



# City of Delta

## Regular Council Meeting Minutes

**February 23, 2026, 7:00 p.m.  
Theatre, North Delta Centre for the Arts  
11425 – 84 Avenue, Delta, BC**

Members Present: Mayor George V. Harvie  
Councillor Rod Binder\*  
Councillor Daniel Boisvert  
Councillor Jessie Dosanjh  
Councillor Alicia Guichon  
Councillor Jennifer Johal  
Councillor Dylan Kruger

Staff Present: Peter Weeber, City Manager  
Marcy Sangret, Deputy City Manager  
Laurie Darcus, Director, Legislative Services  
Dave Wood, Acting Fire Chief  
Navin Chand, General Manager, Finance  
Steven Lan, General Manager, Engineering  
Doreann Mayhew, General Manager, Facilities & Major Projects  
Tanya Mitchner, Acting General Manager, Development  
Larry Rourke, General Manager, Human Resources  
Josh Turner, General Manager, Parks, Recreation & Culture  
Mike Brotherston, Director, Corporate Services

Office of the City Clerk: Jessica Gruchey, Committee Clerk

By videoconference\*

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### 1. CALL TO ORDER

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Guichon

THAT the meeting be called to order (7:00 p.m.).

CARRIED UNANIMOUSLY

### 2. LAND ACKNOWLEDGEMENT

Mayor Harvie acknowledged that this meeting took place on the shared, traditional, ancestral, and unceded territories of the scəw̓ aθən (Tsawwassen),

x<sup>w</sup>məθk<sup>wəy</sup> əm, (Musqueam) and other Coast Salish Peoples and extended appreciation to these, First Nations for the opportunity to hold this meeting here today.

**3. AGENDA ENDORSEMENT**

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Johal

THAT the Agenda for the February 23, 2026, Regular Council meeting be endorsed as amended with the additions of Ladner Village City-Owned Properties Update under Items Arising from Closed Council Meeting; and one piece of correspondence refers under Item 14.6.

CARRIED UNANIMOUSLY

**4. RESOLUTION TO RESOLVE INTO COMMITTEE OF THE WHOLE**

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Kruger

THAT Council resolve into Committee of the Whole (7:01 p.m.).

CARRIED UNANIMOUSLY

**5. RESOLUTION TO ENDORSE THE AGENDA OF THE COMMITTEE OF THE WHOLE**

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Guichon

THAT Council endorse the Agenda of the Committee of the Whole.

CARRIED UNANIMOUSLY

**6. DELEGATION**

**6.1 Delegation from Metro Vancouver regarding Metro 2050 Amendment Options**

Metro Vancouver representatives provided background information on the request to the Metro Vancouver Regional District Board Chair from the South of the Fraser Mayors to amend Metro 2050, presented an overview of Metro 2050 and the four proposed amendments, and outlined the next steps, which included providing feedback on the amendments.

**6.1.1 Memorandum from Tanya Mitchner, Acting General Manager, Development dated February 13, 2026 regarding Correspondence From Metro Vancouver Regarding South of the Fraser Mayor's Request for Policy Reform**

MOVED by: Cllr. Kruger  
SECONDED by: Cllr. Guichon

THAT the Memorandum from the Development Department be received for information.

CARRIED UNANIMOUSLY

**7. RESOLUTION TO RISE FROM COMMITTEE OF THE WHOLE**

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Dosanjh

THAT the Committee of the Whole rise and report (7:26 p.m.).

CARRIED UNANIMOUSLY

**8. RESOLUTION TO ADOPT THE ACTIONS OF THE COMMITTEE OF THE WHOLE**

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Guichon

THAT Council adopt the actions of the Committee of the Whole.

CARRIED UNANIMOUSLY

**9. ADOPTION OF MINUTES**

**9.1 Minutes of the February 9, 2026, Special Council (to Close) Meeting**

MOVED by: Cllr. Dosanjh  
SECONDED by: Cllr. Guichon

THAT the Minutes of the February 9, 2026, Special Council (to Close) meeting be adopted as circulated.

CARRIED UNANIMOUSLY

**9.2 Minutes of the February 9, 2026, Regular Council Meeting**

MOVED by: Cllr. Johal

SECONDED by: Cllr. Guichon

THAT the Minutes of the February 9, 2026, Regular Council meeting be adopted

CARRIED UNANIMOUSLY

**10. ANNOUNCEMENTS**

Council provided an update on recent and upcoming events in the community.

