



REGULAR MEETING OF TOWNSHIP COUNCIL MINUTES

Monday, November 18, 2024 at 1:43pm
Fraser River Presentation Theatre
4th Floor, 20338 – 65 Avenue, Langley, BC

PRESENT: Mayor E. Woodward

Councillors T. Baillie, S. Ferguson, M. Kunst, B. Martens, M. Pratt, R. Rindt and M. vanPopta

S. Groves, C. Kooner, S. Richardson, S. Ruff, A. Ruhl, R. Stare, and J. Winslade

W. Bauer and K. Stepto

ACKNOWLEDGEMENT OF THE TRADITIONAL TERRITORIES OF THE COAST SALISH PEOPLES

<https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1048>

Mayor Woodward acknowledged the Traditional Territories of the Coast Salish Peoples.

A. ADOPTION AND RECEIPT OF AGENDA ITEMS

1. Regular Council Meeting – November 18, 2024

<https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1065>

Moved by Councillor Ferguson,
Seconded by Councillor Baillie,
That Council adopt the agenda and receive all agenda items of the
Regular Council meeting held November 18, 2024.

CARRIED

Councillor Martens opposed

B. ADOPTION OF MINUTES

1. Regular Council Meeting – November 4, 2024

<https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1123>

Moved by Councillor Pratt,
Seconded by Councillor Rindt,

B. ADOPTION OF MINUTES

That Council adopt the Minutes of the Regular Council meeting held November 4, 2024.

CARRIED

2. Public Hearing Meeting – November 4, 2024

<https://youtu.be/6OhWc-17dki?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1141>

Moved by Councillor Baillie,
Seconded by Councillor Rindt,
That Council adopt the Minutes of the Public Hearing meeting held November 4, 2024.

CARRIED

C. DELEGATIONS

1. Wally Martin

File 0550-07

<https://youtu.be/6OhWc-17dki?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1161>

Wally Martin appeared before Council to discuss the Township of Langley's partnership with Tourism Langley Association and the "This One's on Us" program. He commented that Tourism Langley has been hired to promote tourism in the Township and is promoting a program that encourages stays at only three hotels. He feels that Tourism Langley should be promoting all hotels and not just a select few.

D. PRESENTATIONS

E. REPORTS TO COUNCIL

1. 2024 Interim Housing Needs Report

Report 24-225

File CPP LSP00010

<https://youtu.be/6OhWc-17dki?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1426>

Moved by Councillor Rindt,
Seconded by Councillor Pratt,
That Council receive the 2024 Interim Housing Needs Report, presented as Attachment A to this report, and direct staff to publish the 2024 Interim Housing Need Report on the Township website as required by legislation.

CARRIED

E. REPORTS TO COUNCIL

ASSOCIATED MOTION

Moved by Mayor Woodward,
Seconded by Councillor Baillie,
That staff Report to Council with options to pre-zone applicable infill lands on or within close proximity to 200 Street between 85 Avenue and 72 Avenue to meet the housing target of an additional 7,800 housing units, as now required due to the arbitrary, mandated methodology from the Province of BC.

CARRIED

2. Official Community Plan Update

Terms of Reference

Report 24-223

File CPP LRP00026

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=1923>

Moved by Councillor Rindt,
Seconded by Councillor Pratt,
That Council endorse the draft Terms of Reference for the Official Community Plan Update in the form presented substantially as Attachment A to this report.

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Baillie,
That page two (2) of the Terms of Reference be amended as follows:

Section 2:

Update the WCP: As part of the larger OCP update, the WCP will be updated to **be informed by** ~~reflect~~ 200 Street 2040. It will also include the consolidation of most, if not all, neighbourhood plans with an objective to simplify the regulatory framework while supporting development or infilling of remaining greenfield development areas of the Willoughby community. The update will ensure compliance with the provincial housing legislation, and will consider community amenities, including parks and schools, to serve ~~the anticipated population~~ growth and density arising from transit-oriented development along 200 Street.

CARRIED

MAIN MOTION, AS AMENDED

The question was called on the Main Motion, as amended, and it was
CARRIED

3. 200 Street 2040

Report 24-226

File CPP LSP00020

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=2171>

E. REPORTS TO COUNCIL

Moved by Mayor Woodward,
Seconded by Councillor Baillie,
That Council endorse the general vision for 200 Street as a people-oriented community connector anchored by three distinct and vibrant urban villages with many live and work alternatives, surrounded by gathering spaces, nature, and quality amenities, and served by multiple mobility options subject to reviews requested by Council of the densities proposed yet to be completed, including not necessarily limited to, updated transportation plans to complete adequate road infrastructure, and the designation or provision of additional schools and natural park spaces.

That Council direct staff to use 200 Street 2040 to inform an update of the Willoughby Community Plan in 2025.

CARRIED

4. Langley Events Centre 2040 Update Report 24-273

File MA/ CPP 0810-30

<https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=2355>

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That Council receive the results of the Langley Events Centre (LEC) 2040 public process, including open house presentation boards and resulting engagement summaries.

That Council endorse a vision for LEC 2040 as an entertainment-focused complete district at the heart of 200 Street's The Hub urban village, with a morning-to-evening Arts, Sports, and Entertainment zone at the heart of the site, supported by additional zones with active mixed-use living including retail, restaurant, office, and educational uses with homes above, and Langley Events Centre facilities, Willoughby Community Park, and residential with educational uses, if so confirmed with SD35 and/or the Ministry of Education.

That Council endorse in principle considering a development proposal informed by LEC 2040 and public input to date, comprising three interconnected, mixed-use zones, each anchored on a public open space, and direct staff to incorporate the development concept into 200 Street 2040 implementation and a proposed update of the Willoughby Community Plan in 2025.

