43,346.87	\$43,346.87
Aug/23 FortisBC	9/6/2023	FORTIS BC-NATURAL GAS	August 2023	Aug/23 Fortis BC Services	\$515.22	\$515.22
PP#17/23RP0001	9/6/2023	RECEIVER GENERAL FOR CANADA	PP#17-2023	PP#17 August 7-20 2023	\$5,779.36	\$5,779.36
PP#17/23RP0002	9/6/2023	RECEIVER GENERAL FOR CANADA	PP#17-2023	PP#17 August 7-20 2023	\$34,483.85	\$34,483.85
Sep/23Shaw0584	9/6/2023	SHAW CABLESYSTEMS GP	Sep/23-0584	Sep/23 Shaw-0584 PW internet services	\$89.60	\$89.60
Sep/23Shaw2710	9/6/2023	SHAW CABLESYSTEMS GP	Sep/23-2710	Sep/23 Shaw-2710-cable & internet serv.	\$204.40	\$204.40
14273	9/13/2023	PARKLAND CORPORATION (108)	14273	Aug/23 Fire dept. fuel for unit #8	\$1,505.49	\$1,505.49
Aug/23MC0863	9/13/2023	MASTERCARD - COLLABRIA	August 2023	Aug/2023 mastercard payment	\$12,840.41	\$12,840.41
PP#12-18/23EHB	9/13/2023	EMPLOYER HEALTH TAX	PP#12-18-2023	PP#12-18/23 EHB Installment	\$19,606.68	\$19,606.68
PP#18/23MPP251	9/13/2023	MUNICIPAL PENSION PLAN	PP#18-2023-251	PP#18 Aug 21-Sep 3 2023	\$19,133.47	\$19,133.47
PP#18/23MPP5025	9/13/2023	MUNICIPAL PENSION PLAN	PP#18-2023-5025	PP#18 Aug 21-Sep 3 2023	\$1,983.90	\$1,983.90
PP#18/23RP0001	9/13/2023	RECEIVER GENERAL FOR CANADA	PP#18-2023	PP#18 Aug 21-Sep 3 2023	\$5,760.74	\$5,760.74
PP#18/23RP0002	9/13/2023	RECEIVER GENERAL FOR CANADA	PP#18-2023	PP#18 Aug 21-Sep 3 2023	\$32,897.77	\$32,897.77
Sep/23Shaw0613	9/14/2023	SHAW CABLESYSTEMS GP	Sep/23-0613	Sep/23 Shaw-0613 internet & cable servic	\$160.72	\$160.72
Sep/23Shaw0663	9/14/2023	SHAW CABLESYSTEMS GP	Sep/23-0663	Sep/23 Shaw-0663 internet & cable servic	\$233.52	\$233.52
029395	9/15/2023	604 TRAFFIC CONTROL LTD	3457	Sep 6/23 Traffic control-65887 K/Lake Rd	\$1,294.13	\$1,294.13
029396	9/15/2023	ALS CANADA LTD	3311362751	Aug 25/23 Monthly Effluent Monitoring	\$59.33	\$59.33
029397	9/15/2023	AMAZON.COM.CA INC.	CA32GA7HSVLUI	5ft USB cable	\$24.28	\$251.00
			CA3254N5DACII	16in tool bag w/apex handle	\$24.67	
			CA326J8A7ACII	3 toilet seats w/commercial fastening	\$171.75	
			CA3271MVJACII	forged grab hook 3/8"	\$30.30	
029398	9/15/2023	AUTOMATION ONE BUSINESS SYSTEMS INC	AR418275	Aug/23 Copier L119 B&W & Color copies	\$278.40	\$349.06
			AR418277	Sep/23 Copier L012 B&W & Color copies	\$70.66	
029399	9/15/2023	CANYON 2-WAY RADIO	INV10729	motorola antenna/battery/pager/charger	\$246.40	\$246.40
029400	9/15/2023	CANYON AUTOMOTIVE LTD.	50318	inspect/change oil/fuel filters/repair	\$919.02	\$919.02
029401	9/15/2023	CANYON CABLE 1988 LTD.	H5038060	coupler-right angle	\$16.04	\$747.40
			H5043141	fox 40 whistle x 6	\$64.65	
			H5043173	broom/hi-viz traffic & fr-tech	\$135.49	

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
			H5043396	spill pads	\$17.92	
			H5043899	20 x master locks	\$293.66	
			H5044061	return 20 x master locks	-\$293.66	
