



UPDATED AMENDED AGENDA - VICTORIA CITY COUNCIL
MEETING OF THURSDAY, NOVEMBER 24, 2016, AT 6:30 P.M.

Council Chambers, City Hall, 1 Centennial Square

Located on the traditional territory of the Esquimalt and Songhees People

Performance by the Victoria Conservatory of Music's Flute Choir:

Barbara Duffield, Ed Walker, Bruce Hampson,
Donna Michal, Susan Byrne, & Judith Pazder

A. APPROVAL OF AGENDA

B. READING OF MINUTES

1. Minutes from the special meeting held September 8, 2016

C. REQUESTS TO ADDRESS COUNCIL

1. **Late Item**: Dr. Richard Stanwick: Safe Consumption Sites
Addenda
2. Leslie Robinson: Support for Safe Consumption Site in Victoria
3. ~~Flora Pagan: Safe Consumption~~ **Withdrawn**
Addenda
4. Richard Gauthier: In Support of Safe Consumption Sites in Victoria
5. Kristen Kvakic: Safe Consumption / Injection Sites
6. Kevin Henry: Why a Safe Injection Site is Overdue

D. PROCLAMATIONS

1. "Think Local Week" - November 27 to December 3, 2016
2. "HIV/AIDS Awareness Week" - November 24 to December 1, 2016

"World AIDS Day" - December 1, 2016

"Aboriginal AIDS Awareness Week" - December 1 to December 5, 2016

3. "Buy Local Week" - November 28 to December 4, 2016

4. **Late Item**: "International Day of Persons with Diversabilities" - December 3, 2016
Addenda

5. **Late Item**: "GivingTuesday" - November 29, 2016
Addenda

6. **Late Item**: "National Day of Remembrance and Action on Violence Against Women"
Addenda - December 6, 2016

E. PUBLIC AND STATUTORY HEARINGS

F. REQUESTS TO ADDRESS COUNCIL

1. Sarah Wilson: Safe Injection Site in Victoria

2. Susan Abells: Support for Supervised Consumption Sites

3. Kristina Leach: Support SCS being realized in Victoria

4. **Late Item**: Stephanie Perry: Safe Injection Sites
Addenda

5. **Late Item**: Monica Babic: SCS
Addenda

6. **Late Item**: Amy Collier: Safe Injection Sites
Addenda

7. **Late Item**: Wayne Hollohan: Cook and Oliphant Development
Addenda

G. UNFINISHED BUSINESS

1. Letter from Premier Christy Clark

A letter dated October 26, 2016 thanking the City for sharing their recommendation in support of a Bike Right Provincial Youth Cycling education framework.

2. Letter from the Minister of Community, Sport and Cultural Development and Minister Responsible for TransLink
A letter dated November 1, 2016 in response to the City's letters regarding housing affordability concerns.
3. **Late Item: 1041 Oliphant Avenue and 212-220 Cook Street** - Coordination with Addenda Future Biketoria Cycle Track Improvements Report
--F. Work, Director of Engineering and Public Works
4. **Late Item**: Update on Rezoning Application No. 00472 and Development Permit Addenda Application with Variance No. 000402 for **1041 Oliphant Avenue and 212-220 Cook Street**
--J. Tinney, Director of Sustainable Planning and Community Development

H. REPORTS OF COMMITTEES

1. Committee of the Whole

1. Report from the November 17, 2016 COTW Meeting
2. Report from the November 24, 2016 COTW Meeting
Addenda **Late Item: Report**

I. NOTICE OF MOTIONS

J. BYLAWS

1. First Reading

1. Cannabis-Related Business Regulation Bylaw, Amendment Bylaw (No. 1) No. 16-078
 1. A report recommending first, second, and third reading of Bylaw No. 16-078
 2. A bylaw amendment to allow one third-party ATM to operate on the premises of a storefront cannabis retailer.
2. Zoning Regulation Bylaw, Amendment Bylaw (No. 1077) 16-090
 1. A report recommending first and second reading of the Zoning Regulation Bylaw, Amendment Bylaw for 1041 Oliphant Avenue, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street.

2. A bylaw amendment to create a new R3-CO Zone, Cook and Oliphant District
3. Housing Agreement (1041 Oliphant Avenue, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw, No. 16-091
 1. A report recommending first, second and third reading of Bylaw No. 16-091
 2. A bylaw proposing to authorize an agreement for rental housing for 1041 Oliphant Avenue, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street

2. Second Reading

1. Cannabis-Related Business Regulation Bylaw, Amendment Bylaw (No. 1) No. 16-078
2. Zoning Regulation Bylaw, Amendment Bylaw (No. 1077) 16-090
3. Housing Agreement (1041 Oliphant Avenue, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw, No. 16-091

3. Third Reading

1. Cannabis-Related Business Regulation Bylaw, Amendment Bylaw (No. 1) No. 16-078
2. Housing Agreement (1041 Oliphant Avenue, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw, No. 16-091

4. Adoption

1. Waterworks Bylaw, Amendment Bylaw (No. 11) No. 16-079
A bylaw to increase the connection fees, special fees, and consumption charges payable under Bylaw No. 07-030.
2. Sanitary Sewer and Stormwater Utilities Bylaw, Amendment Bylaw (No. 4) No. 16-080
A bylaw to increase the stormwater user fee factor rates, CRD sewer consumption charge payable, connection fees, dye test fees, and special fees and considerations payable under Bylaw No. 14-071.
3. Solid Waste Bylaw, Amendment Bylaw (No. 5) No. 16-088
A bylaw to increase the fees for the collection of solid waste.

4. Heritage Revitalization Agreement (1612-1614 Store Street) Bylaw No. 16-092
A bylaw to authorize an amendment to the Heritage Revitalization Agreement for the heritage property at 1612-1614 Store Street (the Janion)

K. CORRESPONDENCE

1. Letter from the Mayor of Morioka
A letter dated October 27, 2016 regarding the City's support of the Morioka Junior High School Delegation program.
2. Letter from the Chairman of Morioka International Relations Association
A letter dated October 27, 2016 thanking the City for welcoming students from the Students Victoria Delegation program.
3. Letter from the Association of Vancouver Island Coastal Communities (AVICC)
A letter dated November 1, 2016 providing the Resolutions Notice/Request for Submissions and Call for Nominations for the AVICC Executive, the Call for Presentations for the 2017 Annual General Meeting (AGM) & Convention, and the 2016 AVICC AGM & Convention Minutes.
4. Letter from the Board of Directors of Canadian Blood Services
A letter dated November 14, 2016 thanking the City for recognizing the contributions of individuals and organizations at the national Honouring Our Lifeblood event.
5. **Late Item**: Letter from the Minister of Health
Addenda A letter dated November 9, 2016 regarding an Opioid Conference and Summit that is being hosted to discuss the current Canadian crisis of opioid overdose and death and identify possible solutions.
6. **Late Item**: Letter from CN (Canadian National Railway Company)
Addenda A letter dated November 2, 2016 congratulating the City for being one of the 50 recipients of a \$25,000 grant as part of the CN EcoConnexions - *From the Ground Up* 2017 program to fund local tree planting projects.
7. **Late Item**: Letter from the Hotel Association of Greater Victoria
Addenda A letter dated November 21, 2016 requesting that the City of Victoria write to the Minister of Finance to formally request that the *Provincial Sales Tax Act* exemption 78(1)(b) be rescinded.

L. NEW BUSINESS

M. QUESTION PERIOD

N. CONVENE CLOSED COUNCIL MEETING

Moved from the Special Council Meeting of November 24, 2016.

O. MOTION TO CLOSE THE NOVEMBER 24, 2016 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) 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.*

P. APPROVAL OF CLOSED AGENDA

Q. READING OF CLOSED MINUTES

1. Minutes from the Closed Special Council meeting held September 8, 2016

R. UNFINISHED BUSINESS

S. NEW BUSINESS

1. Committee Appointments
--C. Coates, City Clerk

T. CONSIDERATION TO RISE & REPORT

U. ADJOURNMENT



MINUTES – SPECIAL VICTORIA CITY COUNCIL

SPECIAL MEETING OF THURSDAY, SEPTEMBER 8, 2016, AT 1:10 P.M.

PLACE OF MEETING: Songhees Nation Room, City Hall

PRESENT: Mayor Helps in the Chair, Councillors Alto, Isitt, Lucas, and Young

ABSENT FOR A PORTION OF THE MEETING: Councillor Loveday

ABSENT: Councillors Coleman, Madoff and Thornton-Joe

STAFF PRESENT: J. Johnson – City Manager; J. Jenkyns – Deputy City Manager; C. Coates – City Clerk; F. Work – Director, Engineering and Public Works; J. Tinney – Director, Sustainable Planning and Community Development; T. Soulliere – Director, Parks, Recreation and Facilities; S. Thompson – Director, Finance; T. Zworski – City Solicitor; P. Bruce – Fire Chief; P. Rantucci – Manager, Strategic Real Estate; C. Mycroft – Executive Assistant to City Manager; A. K. Ferguson – Recording Secretary

Motion:

It was moved by Councillor Lucas, seconded by Councillor Isitt, that Council convene a closed meeting that excludes the public under Sections 90(1) and/or (2) of the Community Charter; namely:

- *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)(i) the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and*
- *Section 90(1)(k) negotiations and related discussions respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public.*

APPROVAL OF CLOSED AGENDA

Motion:

It was moved by Councillor Alto, seconded by Councillor Lucas, that Council adopt the special closed agenda.

Carried Unanimously

Amendment:

It was moved by Alto, seconded by Councillor Lucas, that Council adopt the special closed agenda, **and that the following Minutes be approved without further debate:**

Item # 1 - Minutes from the special closed Council meeting held June 9, 2016

Item # 2 - Minutes from the special closed Committee of the Whole meeting held June 15, 2016

Item # 3 - Minutes from the closed Committee of the Whole meeting held June 16, 2016

Item # 4 - Minutes from the special closed Council meeting held June 23, 2016

On the amendment:
Carried Unanimously

Main motion as amended:

That Council adopt the special closed agenda and that the following Minutes be approved without further debate:

Item # 1 - Minutes from the special closed Council meeting held June 9, 2016

Item # 2 - Minutes from the special closed Committee of the Whole meeting held June 15, 2016

Item # 3 - Minutes from the closed Committee of the Whole meeting held June 16, 2016

Item # 4 - Minutes from the special closed Council meeting held June 23, 2016

On the main motion as amended:
Carried Unanimously

Councillor Loveday joined the meeting at 1:11 p.m.

READING OF CLOSED MINUTES

1. Motion:

It was moved by Councillor Alto, seconded by Councillor Lucas, that Council adopt the special closed Council Minutes of June 9, 2016.

Carried Unanimously

2. Motion:

It was moved by Councillor Alto, seconded by Councillor Lucas, that Council adopt the special closed Committee of the Whole Minutes of June 15, 2016.

Carried Unanimously

3. Motion:

It was moved by Councillor Alto, seconded by Councillor Lucas, that Council adopt the closed Committee of the Whole Minutes of June 16, 2016.

Carried Unanimously

4. Motion:

It was moved by Councillor Alto, seconded by Councillor Lucas, that Council adopt the special closed Council Minutes of June 23, 2016.

Carried Unanimously

UNFINISHED BUSINESS

5. Land

Council received a confidential report providing information and recommendations regarding a land matter.

The discussion was recorded and kept confidential.

6. Legal Advice

Council received a confidential report providing information and recommendations regarding legal advice.

The discussion was recorded and kept confidential.

7. Land

Council received a confidential report providing information and recommendations regarding a land matter.

The discussion was recorded and kept confidential.

ADJOURNMENT

Motion:

It was moved by Councillor Young, seconded by Councillor Alto, that the Special Closed Council meeting adjourn.

Time: 2:50 p.m.

Carried Unanimously

CERTIFIED CORRECT:

CITY CLERK

MAYOR

“THINK LOCAL WEEK”

WHEREAS *investing in our community by shopping at locally-owned businesses creates a stronger and healthier Victoria by keeping more money in the local economy; and*

WHEREAS *locally-owned businesses help to sustain vibrant, compact and sustainable communities; and*

WHEREAS *locally-owned businesses contribute to the unique character of our community; and*

WHEREAS *buying from local businesses keeps money and jobs in the community; and*

WHEREAS *locally-owned businesses invest more in local labour, pay more local taxes, and spend more time on communit- based organizations.*

NOW, THEREFORE *I do hereby proclaim the week of November 27th to December 3rd, 2016 as “THINK LOCAL WEEK” in the **CITY OF VICTORIA, CAPITAL CITY** of the **PROVINCE** of **BRITISH COLUMBIA**, the **TRADITIONAL TERRITORIES** of the **ESQUIMALT AND SONGHEES FIRST NATIONS**.*

IN WITNESS WHEREOF, *I hereunto set my hand this 24th day of November, Two Thousand and Sixteen.*

LISA HELPS
MAYOR
CITY OF VICTORIA
BRITISH COLUMBIA

Sponsored By:
Gayle Robinson
Owner, Robinson's Outdoor Store
President, ThinkLocalFirst and
Peninsula Co-op

“HIV/AIDS AWARENESS WEEK, WORLD AIDS DAY, AND ABORIGINAL AIDS AWARENESS WEEK”

- WHEREAS** *HIV/AIDS is a global and local public health issue, having claimed more than 34 million lives worldwide so far; and*
- WHEREAS** *an estimated 75,500 Canadians are living with HIV, and an estimated 18,000 are living with HIV but remain undiagnosed; and*
- WHEREAS** *UNAIDS has called upon governments, organizations and individuals to recognize the day of December 1st, 2016 as WORLD AIDS DAY, continue to seek to eliminate new infections, deaths, and discrimination by 2030, and support the Hands Up For #HIV Prevention campaign; and*
- WHEREAS** *In places where the epidemic had stabilized or decreased, infection rates are increasing again, and homophobia, punitive laws, stigma, and gender-based violence are increasingly undermining efforts to improve services for key populations; and*
- WHEREAS** *The clock is ticking while lives are still being lost in the context of fiscal austerity and multiple global development challenges and building effective, equitable and sustainable HIV responses; and*
- WHEREAS** *To eliminate stigma, those affected and infected by HIV/AIDS in our communities need the collective support of Canada’s federal, provincial, and municipal governments and its public through evidence of rights-based approaches.*

NOW, THEREFORE I do hereby proclaim the week of November 24th – December 1st, 2016 as **“HIV/AIDS AWARENESS WEEK”**, December 1st, 2016 as **WORLD AIDS DAY**, and December 1st to December 5th, 2016 as **ABORIGINAL AIDS AWARENESS WEEK** in the **CITY OF VICTORIA**, **CAPITAL CITY** of the **PROVINCE of BRITISH COLUMBIA**, the **TRADITIONAL TERRITORIES** of the **ESQUIMALT AND SONGHEES FIRST NATIONS**.

IN WITNESS WHEREOF, I hereunto set my hand this 24th day of November, Two Thousand and Sixteen.

LISA HELP
MAYOR
CITY OF VICTORIA
BRITISH COLUMBIA

Sponsored by:
Dawn Clouthier, Board Chair
Craig Dales, Executive Director
VPWAS

“BUY LOCAL WEEK”

- WHEREAS** *LOCO BC presents Buy Local Week to celebrate and bring awareness to the economic, social and environmental impact of supporting local businesses; and*
- WHEREAS** *bringing consumer awareness to the purchasing power of buying locally shifts consumer spending towards locally made goods and services; and*
- WHEREAS** *purchasing locally can improve sustainability by reducing the transportation of goods that can affect climate change; and*
- WHEREAS** *buying from local businesses keeps money and jobs in the community; and*
- WHEREAS** *buying locally gives our communities character, and creates unique good and services; and*
- WHEREAS** *bringing together locally owned business owners to discuss their challenges and share solutions creates community and a supportive network among business owners; and*
- WHEREAS** *such a network celebrates business owners working together to create socially responsible, environmentally sustainable businesses in Victoria; and*
- WHEREAS** *purchasing from businesses that strive to source locally produced goods and services with which to run their businesses further supports a thriving local economy; and*
- WHEREAS** *this week we honour the efforts of Victoria-based business owners in Victoria and the citizens who purchase from them.*

NOW, THEREFORE I do hereby proclaim the week of November 28th to December 4th, 2016 as **“BUY LOCAL WEEK”** in the **CITY OF VICTORIA, CAPITAL CITY** of the **PROVINCE** of **BRITISH COLUMBIA**, the **TRADITIONAL TERRITORIES** of the **ESQUIMALT AND SONGHEES FIRST NATIONS**.

IN WITNESS WHEREOF, I hereunto set my hand this 24th day of November, Two Thousand and Sixteen.

LISA HELPS
MAYOR
CITY OF VICTORIA
BRITISH COLUMBIA

Sponsored By:
Katja Macura
LOCO BC
Buy Local Week 2016

“INTERNATIONAL DAY OF PERSONS WITH DIVERSABILITIES”

WHEREAS *more than one billion people – about 15 per cent of the world’s population – live with some form of disability; and*

WHEREAS *around the world, persons with a range of disabilities face physical, social, economic and attitudinal barriers that exclude full and effective participation as equal members of society; and*

WHEREAS *evidence and experience show that when barriers to inclusion are removed and persons with disabilities participate fully in societal life, the entire community benefits; and*

WHEREAS *the UN General Assembly has promoted an International Day of Persons with Disabilities since 1992, with this year’s theme being, “Achieving 17 Goals for the Future We Want”; and*

WHEREAS *“Diversability” is a word that an increasing number of people across British Columbia are using to more accurately describe the abilities of people with developmental disabilities.*

NOW, THEREFORE *I do hereby proclaim the day of December 3rd, 2016 as “INTERNATIONAL DAY OF PERSONS WITH DIVERSABILITIES” in the CITY OF VICTORIA, CAPITAL CITY of the PROVINCE of BRITISH COLUMBIA, the TRADITIONAL TERRITORIES of the ESQUIMALT AND SONGHEES FIRST NATIONS.*

IN WITNESS WHEREOF, *I hereunto set my hand this 24th day of November, Two Thousand and Sixteen.*

LISA HELPS
MAYOR
CITY OF VICTORIA
BRITISH COLUMBIA

Sponsored by:
Sheenagh Morrison
Self Advocates for a
Brighter Future

“GIVINGTUESDAY”

WHEREAS *GivingTuesday is a celebration of philanthropy and volunteerism where people give whatever they are able to give; and*

WHEREAS *GivingTuesday is a day where citizens work together rally for favourite causes, build a stronger community and think about other people; and*

WHEREAS *it is fitting and proper on GivingTuesday, and on every day, to recognize the tremendous impact of philanthropy, volunteerism, and community service in the City of Victoria; and*

WHEREAS *GivingTuesday is an opportunity to encourage citizens to serve others throughout this holiday season and throughout the year; and*

WHEREAS *we wish to encourage all citizens to join together to give back to the community in a way that is personally meaningful.*

NOW, THEREFORE *I do hereby proclaim the day of November 29th, 2016 as “**THINK LOCAL WEEK**” in the **CITY OF VICTORIA, CAPITAL CITY** of the **PROVINCE** of **BRITISH COLUMBIA**, the **TRADITIONAL TERRITORIES** of the **ESQUIMALT AND SONGHEES FIRST NATIONS**.*

IN WITNESS WHEREOF, *I hereunto set my hand this 24th day of November, Two Thousand and Sixteen.*

LISA HELPS
MAYOR
CITY OF VICTORIA
BRITISH COLUMBIA

Sponsored By:
Kyle Wells
The Victoria Foundation

“NATIONAL DAY OF REMEMBRANCE AND ACTION ON VIOLENCE AGAINST WOMEN”

WHEREAS *December 6, 2016, is the 27th anniversary of the 1989 École Polytechnique Montreal massacre in which fourteen female engineering students were singled out for their gender and were killed; and*

WHEREAS *in 1991 Canada’s Parliament declared December 6th a National Day of Remembrance and Action on Violence Against Women; and*

WHEREAS *each year, communities across Canada commemorate December 6th to reflect on the tragedy of the Montreal Massacre and to remember the 14 women whose lives were so brutally cut short; and*

WHEREAS *violence against women affects every community member in Victoria whether as a survivor of domestic or other violence or as a family member, friend, neighbour, or co-worker of a survivor; and*

WHEREAS *education and awareness are key to ending violence against women, and the Public Service Alliance of Canada, its Victoria Regional Women’s Committee and Virginia Vaillancourt have been organizing vigils and educational programs to raise awareness about violence against women since 2009; and*

WHEREAS *the City of Victoria continues to work towards building a society in which everyone has the right to live in conditions of safety, dignity, respect and peace.*

NOW, THEREFORE I do hereby proclaim the day of December 6th, 2016 as “NATIONAL DAY OF REMEMBRANCE AND ACTION ON VIOLENCE AGAINST WOMEN” in the CITY OF VICTORIA, CAPITAL CITY of the PROVINCE of BRITISH COLUMBIA, the TRADITIONAL TERRITORIES of the ESQUIMALT AND SONGHEES FIRST NATIONS.

IN WITNESS WHEREOF, I hereunto set my hand this 24th day of November, Two Thousand and Sixteen.

**LISA HELPS
MAYOR
CITY OF VICTORIA
BRITISH COLUMBIA**

**Sponsored By: the Victoria Regional
Women’s Committee of the Public
Service Alliance of Canada (BC) and
Councillor Marianne Alto**



MAYOR'S OFFICE

NOV 01 2016

VICTORIA, B.C.

October 26, 2016

Her Worship Lisa Helps
Mayor, City of Victoria
1 Centennial Square
Victoria, BC V8W 1P6

Dear Mayor Helps:

Thank you for sharing your Council's recommendation in support of a Bike Right Provincial Youth Cycling education framework. The public's interest in cycling has grown significantly over the years, and we have been investing in cycling infrastructure across the province. I know Victoria has been doing a lot in terms of expanding bike lanes and I agree with you: getting the message out about safety to cyclists, motorists and pedestrians is key.

I see that you have already shared a copy of your message with the Honourable Todd Stone, Minister of Transportation and Infrastructure. He will ensure that your comments are included in those related discussions.

Thank you, again, for writing. I appreciate receiving your recommendation.

Sincerely,

A handwritten signature in blue ink, which appears to read 'Christy Clark', is written over a horizontal line.

Christy Clark
Premier



MAYOR'S OFFICE

NOV 04 2016

VICTORIA, B.C.

November 1, 2016

Ref: 168443

Her Worship Mayor Lisa Helps
City of Victoria
1 Centennial Square
Victoria BC V8W 1P6

Dear Mayor Helps:

I apologize for the delay in responding to your letters, addressed to the Honourable Michael de Jong, Minister of Finance, and me, regarding recent measures by the Province of British Columbia in response to housing affordability concerns, and in particular, highlighting rental housing availability concerns in the City of Victoria. As Minister responsible for local government, I am pleased to respond and also on behalf of Minister de Jong.

As you note in your letter, the Legislative Assembly was reconvened on July 25 to consider Bill 28, *Miscellaneous Statutes (Housing Priority Initiatives) Amendment Act, 2016*, which included amendments to the *Vancouver Charter* to enable the City of Vancouver to impose a vacancy tax on vacant residential properties within the jurisdiction of the City of Vancouver. Bill 28 was passed without amendment or opposition, receiving royal assent on July 28, 2016.

