



MINUTES
REGULAR COUNCIL MEETING

Monday, June 16, 2025, 4:30 P.M.
Shaw Auditorium, Vancouver Island Conference Centre
80 Commercial Street, Nanaimo, BC

Members:

- Mayor L. Krog, Chair
- Councillor S. Armstrong
- Councillor T. Brown* (joined at 4:31 p.m.)
- Councillor H. Eastmure
- Councillor B. Geselbracht
- Councillor E. Hemmens
- Councillor P. Manly
- Councillor J. Perrino
- Councillor I. Thorpe

Staff:

- D. Lindsay, Chief Administrative Officer
- L. Mercer, General Manager, Corporate Services
- B. Sims, General Manager, Engineering and Public Works
- S. Gurrie, Director, Legislative Services
- J. Holm, Director, Planning and Development
- D. LaBerge, Director, Public Safety
- D. Osborne, Director, Parks, Recreation and Culture
- N. Skeels, Manager, Real Estate
- C. Wood, Manager, Social Planning
- K. Biegun, Planner
- N. Sponaule, Communications Advisor
- K. Lundgren, Recording Secretary

1. CALL THE MEETING TO ORDER:

The Regular Council Meeting was called to order at 4:30 p.m.

* Denotes electronic meeting participation as authorized by "Council Procedure Bylaw 2018 No. 7272"

2. INTRODUCTION OF LATE ITEMS:

- (a) Agenda Item 2(a) Procedural Motion – Add *Community Charter* Section 90(1)(e)

3. PROCEDURAL MOTION:

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

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:

- (a) personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the municipality or another position appointed by the municipality;
- (c) labour relations or other employee relations;
- (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.
- (m) a matter that, under another enactment, is such that the public may be excluded from the meeting;
- (n) the consideration of whether a Council meeting should be closed under a provision of this subsection or subsection (2); and,

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

- (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.

The motion carried unanimously.

Council moved In Camera at 4:31 p.m.

Council moved out of In Camera at 5:44 p.m.

Council recessed the Open Meeting at 5:44 p.m.

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

2. INTRODUCTION OF LATE ITEMS (continued):

- (b) Agenda Item 12(f) Rezoning Application No. RA522 – 1850 Boxwood Road – Add a delegation from the following:

- Jaimi Yra, Project Manager, Altus Group;
 - Jennifer Fox, Regional Director, BC Housing;
 - Sarah Smith, Director, Regional Development, BC Housing;
 - Elsabe Fourie, Senior Development Manager, BC Housing;
 - Lisa Murphy, Director of Mental Health and Substance Use Clinical Operations, Island Health; and,
 - Kevan Tacq, Designer, Ryder Architecture.
- (c) Agenda Item 12(g) Rezoning Application No. RA502 - 5190, 5196, and 5200 Rutherford Road – Add a delegation from Keven Fulmer, Project Manager, Placemark; and Scott Lamont, Property Owner.
- (d) Add Agenda Item 14(a) Correspondence dated 2025-JUN-10 from Honourable Ravi Kahlon, Minister of Housing and Municipal Affairs, re: Funding for Daytime Drop-in Spaces and Programming for Unsheltered Individuals in Nanaimo.

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 following minutes be adopted as circulated:

- Minutes of the Special Council Meeting held in the Douglas Rispin Room, Vancouver Island Conference Centre, 80 Commercial Street, Nanaimo, BC, on Thursday, 2025-MAY-15 at 2:00 p.m.
- Minutes of the Special Council Meeting (Public Hearing) held in the Shaw Auditorium, Vancouver Island Conference Centre, 80 Commercial Street, Nanaimo, BC, on Thursday, 2025-MAY-15 at 7:00 p.m.

The motion carried unanimously.

6. MAYOR'S REPORT:

Mayor Krog advised of the following:

- The City is hosting the annual Nanaimo Recycles Car Trunk Sale. The Trunk Sale events will take place on 2025-JUN-21 at Country Club Centre and 2025-AUG-23 at the Vancouver Island University from 9:00 a.m. to 2:00 p.m.
- Restoration is underway at Neck Point Park. New trees and plants have been added near the parking lot and washroom building. The project is in

collaboration with students from École Hammond Bay School, Nanaimo Area Land Trust and City Parks staff

- Annual water quality testing is set to begin 2025-JUN-17
- The City is seeking proposals for the 2026 Temporary Public Art Program. The deadline to submit proposals is 2025-OCT-26

7. RISE AND REPORT:

The Mayor advised that at the In Camera portion of the June 16, 2024 meeting, Council adopted amended Terms of Reference for the Nanaimo Performing Arts Guild.

