



## Council Meeting Highlights March 27, 2017

Please note Council meeting highlights are not a substitute for the City's comprehensive Council meeting minutes, found on the City website: [www.campbellriver.ca](http://www.campbellriver.ca). Council meeting agendas, minutes and webcasts are available from the link on the homepage. Find archives of Council Meeting Highlights at: [www.campbellriver.ca/councilmeetinghighlights](http://www.campbellriver.ca/councilmeetinghighlights)

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### **Public hearing for rezoning Quinsam Heights property**

A public hearing was held for the rezoning application of a small portion of the property at 200 Nikola Rd. from commercial to residential. The rezoning would align with the remainder of the parcel and create one zone for residential purposes. Council will consider the rezoning application at the April 10 meeting.

### **Community garden considered in Charstate Park**

Greenways Land Trust representatives presented to Council on the value of a community garden at Charstate Park. Along with providing food security, socialization and a sense of community pride, the proponents said the community garden would encourage multiple uses of the park. They are actively seeking grant funding, volunteer services and labour and are requesting use of 13,000 square feet in a sunny area close to the children's playground to grow 42 plots of different sizes as well as fruit trees and berry plants.

Council directed City staff to work with the organizing committee to develop a proposal with recommendations for consideration.

### **Update on Canada geese in Campbell River estuary**

Campbell River Environmental Committee and Greenways Land Trust presented to Council on results of project to monitor Canada geese and related environmental damage in the Campbell River estuary. The presenters asked Council to support regional action to manage introduced Canada geese in sensitive ecosystems, particularly the estuaries of south-eastern Vancouver Island.

At the upcoming Association of Vancouver Island and Coastal Communities conference, Council will advocate for a Vancouver Island Canada Goose Management Partnership Program with support from Environment and Climate Change Canada, the BC Ministry of Environment and BC Ministry of Agriculture, local authorities and environmental non-governmental organizations to develop and implement long-term, evidence-based management actions.

Council directed that the Advisory Planning and Environment Commission discuss designating the Campbell River estuary a provincial wildlife management area, which would support proactive examination and identification of issues to reduce ecological damage and continue work to restore and care for the estuary into future.

### **New tourism management announced**

Council approved *Destination Think!* as Campbell River's new tourism services provider. Value of this work will be up to \$600,000 annually for a period of three years with two one-year options to renew. One of the first tasks for the new tourism management team working on behalf of the City will be to consult with the Tourism Advisory Commission to determine the best location for operating the Visitor Information Centre, beginning in May. That service has been temporarily provided by the Museum at Campbell River.

Council also finalized a Tourism Advisory Committee bylaw to clarify membership representing Campbellton Neighbourhood Association, Downtown Heart of the City Business Improvement Area Society, Pier Street Association and Willow Point Business Improvement Area.

(For additional details, please see news release at [www.campbellriver.ca](http://www.campbellriver.ca) issued March 27, 2017.)

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### **Waterfront Task Force consultant approved**

Cohlmeier Architecture Ltd. will guide and take direction from the Waterfront Task Force in the community engagement process to develop suitable strategies for the City's 3.5-acre waterfront property. Council budgeted \$100,000 for this professional consulting service. (For additional details, please see news release at [www.campbellriver.ca](http://www.campbellriver.ca) issued March 27, 2017.)

### **Field user fees will continue to be waived for charity fundraising**

Use of City playing fields will continue to be free of charge for organizations hosting fundraising events for charity organizations. Under a new fee structure approved earlier in March, playing fields are now available to user groups on an hourly basis instead of a seasonal flat rate.

Field booking fees will be waived for charity fundraising events using the following criteria:

- 100 per cent of tournament proceeds must be donated to a qualifying charitable organization.
- Donations being made from tournament proceeds must be equivalent to a minimum of 50 per cent of the amount of fees waived by the City.
- Donations from tournament proceeds must be made to an external organization (tournament host organizations do not qualify to receive proceeds).
- Prior to the event, the City must receive a deposit equal to the amount of fees being waived (to be cashed if reporting requirements are not met).
- Reporting requirements include a full financial report to the City no later than 60 days after the event is held along with proof of donation (a copy of the receipt from the charitable organization or of the cancelled cheque to charitable organization).

Council gave first three readings to the Field User Fees bylaw and will consider adoption at the April 10 meeting.