That Council direct staff to prepare a development strategy for LEC 2040 for Council's consideration based upon the Township's continued ownership of the lands, including specifics for proposed density, proposed uses and activities, market analysis, and possible phasing options.

CARRIED

E. REPORTS TO COUNCIL

5. Grant Program Reforms

Report 24-267

File CA 1850-20

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=2646>

Moved by Councillor Baillie,
Seconded by Councillor Rindt,
That Council approve Capital Improvement Grant Program Council Policy No. 06-021, as amended in Attachment A.

That Council approve Community Grant Program Council Policy No. 06-022, as amended in Attachment B.

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That the following amendments be applied:

That Council Policy 06-022 Section 6.4.3 maximum amount be increased to \$2,500.

That Council Policy 06-022 Section 6.3.4 maximum amount be increased to \$2,750.

That Council Policy 06-021 Section 7.5 maximum amount be increased to \$10,000.

CARRIED

MAIN MOTION, AS AMENDED

The question was called on the Main Motion, as amended, and it was **CARRIED**

6. Celebrate Canada Grant Application

Report 24-221

File ENG 1855-35

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=2727>

Moved by Councillor Rindt,
Seconded by Councillor Pratt,
That Council approve submission of a grant application to the Celebrate Canada Grant for \$45,000 towards Canada Day 2025 Events within the Township of Langley.

CARRIED

E. REPORTS TO COUNCIL

7. Canadian Track and Field Championships

Report 24-272

File MA 0810-30

<https://youtu.be/6OhWc-17dKl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=2741>

Moved by Councillor Ferguson,

Seconded by Councillor Baillie,

That Council give consideration of committing to the 2027 and 2028 Canadian Track and Field Championships as a two-step process as follows:

That Council endorse the Langley Local Organizing Committee's submission of a letter of intent to host the 2027 and 2028 Canadian Track and Field Championships as McLeod Athletic Park.

That Council request further information from staff regarding the process of the World Athletics certification process for McLeod Athletic Park including the possible capital replacements and upgrades at the park to meet the required standards, in order to enable Council to respond to the Local Organizing Committee's full proposal endorsement request prior to December 20, 2024.

CARRIED

8. Recreation Fees Review and Non-Resident Surcharge

Report 24-275

File RAC 0550-01

<https://youtu.be/6OhWc-17dKl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=2988>

Moved by Mayor Woodward,

Seconded by Councillor Rindt,

That Council receive the comparative information for admission pricing and the related strategies and evaluate additional changes to Township fees when the Fees and Charges Bylaw rates for 2025/26 are brought forward in 2025.

That Council direct staff to conduct a further review of equity of facilities between neighbouring municipalities, including consideration of each's unique contributions to the region, and an analysis of the pros/cons of imposing a fees surcharge for non-residents at Township facilities.

CARRIED

9. Capital Request - Total Loss Vehicle Replacement

Report 24-219

File PW 1280-07

<https://youtu.be/6OhWc-17dKl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=3013>

E. REPORTS TO COUNCIL

Moved by Councillor Rindt,
Seconded by Councillor Baillie,
That Council authorize the use of up to \$65,000 from the Public Works
Equipment Reserve to replace one van.

CARRIED

10. Racquet Sports and Park Projects Report 24-274

File FCP 0810-30

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=3027>

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That Council direct staff to complete a detailed design and proceed with
construction to add four public tennis courts with lighting to the area
fronting 80 Avenue in Yorkson Community Park, preapproved to be funded
as \$1.1M from Capital Projects Reserve and \$400,000 from external
sources in the 2025 budget.

That Council direct staff to complete a detailed design and, once the four
new tennis courts are complete at Yorkson Community Park, proceed with
construction to create twelve new pickleball courts at Willoughby
Community Park adjacent to Langley Events Centre via the conversion of
the four existing tennis courts to pickleball, preapproved to be funded as
\$479,290 from the Growing Communities Fund, and \$20,710 from
Capital Projects Reserve in the 2025 budget.

That Council direct staff to proceed with lighting upgrades to the outdoor
activity area, including the new pickleball courts, at Willoughby Community
Park, preapproved to be funded as \$695,000 from the Climate Action
Reserve Fund - CAC Funded in the 2025 budget.

That Council direct staff to proceed with the addition of a dedicated pad
mount transformer for the Stadium at Willoughby Community Park,
preapproved to be funded as \$125,000 from the Capital Projects Reserve
in the 2025 budget.

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Baillie,
That the second paragraph be amended to remove the words: "once the
four new tennis courts are complete at Yorkson Community Park"

CARRIED

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Rindt,

E. REPORTS TO COUNCIL

That the \$695,000 for the lighting upgrades at Willoughby Community Park be from the Capital Projects Reserve.

CARRIED

MAIN MOTION, AS AMENDED

The question was called on the Main Motion, as amended, and it was

CARRIED

11. Smith Athletic Park Update

Report 24-276

File FCP 0810-30

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=3369>

Moved by Councillor Rindt,

Seconded by Councillor vanPopta,

That Council approve a total budget envelope of \$129.95M for the completion of Smith Athletic Park, including the previously approved site preparation, design and Phase 1 works, and the additional Phase 2 enclosed wood arches building and associated additional works as identified within this report.

That Council approve the required \$78.150M in additional funding. For this additional funding, \$38.875M is to be funded by external debt. An amount of \$38.875M is to be funded by internal borrowing with principal and interest to be repaid by Community Amenity Contributions on a Council approved repayment schedule as established during the 2025 budget process. The remaining \$0.400M is to be funded by a contribution from School District #35.

