



## Corporation of the Township of Esquimalt

# COMMITTEE OF THE WHOLE

Monday, June 14, 2010

Esquimalt Municipal Hall – Council Chambers

7:00 p.m.

## MINUTES

**PRESENT:** Mayor Barbara Desjardins (Chair), Councillor Don Linge, Councillor Meagan Brame, Councillor Bruce McIldoon, Councillor Randall Garrison, Councillor Alison Gaul, Councillor Lynda Hundleby

**STAFF:** Laurie Hurst, Chief Administrative Officer  
Robin Middleton, Director of Financial Services  
Barbara Snyder, Director of Development Services  
Jeff Miller, Director of Engineering and Public Works  
Scott Hartman, Director of Parks & Recreation Services  
Marlene Lagoa, Sustainability Coordinator  
Diane Knight, Executive Assistant

### 1. CALL TO ORDER

Mayor Desjardins called the Committee of the Whole to order at 7:00 p.m.

Mayor Desjardins congratulated all on the success of the events of the past weekend. It was an incredible weekend, she was very proud and a special thank you goes out to staff, the Buccaneer Days Committee, Naval Centennial Celebration Committee, the police and fire departments. The International Fleet Review was a huge success. She requested that Directors convey her appreciation to their staff involved in the celebrations.

### 2. LATE ITEMS

There were no late items.

### 3. APPROVAL OF THE AGENDA

Mayor Desjardins advised that:

- Insert 6. PUBLIC INPUT (and revise numbering accordingly)
- Agenda Item 7. (5) Feedback on Plastic Shopping Bags, Staff Report No. ADM 10-033 be deferred to the July 12 Committee of the Whole

Councillor Garrison requested information about when a Sewage Treatment update will be coming forward to Council. CAO Hurst responded that she will contact the CRD and invite them to attend the June 21 Council meeting.

Moved by Councillor Linge, seconded by Councillor Hundleby that the agenda be approved as amended.

The motion **CARRIED UNANIMOUSLY.**

4. **MINUTES**

- (1) Minutes of the Regular Committee of the Whole, May 10, 2010

Moved by Councillor Linge, seconded by Councillor Brame that the Minutes of the Regular Committee of the Whole, May 10, 2010 be approved as amended.

The motion **CARRIED UNANIMOUSLY**.

- (2) Minutes of the Special Committee of the Whole, May 25, 2010

Council raised several questions about the contents of the minutes. They will be revised to clarify Item 4. (5) (6) and be brought forward to the next COTW meeting.

Moved by Councillor Hundleby, seconded by Councillor Garrison that the Minutes of the Special Committee of the Whole, May 25, 2010 be tabled to the next meeting.

The motion **CARRIED UNANIMOUSLY**.

5. **PRESENTATIONS**

- (1) Jonathan Bowers – Solar Hot Water Installation

Mr. Bowers gave an overview of the Solar Hot Water system installed on the roof of the Municipal Hall which has just been completed and inspected today. He explained how the system works and that the system offsets 60 tons of CO<sub>2</sub>. It requires no maintenance and the cost of \$5,200 would be the same as for the average homeowner. The homeowner would pay \$2,000 less as they are eligible for grants. The same system has been installed at the Ladysmith Hall and North Saanich Volunteer Fire Department #2.

- (2) Hotson Bakker Boniface Haden Architects, Esquimalt Village Project

Norm Hotson introduced Jennifer Kay and Peter Hume. He reported on the status of Phase I of the Esquimalt Village Project which includes plans for the Old Municipal Hall, the Public Works Yard and the Plaza space.

Jennifer Kay noted that Council has been provided with a complete copy of the presentation materials. This is a result of extensive community input and consultation. The project will revitalize the area to create a more dynamic village core and strive towards sustainability. This would be a good example of the Township taking a leadership role. The area would be pedestrian friendly and focused on the green element. There was strong support for an enhanced town square.

Mr. Hotson advised that parking would be accommodated through underground parking. Development may be approximately 7 storeys high along Esquimalt Road and there may be a second building up to 12 storeys high. The next steps include a public open house, possibly in July. The Final Phase I will be presented to Council in the Fall.