### **Support for affordable housing**

- Council approved assistance to fund up to \$31,000 for land use application fees, development fees and charges related to the Campbell River Head Injury Society's request for financial support. Council also waived the requirement for both landscaping and building bonds, and directed staff to report back on funding strategy for the development cost charges totaling \$68,000.
- The City will provide a grant-in-lieu for \$23,000 in land use application fees associated with Habitat for Humanity construction at 477 Hilchey Rd., with \$13,582 provided in 2017 and the remainder from 2018 and 2019. Funding source will be the community land development account. Council also passed a motion to waive the requirement for both landscaping and building bonds at an estimated value of \$29,233.
- Council also directed staff to report back on a funding strategy for the development cost charges and direct payments to third parties totaling \$125,365 with \$98,665 in 2017 and the remainder in 2018 and 2019.

### **Duplex approved for 661 Dogwood St.**

Council gave third reading and adopted a zoning amendment to allow a duplex to be constructed at 661 Dogwood St. This zoning amendment allows for the subject parcel to have a single family dwelling with or without a secondary suite or one two-family residential dwelling or duplex in the central Campbell River neighbourhood. The zoning amendment is consistent with the applicable Sustainable Official Community Plan policies and guidelines relating to housing and the neighbourhood designation.

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### **Proposed road closure and dedication for 16<sup>th</sup> Avenue at Petersen Road**

Council gave first and second reading to a bylaw to close and dedicate the lane behind 1630 – 16<sup>th</sup> Ave. to consolidate the property with adjacent lots. Approval was received from the Province and the required public notification process has been completed.

### **April 10 public hearings for multiple zoning bylaw amendments**

- An application will be considered for both 1550 Island Highway South and 1822 Island Highway South. Both applications are to change zoning to allow for a secondary suite to be constructed in the Willow Point neighbourhood. This zoning amendment would allow for the subject parcels to have a single family dwelling with or without a secondary suite and would be consistent with applicable Sustainable Official Community Plan policies and guidelines relating to housing and the neighbourhood designation.
- An application will be considered to rezone 134 Country Aire Drive to allow installation of a secondary suite in this single family dwelling. The applicant held a neighbourhood public meeting on Feb. 19 and gained three letters from neighbours supporting the application.
- A zoning bylaw amendment will be considered to update the public utilities definition and clarify how and where public utilities are permitted in the City. The zoning bylaw has requirements for siting of utilities. These amendments are proposed to provide greater clarity when interpreting and implementation of the zoning bylaw.

### **Zoning Bylaw review and consultation process expanded**

Council directed that the scope of work on this project include moving development permits from the Sustainable Official Community Plan to the Zoning Bylaw, which would increase costs up to \$5,000, and that Provincial Building Act and Building Code updates be incorporated into the Zoning Bylaw, which would increase costs up to an additional \$30,000. Council approved the amendment of the 2017-2021 Financial Plan accordingly.

### **New jet fuel delivery trucks for airport**

Council approved the purchase of two trucks deliver jet fuel to the Campbell River Airport and will incorporate this cost into the total budget for the new airport fueling facility. The \$1,310,000 project is funded partially by \$903,750 from the British Columbia Air Access Program (provides cost-sharing grants to assist airports with infrastructure improvements), \$100,000 from the Airport Reserve and \$306,250 from the Capital Lending Reserve. Proceeds generated from fuel sales are expected to payback funds to the Airport Reserve within five years. The trucks will be purchased from Tremcar Industries Inc. for \$614,292, excluding GST. The 2017-2026 Financial Plan will be amended accordingly.

### **Airport fees and charges review proposed**

The Airport Commission has proposed a \$2.25 increase for airport improvement fees in both 2017 and 2018. That would increase fees from \$4 per passenger per flight to \$6.25 in 2017 and \$8.50 in 2018. Council will consider the amendment to airport operations bylaw at a meeting in April.

### **Council supports 2017 Wings 'n Wheels event**

Council will send a letter to the Department of National Defence confirming the City's support and permission for activities related to the 2017 Wings 'n' Wheels event at the Campbell River Airport on July 16. The Wings 'n' Wheels event has been held at the Campbell River Airport the last three years. The event is a fundraiser for TeenFlight Campbell River, which introduces local teens to aviation.



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### **Water System Strategic Action Plan Update – Final Report**

Council endorsed, as City policy, the Water System Strategic Action Plan Update prepared by Koers & Associates Engineering dated February 2017.

The Water System Strategic Action Plan is a document that outlines the improvements to the City's water system to accommodate community growth. This updated report reflects the new water supply system that is currently under construction and incorporates the Snowden water system that was previously included in a separate document. This report does not address the renewal or replacement needs of the water system.

The updated WSSAP reflects changes being made for the new water supply system and provides a \$16.5 million reduction in capital costs over the next 10 years.