



REVISED AGENDA - VICTORIA CITY COUNCIL

Thursday, July 22, 2021

6TH FLOOR BOARDROOM, CAPITAL REGIONAL DISTRICT, 625 FISGARD STREET, VICTORIA, B.C.

To be held immediately following the Committee of the Whole Meeting

The City of Victoria is located on the homelands of the Songhees and Esquimalt People

Due to the COVID-19 Pandemic, public attendance at Council Meetings is not permitted. This meeting may be viewed on the City's webcast at www.victoria.ca

Pages

- A. CONVENE COUNCIL MEETING
- B. APPROVAL OF AGENDA
- C. READING OF MINUTES
- D. PROCLAMATIONS
- E. UNFINISHED BUSINESS

***E.1. Report Back: Beacon Hill Park Vehicle Access**

1

Addendum: Presentation

Referred from the July 15, 2021 Council Meeting

A report back and Council Member Motion regarding opening roads in Beacon Hill Park.

F. REPORTS OF COMMITTEE

F.1. Committee of the Whole

F.1.a. Report from the July 8 COTW Meeting

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Link to the July 8 COTW Agenda

- F.1.a.a. Council Member Motion - Funding for the protection of the Kings Road Community Nature Green Space
- F.1.a.b. 1012 Richardson Street - Heritage Alteration Permit with Variances Application No. 00025 (Fairfield)
- F.1.a.c. 1609 Fort Street - Development Permit with Variance

Application No. 00170 (South Jubilee)

- F.1.a.d. Council Member Motion: Making Permanent Victoria's Street Patio Policy
- F.1.a.e. Strategic Plan Workshop and 2022 Budget Motions 18
- *F.1.a.f. Strategic Plan Workshop - Motion Arising - Implications of Amending the Recreation Fee Bylaw
- F.1.b. Placeholder for time sensitive motions: Report from the July 22 COTW Meeting
- *F.1.b.a. Agreement with Island Health for Administering COVID-19 Vaccination

Pending approval at the July 22 COTW meeting

G. BYLAWS

- G.1. Bylaw for Solid Waste Bylaw Amendments for Curbside Comingled Organics Collection 25

A report recommending:

1st, 2nd and 3rd readings of: Solid Waste Bylaw, Amendment Bylaw (No. 10), No. 21-063

To amend the Solid Waste Bylaw to enable comingled organic materials collection and require curbside collection of solid waste.

- G.2. Bylaw for 425 Simcoe Street: Rezoning Application No. 007773 31

A report recommending:

- **1st and 2nd readings of:**
 - Zoning Regulation Bylaw, Amendment Bylaw (No. 1259), No. 21-073

The application is ready to proceed to Public Hearing and proposes a Rezoning application to allow for the use of storefront cannabis retailer.

H. CLOSED MEETING

MOTION TO CLOSE THE July 22, 2021 COUNCIL MEETING TO THE PUBLIC

That Council convene a closed meeting that excludes the public under Section 90 of the Community Charter for the reason that the following agenda items deal with matters specified in Sections 90(1) and/or (2) of the Community Charter, namely:

Section 90(1) A part of a council meeting may be closed to the public if the subject matter being considered relates to or is one or more of the following:

Section 90(1)(a) personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the municipality or another position appointed by the municipality;

Section 90(1)(c) labour relations or other employee relations;

Section 90(1)(e) the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality;

Section 90(1)(g) litigation or potential litigation affecting the municipality;

Section 90(1)(i) the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose;

I. APPROVAL OF CLOSED AGENDA

J. READING OF CLOSED MINUTES

K. UNFINISHED BUSINESS

K.1. Land - Community Charter Section 90(1)(e)

Referred from the July 15, 2021 Council Meeting

K.2. Land - Community Charter Section 90(1)(e)

Referred from the July 15, 2021 Council Meeting

L. CORRESPONDENCE

M. NEW BUSINESS

M.1. Appointment - Community Charter Section 90(1)(a)

M.2. Legal Advice/Litigation - Sections 90(1)(g) and 90(1)(i)

M.3. Employee Relations - Community Charter Section 90(1)(c)

Referred from the July 15, 2021 Council Meeting

N. CONSIDERATION TO RISE & REPORT

O. ADJOURNMENT



Council Member Motion

For the Committee of the Whole Meeting of July 15, 2021

To: Committee of the Whole of July 15 **Date:** July 12, 2021
From: Councillor Andrew and Councillor Thornton-Joe
Subject: Opening Roads in Beacon Hill Park

BACKGROUND

Road closures in Beacon Hill Park were initially advanced by staff during the City Manager's COVID-19 Update at the Committee of the Whole meeting on April 9, 2020.

