



MINUTES - COMMITTEE OF THE WHOLE

November 8, 2018, 9:00 A.M.

COUNCIL CHAMBERS, CITY HALL, 1 CENTENNIAL SQUARE

Located on the traditional territory of the Esquimalt and Songhees People

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

STAFF PRESENT: J. Jenkyns - City Manager, C. Coates - City Clerk, P. Bruce - Fire Chief, S. Thompson - Director of Finance, F. Work - Director of Engineering & Public Works, T. Soulliere - Director of Parks, Recreation & Facilities, B. Eisenhauer - Head of Engagement, C. Havelka - Deputy City Clerk, A. Meyer - Assistant Director of Development Services, A. Hudson - Assistant Director of Community Planning, C. Mycroft - Manager of Executive Operations, T. Zworski - City Solicitor, C. Medd - Planner, M. Angrove - Planner, M. Sandhu - Manager, Interdisciplinary Projects, K. Sidhu - Committee Secretary

A. APPROVAL OF AGENDA

Moved By Councillor Thornton-Joe

Seconded By Councillor Collins

That the agenda be approved.

Amendment

Moved By Councillor Loveday

Seconded By Councillor Thornton-Joe

That the Agenda of the November 8, 2018, Committee of the Whole meeting be amended as follows:

Consent Agenda:

G.1 – Appointment of Animal Control Officer

G.4 – Proclamation – Diabetes Awareness Day

G.5 – Proclamation – Turkish Republic Day

G.6 – Proclamation – World Lymphedema Day

G.7 – Proclamation – Think local Week

I.6 – Attendance at Ahousaht First Nation-Khalsa Aid Canada Event, October 26, 2018

CARRIED UNANIMOUSLY

Amendment:

Moved By Councillor Dubow

Seconded By Councillor Thornton-Joe

That the Agenda of the November 8, 2018, Committee of the Whole meeting be amended as follows:

Refer following items to Strategic Planning for November 13, 2018:

I.1 – Better Representing Renters in City Decision-Making through the Creation of a Renters’ Advisory Committee

I.4 – Incentivize and Mandate the Creation of Family Appropriate Rental Units

FOR (2): Councillor Alto, and Councillor Young

OPPOSED (6): Mayor Helps, Councillor Collins, Councillor Dubow, Councillor Loveday, Councillor Potts, Councillor Thornton-Joe

DEFEATED (6 to 2)

Main motion as amended:

CARRIED UNANIMOUSLY

B. CONSENT AGENDA

Moved By Councillor Loveday

Seconded By Councillor Thornton-Joe

That the following items be approved without further debate:

G.1 Appointment of Animal Control Officer

Committee received a report from the Manager of Bylaw and Licensing Services dated October 30, 2018 regarding the requirement for a specific Council resolution to enable a Animal Control Officer to act with full capacity.

Moved By Councillor Loveday

Seconded By Councillor Thornton-Joe

That Council approve the appointment of Chris McAllister: as Bylaw Officers pursuant to section 2(a) of the Inspection Bylaw (06-061); and as an Animal Control Officer pursuant to section 49(1) of the Community Charter

CARRIED UNANIMOUSLY

G.4 Proclamation - Diabetes Awareness Day

Committee received a report dated October 9, 2018 from the City Clerk regarding a proclamation for a "Diabetes Awareness Day" for November 14, 2018.

Moved By Councillor Loveday
Seconded By Councillor Thornton-Joe

That the *Diabetes Awareness Day Proclamation* be forwarded to the November 8, 2018 Council meeting for Council's consideration.

CARRIED UNANIMOUSLY

G.5 Proclamation - Turkish Republic Day

Committee received a report dated October 30, 2018 from the City Clerk regarding a proclamation for a "Turkish Republic Day" for October 29, 2018.

Moved By Councillor Loveday
Seconded By Councillor Thornton-Joe

That the *Turkish Republic Day Proclamation* be forwarded to the November 8, 2018 Council meeting for Council's consideration.