			H5045110	batteries 24x energizer AA	\$23.93	
			H5044597	Aug 22/23 freight from Andrew Sheret	\$33.60	
			H5045386	spool auto cut	\$65.01	
			H5045431	return re:inv H5044597 freight	-\$33.60	
			H5045940	def 9.46L x 10	\$201.49	
			H5046042	tank heater	\$222.87	
029402	9/15/2023	CANYON CABLE 1988 LTD.	H5045290	spline screw	\$2.81	\$189.46
			H5045291	stainless washers	\$13.44	
			H5045385	1L 2 cycle oil	\$11.19	
			H5045440	Aug 30/23 freight from Andrew Sheret	\$31.50	
			H5045549	new equip. cat yellow	\$15.72	
			H5045638	Aug 31/23 freight from EMCO to Hope	\$31.50	
			H5045880	washers/spec7 chain	\$5.00	
			H5045932	A700 w/gray tint	\$4.19	
			H5046089	anchor shackle	\$7.89	
			H5046153	raker file 6inch	\$4.53	
			H5046169	batteries energizer 12 x C	\$24.05	
			H5046173	E-Z reach	\$37.64	
029403	9/15/2023	COMTEL INTEGRATED TECHNOLOGIES INC.	444730	Sep/23 Comtel phone services	\$537.14	\$777.94
			23019	POE switch/register emergency sets	\$240.80	
029404	9/15/2023	COLUMBIA BUSINESS SYSTEMS	IN278168	Aug/23 Copier C3835i B&W & Color copies	\$171.58	\$171.58
029405	9/15/2023	CUPE LOCAL #458	PP#18-2023	PP#18 Aug 21-Sep 3 2023	\$1,837.87	\$1,837.87
029406	9/15/2023	ECOWISE TREE CARE	0005533	Rotary trail-remove/chip dead trees	\$1,575.00	\$6,037.50
			0005531	Remove trees-K/Lake/Raab/Ktll Villy Rd	\$1,837.50	
			0005536	trim and remove hazard trees	\$2,625.00	
029407	9/15/2023	ERICA PUBLISHING INC.	27098	20 temp parking laminated signs	\$112.00	\$165.76
			27131	250 business cards-SMITH Victor	\$53.76	
029408	9/15/2023	EMPYRION TECHNOLOGIES INC.	191109	Sep/23 backup/anti-virus/MS 365 service	\$2,630.36	\$2,630.36
029409	9/15/2023	EXCEED ELECTRICAL ENGINEERING LTD	10900-0014	Aug/23 Professionall service-VPN tunnel	\$1,426.71	\$1,426.71
029410	9/15/2023	FLYNN Caleigh	Sep/23 Advance	Sep/23 payroll advance-Fire Deploymnt	\$4,900.00	\$5,006.58
			Sep/23 Reimburs	Wildfire Deploy Fuel & meals-FLYNN C	\$106.58	
029411	9/15/2023	FRASER INCLUSIVE AND SUPPORTIVE	PP#18-2023	PP#18 Aug 21-Sep 3 2023	\$62.00	\$62.00
029412	9/15/2023	THE FLAG SHOP	FS23-DISTRICT	5 Canada 36X72" 210D-RT flags	\$335.72	\$335.72

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
029413	9/15/2023	FVBS HOPE RONA	45155	flat brush/common lumber-1x4	\$12.83	\$205.15
			45156	craftsman hammer	\$25.18	
			45196	sandpaper	\$14.68	
			45206	flat paint brush	\$3.13	
			45231	poly paint brush set 3pc	\$6.26	
			45232	bulbs 100w 2pk	\$20.48	
			44202	EZ strip a/p remover	\$13.88	
			44423	tray liner	\$5.63	
			44796	wire nut combo	\$3.32	
			45315	aluminum threshold wht	\$13.09	
			45340	liquid bleach x 3/clorox bleach x 4	\$33.29	
			45380	insect killer/wasp foam	\$53.38	
029414	9/15/2023	FVBS HOPE RONA	45465	EAB diamond blade segmented 12"	\$127.50	\$515.82