At the May 14, 2020 Committee of the Whole meeting Mayor Helps and Councillor Loveday brought forward a motion for a 12-18 month road closure in the park to support physical distancing.

On July 1, 2021 the Province of British Columbia entered Stage 3 of its COVID Reopening Plan that relaxes restrictions on citizens in outdoor spaces and therefore eliminates the need for physical distancing requirements that council proposed on April 9, 2020.

The road closures inadvertently restricted use by people with physical disabilities to certain facilities and amenities in Beacon Hill Park.

RECOMMENDATIONS

Council direct:

1. As soon as possible to open the following roads in Beacon Hill Park;
 - i. Arbutus Way,
 - ii. Bridge Way,
 - iii. Heywood Way from Heywood Avenue to Bridge Way.
2. To work with the disability community to meet equitable access to facilities and amenities in Beacon Hill Park through any future road closures.
3. To ensure any future closures adhere to British Columbia Human Rights Legislation.

Respectfully submitted,

A blue ink signature of Councillor Andrew.

Councillor Andrew

A blue ink signature of Councillor Thornton-Joe.

Councillor Thornton-Joe

E. UNFINISHED BUSINESS

E.1 From the Council Meeting held July 15, 2021

Council Member Motion: Opening Roads in Beacon Hill Park

Motion as amended:

That Council direct staff:

1. As soon as possible to reopen the following roads in Beacon Hill Park that were closed due to Covid:
 - a. Bridge Way from Arbutus Way to Heywood Way;
2. To work with the disability community to appropriately provide equitable access to facilities and amenities in Beacon Hill Park while reducing the impacts of motor vehicle traffic on all park users including on people with disabilities.
3. To ensure any future closures adhere to British Columbia Human Rights Legislation.
4. Consider an allocation in the 2022 Financial Plan to contract external experts to support the city in providing accessibility for people with mobility impairments in Beacon Hill Park while reducing the impacts of motor vehicle traffic on park users.

Motion to refer:

That staff provide a verbal update at the July 22 daytime Council.