Mr. Hotson encouraged Council and the public to forward any ideas to include in the Plan to him.

Comments from Council include:

- Support that Thornton Walk is barrier free;
- What about adaptability housing, handicapped parking?
- Support for keeping the Gary Oaks, the memorials;
- Would like to see some community art and include the public in that aspect and include in the guidelines;
- Would like to see the memorials included in the guidelines;
- Suggestion was made to contact donators of memorials to get their input if memorials are to be moved;
- Suggestion to consider space allocated for civic housing for seniors housing;
- Concern was raised regarding having an open house during the summer months and is there another way of gathering community input.

## 6. PUBLIC INPUT

John Noyes of Garthland Road spoke about bus stop lighting at Forshaw and Shirley. He noted that there are two options to pursue, one has risks and delay and the other is straightforward. He noted that he has received responses from 31 residents. He stated that the Mayor advised that all he required was a feeling from the residents. He noted that there are lots of retired and elderly residents in the area who would not be affected and that 100% would be a waste of time. The staff report implied that this number was not representative of the residents. Everyone was happy with the shelters. Parents with children were anxious for their children's safety. He also mentioned that the report was a late item and it was impossible to get the information.

Marcela Mrnka of PEERS Victoria Resources Society advised that the group has a Local Grant Application on the Council Agenda and she wanted to provide Council with some background information on them. PEERS provides a forum for former sex trade workers to acquire skills to reintegrate them into mainstream society. PEERS has experienced funding cuts and does not expect municipalities to fill the gaps from these cuts.

Muriel Dunn of Old Esquimalt Road noted that she is delighted with tax dollars spent on solar power. The Spay Neuter Bylaw is a waste of time and it is up to folks to take care of their own pets. We do not need a Bylaw or money spent on Spay Neuter Bylaw.

## 7. DELEGATION

- (1) Anna Becker, Spay / Neuter Bylaw Action Committee, Spay / Neuter Bylaw

Ms. Becker addressed some concerns and that based on CRD statistics it may appear that Esquimalt does not have a cat problem. These statistics may not be accurate as people may not be complaining about cats. The Greater Victoria Animal Crusaders has offered to pay for spay/neuter for 30

days after the Bylaw comes into effect. This Bylaw is needed and a petition supporting the Bylaw was submitted to Council. She does not expect the Bylaw to solve all the problems and requested that Council approve the Spay / Neuter Bylaw.

**8. STAFF REPORTS**

***Development Services***

- (1) Phase 1 – Esquimalt Village Project, Staff Report No. DEV-10-043

Moved by Councillor Linge, seconded by Councillor Brame that the information provided by Hotson Bakker Boniface Haden Architects, Landeca, Durante Kreuk Ltd. and Hume Consulting Corporation for Phase 1 of the Esquimalt Village Project, dated June 2010 and attached to Staff Report No. DEV 10-043, be received.

The motion **CARRIED UNANIMOUSLY**.

***Finance***

- (2) Animal Control Contract, Staff Report No. FIN-10-011

Moved by Councillor Hundleby, seconded by Councillor Garrison that Animal Control Contract, Staff Report No. FIN-10-011 be received.

The motion **CARRIED UNANIMOUSLY**.

Laurie Hurst, Chief Administrative Officer, advised that the Township is satisfied with the service provided by CRD Bylaw. The Township has a process to review agreements as they become due.

***Development Services***

- (3) The Spaying and Neutering of Cats, Staff Report No. DEV-10-024

Moved by Councillor Hundleby, seconded by Mayor Desjardins that Bylaw No. 2723 which would amend Animal Bylaw, 2002, No. 2495 to provide for the spaying or neutering of cats over the age of 5 months be forwarded to Council with a recommendation to approve.

Mayor Desjardins advised that the original bylaw was defeated and then brought back to Council.

