

Biodiversity Conservation – Habitat Acquisition Trust

- This organization has partnered with government organizations and communities to restore and maintain natural habitat in Saanich by establishing covenants on private property, researching endangered species and conducting door-to-door “Good Neighbours” programs on the Colquitz River and Tod Creek.

Sustainability – Jawl Properties

- This organization has the largest portfolio of BOMA BEST certified buildings on Vancouver Island which provides environmental performance certification for existing buildings.
- Jawl Properties demonstrates a strong commitment to sustainability and environmentally responsible business practices and has taken the extra step to educate and inform their tenants on sustainability issues.

Long Term Achievement – Rithet’s Bog Conservation Society

- The Rithet’s Bog Conservation Society was formed in 1990 and has worked since to restore portions of the bog for waterfowl habitat, remove invasive species and enhance habitat for native species.

Minutes

ADOPTION OF MINUTES

MOVED by Councillor Brice and Seconded by Councillor Derman: “That Council adopt the minutes of the May 25, 2015 Special Council and Council meetings.”

CARRIED**BYLAWS**

2870-30
Inverness
Road/Glasgow
Avenue

ZONING BYLAW AMENDMENT – CREATE A NEW RA-9 (APARTMENT) ZONE

Final Reading of the “Zoning Bylaw, 2003, Amendment Bylaw, 2014, No. 9283”. To create a new RA-9 (Apartment) Zone with apartment, congregate housing, home occupation office and day care for children, and accessory buildings and structures as permitted uses.

MOVED by Councillor Wergeland and Seconded by Councillor Brownoff: “That Bylaw No. 9283 be adopted by Council and the Seal of the Corporation be attached thereto.”

CARRIED**with Councillor Derman OPPOSED**

2870-30
Inverness
Road/Glasgow
Avenue

REZONING FOR MULTI-FAMILY RESIDENTIAL BUILDINGS ON INVERNESS ROAD AND GLASGOW AVENUE TO RA-9

Final Reading of “Zoning Bylaw, 2003, Amendment Bylaw, 2014, No. 9284” and approval of Development Permit DPR00561. Rezoning from RS-6 (Single Family Dwelling) Zone to RA-9 (Apartment) Zone for proposed two, four-storey, multi-family residential buildings.

MOVED by Councillor Brice and Seconded by Councillor Wergeland: "That Bylaw No. 9284 be adopted by Council and the Seal of the Corporation be attached thereto."

**CARRIED
with Councillor Derman OPPOSED**

MOVED by Councillor Brownoff and Seconded by Councillor Brice: "That Development Permit DPR00561 be approved and issued on Lot 13 (1000 Inverness Road), Lot 12 (1006 Inverness Road), Lot 11 (1010 Inverness Road), Lot 14 (3315 Glasgow Avenue), Lot 15 (3321 Glasgow Avenue), Lot 16 (3329 Glasgow Avenue), Lot 17 (3333 Glasgow Avenue) and Lot 18 (3339 Glasgow Avenue), all Section 63, Victoria District, Plan 1781."

**CARRIED
with Councillor Derman OPPOSED**

PUBLIC INPUT

K. Harper, Bonair Place, stated:

- The strategies identified in the Governance Review Roadmap should be considered broadly.
- A citizens committee is missing from the process; the committee, with assistance from a facilitator, would make recommendations to Council on public participation opportunities.
- It is important that the committee consists of residents, not Council.

H. Charania, Genevieve Road, stated:

- In relation to the Governance Review, it is important to identify the challenges and opportunities when reviewing the issues and gaps; residents would like facts and figures and public education will be important.
- He questions the percentage of residents who are in default of their utility bills; the reference to the Criminal Code with respect to the allowable penalty for utility billing is questionable.
- A 5% penalty is punitive; other utility companies do not charge that high of a penalty.

O. Tennant, on behalf of Tri-Eagle Development Corporation, stated from the letter submitted by Tri-Eagle Development Corporation:

- Tri-Eagle is in support of the Home Renovation Tax Credit and Review of the "Down-Loaded" Building Codes reports.
- More economic tools are needed to incentivize individual property owners in the commercial and residential sector to upgrade their homes and businesses; a specific tax credit would encourage property owners to bring their buildings up to the current environmentally-friendly building code.
- Housing affordability is lessened by increased costs being incurred by the builder for smaller, two-storey homes; imposing regulations on such items as rain screen and mandatory seismic engineering onto two-storey buildings is not necessary and those costs are passed on to the purchaser.

C. Edge, Executive Director of Victoria Residential Builders Association, stated:

- Renovations to homes reduce greenhouse gas emissions and help owners save money; a Home Renovation Tax Credit promotes health and safety of home owners, creates skilled labour jobs and discourages the underground construction economy.

