

MINUTES
REGULAR COUNCIL MEETING
SHAW AUDITORIUM, VANCOUVER ISLAND CONFERENCE CENTRE,
80 COMMERCIAL STREET, NANAIMO, BC
MONDAY, 2022-APR-25, AT 4:00 P.M.

Present: Mayor L. Krog, Chair
Councillor S. D. Armstrong
Councillor D. Bonner
Councillor T. Brown
Councillor B. Geselbracht (joined electronically)
Councillor E. Hemmens
Councillor Z. Maartman
Councillor I. W. Thorpe
Councillor J. Turley

Staff: J. Rudolph, Chief Administrative Officer
D. Lindsay, General Manager, Development Services/Deputy Chief
Administrative Officer
R. Harding, General Manager, Parks, Recreation and Culture
B. Sims, General Manager, Engineering and Public Works
L. Bhopalsingh, Director, Community Development
B. Corsan, Director, Corporate and Business Development
J. Holm, Director, Development Approvals
L. Mercer, Director, Finance
L. Brinkman, Manager, Community Development
T. Pan, Manager, Sustainability
C. Sholberg, Community Heritage Planner
T. Webb, Communications Consultant
S. Gurrie, Director, Legislative Services
N. Sponaule, Legislative Communications Clerk
K. Gerard, Recording Secretary

1. CALL THE REGULAR MEETING TO ORDER:

The Regular Council Meeting was called to order at 4:00 p.m.

2. PROCEDURAL MOTION TO PROCEED IN CAMERA:

It was moved and seconded that the meeting be closed to the public in order to deal with agenda items under the *Community Charter*:

- (b) personal information about an identifiable individual who is being considered for a municipal award or honour, or who has offered to provide a gift to the municipality on condition of anonymity;
- (c) labour relations or other employee relations; and,

- (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.

The motion carried unanimously.

Council moved In Camera at 4:01 p.m.
Council moved out of In Camera at 5:37 p.m.

Council recessed the Open Meeting at 5:37 p.m.
Council reconvened the Open Meeting at 7:00 p.m.

3. INTRODUCTION OF LATE ITEMS:

- (a) Agenda item 12(c) - Development Permit Application No. DP1234 - 345 Newcastle Avenue and 360 Stewart Avenue - add delegation Doug Backhouse.
- (b) Add Agenda Item 10(a) – Finance and Audit Committee Recommendations 2022-APR-20.
- (c) Agenda Item 12(e) - Official Community Plan Amendment Application No. OCP97 - 1300, 1320, 1336, 1340, 1344 and 1348 Island Highway South – add delegations:
 - 1. Ashley Garib
 - 2. Dale Porter
- (d) Move Agenda Item 11 - Delegations to follow 12(b) – Tourism Nanaimo Society Governance Model.

4. APPROVAL OF THE AGENDA:

It was moved and seconded that the Agenda, as amended, be adopted. The motion carried unanimously.

5. ADOPTION OF THE MINUTES:

It was moved and seconded that the minutes of the Regular Council Meeting held in the Shaw Auditorium, Vancouver Island Conference Centre, 80 Commercial Street, Nanaimo, BC, on Monday, 2022-APR-04, at 4:00 p.m. be adopted as circulated. The motion carried unanimously.

6. MAYOR'S REPORT:

Mayor Krog spoke regarding:

- Nanaimo housing starts are up 50% and for the first time 25 – 44 year old age group will grow faster than the 65+ age group in the coming decade. Nanaimo is attracting younger homebuyers, which is positive for growth, employment and services
- Reminded residents that backyard burning is banned in Nanaimo except in April and November. Permits can be obtained by calling Nanaimo Fire Rescue at 250-753-7311, Monday to Friday, 8:30 a.m. to 4:30 p.m.
- At the 2022-MAR-21 Council meeting, City Council committed up to \$10,000 to support participation in the BC Sustainable Energy Associations' Cool It! Climate Leadership Training Program for Nanaimo school students. The program increases knowledge of climate change, and encourages students and their families to take action to help advance the City's reduction in greenhouse gas emissions
- Annual catch basin cleaning program began on April 19, 2022. City crews will be cleaning approximate 10,000 catch basin throughout Nanaimo
- City of Nanaimo staff supported a team of volunteers who cleaned up, painted and removed overgrown weeds and plants in and around the Waddington tunnel. Country Grocer was on hand to provide lunch and refreshments to over 30 volunteers
- Nanaimo City Council has adopted the Downtown Nanaimo Safety Action plan, which was presented at the 2022-APR-20 Finance and Audit Committee meeting
- The City of Nanaimo has received funding for two new artificial turf fields at Harewood Centennial Park. Funding is being shared between the Federal government, Provincial government, City of Nanaimo and School District #68
- On Friday, April 22nd, Council witnessed the signing of a Memorandum of Understanding between Snuneymuxw First Nation and the Greater Nanaimo Chamber of Commerce
- Mayor Krog advised that he was invited to speak to a Grade 1 class at Mountain View Elementary School and was impressed with the questions he was asked by students regarding Coast Salish history and one student asked if he could speak Hul'q'umi'num'
- April 28th is National Day of Mourning which recognizes workers who have lost their lives or been injured in work related incidents. Canadian flags will be lowered to half mast at all City facilities including the RCMP detachment and Fire Stations

7. RISE AND REPORT:

The Mayor advised that at the In Camera portion of the 2022-APR-25 Council Meeting, Council appointed Councillor Bonner and Councillor Maartman as the two Council representatives on the Tourism Nanaimo Society.

8. PRESENTATIONS:

- (a) Jenn Houtby-Ferguson, Interim Executive Director, Tourism Nanaimo re: Tourism Update

Jenn Houtby-Ferguson, Interim Executive Director, Tourism Nanaimo, provided Council with a PowerPoint presentation titled "Tourism Update". Highlights included:

- Tourism Nanaimo continues to work with the City of Nanaimo (the City), Snuneymuxw First Nation (SFN), Nanaimo Hospitality Association, Nanaimo Port Authority, Chamber of Commerce, and Vancouver Island University (VIU)

- Reviewed the purpose and mandate of Tourism Nanaimo as well as the state of tourism in the City
- Continuing grant applications and making decisions based on data collected and research in collaboration with all stakeholders and partners
- Reviewed the state of tourism in the City and key organizational priorities
- Significant investments in marketing with videos, accessibility assessments, social media and collaboration with SFN and other stakeholders to promote Nanaimo as a destination instead of a gateway to other parts of Vancouver Island
- Reviewed the successes to date including being awarded \$100,000 in grant funding

Jenn Houtby-Ferguson, Interim Executive Director, Tourism Nanaimo, on behalf of Dan Brady, Executive Director, Nanaimo Hospitality Association, provided Council with a PowerPoint presentation titled "2021 Activity Update and Performance Report". Highlights included:

- Review of the mission and goals of the Nanaimo Hospitality Association (NHA)
- Performance as of December, 2021 and stated that Nanaimo is consistent with other municipalities in booked accommodations
- Municipal and Regional District Tax (MRDT) increased by 3% effective April 1, 2020
- Short-term rental bookings are increasing which mimics the COVID-19 restrictions being eased for travel
- Reviewed the upcoming marketing campaigns, marketing tools used and coordination with Tourism Nanaimo
- Reviewed how MRDT funds are being used and next steps

9. COMMITTEE MINUTES:

The following Committee minutes were received:

- Minutes of the Governance and Priorities Committee Meeting held in the Shaw Auditorium, Vancouver Island Conference Centre, 80 Commercial Street, Nanaimo, BC, on Monday, 2022-MAR-14, at 1:00 p.m.
- Minutes of the Finance and Audit Committee Meeting held in the Shaw Auditorium, Vancouver Island Conference Centre, 80 Commercial Street, Nanaimo, BC, on Wednesday, 2022-MAR-16, at 9:00 p.m.

10. CONSENT ITEMS:

It was moved and seconded that the following items be adopted by consent:

- (a) Finance and Audit Committee Recommendations 2022-APR-20
 1. 2021 Annual Financial Statements

That Council accept the 2021 Annual Financial Statements for the City of Nanaimo.

2. Downtown Nanaimo Safety Action Plan

That Council add full implementation of the Downtown Nanaimo Safety Action Plan to the 2022 – 2026 Financial Plan effective July 1, 2022.