			45483	tremclad rust paint/foam trim roller	\$93.39	
			45505	sharkbite ball valve 3/4" & 1/2"-3 each	\$169.28	
			45604	carriage bolt/nut/hex nut	\$1.03	
			45607	tremclad paint/flat paint brush	\$99.66	
			45619	pipe strap/blow gun rubber tip/hose end	\$24.96	
029415	9/15/2023	FRASER VALLEY REGIONAL DISTRICT	9530	MFA issue 112 Bylaw 1288-Princ.& Interes	\$129,485.17	\$129,485.17
029416	9/15/2023	HICK David	Sep/23 Advance	Sep/23 payroll advance-Wildfire Deploymn	\$4,900.00	\$5,371.11
			Sep/23 Reimburs	Wildfire deploy reimburse Aug/23-HICK D	\$471.11	
029417	9/15/2023	HIGH VOLTAGE WELDING INC.	10522	Deposit for materials-GST calc.on final	\$2,000.00	\$2,000.00
029418	9/15/2023	HOPE READY MIX LIMITED	707639	32 mpa-C32B07/trucking	\$907.20	\$907.20
029419	9/15/2023	KHRONOS SECURITY SERVICES	2404	Aug 18/23 alarm response-Trtmnt plnt	\$57.75	\$3,000.87
			2412	Sep/23 monthly commercial patrol	\$2,943.12	
029420	9/15/2023	LANGE Martin	2023 Tax Refund	2023 Tax Overpayment-639120146-LANGE	\$570.00	\$570.00
029421	9/15/2023	L. B. J. SERVICES LTD	2321	Aug/23 Janitorial Contract Services	\$4,977.00	\$4,977.00
029422	9/15/2023	LOTHIAN Nolan	Sep/23 Advance	Sep/23 payroll advance-Wildfire Deploymn	\$4,900.00	\$5,043.80
			Sep/23 Reimburs	Wildfire Deploy Aug 19-Sep 1/23-LOTHIAN	\$143.80	
029423	9/15/2023	LORDCO AUTO PARTS	7100015880	brake dust shield (1 pair)	\$212.70	\$658.45
			7100015896	G Ubolt	\$3.19	
			7100016109	9.46L DEF x 2	\$40.92	
			7100016224	blu straps	\$12.25	
			7CR002055	return brake dust shield (1 pair)	-\$106.36	
			7100016274	Delo Syngear XDM 75W90(15.9kg)	\$320.71	
			7100016583	thickness guage 32 blades	\$13.29	

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
			7100016609	MXS 5 0 CTEK	\$161.75	
029424	9/15/2023	MECHANICAL ADVANTAGE INDUSTRIES LTD	1668	rebuild 7.5hp flygt-K/Lake pump	\$4,347.00	\$4,347.00
029425	9/15/2023	LIDSTONE & COMPANY	50010	Aug/23 serv.re: file#10111-112	\$1,063.98	\$10,364.14
			50011	Aug/23 serv.re: file#10111-113	\$179.20	
			50014-1	Aug/23 serv. re: file#4273	\$8,104.29	
			50012	Aug/23 serv. re: file#10111-114	\$966.01	
			50013	Aug/23 serv. re: file#10111-116	\$50.66	
029426	9/15/2023	MULTI-FORM GUTTERS	5177	supply install downpipes/replace downpip	\$471.45	\$471.45
029427	9/15/2023	NEW-LINE PRODUCTS LTD	IN2228927	plane curb pump hose swivel	\$127.00	\$127.00
029428	9/15/2023	PITNEY BOWES LEASING	3202237139	Oct-Dec 2023 Postage meter lease	\$197.28	\$197.28
029429	9/15/2023	COASTAL MOUNTAIN FUELS	176838	Sep 7/23 2503.5L Regular Gasoline	\$4,597.81	\$8,790.91
			176839	Sep 7/23 2029.8L Diesel Clear	\$4,193.10	
029430	9/15/2023	PRAIRIECOAST EQUIPMENT	P63825	return-snap ring/shaft key/snap ring	-\$65.75	\$18,161.70
			E12402	2023 HLA (Horst) 96" Rotary Broom	\$16,407.81	