CARRIED UNANIMOUSLY

G.6 Proclamation - World Lymphedema Day

Committee received a report dated October 30, 2018 from the City Clerk regarding a proclamation for a "World Lymphedema Day" for March 6, 2019.

Moved By Councillor Loveday
Seconded By Councillor Thornton-Joe

That the *World Lymphedema Day Proclamation* be forwarded to the November 8, 2018 Council meeting for Council's consideration.

CARRIED UNANIMOUSLY

G.7 Proclamation - Think Local Week

Committee received a report dated November 7, 2018 from the City Clerk regarding a proclamation for a "Think Local Week" from November 12 to 18, 2018.

Moved By Councillor Loveday
Seconded By Councillor Thornton-Joe

That the *Think Local Week Proclamation* be forwarded to the November 8, 2018 Council meeting for Council's consideration.

CARRIED UNANIMOUSLY

I.6 Attendance at Ahousaht First Nation-Khalsa Aid Canada Event, October 26, 2018

A Council member motion seeking retroactive costs for attendance at a protocol event with Ahousaht First Nation and Khalsa Aid Canada.

Moved By Councillor Loveday

Seconded By Councillor Thornton-Joe

That Council retroactively authorize the attendance and associated costs for Councillor Isitt to attend a protocol event with Ahousaht First Nation and Khalsa Aid Canada at Parksville, BC on October 26, 2018, with the costs for transportation, meals and accommodation not to exceed \$300.

CARRIED UNANIMOUSLY

C. READING OF MINUTES

C.1 Minutes from the meeting held September 6, 2018

Moved By Councillor Alto

Seconded By Councillor Collins

That the minutes from the Committee of the Whole meeting held September 6, 2018 be adopted.

CARRIED UNANIMOUSLY

D. Presentations - City Studio

D.1 Royal Roads University Graduate Certificate Team Presentation

Guests: Bill Dushenko, Professor at Royal Roads University and students.

Council received a presentation from the students from Royal Roads University on 'Final City Action Plan Report on Affordable Housing'.

D.2 University of Victoria Student Presentation

Guests: Cam Owens, Associate Professor of Geography at the University of Victoria and students.

Council received a presentation from the students from the University of Victoria on 'Learning Towards a Better City'.

F. LAND USE MATTERS

F.1 475 Gorge Road East - Rezoning Application No. 00657 (Burnside)

Committee received a report dated October 25, 2018 from the Acting Director of Sustainable Planning and Community Development proposing to allow for the retail sale of cannabis in an existing building.

Committee discussed:

- *buildings in the surrounding areas of property*
- *concerns with the policy of distances between the dispensaries*
- *procedural fairness with the application*

Moved By Councillor Young

Seconded By Councillor Thornton-Joe

That Council decline Rezoning Application No. 00657 for the property located at 475 Gorge Road East.

FOR (2): Councillor Thornton-Joe, and Councillor Young

OPPOSED (7): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Dubow, Councillor Potts, and Councillor Collins

DEFEATED (2 to 7)

Moved By Councillor Isitt

Seconded By Councillor Loveday

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00657 for 475 Gorge Road East, that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and a Public Hearing date be set.

FOR (7): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Dubow, Councillor Potts, and Councillor Collins

OPPOSED (2): Councillor Thornton-Joe, and Councillor Young

CARRIED (7 to 2)

F.3 1300 Yates Street - Development Variance Permit Application No. 00209 (Fernwood)

Committee received a report dated October 25, 2018 from the Acting Director of Sustainable Planning and Community Development proposing to convert an existing amenity space on the fifth floor into an additional residential unit.

Moved By Councillor Thornton-Joe
Seconded By Councillor Collins

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 Variance Permit Application No. 00209 for 1300 Yates Street, in accordance with:

1. Plans date stamped September 17, 2018.
2. Development meeting all *Zoning Regulation Bylaw* requirements, except for the following variances:
 - i. reduce vehicle parking stalls from 78 to 57;
 - ii. reduce visitor vehicle parking stalls from 8 to nil.
3. The Development Permit lapsing two years from the date of this resolution.”

