

HIGHLIGHTS of JANUARY 30, 2025, 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.

CORPORATE SERVICES UPDATES

Advertising and Public Notice Practices and Requirements

(Presented during the Committee of the Whole meeting on January 28, 2025.)

Council received a report from staff outlining current practices, requirements and options for City advertising and public notices. City practices look to meet all requirements in the *Community Charter* and *Local Government Act* and to inform the public in modern, effective, flexible, and efficient ways. This helps foster open, transparent, and accessible public communications.

For general advertising, the City purchases ads in publications that provide the best value and return given the advertising objectives and the latest data on community preferences. When notice is required to be given, as stipulated in legislation and by other levels of government, the City follows Public Notice Bylaw No. 3938.

Council directed staff to implement changes in the public notice process and amend Public Notice Bylaw No. 3938 and Council Procedure Bylaw No. 3277 accordingly. The amendments will highlight:

- Two required public notices will be posted: one on the City's social media channels and another on the City's website.
- A third public notice will be posted in the local newspaper, referring readers to the first two posting locations and the public notice board.
- The public notice posting place will be a public notice board at City Hall.

Downtown Business Improvement Area Renewal

Council directed staff to prepare documentation to renew the Campbell River Downtown Business Improvement Area bylaw for five years from January 1, 2025, to December 31, 2029. A request from the Campbell River Downtown Business Improvement Association (Downtown BIA) to renew the bylaw by Council initiative was approved.

The renewed bylaw will reflect changes to expand the boundaries of the BIA to include businesses on 11th Avenue, from Cedar Street to Dogwood Street. The Downtown BIA's budget in 2024 was \$85,277. Under the renewed bylaw, the Downtown BIA's budget will increase year-over-year, from \$103,430 in 2025 to \$116,461 in 2029. All the money granted for the Downtown BIA's budget under the renewed bylaw will be collected from property owners within the BIA; it is not funded through taxation. The Downtown BIA will pay the City a one-time setup fee of \$5 per parcel and an annual administration fee of two per cent of the amount granted for its budget each year.

Under the Council initiative method, the City will notify property owners within the prescribed area of the proposal of the initiative. Qualifying property owners will have 30 days to petition against the initiative. Only property owners of BC Assessment Class 5 (Light Industry) or Class 6 (Business and other) properties may petition against a business improvement area. The proposal will be defeated if the City receives a petition against the initiative that includes 50% of the property owners, who must also hold a majority of the assessed value of the land and improvements within the specified area.

DEVELOPMENT SERVICES UPDATES

Development Applications Status Report

(Presented during the Committee of the Whole meeting on January 28, 2025.)

Council received a Development Application Status Report for information. Since the last report was provided to Council 22 new development applications have been received and 18 have been completed.

COMMUNITY SAFETY UPDATES

2025 UBCM Emergency Operation Centre Regional Grant Opportunity

Council directed staff to work in partnership with the Strathcona Regional District (SRD) to apply to the Union of BC

Municipalities for funding under the 2025 Community Emergency Preparedness Fund Emergency Support Services and Emergency Operation Centre grant programs. The SRD will apply on the City's behalf. If successful, the funding will enable the City to enhance its video conferencing technology when there is a need to mobilize an Emergency Operations Centre for effective communication, coordination and response during emergency situations.

Nuisance Lighting Regulations

Council gave third reading to Public Nuisance Amendment Bylaw No. 3964, 2024, and Ticketing for Bylaw Offences Amendment Bylaw No. 3979, 2024, which look to regulate nuisance lighting.

The proposed regulations are intended to prevent floodlighting, spotlighting and directional lighting from shining beyond the properties they protect onto residential areas; they also limit the allowable intensity of lantern style lights to reasonable levels. The changes proposed in the bylaw are informed by research into suitable levels for incandescent bulbs and LED lighting and are not intended to inhibit the effectiveness of security lighting.

Council directed staff to explore options for bylaw and/or policy development to address vexatious complaints ahead of Bylaws No. 3964 and 3979 being considered for adoption.

COMMUNITY PLANNING AND LIVABILITY UPDATE

Interim Housing Needs Report

Council received a report and presentation about interim housing needs in Campbell River.

The Province of BC requires local governments to complete Interim Housing Needs Reports (HNR) to help better understand and address housing needs. The City's Interim HNR will also provide housing projections for the Official Community Plan and Zoning Bylaw reviews, which are underway, to aid City community growth planning for the next 20 years.

Key findings from the City's Interim HNR show an increase in housing demand when compared to Housing Needs Assessment findings from 2020. The Needs Assessment projects a five-year housing need of 2,842 units between 2021 and 2026, averaging 568 units annually, and a 20-year need of 8,294 units between 2021 and 2041, averaging 415 units annually. However, from 2021 to 2024, the City permitted an average of 326 housing units annually.

While external factors such as construction labour capacity, material costs, market demand and interest rates remain challenges beyond the City's control, staff continue to work on initiatives to improve the permitting process, including:

- Zoning reforms to comply with the Province's *Bill 44: Housing Statutes (Residential Development) Amendment Act, 2023*, and small-scale, multiple housing unit legislation
- City-led land acquisition and development, such as the recently announced [Reimagine the Row](#) project
- Investment in infrastructure, particularly downtown, and other future housing-related initiatives funded through the federal government's Housing Accelerator Fund (HAF)

Staff will monitor the uptake of the various initiatives and recommend further incentives if the City does not meet the new housing targets established by the Province.

MAYOR AND COUNCIL UPDATE

Truck Loggers Association Convention

Councillor Sinnott provided a verbal update regarding recent attendance at the annual Truck Loggers Association (TLA) convention. Mayor Dahl, Councillor Smyth and Councillor Sinnott attended. Mayor Dahl and members of Council met with and heard from industry leaders and professionals, TLA members, policymakers, and politicians, and advocated on behalf of the community on the importance of the forestry sector for economic vitality in Campbell River.