



MINUTES - COMMITTEE OF THE WHOLE

July 22, 2021, 9:00 A.M.

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

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

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

PRESENT ELECTRONICALLY: Councillor Dubow

STAFF PRESENT: J. Jenkyns - City Manager, S. Thompson - Deputy City Manager / Director of Finance, T. Zworski - City Solicitor, T. Soulliere - Director of Parks, Recreation & Facilities, B. Eisenhauer - Head of Engagement, J. Jensen - Head of Human Resources, K. Hoese - Director of Sustainable Planning and Community Development, A. Meyer - Assistant Director of Development Services, C. Havelka - Deputy City Clerk, L. Van Den Dolder - Assistant City Solicitor, J. O'Connor - Deputy Director of Finance, K. Moore - Head of Business and Community Relations, C. Mycroft - Manager of Executive Operations, M. Sandhu - Head of Service Innovation & Improvement, R. Bateman - Planner, P. Bellefontaine - Director of Engineering & Public Works, J. Biem - Assistant City Solicitor, C. Kingsley - City Clerk, G. Milne - Head of Strategic Operations, S. Stoltz - Committee Secretary

GUESTS: Chief Constable Del Manak, Doug Crowder - Police Board Chair of the Finance Committee, Nicole Chaland - Homeless Advocate

A. APPROVAL OF AGENDA

Moved By Councillor Loveday
Seconded By Councillor Alto

That the agenda be approved.

Amendment:

Moved By Councillor Andrew
Seconded By Councillor Young

That item D.2 be referred to the August 5 meeting.

FOR (2): Councillor Andrew, Councillor Young

OPPOSED (7): Mayor Helps, Councillor Alto, Councillor Dubow, Councillor Isitt, Councillor Loveday, Councillor Potts, Councillor Thornton-Joe

DEFEATED (2 to 7)

On the main motion:

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

OPPOSED (1): Councillor Andrew

CARRIED (8 to 1)

B. CONSENT AGENDA

Moved By Councillor Alto

Seconded By Councillor Potts

That the following items be approved without further debate.

CARRIED UNANIMOUSLY

G.2 Pre-Application Community Consultation Fees

Committee received a report dated July 15, 2021 from the Director of Sustainable Planning and Community Development regarding a recommendation to increase the pre-application fees for community consultation through the Community Association Land Use Committees.

Moved By Councillor Alto

Seconded By Councillor Potts

That Council direct staff to bring forward amendments to the Land Use Procedures Bylaw to:

- a. increase the pre-application fees from \$750 to \$800 for rezoning application where notice is given to owners and occupiers of properties within 100 metres of the subject property
- b. increase the pre-application fees from \$1250 to \$2400 for Official Community Plan applications where notice is given to owners and occupiers of properties within 200 metres of the subject property.

CARRIED UNANIMOUSLY

G.3 Agreement with Island Health for Administering COVID-19 Vaccination

Committee received a report dated July 19, 2021 from the Acting Fire Chief regarding an agreement with Island Health authorizing City of Victoria Firefighters to work for Island Health for the purpose of administering COVID-19 vaccination.

Moved By Councillor Alto
Seconded By Councillor Potts

That Council authorize the City Clerk and Mayor to execute an agreement in a form satisfactory to the City Solicitor, with Island Health for the provision of clinical and non-clinical support by City of Victoria Firefighters at the COVID-19 mass vaccination clinics established in Greater Victoria.

CARRIED UNANIMOUSLY

I.1 Council Member Motion: Letter to Pacheedaht First Nation

Committee received a Council Member Motion dated July 19, 2021 from Councillor Andrew regarding the proposed direction to write a letter to the Pacheedaht First Nation.

Moved By Councillor Alto
Seconded By Councillor Potts

That the City of Victoria write to the Pacheedaht First Nation acknowledging and respecting its right to govern its own assets, to reaffirm the city's goal to engage in respectful and open dialogue towards reconciliation.