CARRIED

12. Capital Request - Old Yale Road Improvements

Report 24-204

File ENG 5330-23-078

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=4456>

Moved by Mayor Woodward,

Seconded by Councillor Pratt,

That Council pre-approve the use of \$9,990,000 for the reconstruction of Old Yale Road in 2025, funded \$1,600,000 from Water Capital Works Reserve, \$1,500,000 from Sewer Capital Works Reserve, \$1,320,000 from Canadian Community Building fund, \$1,000,000 transfer from the Paving Operating Budget, \$2,000,000 from prior year operating surplus and \$2,570,000 from Capital Projects Reserve.

That Council authorize a Grant Application to the BC Vision Zero Road Safety Grant Program of \$20,000 to implement traffic calming on Historic Old Yale Road.

E. REPORTS TO COUNCIL

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Baillie,
That Council direct staff to include, as part of the Old Yale Road tender, pricing for both a concrete and asphalt road from Five Corners to 214A Street, and to advise Council of the results prior to awarding a construction contract.

CARRIED

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Ferguson,
That the \$1,320,000 from the Canadian Community Building Fund, \$1,000,000 from the Paving Operating Budget, \$2,000,000 from Prior Year Surplus and \$2,570,000 from the Capital Projects Reserve be instead funded from external debt.

CARRIED

MAIN MOTION, AS AMENDED

The question was called on the Main Motion, as amended, and it was
CARRIED

F. BYLAWS FOR FIRST AND SECOND READING

1. **Official Community Plan Amendment and Rezoning Application No. 100256 and Development Permit Application No. 101402 (1308728 BC Ltd. / 21588 – 96 Avenue)**

Bylaw No. 6069

Bylaw No. 6070

Report 24-215

File CD 08-36-0219

<https://youtu.be/6OhWc-17dKI?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=4704>

Moved by Councillor Rindt,
Seconded by Councillor Pratt,
That Council give first and second reading to Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Walnut Grove Community Plan) Bylaw 1978 No. 1836 Amendment (1308728 BC Ltd.) Bylaw No. 6069 and Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (1308728 BC Ltd.) Bylaw No. 6070 rezoning a 0.19 ha (0.46 ac) site located at 21588 – 96 Avenue to Comprehensive Development Zone CD-209 to facilitate the development of 12 townhouses, subject to the following development prerequisites being satisfied to the acceptance of the Township prior to final reading:

F. BYLAWS FOR FIRST AND SECOND READING

1. A Servicing Agreement being entered into with the Township to secure required road and utility upgrades and extensions in accordance with the Township's Subdivision and Development Servicing Bylaw.
2. Provision of road dedications, widenings and necessary traffic improvements in accordance with the Township's Master Transportation Plan, Subdivision and Development Servicing Bylaw and the Walnut Grove Community Plan.
3. Submission of an erosion and sediment control plan in accordance with the Erosion and Sediment Control Bylaw.
4. Provision of a final tree management plan incorporating tree retention, replacement, protection details, and security in compliance with the Subdivision and Development Servicing Bylaw (Schedule I – Tree Protection).
5. Registration of restrictive covenants acceptable to the Township:
 - a. identifying the unit required in accordance with the Schedule 2 – Adaptable Housing Requirements of the Township's Official Community Plan
 - b. prohibiting parking on internal strata roadways (other than in clearly identified parking spaces)
 - c. prohibiting garages from being developed for purposes other than the parking of vehicles for the townhouse units and prohibiting the development of secondary suites within individual units.
6. Compliance with the Community Amenity Contributions Policy and 5% Neighbourhood Park Land Acquisition Policy.
7. Payment of applicable Neighbourhood Planning Administration fees, supplemental Rezoning fees, Development Engineering and Green Infrastructure Services administration fees, Development Works Agreement (DWA) and Latecomer charges.

That Council amend the Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Walnut Grove Community Plan) Bylaw 1978 No. 1836 Amendment (1308728 BC Ltd.) Bylaw No. 6069 is consistent with the Township's Five Year Financial Plan as updated annually and with Metro Vancouver's Integrated Liquid Waste Resource Management Plan and Integrated Solid Waste Resource Management Plan, Housing Needs Report and with the consultation requirement of Official Community Plan Consultation Policy (07-160).

That Council amend the Walnut Grove Redwoods Neighbourhood Plan adopted by Council Resolution May 26, 1997 at time of final reading of Rezoning Bylaw No. 6070 by adding a new Section 2.2.4 Comprehensive Residential Development CRD-4 following Section 2.2.3 Comprehensive Residential Development CRD-3 as follows:

- 2.2.4 Comprehensive Residential Development CRD-4
- maximum net residential density: 63 units per hectare (26.1 units per acre)

F. BYLAWS FOR FIRST AND SECOND READING

- residential development shall be in a townhouse form

and by changing the land use designation on Map 2: Redwoods Neighbourhood Development Concept from “Neighbourhood Commercial” to “Comprehensive Residential Development CRD-4” for the lands legally described as Lot 3 Section 36 Township 8 New Westminster District Plan LMP 37851.

