



## MINUTES - VICTORIA CITY COUNCIL

September 17, 2020, 6:30 P.M.

Council Chambers, City Hall, 1 Centennial Square

The City of Victoria is located on the homelands of the Songhees and Esquimalt People  
Due to the COVID-19 Pandemic, public access to City Hall is not permitted. This meeting  
may be viewed on the City's webcast at [www.victoria.ca](http://www.victoria.ca).

PRESENT: Mayor Helps in the Chair, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Thornton-Joe, Councillor Young

PRESENT ELECTRONICALLY: Councillor Potts

ABSENT: Councillor Dubow

STAFF PRESENT: J. Jenkyns - City Manager, S. Thompson - Deputy City Manager / Director of Finance, P. Bruce - Fire Chief, C. Coates - City Clerk, T. Soulliere - Director of Parks, Recreation & Facilities, T. Zworski - City Solicitor, K. Hoese - Director of Sustainable Planning and Community Development, C. Havelka - Deputy City Clerk, C. Mycroft - Manager of Executive Operations, A. James - Head of Strategic Operations, P. Bellefontaine - Director of Engineering & Public Works, J. O'Reilly - Senior Heritage Planner, P. Martin - Council Secretary

### B. APPROVAL OF AGENDA

The City Clerk outlined amendments to the agenda.

**Moved By** Councillor Loveday

**Seconded By** Councillor Alto

That the agenda be approved as amended.

**CARRIED UNANIMOUSLY**

### D. REQUESTS TO ADDRESS COUNCIL

**Moved By** Councillor Isitt

**Seconded By** Councillor Thornton-Joe

That the following speakers be permitted to address Council.

**CARRIED UNANIMOUSLY**

#### D.1 Andrea Brice: Homeless Camps in our Parks

Outlined why Council should not allow homeless camps within parks, play fields, or playgrounds near children.

**D.3 Lindsay Cerilli: Beacon Hill Park Encampments Endangering South Park Elementary School Students**

Outlined why Council should extend the 50 meter buffer zone to include the school yard and why added police presence should be provided during school hours whenever there is an active manhunt.

**F. PUBLIC AND STATUTORY HEARINGS**

**F.1 404 Henry Street: Heritage Designation Application No. 000189**

Heritage Designation:

Under the provisions of the Local Government Act, the City of Victoria intends to designate the building and rock formation located at 404 Henry Street, legally described as: PID: 008-958-220, Lot B (DD A53135) of Block D, Section 31, Esquimalt District, Plan 549, as protected heritage property, under Heritage Designation Bylaw No. 20-074 (404 Henry Street).

**F.1.a Public Hearing & Consideration of Approval**

John O'Reilly (Senior Heritage Planner): *Advised that the application is to designate the property as heritage.*

*Mayor Helps opened the public hearing at 6:44 p.m.*

*Council recessed from 6:44 p.m. until 6:50 p.m. to provide an opportunity for members of the public to call to speak live.*

*No persons called in to speak to the proposed bylaw.*

*Mayor Helps closed the public hearing at 6:50 p.m.*

**Moved By** Councillor Young  
**Seconded By** Councillor Thornton-Joe

That the following bylaw **be given third reading:**

1. Heritage Designation (404 Henry Street) Bylaw No. 20-074

**CARRIED UNANIMOUSLY**

**Moved By** Councillor Young  
**Seconded By** Councillor Thornton-Joe

That the following bylaw **be adopted:**

1. Heritage Designation (404 Henry Street) Bylaw No. 20-074

**CARRIED UNANIMOUSLY**

**F.2 202 Raynor Avenue: Rezoning Application No. 00724, Development Permit with Variances Application No. 00137, and Heritage Alteration Permit with Variances Application No. 00021**

Zoning Regulation Bylaw, Amendment Bylaw (No. 1235) No. 20-090:

To rezone the land known as 202 Raynor Avenue from the R-2 Zone, Two Family Dwelling District, to the R1-S2 Zone, Restricted Small Lot (Two Storey) District, to retain the existing single family dwelling and permit a new single family dwelling.

Development Permit with Variance Application:

The Council of the City of Victoria will also consider issuing a development permit for the land known as 202 Raynor Avenue, in Development Permit Area 15A: Intensive Residential – Small Lot, for the purposes of establishment of objectives for the form and characters of intensive residential development as well as landscaping. The variance to the R1-S2 Zone, Restricted Small Lot (Two Storey) District, is to reduce the front yard setback from 6.00m to 3.49m

Heritage Alteration Permit with Variance Application:

The Council of the City of Victoria will also consider issuing a Heritage Alteration Permit with Variance for the land known as 202 Raynor Avenue for the purposes approving a variance to reduce the rear yard setback from 6.00m to 3.00m.

**F.2.a Public Hearing & Consideration of Approval:**

John O'Reilly (Senior Heritage Planner): *Advised that the application is for two small lots, to retain the existing heritage-designated single-family dwelling and to construct a new single family dwelling.*

*Mayor Helps opened the public hearing at 6:53 p.m.*

Will King (Applicant): Provided information regarding the application.

*Council recessed from 7:08 p.m. until 7:14 p.m. to provide an opportunity for members of the public to call to speak live.*

Janet Munson (Alston Street): Expressed concerns with the application due to the proposed reduction in set-back.