Carried

Beacon Hill Park Vehicle Access *Bridge Way*

Report to Council
July 22, 2021



1

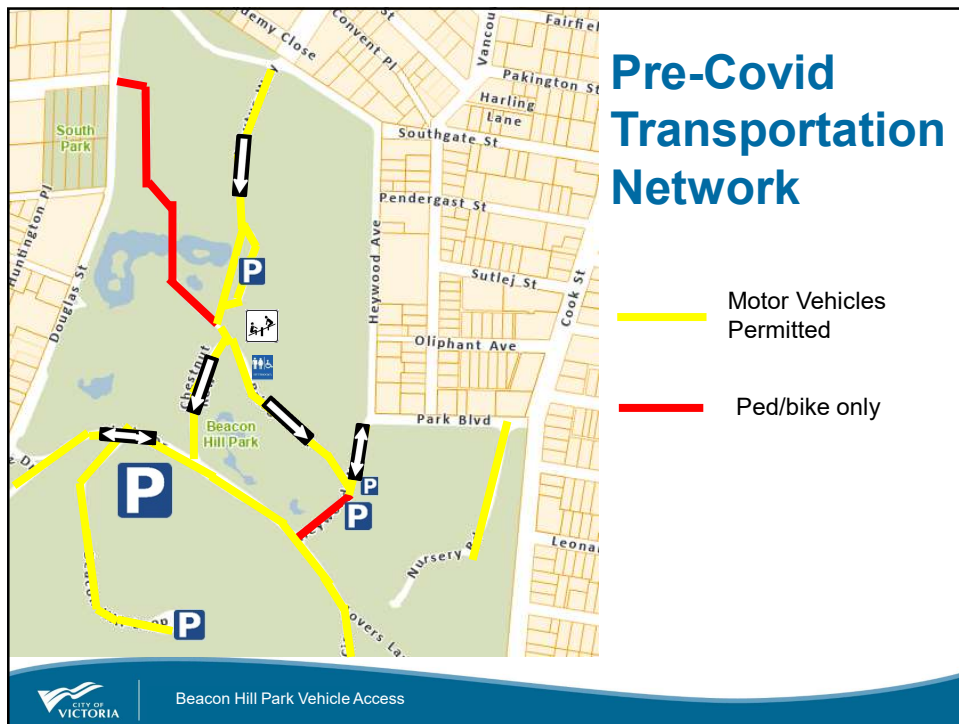
Overview

- July 15 - Council approved the re-opening of Bridge Way to vehicle traffic and requested staff report back on the technical considerations of this change
- Concept plan – Change to Bridge Way
- Key constraints / risks

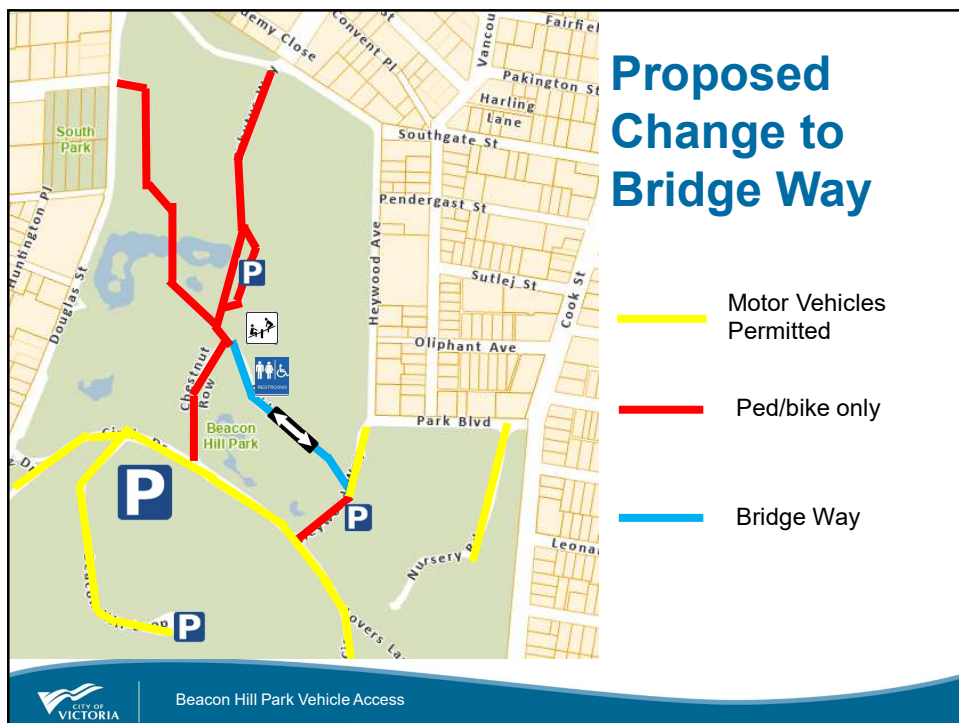


Beacon Hill Park Vehicle Access

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9



10

Constraints / Risks

- Conversion of one-way road to two-way
- Provides 2 to 3 accessible parking stalls and pedestrian loading zone
- Requires removal of existing multi-use path
 - Decreased comfort for people walking and cycling
 - Existing sidewalk is inaccessible
- Unenforceable Signage
 - Pedestrian drop off at playground
 - Vehicles exploring park
 - Speed and parking management



COMMITTEE OF THE WHOLE REPORT
FROM THE MEETING HELD July 8, 2021

For the Council meeting of July 22, 2021, the Committee recommends the following:

I.1 Council Member Motion - Funding for the protection of the Kings Road Community Nature Green Space

That the City provide a donation of \$250,000 to Saanich for the preservation of the King's Road Community Nature Sanctuary subject to:

1. The District of Oak Bay making a contribution of at least \$60,000.
2. Preservation of the entire 2.2 hectare parcel.
3. A plaque or other appropriate measure recognizing the City's contribution on behalf of it's residents.
4. Registering a covenant on title to ensure that the parcel remains green space in perpetuity.
5. An agreement, that would require repayment of the grant (adjusted for inflation) if the land is used for a purpose other than publicly accessible community green space.