You specifically raised the issue of extending similar authority to other municipalities to impose a vacancy tax through a proposed change to the *Community Charter*. As you are aware, Bill 28 contained amendments to the *Vancouver Charter* that empowered Vancouver, at its request, to design and implement a new tax, unprecedented in Canada. I appreciate your point that other communities also have similar concerns regarding low vacancy rates and housing affordability; at the same time, it is important to keep in mind that Bill 28's authority was crafted to meet Vancouver's unique legislative framework and its specific purposes on this issue. Vancouver has yet to confirm the final details and administration of its tax within that authority. On that basis, I encourage other communities to first learn from Vancouver's approach which could include issues relating to implementation and whether the tax has the desired effect. After that, if there is general interest from other municipalities, the Province is open to further discussing legislative changes that would authorize a similar tool more broadly.

To date, some locally elected officials have expressed mixed views regarding the vacancy tax legislation. The variety of responses and interests indicates there is need for further discussion before considering legislation that would apply beyond the City of Vancouver.

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Her Worship Mayor Lisa Helps
Page 2

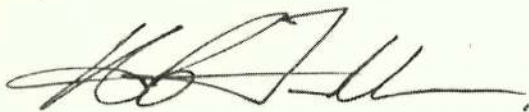
While enabling legislation is not required to be used, it has to be usable – and under the *Community Charter*, that means usable in a whole range of communities throughout British Columbia. Therefore, understanding the purposes for which such legislation is sought and how particular communities see using it would be an important part of any conversation on this issue.

With regard to the issue of rising house prices, we are taking a cautious approach by applying the additional property transfer tax of 15 percent on residential property transfers to foreign entities in the Metro Vancouver region, where demand appears to be running strongest. For now, the clearest need for this response is in the Metro Vancouver region. Bill 28 contains regulatory powers that would allow the government to prescribe other areas in which the additional tax would apply. We will continue to monitor the data we are collecting. If the evidence shows that a significant amount of foreign investment is being displaced to other regions, we are in a position to make changes quickly.

The Province is also working on additional measures to address the complex causes of rising housing prices in Metro Vancouver, as well as other regions of the province. This work focuses on ensuring the dream of home ownership remains within the reach of the middle class, increasing housing supply, smart transit expansion, supporting first-time home buyers, strengthening consumer protection and increasing rental supply.

I encourage the City of Victoria and other municipalities to take a look at Vancouver's experience as it designs the details of the tax and its administration, and then moves to implementation. If there is a shared view emerging among other municipalities, I would be pleased to have further discussions regarding those interests.

Sincerely,



Peter Fassbender
Minister

pc: The Honourable Christy Clark
Premier

The Honourable Mike de Jong
Minister of Finance

The Honourable Rich Coleman
Minister of Natural Gas Development and Minister Responsible for Housing



Council Report

For the Meeting of November 24, 2016

To: Council **Date:** November 22, 2016
From: Fraser Work, Director, Engineering and Public Works
Subject: 1041 Oliphant Avenue and 212-220 Cook Street -
Coordination with Future Biketoria Cycle Track Improvements

RECOMMENDATION

That Council direct staff to proceed with the development of the Biketoria cycle infrastructure in the Cook Street community, outside of the scope of the development at 1041 Oliphant Avenue and 212-220 Cook Street.

PURPOSE

The purpose of this report is to respond to item 6 of the following Council Motion passed at the Committee of the Whole meeting of November 10, 2016.

BACKGROUND

In May 2016, Council approved the recommended Biketoria all ages and abilities (AAA) network and the priority corridors to be completed by 2018. Cook Street south of Pakington Street (including the section at Oliphant Avenue that is adjacent to this development application) is part of the approved Biketoria all ages and abilities network but is not part of the priority Phase 1 network to be completed by 2018. To date, Council has approved the conceptual designs for the priority Phase 1 network, but conceptual designs for the other corridors in the network have not yet been approved.

On November 10, 2016, Council passed a motion stating: "That Council authorize the issuance of Development Permit Application with Variance No. 00402 for 1041 Oliphant Avenue and 212-220 Cook Street, in accordance with...

6. That council direct staff to engage the applicant on the provision of on-street cycling amenities within the roadway on the Cook Street frontage and report back to Council at Second Reading of the bylaw."

ISSUES & ANALYSIS

During the week of November 14-18, staff engaged the applicant, Leonard Cole of Urban Core Ventures, regarding the provision of on-street cycling amenities within the roadway on the Cook Street frontage.

As part of the development, the applicant is required to reconstruct the lane behind the property as well as the sidewalk along the Oliphant Avenue and Cook Street frontage. Along the Cook Street frontage, the development is not impacting the public right-of-way beyond the sidewalk, including the boulevard trees and curb and gutter.

Cook Street south of Pakington Street, including the section at Oliphant Avenue, is currently conceptualized to have one-way AAA protected cycling facilities along each side of the road. However, the concept requires further assessment alongside important public engagement and potentially pilot programs, for example to consider impacts to the two-way left turn lane, parking and boulevard trees, before bringing the conceptual design to Council for approval.

OPTIONS & IMPACTS

2015 – 2018 Strategic Plan

This project contributes to Objective 9 – Complete a Multi-Modal and Active Transportation Network.

Impacts to Financial Plan

There are no financial impacts associated with this report.

Official Community Plan Consistency Statement

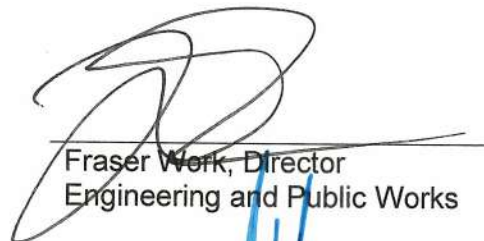
The Biketoria project contributes to established goals in the Transportation & Mobility Section of the Official Community Plan 7 (A – C).

CONCLUSIONS

Given that this development is not impacting the boulevard beyond the sidewalk along the Cook Street frontage and that further assessment and engagement on options for the AAA protected cycling track on this corridor are required before the conceptual design is finalized, staff do not recommend including the provision of on-street cycling amenities within the roadway on the Cook Street frontage as a requirement of this development.

Respectfully submitted,


Jacqueline Weston, Assistant
Director Transportation


Fraser Work, Director
Engineering and Public Works

Report accepted and recommended by the City Manager: _____

Date: _____ *November 22, 2016*

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Council Report

For the Meeting of November 24, 2016

To: Council **Date:** October 18, 2016

From: Jonathan Tinney, Director, Sustainable Planning and Community Development

Subject: Update on Rezoning Application No. 00472 and Development Permit Application with Variance No. 000402 for 1041 Oliphant Avenue and 212-220 Cook Street

RECOMMENDATION

That Council receive this report for information.

EXECUTIVE SUMMARY

The purpose of this report is to inform Council that, in accordance with Council's motion of November 10, 2016, the necessary Zoning Regulation Bylaw Amendment that would authorize Rezoning Application No. 004472 (and concurrent Development Permit with Variance Application No. 000402) for the property located at 1041 Oliphant Avenue and 212-220 Cook Street has been prepared. With regard to the preconditions that Council set in relation to these Applications, staff can report that a Statutory Right-of-Way of 3m and Section 219 covenant for the paving and widening of the rear lane have been executed and are in the process of being submitted to Land Title and Survey Authority for registration. In addition, a Housing Agreement has been completed to ensure the rental of nine units at a rental rate of at least 10% below market rate for a minimum of 20 years and eight units at market rate for a minimum of 10 years and to ensure that future strata bylaws cannot prohibit owners from renting residential strata units. Design changes have been prepared to orient the ground floor exterior door towards Oliphant Avenue and to expand the metal siding above the commercial unit. These are attached for Council's consideration.

The preconditions that Council set in relation to these applications have been met and staff recommend for Council's consideration that the application can proceed to a Public Hearing.

Respectfully submitted,

Handwritten signature of Charlotte Wain in blue ink.

Charlotte Wain
Senior Planner – Urban Design
Development Services Division

Handwritten signature of Jonathan Tinney in blue ink.

Handwritten signature of Jonathan Tinney in blue ink.

Jonathan Tinney, Director
Sustainable Planning and Community
Development Department

Report accepted and recommended by the City Manager:



Date: November 24, 2016

List of Attachments

- Revised plans dated November 18, 2016



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City of Victoria
NOV 18 2016
Planning & Development Department
Development Services Section



VICTORIA BC
17 NOV 16

Cook Street Mixed Use
Rezoning / Development Permit





EQUINOX

9:00 a.m.



1:30 p.m.



5:00 p.m.



SUMMER SOLSTICE

9:00 a.m.



1:30 p.m.



5:00 p.m.

[illegible]

 <p>de Hoog & Kienul architects</p> <p>1000 Amsterdam, NL T +31 (0)20 612 1234 E info@dehoogk.nl W www.dehoogk.nl</p>	<p>Cook Street Mixed Use</p> <p>1000 Amsterdam, NL</p>	<p>Shadow Studios</p> <p>1000 Amsterdam, NL</p>
<p>1000 Amsterdam, NL</p>	<p>A002</p>	

EXISTING



1 Existing View Along Cook Street Looking South
Not to Scale



2 Existing View Along Oliphant Street Looking East
Not to Scale



3 Existing View Along Cook Street Looking North
Not to Scale

PROPOSED



4 Proposed View Along Cook Street Looking South
Not to Scale



5 Proposed View Along Oliphant Street Looking East
Not to Scale



6 Proposed View Along Cook Street Looking North
Not to Scale

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City of Victoria

NOV 18 2016

Planning & Development Department
Development Services Division

1	
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de Haag & Kienitz architects	
Cook Street Mixed Use	
Street Views	
A003	



1 View of Model Looking South-West
Not to Scale



3 View of Model Looking South-East
Not to Scale



2 View of Model Looking North-West
Not to Scale



4 Birdseye View of Model Looking North-East
Not to Scale

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City of Victoria
NOV 18 2016
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Development Services Division

Project Name	Coastal Mixed Use
Project Address	1000-1001 10th Street
Project Owner	Victoria City Council
Project Manager	Victoria City Council
Project Architect	de Hoog & Kienit architects
Project Engineer	Victoria City Council
Project Planner	Victoria City Council
Project Designer	Victoria City Council
Project Contractor	Victoria City Council
Project Consultant	Victoria City Council
Project Specialist	Victoria City Council
Project Coordinator	Victoria City Council
Project Assistant	Victoria City Council
Project Secretary	Victoria City Council
Project Receptionist	Victoria City Council
Project Cleaner	Victoria City Council
Project Gardener	Victoria City Council
Project Security Guard	Victoria City Council
Project Maintenance	Victoria City Council
Project Repair	Victoria City Council
Project Replacement	Victoria City Council
Project Removal	Victoria City Council
Project Installation	Victoria City Council
Project Construction	Victoria City Council
Project Completion	Victoria City Council

de Hoog & Kienit architects	Project Architect
1000-1001 10th Street	Project Address
1000-1001 10th Street	Project Owner
1000-1001 10th Street	Project Manager
1000-1001 10th Street	Project Engineer
1000-1001 10th Street	Project Planner
1000-1001 10th Street	Project Designer
1000-1001 10th Street	Project Contractor
1000-1001 10th Street	Project Consultant
1000-1001 10th Street	Project Specialist
1000-1001 10th Street	Project Coordinator
1000-1001 10th Street	Project Assistant
1000-1001 10th Street	Project Secretary
1000-1001 10th Street	Project Receptionist
1000-1001 10th Street	Project Cleaner
1000-1001 10th Street	Project Gardener
1000-1001 10th Street	Project Security Guard
1000-1001 10th Street	Project Maintenance
1000-1001 10th Street	Project Repair
1000-1001 10th Street	Project Replacement
1000-1001 10th Street	Project Removal
1000-1001 10th Street	Project Installation
1000-1001 10th Street	Project Construction
1000-1001 10th Street	Project Completion



1 Street Experience at Corner of Cook and Oliphant Streets
A005 NTS



3 Street Experience Along Cook Street
A005 NTS



2 Street Experience Along Oliphant Street
App5 NTS



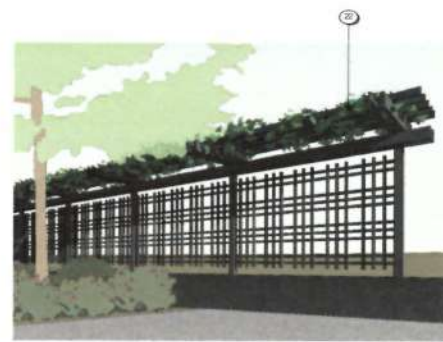
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1 Live/Work Signage Detail
A302 NTS



3 Detail of Residential Entrance From Lane
A302 NTS



2 Detail of Fence/Trellis Along South Property Line
A302 NTS



4 Level 4 Trellis Detail
A302 NTS

MATERIALS SCHEDULE

- 1 PRE-FINISHED METAL FASCIA - white
- 2 PRE-FINISHED METAL PANEL - white
- 3 ACQUILA STUCCO - white
- 4 PRE-FINISHED METAL PANEL - white
- 5 HORIZONTAL CORRUGATED METAL - medium grey
- 6 METAL SIDING - horizontal rib
- 7 BRICK VENEER - distressed grey
- 8 PAINTED CONCRETE - light grey
- 9 ACQUILA STUCCO - medium grey
- 10 PAINTED CONCRETE - dark grey
- 11 PORCELAIN TILE - glossy black
- 12 PRE-FINISHED ALUMINUM WINDOW - light grey
- 13 TONERLESS NEW TRANSLUCENT GLASS GLAZED WITH PRE-FINISHED ALUMINUM FRAME - light grey
- 14 TONERLESS NEW TRANSLUCENT GLASS GLAZED WITH PRE-FINISHED ALUMINUM FRAME - light grey
- 15 TONERLESS NEW TRANSLUCENT GLASS GLAZED WITH PRE-FINISHED ALUMINUM FRAME - light grey
- 16 PRE-FINISHED METAL FASCIA - white
- 17 PRE-FINISHED ALUMINUM STOREFRONT WINDOW - light grey (typ.)
- 18 PRE-FINISHED METAL - light grey AND TONERLESS NEW TRANSLUCENT GLASS GLAZED WITH PRE-FINISHED ALUMINUM FRAME - light grey
- 19 STAINLESS STEEL cable structure for support climbing vines - see landscape
- 20 ALUMINUM CONCRETE A BRICK VENEER AND TONERLESS NEW TRANSLUCENT GLASS GLAZED WITH PRE-FINISHED ALUMINUM FRAME - light grey
- 21 PRE-FINISHED METAL - light grey
- 22 PRE-FINISHED METAL - light grey
- 23 PRE-FINISHED METAL - light grey
- 24 PRE-FINISHED METAL - light grey

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Development Services Division

de Hoog & Kierulff architects	
Cook Street Mixed Use	
1000 Cook Street	
Victoria BC	
Trellis/Arbour Details	
A302	

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Development Services Division



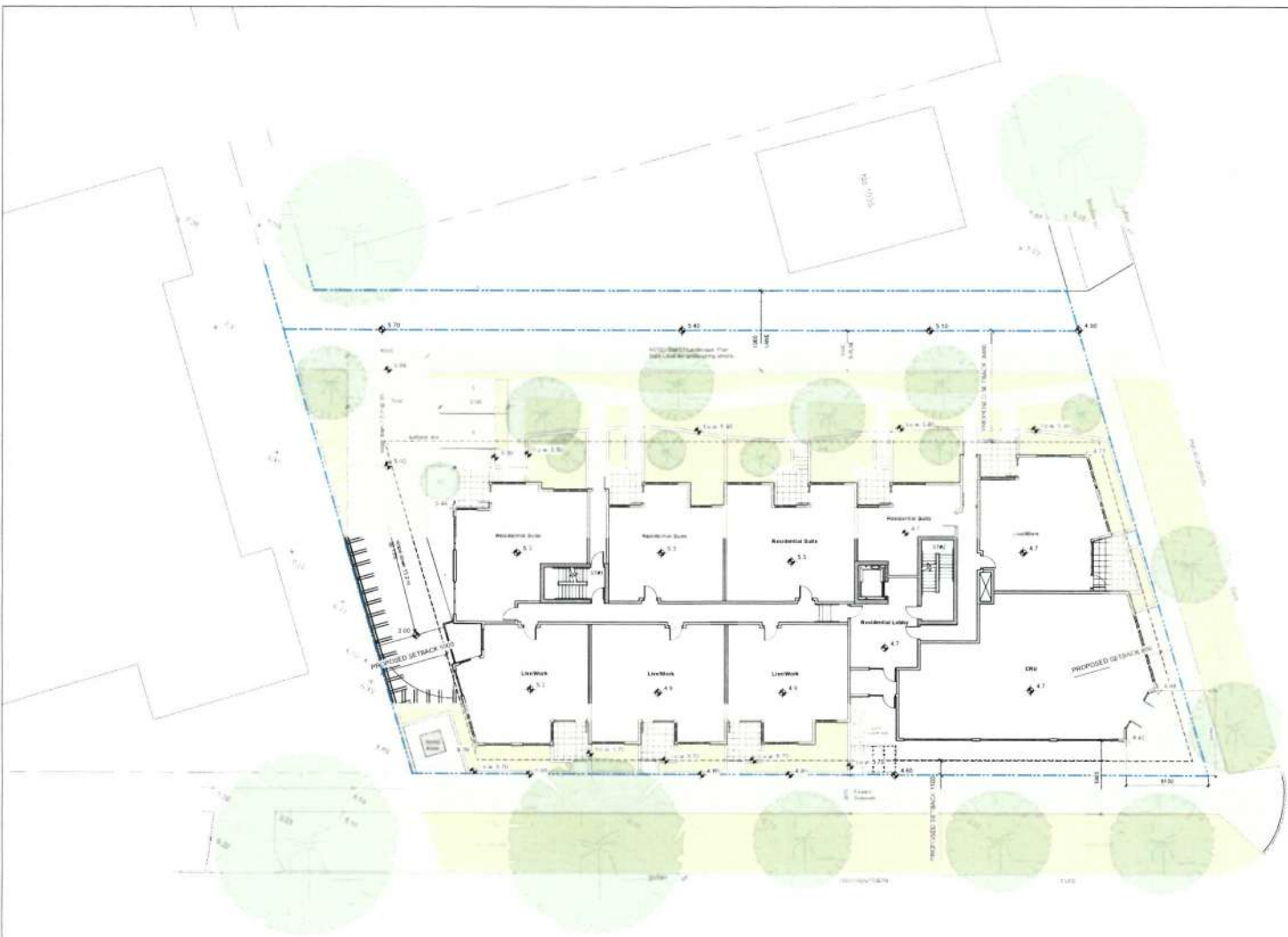
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2	11/11/16	Issue for Council
3	11/11/16	Issue for Council
4	11/11/16	Issue for Council
5	11/11/16	Issue for Council
6	11/11/16	Issue for Council
7	11/11/16	Issue for Council
8	11/11/16	Issue for Council
9	11/11/16	Issue for Council
10	11/11/16	Issue for Council

de Hoog & Kerul architects
1111 11th Ave S
Suite 100
Calgary, Alberta T2G 1P1
403.261.1111
www.dehoog.com

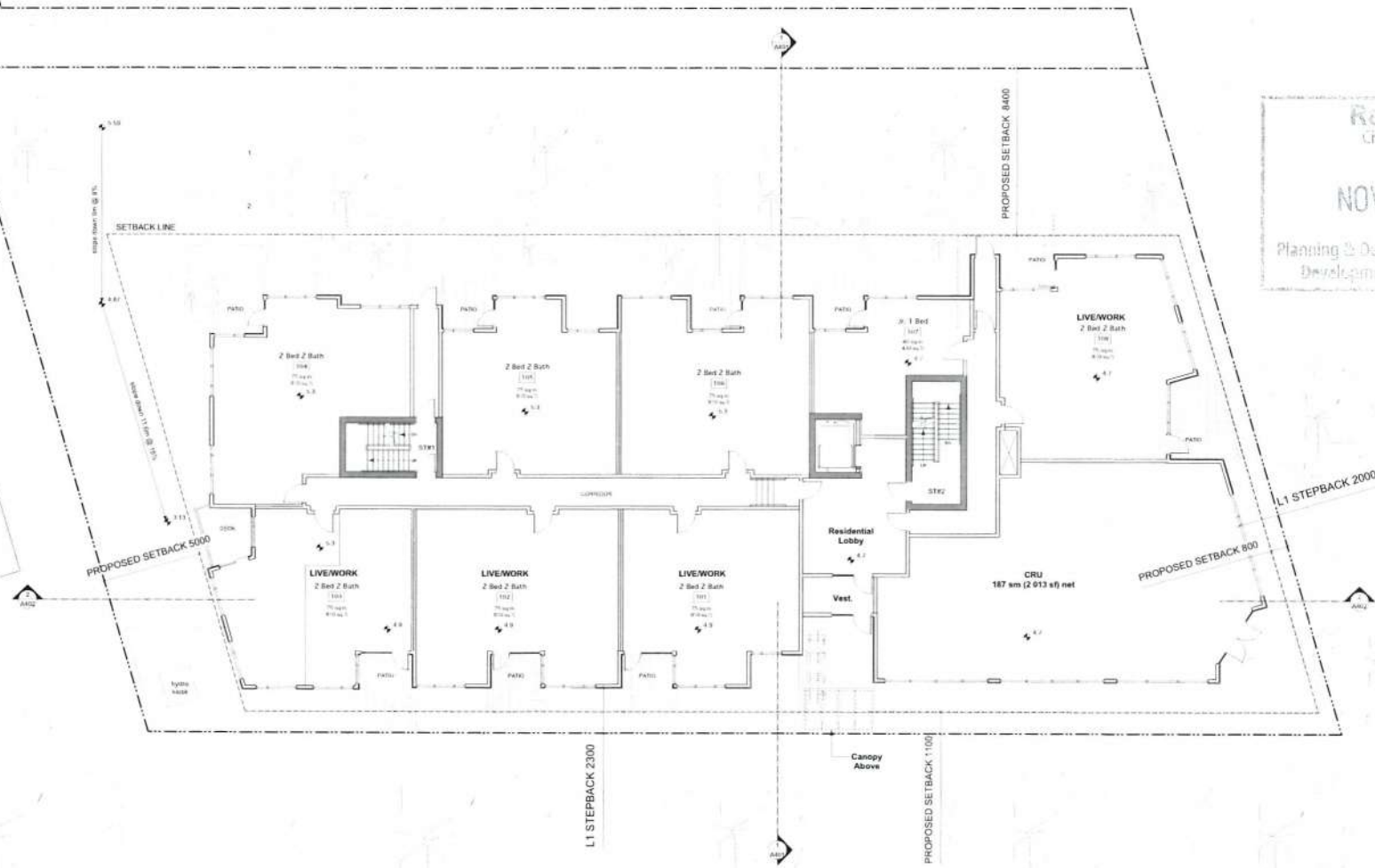
Cook Street Mixed Use
200 Cook Street
Victoria BC

Site Plan
A101

Grade Calculation:	corner	corner grade	1/2	average grade	length of	TOTAL
SIDE	grade point	point		per side	side	
North	4.73	4.68	2	4.71	16	80.4
North	4.68	4.42	2	4.55	4.5	20.5
East	4.42	5.09	2	4.76	40	203.8
South	5.09	5.44	2	5.27	18.3	96.3
West	5.44	4.73	2	5.09	47	239.8
Parameter	137.8	478.2				
GRADE =						TOTAL Parameter
						4.8



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MAIN FLOOR TOTAL FLOOR AREA = 900 sm (9 690 sf)
Total Retail Floor Area = 187 sm (2 013 sf)
Total Residential Floor Area = 712 sm (7 664 sf)