- A tax credit would encourage home owners to use professional contractors for such things as asbestos removal.

- Building code requirements such as exterior rain screens and seismic upgrades are not necessary for smaller homes; construction of homes is being regulated by Building Codes which limits affordability.

J. Sercombe, Limona Construction Ltd., stated:

- Seismic engineering costs and the cost of material and labour increases the price of homes; the National Building Code will not change unless there is pressure placed on the government to make changes.

R. Wickson, Inez Drive, stated:

- How the increase in utility bills will affect residents on fixed incomes is a concern.

- The ballot question asked if residents wanted a community-based review; community consultation should take place at the beginning of the process.

H. Wolf, Kincaid Street, stated:

- Forcing small builders to follow the Building Code could result in cutting corners to save money; there is no evidence that rain screens should be a requirement for small dwellings.

RESOLUTIONS FOR ADOPTION

1050-20

Commonwealth
Games

2022 COMMONWEALTH GAMES

Request to consider Greater Victoria as an alternate host for the 2022 Commonwealth Games.

MOVED by Councillor Brice and Seconded by Councillor Haynes: “That Mayor Atwell, on behalf of the Municipality of Saanich, be authorized to sign the letter to the President of the Commonwealth Games Federation (CGF) supporting the proposal to have Greater Victoria as an alternative host for the 2022 Commonwealth Games.”

Councillor Brice stated:

- It is unlikely that the proposal will come to fruition; however, there is overwhelming support for this initiative within Greater Victoria.
- Saanich was the hub of the 1994 Commonwealth Games.

Councillor Brownoff stated:

- Including a deadline for notification to host the games should be included in the letter to the CGF because of the planning requirements.

Mayor Atwell stated:

- It will be a collaborative effort if the region is selected to host the games.

Councillor Derman stated:

- The 1994 games were highly successful; benefits to the community include increased tourism.
- Saanich has the Infrastructure and the residents with expertise in place.
- The organizing committee may have a proviso in their constitution to ensure that host cities have sufficient time to properly plan for the games.

Councillor Haynes stated:

- The organizing committee understands the timelines required for planning the games.
- He questions whether there is interest in exploring the opportunity to host other future Commonwealth Games.
- Being selected to host the games will raise Saanich's profile and provide economic benefit to the region.

Councillor Wergeland stated:

- The allocation of costs relating to security and facility upgrades is outlined in the letter to the CGF.

The Motion was then Put and CARRIED

5370-30
2017 55+ BC
Games

2017 55+ BC GAMES REGIONAL BID

Report of the Director of Parks and Recreation dated June 5, 2015 recommending Council provide a letter of support for a regional bid to be included in the submission; and approve in principle, subject to the success of a regional bid for the 2017 55+ BC Games, a funding contribution of \$20,000 and an equitable share of the \$55,000 in-kind contribution.

MOVED by Councillor Brice and Seconded by Councillor Derman: "That Council:

- 1. Provide a letter of support for a regional bid to be included in the submission; and**
- 2. Approve in principle, subject to the success of a regional bid for the 2017 55+ BC Games, a funding contribution of \$20,000 and an equitable share of the \$55,000 in-kind contribution."**

Councillor Brice stated:

- Hosting the games will boost economic development in the community.
- This is a positive undertaking for the community.

Councillor Derman stated:

- This is an event that provides economic stimulus and benefit to the community.
- The region is a natural to host these types of events because infrastructure and expertise is already in place.

Councillor Plant stated:

- This is a wonderful opportunity for the community.

Councillor Murdock stated:

- The funding request is reasonable; Saanich parks and facilities are well represented in the list of possible venues.

Councillor Wergeland stated:

- He questions if Saanich is interested in applying to host the games in 2018 or 2019.

In response to a question from Council, the Director of Parks and Recreation stated that applications to host the games are considered for the specific years that are applied for.

Councillor Haynes stated:

- It would be good to explore bidding to host the games for all three years; the region is being recognized as a centre of excellence.
- Hosting the event increases economic development and recognition.

Councillor Sanders stated:

- She is supportive of the initiative; this is an excellent opportunity for the community.

Mayor Atwell stated:

- If successful, the region will benefit economically; possible venues are already in place.

The Motion was then Put and CARRIED

5170-20

Canada 150
Community
Infrastructure
Program

CANADA 150 COMMUNITY INFRASTRUCTURE PROGRAM

Report of the Director of Parks and Recreation dated June 5, 2015 recommending Council approve an application to the Canada 150 Infrastructure Program for the rehabilitation of the Bert Richman Building (adjacent to the Gordon Head Recreation Centre) in the amount of \$500,000 with \$250,000 drawn from Parks and Recreation annual capital in the 2016 and 2017 budget years as the required matching funds.