**11. ITEMS ARISING FROM CLOSED COUNCIL MEETING**

MOVED by: Cllr. Boisvert

SECONDED by: Cllr. Kruger

THAT the Items Arising from the February 23, 2026 Closed Council Meeting be received.

CARRIED UNANIMOUSLY

**11.1 At the October 20, 2025, Closed Meeting, Council endorsed the following resolution regarding 2025 Ladner Village Market Season Final Report**

A. THAT a Request for Proposals be issued to identify an operator to manage the Ladner Village Market for a five-year term.

B. THAT the City Manager and General Manager, Parks, Recreation & Culture be authorized to take all steps necessary with a successful proponent to negotiate and execute all associated documents and agreements related to managing the Ladner Village Market for a five-year term.

C. THAT the recommendations of this report be released at the next Regular Meeting of Council where a Ladner Village Revitalization Action Plan Update is considered.

**11.2 Ladner Village City-Owned Properties**

At the February 23, 2026, Closed Meeting, Council endorsed the public release of the report dated January 22, 2026, titled "Ladner Village City-Owned Properties Update" and attachment C of the report dated February 23, 2026, providing an overview of multiple resolutions released from Closed related to Ladner Village city-owned properties.

**12. BYLAWS FOR FINAL ADOPTION**

**12.1 Final Consideration and Adoption of Bylaw No. 8508 for Chisholm Street Mixed-Use Rezoning Application in Ladner Village**

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Dosanjh

THAT the Report by the Development Department be received for information.

CARRIED  
Councillor Guichon opposed

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Dosanjh

THAT "Delta Zoning Bylaw No. 7600, 2017" Amendment Bylaw No. 8508, 2025 be finally considered and adopted.

CARRIED  
Councillor Guichon opposed

**12.2 Final Consideration and Adoption of Bylaw No. 8520 Delta Noise Control Bylaw**

MOVED by: Cllr. Kruger  
SECONDED by: Cllr. Guichon

THAT the Report from the Engineering Department be received for information.

CARRIED UNANIMOUSLY

MOVED by: Cllr. Kruger  
SECONDED by: Cllr. Guichon

THAT "Delta Noise Control Bylaw No. 1906, 1972" Amendment Bylaw No. 8520, 2025 be finally considered and adopted.

CARRIED UNANIMOUSLY

**13. BYLAWS FOR FIRST, SECOND, & THIRD READING**

**13.1 Rezoning for a Two-Lot Subdivision at 11755 79A Avenue**

MOVED by: Cllr. Dosanjh  
SECONDED by: Cllr. Guichon

THAT first, second, and third readings be given to “Delta Zoning Bylaw No. 7600, 2017” Amendment Bylaw No. 8556, 2026.

CARRIED UNANIMOUSLY

**14. ADMINISTRATIVE REPORTS**

**14.1 Ladner Village Brand Development**

Staff advised that a video regarding the Ladner Village Brand Development is available and will be provided to Council by email. The video will also be posted on the City’s website.

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Guichon

THAT staff engage with the community regarding the Ladner Village Brand Project and report back to Council with a summary of the engagement findings and a final brand design for consideration.

CARRIED UNANIMOUSLY

**14.2 2026 Ladner Village Revitalization Action Plan**

Parks, Recreation & Culture staff provided an update on the progress of the Ladner Village Revitalization Plan and the 2026 Action Plan, noting that staff is seeking Council direction regarding community engagement for the Ladner Village waterfront vision.

MOVED by: Cllr. Boisvert  
SECONDED by: Cllr. Dosanjh

- A. THAT staff engage with the community on the proposed people-focused waterfront vision for Chisholm Street, and report back to Council with a summary of the engagement results; and
- B. THAT the Ladner Village Parking Study be received for information.