3. Proposed Bid for the 55+ BC Games in 2025 or 2026

That Council support the City of Nanaimo's bid to host the 2025 or 2026 55+ BC Games and that an expenditure of \$60,000 cash and \$55,000 of in-kind be committed if the Games are awarded.

4. Sound System – Oliver Woods Community Centre

That Council increase the budget for the Oliver Woods Community Centre sound system upgrade in 2022 from \$41,001 to \$83,400 with the additional \$42,399 in funding from the Facility Development Reserve Fund.

5. Park Avenue Sanitary Sewer Upgrades

That Council increase the budget for the Park Avenue Sanitary Sewer Upgrades project in 2022 from \$1,109,110 to \$1,504,381 with the additional \$395,271 in funding from the Sewer Operating Reserve.

6. Consideration of New Permissive Tax Exemption

That Council:

1. Award a Permissive Tax Exemption for the 2022 taxation year to the Nanaimo Canadian Amateur Football Association for 6706 Dover Road; and
2. Award a Permissive Tax Exemption Cash Grant with an approximate value of \$890 for the 2022 taxation year for 6706 Dover Road.

The motion carried unanimously.

142. REPORTS:

(a) Sports Tourism Strategy

Introduced by Richard Harding, General Manager, Parks, Recreation and Culture.

Presentation:

1. Jacquelyn Novak, Director, TAO Consulting, provided a PowerPoint presentation. Highlights included:
 - Reviewed the Nanaimo sports tourism strategy titled “Build off the Base” which includes diverse benefits to the City including active living and mental health and well being
 - SFN will be hosting an all Indigenous basketball tournament bringing over 600 athletes from all over BC
 - Aspects that effect sporting events being held in Nanaimo include the amount of visitors the City can accommodate, volunteers, venues, infrastructure and local expertise
 - Consultants heard from many stakeholders and community members to ensure representation from all sports are included in the strategy
 - Reviewed the priorities for the future and what has been completed to date to bring major sporting events to Nanaimo
 - Contact with location organizations to identify sporting events the City could host and what improvements are required to be able to host major sporting events if the City is unable to at this time

It was moved and seconded that Council approve in principle the Sports Tourism Strategy as a guiding document. The motion carried unanimously.

(b) Tourism Nanaimo Society Governance and Society Update

Introduced by Bill Corsan, Director, Corporate and Business Development.

~~112.~~ DELEGATIONS:

(a) Sarah Lovegrove re: The Overdose Crisis

Sarah Lovegrove provided Council with a PowerPoint presentation regarding the 6th Anniversary of BC's Declaration of the Overdose Crisis as a Public Health Emergency & Reimagining Decriminalization as a Health-Based Approach to Community Care. She noted that decriminalization of drugs is being researched in other municipalities and requested that the City follow the same steps other communities are taking to review the decriminalization process and look at the benefits to the community and those addicted to drugs.

Council discussion took place regarding the criminal acts that occur due to drugs, relationship between safe supply and decriminalization, reasons for opposition to safe supply, opioid therapy, and the impact on neighbourhoods surrounding the safe supply locations.

(b) Jason Wolfe, FortisBC re: FortisBC Energy Incorporated

Jason Wolfe, FortisBC, provided Council with a PowerPoint presentation regarding renewable gas and requested collaboration toward improving energy efficiency with the City of Nanaimo operations as well as Nanaimo residents and businesses.

- (c) Shelley Serebrin, Nanaimo Climate Action Hub, Brian Short, Environment Committee, First Unitarian Fellowship of Nanaimo, and Frances Deverell, Council of Canadians, Mid-Island Chapter

Shelley Serebrin, Nanaimo Climate Action Hub, Brian Short, Environment Committee, First Unitarian Fellowship of Nanaimo, and Frances Deverell, Council of Canadians, Mid-Island Chapter, provided Council with a PowerPoint presentation regarding low carbon energy systems for new builds in the City of Nanaimo.

Council discussion took place regarding supply and demand of electric heat and cooling, natural gas versus electric heat, and effects of natural gas on people's health and the environment.

- (d) Dr. Deborah Curry, Canadian Association of Physicians for the Environment (CAPE), re: Fracking for Natural Gas

Dr. Deborah Curry, Canadian Association of Physicians for the Environment (CAPE), provided Council with a PowerPoint presentation regarding the health and environmental effects of fracking for natural gas.