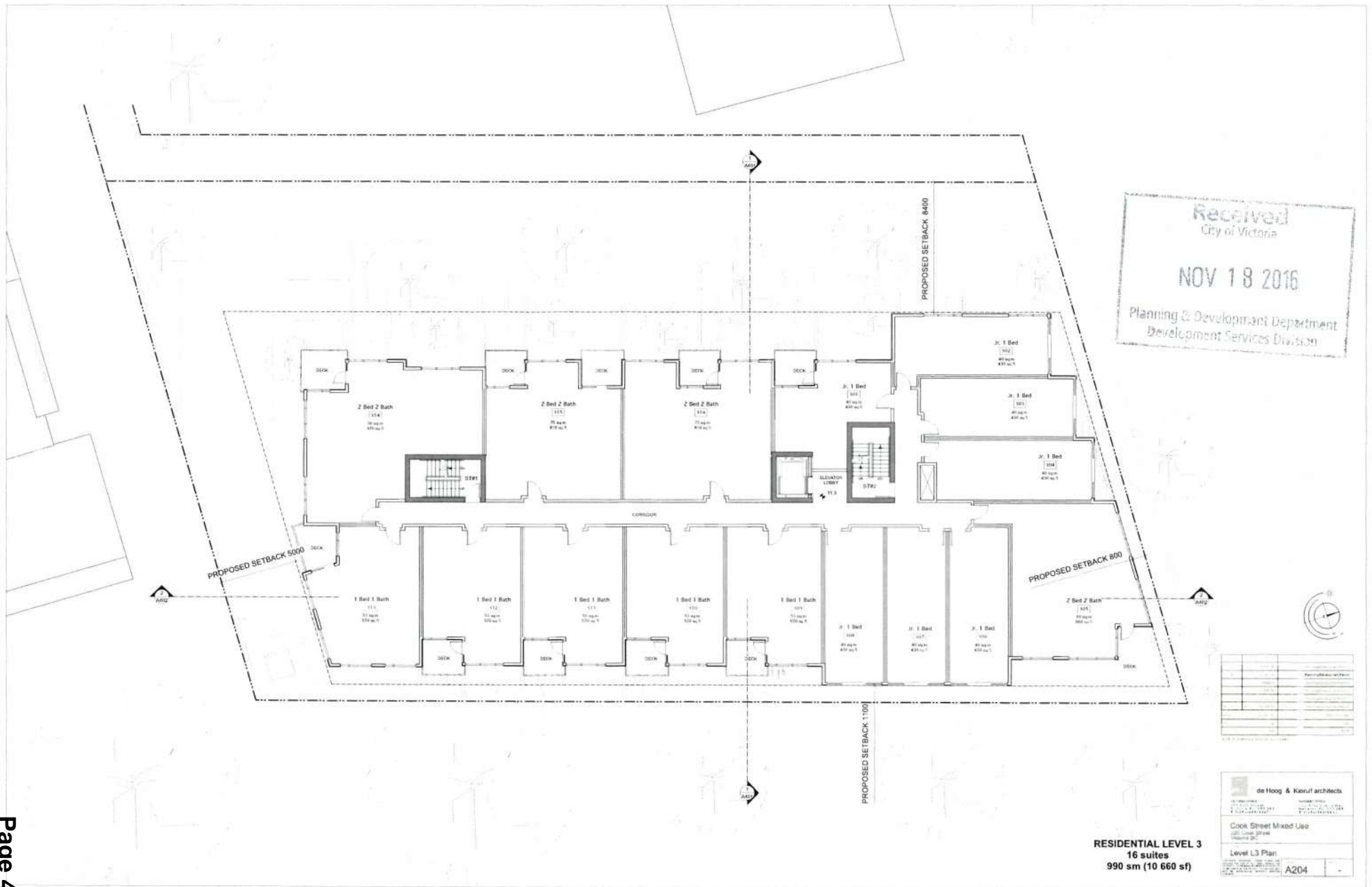
RESIDENTIAL LEVEL 1
8 suites

de Hoog & Kienul architects

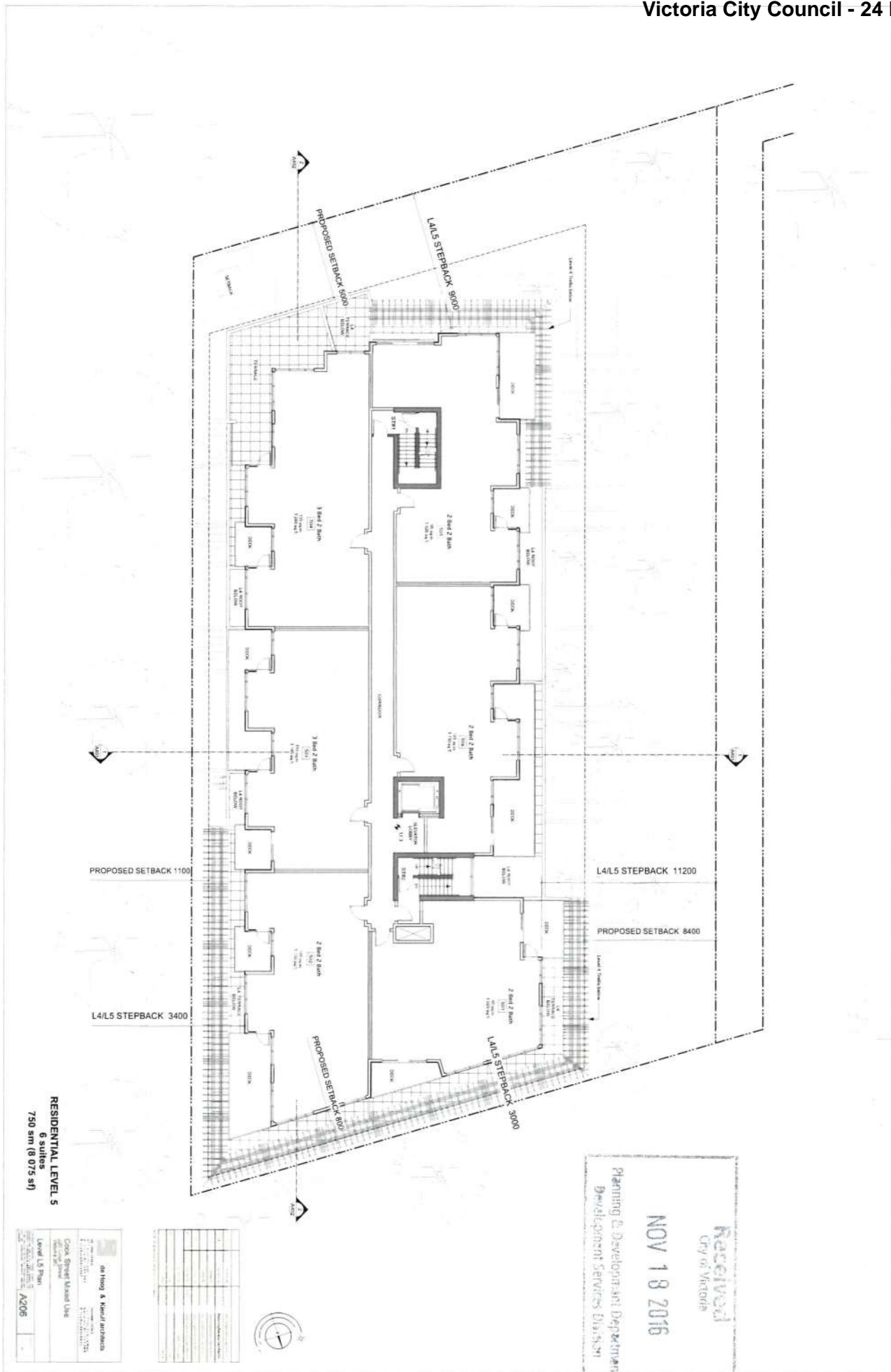
Cook Street Mixed Use

Level L1 Plan

A202







RESIDENTIAL LEVEL 5
6 suites
750 sm (6 075 sq)

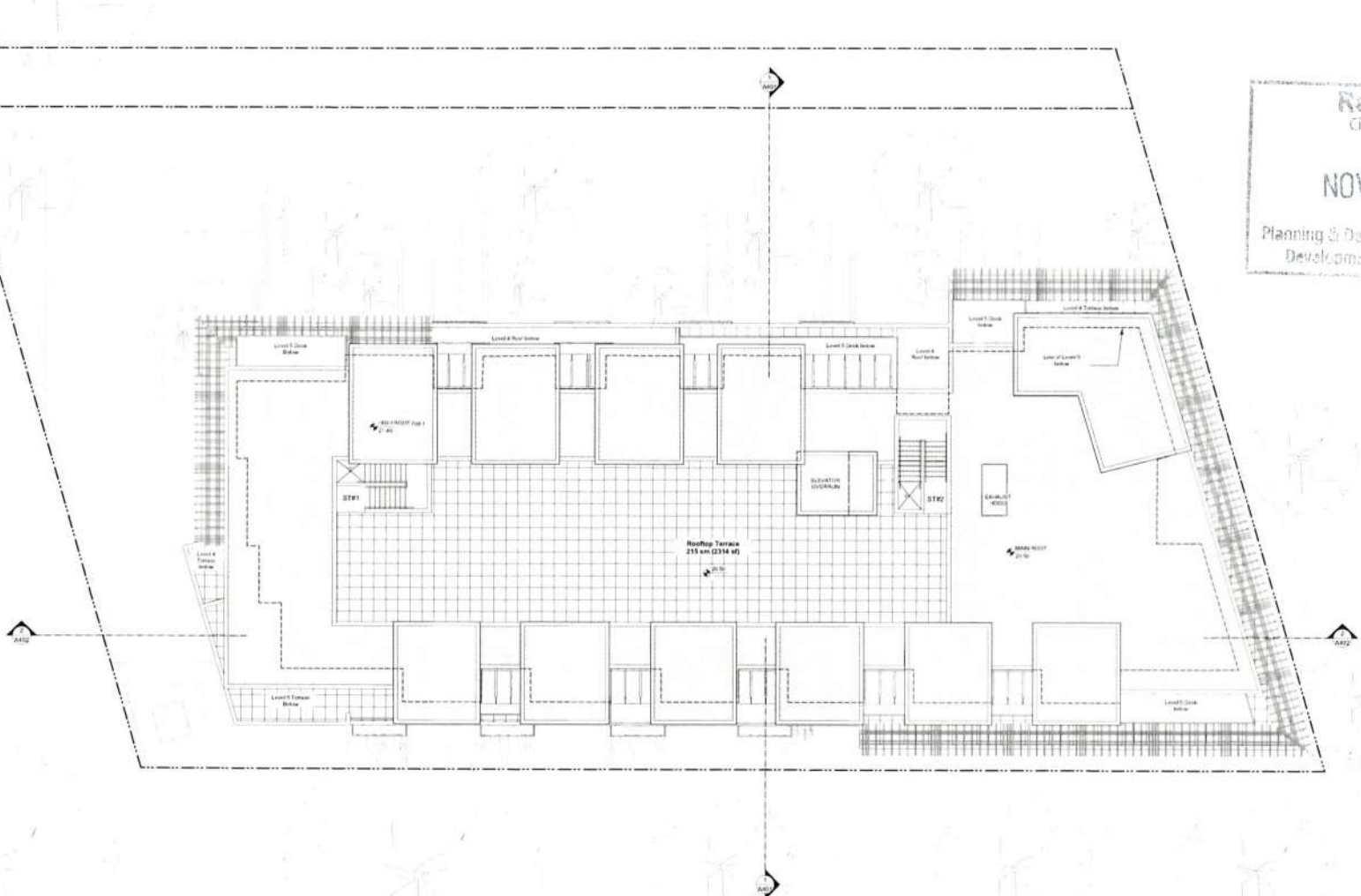
de Hong & Mervin architects	10/10/16
Chris, David, Michael, Luke	10/10/16
Level 5 Plan	10/10/16
A206	10/10/16

Level 5 Plan	10/10/16
A206	10/10/16



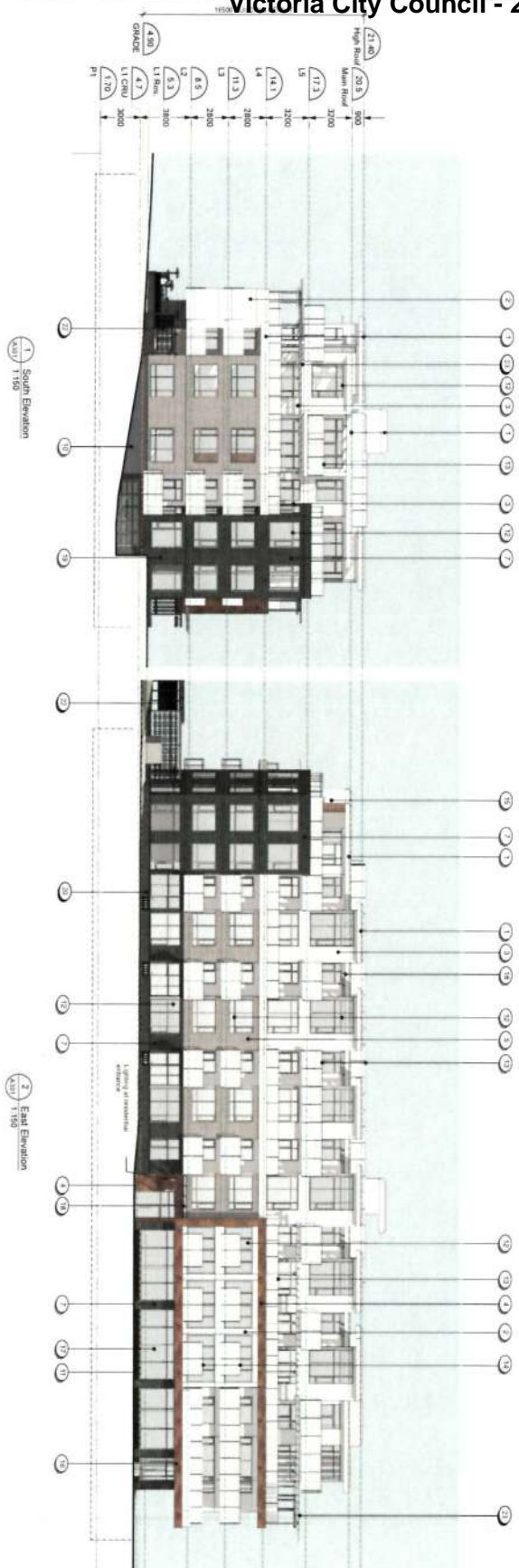
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Development Services Division

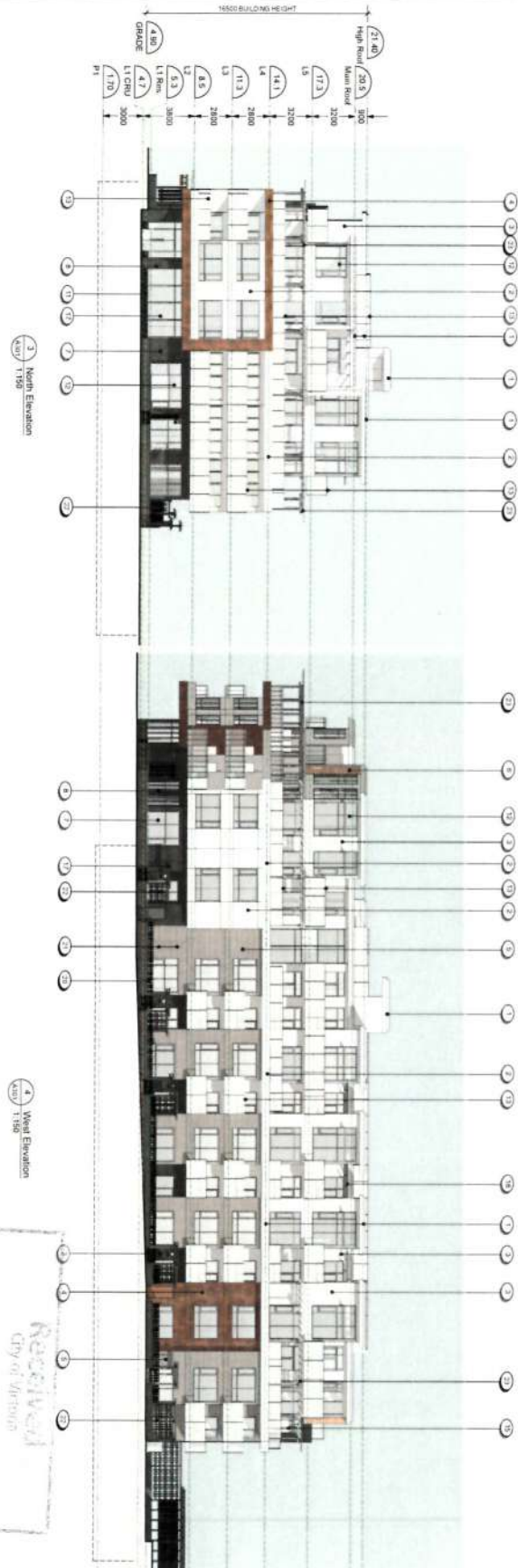


Room	Area (sqm)	Area (sq ft)
Level 5 Deck Below	10.0	107.6
Level 4 Deck Below	10.0	107.6
Level 3 Deck Below	10.0	107.6
Level 2 Deck Below	10.0	107.6
Level 1 Deck Below	10.0	107.6
Level 0 Deck Below	10.0	107.6
Level 5 Terrace Below	10.0	107.6
Level 4 Terrace Below	10.0	107.6
Level 3 Terrace Below	10.0	107.6
Level 2 Terrace Below	10.0	107.6
Level 1 Terrace Below	10.0	107.6
Level 0 Terrace Below	10.0	107.6
STW1	10.0	107.6
STW2	10.0	107.6
ELEVATOR WOODS	10.0	107.6
MAINT. ROOM	10.0	107.6
SUBSTATION	10.0	107.6
Rooftop Terrace	215.0	2314.0
Total	310.0	3344.0

de Hoog & Karul architects
Cook Street Mixed Use
100 Cook Street
Melbourne VIC
Roof Plan
A207



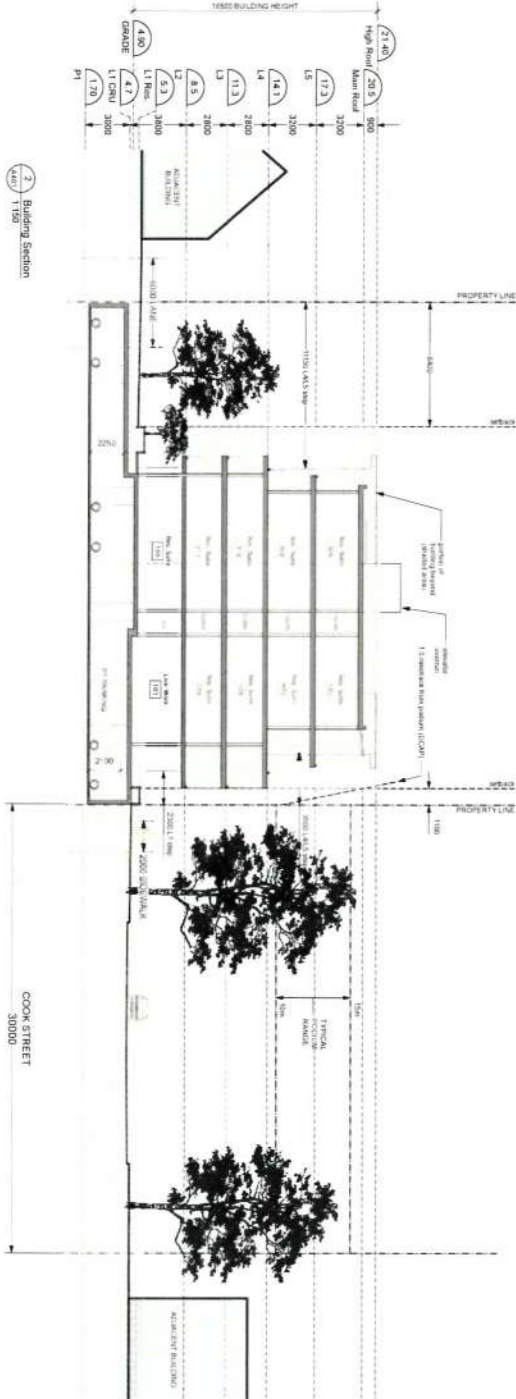
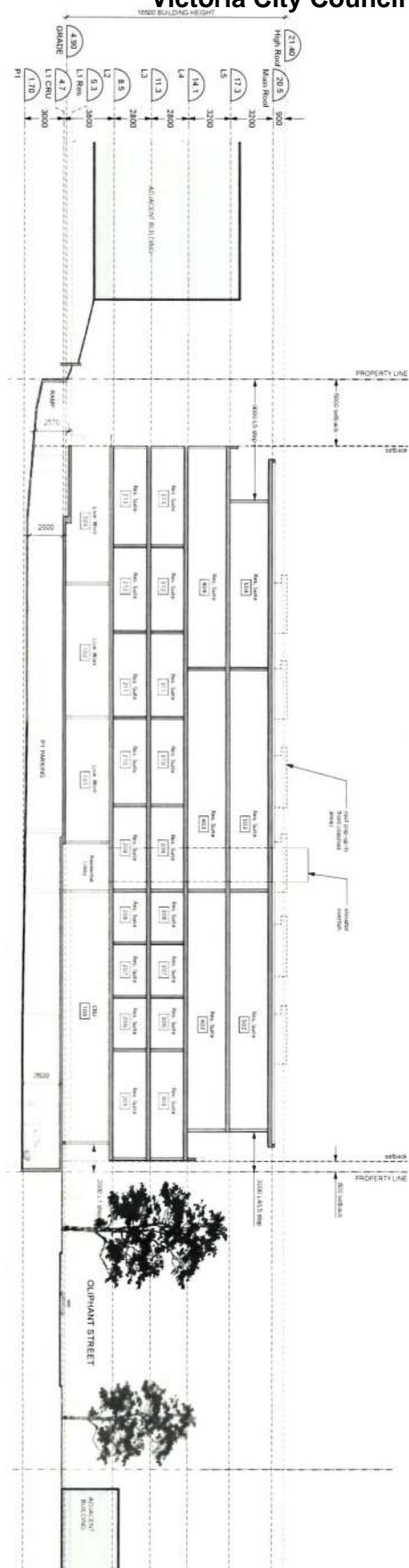
- MATERIALS SCHEDULE**
- 1. EXTERIOR WALLS: BRICK, WHITE
 - 2. EXTERIOR WALLS: BRICK, WHITE
 - 3. EXTERIOR WALLS: BRICK, WHITE
 - 4. EXTERIOR WALLS: BRICK, WHITE
 - 5. EXTERIOR WALLS: BRICK, WHITE
 - 6. EXTERIOR WALLS: BRICK, WHITE
 - 7. EXTERIOR WALLS: BRICK, WHITE
 - 8. EXTERIOR WALLS: BRICK, WHITE
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 - 13. EXTERIOR WALLS: BRICK, WHITE
 - 14. EXTERIOR WALLS: BRICK, WHITE
 - 15. EXTERIOR WALLS: BRICK, WHITE
 - 16. EXTERIOR WALLS: BRICK, WHITE
 - 17. EXTERIOR WALLS: BRICK, WHITE
 - 18. EXTERIOR WALLS: BRICK, WHITE
 - 19. EXTERIOR WALLS: BRICK, WHITE
 - 20. EXTERIOR WALLS: BRICK, WHITE
 - 21. EXTERIOR WALLS: BRICK, WHITE