CARRIED UNANIMOUSLY

D. Presentations

D.1 VicPD Budget Consultation

Committee received a report dated July 11, 2021 from the Office of the Chief Constable & Victoria & Esquimalt Police Board regarding budget consultation for the Victoria Police Department.

Committee provided comments on the following questions:

1. Which strategic priorities would you highlight in relation to public safety?
2. What specific public safety priorities would councils like the Victoria Police Department to focus on?
3. What public safety activities would councils consider of lesser priority for the Victoria Police Department?

Committee discussed:

- *Safety in the downtown core*
- *Priorities regarding department resources; violent offenses, sexual offences, dangerous driving*

D.2 Report back on Homelessness

Councillor Thornton-Joe left the meeting at 9:55 a.m. due to a non-pecuniary conflict of interest as she sits on the Aboriginal Coalition to End Homelessness

Committee received a report dated July 2, 2021 from the Homeless Advocate regarding recommendations to the City of Victoria arising from the Report of the Homeless Advocate.

Committee recessed at 10:35 a.m. and reconvened at 10:42 a.m.

Councillor Isitt left the meeting at 11:39 a.m. and returned to the meeting at 11:42 a.m.

Moved by Mayor Helps
Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget.

Amendment:

Moved by Councillor Loveday
Seconded by Mayor Helps

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction.**

Amendment to the amendment:

Moved by Councillor Isitt
Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.

2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and members of the Legislative Assembly representing constituencies in the CRD.**

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved by Councillor Andrew
Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and all municipalities in the Capital Region**

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved by Councillor Andrew
Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget

4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and members of the Legislative Assembly representing constituencies in the CRD, all municipalities in the Capital Region, and all federal MPs within the region.

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved by Councillor Andrew

Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and members of the Legislative Assembly representing constituencies in the CRD, all municipalities in the Capital Region, all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health.**

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved by Councillor Andrew

Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development,**

Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and members of the Legislative Assembly representing constituencies in the CRD, all municipalities in the Capital Region, all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.

CARRIED UNANIMOUSLY

Amendment to the amendment:

Moved by Councillor Isitt

Seconded by Councillor Loveday

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, ~~all municipalities in the Capital Region~~, all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board, and to mayors and councils of all municipalities in the Capital Region.**

CARRIED UNANIMOUSLY

On the amendment:

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
- 4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of**

Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, and to mayors and councils of all municipalities in the Capital Region, and all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.

CARRIED UNANIMOUSLY

Amendment:

Moved by Councillor Loveday

Seconded by Mayor Helps

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, and to mayors and councils of all municipalities in the Capital Region, and all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.
- 5. That Council direct staff to report back with amendments to the OCP to recognize "housing is a human right" as a guiding value and vision of the City of Victoria's official community plan.**

Amendment to the amendment:

Moved by Councillor Andrew

Seconded by Mayor Helps

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister

of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, and to mayors and councils of all municipalities in the Capital Region, and all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.

5. That Council direct staff to report back with legal advice on amendments to the OCP to recognize "housing is a human right" as a guiding value and vision of the City of Victoria's official community plan.

CARRIED UNANIMOUSLY

On the amendment:

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

OPPOSED (1): Councillor Young

CARRIED (7 to 1)

Councillor Loveday left the meeting at 12:15 p.m.

Councillor Loveday returned to the meeting at 12:20 p.m.

On the main motion as amended:

That Council:

1. Receive the Report of the Homeless Advocate for information and adopt the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, and to mayors and councils of all municipalities in the Capital Region, and all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.
5. That Council direct staff to report back with legal advice on amendments to the OCP to recognize "housing is a human right" as a guiding value and vision of the City of Victoria's official community plan.

Committee recessed at 12:29 p.m.

Committee reconvened at 12:15 p.m.; Councillor Thornton-Joe still not returned

Amendment:

Moved by Councillor Alto
Seconded by Councillor Andrew

That Council:

1. Receive the Report of the Homeless Advocate for information and **endorse** the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, and to mayors and councils of all municipalities in the Capital Region, and all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.
5. That Council direct staff to report back with legal advice on amendments to the OCP to recognize "housing is a human right" as a guiding value and vision of the City of Victoria's official community plan.