8. DELEGATIONS:

(a) Kim Fowler re: The Nanaimo Food Hub

Kim Fowler, Steering Committee Member, Nanaimo Food Hub, introduced the Nanaimo Food Hub, and informed Council of the first Friday Night Market on 2025-JUN-27 from 4:00 – 7:00 p.m. at Discover Montessori School. They spoke regarding the Food Hub Market Table, the REKO Ring Marketplace, and their partnership with Cow-op (a non-profit co-operative farmers market).

(b) Diana Johnstone, President, and Jenn Houtby-Ferguson, Director, Nanaimo 2025 55+ BC Games Society re: The 2025 55+ BC Games Update

Diana Johnstone, President, and Jenn Houtby-Ferguson, Director, Nanaimo 2025 55+ BC Games Society, provided an update on the 2025 55+ BC Games to be held 2025-SEP-09 to 2025-SEP-13. They spoke regarding the Board of Directors, the successful number of registered participants and continued volunteer recruitment. A number of events are scheduled to take place, including the Torch Lighting Ceremony on 2025-JUN-19 at 6:00 p.m.

9. REPORTS:

(a) Building Safer Communities Fund Update

Introduced by Dave Laberge, Director, Public Safety.

Presentation:

1. Kim Smythe, Nanaimo Youth Resilience Strategy (NYRS) Steering Committee Chair, spoke regarding the NYRS, and reported that over

2,000 youth have been involved in numerous programs, and introduced a few of the youth and program heads.

2. Esraa Sayes, Peer Mentor at Central Vancouver Island Multicultural Society (CVIMS), spoke regarding their experience moving to Canada and adapting to Canadian social norms. They spoke regarding the skills developed through the NYRS program and how it has helped transform them into a leader.
3. Brett Hancock, Principal of Learning Alternatives, School District 68 (SD68), spoke regarding a student lead initiative called Uy'sqwalawun. Its purpose is to provide a safe and supportive holistic learning space, and its goal is to change the trajectory of many youth. They spoke regarding the numerous activities that were offered, as well as the success of many of the past graduates.
4. Milly Enwood, Learning Alternatives (SD68) student, spoke regarding two programs offered at Learning Alternatives: Flip the Script and the Friday Youth Night. They spoke regarding the value of the programs which have led many to success.

(b) 2024 Annual Municipal Report

Introduced by Sheila Gurrie, Director, Legislative Services.

Mayor Krog asked if anyone in attendance wished to speak with regard to the 2024 Annual Municipal Report.

No one in attendance wished to speak with respect to the 2024 Annual Municipal Report.

It was moved and seconded that Council approve the 2024 Annual Municipal Report as attached to the report titled "2024 Annual Municipal Report" dated 2025-JUN-16. The motion carried unanimously.

(c) 2024 Statement of Financial Information

Introduced by Laura Mercer, General Manager, Corporate Services.

It was moved and seconded that Council accept the 2024 Statement of Financial Information for filing with the Ministry of Municipal Affairs and Housing. The motion carried unanimously.

(d) Covenant Amendment Application No. CA21 - 1179 Seafield Crescent

Introduced by Jeremy Holm, Director, Planning and Development.

Mayor Krog asked if anyone in attendance wished to speak with regard to Covenant Amendment Application No. CA21 - 1179 Seafield Crescent.

No one in attendance wished to speak with respect to Covenant Amendment Application No. CA21 - 1179 Seafield Crescent.

It was moved and seconded that Council direct Staff to discharge covenant EE119175 from the property titles of 1179 Seafield Crescent. The motion carried unanimously.

(e) Woodgrove Area Plan - Phase 1 Engagement Summary and Phase 2 Growth Scenarios

Introduced by J. Holm, Director, Planning and Development.

Presentation:

1. Kasia Biegun, Planner, Community Development, provided on on-screen presentation included in the agenda package advising the following:
 - Staff are currently in Phase 2 (Growth Scenarios) of the Woodgrove Area Plan Project, which builds off the findings in Phase 1
 - Provided an overview of the *Woodgrove Area Plan: Phase 1 Engagement Summary*, participant demographics, outreach and communications
 - Provided an overview of the engagement findings related to housing, transportation, access to daily needs and infrastructure
 - Presented an overview of three growth scenario assessment parameters ranging from 2,500 people to 7,500 people and their impact on transportation, access to daily needs and infrastructure

(f) Rezoning Application No. RA522 - 1850 Boxwood Road

Introduced by Jeremy Holm, Director, Planning and Development.

Delegation:

1. Jaimi Yra, Project Manager, Altus Group; Jennifer Fox, Regional Director, BC Housing; Sarah Smith, Director, Regional Development, BC Housing; Elsabe Fourie, Senior Development Manager, BC Housing; Lisa Murphy, Director of Mental Health and Substance Use

Clinical Operations, Island Health; and Kevan Tacq, Designer, Ryder Architecture were in attendance via Zoom to respond to questions.