CARRIED UNANIMOUSLY

F.4 2906 Cook Street - Development Permit Application No. 000535 (Hillside/Quadra)

Committee received a report dated October 25, 2018 from the Acting Director of Sustainable Planning and Community Development proposing an installation of a storage container for emergency supplies to be used in the event of a natural disaster.

Moved By Councillor Isitt
Seconded By Councillor Loveday

That Council authorize issuance of a Development Permit for 2906 Cook Street to amend the Land Use Contract to permit placement of an emergency storage container, in accordance with plans date stamped September 12, 2018, and subject to the following conditions:

1. Development meeting all Zoning Regulation Bylaw requirements.
2. Development Permit lapsing two years from the date of this resolution, if the holder of the permit does not substantially start construction under this permit.

CARRIED UNANIMOUSLY

F.5 1150 McClure Street - Rezoning Application No. 00652

Committee received a report dated October 25, 2018 from the Acting Director of Sustainable Planning and Community Development proposing to permit the

construction of a detached single-family dwelling with two rental suits as accessory residential uses.

Committee discussed:

- *possibility of rentals being short-term as well as long term*
- *concerns with tree removal on street, and types of trees for replacement*
- *concerns with location of parking*

Moved By Mayor Helps
Seconded By Councillor Alto

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw amendments that would authorize the proposed development outlined in Rezoning Application No. 00652 for 1150 McClure Street, that first and second reading of the Zoning Regulation Bylaw amendments be considered by Council and a Public Hearing date be set once the following conditions are met:

1. Preparation and execution of legal agreements, to the satisfaction of the Director of Sustainable Planning and Community Development, in order to secure:
 - a. two basement suites as rental units in perpetuity
 - b. building design and landscape.
2. The applicant entering into an agreement with a car-share organization to secure two car-share memberships and car-share usage credits, to the satisfaction of the Director of Sustainable Planning and Community Development.

CARRIED UNANIMOUSLY

Committee recessed at 10:49 a.m. and returned at 10:54 a.m.

F.6 759 Yates Street - Application for a Permanent Change to Hours of Service for a Liquor Primary License (044231), Yates Street Taphouse

Committee received a report dated October 18, 2018 from the Acting Director of Sustainable Planning and Community Development regarding changing the Liquor Primary License service hours at the Yates Street Taphouse.

Committee discussed:

- *concerns with the balance of residential downtown and commercial downtown*

Moved By Councillor Thornton-Joe
Seconded By Councillor Alto

That Council direct staff to provide the following response to the Liquor Licensing Agency:

1. Council, after conducting a review with respect to noise and community impacts, does support the application of Yates Street Taphouse, located at 759 Yates Street, to change the hours of liquor service from 11:30 am to 1:30 am Monday to Saturday and 11:00 am to 12:30 am Sundays to 9:00 am to 1:30 am Monday to Saturday and 9:00 am to 12:00am Sundays.

Providing the following comments on the prescribed considerations:

1. The impact of noise on the community in the vicinity of the establishment has been considered in relation to the request is not expected be an issue.
2. If the application is approved, the net impact on the community is expected to be positive economically as the approval supports the request of the business and presumably their long term viability as a local business and employer.
3. The views of residents were solicited via a mail-out to neighbouring property owners and occupiers within 100 metres of the licensed location and a notice posted at the property. The City received three letters opposed to the application, and one letter indicating support. The City did not receive correspondence regarding the application from the Downtown Residents Association.
4. Council recommends the issuance of the license.

CARRIED UNANIMOUSLY

G. STAFF REPORTS

G.2 2019 Meeting Schedule Report

Committee received a report dated October 25, 2018 from the City Clerk regarding a proposed 2019 schedule for Committee of the Whole and Council Meetings.

Moved By Councillor Isitt
Seconded By Councillor Potts

That consideration of this matter be postponed to the November 22, 2018 Committee of the Whole meeting.