That Council at time of final reading of Rezoning Bylaw No. 6070 consider issuance of Development Permit No. 101402 subject to the following conditions:

- a. Building plans being in substantial compliance with Schedule “A”.
- b. Landscaping plans being in substantial compliance with Schedule “B” and in compliance with Subdivision and Development Servicing Bylaw (Schedule I – Tree Protection) and the Township’s Street Trees and Boulevard Plantings Policy.
- c. Section 111.3 – Landscaping, Screening and Fencing of the Township of Langley Zoning Bylaw 1987 No. 2500 being varied to decrease the required landscape screen along the southern interior side lot line from 2.0 m (6.5 ft) to 0.8 m (2.6 ft) as indicated in Schedules “A” and “B”.
- d. Section 111.5.2 b) – Age-Friendly Amenity Area Zoning Bylaw 1987 No. 2500 being varied to allow the age-friendly amenity area to be located in the lot line setback as shown in Schedules “A” and “B”.
- e. Section 111.5.2 d) – Age-Friendly Amenity Area Zoning Bylaw 1987 No. 2500 being varied to allow the age-friendly amenity area dimension to be less than 6.0 m as shown in Schedules “A” and “B”.
- f. Rooftop mechanical equipment to be located so that it is not visible from adjacent roads or alternatively screened from view by compatible architectural treatments.
- g. All refuse areas to be located within buildings and/or in enclosures and screened.
- h. All signage being in substantial compliance with Schedules “A” and “B” and with the Township’s Sign Bylaw.

Although not part of the development permit requirements, the applicant is advised that prior to issuance of a building permit, the following items will need to be finalized:

- a. Completion of an erosion and sediment control plan and provision of security in accordance with the Erosion and Sediment Control Bylaw.
- b. Completion of a site servicing and stormwater management plan in accordance with the Subdivision and Development Servicing Bylaw.
- c. On-site landscaping to be secured by letter of credit at building permit stage.
- d. Written confirmation from the owner and landscape architect or arborist that tree protection fencing identified in the tree management plan is in place.

F. BYLAWS FOR FIRST AND SECOND READING

- e. Payment of supplemental development permit application fees, Development Cost Charges and building permit administration fees.

That Council authorize staff to schedule the required Public Hearing for Bylaws No. 6069 and 6070.

CARRIED

2. Official Community Plan Amendment and Rezoning Application No. 100289 (Dream Castle Homes 204 Street Ltd. / 7065 - 204 Street) Bylaw No. 6062 Bylaw No. 6063 Report 24-222

File CD 08-14-0242

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=4840)

[17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=4840](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=4840)

Moved by Councillor Pratt,

Seconded by Councillor Rindt,

That Council give first and second reading to Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Willoughby Community Plan) Bylaw No. 1998 No. 3800 Amendment (Central Gordon Estate Neighbourhood Plan) Bylaw 2012 No. 4924 Amendment (Dream Castle Homes 204 Street Ltd.) Bylaw No. 6062 and Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (Dream Castle Homes 204 Street Ltd.) Bylaw No. 6063 rezoning 0.4 ha (1.0 ac) of land located at 7065 – 204 Street to Comprehensive Development Zone CD-210, subject to the following development prerequisites being satisfied to the acceptance of the Township prior to final reading:

1. A Servicing Agreement being entered into with the Township to secure required road and utility upgrades and extensions in accordance with the Township's Subdivision and Development Servicing Bylaw.
2. Provision of road dedications, widenings, greenways, and necessary traffic improvements to in accordance with the Township's Master Transportation Plan, the Subdivision and Development Servicing Bylaw and the Central Gordon Estate Neighbourhood Plan.
3. Submission of an erosion and sediment control plan in accordance with the Erosion and Sediment Control Bylaw.
4. Provision of a final tree management plan incorporating tree retention, replacement, protection details and security in compliance with Subdivision and Development Servicing Bylaw (Schedule I - Tree Protection).
5. Compliance with Age Friendly Amenity Area requirements.
6. Registration of restrictive covenants:
 - a. prohibiting parking on internal strata roadways for the townhouse units (other than in clearly identified parking spaces)
 - b. prohibiting garages from being developed for purposes other than the parking of vehicles

F. BYLAWS FOR FIRST AND SECOND READING

- c. prohibiting the development of secondary suites within individual townhouse units
 - d. identifying the units (minimum 5% for townhouses) required to comply with the adaptable housing requirements.
7. Registration of a reciprocal access easement over the subject property for the purposes of access with lands located to the north (7091 – 204 Street and 20354 – 71A Avenue) subject to finalized design.
8. Compliance with the Community Amenity Contributions Policy, Willoughby Greenway Amenity Policy and with the Township's 5% Neighbourhood Park Land Acquisition Policy.
9. Payment of applicable Neighbourhood Planning Administration fees, supplemental Rezoning fees, Development Engineering and Green Infrastructure Services administration fees, Development Works Agreement (DWA) and Latecomer charges.

That Council consider that Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Willoughby Community Plan) Bylaw No. 1998 No. 3800 Amendment (Central Gordon Estate Neighbourhood Plan) Bylaw 2012 No. 4924 Amendment (Dream Castle Homes 204 Street Ltd.) Bylaw No. 6062 is consistent with the Township's Five Year Financial Plan as updated annually and with Metro Vancouver's Integrated Liquid Waste Resource Management Plan and Integrated Solid Waste Resource Management Plan, Housing Needs Report, and with the consultation requirement of Official Community Plan Consultation Policy (07-160).

That Council authorize staff to schedule the required Public Hearing for Bylaws No. 6062 and 6063.

CARRIED

3. Fernridge Neighbourhood Plan Amendment – Density Change to Fernridge Crescent Area Bylaw No. 6057

Report 24-224

File CPP LRP00016

<https://youtu.be/6OhWc-17dkI?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=4925>

Moved by Mayor Woodward,
Seconded by Councillor Pratt,

That Council give first and second reading to Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Brookwood-Fernridge Community Plan) Bylaw 2017 No. 5300 Amendment (Fernridge Neighbourhood Plan) Bylaw No. 6009 Amendment (Fernridge Crescent Area) Bylaw No. 6057.