It was moved and seconded that “Zoning Amendment Bylaw 2025 No. 4500.241” (to rezone 1850 Boxwood Road to allow Personal Care Facility as a site-specific use in the High Tech Industrial [I3]) zone pass first reading. The motion carried unanimously.

It was moved and seconded that “Zoning Amendment Bylaw 2025 No. 4500.241” pass second reading. The motion carried unanimously.

It was moved and seconded that Council direct Staff to secure the conditions related to “Zoning Amendment Bylaw 2025 No. 4500.241” as outlined in the “Conditions of Rezoning” section of the Staff Report dated 2025-JUN-16, titled “Rezoning Application No. RA522 - 1850 Boxwood Road” should Council support the bylaw at third reading. The motion carried unanimously.

(g) Rezoning Application No. RA502 - 5190, 5196, and 5200 Rutherford Road

Introduced by J. Holm, Director, Planning and Development.

Delegation:

1. Keven Fulmer, Project Manager, Placemark; and Scott Lamont, Property Owner, were available to respond to questions.

It was moved and seconded that “Zoning Amendment Bylaw 2025 No. 4500.238” (to rezone 5190 and 5196 Rutherford Road and a portion of 5200 Rutherford Road from Steep Slope Residential [R10] to Row House Residential [R7]) pass first reading. The motion carried unanimously.

It was moved and seconded that “Zoning Amendment Bylaw 2025 No. 4500.238” pass second reading. The motion carried unanimously.

It was moved and seconded that “Zoning Amendment Bylaw 2025 No. 4500.238” pass third reading. The motion carried unanimously.

It was moved and seconded that Council direct Staff to secure the conditions related to “Zoning Amendment Bylaw 2025 No. 4500.238” as outlined in the “Conditions of Rezoning” section of the Staff Report dated 2025-JUN-16, titled “Rezoning Application No. RA502 - 5190, 5196, and 5200 Rutherford Road”, prior to final adoption. The motion carried unanimously.

(h) Proposed Licence Disposals - TELUS Telecommunications Facilities - 2020 Labieux Road and Rutherford Road/Linley Valley Drive Roundabout

Introduced by L. Mercer, General Manager, Corporate Services, and Nancy Skeels, Manager, Real Estate.

Delegation:

1. Doug Anastos, Telus, was available to respond to questions.

It was moved and seconded that Council:

1. Approve the Licence of Use Agreement for a Telus-owned 46m telecommunications monopole to be located on City-owned property at 2020 Labieux Road;
2. Approve the Licence of Use Agreement for two Telus-owned 15m telecommunications streetlight/antenna poles to be located on City right-of-way adjacent to the Rutherford Road/Linley Valley Drive roundabout; and,
3. Direct the Mayor and Corporate Officer to execute the Licence of Use Agreements.

The motion carried unanimously.

(i) Proposed Telecommunications Facilities - Rutherford Road/Linley Valley Drive Roundabout

Introduced by J. Holm, Director, Planning and Development.

It was moved and seconded that Council direct Staff to provide a letter of concurrence to Innovation, Science, and Economic Development Canada in response to two proposed 15m telecommunications streetlight/antenna poles adjacent to the Rutherford Road/Linley Valley Drive roundabout. The motion carried unanimously.

(j) Proposed Telecommunications Facility - 2020 Labieux Road

Introduced by J. Holm, Director, Planning and Development.

It was moved and seconded that Council direct Staff to provide a letter of concurrence to Innovation, Science, and Economic Development Canada in response to a proposed 46m telecommunications monopole at 2020 Labieux Road. The motion carried unanimously.

10. BYLAWS:

- (a) “Zoning Amendment Bylaw 2024 No. 4500.225”

It was moved and seconded that “Zoning Amendment Bylaw 2024 No. 4500.225” (to rezone 330 and 338 Ninth Street from Single Dwelling Residential [R1] to Low Density Residential [R6] with a site-specific Floor Area Ratio) be adopted. The motion carried unanimously.

11. CORRESPONDENCE:

- (a) Correspondence dated 2025-JUN-10 from Honourable Ravi Kahlon, Minister of Housing and Municipal Affairs, re: Funding for Daytime Drop-in Spaces and Programming for Unsheltered Individuals in Nanaimo.

12. QUESTION PERIOD:

Council received no questions from the public regarding agenda items.

13. ADJOURNMENT:

It was moved and seconded at 8:39 p.m. that the meeting adjourn. The motion carried unanimously.

MAYOR

CERTIFIED CORRECT:

CORPORATE OFFICER