



CLOVERDALE BIA

Minutes

BIA Board Meeting held on Tuesday Mar. 13, 2018 @ 6pm - BIA office

Present

Kent Archibald	Steve Bednash	Freda Mattern
Dean Moore	Frank Redekop	Terry Stewart
Rob Paterson	Paul Orazietti ED	

Absent

Alex Charles	James O'Neill	Mike Garisto
Michelle Moore		



Guests:

Councillor Bruce Hayne, Kiran Kooner - City of Surrey

Recording secretary: Paul Orazietti Call to order 6:04 pm

Adoption of Agenda : Moved by Frank Redekop, 2nd by Rob Paterson, all in favor, motion carried.

Adoption of the Feb. 13, 2018 Board meeting Minutes: Moved by Rob Paterson, seconded by Freda Mattern, all in favor, motion carried.

Adoption of the Feb. 26, 2018 BIA AGM Minutes: Moved by Rob Paterson, seconded by Steve Bednash, all in favor, motion carried.

1. ELECTION OF DIRECTORS:

Paul called for the election of the Directors to fill the positions of President, 1st Vice President, Treasurer and Secretary.

- i. Nomination for position of President. Nomination of Dean Moore for President. Moved by Steve Bednash & seconded by Freda Mattern. Any other nominations from the floor, called three (3) times, no other nominations, All in favour, none against, **Carried Unanimously**

Dean Moore took the chair after being re-elected President

- ii. Nomination for position of Vice President . Nomination of Steve Bednash and Rob Paterson. Steve Bednash declines.

Moved by Freda Mattern, seconded by Frank Redekop, Any other nominations from the floor, called three (3) times, no other nominations, All in favour, none against, **Carried Unanimously**

- iii. Nomination for position of Treasurer: Nomination of Dean Moore by Rob Paterson, seconded by Steve Bednash.
Any other nominations from the floor, called three (3) times, no other nominations, All in favour, none against, **Carried Unanimously**

- iv. Nomination for position of Secretary: Nomination of Freda Mattern by Steve Bednash, seconded by Kent Archibald. Any other nominations from the floor, called three (3) times, no other nominations, All in favour, none against, **Carried Unanimously**

2. NEW BUSINESS

a. City Partnerships: The BIA ED outlined the Association's priorities to Councillor Hayne for 2018. Several key points were discussed that the BIA would like to have added to the final Cloverdale Town Centre Plan Update. The BIA was advised that it tentatively will present the plan for final consideration in May 2018. The BIA is generally very supportive of the draft plan that was presented in 2017 with a few key exceptions especially in the area of parking. For the future plan, the BIA supports the purchase of property to expand the City lot on 56A Ave west of 176 St. The BIA would also like the City to **purchase property** on 56A Ave directly across from the Museum to cover for the variance that the Museum expansion was given. Councillor Hayne expressed an interest in having a future parking survey which would seek to determine the visitors purpose for parking along with lot usage. The Board agreed with having a new parking survey since the current parking lots are hitting capacity on a daily basis. The BIA has budgeted funds in 2018 for **parking lot improvements** especially on 176A St by 57A Ave and was looking to partner with the City on costs for additional lighting, signage, restriping and some beautification initiatives like split rail cedar fencing. The BIA also would like to partner with the City on the installation of a **secondary community gateway sign** on Highway #10 and 180 St. in an existing city landscaping bed. The last partnership was seeking to have **new streetlights** added at key intersections on Highway #10 (at 175 St & 180 St.) that have a similar look to the Streetlights located on 176 St. Councillor Hayne asked the BIA board if they were considering to expand their boundaries for renewal in 2020 and the Board was interested in investigating this possibility. Expansion areas would have to be determined along with a BIA levy rate that would be acceptable. Kiran Kooner indicated that the City would be able to help with some suggested levy rates and some areas that could be considered for the expansion. The ED did ask about the announcement made by the Mayor and her desire to see a new Regional Hospital located in Cloverdale on the Kwantlen campus. The BIA board felt that having a new regional hospital would be extremely good for the business community and the residents. Councillor Hayne indicated that the Province was hiring a consultant to do a study on

this proposed project and that the City has a very limited role at present. In addition, the Peace Arch Hospital is also lobbying to having the new hospital incorporated into their existing hospital with an upgrade. The BIA board will look into how they might review this matter and possibly take a position on the Mayor's suggestion.

b. Treasurer's report: Treasurer Dean Moore presented two reports, one for the month of January 2018. Total Income: \$2,875.47 and Total Expenses: \$12,004.86. The Second Report was for February with Total Income: \$7,500 and Total Expenses: \$10,615.58 that the Bank balance as of Feb. 28th, 2018 was **\$169,423.29**.

c. Annual General Meeting: The Board was very pleased with the presentation made by Mayor Hepner and appreciated her handing out the BIA's Community Pillar Awards. The meeting was very positive with a lot of new projects in the ground like the Museum expansion, two ice rinks, a new Community Centre/Library in Clayton and several larger scale residential developments along with several more significant commercial projects to break ground shortly. The BIA Budget in 2018 shifted more resources to beautification projects that were distributed throughout the BIA area. The BIA also added additional funding for existing annual special events and postponed having a signature event (ie Country Festival for 2018). The BIA was focusing on improving parking in the area and continuing to work with developers to encourage more residential and commercial projects.

d. FOI Request & Reporter Request:

The City is closing a recent FOI request and agrees that the BIA is not legally required to make its general ledger available for public scrutiny.