NOV 18 2016

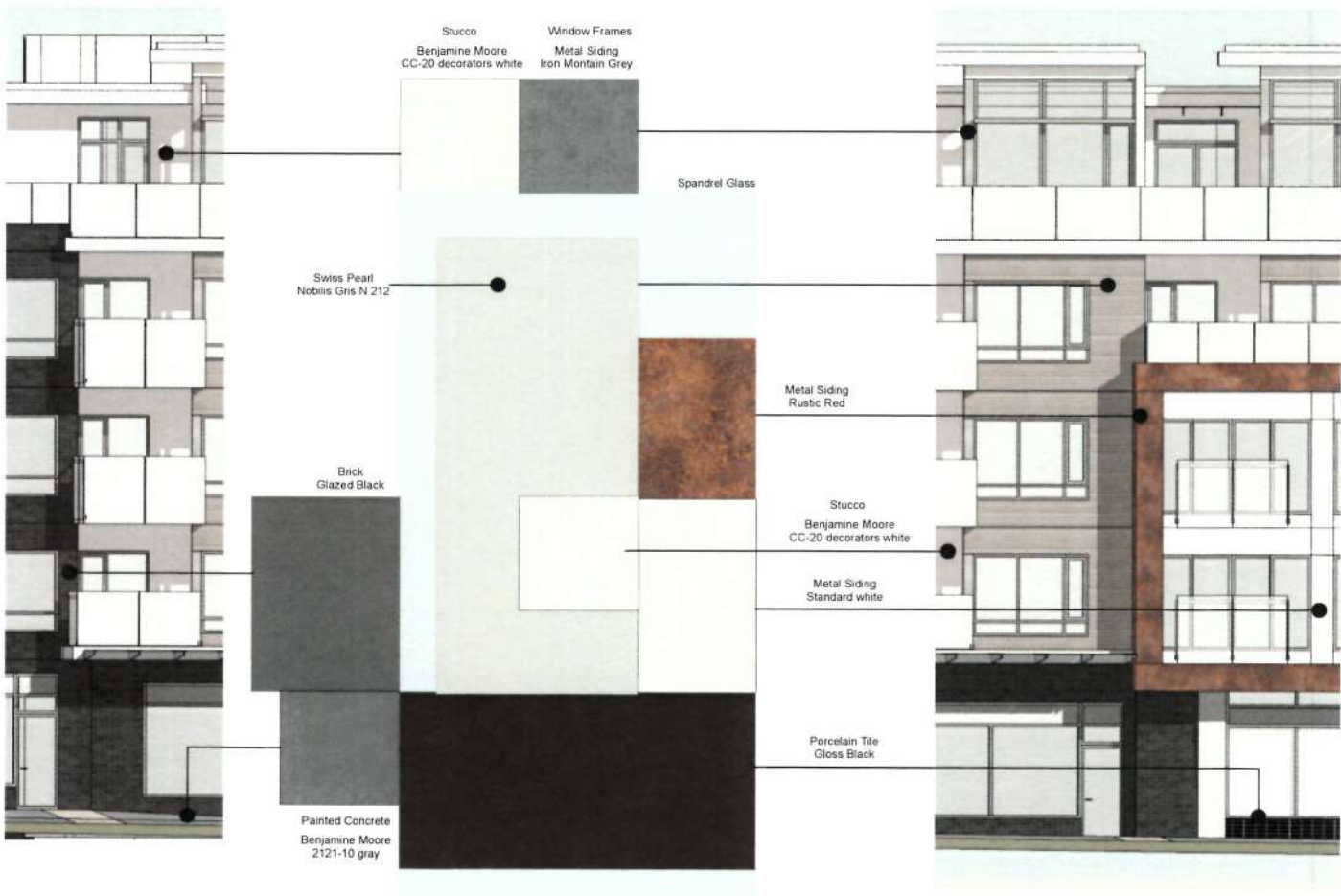
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Development Services Division

Author	John S. Brown
Check	John S. Brown
Drawn	John S. Brown
AS01	



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Design & Services Division

Site Name & Street Address	
Cook Street (Kings Lane)	
Section Name	
Section Number	
Section Date	
Section Author	
Section Checker	
Section Approver	
Section Status	
Section Notes	
Section Comments	
Section Remarks	
Section Details	
Section Dimensions	
Section Materials	
Section Finishes	
Section Equipment	
Section Furniture	
Section Landscaping	
Section Lighting	
Section Security	
Section Accessibility	
Section Sustainability	
Section Other	



Victoria BC
2016-11-16

Cook Street Mixed Use

Material Board

de Hoog & Kierulff architects



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Development Services Division

I	Nov 23-16	Drinking fountain relocated
H	Nov 18-16	Drinking fountain added
G	Oct 20-16	All grade Paving Pattern, Unit Entries & Related Planting - Revised
F	Sept 16-16	Landscape Planned
E	July 28-16	Issued for Reasoning/Development Permit
D	May 19-16	Planter addition
C	Apr 7-16	Re Submitted for DP
B	Oct 6-15	Re Submitted for DP
A	Jul 13-15	Re-Submitted for DP

RESEARCH DESIGN



28-496 Dupplin Rd. Victoria, B.C. V8Z 1S1
Phone: (250) 598-0105 Fax: (250) 412-0696

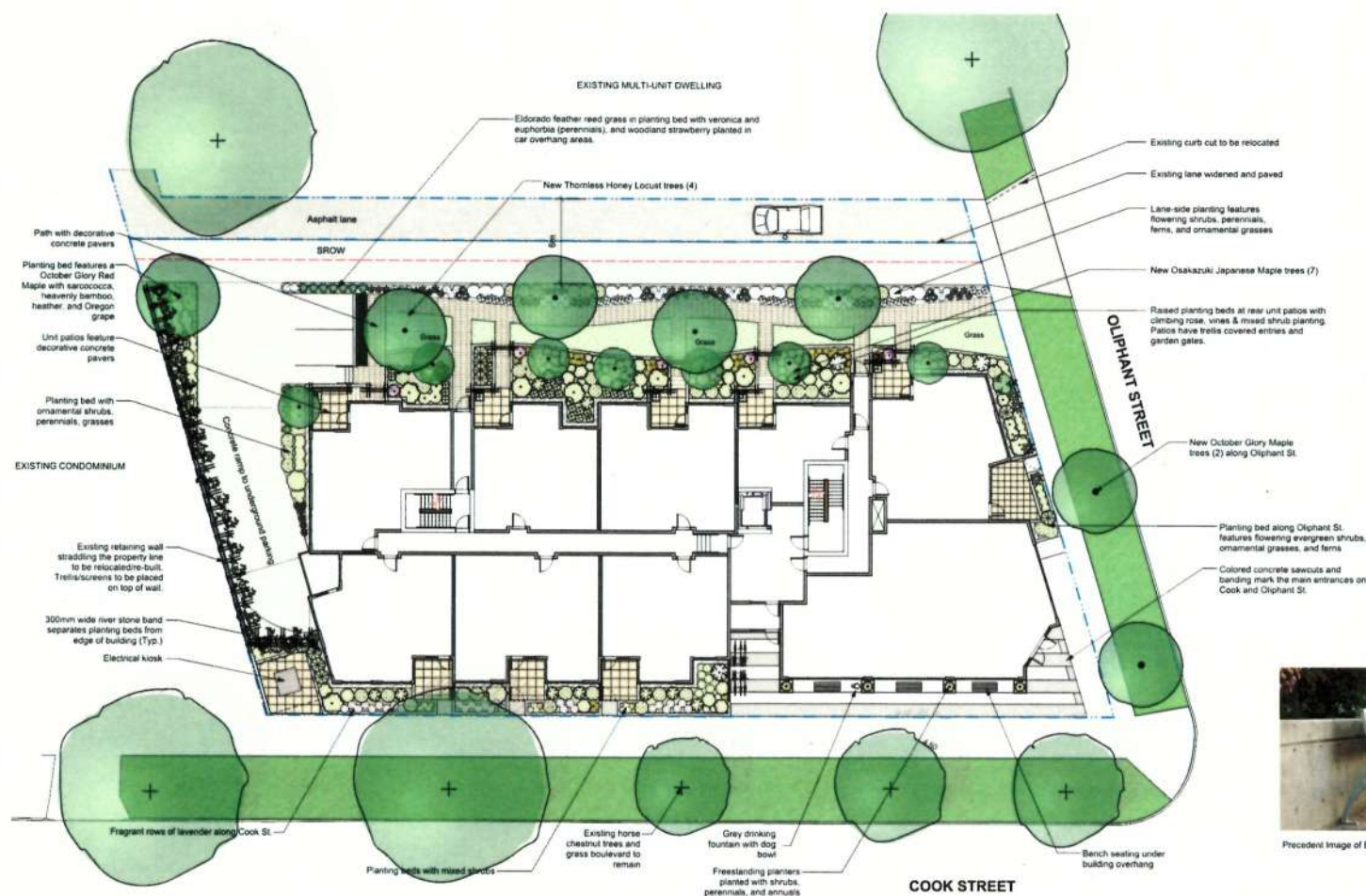
PROJECT
220 Cook Street
Victoria, BC

TITLE
Landscape Plan
Main Level

SCALE	DRAWN	BW/RL
1:150	CHECKED	

PROJECT No 1502

DATE: Mar 22-16 L1 of 4



Precedent Image of Berlusconi



Precedent Image of Drinking
Fountain with Dog Bowl:

Recommended Nursery Stock

Figure 1

Table 1A

Botanical Name	Common Name	Size
<i>Acer palmatum</i> 'Dissectum'	Dissectum Japanese Maple	#15 gals
<i>Acer rubrum</i> 'October Glory'	October Glory Red Maple	Four Cal

Large Shrubs

Page 37

Botanical Name	Common Name	Size
<i>Chamaecyparis obtusa</i> (Mata-japona)	Dwarf Japanese Cypress	415 gal (Japanese)
<i>Fatsia japonica</i>	Japanese Fatsia	47 gal
<i>Hydrangea macrophylla</i> 'Saucer of Gold'	Fother Blue Lacecap Hydrangea	45 gal
<i>Woodsia glabella</i> (Mata-jardim)	Mata-jardim Woodsia	45 gal
<i>Taxus x media</i> 'Mikado'	Minka Yew	1 Yew

Medium Shrubs

Figure 4.33

Botanical Name	Common Name	Rate
<i>Asclepias tuberosa</i>	Honesty Aconite	#5 per
<i>Daphne genkwa</i> 'Ruby Glow'	Ruby Glow Daphne	DafRd.
<i>Hydrangea macrophylla</i> 'Lanarth White'	Lanarth White Hydrangea	#5 per
<i>Pease shaws</i> 'Mollison'	Bark Rose Spirea	#5 per
<i>Rhododendron</i> 'Cunningham's White'	Cunningham's White Rhododendron	#5 per
<i>Rosa Caroline Spire climbing</i> (D. Austin)	Caroline Spire Cl. Rose, deep pink	#1 per
<i>Sorbusca aspidifolia</i>	Sweet Rose	#5 per

Small Shrubs

June 2010

Cultural Name	Common Name	Size
Balsam poplar <i>Populus balsamifera</i>	Fairy-pop Weevil	#1 per
Black cherry <i>Spiraea alba</i>	Sprigwood White Weevil	#1 per
Black locust <i>Rhus glabra</i>	Spice Tree Weevil	1.5 in.
Lemon balm <i>Mentha citrata</i>	English Lavender	#1 per
Lemon verbena <i>Veronica officinalis</i>	Seaside Verbena	#1 per
Marjoram <i>Origanum majorana</i>	Low Orange Grape	#1 per
Norfolk Island pine <i>Araucaria heterophylla</i>	Shagreened Heavily Barked	#1 per
Orange tree <i>Citrus sinensis</i>	Orange Heavy Barked	#1 per
Pink geranium <i>Geranium phaeum</i>	Prickly Pine	#2 per
Rhododendron <i>Rhododendron</i>	Crease Cree Rhododendron	#1 per

Perennials, Annuals and Ferns

Page 122

Botanical Name	Common Name	Size
<i>Shorea spicata</i>	Star Fern	81 pet
<i>Calamagrostis x Eriodora</i>	Eriodora Feather Reed Grass	81 pet
<i>Calamagrostis macrostachya</i>	Japanese Forestgrass	81 pet
<i>Festuca ovina sempervirens</i>	Blue Oak Grass	81 pet
<i>Hemerocallis sanguinea</i> Chinese Belladonna	Chinese Spikes Hotchens	81 pet
<i>Ipomoea tuberosa</i> 'Margaret'	Margaret's Twines	81 pet
<i>Polystichum setosum</i>	Asiatic Fern	81 pet
<i>Veronica sp.</i>	Speedwell	81 pet

Groundcovers

Figure 13.34

Botanical Name	Common Name	Size
<i>Fragaria vesca</i>	Strawberry	4-6 cm

Vices

Figure 10.10

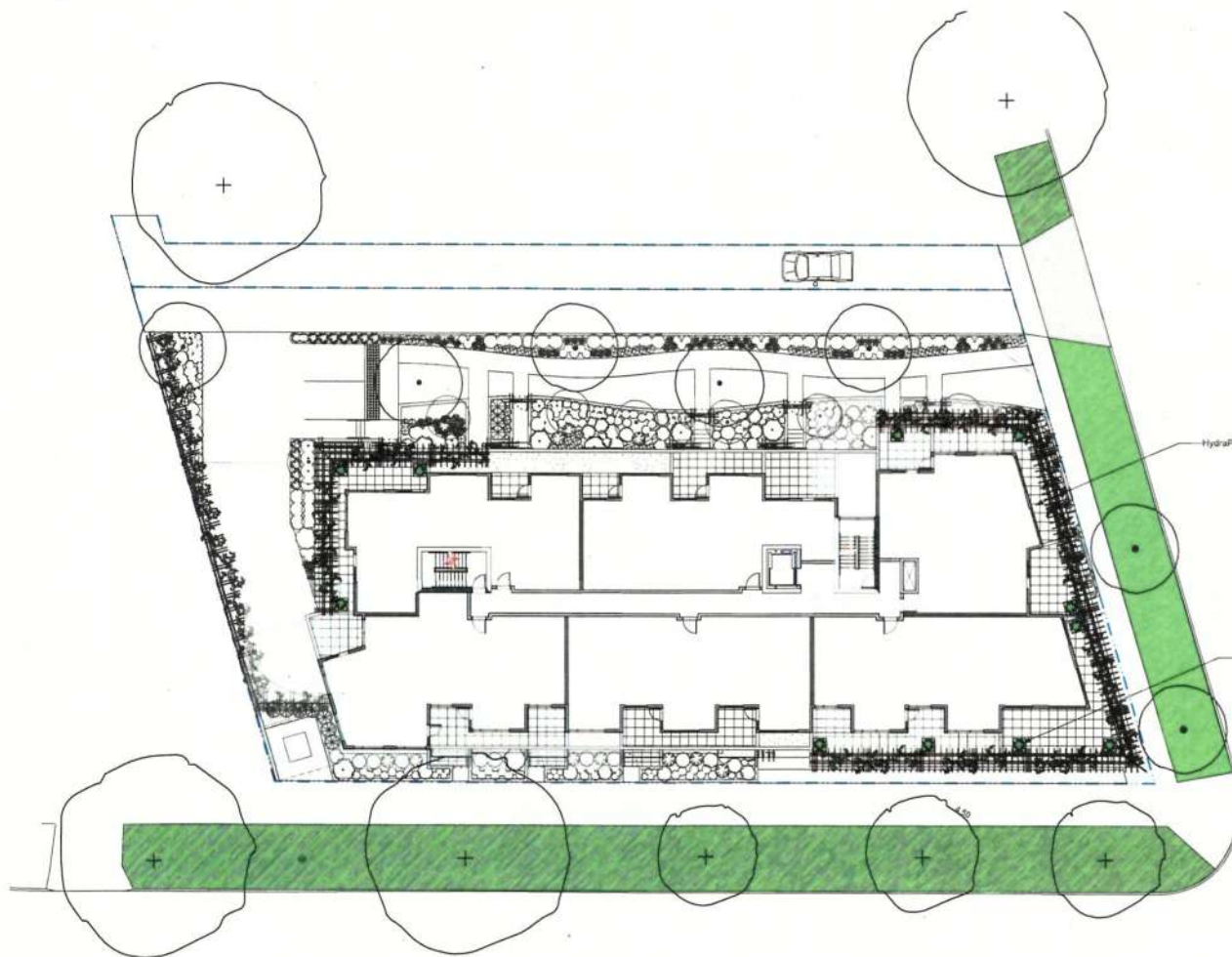
Roof Blasting

Index 119

Botanical Name	Common Name	Size
Clematis vitalba	Trombler's joy Clematis	8' tall shrub
Botanical Name	Common Name	Size
Clematis recta x hybrida	Hybrid Peaches 'n' Cream Grass	6' tall
Clematis viticella	Trombler's joy Clematis	25' per bush
Clematis montana	Hardy Clematis	20-25' tall
Helleborus viridis 'Aureo-Elegans'	Japanese Peonies	3' tall
Helleborus sanguinea 'Crimson Splend'	Crimson Double Hellebores	3' tall
Lonicera Edulis 'Margaret'	Margaret's honey	8' per bush

Walter

1. All work to be completed to current BCSLA Landscape Standards
2. All soft landscape to be irrigated with an automatic irrigation system



Precedent image of Free Standing Planters

HydraPressed concrete slabs, mid-tone to light grey

Freestanding planters (squares) - planted with vines, perennials, and grasses. Vines to be trained along trellis above

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NOV 24 2016 **NOV 18 2016**

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I	Nov 23-16	Drinking fountain relocated
H	Nov 18-16	Drinking fountain added
G	Oct 20-16	All grade Paving Pattern, Unit Entries & Paved Parking - Revised
F	Sept 16-16	Level 4 Plan Added
E	July 26-16	Issued for Rezoning/Development Permit
D	May 19-16	Planter addition
C	Apr 7-16	Re Submitted for DP
B	Oct 6-15	Re Submitted for DP
A	Jul 13-15	Re Submitted for DP

REVISIONS

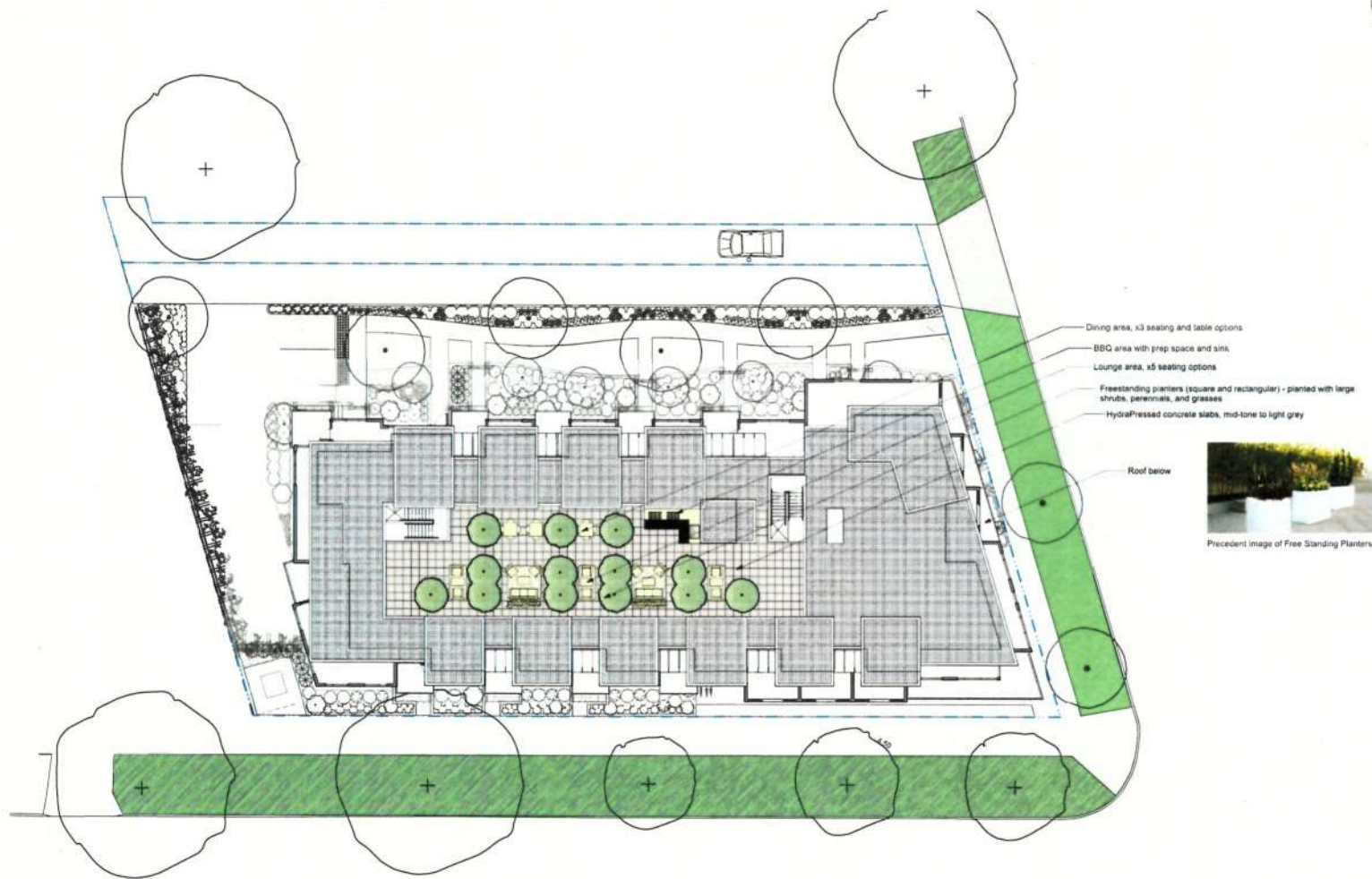


28-495 Duplin Rd. Victoria B.C. V8Z 1B8
Phone: (250) 588-0105 Fax: (250) 412-0696

PROJECT
220 Cook Street
Victoria, BC

TITLE
Landscape Plan
Level 4

SCALE	1:150	DRAWN	BW/RL
		CHECKED	
PROJECT NO.	1502		
DATE	Mar 22-16	L2 of 4	SHEET



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NOV 24 2016 **NOV 18 2016**



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I	Nov 22-16	Drinking fountain relocated
H	Nov 18-16	Drinking fountain added
G	Oct 20-16	All grade Paving Pattern, Unit Entries & Ramped Paving - Revised
F	Sept 10-16	Landscape Revised
E	July 20-16	Issued for Planning/Development Permit
D	May 19-16	Planter addition
C	Apr 7-16	Re Submitted for DP
B	Oct 6-15	Re Submitted for DP
A	Jul 13-15	Re Submitted for DP

REVISIONS



28-495 Dupont Rd. Victoria, B.C. V6Z 1B8
Phone: (250) 588-0105 Fax: (250) 412-0696

PROJECT

220 Cook Street
Victoria, BC

TITLE

Landscape Plan
Roof Terrace

SCALE

1:150

DRAWN BY

BW/RL

CHECKED

PROJECT No.