That Council receive the revised Brookwood-Fernridge Greenway Amenity Policy No. 07-235 and Brookwood-Fernridge Arterial Road Completion Amenity Policy No. 07-236 for information and to be brought forward for endorsement concurrent with final reading of Bylaw No. 6057.

F. BYLAWS FOR FIRST AND SECOND READING

That Council authorize staff to schedule the required Public Hearing for the Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Brookswood-Fernridge Community Plan) Bylaw 2017 No. 5300 Amendment (Fernridge Neighbourhood Plan) Bylaw No. 6009 Amendment (Fernridge Crescent Area) Bylaw No. 6057.

AMENDMENT

Moved by Councillor Baillie,
Seconded by Councillor Rindt,
That 19677 - 24 Avenue be updated from Park and Open Space to Employment as originally proposed in the draft Fernridge Neighbourhood Plan, Report to Council 24-82.

CARRIED

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That the land use designations for 2030 - 200 Street, 2013 - 200 Street and adjacent property PID 013-224-859 be updated to SSMUH 3.

CARRIED

AMENDMENT

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That the land use designations for 19980 - 28 Avenue and the 200 Street portion of 2759 - 200 Street be updated to Rowhouse/Townhouse.

CARRIED

MAIN MOTION, AS AMENDED

The question was called on the Main Motion, as amended, and it was

CARRIED

ASSOCIATED MOTION

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That Council hereby directs staff to report to Council with draft bylaw amendments to the Booth Neighbourhood Plan Bylaw No. 6008 to remove the duplication of the Proposed Semiahmoo Trail along 196 Street and improve the ultimate transition from SSMUH 2 to School/Park Site on 32 Avenue, potentially reduced in size to a total of 10 acres.

CARRIED

G. BYLAWS FOR FIRST, SECOND AND THIRD READING

1. Voluntary Water Metering Bylaw Updates

Bylaw No. 6074

Bylaw No. 6075

Bylaw No. 6076

Report 24-268

File PW 5600-03-21

<https://youtu.be/6OhWc-17dkI?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=5142>

Moved by Mayor Woodward,
Seconded by Councillor Pratt,
That Council give first, second and third reading to Langley Waterworks
Regulation Bylaw No. 6074.

That Council give first, second and third reading to Langley Sewerworks
Regulation Bylaw 2018 No. 5367 Amendment Bylaw No. 6075.

That Council give first, second and third reading to Subdivision and
Development Servicing Bylaw 2019 No. 5382 Amendment Bylaw No. 6076.

CARRIED

2. Fire Prevention Bylaw

Bylaw No. 6061

Bylaw No. 6073

Report 24-220

File PS 3900-25

<https://youtu.be/6OhWc-17dkI?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=5167>

Moved by Councillor Baillie,
Seconded by Councillor Pratt,
That Council give first, second, and third reading to Fire Prevention Bylaw
No. 6061.

That Council give first, second, and third reading to Bylaw Notice Enforcement
Bylaw 2008 No. 4703 Amendment Bylaw No. 6073.

CARRIED

3. Strategic Land Loan Authorization Bylaw and Alternative Approval Process

Bylaw No. 6080

Report 24-271

File FIN 1760-20

<https://youtu.be/6OhWc-17dkI?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=5186>

Moved by Mayor Woodward,
Seconded by Councillor Rindt,

G. BYLAWS FOR FIRST, SECOND AND THIRD READING

That Council give first, second and third reading to Strategic Land Loan Authorization Bylaw No. 6080 for the purpose of borrowing funds in the amount of \$27,119,517 for the purchases of land within the 2024-2028 Capital Program repayable from general revenue; and

That Council provide an Alternative Approval Process, in accordance with Section 86 of the *Community Charter*, for Strategic Land Loan Authorization Bylaw No. 6080 as outlined in items (a) to (e) below with respect to the Alternative Approval Process.

- a) Elector responses shall be in the form set out in Attachment "A".
- b) The deadline for the submission of elector responses forms shall be 4:30 PM on Thursday, March 18, 2025 (the "Deadline").
- c) The Township Clerk is authorized to prepare an Alternative Approval Process Notice which must be published as per Township of Langley Public Notice Bylaw No. 6003.
- d) This Alternative Approval Process applies to the entire area of the Township, and a fair determination of the total number of electors of the Township of Langley is 96,390.
- e) The Township Clerk is authorized to undertake any further steps required to carry out the Alternative Approval Process in accordance with the *Community Charter*.

CARRIED

4. Ice and Dry Arenas Phase 2 Loan Authorization Bylaw and Alternative Approval Process

Bylaw No. 6079

Report 24-270

File FIN 1760-20

<https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5203>

Moved by Councillor Baillie,

Seconded by Councillor Ferguson,

That Council approve the replacement of internal borrowing from Sewer Capital Works Reserve with external borrowing for the Ice and Dry Arena Phase 2 capital project.

That Council give first, second and third reading to Ice and Dry Arenas Phase 2 Loan Authorization Bylaw No. 6079 for the purpose of borrowing funds in the amount of \$25,252,525 for the construction of Ice and Dry Arenas Phase 2 Capital project within the 2024 Capital Program repayable from general revenue.

That Council provide an Alternative Approval Process, in accordance with Section 86 of the *Community Charter*, for Ice and Dry Arenas Phase 2 Loan Authorization Bylaw No. 6079 as outlined in items (a) to (e) below with respect to the Alternative Approval Process.