The Editor of the Cloverdale Reporter has also asked some questions on why the BIA exceeded its budget for the 2017 Rodeo Parade and for office expenses. The Board agreed to provide a brief explanation but would not provide any exact details. The ED did explain that there was a need to revise the way the Budget vs Actual report is created since event sponsorship dollars were not being applied against some expenses such as Rodeo Days giving an incorrect impression of being way over budget. The BIA also underestimated the expenses for the BIA AGM and did spend more money on advertising and creating a printed annual report.

e. Clovies Tickets

The BIA board agreed to purchase two tickets to send Directors Rob Paterson and Freda Mattern to attend the annual event on April 26th.

Moved by Terry Stewart, seconded by Steve Bednash, All in favour, none against, **Carried Unanimously**

f. SBOT Mayor's Annual State of the Nation

The BIA board agreed to purchase two tickets to send Directors Kent Archibald and Freda Mattern to attend the annual event on May 24th

Moved by Rob Paterson, seconded by Terry Stewart, All in favour, none against, **Carried Unanimously**

g. Highway #10 Beautification

There was some discussion on this project with Councillor Hayne regarding the addition of matching streetlights like the ones on 176 St for Highway #10, and more detailed discussions will occur in a follow up meeting with Yalda Asadian from the City of Surrey on Wed. Mar. 14th.

3. Old Business

a. Gateway Sign: This project is unchanged at present and will move forward later this year or in the New Year of 2019. It was stressed that a new Gateway sign should be installed at the corner of Hwy #10 and 180 St.

b. Will Senger Statue: The ED will meet with the City to discuss what would be an appropriate location for a proposed statue of Will Senger. Several departments of the City will be getting together ie planning, public art, heritage advisory, heritage services with the BIA to discuss the overall picture for the Town Centre. Many more organizations will be invited to participate at a future date.

4. BIA Committees:

a. Beautification: The ED will meet with the City's Beautification officer to discuss a variety of projects especially the Gateway Sign on Hwy 10, the Parking Lot beautification

b. Communications : The BIA is continuing to update its website to have more current information on all of the annual Special Events. ie Bed Races, Chili Cook-off, Rodeo Parade and Santa Parade.

c. Business Development : The BIA Executive Director continues to field a number of inquiries from businesses that are looking to expand locally and from new businesses wanting to set up in the Town Centre. The board was advised that the BIA received a letter from Preview Builders Intl. who will be starting construction on a retail development on April 1st located at 5795 - 176 Street. The board also discussed another residential development proposed for 17697 and 17707 57 Avenue which had been presented to the board on Oct. 2017. The revised plan was forwarded by the Cloverdale Residents Association and the builder was seeking support for a parking variance of 10 cars for a 24 unit. The Residents Association & the Cloverdale BIA was not supportive of a parking variance and encourage the developer to move forward with the 18

unit proposal. The BIA board agreed that parking in the area is sensitive especially in light of variance give to the Surrey Museum expansion. At present the City surface lots are often reaching full capacity.

d. Special Events : The BIA is working on its 2018 inventory of events and will meet with the City of Surrey to discuss altering the Rodeo Parade route to allow for more traffic into the Elements Casino parking lot. The BIA will update its Surrey Santa Parade website and will start fundraising immediately.

e. Safety & Security : The BIA area is relatively low in criminal activity and still experiences illegal dumping and theft from autos. The BIA has met with the RCMP to discuss hosting a morning merchant meeting this Spring to discuss Fraud prevention techniques.

4. OTHER BUSINESS: The ED discussed the problem with airflow in the office area and that some inexpensive air conditioning was necessary, especially for the tenant. One director indicated that they knew a local supplier who may be able to help out. The ED advised the board that funding for a summer student had been made to the Government and that a decision should be made shortly. Lastly, the ED asked for support to attend the provincial BIABC conference in late April.

Upon a motion to send the ED to the BIABC 2018 Conference moved by Rob Paterson, seconded by Freda Mattern, All in favour, none against, **Carried Unanimously**

Next BIA meeting scheduled for Tuesday, April 10th, 2018 at 6pm.

Adjourned : 8:35 pm