



# CLOVERDALE

Business Improvement Association

A good place to grow, since 1870

## Minutes

***BIA Board Meeting held on Tuesday Feb. 8, 2022 @ 6pm - BIA office***

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### **Present**

Kent Archibald	Steve Bednash	Natalie Gauvreau	Troy Michaud
Dean Moore	Anita Parker	Rob Paterson	Frank Redekop
Terry Stewart	Scott Wheatley		
Paul Oraziotti ED	Edward Tain – COS		

### **Absent**

Mike Garisto                      Coreen Windbiel

Acting Recording secretary: Paul Oraziotti      Call to order 6:07 pm

*Adoption of Agenda: Moved by Rob Paterson, 2nd by Troy Michaud, all in favor, Motion carried.*

*Adoption of Jan. 11<sup>th</sup>, 2021 Minutes: Moved by Scott Wheatley, 2<sup>nd</sup> by Steve Bednash, Carried, all in favor.*

### **1. NEW BUSINESS**

#### **a. Directors Appointment: Tyler Dennis**

*Upon a motion moved by Rob Paterson and seconded by Troy Michaud that Tyler Dennis representing MacMillan Tucker Law Firm be appointed to the Board. Motion Carried unanimously.*

**b. Treasurer's report:** Financial report for December of 2021 was presented for review by the BIA board meeting. JAN. P&L Total Income: \$1,050.00 Total Expenses: \$14,605.70 Bank Balance unavailable

*Motion to approve Jan 2023 Financials as presented. Moved by Rob Paterson and seconded by Steve Bednash. Motion carried.*

**c. CBIA 2022 AGM:** The Cloverdale BIA has moved its AGM forward to Tuesday, Feb. 15<sup>th</sup> as per the City of Surrey request to give them more time to analyze our Business Plans and Financial Statements. Discussion was again brought up about a request from the City of Surrey to have the same renewal date as all the other Surrey BIA's. The Downtown Surrey BIA is looking at renewing for a 7 year period and the City was hoping to do this in the year 2030 which would allow the Cloverdale BIA to complete a 5 year renewal in 2025. The Board was

uncomfortable moving to a 7-year period and felt that any savings for going to a longer time would not be beneficial. The Exec. Director did present a new budget for 2023 based on shifts made with the 2022 budget. One of the primary changes was earmarking funds for the Highway 10 and 177B St intersection to 2023. This project is quite complicated and due to a lack of dialogue with the MOT and the City of Surrey makes it difficult to comment on the progress being made on this project. The 2023 budget also will see the return of an annual event called the Cloverdale Chili Cook-off postponed because of the pandemic.

*Motion moved by Troy Michaud to approve the 2023 BIA Budget as presented, seconded by Kent Archibald, Motion carried unanimously.*

**c. Hawthorne Square:** The BIA board believes that the Square will be its top priority project for 2022 based on the success of adding temporary picnic tables and public furniture which saw more use of the square. This project will be done in several phases with the more expensive Public Art components being added a later date. The Square is to receive limited funding from the City of Surrey and the City will cover designs cost by using internal staff.

**d. Highway 10 & 177B St Intersection** The BIA continues to wait for a response from the MOT and the City of Surrey. The BIA office continues to use social media to address concerns about the safety of this intersection especially with accessibility issues of a power pole located in the centre of the sidewalk by the crossing signal switch on the North-East corner.

## **2. OLD BUSINESS:**

### **a. Heritage Storyboards**

The BIA is starting to work with the Heritage Advisory commission on a second set of heritage storyboards for the Town Centre for 2022.

## **3. Committees**

**a. Beautification** – Sidewalk repair phase two. The City has started to mark up the sidewalks on the 5700 block of 176 St for repairs and upgrades to the tree landscaping areas. The City is looking at getting bids for the work and will commence in mid-March.

**b. Communications** – The BIA continues to work on social media messaging to promote positive activities occurring in the Cloverdale Town Centre.

**c. Business Development:** The BIA has started working with some strata owners in their efforts to have Wyndham estates redeveloped. The BIA has approached the City economic development officer to talking to planning to see if there is a possibility of considering to change zoning on the east side of 176A St from low rise residential to low rise mixed use residential. Discussions are preliminary based on the explosive growth of residential buildings in the Town Centre. Vacancies are at all time low and with the possibility of a small hospital being

built, this is drawing a lot of attention from different health services wanting to locate here. The BIA office has received numerous comments about the huge increases in lease rates in the Cloverdale Town Centre which seems to be in line with other commercial areas throughout the Metro and the Fraser Valley.

**d. Special Events:** Plans to hold a Country Fair only during the May long weekend are moving forward along with a desire to hold the Annual Rodeo Parade on Sat. May 21<sup>st</sup>. The BIA office continues to work with the Rodeo on organizing the parade.

**i. Safety & Security:** The BIA has been advised by the Cloverdale Community Kitchen that there has been an uptick in nuisance behaviour at the Pacific Community Church and in the town centre. The RCMP are working on the problem and will advise on the outcome shortly. The BIA continues to work on increased graffiti in the area and public dumping which traditionally has been our biggest problem in the area.

**ii. Other Business:** No additional items were raised.

**Next BIA Board meeting:** The next board meeting is scheduled for Tues. Mar 8<sup>th</sup> at 6pm

Meeting Adjourned: 8:00 pm