*Council discussed the following:*

- *The relation of the proposed setback to the neighbouring property.*

*Mayor Helps closed the public hearing at 7:37 p.m.*

**Moved By** Mayor Helps

**Seconded By** Councillor Alto

That the following bylaw **be given third reading:**

1. Zoning Regulation Bylaw, Amendment Bylaw (No. 1235) No. 20-090

*Council discussed the following:*

- *That the side yard setbacks address the neighbour's concerns.*
- *The importance of the inclusion of the passive house building standard.*

FOR (6): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Potts, and Councillor Young  
OPPOSED (1): Councillor Thornton-Joe

**CARRIED (6 to 1)**

**Moved By** Councillor Alto  
**Seconded By** Councillor Young

That the following bylaw **be adopted**:

1. Zoning Regulation Bylaw, Amendment Bylaw (No. 1235) No. 20-090

FOR (6): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Potts, and Councillor Young  
OPPOSED (1): Councillor Thornton-Joe

**CARRIED (6 to 1)**

**Moved By** Councillor Alto  
**Seconded By** Councillor Young

That Council authorize the issuance of Development Permit with Variance Application No. 00137 for 202 Raynor Avenue, in accordance with:

1. Plans date stamped June 9, 2020.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variances:
  - i. Reduce the front yard setback from 6.00m to 3.49m.
3. The Development Permit lapsing two years from the date of this resolution.

FOR (6): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Potts, and Councillor Young  
OPPOSED (1): Councillor Thornton-Joe

**CARRIED (6 to 1)**

**Moved By** Councillor Alto  
**Seconded By** Councillor Loveday

That Council authorize the issuance of Heritage Alteration Permit with a Variance Application No. 00021 for 202 Raynor Avenue, in accordance with:

1. Plans, date stamped June 9, 2020.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variance:
  - i. To reduce the required rear yard setback from 6 metres to 3 metres.

3. Final plans to be generally in accordance with the plans identified above to the satisfaction of the Director of Sustainable Planning and Community Development.
4. Heritage Alteration Permit with Variance lapsing two years from the date of this resolution.

**CARRIED UNANIMOUSLY**

**F.3 727-729 Johnson Street: Heritage Designation Application No. 000153**

Heritage Designation Application:

Under the provisions of the *Local Government Act*, the City of Victoria intends to designate the building located at 727-729 Johnson Street, legally described as: 005-137-993, Lot 33, Victoria City, as protected heritage property, under Heritage Designation Bylaw No. 20-012 (727-729 Johnson Street).

**F.3.a Public Hearing & Consideration of Approval**

John O'Reilly (Senior Heritage Planner): *Advised that the application is to designate the exterior of the building as heritage.*

*Mayor Helps opened the public hearing at 7:49 p.m.*

*Council recessed from 7:50 p.m. until 7:55 p.m. to provide an opportunity for members of the public to call to speak live.*

*No persons called in to speak to the proposed bylaw.*

*Mayor Helps closed the public hearing at 7:55 p.m.*

**Moved By** Councillor Thornton-Joe

**Seconded By** Councillor Alto

That the following bylaw **be given third reading:**

1. Heritage Designation (727-729 Johnson Street) Bylaw No. 20-012

**CARRIED UNANIMOUSLY**

**Moved By** Councillor Alto

**Seconded By** Councillor Thornton-Joe

That the following bylaw **be adopted:**

1. Heritage Designation (727-729 Johnson Street) Bylaw No. 20-012

**CARRIED UNANIMOUSLY**

**F.4 Five Year Financial Plan Bylaw, 2020: Proposed Amendment**

Five Year Financial Plan 2020, Amendment (No. 1) Bylaw No. 20-092

The purpose of the proposed bylaw is to amend the annual financial plan for the year 2020, to effect Council's direction to add the Topaz Park - Southern Park

Enhancement project, the Public Washroom project, and the project to repair dehumidifiers and install handrails in the Save-On-Foods Memorial Centre.

**F.4.a Opportunity for Public Comment & Consideration of Approval**

Susanne Thompson (Director of Finance): *Advised that the purpose of the bylaw amendment is to implement Council's direction to add the Topaz Park - Southern Park Enhancement project, the Public Washroom project, and the project to repair dehumidifiers and install handrails in the Save-On-Foods Memorial Centre.*

*Mayor Helps opened the opportunity for public comment at 7:59 p.m.*

*Council recessed from 7:59 p.m. until 8:04 p.m. to provide an opportunity for members of the public to call to speak live.*

*No persons called in to speak to the proposed bylaw.*

*Mayor Helps closed the opportunity for public comment at 8:05 p.m.*

**Moved By** Councillor Loveday  
**Seconded By** Councillor Isitt

That the following bylaw **be adopted**:

1. Five Year Financial Plan 2020, Amendment (No. 1) Bylaw No. 20-092

**CARRIED UNANIMOUSLY**

**O. ADJOURNMENT**

**Moved By** Councillor Alto  
**Seconded By** Councillor Thornton-Joe

That the Council meeting adjourn.  
TIME: 8:06 p.m.

**CARRIED UNANIMOUSLY**

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CITY CLERK

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MAYOR