

Minutes of a Regular Council Meeting

Meeting #: R9/2021
Date: May 3, 2021
Time: 4:00 pm
Location: City Hall, Courtenay, BC, via video/audio conference

Attending:

Mayor:: B. Wells, via video/audio conference
Councillors: W. Cole-Hamilton, via video/audio conference
D. Frisch, via video/audio conference
D. Hillian, via video/audio conference
M. McCollum, via video/audio conference
W. Morin, via video/audio conference
M. Theos, via video/audio conference

Staff: G. Garbutt, Chief Administrative Officer, via video/audio conference
R. Matthews, Executive Assistant/Deputy Corporate Officer, via video/audio conference
D. Bardonnex, Fire Chief, via video/audio conference
I. Buck, Director of Development Services, via video/audio conference
J. Nelson, Director of Financial Services, via video/audio conference
K. O'Connell, Director of Corporate Support Services, via video/audio conference
S. Saunders, Director of Recreation, Culture & Community Services, via video/audio conference
M. Fitzgerald, Manager of Development Planning, via video/audio conference
E. Gavelin, Network Technician, via video/audio conference

Due to the COVID-19 pandemic, and in accordance with Ministerial Order No. M192/2020 and the Class Order (mass gatherings), Council meetings will be conducted virtually and live-streamed on the City of Courtenay's YouTube channel.

1. ADOPTION OF MINUTES

1.1 Adopt April 19th, 2021 Regular Council meeting minutes (0570-03)

Moved By McCollum
Seconded By Cole-Hamilton

THAT the April 19th, 2021 Regular Council meeting minutes be adopted.
Carried

1.2 Adopt April 26th, 2021 Committee of the Whole meeting minutes (0570-03)

Moved By McCollum

Seconded By Cole-Hamilton

THAT the April 26th, 2021 Committee of the Whole meeting minutes be adopted.

Carried

2. INTRODUCTION OF LATE ITEMS

3. DELEGATIONS

4. STAFF REPORTS/PRESENTATIONS

4.1 Development Services

4.1.1 Zoning Amendment Bylaw No. 3027 to Allow for a Secondary Suite at 1814 Grieve Avenue (3360-20-2016)

Moved By Frisch

Seconded By McCollum

THAT based on the May 3rd, 2021 staff report “Zoning Amendment Bylaw No. 3027 to Allow for a Secondary Suite at 1814 Grieve Avenue” Council approve OPTION 1 and proceed to First and Second Readings of Zoning Amendment Bylaw No. 3027, 2021; and,

THAT Council considers Zoning Amendment Bylaw No. 3027, 2021 consistent with the City’s Official Community Plan; and

THAT Council waives the requirement to hold a public hearing with respect to Zoning Amendment Bylaw No. 3027, 2021 pursuant to Section 467 (2) of the Local Government Act and directs staff to give notice of the waiver of the public hearing pursuant to Section 467 of the Local Government Act in advance of considerations of 3rd Reading of the bylaw.

Carried

4.1.2 Official Community Plan (OCP) Amendment Bylaw No. 3018 and Zoning Amendment Bylaw No. 2912 - Lot A, Copperfield Road (3360-20-1715/6480-20-1003)

Moved By Cole-Hamilton

Seconded By Frisch

THAT the May 3rd, 2021 staff report “Official Community Plan (OCP) Amendment Bylaw No. 3018 and Zoning Amendment Bylaw No. 2912 - Lot A, Copperfield Road,” be received for information.