MOVED by Councillor Derman and Seconded by Councillor Brownoff: "That Council approve an application to the Canada 150 Community Infrastructure Program in the amount of \$500,000 with \$250,000 drawn from Parks and Recreation annual capital budget in the 2016 and 2017 budget years as the required matching funds."

In response to questions from Council, the Director of Parks and Recreation stated:

- The matching funds required for the grant can be assigned from the 2016 and 2017 Parks and Recreation budget.
- A detailed design will identify the list of items, under option 2, that are essential and work that can be deferred until supplemental funding can be secured in future years.
- If the requested grant funding is received, the remaining money needed to fund option 2 could be generated through community fundraising.
- Nothing precludes the additional work being done if funding is available.
- There is structural and foundational work to be done; rehabilitation will extend the building life another 20 years.
- A key component of the grant program is rehabilitation; there is a limit on expansion not to exceed 30% of existing building envelope.
- Removal of the underground oil tank is included in option 2.

In response to questions from Council, the Director of Engineering stated:

- A contingency is built into the order of magnitude depending on the advancement of the project (conceptual to detailed design); this can typically range from 10% to 50%.
- Because of the early stage of this project, the contingency identified in the order of magnitude estimate could range between 35%-50%.

The Motion was then Put and CARRIED

5370-30
RFP 46/14

REQUEST FOR PROPOSAL 46/14 – CONSULTING ENGINEERING SERVICES – GLANFORD AT MANN INTERSECTION IMPROVEMENTS

Report of the Director of Engineering dated June 2, 2015 recommending Council award Request for Proposal 46/14 for Construction Services and Contract Administration, and change orders within project budget, to AECOM Canada Ltd. in the amount of \$122,525 (excluding GST).

MOVED by Councillor Plant and Seconded by Councillor Haynes: “That Request for Proposal 46/14 for Construction Services and Contract Administration, and change orders within project budget, be awarded to AECOM Canada Ltd., in the amount of \$122,525 (excluding GST).”

In response to questions from Council, the Director of Engineering stated:

- An upset fee takes into account the design and construction phases and potential costs; the total fees are over \$200,000 therefore Council must approve.

The Motion was then Put and CARRIED

1790-20
Governance
Review

GOVERNANCE REVIEW – COMMUNICATIONS AND ENGAGEMENT ROADMAP

Report of the Chief Administrative Officer dated June 8, 2015 recommending Council provide staff with feedback and direction on the draft Communications and Engagement Roadmap – Governance Review Initiative.

Councillor Brice stated:

- The report should be referred back to the consultant indicating that there is an interest in incorporating a citizen-led committee in the process.

Mayor Atwell stated:

- A Governance and Cooperation Standing Committee would include members of Council, staff and citizens; it would allow the opportunity for the public to be involved.
- He looks to a member of Council to lead the Standing Committee.

Councillor Derman stated:

- The intent was to have a citizen-led process, with Council overseeing; individuals should not be able to control the process.
- It will be important to provide information and education to the public throughout the process.
- It is preferable to refer the report back to the consultant for recommendations on creating a citizen-led committee.

- Although this is a Saanich-based initiative, it will look at the entire region; considerations for the committee should be how well the region is doing, outlining a vision and framework for the committee and how goals are to be accomplished.

MOVED by Councillor Derman and Seconded by Councillor Brice: “That the Proposed Communications and Engagement Roadmap be referred back to CitySpaces Consulting Ltd. with the purpose of determining how the process could be structured as a citizen-led initiative and that CitySpaces Consulting Ltd. engage with residents to get feedback on how a citizen-led committee could be structured.”

Mayor Atwell stated:

- The report was initiated six months ago; there is a clear indication from the public that the process should be citizen-led.
- A committee of Council should also be considered.

Councillor Haynes stated:

- The citizen engagement process is missing from the report; composition and size of the committee, terms of reference and timelines for consultation should be considered.

Councillor Derman stated:

- The report is a good starting point for the process; there are experienced residents that would be an asset to the committee; having a citizen-led committee will bring greater involvement and ownership.
- It will be important not to let interest groups take over the process.

Councillor Murdock stated:

- An opportunity for citizens to lead the process is needed; the consultant will provide structure and guidance on the most appropriate process.

In response to questions from Council, the Chief Administrative Officer stated:

- The cost of the consultant for the full scope of work is up to \$14,000.

