

COMMITTEE OF THE WHOLE REPORT
FROM THE MEETING HELD MAY 5, 2022

For the Council meeting of May 19, 2022, the Committee recommends the following:

F.1 Proposed Functional Program for New Community Space at 926 Pandora Avenue

That Council forward the 2019 Pandora Task Force Report and Recommendations to staff to be considered for implementation alongside the redevelopment of 926-930 Pandora.

F.2 Local Area Plans, Official Community Plan Amendments and Zoning Guidance for Fernwood, North Park and Hillside-Quadra

That Council:

1. Receive for information the Village and Corridor Planning Phase 1 Engagement Summary and the Local Issues, Opportunities, and Implementation Summary.
2. Consider approval of Hillside-Quadra Neighbourhood Plan (2022), the North Park Neighbourhood Plan (2022), the Fernwood Neighbourhood Plan (2022), and the edited Downtown Core Area Plan (2022) at the same Council meeting at which the associated Official Community Plan Amendment Bylaw is considered for adoption, and allow for public comment.
3. Direct staff to bring forward an Official Community Plan Amendment Bylaw for first and second readings prior to consideration at a public hearing.
4. Rescind the Hillside-Quadra Plan and Design Guidelines Parts 1, 2, and 3 (1996), the North Park Plan (1996), and the Fernwood Plan (1994) following approval of the respective 2022 Plans.
5. Direct staff to prepare amendments to the Zoning Regulation Bylaw to pursue Option 3 in Attachment J of this report to implement City-initiated zoning for residential rental tenure in locations both on and off frequent transit corridors and bring forward for Council consideration at a later date.
6. Direct staff to develop one or more “destination” zones as outlined in Attachment J of this report and bring forward for Council consideration at a later date.
7. Direct staff to prepare updates to the Inclusionary Housing and Community Amenity Policy to reflect the intent of the new Urban Place Designations developed during the Village and Corridor Planning Process – Phase 1, if the Official Community Plan amendments are approved by Council.
8. Invite written comment from the Downtown-Blanshard Advisory Committee, the Fernwood Community Association, the Hillside-Quadra Neighbourhood Action Committee and the North Park Neighbourhood Association to inform Council’s consideration of the Neighbourhood Plans and potential OCP amendments.