

**THE CORPORATION OF THE DISTRICT OF WEST VANCOUVER  
NEIGHBOURHOOD CHARACTER WORKING GROUP MEETING NOTES  
RAVEN ROOM SOUTH, MUNICIPAL HALL  
WEDNESDAY, JULY 10, 2019**

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Working Group Members: Councillor P. Lambur, H. Locke, L. Fourie, P. Ulveland, R. Brink, S. Chunick, S. Nicholls, T. Dodd, and T. Malapanis. Absent: N. Smeal. Staff: C. Miller, Senior Planner, and M. Bermingham, Planning Technician.

**1. CALL TO ORDER**

The meeting was called to order at 5 p.m.

**2. APPROVAL OF AGENDA #25**

The Neighbourhood Character Working Group (NCWG) approved the July 10, 2019, agenda as circulated.

**3. APPROVAL OF MEETING NOTES #24**

The NCWG approved the June 26, 2019, meeting notes as circulated.

**REPORTS / ITEMS**

**4. Public Correspondence**

One item received identifying overuse of hard surfacing and concerns regarding loss of trees and vegetation.

**5. Member Updates**

**5.1 Community Engagement Committee: Request for extension to NCWG term**

The Chair provided a brief overview of the working group's presentation to the Community Engagement Committee: request for extension to the NCWG term at the July 10, 2019 Community Engagement Committee meeting. The Community Engagement Committee approved the extension to the NCWG term. All NCWG members will remain on the working group for the duration of the extended term or on completion of working groups mandate whichever the lesser. The Community Engagement Committee provided further input for the working group's consideration during the next phase: translation services, engaging with stakeholders, and to provide context to the next phase.

**5.2 Group discussion and key takeaways from: Attendance at Council meeting**

The chair provided a brief overview of the working group's presentation to Council: Progress Report at the July 8, 2019 Council Meeting. The presentation was received for information by Council. Council provided some insight into the thoroughness and level of engagement required for Phase 2 of their mandate.

NCWG members provided complimentary remarks to the Chair on presenting to council.

### 5.3 Group discussion and key takeaways from: gentle densification Michael Geller

A round table discussion ensued on the various aspects of gentle densification including and the desire to enable gentle densification while respecting neighbourhood character: providing policies to enable subdivision, streamlining the subdivision process, stratification, reasoning of limited coach houses currently in West Vancouver and providing incentives to encourage coach houses: non-conforming stratification, FAR exemptions, enabling smaller homes on smaller lots, streamlining the coach house process, providing variance for setbacks, provide a cap on FAR, provide community amenity contributions to single family development and not on coach houses and duplexes.

### 5.4 Group discussion and key takeaways from Average Grade

NCWG opted in favour of this discussion topic being incorporated into a workshop format meeting.

### 5.5 Group discussion and key takeaways from Highest Building Face

NCWG made reference to planters and the potential of some issues although presenting as a problem, in reality on further investigation may not be an issue, given topography and employing best practices etc.

### 5.6 Issues, problems and possible solutions

NCWG decided to incorporate this discussion as a workshop meeting on Wednesday, July 31, 2019.

## 6. Other Business

A member brought forward the possibility of hosting a workshop format meeting to assist the group, in distilling the issues, problems and possible solutions. The NWCG agreed and staff will look to the possibility of scheduling this meeting on Wednesday, July 31, 2019.

The Chair brought forward the notion of the working groups "positioning" on multi-family projects. A round table discussion ensued.

## 7. Next Steps

The NCWG agreed on the below agenda item for next meeting;

- Workshop Agenda
- Survey Results

## PUBLIC QUESTIONS

### 8. PUBLIC QUESTIONS AND COMMENTS

A resident made reference to various public hearings coming forward and invited the working group to attend these meetings.

9. **ADJOURNMENT**

The Chair adjourned the June 26, 2019, NCWG meeting at 7 p.m.

Certified Correct:

  
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Chair

  
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Staff

