



MINUTES - VICTORIA CITY COUNCIL

July 11, 2024, 11:29 A.M.

COUNCIL CHAMBERS - 1 CENTENNIAL SQUARE, VICTORIA BC

To be held immediately following the Committee of the Whole Meeting

The City of Victoria is located on the homelands of the Songhees Nation and Xwsepsum Nation

PRESENT: Mayor Alto in the Chair, Councillor Caradonna, Councillor Coleman, Councillor Dell, Councillor Gardiner, Councillor Hammond, Councillor Kim, Councillor Loughton, Councillor Thompson

STAFF PRESENT: J. Jenkyns - City Manager, T. Zworski - City Solicitor, C. Anderson - Deputy City Clerk, A. S. Johnson – Director of Communications and Engagement, S. Thompson – Deputy City Manager and Chief Financial Officer, A. Johnston – Assistant Director of Development Services, B. Roder - Senior Legislative Coordinator, A. Heimbürger - Legislative Coordinator

A. TERRITORIAL ACKNOWLEDGEMENT

Council acknowledged that the City of Victoria is located on the homelands of the Songhees First Nation and Xwsepsum First Nation communities, reminding residents of the importance of considering the impacts of our actions and decisions on future generations to come. Council encouraged residents to find something meaningful each day which brings home the amazing opportunities presented as we live our lives on the territories of the Lək̓ʷəŋən people, thanking them for allowing us to live, work and play on their lands.

B. INTRODUCTION OF LATE ITEMS

There were no late items.

C. APPROVAL OF AGENDA

Moved and Seconded:

That the agenda be approved.

CARRIED UNANIMOUSLY

D. CONSIDERATION OF MINUTES

Moved and Seconded:

That the following minutes be approved:

D.1 Minutes from the Evening Council meeting held May 23, 2024

That the minutes from the Evening Council meeting held May 23, 2024 be approved.

D.2 Minutes from the Daytime Council meeting held June 13, 2024

That the minutes from the Daytime Council meeting held June 13, 2024 be approved.

D.3 Minutes from the Daytime Council meeting held June 20, 2024

That the minutes from the Daytime Council meeting held June 20, 2024 be approved.

D.4 Minutes from the Daytime Council meeting held June 27, 2024

That the minutes from the Daytime Council meeting held June 27, 2024 be approved.

D.5 Minutes from the Evening Council meeting held June 27, 2024

That the minutes from the Evening Council meeting held June 27, 2024 be approved.

CARRIED UNANIMOUSLY

E. REPORTS OF COMMITTEE

E.1 Committee of the Whole

E.1.a Report from the June 27, 2024 COTW Meeting

Moved and Seconded:

That the following recommendations from the June 27, 2024 Committee of the Whole meeting be approved:

E.1.a.a 250 Douglas Street: Development Permit with Variances Application No. 00241 (Downtown)

That Council, after giving notice, posting signage, and inviting written comments from the public for Council's consideration, consider the following motion:

1. That Council authorize the issuance of Development Permit with Variances No. 00241 for 250 Douglas Street, in accordance with plans submitted to the Planning department and date stamped by Planning on May 27, 2024, subject to:
 - a. Proposed development meeting all City zoning bylaw requirements, except for the following variances:
 - i. increase the size of an accessory building (combined floor area) from 37m² to 71m²;

- ii. allow an accessory building to be located in the rear and side yard;
 - iii. increase the rear yard site coverage from 25% to 56%;
 - iv. increase the overall site coverage for the property from 14% to 45%;
 - v. increase the accessory building height from 3.0m to 3.1m.
2. That the Development Permit with Variances No. 00241, if issued, lapses two years from the date of this resolution.”

E.1.a.b Victoria Housing Reserve Fund Application - Capital Region Housing Corporation's (CRHC's) project at 1132 Johnson Street

That Council approve a grant from the Victoria Housing Reserve Fund to the Capital Region Housing Corporation (CRHC) in the amount of \$2,400,000 to assist in the construction of a 140-unit affordable rental apartment project at 1132 Johnson Street, subject to the following conditions:

1. The execution of a Housing Fund Grant Agreement in a form satisfactory to the Director of Sustainable Planning and Community Development and the City Solicitor; with terms for the eligible use of the grant, reporting requirements, repayment, indemnification and communication protocols.
2. The applicant fulfills the applicable requirements of the Victoria Housing Reserve Fund Guidelines.
3. \$1,920,000 shall be payable to the applicant upon execution of the Housing Fund Grant Agreement and the remaining balance of \$480,000 shall be payable to the applicant once the City has issued all required occupancy permits for the project.
4. That the passage of this resolution creates no legal rights for the applicant or any other person, or obligation on the part of the City, until and unless all agreements are fully executed by the City.

E.1.a.c 2024-2026 Corporate Plan

That Council receive the 2024 - 2026 Corporate Plan for information and direct staff to prepare a Strategic Plan Progress Update in advance of the 2025 and 2026 financial planning processes.