CARRIED UNANIMOUSLY

On the main motion as amended:

That Council:

1. Receive the Report of the Homeless Advocate for information and endorse the recommendations within.
2. Consider the approval for a full-time staff position in the 2022 budget with a focus on resolving systemic barriers to ending homelessness in the city.
3. Review the funding and services agreement with the Greater Victoria Coalition to End Homelessness and consider providing an equitable amount of funding to the Aboriginal Coalition to End Homelessness in the 2022 budget
4. That council forward this report to the Attorney General and Minister Responsible for Housing, Minister of Children and Family Development, Minister of Health, Minister of Mental Health and Addictions, Minister of Municipal Affairs, and the Minister of Social Development and Poverty Reduction, and Members of the Legislative Assembly representing constituencies in the CRD, and to mayors and councils of all municipalities in the Capital Region, and all federal MPs within the region, and the Federal Minister of Housing and Social Development and the Federal Minister of Health, and to the Capital Regional District Board.
5. That Council direct staff to report back with legal advice on amendments to the OCP to recognize "housing is a human right" as a guiding value and vision of the City of Victoria's official community plan.

CARRIED UNANIMOUSLY

Councillor Thornton-Joe returned at 1:39 p.m.

Motion arising:

Moved by Councillor Loveday

Seconded by Councillor Dubow

That Council:

1. That Council request the Mayor to write to the Minister Responsible for Housing and local MLAs advocating for the Government of B.C. to establish a non-profit and co-operative housing acquisition strategy to be combined with tenant protections, to safeguard existing low-cost rental homes and expand the supply of deeply affordable housing;
2. And that Council request the Mayor write to the CRD and CRHC advocating for the consideration of the inclusion of the acquisition and operation of older rental stock as part of future affordable housing initiatives.

CARRIED UNANIMOUSLY

Motion arising:

Moved By Councillor Dubow

Seconded By Councillor Isitt

That Council direct staff to investigate potential ways to include rentals which are affordable due to the age of the building in the city's affordable rental update, to ensure minimal loss of affordable rental units.

CARRIED UNANIMOUSLY

E. UNFINISHED BUSINESS

E.1 Village and Corridor Planning Phase 1 Summary, Draft Directions and Next Steps

Committee received a report dated July 2, 2021 from the Director of Sustainable Planning and Community Development regarding a summary of engagement, technical analysis and draft planning and design directions for the first phase of Village and Corridor Planning, which includes areas of the Hillside-Quadra, North Park, and Fernwood neighbourhoods; and to seek direction for the next steps in the planning process.

Moved By Mayor Helps

Seconded By Councillor Alto

That Council:

1. Receive the Village and Corridor Phase 1: Stage Two Engagement Summary (Attachment A) and the What's Proposed Executive Summary (Attachment B).

2. Direct staff to prepare draft neighbourhood plans and design guidelines based on directions provided in Planning Summary and Draft Directions reports (Attachments C, D, E, F) and begin the final stage of engagement in accordance with the Stage Three Engagement Plan (Attachment G).
3. In addition to referral to other governments as directed by Council in September 2020, refer draft neighbourhood plans and design guidelines to the Advisory Design Panel and the Heritage Advisory Panel for comments.

Amendment:

Moved By Councillor Isitt

Seconded By Councillor Dubow

That the matter be referred to staff, to:

1. Initiate in-person public engagement on policy directions developed to date.
2. Work with the Downtown Blanshard Advisory Committee, the Fernwood Community Association and the North Park Neighbourhood Association to address issues raised by those associations; and
3. Report back to the Committee of the Whole.

