

HIGHLIGHTS of OCTOBER 12, 2023, COUNCIL MEETING

Watch City Council meetings live or view recordings at www.campbellriver.ca/webcasts.

The City of Campbell River acknowledges that we are on the territory of the Laich-Kwil-Tach people of the Wei Wai Kum and We Wai Kai First Nations.

2023 UNION OF BC MUNICIPALITIES CONVENTION UPDATE

Council received a report summarizing the City's participation at the 2023 Union of BC Municipalities (UBCM) Convention, which was held in Vancouver from September 18 to 22, 2023. Council authorized Mayor Kermit Dahl to send letters to Premier David Eby and Ministers Bruce Ralston, Bowinn Ma, Brenda Bailey and Jennifer Whiteside thanking them for meeting during the UBCM Convention and reiterating the City's requests. Council also authorized Mayor Dahl to send a letter requesting meetings with Minister Mike Farnworth, Minister Adrian Dix and Minister Ravi Kahlon to continue discussions on community safety and housing.

DELEGATIONS

Presentation from Campbell River Early Years Council

Brenda Wagman, Campbell River Early Years Council Coordinator, and Anne Boyd, Campbell River Early Years Council member (attending as a representative of the Campbell River Literacy Association), presented Council with an overview of the Campbell River Early Years Council's activities. Past collaborations between the organization and the City were acknowledged, and opportunities to strengthen the relationship further were discussed.

COMMUNITY SAFETY

Funding Approved for Downtown and Community Safety Initiatives

Council received a report regarding downtown and community safety and approved funding of \$471,000 per year, for three years. The funds will be used to help address concerns with community safety and include an estimated \$110,000 for labour and materials to support an expansion of public works clean-up efforts; \$216,00 for labour to support expanded hours at the Downtown Safety Office; and \$145,000 for contracted services to support expanded downtown security patrol. The 2023-2032 Financial Plan will be amended accordingly.

Motion Regarding Community Safety Concerns

Council directed staff to report back with options to address ongoing concerns for community safety related to encampments at Nunn's Creek Park and the downtown core.

Animal Control Amendment Bylaw No. 3923, 2023, and Ticketing for Bylaw Offences Amendment Bylaw No. 3924, 2023

Council gave first and second readings to Animal Control Amendment Bylaw No. 3923, 2023, and Ticketing for Bylaw Offences Amendment Bylaw No. 3924, 2023. The proposed amendments, developed in consultation with the City's animal control service provider, would update certain areas of the bylaw to align with current standards and to encourage compliance with animal control regulations. Council directed staff to investigate whether a mechanism for people to request relief or payment terms could be built into the bylaw and to report back at the Council meeting on October 26, 2023.

FINANCIAL UPDATES

Financial Planning Preparation

(Considered by Council at the October 10, 2023, Committee of the Whole meeting.)

At Council's request, staff presented reports about their base operating budgets to provide Council with additional information about City services, service levels and existing departmental operating budgets to provide foundational information for the 2024-2033 financial planning process.

Permissive Tax Exemption Bylaw No. 3920, 2023

Council rescinded third reading of Permissive Tax Exemption Bylaw No. 3920, 2023, and amended the bylaw so that all 90 per cent permissive tax exemptions (PTEs) are adjusted back to 100 per cent as originally proposed and any permissive tax exemptions that were less than that are adjusted back to their originally proposed amounts equally, in a

pro-rated manner. With this change, the bylaw received third reading. Other amendments approved during the Council meeting on September 28, 2023, remain in effect, including the removal of the PTEs for Vancouver Island Mental Health Society and Campbell River Art Gallery, and adding a PTE of 50 per cent for Storey Creek Golf and Recreation Society. Council also directed staff to review and make recommendations to the Council policy on the current PTE limit of 1.7 per cent and the allocation amounts to individual organizations for the 2025 tax year.

The removal of the PTE for the Campbell River Art Gallery was acknowledged and Council committed to working with the organization on a productive solution and path forward, which could potentially see their 2024 property taxes funded through Council Contingency.

Community Grants Policy Amendments

(Committee of the Whole Recommendation)

Council approved amendments to the City's Council Finance Policy, which provides a framework for the Community Partnership Committee to apply when reviewing community grant applications, with a modification to cap the total at \$720,000. The amendments will help to ensure that policy best-practices are being followed and that the program is helping to achieve council priorities. Council feedback will be incorporated into the amended policy during a subsequent review at a Special Committee of the Whole meeting in 2024. Changes to the policy will be used to administer the grant program in 2024. The policy was last reviewed in 2018.

DEVELOPMENT UPDATES

Development Services Activity Update

(Received by Council during the October 10, 2023, Committee of the Whole meeting.)

Since the last report was provided to Council on September 5, 2023, six new applications have been received and 21 applications have been completed. Currently, there are 87 active files. Development Services Activity Update reports will be submitted quarterly, rather than monthly, moving forward.