CARRIED UNANIMOUSLY

G.3 Cannabis Retail Store License Referrals

Committee received a report dated November 8, 2018 from the City Clerk providing information about the provincial cannabis retail store licensing process.

Committee discussed:

- *policy regarding zoning regulations with distance to schools.*
- *if there would be a reduction of regulation with bylaw*
- *concerns with supply requirements to meet demand*
- *consultation policy versus bylaw*

Moved By Councillor Isitt
Seconded By Councillor Alto

That Council direct staff to

1. Forward the Provincial Cannabis Consultation and Fees Bylaw to establish a process, method, and fee for local government recommendations with regard to cannabis retail store applications, to the November 8, 2018 Council meeting for introductory readings.
2. Amend the City of Victoria's *Cannabis-Related Business Regulation Bylaw* to align with and complement the Province of British Columbia's *Cannabis Control and Licensing Act*.

Amendment:

Moved By Councillor Isitt

add number 3 - revise the buffer requirement to 200 meter

Mayor Helps ruled the amendment Out of Order

Main Motion:

CARRIED UNANIMOUSLY

I. NEW BUSINESS

I.1 Better Representing Renters in City Decision-Making through the Creation of a Renters' Advisory Committee

A Council member motion regarding a formation of a Renters' Advisory Committee to ensure that renters are better represented in decision-making processes.

Moved By Councillor Dubow
Seconded By Councillor Loveday

That Council:

1. Approves the formation of a Renters' Advisory Committee.
2. Adopts the attached Interim Terms of Reference for the committee, pending input from committee members on potential revisions.
3. Directs staff to invite applications from members of the public for appointment to the committee aiming for an initial committee meeting in January 2019.
4. Appoints Councillors Dubow and Loveday as the initial Council Liaisons to the committee

Amendment:

Moved By Mayor Helps
Seconded By Councillor Loveday

Revise the Terms of Reference at the end of #3 Procedures as follows:

Where they may be addressed right away or forwarded to the quarterly update as part of the strategic planning quarterly review process.

CARRIED UNANIMOUSLY

Main Motion as amended:

That Council:

1. Approves the formation of a Renters' Advisory Committee.
2. Adopts the attached Interim Terms of Reference for the committee, pending input from committee members on potential revisions.
3. Directs staff to invite applications from members of the public for appointment to the committee aiming for an initial committee meeting in January 2018.
4. Appoints Councillors Dubow and Loveday as the initial Council Liaisons to the committee.

Revise the Terms of Reference at the end of #3 Procedures as follows:
Where they may be addressed right away or forwarded to the quarterly update as part of the strategic planning quarterly review process.

CARRIED UNANIMOUSLY

Committee recessed for lunch at 12:08 p.m. and reconvened at 12:35 p.m.

Councillors Dubow, Collins, Isitt and Potts were not present with the meeting reconvened.

I.2 Actions for Housing Affordability

A Council member motion regarding endorsing interim actions to strengthen the City's emphasis on housing affordability.

Committee discussed:

- *the policy's effect on developments in the city*
- *concerns with strata-only housing being used for rental housing*
- *the need for affordable housing as quick as possible*
- *importance of working group committees*
- *concerns with measuring the risk of applications*

Moved By Councillor Loveday
Seconded By Councillor Alto

That Council:

1. Direct staff to: (a) Proceed with stakeholder engagement on the Inclusive Housing and Density Bonus Policy for final consideration by Council no later than the first quarter of 2019, inviting input from rental housing advocates, nonmarket housing providers, community association land use committees, and members of the development community; and (b) Negotiate an affordable component in rezoning applications for new strata housing received after November 8, 2018, in the form of nonmarket units or a cash-in-lieu payment depending on the size of the project, as an interim measure until the final policy is adopted.
2. Invite BC Assessment to provide data on land values and land appreciation in the City of Victoria over the past decade, to inform the development and implementation of the Inclusive Housing and Density Bonus Policy and other housing initiatives.
3. Request that the Mayor write, on behalf of Council, to the Minister responsible for the BC Assessment Authority and Members of the Legislative Assembly representing constituencies on Vancouver Island, requesting amendments to the BC Assessment Act on a priority basis to provide for “split classification” / split taxation of units in multi-unit buildings to ensure that units used as commercial (“whole-unit”) short-term rentals are taxed as commercial, rather than residential, property.
4. Endorse a Town Hall Meeting on the Future of Co-operative Housing for November 28 in partnership with the Co-operative Housing Federation of BC, as well as a Technical Workshop for staff and housing partners, with an in-kind contribution from the City consisting of: (a) the use of City Hall; and (b) Staff support with publicity / promotion of the Town Hall and Technical Workshop to optimize public and stakeholder participation.
5. Direct staff to initiate robust enforcement of STR regulations no later than January 1, 2019, to return units to the residential housing supply and ensure fairness for people complying with the regulations, and report back to Council within six months on the effectiveness of the regulations, including options for introducing platform accountability to improve compliance and reduce costs.

Councillor Collins returned from lunch at 12:35 p.m.

Committee agreed to vote on the motion separately as follows:

Moved By Councillor Loveday

Seconded By Councillor Alto

That Council:

1. Direct staff to: (a) Proceed with stakeholder engagement on the Inclusive Housing and Density Bonus Policy for final consideration by Council no later than the first quarter of 2019, inviting input from rental housing advocates, nonmarket housing providers, community association land use committees, and members of the development community; and (b) Negotiate an affordable component in rezoning applications for new strata housing received after November 8, 2018, in the form of nonmarket units or a cash-in-lieu payment depending on the size of the project, as an interim measure until the final policy is adopted.

Councillors Isitt and Potts returned from lunch at 12:42 p.m.

Councillor Dubow returned from lunch at 12:44 p.m.

Amendment:

Moved By Mayor Helps

Seconded By Councillor Loveday

to add to after "bonus policy..

by striking a working group comprised of members of the development community, non-profit housing providers, BC Housing, Victoria Tenant Action Group members and City staff as well as inviting public input.

Amendment to the amendment:

Moved By Councillor Thornton-Joe

Seconded By Councillor Alto

including "from the neighbourhood associations"

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved By Councillor Isitt

Seconded By Mayor Helps

after quarter of 2019, "including a working group consisting of representatives of"

CARRIED UNANIMOUSLY

On the Amendment:

CARRIED UNANIMOUSLY

Amendment:

Moved By Mayor Helps

Seconded By Councillor Thornton-Joe

add to the end:

"without compromising the economic viability of projects".

Amendment to the amendment:

Moved By Councillor Alto
Seconded By Mayor Helps

Move “without compromising the economic viability of projects” after “as an interim”

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved By Councillor Isitt
Seconded By Councillor Collins

add language from consultant's report :

financial analysis undertaken to support a case for hardship must be conducted 'open book' and with absolute transparency

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved By Councillor Alto
Seconded By Councillor Isitt

replace “to support a case for hardship” with “to determine economic viability”

CARRIED UNANIMOUSLY

On the amendment:

CARRIED UNANIMOUSLY

Amendment:

Moved By Councillor Alto
Seconded By Councillor Thornton-Joe

change November 8, 2018 to January 31, 2019

Amendment to the amendment:

Moved By Councillor Thornton-Joe
Seconded By Councillor Alto

change to Nov 22 (strike January 31, 2019)

FOR (2): Councillor Alto and Councillor Thornton-Joe

OPPOSED (7): Mayor Helps, Councillor Collins, Councillor Dubow, Councillor Isitt, Councillor Loveday, Councillor Potts and Councillor Young

DEFEATED (7 to 2)

On the Amendment:

FOR (4): Mayor Helps, Councillor Alto, Councillor Thornton-Joe and Councillor Young

OPPOSED (5): Councillor Collins, Councillor Dubow, Councillor Isitt, Councillor Loveday and Councillor Potts