Comments from Council include:

- The CRD is overworked and do not have the resources to enforce the bylaw;
- Do not feel the bylaw will solve the problem;
- There would be no additional costs to the Township of Esquimalt;
- Applaud animal rescue groups, intent and motivation is excellent;
- Concern that only purebred cats could breed.

THE QUESTION WAS CALLED ON THE MOTION AND DECLARED **DEFEATED** with Councillors Gaul, Garrison, Brame, Linge and McIldoon Opposed and Mayor Desjardins and Councillor Hundleby In Favour.

**Administration**

- (4) UBCM 2010/11 Regional Community to Community Forum Grant Application, Staff Report No. ADM-10-037

Moved by Councillor Hundleby, seconded by Councillor Brame that the UBCM 2010/11 Regional Community to Community Forum Grant Application, Staff Report NO. ADM-10-037 be received.

The motion **CARRIED UNANIMOUSLY**.

- (5) Feedback on Plastic Shopping Bags, Staff Report No. ADM-10-033 (Deferred to July 12 meeting).

**Development Services**

- (6) Development Variance Permit, 532 Paradise Street, [Lot 44, Block F, Section 11, Esquimalt District, Plan 292], Staff Report No. DEV-10-038

The applicant, Daniel Robertson, thanked Council for the opportunity to present and that the application has been well covered by the APC. His family has lived here for many years and increasing the size of the home allows his growing family the opportunity to stay in the community.

Comments from Council include:

- Looks like a good fit for the neighbourhood;
- Concerns regarding water, a spring or a creek were raised;
- Appears to lack a storm drain hookup.

Jeff Miller, Director of Engineering and Public Works, will look into whether there is a water concern for this property.

Barbara Snyder, Director of Development Services, would like to be advised of this information before this issue is brought back. She also noted that when a building permit is requested, storm drains will be addressed.

Moved by Councillor Garrison, seconded by Councillor Brame that the application for a Development Variance Permit authorizing the construction shown on the site plan and construction drawings #1 through #8, prepared by O'Keefe Interior Design, stamped "Received April 16, 2010", and including the following variance, be forwarded to Council with a **recommendation of approval**.

**Bylaw 1992, No. 2050, Section 34(9)(ii) – Interior Side Yard Setback** - a 0.40 metre decrease in the required 3.0 metre setback between the principal building and the eastern property line, i.e. from 3.0 metres to 2.6 metres.

The motion **CARRIED UNANIMOUSLY**.

- (7) Development Permit, 1233 Juno Street, [Lot 2, Block B, Suburban Lot 49, Esquimalt District, Plan 772], Staff Report No. DEV-10-039

The proponent, David Yamamoto, Zebra Design, advised that this is a single family bungalow to be developed into a duplex. The owner will be moving

into one side of the duplex. It will be a front and back duplex to preserve the streetscape. It creates the impression of a single family dwelling and is in keeping with the neighbourhood. The parking will be at the back of the site. Mr. Yamamoto clarified that the APC had recommended removing the stairs from the basement entrance, not the entrance itself. This door gives access to the back yard.

Comments from Council include:

- Concerns with parking: paving surface; the fact that it is at the back and may be tempting to park on the street; and backing out of the driveway;
- Neighbours are supportive of design, is an innovative design, good streetscape;
- APC recommended removal of outside stairway;
- Distance between side wall and end of property is a concern and could be a safety hazard for person leaving the basement;
- Would like to see exact measurements from doorway to side of property;
- OCP does not support front and back duplexes;
- Would like to see the Fire Department look at this application if basement entrance is removed.

Director Snyder will return to Council with more information.

Moved by Councillor Gaul, seconded by Councillor Hundleby that the application for a Development Permit, limiting the form and character of development to that shown on architectural and landscaping plans provided by Zebra Design, stamped "Received May 31, 2010" and sited as shown on the survey plan prepared by Richard J. Wey & Associates Land Surveyors Inc. stamped "Received May 4, 2010", be forwarded to Council with a **recommendation of approval**;

And That staff bring back information to the next meeting regarding their review if the basement entrance is removed.