Councillor Brownoff stated:

- A third-party is needed to lead the committee and coordinate the process; the key messaging should include identifying issues, gaps, challenges and opportunities.
- The report does not include how many fee for services Saanich has; there is concern about how we would get stakeholders together.
- It is important to ensure the greatest outreach to diverse populations; education is also important.
- The proposed speaker series will be a powerful part of the process.

Mayor Atwell stated:

- He is concerned that \$14,000 has already been spent for the consultant to prepare the report and Council is now recommending it be sent back for further action.
- He recommends a Governance and Cooperation Standing Committee be formed.

In response to a question from Council, the Chief Administrative Officer stated:

- The purpose of discussing the report is to gather feedback that reflects the values and recommendations of Council.
- The report is a general framework; feedback from Council will be considered in moving the process forward.

Councillor Brownoff stated:

- She supports any committee recommended by Mayor Atwell; during the election, residents referred to having a citizen-led process.
- A facilitator is needed to guide the committee through the process.

Councillor Plant stated:

- He is interested in a Standing Committee; it is not appropriate to send the report back to the consultant.
- A Standing Committee would ask residents what they want rather than what a consultant wants.

Councillor Wergeland stated:

- The ballot question specified a citizen-led initiative; the process will reveal how Saanich may need to change in relation to governance.
- Council will ultimately need to make the decisions; residents opinions may vary.

Councillor Sanders stated:

- The speakers identified that a community-driven committee is missing from the report; a professional should coordinate the process.
- The report should be sent back to the consultant to recommend a process to move forward.

Councillor Brice stated:

- Significant community engagement is needed; citizens who volunteer to be part of the committee need to have a structure and support system throughout the process.
- The report is a basis; the process needs to be citizen-driven.

Councillor Haynes stated:

- Scope, timelines and terms of reference needs to be established.
- He wonders if it is possible to combine both a community-led initiative and a Standing Committee.
- It would have been helpful to have terms of reference for a Standing Committee.
- The speakers brought in for the speaker series should be local.

Mayor Atwell stated:

- The Standing Committee will draft their terms of reference.

Councillor Derman stated:

- Council has said that they did not want to design the process; it should be a citizen-led process.
- Expertise is needed to guide the process; open houses could be held to solicit ideas from the public.

- The citizen-led committee may recommend the formation of a Standing Committee; Standing Committees have a direct connection to Council which could be problematic.
- This should be an independent process led by the community in a manner that accomplishes Saanich's objectives; a consultant will determine what is the best way to structure the process to accomplish the objectives.

Councillor Plant stated:

- Consultation with citizens could be done through Town Hall meetings, committee meetings and meeting with Community Associations.
- A Standing Committee could be created to work with the consultant.

Mayor Atwell stated:

- There has been no public consultation on this item to date and there appears to be no interest from Councillors to chair a Standing Committee.
- A Governance and Cooperation Standing Committee will be struck to make recommendations to Council.
- Citizens will draft the terms of reference and make recommendations to Council; members of Council and citizens will take part on the committee and administrative support will be provided.

**The Motion was then Put and CARRIED
with Mayor Atwell and Councillor Plant OPPOSED**

Mayor Atwell stated:

- Once the Standing Committee has been struck, items will have to be coordinated between the Standing Committee and the citizen-led committee.
- He asks members of Council to email him if they are interested in sitting on the Standing Committee.

MOVED by Councillor Haynes and Seconded Councillor Murdock: "That Council set aside time at a future open meeting to discuss the nature of Standing Committees."

Councillor Haynes stated:

- Council needs to understand more clearly how Standing Committees may be formed.

The Motion was then Put and CARRIED

RECOMMENDATIONS FROM COMMITTEES

1110-30

Water Utility Bylaw

UTILITY BILL PENALTIES

Recommendation from the May 27, 2015 Finance, Audit and Personnel Standing Committee that Council approve an amendment to the Water Utility Bylaw to impose a 5% penalty on balances unpaid after 45 days to commence in 2016, and that staff bring forward a Council policy to implement a one-time utility bill penalty reversal with conditions.

MOVED by Councillor Sanders and Seconded by Councillor Brice: "That staff be directed to bring to Council:

- 1. An amendment to the Water Utility Bylaw, No. 8124, to impose a five-percent (5%) penalty to be added to account balances remaining unpaid after forty-five (45) days from each billing date; and**
- 2. A Council policy to implement a one-time utility bill penalty reversal with the following conditions:**
 - a) One penalty removal regardless of the circumstances that led to late payment;**
 - b) A maximum of one penalty write-off will apply to owner(s)/tenant(s) on an account;**
 - c) Penalty removal applies to residential customers only;**
 - d) Penalty removal must be requested (in writing, by phone or email) and will not be automatically applied to accounts; and**
 - e) Commencement with the first billing cycle of 2016."**

In response to questions from Council, the Director of Finance stated:

- Our software is not able to provide the data in relation to the percentage of bills not paid on time.
- A 5% penalty is consistent with other municipalities within the region.
- Balance is needed between incentive to pay and being punitive.