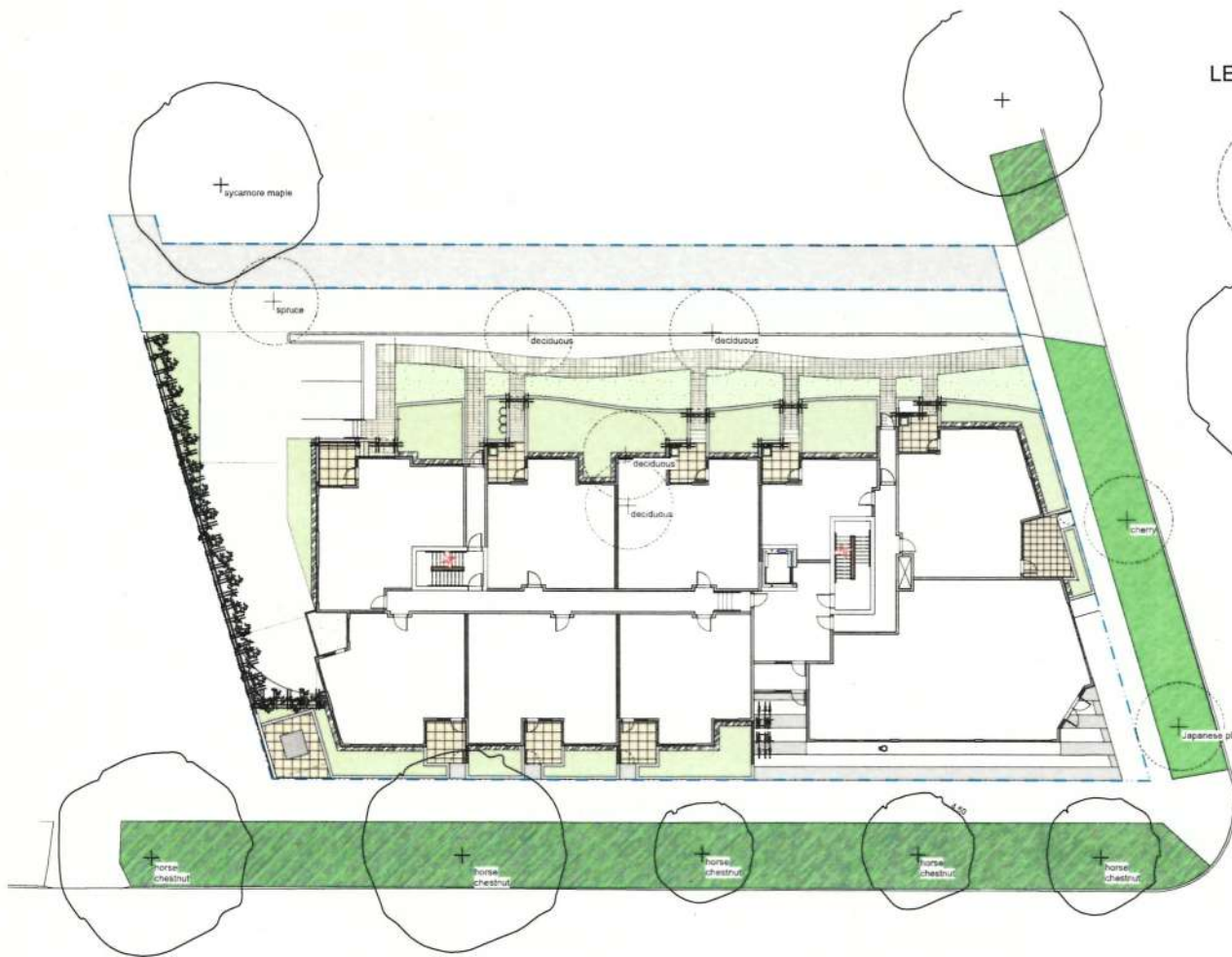
1502

DATE

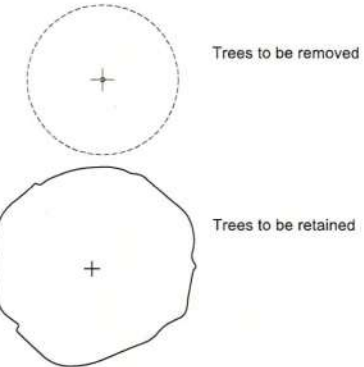
Mar 22-16

L3 of 4

SHEET



LEGEND



Trees to be removed

Trees to be retained

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NOV 24 2016 NOV 18 2016

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I	Nov 23-16	Drinking fountain relocated
H	Nov 16-16	Drinking fountain added
G	Oct 20-16	All grade Planning Pattern, Unit Entries & Paved Planting - Revised
F	Sept 16-16	Landscape Revised
E	July 29-16	Issued for Requiring/Development Permit
D	May 19-16	Planter addition
C	Apr 7-16	Re Submitted for DP
B	Oct 6-15	Re Submitted for DP
A	Jul 13-15	Re Submitted for DP

REVISIONS



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Phone (250) 588-0105 Fax (250) 412-0896

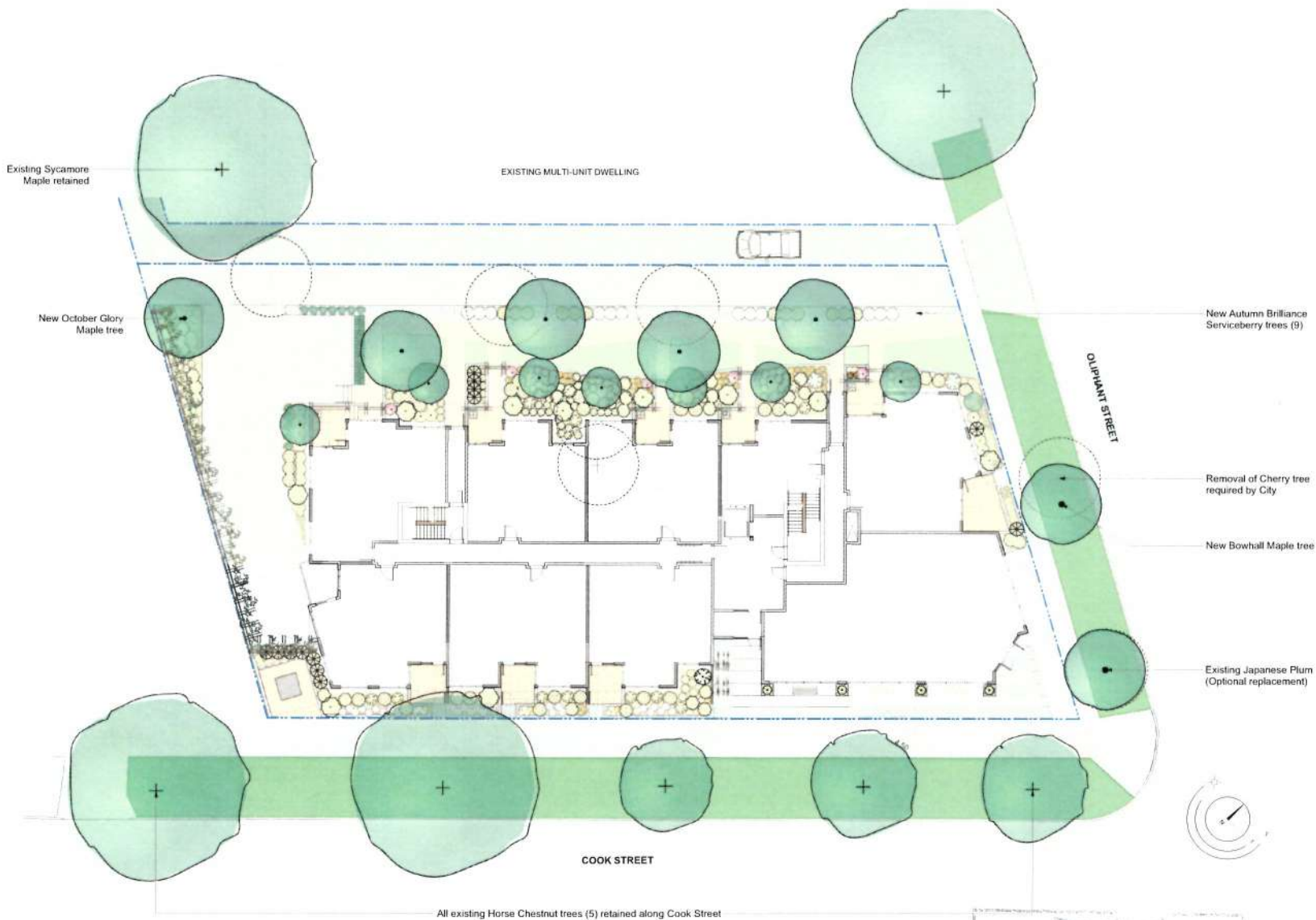
PROJECT
220 Cook Street
Victoria, BC

TITLE
Tree Preservation
Plan

SCALE 1:150 DRAWN BW/RL
CHECKED

PROJECT NO. 1502

DATE Mar 22-16 L4 of 4
SHEET



October Glory Maple



Autumn Brilliance Serviceberry



Bowhall Maple



28-495 Douglas Rd. Victoria B.C. V8Z 1B8
Phone: (250) 596-0105 Fax: (250) 412-0696

July 28-16
June 9-16

Received
City of Victoria
NOV 18 2016
Planning & Development Department
Development Services Division

COMMITTEE OF THE WHOLE REPORT
FROM THE MEETING HELD NOVEMBER 17, 2016

For the Council Meeting of November 24, 2016, the Committee recommends the following:

1. Greater Victoria Public Library Operating Agreement Addendum

That Council approve the Addendum to the Greater Victoria Public Library Operating Agreement extending the term past December 31, 2016 until the new Operating Agreement is approved, and the Mayor and City Clerk be authorized to execute the Addendum on behalf of the City.

2. Development Permit with Variances No. 00017 for 2009 Fernwood Road

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 Development Permit with Variance Application No. 00017 for 2009 Fernwood Road, in accordance with:

1. Plans date stamped October 25, 2016.
2. Development meeting all *Zoning Regulation Bylaw* requirements, except for the following Variance:
 - i. reduce the required number of parking spaces from eight to five.
3. A car share agreement between the owner and a local car share company to secure one car share membership for each residential dwelling unit and the collection of membership fees to the satisfaction of the Director of Sustainable Planning and Community Development.
4. Four Class 1 (secure and enclosed) and ten Class 2 (outside) bicycle parking spaces are provided onsite in accordance with the Plans date stamped October 25, 2016.
5. End-of-trip bicycle facilities, including showers, lockers and change-room facilities are provided in the building in accordance with the plans date stamped October 25, 2016.
6. The Development Permit lapsing two years from the date of this resolution."

3. Heritage Alteration Permit No. 00219 for 39 Bastion Square

That Council authorize the issuance of the Heritage Alteration Permit Application No. 00219 for 39 Bastion Square in accordance with:

1. Plans, date stamped September 27, 2016
2. Development meeting all *Zoning Regulation Bylaw* requirements.
3. Final plans to be generally in accordance with the plans identified above.
4. Heritage Alteration Permit lapsing two years from the date of this resolution.

5. Rezoning Application No. 000513 for 701 Belleville Street & Development Permit Application No. 000460 for 701 Belleville Street

Rezoning Application No. 000513 for 701 Belleville Street

1. That Council direct staff to prepare the necessary *Zoning Regulation Bylaw* Amendment including the provision of public amenities as outlined in the staff report, that would authorize the proposed development outlined in Rezoning Application No. 000513 for 701 Belleville Street and prepare a Housing Agreement Bylaw to secure 131 market rental seniors' residential housing units in perpetuity, and that the introductory readings of these Bylaws be considered by Council and a Public Hearing date be set.
2. That final adoption of the Bylaws be considered subject to:

- a. registration of a 2.2m Statutory Right-of-Way over the Belleville Street frontage on title of the lands
- b. registration of a 7.5m x 7.5m Statutory Right-of-Way at the corners of Douglas and Belleville and Douglas and Blanshard on title of the lands
3. Direct staff to allocate a portion of the new assessed revenue in order to make pedestrian improvements to the intersection of Belleville and Blanshard, including connections from the subject parcel to Cridge park and from Cridge park to the St Ann's Academy grounds.
4. This application be referred to staff for further discussion with the applicant on the matters of the Belleville and Douglas corner as a gateway to the Douglas Street corridor and the relation to the St Ann's site.
5. Allocate half of the amenity contribution to the affordable housing trust fund to be used in the James Bay neighbourhood with the second half to be split 50/50 between the downtown public realm and seismic upgrading

Development Permit Application No. 000460 for 701 Belleville Street

That Council consider the following motion after the Public Hearing for Rezoning Application No.00513, if it is approved:

"That Council authorize the issuance of Development Permit Application No. 000460 for 701 Belleville Street in accordance with:

1. Plans date stamped October 18, 2016.
2. Development meeting all *Zoning Regulation Bylaw* requirements.
3. The Development Permit lapsing two years from the date of this resolution."

6. 2016 External Audit Plan

That Council receive this report for information.

COMMITTEE OF THE WHOLE REPORT
FROM THE MEETING HELD NOVEMBER 24, 2016

For the Council Meeting of November 24, 2016, the Committee recommends the following:

1. Development Variance Permit No. 00179 for 1328 Vining Street (Fernwood)

That Council after giving notice and allowing an opportunity for public comment at a meeting of Council on December 8, 2016, consider the following motion:

"That Council authorize the issuance of Development Variance Permit Application No. 00179 for 1328 Vining Street, in accordance with:

1. Plans date stamped November 2, 2016.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variances:
 - i. Schedule J, Secondary Suite Regulations, Section 2 Exterior Changes:
increase the maximum enclosed floor area added within five years of installing a secondary suite from 20m² to 106.98m²;
3. The Development Permit lapsing two years from the date of this resolution.

2. Development Permit Application No. 000463 for 712 Bay Street (Burnside)

That Council authorize the issuance of Development Permit Application No. 000463 for 712 Bay Street, in accordance with:

1. Plans date stamped August 31, 2016.
2. Development meeting all Zoning Regulation Bylaw requirements.
3. The Development Permit lapsing two years from the date of this resolution.

3. Authorization for staff to submit application for Bike BC funding program

That Council authorize:

1. The Director of Engineering and Public Works to submit a grant application to the Province of British Columbia under the 2017 Bike BC funding program for the proposed Fort Street protected bike lane project.
2. The Mayor and the City Clerk to execute a grant agreement under the Bike BC funding program, if successful.

4. Presentation: Greater Victoria Public Library

That Council receive the report for information.

5. Presentation: Victoria Police Department

That Council receive the report for information.

6. Presentation: Island Health

That Council receive this report for information.

7. Secondary Suites – Part 1 Regulatory Changes

That Council direct staff to:

1. Prepare amendments to the Zoning Regulation Bylaw to:
 - a. Shift the current parking regulation for secondary suites from Schedule J: Secondary Suites into Schedule C: Off-Street Parking Regulations; and
 - b. Delete Schedule J: Secondary Suite Regulations.
2. Develop and implement programs and events to assist homeowners who may be interested in adding a new secondary suite - or legalizing an existing secondary suite - understand the benefits and possibilities associated with secondary suites, and the requirements that must be met to establish them;
3. Create a communications plan that includes updates to the Secondary Suite Design Guidelines, Secondary Suites Made Easier, and the website to reflect zoning changes and raise awareness for secondary suite programs and events, and promotional material for mail out and general distribution;
4. Undertake public engagement during local area planning to consider secondary suites in additional ground-oriented building forms and on permitting more than one secondary suite on residential properties with future zoning changes to follow.

8. Victoria Housing Reserve Fund Program Update

1. That Council direct staff to update the Victoria Housing Reserve Fund Guidelines appended to this report in Attachment 1, based on the following changes:
 - a. an update to the grant structure by changing funding allocation for projects in the City of Victoria to a tiered model of:
 - i. \$10,000 per one bedroom or smaller affordable rental unit, and \$5,000 per one bedroom or smaller affordable home ownership unit;
 - ii. \$20,000 per two bedroom affordable rental unit, and \$10,000 per two bedroom affordable home ownership unit;
 - iii. \$30,000 per three+ bedroom affordable rental unit, and \$15,000 per three bedroom affordable home ownership unit;
 - b. a further update to the grant allocation for projects outside the City of Victoria but within the CRD to \$5000 per unit of any size, or an amount equivalent to host municipality contribution, whichever is smaller, from municipalities that contribute to the Regional Housing Trust Fund, and consideration will be given to the proximity of the proposed development to the City of Victoria and projects that benefit the City of Victoria;
 - c. the inclusion of a new application package containing updated administrative documents for applicants, which are appended to this report in Attachments 2-4, as well as a process document for staff attached in Attachment 5;
 - d. the creation of a tracking mechanism to monitor statistics pertaining to projects funded through the Victoria Housing Reserve, and to report back on these statistics as a part of the Annual Housing Report;
 - e. the appending of the Final Report Template to the Victoria Housing Fund Grant Agreement, and amendment of the Grant Agreement to include language referencing the requirement of submitting the Final Report by the 'due-by' date.
2. That Council direct staff to:

- a. undertake focused consultation with affordable housing providers and the development community to receive feedback on the proposed changes to the Victoria Housing Reserve Fund guidelines; and
- b. report back to Council as part of the 2019 budget request with consideration for future annual contributions to the fund to meet family housing targets.

9. Council Member Motion – Reviewing City process for proclamations

That the following motion be postponed pending a report from staff on the precedence of proclamations in other jurisdictions and the City's current policy:

"That Council approve the following motion:

1. THAT staff be directed to create a standardized online form for proclamation requests, including the name of the sponsoring organization, the proposed date(s) of the proclamation, and the proposed text of the proclamation.
2. That staff report to Committee of the Whole with proclamation requests received in accordance with this prescribed form.
3. In order to be forwarded for Council's consideration, each proclamation request will require a resolution approved at Committee of the Whole.
4. That City Staff provide Council with a calendar each year with the proclamations made in the previous year.
5. That Council vote on each proclamation individually."



Council Report
For the Meeting of November 24, 2016

To: Council
From: Chris Coates, City Clerk
Subject: Cannabis-Related Business Regulation Bylaw, Amendment Bylaw (No. 1) 16-078
Date: November 14, 2016

RECOMMENDATION

That Council consider first, second, and third readings of Bylaw No. 16-078.

EXECUTIVE SUMMARY

Attached as Appendix A for Council's initial consideration is a copy of the proposed Bylaw No. 16-078.

This matter came before Council at the meeting of November 10, 2016 where Council passed the following resolution:

Proposed Amendment to Cannabis-Related Business Regulation Bylaw to Enable Third-Party ATMs

That Council give three readings to the proposed Cannabis-Related Business Regulation Bylaw, Amendment Bylaw No. 1 (16-078).

The proposed bylaw implements the direction Council approved. The previous staff report (Appendix B) provides additional background on this issue.

Respectfully submitted,

Handwritten signature of Christine Havelka in black ink.

Christine Havelka
Deputy City Clerk

Handwritten signature of Chris Coates in black ink.

Chris Coates
City Clerk

Handwritten signature of Jocelyn Jenkyns in black ink.

Jocelyn Jenkyns
Deputy City Manager

Report accepted and recommended by the City Manager:

Date: November 18, 2016

Appendix A - Cannabis-Related Business Regulation Bylaw, Amendment Bylaw (No. 1) No. 16-078
Appendix B – Staff Report from the COTW Meeting of November 3, 2016



Committee of the Whole Report

For the Meeting of November 3, 2016

To: Committee of the Whole **Date:** October 21, 2016
From: Chris Coates, City Clerk
Subject: Proposed Amendment to Cannabis-Related Business Regulation Bylaw to Enable Third-Party ATMs

RECOMMENDATION

That Council give three readings to the proposed Cannabis-Related Business Regulation Bylaw, Amendment Bylaw No. 1 (16-078), attached as Appendix A.

EXECUTIVE SUMMARY

On October 13, 2016, Council directed staff to create an amendment to the Business Licence Regulation Bylaw to enable one third-party ATM to operate in storefront cannabis retailers. The amendment in Appendix A proposes allowing one third-party ATM on premises, as the prohibition was an unintended consequence of licencing only one business per location. In addition, ATMs are important to cash-only businesses and third-party ATMs provide accountability and transparency.

PURPOSE

The purpose of this report is to provide Council with an amendment to the Cannabis-Related Business Regulation Bylaw that would allow third-party ATMs to operate on the premises of storefront cannabis retailers.

BACKGROUND

When the Cannabis-Related Business Regulation Bylaw was adopted on September 22, 2016, it included section 8 that stated "a storefront cannabis retailer must (c) not use the premises to carry on business other than the cannabis-related business and accessory uses". The intent of this was to prevent unrelated businesses such as coffee shops from operating alongside storefront retailers. An unintended consequence of that regulation was that no ATMs would be permitted on the premises, as all ATMs in the City are required under the Business Licence Bylaw to have a standalone business licence, which makes them an additional business.

ISSUES & ANALYSIS

ATMs on Premises

Given the recent introduction of storefront cannabis retailers, and the reluctance of financial institutions to offer point-of-sale terminals in the retailers, the majority are cash-only. This either

requires an ATM on premises, as many retailers have chosen to provide, or for customers to go to a nearby ATM to obtain cash. For those with mobility or health concerns, this can be an additional barrier.

Third-Party ATMs

As stated in the original Council Member Motion of October 6, 2016, enabling only third-party operators of ATMs provides transparency as to where money is coming from and going to. All third-party ATMs are inspected by Interac and third-party ATM operators are required to submit and comply with Anti Money Laundering policies and forms along with Financial Transactions and Reports Analysis Centre of Canada (FINTRAC) compliance. The District of Squamish allows ATMs in a Marijuana Dispensary and requires them to be third-party.

The operators of third-party ATMs is a separate business, and many third-party ATM operators are local small business owners.

Consultation

Prior to making amendments to a bylaw that governs businesses, Council is required under section 59 (2) and (3) of the *Community Charter* to give notice regarding business regulations and provide an opportunity for persons who consider they are affected by the bylaw to make representations to Council. Notice can be in the form, matter, at the times and as often as the Council considers reasonable.

Extensive consultation on the topic of cannabis business regulations has been done over the past two years. The last round of consultation included the issue of the prohibition of ATMs, and this amendment was directed as a result of continued outreach by the business community. This amendment can be viewed as having been consulted on already.

If Council wishes additional consultation on permitting third-party ATMs, it can give direction to staff to do so between third reading and adoption of the attached bylaw. Partial consultation could include information distribution through our website and social media and emails out to stakeholders. This would delay adoption of the amendment.

OPTIONS & IMPACTS

2015 – 2018 Strategic Plan

This amendment, and the parent bylaw, are aligned with the following elements of the 2015-2018 Strategic Plan:

- #5: Create Prosperity Through Economic Development
- #7: Facilitate Social Inclusion and Community Wellness

Impacts to Financial Plan

There will be no impacts to the Financial Plan, as the parent bylaw is already adopted and there is little additional revenue from additional ATM business licences anticipated as the majority of operating storefront cannabis retailers already have ATMs. The ATM would still be required to pay \$100/year for the separate business licence.

Official Community Plan Consistency Statement

The proposed bylaw amendment is consistent with various policies outlined in Section 15 of the Official Community Plan: Community Well-Being. This includes policy 15.24.2 – Reducing harm to individuals and communities from the sale and use of both legal and illegal substances.

CONCLUSIONS

An amendment to the Cannabis-Related Business Regulation Bylaw to allow third-party ATMs is a minor change that will have great impact to the retailers, their customers and the provider of the ATM services. It will have no impact on the health and safety mitigation efforts that were the intent of the original regulations.