THE QUESTION WAS CALLED ON THE MOTION AND DECLARED **CARRIED** with Councillor McIlldoon Opposed and Mayor Desjardins, Councillors Gaul, Garrison, Brame, Linge and Hundleby In Favour.

- (8) OCP Amendment and Rezoning, 398 Fraser Street, [Lot 6, Section 11, Esquimalt District, Plan 5510], Staff Report No. DEV-10-040

Councillor Linge left the meeting at 8:35 p.m. due to his business relationship.

Comments from Council include:

- The municipality does appreciate being left the property however, concerns were raised with having a vacant property and vandalism, and costs for maintenance of the property;
- What if we do not keep the property?
- Suggestion to thank the benefactor for his generous donation and move forward with plans for the site.

Director Snyder reported that there is a Trust Fund set up for property maintenance. She will report back to Council with more information about the

amount in the Trust Fund. This zoning designation does not allow for rental of the structure or event hosting. The covenant does permit the house to be demolished.

Scott Hartman, the Director of Parks and Recreation, noted that he has no immediate use for this space and that to bring the structure up to standards would be very costly. The only use for the structure may be as storage for municipal gardeners.

Moved by Councillor Hundleby, seconded by Councillor Brame that the application for an OCP Amendment and Rezoning authorizing a change in land use designation from "Single and Two Unit Residential" to "Parks and Open Space" and authorizing a change in zoning from RS-1 [Single Family Residential] to P-2 [Parks and Open Space] for Lot 6, Section 11, Esquimalt District, Plan 5510 [398 Fraser Street], be forwarded to Council with a **recommendation of approval**;

And That staff bring back more information on the amount of money in the Trust Fund for maintenance.

The motion **CARRIED UNANIMOUSLY**.

Councillor Linge returned to the meeting at 9 pm.

#### ***Engineering and Public Works***

- (9) Craigflower Road Phase 1 – Bus Stop – Forshaw Road and Shirley Road, Staff Report No. EPW-10-018

Director Miller presented this staff report to Council so they could make an informed decision on the preferred option. He supports the previous recommendation for Option 3.

Comments from Council include concern about how long this process is taking and they would like to see resolution of this issue.

Moved by Councillor Garrison, seconded by Councillor Brame that the lighting option that uses underground wiring be installed at the cost of \$2,000 as soon as possible between Shirley and Forshaw Roads.

The motion **CARRIED UNANIMOUSLY**.

#### ***Parks and Recreation***

- (10) Energy Audit for the Esquimalt Recreation Centre, Staff Report No. P&R-10-005

Director Hartman advised that by doing some overall work to the Recreation Centre, GHG could be decreased by 35%. Looking at what is in the budget, payback would be in 4 ½ years.

Moved by Councillor Brame, seconded by Councillor Garrison that Council receive the report for information.

The motion **CARRIED UNANIMOUSLY**.

**9. NOTICE OF MOTION**

- (1) Coastal Drilling and Oil Tankers

The Notice of Motion prepared by Councillor Garrison was received and will be brought forward to the June 21 Council meeting.

**10. OTHER BUSINESS**

- (1) 2009 Annual Report – For Review and Comments  
Moved by Councillor Hundleby, seconded by Councillor Garrison that the 2009 Annual Report be received for information.  
The motion **CARRIED UNANIMOUSLY**.

**11. PUBLIC QUESTION AND COMMENT PERIOD**

*Excluding items which are or have been the subject of a Public Hearing.*

Muriel Dunn of Old Esquimalt Road stated that the town is in excellent shape and does not need 17 storeys.

John Noyes of Garthland Road thanked Mayor and Council for their help.

**12. ADJOURNMENT**

Moved by Councillor Brame, seconded by Councillor Garrison that the Committee of the Whole meeting be adjourned at 9:20 p.m.  
The motion **CARRIED UNANIMOUSLY**.

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MAYOR OF THE CORPORATION  
OF THE TOWNSHIP OF ESQUIMALT  
THIS 12<sup>TH</sup> DAY OF JULY, 2010

CERTIFIED CORRECT:

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LAURIE HURST  
DEPUTY CORPORATE ADMINISTRATOR