G. BYLAWS FOR FIRST, SECOND AND THIRD READING

- a) Elector responses shall be in the form set out in Attachment “A”.
- b) The deadline for the submission of elector responses forms shall be 4:30 PM on Thursday, March 18, 2025 (the “Deadline”).
- c) The Township Clerk is authorized to prepare an Alternative Approval Process Notice which must be published as per Township of Langley Public Notice Bylaw No. 6003.
- d) This Alternative Approval Process applies to the entire area of the Township and a fair determination of the total number of electors of the Township of Langley is 96,390.
- e) The Township Clerk is authorized to undertake any further steps required to carry out the Alternative Approval Process in accordance with the *Community Charter*.

CARRIED

5. Smith Athletic Park Development Phase 2

**Loan Authorization Bylaw and
Alternative Approval Process**

Bylaw No. 6078

Report 24-269

File FIN 1760-20

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dki?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5223)

[17dki?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5223](https://youtu.be/6OhWc-17dki?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5223)

Moved by Mayor Woodward,

Seconded by Councillor Rindt,

That Council give first, second and third reading to Smith Athletic Park Development Phase 2 Loan Authorization Bylaw No. 6078 for the purpose of borrowing funds in the amount of \$39,267,677 for the Smith Athletic Park Development Phase 2 Capital project within the 2025 Capital Program repayable from general revenue.

That Council provide an Alternative Approval Process, in accordance with Section 86 of the *Community Charter*, for Smith Athletic Park Development Phase 2 Loan Authorization Bylaw No. 6078 as outlined in items (a) to (e) below with respect to the Alternative Approval Process.

- a) Elector responses shall be in the form set out in Attachment “A”.
- b) The deadline for the submission of elector responses forms shall be 4:30 PM on Thursday, March 18, 2025 (the “Deadline”).
- c) The Township Clerk is authorized to prepare an Alternative Approval Process Notice which must be published as per Township of Langley Public Notice Bylaw No. 6003.
- d) This Alternative Approval Process applies to the entire area of the Township, and a fair determination of the total number of electors of the Township of Langley is 96,390.

G. BYLAWS FOR FIRST, SECOND AND THIRD READING

- e) The Township Clerk is authorized to undertake any further steps required to carry out the Alternative Approval Process in accordance with the *Community Charter*.

CARRIED

H. BYLAWS FOR CONSIDERATION AT THIRD READING

1. **Official Community Plan Amendment Application
No. 100230 (Sidhu / 24281 Fraser Highway)
Bylaw No. 6033
Report 24-182**

File CD 10-27-0073

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5274)

[17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5274](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5274)

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That Council give third reading to “Township of Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Rural Plan) Bylaw 1993 No. 3250 Amendment (Sidhu) Bylaw No. 6033”.

DEFERRAL

Moved by Councillor Ferguson,
Seconded by Councillor Baillie,
That Bylaw 6033 be deferred until the conclusion of the Fraser Highway Employment Lands neighbourhood planning process.

CARRIED

2. **Official Community Plan Amendment and
Rezoning Application No. 100242
(Isle of Mann Property Group / 7258, 7240 – 210 Street;
21031, 21133, 21156, and 21081 – 72 Avenue and
21300 Block of 72 Avenue)
Bylaw No. 5836
Bylaw No. 5837
Report 24-213**

File CD 08-24-0093

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5346)

[17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5346](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5346)

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That Council give third reading to “Langley Official Community Plan Bylaw 1979 No. 1842 Amendment (Willoughby Community Plan) Bylaw No. 1998 No. 3800 Amendment (Northeast Gordon Estate Neighbourhood Plan) Bylaw 2005 No. 4475 Amendment (Isle of Mann Property Group) Bylaw No. 5836”,
and

H. BYLAWS FOR CONSIDERATION AT THIRD READING

“Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (Isle of Mann Property Group) Bylaw No. 5837”.

CARRIED

I. BYLAWS FOR FINAL ADOPTION

1. Designation of Willowbrook Transit-Oriented Area

Bylaw No. 6021

Report 24-110

File BLSI LRP00026

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5518)

[17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5518](https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5518)

Moved by Councillor Rindt,

Seconded by Councillor Pratt,

That Council give final reading to “Willowbrook Transit-Oriented Area Designation Bylaw No. 6021”.

DEFERRAL

Moved by Councillor Baillie,

Seconded by Mayor Woodward,

That Bylaw 6021 be deferred to be considered further when an updated Willowbrook Community Plan comes forward for Council’s consideration; and

That Bylaw 6021 substantially inform the residential density to be proposed in prescribed distances from the Willowbrook SkyTrain station within an updated Willowbrook Community Plan.

CARRIED

2. Provincial Housing Legislation – Small-Scale Multi-Unit Housing

Bylaw No. 6020

Report 24-114

File BLSI LRP00026

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5723)

[17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5723](https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=5723)

Moved by Mayor Woodward,

Seconded by Councillor Ferguson,

That Council give final reading to “Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (Small-Scale Multi-Unit Housing) Bylaw No. 6020”.

AMENDMENT

Moved by Mayor Woodward,

Seconded by Councillor Baillie,

That Bylaw 6020 be amended to add to the definition of Small-Small, Multi-Unit Housing Development: “(g) vehicular access to a *lot* must not be to an

I. BYLAWS FOR FINAL ADOPTION

arterial road as identified in the Master Transportation Plan or Official Community Plan.”

CARRIED

MAIN MOTION, AS AMENDED

The question was called on the Main Motion, as amended, and it was

CARRIED

Councillor vanPopta opposed

MOTION #2

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
That Council direct staff to update Langley Building Bylaw No. 4642 to align with Township of Langley Zoning Bylaw No. 2500 Amendment (Small-Scale Multi-Unit Housing) Bylaw No. 6020.

CARRIED

MOTION #5

Moved by Mayor Woodward,
Seconded by Councillor Pratt,
That Council direct staff to update Langley Development Cost Charges (DCC) Bylaw No. 5897 by adding new provisional uses permitted by the *Local Government Act* and to update the rate structure to include appropriate charges for small-scale multi-unit housing development.