Carried

Moved By Cole-Hamilton

Seconded By McCollum

THAT based on the May 3rd, 2021 staff report “Updated Proposal - Official Community Plan (OCP) Amendment Bylaw No. 3018 and Zoning Amendment Bylaw No. 2912 - Lot A, Copperfield Road” Council approve OPTION 1 and complete the following steps:

1. THAT Council gives Second Reading to Official Community Plan Amendment Bylaw No. 3018 to redesignate the subject property from “Suburban Residential” to “Urban Residential”;
2. THAT Council gives Second Reading of “Zoning Amendment Bylaw No. 2912” to create a new CD-30 Zone and rezone the property legally described as Lot A, District Lot 138, Comox District, Plan 2607 Except Parts in Plans 312R, 14210 and 29833 from R1-A to CD-30 and PA-2; and,
3. THAT Council direct staff to schedule and advertise a statutory Public Hearing with respect to the above referenced bylaws.

Carried

4.1.3 Local Government Development Approvals Program Funding Application (0400-20-UBCM)

Moved By Hillian

Seconded By Frisch

THAT based on the May 3rd, 2021 staff report entitled “Local Government Development Approvals Program Funding Application” Council approve Option No. 1 as follows:

1. THAT Council support an application to the Local Government Development Approvals Program based on the general projects outlined in this report; and,

2. THAT Council authorize staff to submit the application package to the UBCM and support staff providing overall grant management if successful.

Carried

5. EXTERNAL REPORTS AND CORRESPONDENCE FOR INFORMATION

5.1 Union of BC Municipalities (UBCM) Provincial Response to 2020 Resolutions RE: Provincial Government Funding Increase for BC Housing (0400-20)

Moved By McCollum

Seconded By Frisch

THAT the correspondence dated April 15th, 2021 from the Union of BC Municipalities (UBCM) regarding the provincial response to 2020 resolution "Provincial Government Funding Increase for BC Housing", be received for information.

Carried

5.2 Ministry of Environment and Climate Change Strategy - Support for Property Assessed Clean Energy (PACE) BC (0410-20)

Moved By Frisch

Seconded By McCollum

THAT the correspondence dated April 23rd, 2021 from Minister George Heyman, Ministry of Environment and Climate Change Strategy, thanking the City of Courtenay for its letter of support for the Property Assessed Clean Energy (PACE) BC Program, be received for information.

Carried

5.3 Comox Valley Regional District RE: Bylaw No. 654 - Comox Valley Economic Development Service Conversion Bylaw No. 345, 2016, Amendment No. 1 (0470-20)

Moved By Hillian

Seconded By Cole-Hamilton

THAT the correspondence dated April 28th, 2021 from the Comox Valley Regional District (CVRD) regarding Bylaw No. 654, "Comox Valley Economic

Development Service Conversion Bylaw No. 345, 2016, Amendment No. 1", be received for information; and,

THAT the City of Courtenay consent to the adoption of the Comox Valley Regional District Bylaw No. 654 being "Comox Valley Economic Development Service Conversion Bylaw No. 345, 2016, Amendment No. 1" under section 346 of the Local Government Act.

Carried

5.4 Letter from Courtenay Hoteliers RE: Municipal and Regional District Tax (MRDT) - Destination Marketing Organization (DMO) (0400-20)

Moved By Hillian

Seconded By Morin

THAT the correspondence dated April 26th, 2021 from Courtenay hoteliers regarding the Municipal and Regional District Tax (MRDT) and Destination Marketing Organization (DMO), be received for information.

Carried

6. INTERNAL REPORTS AND CORRESPONDENCE FOR INFORMATION

6.1 Briefing Note - Request for Funding - LUSH Valley Food Action Society's Good Food Box Program (0250-20-LUSH)

The May 3rd, 2021 Briefing Note, "Request for Funding - LUSH Valley Food Action Society's Good Food Box Program" was received for information.

6.1.1 LUSH Valley Food Action Society - Revised Request for Funding

The attached correspondence dated April 21st, 2021 from LUSH Valley Food Action Society, "LUSH Valley Revised Request for Funding to City of Courtenay April 21, 2021 - Briefing", was received for information.

Arising from discussion, Council passed the following resolutions:

Moved By Hillian

Seconded By McCollum

THAT the DEFERRED Item 8.3 *LUSH Valley Food Action Society - Good Food Box Program Funding* from the April 19th, 2021 Regular Council Meeting Agenda be brought forward for Councils' consideration at this time.

