

COMMITTEE OF THE WHOLE REPORT
FROM THE MEETING HELD FEBRUARY 2, 2017

1. Project Update #2: Crystal Pool Changeroom Renovation

That Council direct staff to proceed with the Crystal Pool Changeroom Renovation project with additional funding reallocated from remaining funding from the 2016 capital projects allocation.

2. David Foster Harbour Pathway Update

1. That Council direct staff to:

1. Complete 2 pedestrian bridges and the Heron Cove Special Place and report back with recommendations for implementation on the design of the Johnson Street Bridge Underpass and Reeson Park Pathway and that Council confirm the Johnson Street Bridge Underpass design be included in the 2017 Financial plan.
2. Direct staff to develop a scope of work and cost estimate for the development of a long term harbour pathway plan between Ogden Point and Selkirk Waterfront, and report back to Council with considerations and recommendations as part of the 2018 financial planning process and provide cost estimates and potential revenue streams.
3. Direct staff to develop the design and construction plan for the pathway at Reeson Park and to report to Council with the conceptual design and cost, resource and timing estimates and that consideration be given to minimize the impact on ecological features of the park to the greatest extent possible.
4. Direct staff to report back at the 60% design stage with a project and design update, cost and timing estimates for the Belleville Street improvements
5. Direct staff to report back on the proposed design direction and cost implications for the pathway segment of Ship Point, as part of sustainable planning and community development (SPCD) Department's master planning process
6. Authorize the Mayor and City Clerk to execute future legal agreements necessary to secure access rights for the David Foster Harbour Pathway provided that the terms of the instrument are acceptable to the Director of Engineering and Public Works and the Director of finance, and the instruments are in a form acceptable to the City Solicitor.

2. That Council refer the following motion to a closed council meeting, with a staff report on past decisions:

That Council authorize the David Foster Harbor Pathway to be defined as extending along the harbour from Belleville to Ship Point.

3. Council Member Motion: Extension of Vacancy Taxation Authority to Local Governments

THAT Council endorse the following resolution and direct staff to forward copies to the Premier of British Columbia, the Ministers responsible for Local Government, Finance and Housing, the Association of Vancouver Island and Coastal Communities (AVICC) Annual

Convention, the Union of British Columbia Municipalities (UBCM) Annual Convention, and member local governments and regional districts within the Capital Region, AVICC and UBCM, requesting favourable consideration and resolutions of support:

Resolution: Extension of Vacancy Taxation Authority to Local Governments

WHEREAS the Government of British Columbia and Legislative Assembly responded to a housing affordability crisis in July 2016 by proceeding with legislation that empowered the City of Vancouver to introduce a surtax on vacant residential properties;

AND WHEREAS communities across British Columbia face housing affordability pressures, while a portion of the housing supply in all communities remains vacant, including properties that have remained derelict for years or decades;

AND WHEREAS vacant and derelict buildings pose substantial risks in terms of public safety in communities, as well as liveability and desirability for nearby and adjoining neighbourhoods and properties;

THEREFORE BE IT RESOLVED THAT the Province of British Columbia extend the authority to introduce a surtax on vacant and derelict residential properties to local governments across British Columbia, and encourage the occupancy, maintenance, and improvement of buildings to address housing affordability and public safety.

4. Council Member Motion: Restoration of Land Value Tax

THAT Council endorse the following resolution and direct staff to forward copies to the Premier of British Columbia, the Ministers responsible for Local Government, Finance and Housing, the Association of Vancouver Island and Coastal Communities (AVICC) Annual Convention, the Union of British Columbia Municipalities (UBCM) Annual Convention, and member local governments and regional districts within the Capital Region, AVICC and UBCM, requesting favourable consideration and resolutions of support:

Resolution: Restoration of Land Value Tax

WHEREAS, concern around housing affordability is widespread in British Columbia communities;

AND WHEREAS the Land Value Tax provides a fiscal mechanism to incentivize improvements to property for housing and other purposes, and creates a disincentive to holding vacant property for speculative purposes;

AND WHEREAS local governments in British Columbia previously had the authority to introduce Land Value Taxes - taxing land at a higher rate than improvements;

THEREFORE BE IT RESOLVED THAT the Government of British Columbia restore the authority of local governments to introduce a Land Value Tax, to incentivize improvements to property for housing and other purposes, and create a disincentive to holding vacant property for speculative purposes.

5. Victoria Housing Strategy Implementation – Removing Minimum Unit Sizes

1. That Council direct staff to revise the draft bylaw to establish Minimum unit sizes of 33m² in all zones outlined in the report with the exception of R3-A-SC zone, Low Profile Multiple Dwelling (Senior Citizen).
2. That for a Development Variance Permit to authorize anything under the 33m², staff should engage the applicant with regard to a housing agreement for the property

6. Rezoning Application No. 00458 for 149 Montreal Street – Application Ready to Proceed to Public Hearing

That Council instruct staff to prepare the necessary *Zoning Regulation Bylaw* amendment that would authorize the proposed development outlined in Rezoning Application #00458 for 149 Montreal Street, subject to:

- a. The submission of revised plans that demonstrate that the proposed accessory buildings comply with the regulations outlined in Schedule F of the *Zoning Regulation Bylaw*, to the satisfaction of the Director of Sustainable Planning and Community Development.
- b. A Section 219 Covenant to secure the proposed building design being registered on title, to the satisfaction of the Director of Sustainable Planning and Community Development and the City Solicitor.
- c. That staff be directed to explore with the applicant the possibility of Section 219 Covenant to restrict the hours and days of operation from Monday to Friday 7:00 a.m. to 6:00 p.m.

7. Rezoning Application No. 00519 for 71-75 Montreal Street

That Council direct staff to work with the applicant to get a greater mix of units including two and three bedrooms units in the building and that the developer be encouraged to meet again with the CALUC to identify and mitigate concerns of the public and that staff report back to Committee of the Whole.

8. Youth Strategy

That Council:

1. Approve the Youth Strategy and the Implementation Plan
2. Direct staff to bring forward funding options for years two and three of the implementation plan as part of the 2018 financial planning process.
3. That staff include updates on the Youth Strategy in conjunction with quarterly updates.