			P64325	bevel gear drive part#TCA21759	\$1,787.25	
			P64326	graphite	\$32.39	
029431	9/15/2023	PRECISION SERVICE & PUMPS INC	17479	rental/service tech and truck	\$1,344.00	\$1,344.00
029432	9/15/2023	PERSONAL TOUCH ANSWERING SERVICE	230800122101	Sep/23 Personal touch answer service	\$139.61	\$139.61
029433	9/15/2023	RAMTECH ENVIRONMENTAL PRODUCTS	4766-F292	Ares Aerator/clamp/silicon diffuser selv	\$22,191.02	\$22,191.02
029434	9/15/2023	UNIFIRST CANADA LTD	4484857	Aug 17/23 Unifirst uniform & mat cleanin	\$267.77	\$836.28
			4489238	Aug 31/23 Unifirst mat cleaning	\$24.01	
			4489241	Aug 31/23 Unifirst uniform & mat cleanin	\$268.89	
			4491421	Sep 7/23 Unifirst uniform & mat cleaning	\$275.61	
029435	9/15/2023	STAPLES PROFESSIONAL	63593129	paper/sharpies/label cartridge	\$121.14	\$309.36
			63700080	label address	-\$110.87	
			63965491	personal supplies - FORSTER Tina	\$53.76	
			64022292	stamps/duster/paper/ruler/ruled pads	\$188.95	
			64030419	Sony WIC200 WL IE HP Black	\$56.38	
029436	9/15/2023	ULINE CANADA CORPORATION	12864697	chrome wire shelving/trash liners	\$1,905.81	\$1,905.81
029437	9/15/2023	VALLEY WASTE & RECYCLING INC	0000401515	Aug 28/23 1225 Nelson-comm. roll off	\$294.00	\$172,296.28
			0000404103	Aug/23 Valley Waste contract services	\$172,002.28	
029438	9/15/2023	VALLEY WATER	12164629	Sep/23 hot/cold monthly cooler rental	\$13.44	\$13.44
029439	9/15/2023	WURTH CANADA LIMITED	25524723	multi use maintenance oil	\$54.12	\$54.12
029440	9/15/2023	WORK TRUCK WEST	0000104579	collar metal-pull bar-spring rewind trp	\$161.44	\$161.44
029441	9/15/2023	XEROX CANADA LTD.	F61131191	Jul 26-Aug 28/23 Copier C7130 B&W & Colr	\$107.34	\$107.34
029442	9/15/2023	ZERR Richard	105	August 2023 contract services/expenses	\$24,516.66	\$24,516.66

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
Sep/23Gov.List	9/20/2023	TELUS	Sep/23 Gov.List	Sep/23 Gov. list for-Bylaw/Fire/Office	\$22.68	\$22.68
029443	9/21/2023	1123992 BC LTD	705/22	BP#705/22 Municipal Deposit Refund	\$500.00	\$500.00
029444	9/21/2023	682964 BC LTD	695/22	BP#695/22 Municipal Deposit Refund	\$500.00	\$500.00
029445	9/21/2023	BELL MOBILITY INC.	September 2023	Sep/23 Bell mobility services	\$1,596.58	\$1,596.58
029446	9/21/2023	BLACK PRESS GROUP LTD.	BPI22056	Aug/23 Blackpress advertising services	\$1,325.05	\$1,325.05
029447	9/21/2023	CANYON CABLE 1988 LTD.	H5046180	bulk bolts/nuts/washers	\$21.73	\$456.42
			H5046187	gloves GMonkey XXL 8ML	\$105.37	
			H5046313	yellow caution tape	\$32.46	
			H5046336	batteries 36 x AAA & 12 x C/yellow caut	\$96.44	
			H5046561	white ties x 100/black ties x 100/bolt	\$40.14	
			H5046602	raker file/saw file	\$8.99	
			H5046608	scrub wipes	\$20.84	
			H5045774	Sep 1/23 freight from Work Truck to Hope	\$31.50	
