

**COMMITTEE OF THE WHOLE REPORT**  
**FROM THE MEETING HELD AUGUST 6, 2020**

For the Council meeting of August 6, 2020, the Committee recommends the following:

**E.1 1118 Princess Avenue: Development Variance Permit Application No. 000246 (George Jay Elementary School) (Fernwood)**

1. 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. 00246 for 1118 Princess Avenue, in accordance with:
  - a. Plans date stamped July 15, 2020.
  - b. Development meeting all Zoning Regulation Bylaw requirements, except for the following variances:
    - i. Allow the building to be constructed over a property line
    - ii. Reduce the side yard setback from 1.85m to 0.0m (West - Lot 16)
    - iii. Reduce the side yard setback from 1.85m to 0.0m (East Lot 17).
  - c. The Development Permit lapsing two years from the date of this resolution.”
2. That recommendations be forwarded to the August 6, 2020 daytime Council Meeting so that an opportunity for public comment can be scheduled in September.

**E.3 202 Raynor Avenue: Rezoning Application No. 00724 and Heritage Alteration Permit with Variance Application No. 00021 (Victoria West) Rezoning Application No. 00724**

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00724 for 202 Raynor Avenue, that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and a Public Hearing date be set.

**Development Permit with Variances Application No. 00137**

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. 00724, if it is approved, consider the following motion:

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

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

**Heritage Alteration Permit with Variance Application No. 00021**

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. 00724, if it is approved, consider the following motion:

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

1. Plans, date stamped June 9, 2020.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variance:
  - i. To reduce the required rear yard setback from 6 metres to 3 metres.
3. Final plans to be generally in accordance with the plans identified above to the satisfaction of the Director of Sustainable Planning and Community Development.

4. Heritage Alteration Permit with Variance lapsing two years from the date of this resolution.”

## **F.2 Accessibility Framework and Policy**

1. That Council endorse the Accessibility Framework and forward the Framework and the following suite of recommendations in September for adoption to allow the AWG more time to consider the framework and comment on this motion.
2. That Council request staff report back with terms of reference for a new accessibility advisory committee, allowing for some continuity of membership, to provide ongoing advice to the City of Victoria as the Accessibility Framework is implemented.
3. That Council approve the Accessibility Policy as an interim policy and direct staff to report back with a strengthened policy including more specificity and guidelines to help determine appropriate courses of action and definitions
4. That Council direct staff to modify the Short-term Action Plan to include measurable outcomes including the year each issue is to be addressed and accomplished
6. That Council direct staff to report back in September with information on adding the AWG’s recommended additions to the Short-Term Action Plan
7. Direct staff to report back on the accessibility lens as it relates to the future equity lens and on potential tools to assist with balancing competing rights and interests.

### **D.1.a 2020 Budget Update and Review of Deferred Items**

That Council, for 2020, direct staff to:

1. Use any unspent expense budgets towards the expected operating budget revenue shortfall and additional pandemic related costs
2. Use funding from initiatives in Appendix A funded by 2019 surplus, that are not initiated by Council today, towards the expected operating budget revenue shortfall and additional pandemic related costs
3. Use funding from any initiatives in Appendix A funded by new property tax revenue, less any amounts expended in 2020, towards the expected operating budget revenue shortfall and additional pandemic related costs
4. Use up to \$11.64 million of the budgeted property tax funding for the capital budget to offset the remaining deficit (adjusted down by any unconditional grant amount received from the Province of BC)
5. (a) That Council reaffirm authorization for the formation of the Equity, Diversity and Inclusion Office.  
(b) That Council authorize funding to hire an Equity, Diversity and Inclusion Officer, with particular expertise in Social Planning and sufficient authority within the organization to effectively advance Equity, Diversity and Inclusion.  
(c) That Council authorize funding to hire an Accessibility Coordinator within the Equity, Diversity and Inclusion Office, with appropriate expertise and sufficient authority within the organization to effectively advance Accessibility in City infrastructure, facilities, programs and operations.  
(d) That Council direct staff to report back at the next Budget meeting in October on additional resource requirements for the Equity, Diversity and Inclusion Office.
6. Direct staff to bring forward items proposed in 2020 to be funded in the 2019 surplus, as supplementary items for Council's consideration in the 2020 budget.
7. That Topaz Park - Southern Park Enhancements be considered in the 2020 budget in the amount of \$3.8 million.
8. That the deferral amount of 400,000 for the parks public washroom be allocated in 2020.