DEFEATED (4 to 5)

On the main motion:

1. Direct staff to: (a) Proceed with stakeholder engagement on the Inclusive Housing and Density Bonus Policy for final consideration by Council no later than the first quarter of 2019, including a working group consisting of representatives of rental housing advocates, nonmarket housing providers, community association land use committees, and members of the development community; and (b) Negotiate an affordable component in rezoning applications for new strata housing received after November 8, 2018, in the form of nonmarket units or a cash-in-lieu payment depending on the size of the projects, without compromising the economic viability of projects, with a financial analysis undertaken to determine economic viability that must be conducted 'open book' and with absolute transparency as an interim measure until the final policy is adopted.

FOR (8): Mayor Helps, Councillor Alto, Councillor Collins, Councillor Dubow, Councillor Isitt, Councillor Loveday, Councillor Potts and Councillor Thornton-Joe

OPPOSED (1): Councillor Young

CARRIED (8 to 1)

Moved By Councillor Loveday

Seconded By Councillor Alto

2. Invite BC Assessment to provide data on land values and land appreciation in the City of Victoria over the past decade, to inform the development and implementation of the Inclusive Housing and Density Bonus Policy and other housing initiatives.

CARRIED UNANIMOUSLY

Moved By Councillor Loveday
Seconded By Councillor Isitt

3. Request that the Mayor write, on behalf of Council, to the Minister responsible for the BC Assessment Authority and Members of the Legislative Assembly representing constituencies on Vancouver Island, requesting amendments to the BC Assessment Act on a priority basis to provide for “split classification” / split taxation of units in multi-unit buildings to ensure that units used as commercial (“whole-unit”) short-term rentals are taxed as commercial, rather than residential, property.

Amendment:

Moved By Councillor Isitt
Seconded By Councillor Young

Add after BC Assessment Act “and/or regulation”

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved By Councillor Alto
Seconded By Councillor Loveday

add "full-time" before commercial

FOR (0):

OPPOSED (9): Mayor Helps, Councillor Alto, Councillor Collins, Councillor Dubow, Councillor Isitt, Councillor Loveday, Councillor Potts, Councillor Thornton-Joe and Councillor Young

DEFEATED (0 to 9)

Amendment:

Moved By Councillor Alto
Seconded By Councillor Thornton-Joe

add " non-principle residence" before short-term rentals

CARRIED UNANIMOUSLY

Main motion as amended:

3. Request that the Mayor write, on behalf of Council, to the Minister responsible for the BC Assessment Authority and Members of the Legislative Assembly representing constituencies on Vancouver Island, requesting

amendments to the BC Assessment Act and/or regulations on a priority basis to provide for “split classification” / split taxation of units in multi-unit buildings to ensure that units used as non-principal residence (“whole-unit”) short-term rentals are taxed as commercial, rather than residential, property.

CARRIED UNANIMOUSLY

Moved By Councillor Alto
Seconded By Councillor Loveday

Extend meeting until 3:00 p.m.

CARRIED UNANIMOUSLY

Moved By Councillor Loveday
Seconded By Councillor Isitt

4. Endorse a Town Hall Meeting on the Future of Co-operative Housing for November 28 in partnership with the Co-operative Housing Federation of BC, as well as a Technical Workshop for staff and housing partners, with an in-kind contribution from the City consisting of: (a) the use of City Hall; and (b) Staff support with publicity / promotion of the Town Hall and Technical Workshop to optimize public and stakeholder participation.

CARRIED UNANIMOUSLY

Moved By Councillor Loveday
Seconded By Councillor Isitt

5. Direct staff to initiate robust enforcement of STR regulations no later than January 1, 2019, to return units to the residential housing supply and ensure fairness for people complying with the regulations, and report back to Council within six months on the effectiveness of the regulations, including options for introducing platform accountability to improve compliance and reduce costs.