CARRIED

MOTION #9

Moved by Mayor Woodward,
Seconded by Councillor Pratt,
That staff monitor small-scale multi-unit housing impacts and report back in one year with information and recommended revisions to the Zoning Bylaw or other plans/bylaws if required.

CARRIED

MEETING RECESSED

The meeting recessed at 3:08pm.

MEETING RECONVENED

The meeting reconvened at 3:16pm.

3. Library Loan Authorization Bylaw and Alternative Approval Process

Bylaw No. 6039

Report 24-152

File FIN 1760-20

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=6683)

[17dkl?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=6683](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=6683)

I. BYLAWS FOR FINAL ADOPTION

Moved by Councillor Rindt,
Seconded by Mayor Woodward,
That Council give final reading to “Library Loan Authorization Bylaw
No 6039”.

CARRIED

**4. Highway Closure, Dedication Removal and Disposal
(1358212 BC Ltd.)**

Bylaw No. 6068

Report C24-34

File CA PM003206

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6700)

[17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6700](https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6700)

Moved by Councillor Rindt,
Seconded by Councillor Baillie,
That Council give final reading to “Highway Closing and Dedication Removal
(1358212 BC Ltd.) Bylaw No. 6068”.

CARRIED

**5. Rezoning Application No. 100493 and
Development Permit Application No. 100911
(1116005 BC Ltd. / Apna Group / 20434 – 72 Avenue)**

Bylaw No. 5647

Report 20-158

File CD 08-14-0203

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6723)

[17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6723](https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6723)

Moved by Councillor Rindt,
Seconded by Councillor Pratt,
That Council give final reading to “Township of Langley Zoning Bylaw 1987
No. 2500 Amendment (1116005 BC Ltd.) Bylaw 2020 No. 5647”.

CARRIED

Development Permit No. 100911

Moved by Councillor Ferguson,
Seconded by Councillor Pratt,
That Council authorize issuance of Development Permit No. 100911
(1116005 BC Ltd. / Apna Group / 20434 – 72 Avenue) in accordance with
Attachment A subject to the following conditions:

- a. Building plans being in substantial compliance with Schedule “A”
- b. On-site landscaping plans being in substantial compliance with
Schedule “B” and in compliance with Subdivision and Development
Servicing Bylaw (Schedule I - Tree Protection) and the Township’s Street
Trees and Boulevard Plantings Policy;

I. BYLAWS FOR FINAL ADOPTION

Although not part of the development permit requirements, the applicant is advised that prior to issuance of a building permit, the following items will need to be finalized:

- a. Completion of an erosion and sediment control plan and provision of security in accordance with the Erosion and Sediment Control Bylaw;
- b. Completion of an on-site servicing and stormwater management plan in accordance with the Subdivision and Development Servicing Bylaw;
- c. On-site landscaping to be secured by letter of credit at building permit stage;
- d. Written confirmation from the owner and landscape architect or arborist that tree protection fencing identified in the tree management plan is in place; and
- e. Payment of supplemental development permit application fees, Development Cost Charges, and building permit administration fees.

CARRIED

6. Rezoning Application No. 100570 (1127354 BC Ltd. / Apna Group / 6862, 6876, and 6898 – 204 Street) Bylaw No. 5789

Report 23-61

File CD 08-14-0216

[https://youtu.be/6OhWc-](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=6798)

[17dkl?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=6798](https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUqTT6iGE6z6iMWwV9Y2WXU3&t=6798)

Moved by Councillor Rindt,

Seconded by Councillor Ferguson,

That Council give final reading to “Township of Langley Zoning Bylaw 1987 No. 2500 Amendment (1127354 BC Ltd.) Bylaw No. 5789”.

CARRIED

J. MAYOR AND COUNCIL REPORT

K. METRO VANCOUVER AND OTHER REGIONAL COMMITTEE REPRESENTATIVES REPORT

L. ITEMS BROUGHT FORWARD FOR PUBLIC INFORMATION FROM CLOSED MEETINGS

M. FOR INFORMATION

- 1. Potential 2025 Local Government By-Election**
Memorandum – Legislative Services Division
File 4200-01

M. FOR INFORMATION

2. Heritage Advisory Committee

Minutes - November 5, 2024
File 0540-20

**3. Jericho Reservoir Phase 2
Dissolution of Water Supply Agreements**

File 0400-65

Memorandum from Metro Vancouver regarding Jericho Reservoir Phase 2.

4. Adoption and Permanency Awareness Month

File 0630-01

Letter from Cory Heavener, Provincial Director of Child Welfare, and Renaa Bacy, Provincial Director of Adoption, Ministry of Children and Family Development, requesting the month of November be proclaimed as Adoption and Permanency Awareness Month.

N. MOTIONS ARISING FROM INFORMATION

O. OTHER BUSINESS

1. Langley Rugby Club

<https://youtu.be/6OhWc-17dKI?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6843>

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
Be it resolved that Council directs staff to report to Council on coordinating and potentially contribute to the following, but not necessarily limited to, facility upgrades and additions for the Langley Rugby Club:

1. kids play space(s) and/or playground areas;
2. additional spectator seating;
3. additional parking capacity, maintenance and on-site vehicle safety improvements;
4. sewer service connection; and
5. field house replacement with washrooms, change rooms, storage and other amenities.

O. OTHER BUSINESS

That Council directs staff to report to Council on potential transportation safety improvement(s) of vehicle access to and from 21280 Crush Crescent.