Carried

Moved By Morin
Seconded By McCollum

THAT in response to the January 18th, 2021 LUSH Valley Food Action Society's delegation and request for funding to support local food purchasing for vulnerable populations and continue their "Good Food Box" program into 2021 during COVID-19;

THAT Council approve \$60,000 in funding out of the \$200,000 that was identified as available in 2021 for other unexpected costs and revenue losses from the Provincial COVID-19 Safe Restart grant funds.

Carried

Councillor Morin clarified that she is not a member of the Board for the LUSH Valley Food Action Society; Councillor Morin is a member of the Comox Valley Food Policy Council which is a separate entity.

7. REPORTS/UPDATES FROM COUNCIL MEMBERS INCLUDING REPORTS FROM COMMITTEES

7.1 Councillor Cole-Hamilton

Councillor Cole-Hamilton mentioned that as Acting Mayor for the month of April, he participated in Emterra's Cheque Presentation of over \$3,400.00 to the Comox Valley Healthcare Foundation (CVHF), along with Mayor Arnott, Town of Comox; Dave Ross, Emterra North Island Operations Manager; and Bill Anglin, President, CVHF Board. Emterra makes an annual contribution to CVHF based on tonnes of recyclables collected in the Town of Comox and City of Courtenay.

7.2 Councillor Hillian

Councillor Hillian reviewed his attendance at the following events:

- K'ómoks First Nation (KFN) Main Treaty Table meeting
- Comox Strathcona Regional Hospital District Board meeting
- *Indigenous Awareness and Indigenous Relations Corporate Virtual Training* Online Course hosted by CVRD
- Lunch and Learn session with Staff and Council re: Flood Management
- Comox Valley Sewage Commission meeting
- Comox Valley Water Committee meeting
- CVRD Board meeting (2 Total)
- Comox Valley Community Justice Centre Board meeting

- Climate Caucus Elected Members meeting
- Comox Strathcona Waste Management (CSWM) Board meeting
- Comox Youth Climate Council Earth Day event
- Kus-kus-sum: CAO Briefing meeting
- Shelter Spaces meeting with leadership of the Comox Valley Coalition to End Homelessness (CVCEH), BC Housing and City staff
- K'ómoks First Nation (KFN) Chief & Council meeting with CVRD

Councillor Hillian mentioned that it is Small Business BC Awards Week and there are three local businesses up for awards: CORE Landscape Products, Spirits of the West Coast Art Gallery, and Bigfoot Donuts.

Councillor Hillian also acknowledged the passing of Wayne Bradley, a longtime community activist who founded the World Community Development Education Society and World Community Film Festival; and brought the first Fair Trade coffee to the community that continues to be sold in local supermarkets.

7.3 Mayor Wells

Mayor Wells reviewed his attendance at the following events:

- Meeting with K'ómoks First Nation (KFN) and City staff regarding the Official Community Plan (OCP)
- Call with Ministers Osborne and Farnsworth; received commitment that volunteer firefighters, as first responders, will be placed on the priority list to receive the COVID-19 vaccine
- April 28th Day of Mourning event
- Meeting with Downtown Courtenay Business Improvement Association (DCBIA)
- Comox Valley Chamber of Commerce Annual General Meeting (AGM) - Swearing in Directors
- Call with Comox Valley Chamber of Commerce and Minister Heyman regarding regional highlights of the provincial budget

Mayor Wells mentioned the *Comox Valley Dine Around: Patio and Takeout* event taking place from April 21st to June 1st, 2021 in the Comox Valley.

8. RESOLUTIONS OF COUNCIL

8.1 Councillor Cole-Hamilton Resolution - Submission to Union of BC Municipalities (UBCM) - Immediate Protection for all at-risk Old Growth Forests in BC

Moved By Cole-Hamilton

Seconded By Frisch

1) THAT staff be directed to submit the following resolution for consideration at the 2021 UBCM Convention:

Immediate Protection for all at-risk Old-growth Forests in BC.