That Council consider an additional donation of up to \$150,000 as part of the 2022 budget deliberations.

F.1 1012 Richardson Street - Heritage Alteration Permit with Variances Application No. 00025 (Fairfield)

That Council, after giving notice and allowing an opportunity for public comment at a meeting of Council, consider the following motion:

"That Council authorize the issuance of Heritage Alteration Permit with Variances Application No. 00025 for 1012 Richardson Street, in accordance with:

1. Plans, date stamped June 10, 2021.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variances:
 - i. increase building height from 7.6 metres to 9.2 metres;
 - ii. decrease the rear yard setback from 9.29 metres to 1.35 metres;
 - iii. decrease the east side yard setback from 1.5 metres to 1.27 metres;
 - iv. decrease the west side yard setback from 3 metres to 2.58 metres;
 - v. decrease the combined side yard setback from 4.5 metres to 3.9 metres.
3. Plan revisions to remove one of the proposed front yard parking spaces and to illustrate a driveway crossing that complies with the Highway Access Bylaw, to the satisfaction of the Director of Engineering.
4. Heritage Alteration Permit with Variances lapsing two years from the date of this resolution."

F.2 1609 Fort Street - Development Permit with Variance Application No. 00170 (South Jubilee)

That after giving notice and allowing an opportunity for public comment at a meeting of Council, consider the following motion:

“That Council authorize the issuance of Development Permit with Variance Application No. 00170 for 1609 Fort Street, in accordance with:

1. Plans date stamped June 3, 2021.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variance:
 - i. Increase the total floor area for a liquor store (maximum) from 241m² to 453.8m².
3. The Development Permit lapsing two years from the date of this resolution.”

I.2 Council Member Motion: Making Permanent Victoria's Street Patio Policy

1. Council to accept letter appendix 1 and endorse it
2. Council to direct staff to also identify processes for facilitating permanent closures of travel lanes and/or full roadways to facilitate increased public space and/or zones for permitted commercial use, beginning with 1300 Block on Gladstone from Fernwood Street to Stanley Avenue as pilot program with measures to ensure accessibility for people with mobility impairments
3. Council direct staff to report back to update and extend the current Business Recovery from Pandemic Bylaw (#20-072) prior to October 31, 2021 with measures to ensure accessibility for people with mobility impairments
4. That Council include "Extend and optimize the 'Build Back Victoria' patio program" as a 2021 Strategic Plan action item and "Make the Build Back Victoria patio program permanent" as a 2022 Strategic Plan action item.

J.1 Strategic Plan Workshop and 2022 Budget Motions

That Council approve amendments to the Strategic Plan in Appendix A.

Strategic Plan Workshop, Motion Arising, Implications of Amending the Recreation Fee Bylaw

Staff to report back on the implications of amending Recreation Fee Bylaw No.06-056 to allow community groups to book Royal Athletic Park at low or no cost and or a re-envisioning of how RAP can be opened for public use following findings of the 1996 Local Area Plan and the example of community based recreation programs held by city staff and the North Park Neighbourhood Association in 2020 and 2021.

APPENDIX A

2021 Action Items from the Strategic Plan Rank from 1 to 35, where 1 is most important and 35 is least important.

Good Governance + Civic Engagement

Reconciliation and Indigenous Relations

Affordable Housing

Climate Leadership and Environmental Stewardship

Sustainable Transportation

Strong Liveable Neighbourhoods

	Motions from July 8, COTW		
1		60	Establish an Indigenous Relations function.
2		87	Increase protection for shoreline areas and Garry Oak ecosystem including the shoreline between Gonzales Bay and Ross Bay and the shoreline along Gorge Waterway.
3	Move to a 2022 action	101	Review CALUC process including clear terms of reference for increasing diversity (youth, renters, etc.), capacity building, term limits and a transparent and democratic process for selecting members.
4		113	Mandate green shores practices on waterfront development.
5		114	Develop a Municipal Alcohol Policy to address concerns brought forward by the Late Night Advisory Committee.
6	Dependent on CRD	138	Explore opportunities to expand the Quadra Village Community Centre and greenspace in partnership with the Downtown Blanshard Advisory Committee and the CRD.
7	Move to the next strategic planning process (2023)	145	Review and consider additional resources (financial and training) for CALUCs.
8	Move to the next strategic planning process (2023)	146	Work with the Greater Victoria Public Library to provide library services in the north end of the city.
9	Move to the next Strategic Planning process (2023)	157	Develop measurement and monitoring process to assess community happiness and well-being.
10	Move to ongoing	161	Improve proactive disclosure of closed meeting records and decisions quarterly.
11		167	Support greenway improvements in neighbourhoods to allow for alternate design treatments for shared streets on identified greenways.