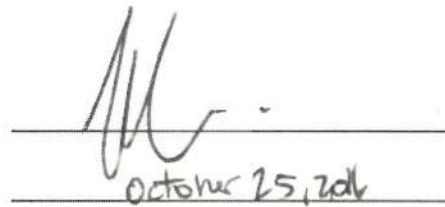
Respectfully submitted,



Emilie Gorman
Policy Analyst

Chris Coates
City Clerk

Report accepted and recommended by the City Manager:



Date:

October 25, 2016

List of Attachments

Appendix A: Cannabis-Related Business Regulation Bylaw, Amendment Bylaw NO. 1 (16-078)



Council Report

For the Meeting of November 24, 2016

To: Council **Date:** November 14, 2016

From: Chris Coates, City Clerk

Subject:

- Zoning Regulation Bylaw, Amendment Bylaw No. 16-090
- Housing Agreement (1041 Oliphant Avenue & 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw No. 16-091

RECOMMENDATION

That Council consider first and second readings for Bylaw No. 16-090.

That Council consider first, second and third readings for Bylaw No. 16-091.

EXECUTIVE SUMMARY

Attached as Appendix A for Council's initial consideration are copies of the proposed Bylaws No. 16-090 and No. 16-091.

This matter came before Council at the meeting of November 10, 2016 where Council passed the following resolution:

Update on Rezoning Application No. 00472 and Development Permit Application with Variance No. 00402 for 1041 Oliphant Avenue and 212 - 220 Cook Street – Fairfield

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00472 for 1041 Oliphant Avenue and 212-220 Cook Street, and that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and that staff set a Public Hearing date be set once the following conditions are met:

1. Design revisions to orient the ground floor exterior door towards Oliphant Avenue and to expand the metal siding above the commercial unit to the satisfaction of staff.
2. Preparation of the following documents, executed by the applicant to the satisfaction of City Staff:
 - a. Housing Agreement to secure the following:
 - i. rental of nine units for a minimum of 20 years at a rental rate of at least 10% below market rate, if not more;
 - ii. rental of eight units for a minimum of 10 years at market rental rate; and
 - iii. that future strata bylaws cannot prohibit strata owners from renting residential strata units.
 - b. Statutory Right-of-Way of 3m for the rear lane access off Oliphant Avenue to the satisfaction of City staff;

- c. Section 219 Covenant for the paving/widening of the rear lane, to the satisfaction of City staff.

Development Permit Application No. 000402 (updated to reflect revised plans):

That Council, after giving notice and allowing an opportunity for public comment at a meeting of Council and after the Public Hearing for Rezoning Application No. 00472, if it is approved, consider the following motion:

"That Council authorize the issuance of Development Permit Application with Variance No. 00402 for 1041 Oliphant Avenue and 212-220 Cook Street, in accordance with:

1. Plans date stamped October 21, 2016.
2. Development meeting all *Zoning Regulation Bylaw* requirements, except for the following variance:
 - a. Schedule C, 16.A. 12(c) - Required residential parking is reduced from 1.4 spaces per dwelling unit to 0.9 spaces per dwelling unit.
3. Final plans to be generally in accordance with the plans identified above to the satisfaction of City staff.
4. That Council authorize staff to execute an Encroachment Agreement for a fee of \$750, plus \$25 per m² of exposed shored face during construction in a form satisfactory to staff. This is to accommodate shoring for construction of the underground parking structure at the property line.
5. The Development Permit lapsing two years from the date of this resolution.
6. That council direct staff to engage the applicant on the provision of on-street cycling amenities within the roadway on the Cook Street frontage and report back to Council at Second Reading of the bylaw.

Accordingly, Bylaws No. 16-090 and No. 16-091 are brought forward for first readings.

Respectfully submitted,

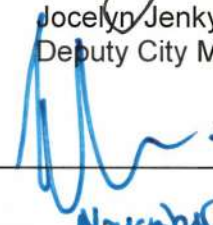

Christine Havelka
Deputy City Clerk


Chris Coates
City Clerk


Jocelyn Jenkyns
Deputy City Manager

Report accepted and recommended by the City Manager:

Date:


November 18, 2016

Appendix A

- Zoning Regulation Bylaw, Amendment Bylaw No. 16-090
- Housing Agreement (1041 Oliphant Avenue & 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw No. 16-091

NO. 16-090

A BYLAW OF THE CITY OF VICTORIA

The purposes of this Bylaw are to amend the Zoning Regulation Bylaw by creating the CR-CO Zone, Commercial Residential Cook and Oliphant District, and to rezone land known as 1041 Oliphant Avenue and 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street from the R3-A2 Zone, Low Profile Multiple Dwelling District to the CR-CO Zone, Commercial Residential Cook and Oliphant District.

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. 1077)”.
- 2 Bylaw No. 80-159, the Zoning Regulation Bylaw, is amended in the Table of Contents of Schedule “B” under the caption “PART 4 GENERAL COMMERCIAL ZONES” by adding the following words:

“4.81 CR-CO Commercial Residential Cook and Oliphant District”
- 3 The Zoning Regulation Bylaw is also amended by adding to Schedule “B” after Part 4.81 the provisions contained in Schedule 1 of this Bylaw.
4. The land known as 1041 Oliphant Avenue and 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street, legally described as:
 - (a) Lot 1, Fairfield Farm Estate, Victoria City, Plan 8570;
 - (b) Lot 2, Fairfield Farm Estate, Victoria City, Plan 8570;
 - (c) Lot 10, Block 1, Fairfield Farm Estate, Victoria City, Plan 917;
 - (d) Lot 11, Block 1, Fairfield Farm Estate, Victoria City, Plan 917, Except Part in Plan 8570.
 - (e) Lot 12, Block 1, Fairfield Farm Estate, Victoria City, Plan 917, Except Part in Plan 8570.

and shown hatched on the attached map, is removed from the R3-A2 Zone, Low Profile Multiple Dwelling District, and placed in the CR-CO Zone, Commercial Residential Cook and Oliphant District.

READ A FIRST TIME the	day of	2016
READ A SECOND TIME the	day of	2016
Public hearing held on the	day of	2016
READ A THIRD TIME the	day of	2016
ADOPTED on the	day of	2016

CITY CLERK

MAYOR

PART 4.81 – CR-CO ZONE, COMMERCIAL RESIDENTIAL COOK AND OLIPHANT DISTRICT

4.81.1 Definitions

In this Zone:

- a. “Artisan studio” means a building or portion thereof used for the practice of a trade or craft requiring artisan skills, but not offensively dirty or noisy in its operation, including but not limited to garment making, tailoring, goldsmithing, silversmithing and jewellery-making, shoe and leather repairing and pottery making
- b. “Arts studio” means a building, or portion thereof, used for the creation, display, instruction or sale of arts
- c. “Live-work” means a self-contained dwelling unit that is combined with commercial space, which is limited to the following commercial uses:
 - i. Artisan studio
 - ii. Arts studio
 - iii. High tech
 - iv. Office
 - v. Personal service

provided that at least one of the residents of such accommodation and no more than three additional non-residents work in the unit

- d. “Personal service” means the use of a building or portion thereof to provide professional grooming services to a person including but not limited to hairstylists, aestheticians and spa services
- e. “Rooftop structure” means elevator penthouses, elevator landings, stair access and landings, mechanical equipment, chimneys, ventilations systems, solar heating panels, green roof systems or similar structures that project above a roof

4.81.2 Permitted Uses in this Zone

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

- a. Multiple dwelling
- b. Financial service
- c. Office
- d. Arts studio
- e. Artisan studio
- f. Live-work
- g. Retail sales
- h. Personal service

PART 4.81 – CR-CO ZONE, COMMERCIAL RESIDENTIAL COOK AND OLIPHANT DISTRICT

- i. Restaurant
- j. High tech
- k. Day Care
- l. Kindergarten
- m. Home occupation subject to the regulations in Schedule “D”

4.81.3 Location and Siting of Permitted Uses

- a. Subject to 4.81.3.b, all self-contained dwelling units must be located on the western side of the building or on the second or higher storey
- b. A live-work unit must:
 - i. be located on the first storey of the building;
 - ii. be located on the north or east frontages of the building; and
 - iii. locate the commercial use within the front 4m of a building frontage and separated from the residential use by a partition wall at least 1.5m high
- c. Commercial units must be located on the first storey on the north or east building frontage

4.81.4 Lot Area

- a. Lot area (minimum) 2015m²

4.81.5 Floor Space Ratio

- a. Floor space ratio (maximum) 2.2:1

4.81.6 Height, Storeys

- a. Principal building height (maximum) excluding any rooftop structure 16.5m
- b. Storeys (maximum) excluding any rooftop structure 5

PART 4.81 – CR-CO ZONE, COMMERCIAL RESIDENTIAL COOK AND OLIPHANT DISTRICT

4.81.7 Setbacks, Projections

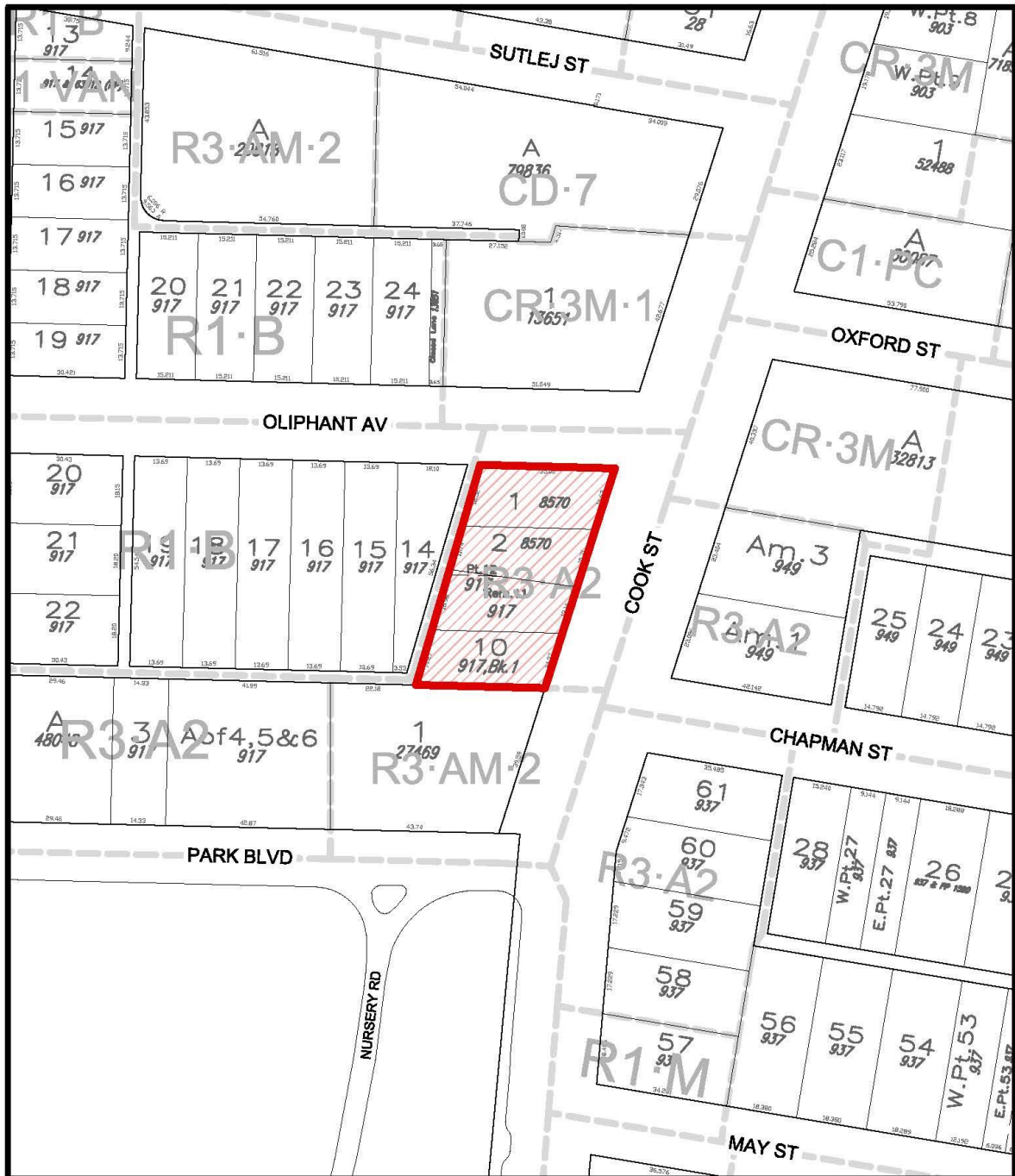
- | | |
|---|---|
| a. Cook Street <u>setback</u> (minimum) | 2.3m for portions of the <u>building</u> on the <u>first storey</u>
1.1m for portions of the <u>building</u> on the second and third <u>storeys</u>
3.5m for portions of the <u>building</u> on the fourth and fifth <u>storeys</u> |
| b. <u>Rear yard</u> (lane) <u>setback</u> (minimum) | 8.4m for portions of the <u>building</u> on the first, second and third <u>storeys</u>
11.2m for portions of the <u>building</u> on the fourth and fifth <u>storeys</u> |
| c. South <u>yard</u> <u>setback</u> (minimum) | 5m |
| d. Oliphant Avenue <u>setback</u> (minimum) | 1.8m for portions of the <u>building</u> on the <u>first storey</u>
0.8m for portions of the <u>building</u> above the <u>first storey</u> |
| e. Any <u>balcony</u> or deck that faces Cook Street may project into a setback (maximum) | 1m |

4.81.8 Site Coverage, Open Site Space

- | | |
|-------------------------------------|-----|
| a. <u>Site Coverage</u> (maximum) | 50% |
| b. <u>Open site space</u> (minimum) | 31% |

4.81.9 Vehicle and Bicycle Parking

- | | |
|--|--|
| a. Vehicle and bicycle parking (minimum) | Subject to the regulations in Schedule "C" |
|--|--|



1041 Oliphant Avenue and
212, 214 & 220 Cook Street

Rezoning #00472

Bylaw #16-090





Council Report

For the Meeting of November 24, 2016

To: Council **Date:** November 14, 2016

From: Chris Coates, City Clerk

Subject:

- Zoning Regulation Bylaw, Amendment Bylaw No. 16-090
- Housing Agreement (1041 Oliphant Avenue & 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw No. 16-091

RECOMMENDATION

That Council consider first and second readings for Bylaw No. 16-090.

That Council consider first, second and third readings for Bylaw No. 16-091.

EXECUTIVE SUMMARY

Attached as Appendix A for Council's initial consideration are copies of the proposed Bylaws No. 16-090 and No. 16-091.

This matter came before Council at the meeting of November 10, 2016 where Council passed the following resolution:

Update on Rezoning Application No. 00472 and Development Permit Application with Variance No. 00402 for 1041 Oliphant Avenue and 212 - 220 Cook Street – Fairfield

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00472 for 1041 Oliphant Avenue and 212-220 Cook Street, and that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and that staff set a Public Hearing date be set once the following conditions are met:

1. Design revisions to orient the ground floor exterior door towards Oliphant Avenue and to expand the metal siding above the commercial unit to the satisfaction of staff.
2. Preparation of the following documents, executed by the applicant to the satisfaction of City Staff:
 - a. Housing Agreement to secure the following:
 - i. rental of nine units for a minimum of 20 years at a rental rate of at least 10% below market rate, if not more;
 - ii. rental of eight units for a minimum of 10 years at market rental rate; and
 - iii. that future strata bylaws cannot prohibit strata owners from renting residential strata units.
 - b. Statutory Right-of-Way of 3m for the rear lane access off Oliphant Avenue to the satisfaction of City staff;

- c. Section 219 Covenant for the paving/widening of the rear lane, to the satisfaction of City staff.

Development Permit Application No. 000402 (updated to reflect revised plans):

That Council, after giving notice and allowing an opportunity for public comment at a meeting of Council and after the Public Hearing for Rezoning Application No. 00472, if it is approved, consider the following motion:

"That Council authorize the issuance of Development Permit Application with Variance No. 00402 for 1041 Oliphant Avenue and 212-220 Cook Street, in accordance with:

1. Plans date stamped October 21, 2016.
2. Development meeting all *Zoning Regulation Bylaw* requirements, except for the following variance:
 - a. Schedule C, 16.A. 12(c) - Required residential parking is reduced from 1.4 spaces per dwelling unit to 0.9 spaces per dwelling unit.
3. Final plans to be generally in accordance with the plans identified above to the satisfaction of City staff.
4. That Council authorize staff to execute an Encroachment Agreement for a fee of \$750, plus \$25 per m² of exposed shored face during construction in a form satisfactory to staff. This is to accommodate shoring for construction of the underground parking structure at the property line.
5. The Development Permit lapsing two years from the date of this resolution.
6. That council direct staff to engage the applicant on the provision of on-street cycling amenities within the roadway on the Cook Street frontage and report back to Council at Second Reading of the bylaw.

Accordingly, Bylaws No. 16-090 and No. 16-091 are brought forward for first readings.

Respectfully submitted,

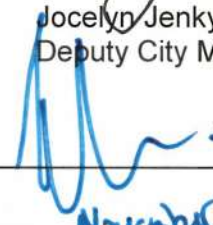

Christine Havelka
Deputy City Clerk


Chris Coates
City Clerk


Jocelyn Jenkyns
Deputy City Manager

Report accepted and recommended by the City Manager:

Date:


November 18, 2016

Appendix A

- Zoning Regulation Bylaw, Amendment Bylaw No. 16-090
- Housing Agreement (1041 Oliphant Avenue & 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street) Bylaw No. 16-091

NO. 16-091

HOUSING AGREEMENT (1041 OLIPHANT AVENUE, 212 COOK STREET, 214 COOK STREET, 216 COOK STREET AND 220 COOK STREET) BYLAW
A BYLAW OF THE CITY OF VICTORIA

The purpose of this Bylaw is to authorize an agreement for rental housing for the lands known as 1041 Oliphant Avenue, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street, Victoria, BC.

Under its statutory powers, including section 483 of the *Local Government Act*, the Council of The Corporation of the City of Victoria in an open meeting enacts the following provisions:

Title

- 1 **This Bylaw may be cited as the "HOUSING AGREEMENT (1041 OLIPHANT AVENUE, 212 COOK STREET, 214 COOK STREET, 216 COOK STREET AND 220 COOK STREET) BYLAW (2016)".**

Agreement authorized

- 2 The Mayor and the City Clerk are authorized to execute the Housing Agreement
 - (a) substantially in the form attached to this Bylaw as Schedule A;
 - (b) between the City and Vancouver Island Investment Corp. or other registered owners from time to time of the lands described in subsection (c); and
 - (c) that applies to the lands known as 1014 Oliphant Street, 212 Cook Street, 214 Cook Street, 216 Cook Street and 220 Cook Street, Victoria, BC, legally described as:
 - PID 002-602-709
Lot 1, Fairfield Farm Estate, Victoria City, Plan 8570
 - PID 003-743-250
Lot 2, Fairfield Farm Estate, Victoria City, Plan 8570
 - PID 008-186-928
Lot 10, Block 1, Fairfield Farm Estate, Victoria City, Plan 917
 - PID 008-186-979
Lot 11, Block 1, Fairfield Farm Estate, Victoria City, Plan 917, Except Part in Plan 8570
 - PID 008-186-995
Lot 12, Block 1, Fairfield Farm Estate, Victoria City, Plan 917, Except Part in Plan 8570

READ A FIRST TIME the	day of	2016
READ A SECOND TIME the	day of	2016
READ A THIRD TIME the	day of	2016
ADOPTED on the	day of	2016

CITY CLERK

MAYOR

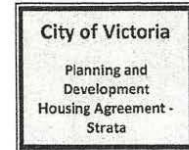
Nov 18

5

TERMS OF INSTRUMENT- PART 2

HOUSING AGREEMENT
(Pursuant to Section 483 of the *Local Government Act*)

THIS AGREEMENT dated for reference is November 18, 2016



BETWEEN:

VANCOUVER ISLAND INVESTMENT CORP. (INC. NO. BC0895712)
 12 – 747 Princess Avenue,
 Victoria, BC
 V8T 1K5
 (the "Owner")

AND:

THE CORPORATION OF THE CITY OF VICTORIA
 #1 Centennial Square
 Victoria, B.C.
 V8W 1P6
 (the "City")

AND:

COASTAL COMMUNITY CREDIT UNION (INC. NO. FI 114)
 725A Goldstream Avenue
 Victoria, B.C.
 V9B 2X3
 (the "Existing Chargeholder")

WHEREAS

- A. Under section 483 of the *Local Government Act* the City may, by bylaw, enter into a Housing Agreement with an owner regarding the occupancy of the housing units identified in the agreement, including but not limited to terms and conditions referred to in section 483(2) of the *Local Government Act*;
- B. The Owner is the registered owner in fee simple of lands described in Item 2 of the attached General Instrument – Part 1 (the "Lands").
- C. The Owner has made application to the City to rezone the Lands as set out in City of Victoria Zoning Regulation Bylaw, Amendment Bylaw (No. 1077) – No. 16-090, as the Owner is desirous of developing a mixed use residential building with the first floor containing retail or commercial use.

- D. The Dwelling Units are intended to be stratified and therefore will be subject to the *Strata Property Act* (British Columbia) and the bylaws of the Strata Corporation, but the intent of this Housing Agreement is to ensure the perpetual availability of rental units (in addition to owner-occupied units);
- E. The City and the Owner wish to enter into this Agreement, as a Housing Agreement pursuant to section 483 of the *Local Government Act*, to establish the terms and conditions regarding the occupancy of the residential units identified in this Housing Agreement.

NOW THIS AGREEMENT WITNESSES that pursuant to section 483 of the *Local Government Act*, and in consideration of the premises and covenants contained in this Agreement, the parties agree each with the other as follows:

1.0 Definitions

1.1 In this Agreement:

"**CPI**" means the All-items Consumer Price Index for Victoria, B.C. published from time to time by Statistics Canada, or its successor in function;

"**Development**" means the proposed mixed use building on the Lands, which is to include at least forty-nine (49) residential Dwelling Units;

"**Dwelling Unit**" means a self-contained residential dwelling unit within the building that *is/will be* located on the Lands, and includes any dwelling unit that is developed on the Lands in future, whether as part of the Development or otherwise, and "Dwelling Units" means collectively all of such residential dwelling units located on the Lands;

"**BMR Unit**" means a Dwelling Unit that is rented out at ten percent (10%) below Market Rent (as hereinafter defined) in accordance with Article 3.0 of this Agreement;

"**Immediate family**" includes a person's husband, wife, child, mother, father, brother, sister, mother-in-law, father-in-law, grandparent, brother-in-law, sister-in-law, niece and nephew;

"**Market Rent**" means the rent (as determined by a professional appraiser acceptable to the City in the City's sole and absolute discretion) that a willing tenant would pay to a willing landlord to rent the Dwelling Unit in question pursuant to a Tenancy Agreement, on the open market in Victoria, British Columbia, having regard to any utility or other services or amenities available to the tenant or provided by the Owner as landlord;

"**MR Unit**" means a Dwelling Unit that is rented out at Market Rent in accordance with Article 4.0 of this Agreement;

"**Non-owner**" means a person who occupies a Dwelling Unit for residential purposes, other than the Owner of that Dwelling Unit, and other than a member of the Owner's Immediate family;

"Owner" includes a person who acquires an interest in the Lands or any part of the Lands and is thereby bound by this Agreement, as referred to in section 6.1;

"Tenancy Agreement" has the same meaning as under the *Residential Tenancy Act*;

"Strata Corporation" means, for the portions of the Lands or any building on the Lands that is subdivided under the *Strata Property Act*, a strata corporation as defined in that Act, which includes the Owner while in control of the strata corporation and subsequently the individual strata lot owners collectively acting as the strata corporation.

1.2 In this Agreement:

- (a) reference to any enactment includes any regulations, orders or directives made under the authority of that enactment; and
- (b) reference to any enactment is a reference to that enactment as consolidated, revised, amended, re-enacted or replaced, unless otherwise expressly provided.