Councillor Derman stated:

- Staff will have the authority to forgive a penalty if warranted and to recognize financial hardship.

Councillor Plant stated:

- The rate of penalty is consistent within the region; a one-time waiver is supportable.

In response to a question from Council, the Director of Finance stated that in her research, she could not confirm if the Province was exploring relief for utility billing.

Councillor Murdock stated:

- Saanich could make a recommendation to the Union of British Columbia Municipalities (UBCM) that the Province consider giving relief for utility billing.
- He appreciates that staff can give a one-time reversal of penalty; there are legitimate reasons why residents may not be able to pay their bills.
- When the bylaw was created, utility bills did not include water, sewer and garbage; the inclusion of these services has created a significant increase in billing.

Councillor Sanders stated:

- Staff have responded to community concerns; penalties are consistent within the region.
- The addition of the garbage, water and sewer charges on the utility bill has caused concern with residents.

Councillor Wergeland stated:

- There is a concern that the 5% penalty is excessive.

Councillor Haynes stated:

- The addition of the other services in the utility billing could cause hardship for residents.
- He wonders if a 3% or 4% penalty may be more reasonable.

MOVED by Councillor Brice and Seconded by Councillor Murdock: “That this item be referred back to the Finance, Audit and Personnel Standing Committee for further discussion and recommendations in relation to the proposed penalty on balances unpaid.”

Councillor Plant stated:

- The proposed rates and timelines are acceptable; there is a provision to forgive a late payment.

Councillor Derman stated:

- The tax load from the property tax has been shifted to utility billing resulting in increased costs.
- The UBCM should consider expanding the program that allows residents to defer property taxes to include deferring of utility billing.

Councillor Sanders stated:

- She supports a resolution to the UBCM on the option to defer utility bills.

Councillor Brownoff stated:

- A resolution to UBCM may be worthwhile.

Councillor Haynes stated:

- He wonders if other municipalities are bundling services in utility bills; there may be benefit in reviewing the charges.

Mayor Atwell stated:

- The Finance, Audit and Personnel Standing Committee attempted to bring the terms in line with other municipalities; 5% penalty is excessive given the fact that the other services have been bundled into the utility billing.
- More information is needed to see what services other municipalities include in their utility billing.

**The Motion was then Put and CARRIED
with Councillor Plant, Sanders and Wergeland OPPOSED**

REPORTS FROM MEMBERS OF COUNCIL

1410-04
Report - Home
Renovation Tax
Credit

HOME RENOVATION TAX CREDIT

Report from Councillor Haynes dated June 10, 2015 recommending Council endorse a resolution to the UBCM urging governments of British Columbia and Canada to create new tax credit programs for consumers to help encourage home renovations; and that letters on the same be sent to the Province and Members of Parliament.

MOVED by Councillor Haynes and Seconded by Councillor Plant: “That Council endorse the following resolution to the Union of British Columbia Municipalities (UBCM) for consideration at the 2015 convention, and also consider a letter to the Premier of British Columbia and to the Minister of Finance, the Minister Responsible for Housing and to local Members of Parliament, outlining these concerns:

WHEREAS the Quebec government has recently announced a new tax credit to encourage home renovations, and the Official Community Plan of Saanich and of municipalities across British Columbia and Canada recognize the importance of home renovations, housing variety, affordability, and adaptability in their communities’ quality of life, health, sustainability and economy;

WHEREAS housing renovations are recognized to help seniors stay at home, help the special needs of a family member or convert it to an intergenerational home, to create skilled employment for young people, and the use of the refundable tax credits for renovations are known to boost energy efficiency, local economies and reduce off-permit renovations;

THEREFORE BE IT RESOLVED that UBCM urge the governments of the Province of British Columbia and Canada to create new tax credit programs for consumers to help encourage home renovations.”

Councillor Haynes stated:

- There is significant benefit from a Home Renovation Tax Credit for renovations for older homes.
- The tax credit assists with improving the range of affordable housing, creating skilled employment opportunities and reducing the underground economy.

Councillor Plant stated:

- Municipalities need to take a role in creating new tax credits.

Councillor Derman stated:

- It is important to clarify the intent of the tax credit to prevent abuse.

Councillor Brownoff stated:

- The report should recognize some of the government programs that are in place and be clear in its’ intent; including asbestos removal is a good idea.