Motion Regarding Year-Round Occupancy of Recreational Vehicles

Council directed staff to report back with options to more broadly permit the year-round occupancy of recreational vehicles in Campbell River, recognizing that there is a shortage of suitable housing to meet demand. Currently, the City's Zoning Bylaw only permits the occupancy of a recreational vehicle on the site of, and during the course of, residential building construction.

Road Closure and Dedication Removal Bylaw No. 3900, 2023

Council adopted Road Closure and Dedication Removal Bylaw No. 3900, 2023. This bylaw will close and remove the highway dedication of a portion of roadway adjacent to 341 Island Highway so that it may be sold to the property owner, at their request, to correct an encroachment of the property on the City-owned roadway. Statutory right of ways for the City, BC Hydro and Fortis BC are required to protect existing infrastructure within this portion of roadway, and the City will retain access to the retaining wall of the highway for operational purposes. Staff notified and sought written submissions from the public regarding the bylaw and proposed property dispositions, and no objections were received.

Road Closure and Dedication Removal Bylaws No. 3918 and 3919, 2023

Council adopted Road Closure and Dedication Removal Bylaw No. 3918, 2023 and Road Closure and Dedication Removal Bylaw No. 3919, 2023. These bylaws close and remove the highway dedication of the highway turnarounds adjacent to 2425 and 2445 Island Highway South so that they may be sold to the property owners, at their request. The sales will facilitate consolidating the turnarounds with the property owners' existing properties, which will square off the property boundaries at 2425 and 2445 Island Highway South. Staff determined that these turnarounds are no longer required, due to the roadway configuration and speed limits along this stretch of highway. Staff notified and sought written submissions from the public, and no objections were received.

Zoning Amendment at 2174 Park Road

Council adopted Zoning Amendment Bylaw No. 3921, 2023, which rezones 2174 Park Road from Residential Estate One (RE-1) to Residential One B (R-1B) to allow a single detached dwelling with secondary residence. A public hearing was not held as this application is consistent with the Official Community Plan (OCP).

Rezoning Application for 540, 560, 580, and 590 10th Avenue

Council gave first, second and third readings to Zoning Amendment Bylaw No. 3922, 2023, which would rezone the properties at 540, 560, 580 and 590 10th Avenue from Commercial One (C-1) to Commercial One B (C-1B) to meet the intent and purpose of the OCP and Refresh Downtown strategy. At the September 7, 2023, Council meeting, Council decided not to hold a public hearing as this zoning amendment bylaw is consistent with the OCP.

Development Variance Permit Application for 387 Arizona Drive

Council approved a Development Variance Permit application for 387 Arizona Drive to reduce the rear-yard setback from Strata Lot 12 from 5 metres to 1.73 metres in phase one and reduce the rear-yard setback of strata lots from 5 metres to 3.03 metres for phase two of a four-phase, building strata development at the property. The purpose of the requested variances is to accommodate interim setbacks to phase boundaries for a 47-unit, multifamily, phased strata development so that each phase of the development is zoning compliant prior to consolidation with the next phase. The variances are temporary in nature and will not be required at full buildout of the development. The proposed variances are consistent with the approved development permit.

Development Variance Permit Application for 1500 Dogwood Street

Council approved a Development Variance Permit application for the property at 1500 Dogwood Street to reduce the front yard setback from 4.5 metres to 3.15 metres and reduce the required on-site parking from 53 spaces to 32 spaces. The purpose of the requested variances is to bring the existing building into conformance with Zoning Bylaw requirements and to allow upgrading of the façade, including the installation of decks and ground-level patios.

Liquor Primary Licence for 700 Petersen Road

Council supported a change to the operating hours of an existing Liquor Primary Licence at 700 Petersen Road (Campbell River Golf and Country Club) and will provide the Provincial Liquor and Cannabis Regulation Branch (LCRB) with a resolution in support of this application. The proposed changes to the establishment's operating hours align with the previous operating hours of its dormant Food Primary Licence, and the application is not anticipated to negatively impact noise levels or the community in the immediate vicinity. Notices were mailed to neighbouring properties as per legislation, and no public concerns were received.

CORRESPONDENCE**Dairy Queen Grill & Chill Regarding the Overdose Prevention Site**

Council received correspondence from Rob Bigelow, Dairy Queen Grill & Chill, requesting that the Overdose Prevention Site located at 1330 Dogwood Street be declared a nuisance property. Council acknowledged that other letters of concern have also been received. Staff will report back about options for addressing these concerns at a later date, as previously directed by Council.

Hidden Harbour Strata Corporation Regarding Thefts and Break-Ins

Council received correspondence from Hidden Harbour Strata Corporation regarding thefts and break-ins at 27 Island Highway South, and directed staff to develop, in conjunction with local First Nations, a statement of local public interest for use by Royal Canadian Mounted Police and Provincial Crown Counsel when determining local public interest under the charge assessment guidelines and the Crown Counsel policy manual.