CARRIED

2. Additional Waitlist Options for Beginner Swimming Lessons

<https://youtu.be/6OhWc-17dkl?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=6846>

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
Whereas:

1. In Summer and Fall registration of 2024, for beginner swimming lessons, many thousands of residents were waitlisted for access to swim lessons;
2. Duplicate registrations for multiple classes prevents access for other residents seeking registration and consumes recreational staff resources to manually update; and
3. Many residents remain unable to pre-register for specific days and times that would best suit their schedules and availability, requiring availability for priority access registration at a specific date and time;

Therefore be it resolved that Council directs staff to report to Council with additional options for longer-term waitlist and registration options beyond a single season that:

1. considers priority access for the next season of swim lesson registration for verified residents who are waitlisted and did not obtain a swim lesson registration from the prior season;
2. explores additional opportunities to increase lesson capacity where feasible, prioritizing minimal impact on public swim sessions and facility rentals;
3. allows for verified Township of Langley residents to pre-register multiple seasons and/or years (as may be possible) in advance for beginner swim lessons Levels 1-3, and Swimmer 1-3, and other high demand recreational programming that it may be appropriate for Council to consider; and
4. implements measures to minimize duplicate class registrations to maximize availability for a greater number of residents with reduced staff time; and further

That staff draft a new Council Policy for previous and current Council direction for swimming lessons and other high demand recreational programming, potentially consolidated with Council Policy 06-006, for Council's future consideration.

CARRIED

O. OTHER BUSINESS

3. Aldergrove Parkade and Aldergrove Amenity Fund

<https://youtu.be/6OhWc-17dKI?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=7070>

Moved by Mayor Woodward,
Seconded by Councillor Rindt,
Be it resolved that Council direct staff to advance draft external borrowing bylaws for Council's consideration in the amount of \$8.75M, with a 10 year amortization period, to substantially fund the Aldergrove Parkade

project within the 2025-2029 Financial Plan, potentially supported by the Aldergrove Amenity Fund.

CARRIED

4. Ponder Park

<https://youtu.be/6OhWc-17dKI?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=7128>

Moved by Councillor Baillie,
Seconded by Councillor Rindt,
Be it resolved that Council hereby rescinds Council Policy 06-301 Ponder Park Agreement; and further

That Council hereby pre-approves the Ponder Park Shelter Demolition Capital Project within the 2025 Capital Budget and 2025-2029 Financial Plan with \$75,000 funded from the Capital Projects Reserve.

CARRIED

5. Public Safety Within the 2025-2029 Financial Plan

<https://youtu.be/6OhWc-17dKI?list=PLcsR1qaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=7377>

Moved by Councillor Baillie,
Seconded by Councillor Rindt,
Be it resolved that Council directs staff to update and include within the 2025-2029 Financial Plan the following adjustments:

1. Additional RCMP Officers be deferred until the 2027-2031 Financial Plan with three additional officers added in 2027, and two additional members added in 2028, with start dates of July 1, respectively, subject to de-integration of the Langley RCMP detachment reaching a stage of substantial completion;
2. Eight additional suppression firefighters be added in 2026 with dates of July 1 and October 1, respectively, with eight added in 2027, and six added in 2028, with start dates of April 1, respectively; and

O. OTHER BUSINESS

3. Two additional Bylaw Enforcement Officers remain in 2025 with a start date of February 1, and two added in 2026, with a start date of June 1, respectively.

MOTION TO DIVIDE

Moved by Councillor Martens,
Seconded by Councillor Kunst,
That the motion be divided.

DEFEATED

Mayor Woodward and Councillors Baillie, Ferguson, Pratt, Rindt, and vanPopta opposed

DEFERRAL

Moved by Councillor Kunst,
Seconded by Councillor Martens,
That this motion be deferred to the December 2, 2024 Regular Council Meeting in order to consult with the RCMP.

DEFEATED

Mayor Woodward and Councillors Baillie, Ferguson, Rindt, and vanPopta opposed

MAIN MOTION

The question was called on the Main Motion, and it was
CARRIED

Councillor Martens opposed

P. MOTION TO RESOLVE INTO CLOSED MEETING

<https://youtu.be/6OhWc-17dkl?list=PLcsR1gaLwRUgTT6iGE6z6iMWwV9Y2WXU3&t=10174>

Moved by Councillor Rindt,
Seconded by Councillor Pratt,
That Council now resolve into a Closed Meeting for discussion of the following items, in accordance with and as identified under Section 90 of the *Community Charter*:

- Item A.1 - Section 90(1) (n) Consideration
- Item D.1 - Section 90(2) (b) Intergovernmental Relations
- Item E.1 - Section 90(1) (k) Negotiations
- Item E.2 - Section 90(1) (k) Negotiations
- Item E.3 - Section 90(1) (e) Property, (k) Negotiations
- Item E.4 - Section 90(1) (a) Personnel
- Item G.1 - Section 90(1) (e) Property, (k) Negotiations
- Item I.1 - Section 90(1) (c) Labour Relations
- Item I.2 - Section 90(1) (a) Personnel
- Item I.3 - Section 90(1) (e) Property, (k) Negotiations
- Item I.4 - Section 90(1) (a) Personnel

- Item I.5 - Section 90(1) (e) Property, (k) Negotiations
- Item I.6 - Section 90(1) (a) Personnel
- Item I.7 - Section 90(1) (a) Personnel
- Item I.8 - Section 90(1) (a) Personnel
- Item I.9 - Section 90(1) (a) Personnel

CARRIED

Q. TERMINATE

Moved by Councillor Baillie,
Seconded by Councillor Rindt,
That the meeting terminate at 4:20pm.

CARRIED

CERTIFIED CORRECT:

Mayor

Township Clerk