Councillor Wergeland stated:

- Saanich has established grants for residents who wish to upgrade secondary suites.

Councillor Brice stated:

- Tax credits have no value to someone who has no taxable income; she urges the Planning, Transportation and Economic Development Advisory Committee (PTED) to look at other opportunities to comment on housing policy focusing on low income residents.

Councillor Sanders stated:

- She would like to see the minutes of the PTED committee; success at the UBCM is contingent on how well the report is written.

Councillor Murdock stated:

- The deadline for UBCM resolutions is coming up; the suggestions tonight do not diminish the report.

In response to questions from Council, the Legislative Manager stated:

- Staff could assist in preparing supplemental information, reflecting the comments of Council, and include the minutes of this meeting and the information that was discussed at PTED.

Councillor Haynes stated:

- The purpose of the report is to raise awareness of the issue and have a discussion with residents in relation to controlling the impacts on housing affordability.

The Motion was then Put and CARRIED

1410-04

Report – Review
of “Down-Loaded”
Building Codes

REVIEW OF “DOWN-LOADED” BUILDING CODES

Report from Councillor Haynes dated June 10, 2015 recommending Council endorse a resolution to the Union of British Columbia Municipalities (UBCM) urging governments of British Columbia and Canada to undertake the review by appropriate, independent third parties of the “down-loading” of national building codes to two-storey homes under 2,000 square feet, and the impacts of this on housing affordability; and that letters on the same be sent to the Province and Members of Parliament.

MOVED by Councillor Haynes and Seconded by Councillor Plant: “That Council endorse the following resolution to the Union of British Columbia Municipalities (UBCM) for consideration at the 2015 convention, and also consider a letter to the Premier of British Columbia, the Minister Responsible for Housing and to local Members of Parliament outlining these same concerns:

WHEREAS recent changes to the BC Building Code impose national regulations from applicable larger buildings to smaller two-storey homes. Examples include exterior rain screens, energy efficiency and seismic engineering. The Victoria Residential Builders Association reports continuing to layer these and other regulations on new homes will lead to the extinction of affordable housing for the average British Columbia family;

AND WHEREAS affordable new housing and in particular affordable new work force housing is a key component to our municipal economic vibrancy and sustainability;

THEREFORE BE IT RESOLVED that the UBCM urge the governments of the Province of British Columbia and Canada to undertake a review, by independent third parties, of the appropriateness of provisions of the National Building Code on two-storey homes under 2,000 square feet, and the imposition of this on housing affordability.”

Councillor Haynes stated:

- Adding these requirements to smaller homes under 2,000 square feet, can add to the cost and removes affordable home ownership.
- A third-party, independent review of national building codes should be undertaken.

Councillor Derman stated:

- The intent is supportable; the regulations in the Building Code add to costs but are not primary factors in affordability.
- Land costs and demand are factors in affordability; it may be preferable to review the appropriateness of the National Building Code on small single family homes.

Councillor Sanders stated:

- She would like to review the minutes and report of the PTED meeting in relation to this discussion.
- Comments should be supported by specifics and facts.
- The Building Code is put in place to keep homes intact and efficient.

In response to questions from Council, the Director of Planning stated:

- Saanich was made aware when the National Building Code changed; input has been limited.
- For the recent changes to the BC Building Code, Saanich provided input; not all the changes that were recommended were instituted.

**The Motion was then Put and CARRIED
with Councillor Sanders OPPOSED**

Adjournment On a motion from Councillor Brice, the meeting adjourned at 10:17 pm.

The meeting reconvened at 11:16 pm.

RECOMMENDATIONS

From the Committee of the Whole Meeting held June 15, 2015

2130-40
Agate Lane

5161 AGATE LANE – REQUEST TO REMOVE SUBJECT BUILDING FROM THE HERITAGE REGISTER

MOVED by Councillor Brownoff and Seconded by Councillor Brice: “That Council:

- 1. Amend the Saanich Heritage Register by removing the single family dwelling at 5161 Agate Lane;**

2. Request the applicant document the building through new and/or old photographs and provide copies of these photographs, and any other archival information associated with the building or property to the Saanich Archives; and
3. Request the applicant deconstruct the dwelling and reuse the salvage material and/or offer the salvage materials to others wherever possible.”

CARRIED

1790-20
Provincially
Funding
Governance
Review

PROVINCIALY FUNDED GOVERNANCE REVIEW

MOVED by Councillor Plant and Seconded by Councillor Wergeland: “That the letter to the Province, to be developed by Mayor and Council, be endorsed by Council at a future Council meeting, prior to it being sent to Minister Oakes.”