			H5046133	Sep 6/23 freight from Hope to Finning	\$31.50	
			H5046367	air filter	\$4.45	
			H5046416	Sep 8/23 freight from Newline to Hope	\$31.50	
			H5046418	Sep 8/23 freight from Hope to ALS	\$31.50	
029448	9/21/2023	CHILLIWACK GLASS & DOOR INC.	20173810	supply/install-liners/casings/trim/seal	\$9,024.75	\$9,024.75
029449	9/21/2023	CLARKE Bob	Sep25-27/23 adv	Sep 25-27/23 meal allow adv.CLARKE B	\$160.00	\$160.00
029450	9/21/2023	DRISCOLL PLUMBING & HEATING	2105	install new tops in portable washroom	\$4,173.75	\$4,173.75
029451	9/21/2023	F.A.S.T. FIRST AID & SURVIVAL TECH.LTD	085910	comfort kit/kardex/vests x 14	\$3,206.42	\$3,206.42
029452	9/21/2023	FASTENAL CANADA LTD.	BCCHA135229	mach lift eye/SAE thru-hard	\$86.36	\$86.36
029453	9/21/2023	FORTOLOCZKY John	Sep/23 Mileage	Sep 14/23 Vancouver mileage-FORTOLOCZKY	\$208.08	\$208.08
029454	9/21/2023	KELLTON CONTRACTING LTD.	2023-114	labour/costs-works yard	\$565.62	\$565.62
029455	9/21/2023	FVBS HOPE RONA	45377	paint brushes	\$11.63	\$162.59
			45565	lock washer/bulk washers/hand weeder erg	\$13.73	
			45617	hammer drill bit	\$9.97	
			45632	snap off knife	\$7.54	
			45643	flour tube	\$13.54	
			45709	bolt barrel	\$26.90	
			45711	stove bolt	\$3.32	
			45722	stringline	\$14.20	
			45772	carriage bolt/bolt/nuts	\$30.85	
			45789	cotton mop refill/pine sol	\$30.91	
029456	9/21/2023	FRASER VALLEY FIRE PROTECTION LTD	0000283973	fire ext. recharge & orings x 2	\$108.57	\$136.92
			0000283971	Annual service of fire extinguisher	\$28.35	

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
029457	9/21/2023	GLOBAL INDUSTRIAL CANADA	823246	yellow powder coated (item#713158) x 8	\$4,038.26	\$4,038.26
029458	9/21/2023	HOPE READY MIX LIMITED	707799	winter sand 115.76 MT	\$3,077.67	\$3,816.19
			707800	winter sand 27.42 MT	\$738.52	
029459	9/21/2023	KROPPSHOP LTD	22712	full color alum.sign-1205 Nelson Ave	\$157.92	\$157.92
029460	9/21/2023	HOPE TOWING LTD.	553616	Sep/23 Museum Storage	\$577.50	\$577.50
029461	9/21/2023	LOU Toby Tip	2022 Tx Redempt	2022 Tax Sale Redemption-204000150	\$166,972.89	\$166,972.89
029462	9/21/2023	MINISTER OF FINANCE	95300170	Aug/23 Purolator shipments	\$126.80	\$126.80
029463	9/21/2023	MT. HOPE ELECTRIC	2892	Aug/23 Electrical Contract Services	\$6,913.23	\$6,913.23
029464	9/21/2023	OLSON Michael	Sep/23 mileage	Sep 13/23 mileage-meeting Abb.OLSON M	\$55.76	\$55.76
029465	9/21/2023	OLSON ELECTRIC LTD. GROUP OF COMPANIE	41317	Install Generator-30% final	\$25,226.49	\$25,226.49
029466	9/21/2023	PHARMASAVE #198	TC119151	Isopropyl alcohol	\$8.39	\$8.39
029467	9/21/2023	PRAETORIAN SECURITY INC.	0000022834	service call/9V & AA batteries-keypad	\$222.42	\$458.67
			0000022835	service call-upgrade firmware	\$236.25	