	That the item as amended be referred to ongoing actions		
12	Remove this item	205	Create a lobbyist registry. (Referred to upcoming governance review)

2022 Action Items from the Strategic Plan Rank from 1 to 27, where 1 is most important and 27 is least important.

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Prosperity and Economic Inclusion

Health, Well Being and a Welcoming City

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	Motions from July 8, COTW		
1		49	Establish an Indigenous Relations function.
2		58	Initiate a Parks and Open Spaces Acquisition Strategy to identify priorities for parkland acquisition that align with Official Community Plan, Parks and Open Spaces Master Plan, and other approved City plans.
3		60	Deliver the experiential portion of the reconciliation training to those interested participants first.
4		63	Increase protection for Indigenous cultural heritage sites in land use and development processes.
5		69	Allow tiny homes and garden suites on lots that already have secondary suites or duplexes.
6		69	Partner (potentially with the Downtown Victoria Business Association) to create a program to make businesses barrier free.
7		71	Consider a grant program for secondary suites including those that are accessible and serve an aging population.
8		77	Create a Welcoming City Strategy (funding for implementation).
9		77	Review the Ship Point Improvement Plan and consider funding options.
10	Move to the next Strategic Plan process (2023) Dependent on SD 61 (same as #21)	90	Explore the creation of a Jubilee Community Centre.
11		92	Appoint Indigenous Elders in Residence to provide advice on municipal programs, initiatives and operations.

12	Move to the next Strategic Planning process (2023)	93	Examine a grant program to incentivize the creation of affordable garden suites.
13		93	Explore the expansion of fare-free public transit to low income people, seniors and other residents.
14		98	Develop and implement processes for convening the community and gathering input on what the community is interested in giving input on — not only engaging when City Hall has a question for the community.
15		107	Create Climate Champion program.
16	Move to the next Strategic Planning process (2023)	111	Expand garden suite program to allow larger units on larger lots.
17		112	Talk with industrial landowners, managers and users about industrial land — its use, zoning, taxation, etc. — review industrial land use and values every five years.
18	Move to the next Strategic Planning process (2023)	112	Crystal Pool and Wellness Centre Replacement.
19	Move to the next Strategic Planning process (2023)	114	Develop relevant partnerships and pilot a project matching seniors with extra bedrooms with eligible lodgers.
20	Move to the next Strategic Planning process (2023) Dependent on SD61 (same as #10)	115	Work with School District 61 to explore use of Sundance School as a community centre for a Jubilee.
21	Move to the next Strategic Planning process (2023)	126	Review the Heritage Tax Exemption program.

22	Move to the next Strategic Planning process (2023)	131	Offer training to staff, Council members and community leaders in best practices in respectful facilitation; identify challenging topics for engagement in advance and ensure that everyone involved (staff and community leaders) have adequate training to lead engagement.
23	1. Move this item to the 2021 actions. 2. Review the exempt staff compensation policy every 4 years	143	Review the exempt staff compensation policy every 4 years.
24		143	Explore land use and business licence regulations to limit predatory lending and pay-day loans.
25	Move to the next Strategic Planning process (2023)	148	Create an LGBTQi2S Task Force to create an LGBTQ2iS Strategy.
26	Move to the next Strategic Planning process (2023)	155	Explore opportunities for renewable energy generation and district energy opportunities.

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Council Report

For the Meeting of July 22, 2021

To: Council **Date:** July 8, 2021
From: C. Kingsley, City Clerk
Subject: Curbside Yard Waste Collection

RECOMMENDATION

That the following bylaw be given first, second and third readings:

- Solid Waste Bylaw, Amendment Bylaw (No. 10) No. 21-063.

BACKGROUND

Attached for Council's initial consideration is a copy of the proposed Bylaw No. 21-063.