2.0 No Restrictions on Rentals

- 2.1 The Owner covenants and agrees that the Owner shall not take any steps, or enter into any agreements, or impose any rules or regulations whatsoever, the effect of which would be to prevent or restrict the Owner of a Dwelling Unit from renting that Dwelling Unit for residential purposes to a Non-owner.
- 2.2 Without limiting the generality of section 2.1, the Owner covenants and agrees that it will not make application to deposit a strata plan for or in respect of the Lands or a building on the Lands unless the strata bylaws in no way restrict rental of the Dwelling Units to Non-owners.
- 2.3 For certainty, if the Lands or the Development on the Lands are subdivided under the *Strata Property Act*, the Dwelling Units within the Development may be occupied by the Owners of the strata lots.

3.0 BMR Units

- 3.1 The Owner covenants and agrees that, for a period of twenty (20) years from the effective date of this agreement, a total of nine (9) Dwelling Units shall be designated as BMR Units and shall only be occupied and used as BMR Units.
- 3.2 Each of the BMR Units shall only be occupied by a Non-owner or Non-owners under the terms of a Tenancy Agreement.
- 3.3 Monthly rent for each BMR Unit shall not exceed ninety percent (90%) of the Market Rent for a particular BMR Unit.

4.0 MR Units

- 4.1 The Owner covenants and agrees that, for a period of ten (10) years from the effective date of this agreement, a total of eight (8) Dwelling units shall be designated as MR Units

and shall only be occupied and used as MR Units.

- 4.2 Each of the MR Units shall only be occupied by a Non-owner or Non-owners under the terms of a Tenancy Agreement.
- 4.3 Monthly rent for each MR Unit shall not exceed Market Rent for a particular MR Unit.

5.0 Reporting

- 5.1 The Owner covenants and agrees to provide to the City, upon written request from the City's Director of Sustainability Planning and Community Development (the "Director"), a report in writing confirming:
 - (a) the number, type and location by suite or strata lot number, of Dwelling Units that are being rented to Non-owners;
 - (b) that nine (9) BMR Units are being rented in accordance with Article 3.0;
 - (c) that eight (8) MR Units are being rented in accordance with Article 4.0; and
 - (d) any changes or proposed changes to the Strata Corporation's bylaws that may affect the terms of this Agreement;

along with such other information as may be requested by the Director from time to time.

- 5.2 The Owner covenants and agrees:
 - (a) to exercise its voting rights in the Strata Corporation against the passage of any bylaws that would restrict the availability for rental of any Dwelling Unit unless this Agreement is amended; and
 - (b) to notify the City of any proposed amendments to its strata bylaws.
- 5.3 The Owner hereby authorizes the City to make such inquiries as it considers necessary in order to confirm that the Owner is complying with this Agreement.
- 5.4 The Owner acknowledges that it is within the City's sole discretion to consent or not to consent to modifications to this Agreement and that such consent may be withheld for any reason.

6.0 Notice to be Registered in Land Title Office

- 6.1 Notice of this Agreement ("Notice") will be registered in the Land Title Office by the City at the cost of the Owner in accordance with section 483(5) of the *Local Government Act*, and this Agreement is binding on the parties to this Agreement as well as all persons who acquire an interest in the Lands after registration of the Notice.

7.0 Liability

- 7.1 The Owner agrees to indemnify and saves harmless the City and each of its elected and appointed officials, employees and agents and their respective administrators, successors and permitted assigns, of and from all claims, demands, actions, damages,

costs and liabilities, which all or any of them shall or may be liable for or suffer or incur or be put to by reason of or arising out of failure of the Owner to comply with the terms and conditions of this Agreement.

- 7.2 The Owner hereby releases and forever discharges the City and each of its elected and appointed officials, employees and agents and their respective administrators, successors and permitted assigns, of and from any and all claims, demands, actions, damages, economic loss, costs and liabilities which the Owner now has or hereafter may have with respect to or by reason of or arising out of the fact that the Lands are encumbered by and affected by this Agreement.

8.0 General Provisions

8.1 Notice

If sent as follows, notice under this Agreement is considered to be received

- (a) seventy-two (72) hours after the time of its mailing (by registered mail) or faxing, and
- (b) on the date of delivery if hand-delivered,

to the City:

City of Victoria
 #1 Centennial Square
 Victoria, BC V8W 1P6
 Attention: Director of Sustainability Planning and
 Community Development
 Fax: 250-361-0386

to the Owner:

12 – 747 Princess Avenue, Victoria, BC V8T 1K5

or upon registration of a strata plan for the Lands, to the Strata Corporation, and to the Owner of any Dwelling Unit that is subject to the restrictions under section 2.1.

If a party identifies alternate contact information in writing to another party, notice is to be given to that alternate address.

If normal mail service or facsimile service is interrupted by strike, work slow-down, force majeure, or other cause,

- (a) notice sent by the impaired service is considered to be received on the date of delivery, and
- (b) the sending party must use its best efforts to ensure prompt receipt of a notice by using other uninterrupted services, or by hand-delivering the notice.

8.2 Time

Time is to be the essence of this Agreement.

8.3 Binding Effect

This Agreement will enure to the benefit of and be binding upon the parties hereto and their respective heirs, administrators, executors, successors, and permitted assignees.

8.4 Waiver

The waiver by a party of any failure on the part of the other party to perform in accordance with any of the terms or conditions of this Agreement is not to be construed as a waiver of any future or continuing failure, whether similar or dissimilar.

8.5 Headings

The headings in this Agreement are inserted for convenience and reference only and in no way define, limit or enlarge the scope or meaning of this Agreement or any provision of it.

8.6 Language

Wherever the singular, masculine and neuter are used throughout this Agreement, the same is to be construed as meaning the plural or the feminine or the body corporate or politic as the context so requires.

8.7 Equitable Remedies

The Owner acknowledges and agrees that damages would be an inadequate remedy for the City for breach of this Agreement and that the public interest strongly favours specific performance, injunctive relief (mandatory or otherwise), or other equitable relief, as the only adequate remedy for a default under this Agreement.

8.8 Cumulative Remedies

No remedy under this Agreement is to be deemed exclusive but will, where possible, be cumulative with all other remedies at law or in equity.

8.9 Entire Agreement

This Agreement when executed will set forth the entire agreement and understanding of the parties as at the date it is made.

8.10 Further Assurances

Each of the parties will do, execute, and deliver, or cause to be done, executed, and delivered all such further acts, documents and things as may be reasonably required from time to time to give effect to this Agreement.

8.11 Amendment

This Agreement may be amended from time to time, by consent of the Owner and a bylaw duly passed by the Council of the City and thereafter if it is signed by the City and the Owner.

8.12 Law Applicable

8.13 This Agreement is to be construed in accordance with and governed by the laws applicable in the Province of British Columbia.

8.14 No Derogation from Statutory Authority

Nothing in this Agreement shall:

- (a) limit, impair, fetter or derogate from the statutory powers of the City all of which powers may be exercised by the City from time to time and at any time to the fullest extent that the City is enabled and no permissive bylaw enacted by the City, or permit, licence or approval, granted, made or issued thereunder, or pursuant to statute, by the City shall estop, limit or impair the City from relying upon and enforcing this Agreement; or
- (b) relieve the Owner from complying with any enactment, including the City's bylaws, or any obligation of the Owner under any other agreement with the City.

8.15 Joint and Several

The Owner, if more than one, are jointly and severally obligated to perform and observe each and every of the covenants, warranties and agreements herein contained by the Owner to be observed and performed.

8.16 Counterpart

This Agreement may be executed in counterparts and delivered by facsimile or emailed PDF file, each of which will have the same effect as if all parties had signed the same document. Each counterpart shall be deemed to be an original. All counterparts shall be construed together and shall constitute one and the same Agreement.

8.17 Effective Date

This Agreement is effective as of the date of the signature of the last party to sign.

8.18 Consent and Priority Agreement

In this Consent and Priority Agreement:

- (a) "Existing Charges" means CA5481736 and CA5481737 in favour of the Existing Chargeholder;

(b) "New Charge" means the Section 219 Covenant being registered, or to be registered, in the Victoria Land Title Office on title to and charging the Lands in favour of the City and described in Item 3 of the attached General Instrument - Part 1;

(c) words capitalized in this Consent and Priority Agreement, not otherwise defined herein, have the meaning ascribed to them in the attached Terms of Instrument - Part 2.

8.19 For \$1.00 and other good and valuable consideration, paid to the Existing Chargeholder, the receipt and sufficiency of which is hereby acknowledged, the Existing Chargeholder agrees with the Owner, its successors and assigns, that the Existing Chargeholder:

(a) consents to the Owner granting the New Charge in favour of the City; and

(b) agrees with the City that the New Charge charges the Lands in priority to the Existing Charges in the same manner and to the same effect as if the Owner had granted the New Charge, and it had been registered against title to the Lands, prior to the grant or registration of the Existing Charges or the advance of any money under the Existing Charges.

The Owner, Existing Chargeholder and City acknowledge that this Agreement has been duly executed and delivered by the parties executing Forms C and D attached hereto.

IN WITNESS WHEREOF the parties have hereunto set their hands as of the dates inscribed at a place within British Columbia:

Vancouver Island Investment Corp.)

by its authorized signatories:)

On the 18 day of November 2016)



Print Name: Leonard Cole President)

Print Name:)

Coastal Community Credit Union)

by its authorized signatories:)

On the ___ day of _____, 2016)

Print Name:)

Print Name:)

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THE CORPORATION OF THE CITY OF)
VICTORIA by its authorized signatories:)
On the __ day of _____, 20__)

_____)
Mayor Lisa Helps)

_____)
City Clerk)

Schedule A**Fees**1. Connection fee for any water service, other than a fire line:

<u>Size of Connection or Meter</u>	<u>Connection Charge</u>
18 mm	\$ 6,300.00
25 mm	6,500.00
40 mm	at cost
50 mm	at cost
75 mm	at cost
100 mm	at cost
150 mm	at cost
200 mm and greater	at cost
For duplexes only, 2-18mm (in the same trench)	at cost
For duplexes only, 2-25 mm (in the same trench)	at cost
Cap water service, 12mm to 25 mm	at cost
Cap water service, 40mm and greater	at cost

Special fees:

- (a) To upgrade a meter, outlet pipe, and accessories under s. 8(4) of the Waterworks Bylaw: \$500.00
- (b) Service pipe installations on Arterial Roads or within the Downtown Area: an additional at cost per trench.
- (c) Service Pipe that is requested to be installed outside normal working hours, where approved by the Director: at cost.
- (d) Temporary water connection: \$400.00.
- (e) Fire hydrant connection fee: \$100.00 per fire hydrant per day.
- (f) New fire hydrants that are installed at the request of an applicant: at cost.

2. Connection fee for a fire line:

<u>Size of Connection or Meter</u>	<u>Connection Charge</u>
100 mm	at cost
150 mm	at cost
200 mm and greater	at cost

3. Consumption charge

Consumption charge for each unit of water used: \$3.81.

4. Service charge(a) 4-month service charge:

<u>Size of Connection</u>	<u>Service Charge</u>
12 mm	\$34.57
18 mm	\$39.23
25 mm	\$57.50
40 mm	\$71.88
50 mm	\$114.60
75 mm	\$215.52
100 mm	\$344.43
150 mm	\$644.18
200 mm	\$1,431.05

5. Fire Hydrant charge

(a) Esquimalt: \$4.00 monthly for each hydrant

(b) Non-municipal purposes: \$4.00 monthly for each hydrant.

6. Administrative Charges

Where work is performed "at cost" an administrative charge of 18% must be calculated and added to the "at cost" total.

7. Water Meter Activation/Deactivation Fee

To have an authorized person attend at a water meter pursuant to section 7A(5): \$40.

27A. CRD Sewer Consumption Charge

- (1) Pursuant to the powers of the City under the Additional Powers Regulation, B.C. Reg. 236/2002, a rate of \$2.72 for the months of June through September and a rate of \$3.88 for all other months multiplied by the number of units of water used at the owner's premises must be paid by each owner in respect of a portion of the annual operating costs and debt costs of the Capital Regional District Liquid Waste Management Core Area and Western Communities Service that are payable by the City.

SCHEDULE "A"**FEES AND CHARGES****1. Sanitary Sewer Use Charge**

1 The sanitary sewer use charge for each unit of water used for the months of June through September is \$1.52 and for all other months is \$2.17.

2. Sanitary Sewer Service and Stormwater Service Connection Fees

1 – 100 mm	\$8800
2 – 100 mm (in same trench)	\$11800
1 – 150 mm	at cost
2 – 150 mm (in same trench)	at cost
1 – 200 mm	at cost
1 – 150 / 1 - 200 mm (in same trench)	at cost
1 – 150 / 1 – 100 mm (in same trench)	at cost
1 – 250 mm	at cost
2 – 200 mm	at cost

3. Hub Connection Fees

\$1000 / hub connection

4. Dye Tests

\$200 for one visit to a single location or site, to a maximum of one hour

5. Sewer Service Connection Test for Reuse or Abandonment

4 service connections or fewer	\$250/visit/site
Each additional service connection	\$100/visit/site

6. Sewer Service Connection Rehabilitation

1 – 100 mm	\$ 3500
1 – 150 mm	\$ 4000

7. Sealing a Discontinued Sewer Service Connection

\$1000 per service

8. Special Fees and Considerations

All connection fees are for an application for a service connection to a single property unless otherwise stated. Service connection configurations not covered in this Schedule are subject to the Director's approval, and will be charged for "at cost".

Service connection fees under section 3 of this Schedule A include rock removal up to a depth of 1.0 m. All additional rock removal costs shall be paid by the applicant at cost.

At cost service connections must pay for all rock removal on an at cost basis. The estimated cost of rock removal shall be determined at the time rock is encountered. These costs must be paid by the applicant prior to the City continuing the installation.

All service connections larger than 100 mm, and all connections installed on Arterial Roads or within the Downtown Core: at cost

All service connections that are requested to be installed outside normal working hours, where approved by the Director will be billed for at cost.

If the applicant is performing their own restoration on their property frontage in the area of a new service installation, at their cost, the Director will allow a rebate of \$200 per service trench.

9. Contaminated Soil

Where the removal of contaminated soil is required it shall be done at cost.

10. Archaeological Site

Costs associated with working in vicinity of an archaeological site shall be done at cost.

11. Administrative Charges

Where work is performed at cost an administrative charge of 18% must be calculated and added to the "at cost" total.

12. Stormwater User Fees

The stormwater user fee payable by an owner shall be determined by applying and totalling the four factors in the Stormwater User Fee Calculation Table below.

Stormwater User Fee Calculation Table**STORMWATER USER FEE CALCULATION TABLE****1.A IMPERVIOUS SURFACES FACTOR**

	Fee (per sq meter)
	\$0.6042

2.A STREET/SIDEWALK CLEANING FACTOR

	Fee (per meter)
Local	\$1.67
Collector	\$3.76
Arterial	\$4.09
Downtown	\$40.25

2.B INTENSITY CODE FACTOR

	Fee (per property)
Low Density Residential	\$0.00
Multi Family Residential	\$85.29
Civic/Institutional	\$87.58
Commercial/Industrial	\$143.36

2.C CODES OF PRACTICE FACTOR

	Fee (per property)
Required to register under Stormwater Code of Practice Schedule E	\$158.55

11. Rainwater Management Credit Program

(a) Educational Programs

Except for a property that is used as a school, in order to qualify for a rainwater management credit an educational program for a Civic/Institutional or Commercial/Industrial property must relate to, describe and inform either the owner's employees or members of the public about a stormwater management facility that has been approved under the Rainwater Management Credit Program, that is located on the property, and that is functional and in good working condition. A qualifying educational program may include or consist of signs, brochures, or other graphic or printed information that is located in a prominent location on the property.

For a property that is used as a school, in order to qualify for a rainwater management credit an educational program must be included in the regular curriculum and form part of the regular teaching program for the school.

(b) Calculation of Credits

Where the owner of premises applies for participation in the rainwater management credit program, and the application is approved by the Director, a percentage credit for each approved credit type will be applied to the stormwater user fee in the amount(s) set out in the following tables.

Rainwater Management Credit Table – Low Density Residential Properties

Rainwater Best Management Practice (BMP)	Minimum Size	Min. Roof Area (m ²) directed to BMP	Ongoing Credit
Cistern	1200L	25	10%
Infiltration Chamber		25	10%
Rain Garden		25	10%
Bioswale		25	10%
Permeable paving - no infiltration trench/piping	10 m ²		10%
Permeable paving - infiltration trench/piping		25	10%

Rainwater Management Credit Table – Multi-Family Residential, Civic/Institutional and Commercial/Industrial Properties

	Minimum Impervious Area Treated (%)	Credit (%)
Infiltration Chamber / Rain Garden / Bioswale/ Permeable Pavement / Cisterns Plumbed for Indoors / Intensive Green Roofs	10	4
	15	7
	20	9
	25	11
	30	13
	35	16
	40	18
	45	20
	50	22
	55	24
	60	27
	65	29
	70	31
	75	33
	80	36
	85	38
	90	40
	Minimum Impervious Area Treated (%)	Credit (%)
Cisterns- Hand Use	10	2
	15	3
	20	4
	25	6
	30	7
	35	8
	40	9
	45	10
	50	11
	55	12
	60	13
	65	14
	70	16
	75	17
	80	18
	85	19
	90	20

	Minimum Impervious Area Treated (%)	Credit (%)
Cisterns - Irrigation System/ Extensive Green Roof	10	3
	15	5
	20	7
	25	8
	30	10
	35	12
	40	13
	45	15
	50	17
	55	18
	60	20
	65	22
	70	23
	75	25
	80	27
	85	28
	90	30

(c) **BMP (Design and Construction Requirements) Table**

The following table sets out additional requirements for the design and construction of stormwater retention and water quality facilities.

BMP	DIY Build	Tier A Contractor Build	Tier B, C & D Contractor Build
Rain Barrel	1	1	N/A
Cisterns - at grade	1	1	2
Cisterns - below grade	3	3	3
Cisterns - above grade	3	3	3
Rain Gardens	1	1	2
Bio Swales	1	1	2
Green Roof	N/A	3	3
Permeable Paving without Infiltration Trench/piping	1	1	2
Permeable Paving with Infiltration Trench/piping	2	1	3
Infiltration Chamber	3	3	3

1 Design and construction must follow City standards and specifications.

2 Design and construction must follow City standards and specifications.
Must be designed and installed under the supervision of a Qualified Designer.

3 Design and construction must follow City standards and specifications.
Must be designed and installed under the supervision of a Qualified Professional.
Green Roofs must be designed by and installed under the supervision of a Qualified Professional who is a professional architect or structural engineer

Inspections as required at specified intervals.

DIY Build - Owner is responsible for construction methods and adhering to design.
Failure to do so may result in rejection at owner's expense. City assumes no responsibility for rejection or liability for damages.

In the table above:

- (a) "Tier A", "Tier B", "Tier C" and "Tier D" mean, respectively, properties that are classified under section 28(4) of this bylaw as Low Density Residential, Multi-Family Residential, Civic/Industrial and Commercial/Industrial.
- (b) "DIY Build" means that the owner of Low Density Residential property constructs or installs the stormwater retention and water quality facility themselves, without the assistance of a contractor.

Schedule 1**Schedule "A"****Solid Waste Bylaw**

The fees for the collection of solid waste from each residential unit by size of bin under Section 16 are:

Size	Annual Fee
80 Litre Bin	\$184.02
120 Litre Bin	\$211.02
180 Litre Bin	\$235.02

SCHEDULE A

HERITAGE REVITALIZATION AGREEMENT AMENDMENT

(Pursuant to section 610 of the *Local Government Act*)

THIS AMENDMENT made the __ day of November, 2016

BETWEEN:

THE CORPORATION OF THE CITY OF VICTORIA
#1 Centennial Square Victoria, BC V8W 1P6

(the "**City**")

AND:

CROSSTOWN PROPERTIES (STORE STREET) LTD.
305-111 Water Street, Vancouver, BC V6B 1A7

(the "**Owner**")

W HEREAS:

- A. The Owner is the registered owner of those lands and premises located in the City of Victoria, British Columbia, legally described as follows (the "**Owner Lands**")

PID: 029-208-831 Lot 1 of Lot 129 Victoria City and part of the bed of the
Victoria Harbour, Victoria District Plan EPP35103

- B. The Owner and the City entered into a Heritage Revitalization Agreement dated October 10, 2013 (the "**Heritage Revitalization Agreement**") pursuant to Section 966 of the *Local Government Act* (now section 610), which sets out the terms and conditions under which the Heritage Building (as therein defined) situated on the Owner Lands would be preserved and maintained.
- C. Notice of the Heritage Revitalization Agreement was registered against the title to the Owner Lands in the Victoria Land Title Office on January 16, 2014 under number FB476567.
- D. The Owner has requested, and the City has agreed, to amend the Heritage Revitalization Agreement on the terms specified herein.

NOW THEREFORE for good and valuable consideration (the receipt and sufficiency of which both parties acknowledge), the Owner and the City each covenant with the other pursuant to section 610 of the *Local Government Act* as follows:

1. Section 23.2 of the Heritage Revitalization Agreement is deleted, and the following is substituted therefor:

“23.2 For the purpose of clarity, the variance described in subsection 23.1 (a) above does not permit the height of the building to exceed 18.12 metres, and does not permit the floor space ratio to exceed 2.75 to 1.”

2. Except as expressly amended herein, the Heritage Revitalization Agreement remains in full force and effect.

IN WITNESS WHEREOF the parties have executed this Agreement.

THE CORPORATION OF THE
CITY OF VICTORIA

CROSSTOWN PROPERTIES
(STORE STREET) LTD.

By: _____
Mayor

By: _____

By: _____
City Clerk

Mayor Lisa Helps
City of Victoria
c/o 1 Centennial Square
Victoria, BC V8W 1P6

MAYOR'S OFFICE

OCT 31 2016

VICTORIA, B.C.

October 27st, 2016

Dear Mayor Helps,

I hope you are doing well and I wish you continued success and prosperity.

The leaves in Victoria must be becoming colorful during this beautiful autumn season.

To start this letter, I would like to thank you for the autograph letter I received this past September regarding the invitation to Victoria in May to celebrate the 150th anniversary of Canada. Although I would have to confirm you later once the dates have been set, it would be my pleasure to celebrate the exciting anniversary with you and citizens of Victoria along with other Canadian citizens.

I would also like to extend my sincerest gratitude to everyone who has been supporting our Morioka Junior High School Delegation program that started in 1994. This program is not possible without the hard work of those involved, preparing and accepting to become our hosts. This year, 18 members will be visiting Gordon Head Middle School, which has graciously accepted our request yet again.

The students have been looking forward to sharing culture and lifestyles of Morioka while learning and experiencing culture and lifestyles of Victoria. I believe that experiencing and interacting with fellow students from their own age group in a different country is valuable to acquire and broaden their international view. I am hopeful that they will someday play a role in our twin city relationship. I am also grateful for you for taking your time to give our students encouraging words during their visit.

The host promotion team members are also visiting during this trip. The Japanese government is promoting a "Host Town Plan" to vitalize each regions through opportunity of communication between the participating countries and municipals of Japan. These delegations will be promoting our facilities to National Teams of rugby, sports climbing, volleyball, curling, and skating for 2020 Tokyo Summer and 2018 Pyeongchang as well as 2022 Winter Beijing Olympics and Paralympics.

Finally I would like to close this note by wishing you and citizens of Victoria happiness and further development of our twin city relationship.