029468	9/21/2023	DECKER Diana	153568	Oct/23 Kennel Contract Services	\$1,818.49	\$1,818.49
029469	9/21/2023	UNIFIRST CANADA LTD	4460811	Jun 1/23 Unifirst supplies	\$127.62	\$449.44
			4471658	Jun 7/23 Unifirst mat cleaning	\$20.16	
			4478235	Jul 27/23 Late payment fee	\$2.04	
			4493604	Sep 14/23 Unifirst mat cleaning	\$24.01	
			4493607	Sep 14/23 Unifirst uniform & mat cleanin	\$275.61	
029470	9/21/2023	SKORO CINDY	Aug 30/23	Aug 30/23 6rhs @ \$60/hr-SKORO C	\$360.00	\$360.00
029471	9/21/2023	TURNER Cairith	781/23	BP#781/23 Municipal Deposit Refund	\$500.00	\$500.00
029472	9/21/2023	VALLEY WASTE & RECYCLING INC	0000403756	Sep 1/23 1225 Nelson Ave-comm.roll.off	\$641.55	\$5,102.68
			0000404148	credit re: inv#0000404050 Nelson roll of	-\$10.57	
			0000403911	Sep 6/23 1225 Nelson Ave-comm.roll.off	\$641.55	
			0000001211	Aug/23 Transfer station services	\$2,742.35	
			0000401913	Aug 8-Sep 1/23 919 Water-restroom serv	\$210.00	
			0000404050	Sep 8/23 1225 Nelson-comm.roll.off	\$413.70	
			0000404273	Sep 12/23 1225 Nelson-comm.roll off	\$275.10	
			0000404606	Sep 6/23 1225 Nelson-comm.roll off	\$189.00	
029473	9/21/2023	VERTEC TRANSPORT LTD	0000008126	Aug 30/23 Hy-vac serv. 5 hrs	\$1,437.19	\$1,437.19
029474	9/21/2023	WESTERN EQUIPMENT LTD.	CWK-03124872	wrassy-wire rope sling 40ft	\$152.33	\$730.54
			CWK-03124875	Chainassy-chain Recertification	\$181.73	
			CWK-03124878	lever hoist 5'	\$396.48	
029475	9/21/2023	XCEED MACHINE WORKS INC.	6431	removal & transport of Hoffman 4208	\$5,805.57	\$5,805.57
PP#19/23MPP251	9/22/2023	MUNICIPAL PENSION PLAN	PP#19-2023-251	PP#19 September 4-17 2023	\$20,031.69	\$20,031.69
PP#19/23MPP5025	9/22/2023	MUNICIPAL PENSION PLAN	PP#19-2023-5025	PP#19 September 4-17 2023	\$2,018.60	\$2,018.60

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
029476	9/29/2023	1346729 BC LTD	672/22	BP#672/22 Municipal Deposit Refund	\$500.00	\$500.00
029477	9/29/2023	ACME VISIBLE FILING SYSTEMS LTD.	862338	Acme grip clips-self-adhesive 2"	\$135.73	\$135.73
029478	9/29/2023	AMAZON.COM.CA INC.	13WY-94XH-DPCP	Reimburse par of Boat Throw Rings	-\$10.32	\$870.78
			CA3T1W2YOI-fees	import fees re:inv#CA3T1W2YOI	\$127.21	
			CA375LHCDT0I	small desk fan	\$36.10	
			CA3V9D3I8EI	wireless keyboard and mouse combo	\$48.14	
			CA32A3THNACII	heavy duty expanding files	\$43.46	
			CA32BRZTAACII	Ethernet patch internet cable	\$39.48	
			CA32A37PIACII	stringer LED to C4 LED upgrade kit	\$64.73	
			CA3W4NRJFAI	17" LCD monitor screen	\$185.71	
			CA3KSIL6LNEI	weathertech floorliner for Ford	\$190.34	
			CA32ASOW0ACII	gloves-chemical resistant	\$20.49	
			CA32ATHLWACII	disposable covls-chemical protective	\$13.90	
			CA38AV6TDPYI	telescopic water fed pole w/curved end	\$111.54	