CARRIED

MOVED by Councillor Haynes and Seconded by Councillor Plant: “That Mayor Atwell, in consultation with Council, draft the letter to Minister Oakes.”

CARRIED

In Camera Motion

MOVED by Councillor Brownoff and Seconded by Councillor Derman: “That in accordance with Section 90 (1)(c), (e), (i) and (n) and 90 (2)(b) of the *Community Charter*, the following meeting be closed to the public as the subject matters being considered relate to:

- Labour relations and other employee relations;
- Acquisition of land or improvements;
- Receipt of advice that is subject to solicitor-client privilege;
- Consideration of whether a Council meeting should be closed under a provision of this subsection; and
- Consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government.”

CARRIED

Adjournment

On a motion from Councillor Brice, the meeting adjourned at 11:20 pm.

.....
MAYOR

I hereby certify these Minutes are accurate.

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MUNICIPAL CLERK

DISTRICT OF SAANICH
 MINUTES OF THE COMMITTEE OF THE WHOLE MEETING
 HELD IN THE COUNCIL CHAMBERS
 SAANICH MUNICIPAL HALL, 770 VERNON AVENUE
MONDAY, JUNE 15, 2015 AT 10:20 PM

Present: **Chair:** Councillor Derman
Council: Mayor Atwell and Councillors Brice, Brownoff, Haynes, Murdock, Plant, Sanders and Wergeland
Staff: Andy Laidlaw, Chief Administrative Officer; Sharon Hvozdzanski, Director of Planning; Harley Machielse, Director of Engineering; Donna Dupas, Legislative Manager; and Lynn Merry, Senior Committee Clerk

2330-25
 OCP
 Amendment

Xref:
6840-20
 Elk and Beaver
 Lake Park

ELK AND BEAVER LAKE PARK – OFFICIAL COMMUNITY PLAN AMENDMENT

Report of the Director of Planning dated April 23, 2015 recommending Council amend the Official Community Plan Policy 4.2.10.13 and the Rural Saanich Local Area Plan Policy 11.1 to provide for an extension to the Sewer Service Area for public facilities or parks, where there would be a significant community benefit; and that the proposed washroom sites in Elk/Beaver Lake park at Beaver Beach and the Old Filter Bed be included in the Sewer Service Area.

APPLICANT:

The applicants, J. Ward, Manager of Planning, Resource Management and Development, CRD and B. Martin, Project Manager, CRD, presented to Council and highlighted:

- Public consultation has taken place.
- The upgrade is an investment in the facilities at Elk/Beaver Lake.

PUBLIC INPUT:

K. Whitworth, Viewmont Avenue, stated:

- The OCP amendment is supportable; there is concern about the selection of Elk Lake Road for the connection location to the municipal sewer service.
- The OCP amendment was not posted on the website.

M. Henderson, President of the Royal Oak Community Association (ROCA), stated:

- There is general optimism about the project; ROCA supports the application.

In response to questions, the Director of Engineering stated:

- Connection to the sewer service on Elk Lake Road will have less impact on the park.

In response to questions, the applicant stated:

- Two options for the connection to the sewer service were presented during the engagement process.
- Currently, the septic tank has to be pumped out and shipped off site by trucks.
- Composting toilets are not feasible because of functionality and high volume.

Motion: **MOVED by Councillor Brice and Seconded by Councillor Wergeland: “That a Public Hearing be called to further consider the amendment to the Official Community Plan Policy 4.2.10.13 and the Rural Saanich Local Area Plan**

Policy 11.1.”

Councillor Plant stated:

- Consultation was done well; the Community Associations are in favour of the amendment.

The Motion was then Put and CARRIED

2130-40
Agate Lane

5161 AGATE LANE – REQUEST TO REMOVE SUBJECT BUILDING FROM THE HERITAGE REGISTER

Report of the Director of Planning dated June 4, 2015 recommending Council amend the Saanich Heritage Register by removing the single family dwelling at 5161 Agate Lane; request the applicant document the building through new and/or old photographs and provide copies of these photographs, and any other archival information associated with the building or property, to the Saanich Archives; and request the applicant deconstruct the dwelling and reuse the salvage materials and/or offer the salvage materials to other where possible

APPLICANT:

The applicant, J. Knappett, Berkley Road, was in attendance.

PUBLIC INPUT:

Nil

Motion:

MOVED by Councillor Sanders and Seconded by Councillor Haynes: “That it be recommended that Council:

- 4. Amend the Saanich Heritage Register by removing the single family dwelling at 5161 Agate Lane;**
- 5. Request the applicant document the building through new and/or old photographs and provide copies of these photographs, and any other archival information associated with the building or property to the Saanich Archives; and**
- 6. Request the applicant deconstruct the dwelling and reuse the salvage material and/or offer the salvage materials to others wherever possible.”**

Councillor Sanders stated:

- It is unfortunate that this home is being removed from the Register because it is beyond repair; she is pleased that the property will be photographed and photos saved in the Municipal Archives.
- It is appreciated that the home will be deconstructed and the salvage materials offered to others.