9. That all the remaining items of the 2020 capital projects including consideration of public secure bike parking be included in the 2021 budget.

**E.2 1050-1058 Pandora Avenue & 1508-1518 Cook Street: Update Report - Rezoning Application No. 00695, HD Application No. 000188 and Heritage Alteration Permit Application No. 00016 (Wellburn's Site)(North Park) Rezoning Application No. 00695**

That Council instruct staff to prepare the necessary Zoning Regulation Bylaw Amendment that would authorize the proposed development outlined in Rezoning Application No. 00695 for 1050-1058 Pandora Avenue and 1508-1518 Cook Street, that first and second reading of the Zoning Regulation Bylaw Amendment be considered by Council and a Public Hearing date be set once the following conditions are met:

1. Preparation and execution of the appropriate legal agreements in order to secure the following:
  - a. all dwelling units remain rental in perpetuity;
  - b. a Statutory Right-of-Way of 3.083m along Cook Street, to the satisfaction of the Director of Engineering and Public Works;
  - c. pay for the construction an asphalt pathway in Franklin Green Park to connect the proposed 3m wide pathway at the northwest corner of the site to an existing park pathway to the west to the satisfaction of the Director of Parks, Recreation and Facilities;
  - d. provide a bus shelter on Cook Street in accordance with the site plan dated November 22, 2019, to the satisfaction of the Director of Engineering and Public Works and the Director of Sustainable Planning and Community Development;
  - e. provide two car share vehicles, two assigned car share parking spaces on-site, 118 car share memberships, a \$100 of driving credits for each resident, and 40 electric bicycle charging stations (110V wall outlets) in the underground parkade, to the satisfaction of the Director of Engineering and Public Works;
  - f. purchase 100 transit passes through BC Transit's EcoPass program to the satisfaction of the Director of Engineering and Public Works;
  - g. permit the proposed mews to access Franklin Green Park for fire exit purposes;
  - h. maintain unrestricted public access to the mews from Cook Street and Franklin Green Park from 8AM-8PM each day;
  - i. provide a community amenity contribution in the amount of \$24,000.00 toward the Tree Reserve Fund for tree planting purposes and enhancing the city's urban forest; and
  - j. provide a community amenity contribution in the amount of \$17,800.00 toward the Local Amenity Reserve Fund for the construction of two accessible asphalt pathways within Franklin Green Park linking Cook Street and the development to the existing pathways in the park and for the purchase and installation of a drinking fountain for the park to the satisfaction of the Director of Parks, Recreation and Facilities.
  - k. design, supply and installation of the 'New Town District' framework along both frontages, including furnishings, materials and pedestrian lights, as laid out in the City's Downtown Public Realm Plan and Streetscape Standards document to the satisfaction of the Director of Engineering and Public Works.
2. Council authorizing street-level projecting canopies and cornices over the City Right-of-Way on 1050-1058 Pandora Avenue and 1508-1518 Cook Street, provided that the applicant enters into an Encroachment Agreement in a form satisfactory to the City Solicitor and the Director of Engineering and Public Works.

3. That staff be directed to work with the applicant to achieve some street trees or form of greenery in the public realm on Cook Street as part of this development.

**Heritage Alteration Permit Application No. 00016**

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. 00695, if it is approved, consider the following motions:

1. "That Council authorize the issuance of Heritage Alteration Permit Application No. 00016 for 1050-1058 Pandora Avenue and 1508-1518 Cook Street, in accordance with:
  - a. The Plans, date stamped July 15, 2020
  - b. The Conservation Plan for the Parkway Apartments, date stamped July 16, 2019.
  - c. Final plans to be generally in accordance with the plans identified above to the satisfaction of the Director of Sustainable Planning and Community Development.
  - d. Heritage Alteration Permit lapsing two years from the date of this resolution.
2. That Council approve the designation of the heritage-registered property located at 1050-1058 Pandora Avenue and 1508-1516 Cook Street, pursuant to Section 611 of the Local Government Act, as a Municipal Heritage Site, consistent with the plans dated July 15, 2020."