029479	9/29/2023	AMAZON.COM.CA INC.	CA3AV35UX4I-Fee	import fees re:inv#CA3AV35UX4I	\$17.69	\$76.33
			CA3OER3QN8QI	mouse pad w/wrist support	\$15.11	
			CA3G3RMME00SI	Mesh desk organizer w/sliding drawer	\$43.53	
029481	9/29/2023	BDI A DIVISION OF BELL MOBILITY INC.	1303547787	new phone for Dir.of Community Developmn	\$721.28	\$721.28
029482	9/29/2023	BRABER EQUIPMENT LTD.	3043135	bolt/nut for mower	\$97.03	\$97.03
029483	9/29/2023	BLACK PRESS GROUP LTD.	BPI22055	Aug 11/23 Chainsaw event advertise	\$347.23	\$347.23
029484	9/29/2023	CANYON CABLE 1988 LTD.	H5046720	shop towels/oil & container	\$86.83	\$553.21
			H5046857	soft shack	\$45.44	
			H5046962	1L chain oil	\$20.02	
			H5047027	notebook yellow	\$23.39	
			H5047143	power saw chain	\$21.56	
			H5047557	3.79L Chain oil	\$24.03	
			H5047652	armorall wipes	\$13.11	
			H5047727	power saw chain	\$21.56	
			H5047739	air filter	\$10.52	
			H5047790	earth magnets	\$71.50	
			H5047843	Sep 21/23 freight from Braber to Hope	\$31.50	
			H5047998	Sep 22/23 freight from Brock White	\$183.75	
029485	9/29/2023	ALIYSHA ENTERPRISES LTD	114034	Bug on a Rope/Grease D Solve Plus	\$2,186.47	\$2,186.47
029486	9/29/2023	CUPE LOCAL #458	PP#19-2023	PP#19 Sept 4-17 2023	\$1,838.07	\$1,838.07
029487	9/29/2023	ECOWISE TREE CARE	0005538	Rotary trail tree romoval/chip hazard	\$4,725.00	\$4,725.00
029488	9/29/2023	EMPYRION TECHNOLOGIES INC.	191333	sophos issue/monitor blackout/admin accn	\$519.75	\$519.75

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
029489	9/29/2023	FORTOLOCZKY John	2023 UBCM km's	Sep/23 UBCM mileage-FORTOLOCZKY J	\$208.08	\$303.28
			Sep/23 Phone	Sep/23 use of personal phone-CAO	\$95.20	
029490	9/29/2023	FRASER INCLUSIVE AND SUPPORTIVE	PP#19-2023	PP#19 Sep 4-17 2023	\$64.00	\$64.00
029491	9/29/2023	FVBS HOPE RONA	45710	down pipe & strap	\$64.45	\$374.00
			45914	post hole digger FG	\$90.71	
			45928	bow rake	\$22.17	
			45949	zinc screws	\$1.65	
			45955	zinc screws/gorilla tape silver	\$20.53	
			45960	tapping screws	\$13.80	
			45962	swivel plate caster/zinc screws	\$39.56	
			45972	bolt/nut/hex nut/washers	\$22.13	
			45977	wasp & hornet foam	\$20.14	
			45995	cobra plunger	\$13.09	
			45724	pestblock/lumber ply-fur	\$54.19	
			45946	outdoor extension cord	\$11.58	
029492	9/29/2023	GARAVENTA (CANADA) LTD.	1754017-0	2023/2024 maintenance for stair lift	\$1,375.00	\$1,375.00
029493	9/29/2023	GB PAVING LTD	1802	2023 Paving project rehab. draw#1	\$751,505.72	\$751,505.72
029494	9/29/2023	HAZELMAN Valentine	777/23	BP#777/23 Municipal Deposit Refund	\$500.00	\$500.00
029495	9/29/2023	HOPE READY MIX LIMITED	707798	12yds pro soil planter blend	\$690.66	\$5,659.56
			707882	161.05 MT Winter sand	\$4,270.02	
			707883	Non-chloride accelerator/32 mpa	\$698.88	
029496	9/29/2023	IRIDIA MEDICAL	23-1737	Adult & Pediatric Defib. pads x 2 each	\$540.54	\$540.54