WHEREAS ancient high productivity (big tree) old-growth ecosystems are globally one of the most valuable climate mitigation and resiliency assets in terms of carbon storage, sequestration, protection against wildfire, storage of water and bank of biodiversity;

WHEREAS the Premier of British Columbia has stated that the Government of British Columbia would implement the Old-Growth Strategic Review Report “in its totality”, and the Union of British Columbia Indian Chiefs passed a resolution “call[ing] for the provincial government to take immediate and sustained action to ensure that the report’s recommendations are carried out, with First Nations included and consulted every step of the way;”

THEREFORE BE IT RESOLVED THAT the UBCM call on the provincial government to immediately defer logging in all high productivity, rare, oldest, and most intact old-growth forests as recommended by the Old-Growth Strategic Review, until all 14 of the panel’s recommendations have been implemented, including deferrals in such at-risk old-growth forests as the headwaters of Fairy Creek, the Upper Walbran Valley, Nahmint Valley, Eden Grove, Edinburgh Mountain, Upper Tsitika Valley, East Creek, Klaskish Valley, Nimpkish Lake and the Inland Old-Growth Temperate Rainforest; and,

THAT the UBCM call upon the Government of British Columbia to allocate funding to enact these deferrals in an economically just manner, in the full spirit of reconciliation and to support the economic transition of affected First Nations and non-First Nations communities from unsustainable old-growth logging to the development of long-term sustainable local economies.

AND, 2) THAT a copy of the aforementioned resolution be sent to the Province of BC, attention Premier John Horgan, for information.

Carried

8.2 In Camera Meeting

Moved By McCollum

Seconded By Frisch

That a Special In-Camera meeting closed to the public will be held May 3rd, 2021 at the conclusion of the Regular Council Meeting pursuant to the following subsections of the *Community Charter*:

- 90 (1) (c) labour relations or other employee relations;
- 90 (1) (k) negotiations and related discussions respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public;
- 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

9. UNFINISHED BUSINESS

See Item 6.1 Briefing Note - Request for Funding - LUSH Valley Food Action Society's Good Food Box Program (*Under 6. Internal Reports and Correspondence for Information*) regarding Item 8.3 carried forward from the April 19th, 2021 Regular Council Agenda.

10. NOTICE OF MOTION

11. NEW BUSINESS

12. BYLAWS

12.1 For First and Second Reading

12.1.1 Zoning Amendment Bylaw No. 3027, 2021 - 1814 Grieve Avenue

Moved By Frisch

Seconded By Cole-Hamilton

THAT "Zoning Amendment Bylaw No. 3027, 2021" pass first and second reading.

Carried

12.2 For Second Reading

12.2.1 Official Community Plan (OCP) Amendment Bylaw No. 3018, 2020 (Lot A [2650] Copperfield Road)

Moved By McCollum

Seconded By Morin

THAT "Official Community Plan (OCP) Amendment Bylaw No. 3018, 2020" pass second reading.

Carried

12.2.2 Zoning Amendment Bylaw No. 2912, 2020 (Lot A [2650] Copperfield Road)

Moved By Cole-Hamilton

Seconded By McCollum

THAT "Zoning Amendment Bylaw No. 2912, 2020" pass second reading.

Carried

12.3 For Final Adoption

12.3.1 2021 Tax Rates Bylaw No. 3033, 2021

Moved By Hillian

Seconded By Frisch

THAT "2021 Tax Rates Bylaw No. 3033, 2021" be finally adopted.

Carried

13. ADJOURNMENT

Moved By Frisch
Seconded By Hillian

THAT the meeting now adjourn at 5:24 p.m.
Carried

CERTIFIED CORRECT

Corporate Officer

Adopted this 17th day of May, 2021

Mayor