**E.4 3197 and 3199 Fifth Street and 1027, 1035, 1045, 1055, 1065 and 1075 Tolmie Avenue: Repeal of Housing Agreement Bylaw No. 14-044 and Discharge of Notice of Housing Agreement from title (Hillside-Quadra)**

That Council instruct staff to prepare the necessary documentation to repeal Housing Agreement Bylaw No. 14-044 and discharge the related Notice of Housing Agreement registered under number CA7712239 on title to the following properties: 3197 and 3199 Fifth Street, 1027, 1035, 1045, 1055, 1065 and 1075 Tolmie Avenue, legally known and described, respectively as:

PID: 030-827-108

Legal Description: Lot 3 Section 4 Victoria District Plan EPP89848

PID: 030-827-094

Legal Description: Lot 2 Section 4 Victoria District Plan EPP89848

PID: 030-827-086

Legal Description: Lot 1 Section 4 Victoria District Plan EPP89848

PID: 030-827-116

Legal Description: Lot 4 Section 4 Victoria District Plan EPP89848

PID: 030-827-124

Legal Description: Lot 5 Section 4 Victoria District Plan EPP89848

PID: 030-827-132

Legal Description: Lot 6 Section 4 Victoria District Plan EPP89848

PID: 030-827-141

Legal Description: Lot 7 Section 4 Victoria District Plan EPP89848

PID: 030-827-159

Legal Description: Lot 8 Section 4 Victoria District Plan EPP89848

**E.5 1230 Grant Street, 1209, 1218, 1219, 1220 and 1226 North Park Street, 1219 Vining Street, 1235 Caledonia Avenue and 1211 Gladstone Avenue: Update to the Housing Agreement for Rezoning Application No. 00715 (Fernwood)**

That Council amend condition #2.a.i in the May 14, 2020 Council resolution for the Rezoning Application No. 00715 for 1230 Grant Street, 1209, 1218, 1219, 1220 and

1226 North Park Street, 1219 Vining Street, 1235 Caledonia Avenue and 1211 Gladstone Avenue so that it reads:

- i. a housing agreement to ensure the residential rental units remain affordable or below-market for sixty (60) years in accordance with the City's definition of affordability and below-market in the Victoria Housing Strategy 2016-2025 (Phase Two: 2019-2022).

**F.1 Save-on-Foods Memorial Arena Capital Upgrades**

That Council amend the 2020 Financial Plan to allocate \$280,000 for the repair of dehumidifiers and installation of handrails in the Save-On-Foods Memorial Centre, to be funded through the *Multi-Purpose Equipment and Infrastructure Reserve Fund*.

**H.1 Council Member Motion: Recognizing the Extraordinary Contribution of Accessibility Working Group Volunteer Members**

That Council, by way of this motion, recognize the extraordinary contribution of AWG volunteers and request that the Mayor write letters to AWG members thanking them for their efforts to help the City of Victoria identify and eliminate barriers and make Victoria accessible for all.

**H.2 Council Member Motion: Recovery Stimulus Package for BC's Tourism and Hospitality Sector**

That City of Victoria endorse the Tourism Industry Association of BC (TIABC)'s Tourism Rescue Proposal and that Council request the Mayor write the Premier of British Columbia, Minister of Tourism, Arts and Culture, and MLAs representing the ridings in the CRD advocating that the Province of British Columbia provide initial investment support of \$680 million (short/medium term) and additional stimulus funding (medium/long term) to help mitigate the unprecedented impacts of COVID-19 on the B.C. tourism and hospitality industry and its workforce.

**H.3 Council Member Motion: Coordinated Assessment and Access Policy Group Recommendations**

1. That Council requests that the Coordinated Assessment and Access Policy Group adjust its criteria for prioritizing people for housing based on the recently released 2020 Point in Time Count results including continuing to prioritize Indigenous people at the rate at which they are experiencing homelessness, broadening the age priority to reflect the most recent Point in Time Count data and prioritizing people who have lived in the region for one year or more.

**H.5 Council Member Motion: Expediting Land Use and Permitting Applications for Schools During Covid19**

That Council direct staff to expedite land use and permitting application processes for schools applying to place portables on school properties to accommodate the physical distancing needs of students during Covid19 while providing the regular opportunity for public input through staff bringing as report to a public meeting.