The issue came before Council on March 18, 2021 where the following resolution was approved:

Curbside Yard Waste Collection

That Council direct staff to:

1. Bring forward amendments to the Solid Waste Bylaw (No. 12-086) to enable curbside comingled organics (kitchen scraps and yard waste) collection.
2. Initiate service changes and user outreach to transition from backyard to curbside garbage and comingled organics collection.

In addition to the direction from Council to amend the Solid Waste Bylaw to enable curbside comingled organics collection, the following housekeeping amendments have been included:

- The definition of "yard waste" has been changed to exclude soil and sod given their potential as a hazardous material under the province's *Hazardous Waste Regulation*.
- Update the word "bin" to "container" as the word "bin" had been causing confusion with service users.
- Amend section 16 (f) to clarify that the City will collect and return solid waste containers to a yard rather than leaving them at a curb, for an occupier who receives additional assistance.
- Typo corrected in section 26.
- Consequential amendments to the Ticket Bylaw.

The amended Solid Waste Bylaw and effective service change is scheduled to commence on September 13, 2021. A comprehensive communications plan for the 14,000 service users has been prepared and will be initiated mid August.

Respectfully submitted,

Curt Kingsley
City Clerk

Report accepted and recommended by the City Manager.

List of Attachments:

- Bylaw No. 21-063

SOLID WASTE BYLAW, AMENDMENT BYLAW (NO. 10)

A BYLAW OF THE CITY OF VICTORIA

The purpose of this Bylaw is to amend the *Solid Waste Bylaw* to:

1. Enable comingled organic materials collection; and
2. Require curbside collection of solid waste.

Contents

- 1 Title
- 2 Definition
- 3-10 Amendments
- 11 Consequential Amendments to Ticket Bylaw
- 12 Commencement

Under its statutory powers, including sections 8(2), 8(3)(a) and 64 of the *Community Charter*, the Council of the Corporation of the City of Victoria in a public meeting assembled enacts the following provisions:

Title

- 1 This Bylaw may be cited as the “SOLID WASTE BYLAW, AMENDMENT BYLAW (NO. 10)”.

Definition

- 2 “Bylaw” means the Solid Waste Bylaw No. 12-086.

Amendments

- 3 The Bylaw is amended in section 2 as follows:
 - (a) under the definition of “garbage bin” at paragraph (a) by striking out “plastic” and replacing it with “wheeled, standardized”,
 - (b) by repealing the definition of “kitchen scraps bin”,
 - (c) by inserting the following new definitions directly after the definition of “occupier”:
 - ““organic materials”
 - means kitchen scraps and yard waste;
 - “organic materials container”

means a wheeled, standardized container issued by the City to a residential unit for the containment of organic materials to be collected by the City;”,

- (d) under the definition of “solid waste” by deleting “kitchen scraps” and replacing it with “organic materials”,
 - (e) under the definition of “yard waste” at paragraph (b) by inserting “soil, sod, and those” immediately after “excludes”.
- 4** The following sections and Schedules of the Bylaw are amended by deleting “bin” wherever it appears and replacing it with “container”:
- (a) section 2;
 - (b) the explanatory title to section 8;
 - (c) sections 8 to 18 inclusive;
 - (d) section 20;
 - (e) section 24;
 - (f) Schedule A; and
 - (g) Schedule C.
- 5** The Bylaw is further amended in section 3(3) by striking out “recyclable materials, or yard waste” and replacing it with “or recyclable materials”.
- 6** The following sections of the Bylaw are amended by striking out “kitchen scraps” wherever it appears and replacing it with “organic materials”:
- (a) section 8;
 - (b) section 10;
 - (c) section 15;
 - (d) section 16(c);
 - (e) section 16(g);
 - (f) section 17(2);
 - (g) section 20; and
 - (h) section 22.
- 7** The Bylaw is further amended in section 15 by striking out “into a” and replacing it with “into an”.
- 8** The Bylaw is further amended in section 16 as follows:
- (a) By repealing section 16(d)(iii) and replacing it with:

“are located in accordance with section 16A between 7:00 a.m. and 4:30 p.m. on collection days.”,
 - (b) In section 16(e) by inserting “enter onto private property,” immediately following “required to”, and
 - (c) By repealing section 16(f) and substituting the following section:

- “(f) Notwithstanding subsections (d)(iii), (e), and (i), the City may collect solid waste at and return an empty solid waste container to any location on a residential property at the written request of an occupier who requires assistance, which collection and return shall be at the discretion of the Director;”.