CARRIED UNANIMOUSLY

On the main motion:

CARRIED UNANIMOUSLY

I.3 Acquiring Land to Facilitate Investment in Decommodified Housing

A Council members' motion proposing the acquisition of land to facilitate senior government investment in decommodified housing.

Committee discussed:

- *importance of seeing this issue as a regional one and not a city issue*
- *how acquiring land will help with affordable housing now and could be used for future uses or issues*

Moved By Councillor Isitt

Seconded By Councillor Loveday

That Council:

1. Endorse in principle the acquisition of land on a priority basis to facilitate federal, provincial and regional investment in decommodified housing, to address the escalating housing costs that have made securing safe, affordable housing out of reach for many in our community, including seniors, youth, people with disabilities, families, workers, and people from racialized and Indigenous communities.
2. Direct staff to report to Council by December 13, 2018 with recommendations on options for financing the acquisition of land to facilitate federal, provincial and regional investment in decommodified housing.

FOR (8): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Thornton-Joe, Councillor Dubow, Councillor Potts, and Councillor Collins

OPPOSED (1): Councillor Young

CARRIED (8 to 1)

I.4 Incentivize and Mandate the Creation of Family Appropriate Rental Units

A Council members' motion proposing to amend the Victoria Housing Strategy and applicable bylaws and policies to increase affordable family housing options.

Committee discussed:

- *concerns with families being pushed out of city due to shortage of two and three bedroom housing*
- *Comparisons with mandates of the City of New Westminster.*
- *importance of this work being added to strategy planning*

Moved By Councillor Potts

Seconded By Councillor Collins

That Council:

1. Direct staff to report back with amendments to the Victoria Housing Strategy and applicable bylaws and policies to incentivize and mandate the creation of family appropriate two and three bedroom rental units as part of a larger strategy to increase affordable family housing options across Victoria.

FOR (8): Mayor Helps, Councillor Alto, Councillor Isitt, Councillor Loveday, Councillor Thornton-Joe, Councillor Dubow, Councillor Potts, and Councillor Collins

OPPOSED (1): Councillor Young

CARRIED (8 to 1)

I.5 Adopt and Consistently Apply the CMHC's Definition of Affordable Housing

A Council members' motion on the Canadian Mortgage and Housing Corporation definition of affordable housing and how it is applied to the City of Victoria.

Moved By Councillor Collins

Seconded By Councillor Isitt

That this matter be referred to the November 22nd Committee of the Whole meeting, and that the City invite written comment and/or presentations from the BC Rental Housing Management Corporation, the Canada Mortgage and Housing Corporation and the BC Assessment Authority on this policy.

That Council:

1. Adopt and consistently apply the definition of affordable housing, as housing where the price does not exceed 30% of the gross annual household income for very-low income to moderate income households. Ensure this definition is used consistently in rezoning processes.
2. Direct staff to notify council about the number of affordable units in each rezoning proposal, as well as for which incomes brackets the affordable units are targeted.
3. Direct staff to report on a quarterly basis on the number of affordable units built or under construction, as well as for which incomes brackets the affordable units are targeted.
4. Direct staff to report back with recommendations on other improvements to processes for data gathering and reporting on affordable housing.

CARRIED UNANIMOUSLY

I.7 Councillor Sharing

A Councillor Sharing regarding the passing of former City Councillor Janet Baird.

Moved By Councillor Young
Seconded By Councillor Isitt

That the Mayor write to the family of Janet Baird to express condolences for her passing.

CARRIED UNANIMOUSLY

I.8 Councillor Sharing

That the Mayor write to the family of Richard Nakamura to express condolences for his passing.

Moved By Councillor Thornton-Joe
Seconded By Councillor Dubow

That the Mayor write to the family of Richard Nakamura to express condolences for his passing.

CARRIED UNANIMOUSLY

J. ADJOURNMENT OF COMMITTEE OF THE WHOLE

Moved By Councillor Loveday
Seconded By Councillor Alto

That the Committee of the Whole Meeting be adjourned at 2:51 p.m.

CARRIED UNANIMOUSLY

CITY CLERK

MAYOR