The Regular Council Meeting recessed at 9:14 p.m.
The Regular Council Meeting reconvened at 9:25 p.m.

124. REPORTS: (continued)

- (c) Development Permit Application No. DP1234 - 345 Newcastle Avenue and 360 Stewart Avenue

Introduced by Jeremy Holm, Director, Development Approvals.

Delegation:

1. Doug Backhouse, Nanaimo, BC, spoke in favour of the development permit regarding parking, the amount of units, locked bicycle storage, and the location in close proximity to the Waterfront Walkway.

It was moved and seconded that Council issue Development Permit No. DP1234 for a multi-family residential development at 345 Newcastle Avenue and 360 Stewart Avenue with the following variances to:

- increase the maximum allowable building height from 14m to 15m; and
- reduce the minimum required parking from 25 parking spaces to 21 parking spaces.

The motion carried unanimously.

- (d) Development Permit Application No. DP1229 - 4771 Hammond Bay Road

Introduced by Jeremy Holm, Director, Development Approvals.

It was moved and seconded that Council issue Development Permit No. DP1229 at 4771 Hammond Bay Road for a multi-family residential townhouse development, with the following variances to:

- reduce the minimum required side yard setback from 3.0m to 1.77m along the east property line;
- increase the maximum combined retaining wall and fence height within the front yard setback from 1.2m to 2.4m; and within the side and rear yards from 2.4m to 3.7m;
- increase the maximum combined retaining wall and fence height outside of the required yard setbacks from 3.0m to 3.95m; and,
- reduce the required minimum landscape buffer width from 1.8m to 0m along the east side property line.

The motion carried unanimously.

- (e) Official Community Plan Amendment Application No. OCP97 - 1300, 1320, 1336, 1340, 1344 and 1348 Island Highway South

Introduced by Jeremy Holm, Director, Development Approvals.

Council discussion took place regarding Ministry of Transportation Infrastructure (MOTI) approval, potential employment opportunities in this area through light industrial approved developments, and support for the development from the South End Neighbourhood Association.

Delegations:

1. Ashley Garib, President, Joshua Developments, spoke regarding amendments necessary for the development, transportation issues, location not suitable for residential as it is close to Highway 1, increased employment in the area, expanding local businesses and the development being a good use of underutilized lands.
2. Dale Porter, South End Neighbourhood Association, spoke in favour and stated the neighbourhood association supports the development, and the proposal brings much needed employment to the area.

It was moved and seconded that Council approve Official Community Plan Amendment Application No. OCP97 for 1300, 1320, 1336, 1340, 1344, and 1348 Island Highway South. The motion was defeated.

Opposed: *Councillors Bonner, Brown, Geselbracht, Hemmens and Maartman.*

- (f) Neighbourhood Association Supports Policy

Introduced by Dale Lindsay, General Manager, Development Services/Deputy Chief Administrative Officer.

Lisa Brinkman, Manager, Community Planning, advised Council that the policy would formalize the program and ensure regular engagement with the different neighbourhood associations in the City.

It was moved and seconded that Council:

1. adopt the Neighbourhood Association Supports Policy; and,
2. approve the creation of a Neighbourhood Grant Program with a \$10,000 annual budget for inclusion in the 2023 – 2027 Draft Financial Plan for Council consideration.

The motion carried.

Opposed: *Councillor Turley*

It was moved and seconded that the Regular Council meeting continue past 11:00 p.m. The motion carried unanimously.

(g) Old City Quarter Association Business Improvement Area Bylaw 2022

Laura Mercer, Director, Finance, advised Council that eleven (11) petitions against the Old City Quarter Business Improvement Area Bylaw 2022 were received, which represented 12.64% of owners.

13. BYLAWS:

(a) "Old City Quarter Business Improvement Area Bylaw 2022 No. 7339"

It was moved and seconded that "Old City Quarter Business Improvement Area Bylaw 2022 No. 7339" (To establish a Business Improvement Area in the Old City Quarter) be adopted. The motion carried unanimously.

14. QUESTION PERIOD:

No one was in attendance to ask questions.

15. ADJOURNMENT:

It was moved and seconded at 11:02 p.m. that the meeting adjourn. The motion carried unanimously.

CHAIR

CERTIFIED CORRECT:

CORPORATE OFFICER