- 9** The Bylaw is further amended by inserting the following new section immediately after section 16:

“16A The occupier of any residential property that receives collection services under this Bylaw:

- (a) Shall, on the designated collection day, place the solid waste container in front of the residential property as close to the curb as possible, or where there is no curb, as close to the roadway as possible;
- (b) Shall place the solid waste container so as not to interfere in any way with the ordinary and safe travel of vehicles, pedestrians or cyclists; and
- (c) Shall not place the solid waste container where property damage is likely, or contact will be made by the solid waste container with any object, including, but not limited to fire hydrants, vehicles, street signs, branches, utility poles, or wires.”.

- 10** The Bylaw is further amended in section 26 by striking out “areas” and replacing it with “area”.

Consequential Amendments to Ticket Bylaw

- 11** Bylaw No. 10-10-71, the Ticket Bylaw is amended at Schedule FF.1 as follows:

- (a) By adding the following new row immediately below the row where Column 1 reads “Fail to bag kitchen scraps”:

Improper placement of solid waste containers	16A (b)	\$150.00	\$125.00
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- (b) By striking out “bin” wherever it appears and replacing it with “container”; and
- (c) By striking out “Improper disposal of kitchen scraps” and replacing it with “Improper disposal of organic materials.”

Commencement

- 12** This Bylaw comes into force on September 13, 2021.

READ A FIRST TIME the day of 20XX

READ A SECOND TIME the day of 20XX

READ A THIRD TIME the day of 20XX

ADOPTED on the day of 20XX

CITY CLERK

MAYOR



Council Report

For the Meeting of July 22, 2021

To: Council **Date:** July 15, 2021
From: C. Kingsley, City Clerk
Subject: 425 – 475 Simcoe: Rezoning Application No. 007773

RECOMMENDATION

That the following bylaw be given first and second readings:

1. Zoning Regulation Bylaw, Amendment Bylaw (No. 1259) No. 21-073

BACKGROUND

Attached for Council's initial consideration is a copy of the proposed Bylaw No. 21-073.

The issue came before Council on June 24, 2021 where the following resolution was approved:

425-475 Simcoe Street: Rezoning Application No.00773 (James Bay)

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00773 for 425-475 Simcoe Street, that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and a Public Hearing date be set.

Respectfully submitted,

Curt Kingsley
City Clerk

Report accepted and recommended by the City Manager

List of Attachments:

- Bylaw No. 21-073

NO. 21-073

A BYLAW OF THE CITY OF VICTORIA

The purpose of this Bylaw is to amend the Zoning Regulation Bylaw by adding storefront cannabis retailer as a permitted use in the C1-JB Zone, James Bay Extended Commercial District and to update Part 4.66 of Schedule B to the current format.

The Council of The Corporation of the City of Victoria enacts the following provisions:

- 1 This Bylaw may be cited as the “ZONING REGULATION BYLAW, AMENDMENT BYLAW
(NO. 1259)”.
- 2 The Zoning Regulation Bylaw is amended by replacing Part 4.66 of Schedule B with the
provisions contained in Schedule 1 of this Bylaw.

READ A FIRST TIME the day of 2021

READ A SECOND TIME the _____ day of _____ 2021

Public hearing held on the _____ day of _____ 2021

READ A THIRD TIME the _____ day of _____ 2021

ADOPTED on the _____ day of _____ 2021

CITY CLERK

MAYOR

PART 4.66 – C1-JB ZONE, JAMES BAY EXTENDED COMMERCIAL DISTRICT**4.66.1 Permitted Uses in this Zone**

The following uses are the only uses permitted in this Zone:

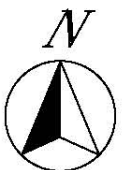
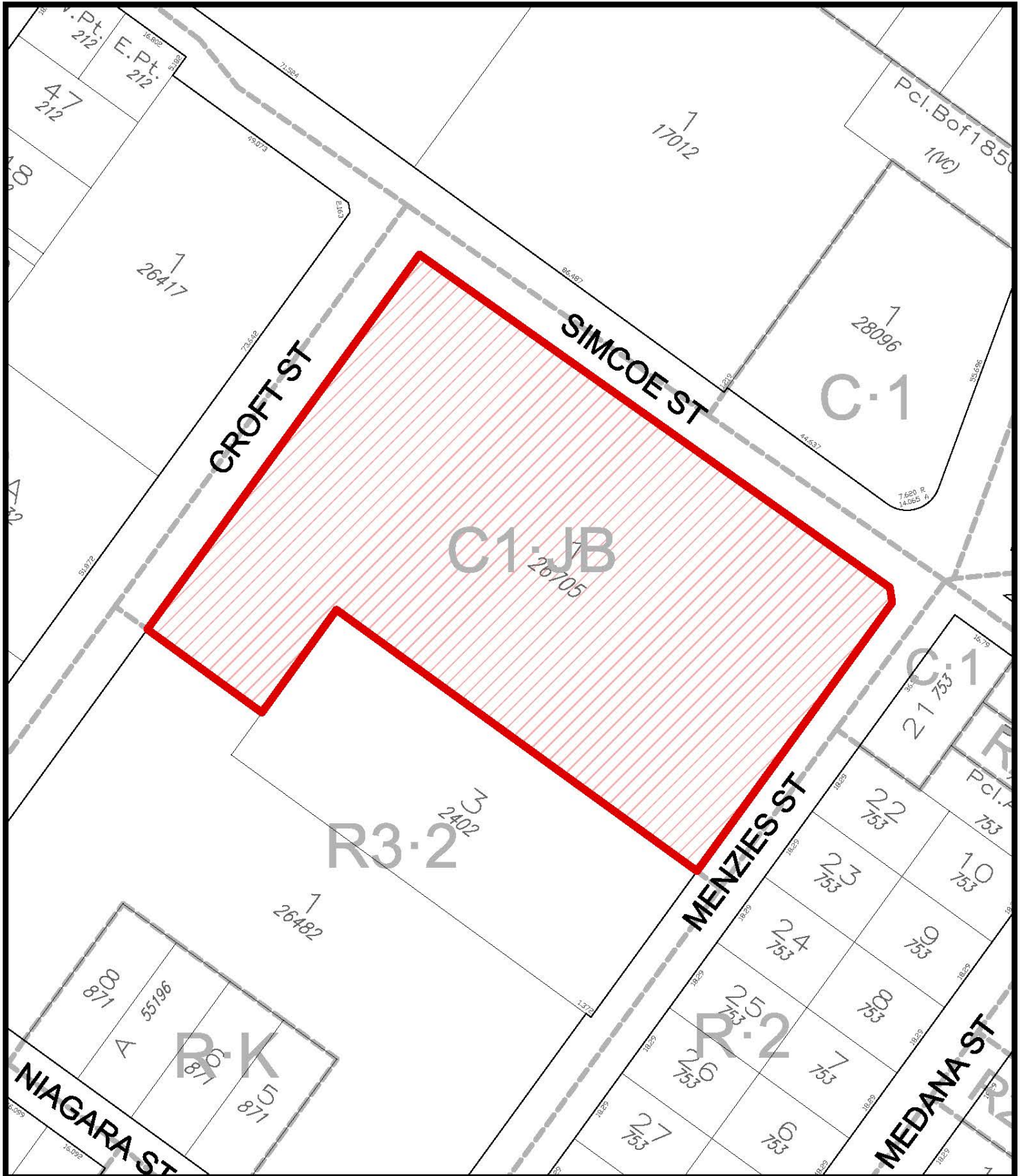
- a. Uses permitted in the C-1 Zone, Limited Commercial District, subject to the regulations set out in Part 4.1 of the Zoning Regulation Bylaw
- b. Liquor retail store; and
- c. Storefront cannabis retailer provided that only one storefront cannabis retailer is permitted to operate on a single lot.

4.66.2 Size & Location of Uses

- a. A liquor retail store must not occupy more than 200m².
- b. A storefront cannabis retailer must:
 - i. be located on the ground floor; and
 - ii. not occupy more than 53².

4.66.3 General Regulations

- a. Subject to the regulations in this Part 4.66, the regulations in the C-1 Zone, Limited Commercial District apply in this Zone.



425 Simcoe Street
Rezoning No.00773