FOR (4): Councillor Dubow, Councillor Isitt, Councillor Thornton-Joe, Councillor Young

OPPOSED (5): Mayor Helps, Councillor Andrew, Councillor Alto, Councillor Loveday, Councillor Potts

DEFEATED (4 to 5)

Moved By Councillor Andrew

Seconded By Councillor Alto

Motion to extend the meeting to 4:30

CARRIED UNANIMOUSLY

Amendment:

Moved By Councillor Loveday

Seconded By Mayor Helps

That Council:

1. Receive the Village and Corridor Phase 1: Stage Two Engagement Summary (Attachment A) and the What's Proposed Executive Summary (Attachment B).
2. **Work with the Downtown Blanshard Advisory Committee, the Fernwood Community Association and the North Park Neighbourhood Association to address issues raised by those associations; and**
3. Direct staff to prepare draft neighbourhood plans and design guidelines based on directions provided in Planning Summary and Draft Directions reports (Attachments C, D, E, F) and begin the final stage of engagement **to review, reassess and revise plans** in accordance with the Stage Three Engagement Plan (Attachment G).

4. In addition to referral to other governments as directed by Council in September 2020, refer draft neighbourhood plans and design guidelines to the Advisory Design Panel and the Heritage Advisory Panel for comments.

CARRIED UNANIMOUSLY

Moved By Councillor Isitt

Seconded By Councillor Dubow

That Council:

1. Receive the Village and Corridor Phase 1: Stage Two Engagement Summary (Attachment A) and the What's Proposed Executive Summary (Attachment B).
2. Work with the Downtown Blanshard Advisory Committee the Fernwood Community Association, and the North Park Community Association to address concerns raised by those associations.
3. Direct staff to prepare draft neighbourhood plans and design guidelines based on directions provided in Planning Summary and Draft Directions reports (Attachments C, D, E, F) and begin the final stage of engagement to review, reassess and revise plans in accordance with the Stage Three Engagement Plan (Attachment G).
4. In addition to referral to other governments as directed by Council in September 2020, refer draft neighbourhood plans and design guidelines to the Advisory Design Panel and the Heritage Advisory Panel for comments.

CARRIED UNANIMOUSLY

Councillor Isitt requested that the motions be considered separately.

On #1 and #2 of the motion:

CARRIED UNANIMOUSLY

On #3 and #4 of the motion:

FOR (6): Mayor Helps, Councillor Alto, Councillor Andrew, Councillor Loveday, Councillor Potts, Councillor Thornton-Joe

OPPOSED (3): Councillor Isitt, Councillor Dubow, Councillor Young

CARRIED (6 to 3)

F. LAND USE MATTERS

F.1 121 Menzies Street - Development Variance Permit Application No. 00194 and Heritage Designation Application No. 000162 Update Report

Committee recessed at 2:43 p.m.

Committee reconvened at 2:49 p.m.

Committee received an update report dated July 9, 2021 from the Director of Sustainable Planning and Community Development regarding a Development Variance Permit Application and Heritage Designation Application proposing a ten dwelling unit House Conversion on the property located at 121 Menzies Street, and recommending that it move to an opportunity for public comment.

Councillor Isitt returned to the meeting at 2:52 p.m.

Committee discussed:

- *Size of the units*
- *How turning heritage homes into suites can support affordable housing as well as preserve family-style heritage homes*
- *Notice on title on the house; unsure if there is one*

Moved By Mayor Helps

Seconded By Councillor Potts

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

Development Permit with Variance Application No. 00194

“That Council authorize the issuance of Development Permit with Variance Application No. 00194 for 121 Menzies Street in accordance with:

1. Plans date stamped May 26, 2021.
2. Development meeting all Zoning Regulation Bylaw requirements, except for the following variances:
 - i. decrease the dwelling unit floor area (minimum) from 33.00m² to 14.79m²;
 - ii. locate the parking in the front yard;
 - iii. locate accessory buildings in the side yard;
 - iv. increase total site coverage from 40% to 42.30%;
 - v. increase the height of one accessory building from 3.50m to 4.41m;
 - vi. decrease the rear setback of an accessory building from 0.60m to 0.50m;
 - vii. decrease the side setback of accessory buildings from 0.60m to 0.40m;
 - viii. decrease the separation space between an accessory building and a principle building from 2.40m to 1.0m;
 - ix. increase the rear yard site coverage for an accessory building from 25.00% to 29.80%;
 - x. increase the combined floor area for an accessory building from 37.00m² to 41.61m².
3. The Development Permit lapsing two years from the date of this resolution.”