CARRIED UNANIMOUSLY

**14.3 Barns to Beaches Festival**

MOVED by: Cllr. Boisvert

SECONDED by: Cllr. Dosanjh

- A. THAT the City of Delta enter into a production agreement with Emcee Kyla Holdings Ltd. to produce the Barns to Beaches Festival on June 20, 2026.
- B. THAT the City of Delta enter into a sponsorship agreement with Barns to Beaches Festival for the presenting sponsorship of the Barns to Beaches Festival on June 20, 2026.
- C. THAT subject to Emcee Kyla Holdings Ltd. obtaining all required provincial permits, site-wide liquor sales be permitted for the Barns to Beaches Festival as described in this report, and that the City of Delta issue a letter of support to the BC Liquor and Cannabis Regulation Branch for such purpose.
- D. THAT the General Manager of Parks, Recreation & Culture be authorized to negotiate and execute the production and sponsorship agreements and all related documents.

CARRIED UNANIMOUSLY

**14.4 2026 Community Festivals Update and Bylaw Relaxation**

MOVED by: Cllr. Boisvert

SECONDED by: Cllr. Kruger

- A. THAT relaxation of Liquor Consumption in Delta Public Places Bylaw No. 8220, 2023 on Friday, May 22, Saturday, May 23, and Sunday, May 24, 2026 be approved for Ladner May Days.
- B. THAT relaxation of Liquor Consumption in Delta Public Places Bylaw No. 8220, 2023 on Saturday, August 1, Sunday, August 2, and Monday, August 3, 2026 be approved for Tsawwassen Sun Festival.

CARRIED UNANIMOUSLY

**14.5 2026 Pop-Up Park Program**

MOVED by: Cllr. Guichon  
SECONDED by: Cllr. Johal

THAT the proposed 2026 Pop-Up Park Program, included as Attachment A, be approved as presented.

CARRIED UNANIMOUSLY

**14.6 Development Variance Permit for a Farm House at 5450 104 Street**

MOVED by: Cllr. Dosanjh  
SECONDED by: Cllr. Kruger

THAT Development Variance Permit LU009917 be issued.

CARRIED UNANIMOUSLY

**14.7 Development Variance Permit for an Accessory Residential Building at 3475 41B Street**

MOVED by: Cllr. Kruger  
SECONDED by: Cllr. Guichon

THAT the report regarding Development Variance Permit for an Accessory Residential Building at 3475 41B Street be deferred to the March 9, 2026 Regular Council meeting, and that additional information be provided regarding the size of the proposed home plate.

CARRIED UNANIMOUSLY

**14.8 Farm Buildings Update**

Development staff provided background information on the request to review the City's agricultural zoning bylaw and provide recommendations to enhance the review and approval process for farm buildings on agricultural land.

Communications & Engagement staff then outlined the engagement program, including the two-phased approach used to gather input and confirm direction.

Staff concluded by reviewing the recommendations and next steps in the process.

MOVED by: Cllr. Guichon  
SECONDED by: Cllr. Binder

- A. THAT the farm building engagement summary report be received for information.
- B. THAT the updated building permit review process for farm buildings be endorsed.

CARRIED UNANIMOUSLY

**15. CORRESPONDENCE**

**15.1 Correspondence from M. Craig, Director, System Planning, TransLink dated February 6, 2026 regarding 2026-02-04 South of Fraser East ATP Delta Council Update.**

MOVED by: Cllr. Kruger  
SECONDED by: Cllr. Boisvert

THAT 1 piece of external correspondence circulated to Council as of February 12, 2026, be received for information.

CARRIED UNANIMOUSLY

**15.1.1 Correspondence from H. O'Hara, BCAFME Executive Director, B Association of Farmers' Markets regarding BC Market Nutrition Coupon Program – Request for Funding 2026.**

MOVED by: Cllr. Kruger  
SECONDED by: Cllr. Boisvert

THAT the City provide a letter of support to the Minister of Health, regarding the BC Farmers' Market Nutrition Coupon Program, consistent with Council's support provided in 2025.

CARRIED UNANIMOUSLY

**16. NOTICE OF MOTIONS**

None.

**17. COUNCIL INQUIRIES, OTHER MATTERS, & NEW BUSINESS**

None.

**18. ADJOURNMENT**

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MOVED by: Cllr. Binder

SECONDED by: Cllr. Guichon

THAT the meeting adjourn (8:17 p.m.).

CARRIED UNANIMOUSLY

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George V. Harvie  
Mayor

**CERTIFIED CORRECT**

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Laurie Darcus  
Corporate Office