Sincerely yours,



Mayor of Morioka

Morioka International Relations Association

October 27st , 2016

Mayor Lisa Helps
City of Victoria
c/o 1 Centennial Square
Victoria, BC V8W 1P6

MAYOR'S OFFICE

OCT 31 2016

VICTORIA, B.C.

Dear Mayor Helps,

I imagine Victoria City is now covered with colored leaves and filled with many people from all over the world. As for the celebration of 150th anniversary of Canada next year, I assume Mayor Helps would be considering many events for the anniversary year.

We Morioka International Relations Association have operated Students Victoria Delegation Program to vitalize international view of children to lead the future and sister city relationships. Thanks to everyone, this project has been continuing for 23 years and we appreciate that Victoria City has accepted us this time as well.

The students have devoted their efforts to prior training of the program, looking forward to having an experience of homestay and seeing everyone at the school. In this program, students will realize their own lives and culture through learning different culture. We believe that the power of going over language barrier and many kinds of difficulties in a new environment would bring them self-growth and confidence.

I would like to thank you for welcoming the students and giving them opportunity to see you in person. Although the students might be excited and getting nervous at the same time, if you could give them warm encouragement to them, it would be greatly appreciated.

In closing, I would like to wish you and all the citizens of Victoria happiness and continued outstanding development.

Sincerely yours,

Hiroshi Miura
Chairman
Morioka International Relations Association





TO: AVICC Corporate Officers

FROM: Liz Cookson

DATE: November 1, 2016

RE: **AVICC Resolutions Notice/Request for Submission;
Call for Nominations for AVICC Executive Committee;
Call for Presentations**

The following message and attachment were emailed through your local government contacts with a request to forward on to your Mayor and Council or Chair and Board, your CAO and yourselves. So as to ensure that there is no inadvertent lack of communication, I am sending you this copy via regular mail.

Resolutions Notice/Request for Submission and Call for Nominations

Attached is the Resolutions Notice/Request for Submissions and the Call for Nominations for the AVICC Executive. Covering the two documents is a memo from President Price on behalf of Executive seeking members' continued assistance in strengthening the resolutions process.

Please note that this year's resolution and nomination deadline is **Tuesday, February 21, 2017**.

Call for Presentations – 2017 AVICC AGM & Convention

Members are encouraged to submit proposals for sessions they would like to see included in the 2017 AGM & Convention, especially if they relate to resolutions they expect to forward on new policy topics.

Proposals may be submitted online at

http://ubcm.formstack.com/forms/avicc_2017_session_proposal by **December 2, 2016**.

2016 AVICC AGM & Convention Minutes

The Minutes of the 67th Annual Convention held April 8-10, 2016 in Nanaimo are posted on the website at <http://avicc.ca/category/resources/agmconvention-minutes/> The minutes are considered draft until approved by the membership at next year's Convention. Also posted on the website are copies of PowerPoint presentations for various sessions held within the Convention program, and the disposition of Resolutions from the Nanaimo Convention.

525 Government St, Victoria, BC V8V 0A8
Email: avicc@ubcm.ca • Tel: 250-356-5122 • Fax: 250-356-5119 • www.avicc.ca

Representing Local Government on Vancouver Island, Sunshine Coast, Powell River and Central Coast



TO: Mayors and Councils, Chairs and Boards
Chief Administrative Officers, Corporate Officers

FROM: President Barbara Price

DATE: November 1, 2016

RE: **RESOLUTIONS NOTICE/REQUEST FOR SUBMISSIONS**
CALL FOR NOMINATIONS FOR AVICC EXECUTIVE COMMITTEE

Attached is the Resolutions Notice/Request for Submissions and the Call for Nominations for the AVICC Executive. Please note that this year's resolution and nomination deadline is **Tuesday, February 21, 2017.**

Both AVICC and UBCM members strongly believe in the value of resolutions debate and continually seeks ways to improve the process. AVICC strives to mirror and complement UBCM's processes in order to develop efficiency and ease of understanding for delegates.

Debating of Resolutions by the Area Association in Advance of Submission to UBCM

We have asked for members' assistance in bringing forward resolutions for consideration at the Area Association as opposed to submitting them directly to UBCM and have appreciated that you have responded.

Number of Resolutions

We continue to hear from delegates during the AVICC Resolutions Sessions that some of the resolutions being considered are too general or focus on topics that are not under local government purview. Another concern is that bringing forward too many resolutions detracted from debate on the most important issues, and might not be to the benefit of local government because other levels of government could get side tracked on issues that are of lesser importance. Let's continue to ensure that resolutions that are being brought forward are specific and focus on new issues of provincial or AVICC-wide interest.

Late Resolutions

Last year, AVICC received six resolutions after the regular resolutions deadline with only one recommended that it be admitted for debate as a result of meeting the late resolutions criteria.

All three issues noted above will continue to be improved by adhering to the following two recommendations:

525 Government St, Victoria, BC V8V 0A8
Email: avicc@ubcm.ca • Tel: 250-356-5122 • Fax: 250-356-5119 • www.avicc.ca

Representing Local Government on Vancouver Island, Sunshine Coast, Powell River and Central Coast

- ✓ Forward your resolutions for debate first to our AVICC AGM & Convention by the regular resolutions deadline of **Tuesday, February 21, 2017**.
- ✓ Focus resolutions on new issues of provincial or AVICC-wide interest avoiding repeat resolutions by checking the UBCM Resolutions database available through the website at www.ubcm.ca. Click on the Resolutions and Policy tab at the top of the page. It will be possible to enter a search to locate any Resolutions on the same topic that have been considered in the past and what the response has been.

Included with the Resolutions Notice are guidelines for preparing and submitting resolutions. We appreciate all efforts to expedite and facilitate the debate among members.

Sincerely,

A handwritten signature in black ink that reads "Barbara Price". The signature is written in a cursive, flowing style.

Councillor Barbara Price,
President, AVICC



2017 AGM & CONVENTION

RESOLUTIONS NOTICE REQUEST FOR SUBMISSIONS

DEADLINE FOR RESOLUTIONS

All resolutions must be received in the AVICC office by: **FEBRUARY 21, 2017**

SUBMISSION REQUIREMENTS

Resolutions submitted to the AVICC for consideration shall be received as follows:

1. One copy of the resolution by regular mail to:
AVICC
525 Government Street
Victoria, BC
V8V 0A8

AND

2. One copy submitted electronically either through the online submission form or by email (submitting the resolution in MS Word is preferred):
 - a) Online http://ubcm.formstack.com/forms/avicc_2017_resolutions_submission_form
 - b) Email to avicc@ubcm.ca (Word version of the resolution itself preferred)
- The resolution should not contain more than two "whereas" clauses; and
- Background documentation **must** accompany each resolution submitted.

Sponsors should be prepared to introduce their resolutions on the Convention floor.

LATE RESOLUTIONS

- a. Resolutions submitted following the expiry of the regular deadline shall be considered "Late Resolutions" and shall comply with all other submission requirements, except that a copy of the resolution must be forwarded to the AVICC by the Wednesday noon preceding the date of the Annual General Meeting. This year's late resolution deadline is **April 5, 2017**.
- b. Late resolutions shall be available for discussion after all resolutions printed in the Resolutions Book have been debated.
- c. Late resolutions are deemed to be appropriate for discussion only if the topic is such that it has arisen since or was not known prior to the regular deadline date for submission of resolutions.
- d. In the event that a late resolution is recommended to be admitted for discussion AVICC shall produce sufficient copies for distribution to the Convention.

UBCM ASKS FOR RESOLUTIONS TO BE CONSIDERED BY THE AREA ASSOCIATIONS FIRST

UBCM urges members to submit resolutions first to Area Associations for consideration. Resolutions endorsed at Area Association annual meetings are submitted automatically to UBCM for consideration and do not need to be re-submitted to UBCM by the sponsor.

A resolution should be submitted directly to UBCM only if the resolution addresses an issue that arises after the Area Association annual meeting. In this case, local governments may submit council- or board-endorsed resolutions to UBCM prior to June 30 each year. Should this be necessary, detailed instructions are available under the Resolutions tab on <http://www.ubcm.ca>.

UBCM RESOLUTIONS PROCESS

1. Members submit their resolutions to their Area Association for debate.
2. The Area Association submits the endorsed resolutions to UBCM.
3. The UBCM Resolution Committee reviews the resolutions for submission to the UBCM Convention.
4. Endorsed resolutions at the UBCM Convention are submitted to the appropriate level of government for responses.
5. Once the provincial responses have been conveyed to the UBCM they are forwarded to the sponsor for their review.

GUIDELINES FOR PREPARING RESOLUTIONS FROM THE UBCM

The Construction of a Resolution:

All resolutions contain a preamble and enactment clause. The preamble describes *the issue and* the enactment clause outlines *the action being* requested. A resolution should answer the following three questions:

- What is the problem?
- What is causing the problem?
- What is the best way to solve the problem?

Preamble:

The preamble commences with a recital, or "WHEREAS", clause. This is a concise paragraph about the nature of the problem or the reason for the request. It should clearly and briefly outline the reasons for the resolution.

The preamble should contain no more than two "WHEREAS" clauses. If explaining the problem requires more than two preliminary clauses, then provide supporting documents to describe the problem more fully. Do not add extra clauses.

Enactment Clause:

The enactment clause begins with the words "THEREFORE BE IT RESOLVED". It must convey the resolution's intent, and should propose a specific action by AVICC and UBCM.

Keep the enactment clause as short as possible, and clearly describe the action being requested. The wording should leave no doubt about the proposed action.

How to Draft a Resolution:

1. Address one specific subject in the text of the resolution.

Since your community seeks to influence attitudes and inspire action, limit the scope of a resolution to one specific subject or issue. Delegates will not support a resolution if the issues it addresses are too complex for them to understand quickly.

2. Use simple, action-oriented language and avoid ambiguous terms.

Explain the background briefly and state the desired action clearly. Delegates can then consider the resolution without having to parse complicated text or vague concepts.

3. Provide factual background information.

Even a carefully constructed resolution may not clearly indicate the problem or the action being requested. Where possible, provide factual background information to ensure that the "intent" of the resolution is understood.

Two types of background information help to clarify the "intent" of a resolution:

i Supplementary Memo:

A brief, one-page memo from the author, that outlines the background that led to the presentation and adoption of the resolution by the local government.

ii Council/Board Report:

A report on the subject matter, presented to council or board in conjunction with the resolution. If it is not possible to send the entire report, then extract the essential background information and submit it with the resolution.

Resolutions submitted without adequate background information will not be considered until the sponsor has been consulted and has provided documentation outlining the intent of the resolution.

4. Construct a brief, descriptive title.

A title assists to identify the intent of the resolution and eliminates the possibility of misinterpretation. It is usually drawn from the "enactment clause" of the resolution.

For ease of printing in the Annual Report and Resolutions Book and for clarity of intent, a title should be no more than three or four words.

5. Check legislative references for accuracy.

Where necessary, identify:

- The correct jurisdictional responsibility (e.g., ministry or department within the provincial or federal government); and
- The correct legislation, including the name of the Act.

6. Focus on issues that are province-wide.

The issue identified in the resolution should be relevant to other local governments across the province. This will support proper debate on the issue and assist UBCM to represent your concern effectively to the provincial or federal government on behalf of all BC municipalities and regional districts.

7. Avoid repeat resolutions.

In the past, Resolutions have often come back year after year on the same topic. Members and staff are encouraged to search the UBCM Resolutions database available through the website at www.ubcm.ca. Click on the Resolutions and Policy tab at the top of the page. It will be possible to locate any Resolutions on the same topic that have been considered in the past and what the response has been.

8. Ensure that your own local government's process for handling/approving of resolutions to AVICC/UBCM is followed.

UBCM GOLD STAR AND HONOURABLE MENTION RESOLUTIONS

The UBCM Gold Star and Honourable Mention resolution recognition initiative was launched at the 2003 UBCM Convention, and is intended to encourage excellence in resolutions drafting and to assist UBCM members in refining their resolutions in preparation for submission to the annual UBCM Convention.

To be awarded the UBCM Gold Star or Honourable Mention recognition, a resolution must meet the standards of excellence established in the following Gold Star Resolutions Criteria, which are based on the resolution:

1. Resolution must be properly titled.
2. Resolution must employ clear, simple language.
3. Resolution must clearly identify problem, reason and solution.
4. Resolution must have two or fewer recital (WHEREAS) clauses.
5. Resolution must have a short, clear, stand-alone enactment (THEREFORE) clause.
6. Resolution must focus on a single subject, must be of local government concern province-wide and must address an issue that constitutes new policy for UBCM.
7. Resolution must include appropriate references to policy, legislation and regulation.
8. Resolution must be submitted to relevant Area Association prior to UBCM.

If you have any questions, please contact Reiko Tagami by email at rtagami@ubcm.ca or by calling 604-270-8226 (extension 115).

MODEL RESOLUTION

SHORT TITLE: _____

Sponsor's Name _____

WHEREAS _____

AND WHEREAS _____

THEREFORE BE IT RESOLVED that _____

(Note: A second resolve clause if it is absolutely required should start as follows:)

AND BE IT FURTHER RESOLVED that _____

AVICC
525 Government Street
Victoria, BC V8V 0A8
Telephone: 250-356-5122
email: avicc@ubcm.ca

AVICC AGM & Convention – April 7-9, 2017 – Campbell River



2017 AGM & CONVENTION

CALL FOR NOMINATIONS FOR AVICC EXECUTIVE

AVICC is the collective voice for local government on Vancouver Island, the Sunshine Coast, Powell River and the Central Coast. The membership elects directors during the Convention to ensure the directions set by the general membership are carried forward. The Executive also provides the direction for the Association between Conventions.

This circular is notice of the AVICC Executive positions open for nomination, the process and the procedures for nomination.

1. **POSITIONS OPEN TO NOMINATIONS**

The following positions are open for nomination:

- President
- First Vice-President
- Second Vice-President
- Director at Large (3 positions)
- Electoral Area Representative

2. **NOMINATION PROCESS AND QUALIFICATIONS FOR OFFICE**

The candidate must be an elected official of an AVICC member and must be nominated by two elected officials of an AVICC local government member.

Background information that defines the key responsibilities and commitments of an AVICC Executive member is available on request from the AVICC Office and is published on the website at www.avicc.ca

A nomination and consent form should be used for all nominations (attached or on the website).

The Chair of the 2017 Nominating Committee will be Past President Joe Stanhope, Nanaimo Regional District Director.

3. **NEXT STEPS**

It is part of the duties of the Nominating Committee to review the credentials of each candidate. A Report on Nominations including, at the candidate's option, a photo and 300-word biography will be prepared under the direction of the Nominating Committee and distributed in the AVICC Convention Newsletter.

**To Be Included In *The Report on Nominations*,
Nominations Must Be Received By
FEBRUARY 21, 2017**

AVICC AGM & Convention – April 7-9, 2017 – Campbell River, BC

4. AT CONVENTION

The nomination process outlined above does not change the process whereby candidates can be nominated off the floor at the Convention. It does allow those that are interested in seeking office to be nominated in advance of the Convention with the "sanction" of a Nominating Committee and to have their biographical information published in the AVICC Convention Newsletter.

5. FURTHER INFORMATION

Copies of the "consent form" or duties of Executive members are available from the AVICC office or on the website.

All other inquiries should be directed to:

**Past President Joe Stanhope, Chair
2017 Nominating Committee
c/o AVICC
525 Government Street
Victoria, BC V8V 0A8**

Phone: (250) 356-5122
Email: avicc@ubcm.ca

NOMINATIONS FOR THE 2017-18 AVICC EXECUTIVE

We are qualified under the AVICC Constitution to nominate¹ a candidate and we nominate:

Name: _____

Local Gov't Position (Mayor/Councillor/Director): _____

Municipality or Regional District Represented: _____

AVICC Executive Office Nominated For: _____

Printed Name: _____ Printed Name: _____

Position: _____ Position: _____

Muni/RD: _____ Muni/RD: _____

Signature: _____ Signature: _____

CONSENT FORM

I consent to this nomination and attest that I am qualified to be a candidate for the office I have been nominated to pursuant to the AVICC Constitution². I also agree to provide the following information to the Chair, AVICC Nominating Committee (c/o AVICC Office) by **Tuesday, February 21, 2017**.

- 2"x3" Photo in digital format should be sent to avicc@ubcm.ca
- Biographical information. The maximum length of such information shall be 300 words. If the information provided is in excess, the Nominating Committee Chair shall edit as required. A copy in Word format should be emailed to avicc@ubcm.ca

Printed Name: _____

Position: _____

Muni/RD: _____

Signature: _____

Date: _____

¹ Nominations require two elected officials of members of the Association.

² All nominees of the Executive shall be elected representatives of a member of the Association. Nominees for electoral area representative must hold the appropriate office.

**Return To: Past President Joe Stanhope, Chair, Nominating Committee, AVICC
525 Government Street, Victoria, BC V8V 0A8
or scan and email to avicc@ubcm.ca**

AVICC AGM & Convention – April 7-9, 2017 – Campbell River, BC



1800 Alta Vista
Ottawa, ON K1G 4J5
T 613.739.2300 F 613.731.1411
www.blood.ca www.sang.ca

Nov. 14, 2016

Her Worship Mayor Lisa Helps
City of Victoria

Dear Mayor Helps:

On behalf of Canadian Blood Services' board of directors, I am writing to thank you for taking the time to recognize the contributions of individuals and organizations at the heart of Canada's blood system at our national Honouring Our Lifeblood event, particularly your local constituent, Sheetal Singla.

This year marked Canadian Blood Services' 17th annual Honouring Our Lifeblood event. Each year it takes hundreds of thousands of blood and stem cell donors, employees and volunteers, as well as hundreds of community groups and partners to ensure that those who need blood, blood products or stem cells receive them. The Honouring Our Lifeblood event is our opportunity to celebrate this extraordinary group of people, and others who contribute significantly to our work.

Thanks again for taking the time to support Canadian Blood Services and the patients we serve.

Sincerely,

Leah Hollins
Chair, Board of Directors

c.c.: Dr. Graham D. Sher, Chief Executive Officer
Jean-Paul Bédard, Vice-President, Public Affairs
Mark Donnison, Vice-President, Donor Relations
Watson Gale, General Counsel and Corporate Secretary
Pierre Cyr, Director, Board Relations
Lindy McIntyre, Director, Government Relations

Minister of Health



Ministre de la Santé

NOV 09 2016

Ottawa, Canada K1A 0K9

MAYOR'S OFFICE

NOV 18 2016

VICTORIA, B.C.

Her Worship Lisa Helps
Mayor of the City of Victoria
City of Victoria
1 Centennial Square
Victoria, British Columbia V8W 1P6

Dear Madam Mayor:

I am writing to you regarding an Opioid Conference and Summit that I am co-hosting with the Ontario Minister of Health and Long-Term Care, the Honourable Eric Hoskins, on November 18 and 19, 2016. The purpose of this conference is to discuss the current Canadian crisis of opioid overdose and death and identify potential solutions. The second day will consist of a health-focused summit with a small group of regulators and key stakeholders who will have committed to take concrete, measurable, and publicly reported actions to help address the crisis.

Many Canadian cities are at the forefront of this crisis. As I am sure you would agree, comprehensive actions to address this crisis will involve a number of stakeholders including health professionals, addiction experts, provinces, territories, municipalities, and other stakeholders. This is a complex issue, and there is no single step that is going to solve this problem, but I am committed to taking action and to working with partners across Canada to address the opioid crisis.

The conference will be in an invitation-only event, held on Friday, November 18, and will include a broad range of speakers and participants. We will, nevertheless, be inviting mayors of cities, such as yours, from whom we anticipate possibly receiving an application for a supervised consumption site. Therefore, I would like to invite you to join me at this conference. Details are included in the attached agenda.

Please have your office confirm your interest in attending to Dr. Kirsten Mattison, Acting Director of the Office of Drug Policy at Health Canada. Dr. Mattison can be reached at kirsten.mattison@canada.ca.

I truly appreciate your support as we work together to address this pressing issue.

Yours sincerely,

The Honourable Jane Philpott, P.C., M.P.

Attachment

Canada



www.cn.ca

Corporate Services

Sean Finn

Executive Vice-President
Corporate Services
and Chief Legal Officer

935 de La Gauchetière Street West
16th Floor
Montreal, Quebec H3B 2M9
Canada
T 514-399-7091
F 514-399-4854

Services corporatifs

Vice-président exécutif
Services corporatifs et chef de la
direction des Affaires juridiques

935, rue de La Gauchetière Ouest
16^e étage
Montréal (Québec) H3B 2M9
Canada
T 514 399-7091
Tc 514 399-4854

November 2, 2016

MAYOR'S OFFICE

NOV 1 2016

VICTORIA, B.C.

Her Worship Lisa Helps
City of Victoria
1 Centennial Square
Victoria, BC V8W 1P6

Dear Mayor Helps,

On behalf of CN, I would like to congratulate you and your community for being one of the 50 recipients of a \$25,000 grant as part of the CN EcoConnexions – *From the Ground Up* 2017 program to fund local tree planting projects, in partnership with Tree Canada and Communities in Bloom.

In celebration of the 150th anniversary of Canada, your community will also receive a special commemorative plaque and a ceremonial tree, to mark this important milestone in our nation's history.

CN is very pleased to contribute to the greening of your community, while leaving a sustainable legacy to commemorate a historical year. We look forward to celebrating with you in 2017.

Sincerely,

Sean Finn



Monday, November 21, 2016

Mayor Lisa Helps and Members of Council
City of Victoria
1 Centennial Square
Victoria, BC V8W 1P6

RE: Request to rescind Provincial Tax Regulation 78(1)(b)

Dear Mayor and Council,

It is my understanding the City of Victoria has been working to mitigate the negative impacts of short-term rentals in our community. We strongly support these efforts and commend Council for its leadership on this issue. However, we are concerned that Council's resources in this matter are challenged and that meaningful action from the provincial government is required to resolve this issue in a timely manner.

Employees of the Hotel Association of Greater Victoria are experiencing challenges with finding affordable rental accommodation. The impact of low vacancy increases the monthly rental rates placing undue hardship on the employee which in turn affects the viability of the businesses. The short term rental market is a popular option for travelers and therefore we expect significant growth into the future.

As Council well knows, many British Columbians have embraced short-term residential rental companies such as Airbnb and Vacation Rental by Owner (VRBO). While these online platforms have in some cases brought new visitors and tourism spending to BC, they have also negatively impacted the availability and affordability of monthly rental accommodations. One of the challenges is that these agencies are not subject to the same regulatory, legal, taxation, health and safety, or insurance laws as traditional accommodation providers.

For example, residents who offer fewer than four rooms for rent do not have to collect provincial sales taxes when renting those accommodations. This exemption has created an unclear business environment, and made it all but impossible for municipalities—even those with stringent bylaws targeting short-term rental accommodations—to effectively enforce the rules.

Eliminating section 78(1)(b) of BC's *Provincial Sales Tax Act* (Provincial Sales Tax Exemption and Refund Regulations) will eliminate this exemption and significantly enhance our community's enforcement regime. Not only will it encourage our local renters to register their business income fairly, but it will also increase voluntary compliance among landlords who risk finding themselves off-side with both local bylaws and the provincial tax code.

We respectfully request that the City of Victoria write to the Minister of Finance and formally request that *Provincial Sales Tax Act* exemption 78(1)(b) be rescinded. Council's support in this matter will be vital to encouraging effective action from BC's provincial government.

Yours truly,

A handwritten signature in black ink, appearing to read 'Reid James', with a stylized flourish at the end.

Reid James
Chairperson
Hotel Association of Greater Victoria

cc: Paul Nursey, Tourism Victoria
James Chase, British Columbia Hotel Association
Hotel Association of Greater Victoria