CARRIED UNANIMOUSLY

E.1.a.d Task Force to Review Council Remuneration Decision

Council discussed the following:

- *Importance of public perception that the task force is independent*

Moved and Seconded:

That Council receive the Task Force to Review Council Remuneration Decision report for information.

OPPOSED (2): Councillor Gardiner, and Councillor Hammond

CARRIED (7 to 2)

E.1.b Report from the July 11, 2024 COTW Meeting

E.1.b.a Canada Community Building Fund (CCBF) - Community Works Fund Agreement

Moved and Seconded:

1. That Council authorize the Mayor and City Clerk to execute the 2024-2034 Community Works Fund Agreement between the City and the Union of BC Municipalities

CARRIED UNANIMOUSLY

E.1.b.b Waiving a Public Hearing for Short-Term Rental Zoning Amendments

Moved and Seconded:

1. That, pursuant to section 30 of the Land Use Procedure Bylaw, Council waives the requirement for the holding of a public hearing with respect of zoning amendments related to short-term rental regulations.
2. That, after the publication of notifications in accordance with section 467 of the Local Government Act, first, second, and third readings and adoption of zoning amendments related to short-term rental regulations be considered by Council.

OPPOSED (4): Councillor Coleman, Councillor Gardiner, Councillor Hammond, and Councillor Kim

CARRIED (5 to 4)

F. BYLAWS

F.1 Bylaw for 515 Foul Bay Road: Heritage Designation Application No. 00163

Moved and Seconded:

That the following bylaw **be given first and second readings**:

1. Heritage Designation (515 Foul Bay Road) Bylaw No. 24-039

CARRIED UNANIMOUSLY

F.2 Bylaw for Loan Authorization Bylaw (Crystal Pool Replacement)

Council discussed the following:

- *Next steps and timeline to approve bylaw*

Moved and Seconded:

That the following bylaw **be given first, second, and third readings**:

1. Loan Authorization (Crystal Pool Replacement) Bylaw, No. 24-054

CARRIED UNANIMOUSLY

G. NEW BUSINESS

G.1 902 Foul Bay Road: Development Permit with Variances Application No. 00273 (Gonzales)

Moved and Seconded:

1. That Council, after giving notice, posting signage, and inviting written comments from the public for Council's consideration, authorize the issuance of Development Permit with Variances Application No. 00273 for 902 Foul Bay Road to permit amendments to the plans attached to the existing approved permit issued for Development Permit with Variances Application No. 00192, in accordance with plans submitted to the Planning department and date stamped by Planning on May 1, 2024, subject to the following:
 - a. Plan revisions, to the satisfaction of the Director of Sustainable Planning and Community Development:
 - i. provide an improved landscaped buffer between the parking area and the street;
 - ii. modify the plans to provide a feature to encourage play in the common outdoor amenity space; and
 - iii. retain the green roof above the one-bedroom units, utilize the flat roof area as an outdoor amenity or add additional landscaping and stormwater management features elsewhere on the site, or the carport structure.
 - b. The proposed development meeting all City zoning bylaw requirements, except for variances permitted by the existing approved

permit Development Permit with Variances Application No. 00192 and the following variance:

- i. reduce the landscape buffer around parking areas from 1m to 0.65m.
2. That the Development Permit with Variances, if issued, expires two years from the date of this resolution.”

OPPOSED (2): Councillor Gardiner, and Councillor Hammond

CARRIED (7 to 2)

H. NOTICE OF MOTIONS

There were no notice of motions.

I. CLOSED MEETING

Moved and Seconded:

MOTION TO CLOSE THE JULY 11, 2024 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 related to one or more of the following:

Section 90(1)(c) labour relations or other employee relations;

Section 90(1)(i) the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and

Section 90(2) A part of a council meeting must be closed to the public if the subject matter being considered relates to one or more of the following:

Section 90(2)(b) the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party.

CARRIED UNANIMOUSLY

The Council meeting was closed to the public at 11:55 a.m.

J. APPROVAL OF CLOSED AGENDA

Moved and Seconded:

That the closed agenda be approved

CARRIED UNANIMOUSLY

K. CONSIDERATION OF CLOSED MINUTES

Council considered three sets of closed Council meeting minutes.

L. NEW BUSINESS

L.1 Legal Advice - Community Charter Section 90(1)(i)

Council discussed a matter involving legal advice. The discussion was recorded and kept confidential.

L.2 Intergovernmental Relations - Community Charter Section 90(2)(b)

Council discussed a matter involving intergovernmental relations. The discussion was recorded and kept confidential.

L.3 Employee Relations - Community Charter Section 90(1)(c)

This item was not discussed.

M. CONSIDERATION TO RISE & REPORT

There was no consideration to rise & report.

N. ADJOURNMENT

Moved and Seconded:

That the Council Meeting be adjourned at 3:05 p.m.

CARRIED UNANIMOUSLY

CITY CLERK

MAYOR