Councillor Brownoff stated:

- It is sad when a dwelling that was a former well known business is demolished but appreciates the owners’ commitment to deconstruction.

Councillor Derman stated:

- The Saanich Heritage Foundation does not believe there is merit in retaining the dwelling.

The Motion was the Put and CARRIED

1790-20
Provincially
Funding
Governance
Review

PROVINCIALY FUNDED GOVERNANCE REVIEW

Further to the recommendation from the Council meeting held May 25, 2015, that Council write to Minister Coralee Oakes indicating our willingness, in principle, to participate in a study of governance in the region, dependent on Terms of Reference and nature of the study proposed, and that residents be invited to provide feedback as to what should be included in the letter.

PUBLIC INPUT:

M. Henderson, Goyette Road, stated:

- There is no mandate from residents to send a letter to the Province indicating the willingness to participate in a Provincially funded study; the letter may improperly indicate support for municipal restructuring.
- Considerable public engagement is needed for a Governance Review to examine options; Council should reconsider sending the letter.

T. Heemskerk, Frechette Street, stated:

- Council has a mandate to address the issues of residents; sending a letter to the Minister does not mean that there is a commitment to amalgamation.
- It is important to engage in discussion with other regional partners and get more information.

K. Whitworth, Viewmont Avenue, stated:

- Participating in a Provincial study was not what was voted on at the last election; an internal Governance Review was the wish of electors.

H. Wolf, Kincaid Street, stated:

- The discussion last year in relation to the ballot question was open and honest; there is a small group of people who have made amalgamation their own agenda.
- There is concern that the Province will impose amalgamation on the region and municipalities will lose control; efficiencies can be discussed at the local level.

K. Harper, Bonair Place, stated:

- The intent of the ballot question was for an amalgamation study; Saanich will want to be part of the Provincial process to ensure it receives information.
- If the Province wants to impose amalgamation, they will do it; Council is encouraged to send a letter indicating a willingness to participate in the Provincial study.

M. Najari, Leeds Place, stated:

- Amalgamation should not be supported; there are no economic benefits.
- Notes should be taken during public consultation to allow others to see what was discussed; clear documentation of the advantages and disadvantages of amalgamation, the effects of amalgamation on the delivery of services and the impacts of taxes should be provided.
- He wonders who will choose the participants for the review; information can be gathered through a governance review.

K. Johnson, Landis Place, stated:

- Sending a letter to the Minister is supportable; questions need to be asked and answers provided.

In response to questions from Council, the Legislative Manager stated:

- The purpose of the discussion this evening was to gather additional input from residents as to what to include in the letter.
- The letter will be crafted by Council and staff and include the comments received.

Councillor Plant stated:

- He is disappointed that new information has not been received to include in the letter.

MOVED by Councillor Haynes and Seconded by Councillor Plant: "That the meeting extend past 11:00 pm."

CARRIED

Councillor Haynes stated:

- The nature of the letter is about governance, not amalgamation; participating in a Provincial study will allow Saanich to work with regional partners and gather information.

Councillor Wergeland stated:

- Residents want a voice on amalgamation and there may be a large number interested in expressing their opinions.

Councillor Derman stated:

- There are a number of important issues to be dealt with before participation in the study takes place; the letter is not a commitment to participate.

In response to questions from Council, the Legislative Manager stated:

- The letter can be drafted by staff immediately for circulation to Council for input or Council can draft the letter with the assistance of staff.
- The final version of the letter can be posted on the website for the public to access.

MOVED by Councillor Brice and Seconded by Councillor Haynes: "That it be recommended that the letter to the Province, to be developed by Mayor and Council, be endorsed by Council at a future Council meeting, prior to it being sent to Minister Oakes."

Councillor Plant stated:

- He requests that Mayor Atwell take the lead on drafting the letter, in consultation with Council.

Mayor Atwell stated:

- He would be happy to write the letter.

The Motion was then Put and CARRIED

MOVED by Councillor Plant and Seconded by Councillor Haynes: "That it be recommended that Mayor Atwell, in consultation with Council, draft the letter to Minister Oakes."

CARRIED

Adjournment On a motion from Councillor Brice, the meeting adjourned at 11:15 pm.

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CHAIR

I hereby certify these Minutes are accurate

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MUNICIPAL CLERK