029497	9/29/2023	LEBOE Jason	Sep 22/23 Expns	Sep 21/23 twinrix vaccine-LEBOE J	\$79.98	\$79.98
029498	9/29/2023	LOEWEN PAVING	10221	prep & key in Othello Rd Curb	\$12,390.00	\$19,635.00
			10222	cut & remove asphalt on K/Lake Rd/clean	\$7,245.00	
029499	9/29/2023	LORDCO AUTO PARTS	7100016661	2pc plier set	\$17.90	\$910.78
			7100016746	grip hose barb/brass reducer/plug	\$14.49	
			7100017154	brake pad SE	\$238.55	
			7100017156	DOT log booksx14/10W30 5L x 9	\$561.10	
			7100017197	dot log book x 6	\$78.74	
029500	9/29/2023	MORGAN Brandon	Sep 22/23 Reimb	green folders for nomination pkgs (10)	\$12.09	\$12.09
029501	9/29/2023	MAINLAND SUPER-VAC	6811	Hy-vac K/Lake Rd/excavate gas lines	\$1,890.00	\$1,890.00
029502	9/29/2023	NEW-LINE PRODUCTS LTD	IN2237198	farm fuel nozel/Conti farm tank	\$403.27	\$1,607.79
			IN2237422	flushface coupler/flushface nipple	\$1,204.52	
029503	9/29/2023	COASTAL MOUNTAIN FUELS	182214	Sep 21/23 1246.9L Regular Gasoline	\$2,324.04	\$5,285.11
			182215	Sep 21/23 1452.6L Diesel Clear	\$2,961.07	

DISTRICT OF HOPE
A/P Cheque Listing
September 1-30, 2023

Cheque #	Pay Date	Vendor Name	Invoice #	Description	Invoice Amount	Paid Amount
029504	9/29/2023	UNIFIRST CANADA LTD	4495777	Sep 21/23 Unifirst uniform & mat cleanin	\$268.89	\$268.89
029505	9/29/2023	RYDELL Mark	2023 Boot Allow	2023 Boot Allowance-RYDELL Mark	\$175.00	\$175.00
029506	9/29/2023	SKORO CINDY	Sep 19-26/23	Sep 19-26/23 contract services-SKORO C	\$1,650.00	\$1,650.00
029507	9/29/2023	SILVER SKAGIT MECHANICAL	14657	fabricate & install tool tray in truck	\$1,640.52	\$5,181.96
			14122	54 Bear Latches	\$3,810.24	
			14655	credit for 4 bear latches	-\$268.80	
029508	9/29/2023	STEWIN Heather	Sep/23 UBCM Exp	Sep/23 UBCM Per Diem & meals-STEWIN H	\$770.00	\$770.00
029509	9/29/2023	SMITH Victor	Sep/23 Expense	Sep/23 UBCM mileage/meals-SMITH V	\$928.08	\$928.08
029510	9/29/2023	TRUE CONSULTING LTD	1239-0823-255	Aug/23 service re: Richmond Hill Pathway	\$1,383.39	\$13,849.05
			1239-0823-256	Aug/23 service re:Yale Street Rehabilita	\$7,524.34	
			1239-0823-257	Aug/23 service re:Rupert St Sanitary Swr	\$393.23	
			1239-0823-258	Aug/23 service re:65617 K/Lake Develop	\$1,394.41	
			1239-0723-253	Jul/23 serv. Forrest Cres.-drain improve	\$3,153.68	
029511	9/29/2023	ULINE CANADA CORPORATION	12891188	softsoap w/aloe refill	\$566.16	\$566.16
029512	9/29/2023	VALLEY WASTE & RECYCLING INC	0000404878	Sep 15/23 1225 Nelson-comm.roll off	\$736.05	\$1,779.23
			0000404743	Aug 22-Sep 18/23 Water Ave washroom serv	\$462.00	
			0000405043	Sep 20/23 1225 Nelson-comm.roll off	\$386.93	
			0000405159	Aug 29-Sep 21/23 K/Lake restroom serv.	\$194.25	
Total September 2023 Payments					\$1,727,083.29	\$1,727,083.29