CARRIED UNANIMOUSLY

Moved By Mayor Helps

Seconded By Councillor Potts

Heritage Designation Application No. 000162

That Council consider this updated motion with respect to Heritage Designation Application No. 000162:

"That Council give first and second reading of Heritage Designation Bylaw (Bylaw No. 21-038) be for Heritage Designation Application No. 000162 for 121 Menzies Street."

CARRIED UNANIMOUSLY

F.2 440-450 Swift Street - Heritage Alteration Permit Application No. 00246

Committee received a report dated June 30, 2021 from the Director of Sustainable Planning and Community Development regarding a Heritage Alteration Permit Application for the property located at 440-450 Swift Street in order to construct a covered structure on the west side of the building and upgrade the ground level patio with new seating areas and bocce courts, and recommending that it be approved.

Moved By Mayor Helps

Seconded By Councillor Loveday

That Council authorize the issuance of the Heritage Alteration Permit Application No. 00246 for 440-450 Swift Street in accordance with:

1. Plans, date stamped June 30, 2021.
2. Development meeting all Zoning Regulation Bylaw requirements.
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 lapsing two years from the date of this resolution.

Moved By Councillor Isitt

Seconded By Councillor Dubow

MOTION TO CLOSE THE August 5, 2021 COUNCIL MEETING TO THE PUBLIC

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

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

Section 90(1)(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.

CARRIED UNANIMOUSLY

Committee went into a closed meeting at 3:24 p.m.

Land - Section 90(1)(e) of the Community Charter

Committee and staff, including the Head of Strategic Real Estate, discussed a land use matter. The discussion was recorded and kept confidential.

Committee returned to the open meeting at 3:33 p.m.

Committee discussed:

- *Compatibility with the heritage building*
- *Design of the outdoor space; satisfaction with the look/feel of the design*
- *Suitability of the proposed heritage variance to the building*

On the main motion:

FOR (7): Mayor Helps, Councillor Alto, Councillor Andrew, Councillor Dubow, Councillor Loveday, Councillor Potts, Councillor Young
OPPOSED (2): Councillor Isitt, Councillor Thornton-Joe

CARRIED (7 to 2)

G. STAFF REPORTS

G.1 Pre-Application Community Consultation after the COVID-19 Pandemic

Committee received a report dated June 30, 2021 from the Director of Sustainable Planning and Community Development regarding early public input on Rezoning and Official Community Plan (OCP) Amendment applications after the COVID-19 pandemic has ended.

Committee discussed:

- *Appropriately balances opportunity for public input with an orderly approach to developing the City*
- *Accessibility of meeting attendance*

Moved By Councillor Isitt

Seconded By Councillor Thornton-Joe

That Council direct staff to bring forward amendments to the Land Use Procedures Bylaw consistent with Option 1 outlined in this report, which would retain flexibility to alter processes during emergencies and revise the pre-application community consultation requirements that apply after the COVID-19 pandemic has ended, to require applicants to:

- Install a pre-submission sign on site
- Post plans to the Development Tracker (with an associated online comment form), and

- Attend an in-person and/or online community meeting, at the discretion of the Community Association Land Use Committee.

CARRIED UNANIMOUSLY

J. ADJOURNMENT OF COMMITTEE OF THE WHOLE

Moved By Councillor Alto

Seconded By Councillor Andrew

That the Committee of the Whole Meeting be adjourned at 4:10 p.m.

CARRIED UNANIMOUSLY

CITY CLERK

MAYOR