



CORPORATION OF THE TOWNSHIP OF ESQUIMALT

**MINUTES
REGULAR MEETING
OF MUNICIPAL COUNCIL
MONDAY, MARCH 4, 2013
7:00 P.M.
COUNCIL CHAMBERS**

PRESENT:

Mayor Barbara Desjardins
Councillor Meagan Brame
Councillor Dave Hodgins
Councillor Lynda Hundleby
Councillor Robert McKie
Councillor Tim Morrison
Councillor David Schinbein

STAFF:

Laurie Hurst, Chief Administrative Officer
Bill Brown, Director of Development Services
Ian Irvine, Director of Financial Services & IT
Anja Nurvo, Manager of Corporate Services
Louise Payne, Recording Secretary

1. CALL TO ORDER

Mayor Desjardins called the meeting to order at 7:00 pm.

Mayor Desjardins expressed condolences to the family of Sybil Ross who died earlier this week.

Councillor Schinbein expressed his regret for remarks made about unions during the recent discussion regarding curbside versus backyard garbage collection.

2. LATE ITEMS

A Rise and Report from the Special *In Camera* meeting of March 4, 2013 as Item 11(2) and Mayor Desjardins noted that Item 9 Mayor's and Councillors' Reports (1) Report from Councillor Meagan Brame re: Flower Count Launch is moved to follow Item 4 Minutes.

3. APPROVAL OF THE AGENDA

MOTION: Moved by Councillor Hundleby/Councillor McKie:
That the Agenda be approved as amended.

CARRIED UNANIMOUSLY.

4. MINUTES

MOTION: Moved by Councillor Morrison/Councillor Hodgins:
That the following minutes be adopted as circulated:

- (1) Minutes of the Special Meeting of Council, February 18, 2013;
- (2) Minutes of the Regular Meeting of Council, February 18, 2013;
- (3) Minutes of the Special Meeting of Council, February 25, 2013.

CARRIED UNANIMOUSLY.

9. MAYOR'S AND COUNCILLORS' REPORTS

- (1) Report from Councillor Meagan Brame re: Flower Count Launch

Mayor Desjardins recognized and expressed Council's appreciation to Bev Hopkins of the Esquimalt Garden Club, as well as Councillor Brame who coordinated the Township's entry into the Flower Count Launch. Councillor Brame presented a short presentation including photos of the Township's winning entry into the Flower Count Launch.

5. PRESENTATIONS

- (1) Greg Bunyan, Chair, Maureen Sawa, CEO and Donna Phillips, Finance Manager, Greater Victoria Public Library Budget

Greg Bunyan, Chair, Maureen Sawa, CEO, and Donna Phillips, Finance Manager of the Greater Victoria Public Library presented the Library's 2013 Budget and answered questions from Council.

- (2) Michael Lenaghan, President, Mark Salter, Treasurer and Lindy Carter, Registrar, Esquimalt Community Gardens Society

Michael Lenaghan, President, Mark Salter, Treasurer and Lindy Carter, Registrar of the Esquimalt Community Gardens Society made a presentation and answered questions from Council.

6. PUBLIC INPUT

Carol Sanderson, resident, expressed her opposition to parking variances generally, and to proposed parking variances for the development at 622 Admirals Road.

Muriel Dunn, resident, expressed her concerns with the proposed development at 622 Admirals Road, noting that parking was a major issue.

Doug Scott, resident, expressed concern with the proposed development of 622 Admirals Road and its access/egress onto Constance Avenue.

A resident expressed his support for the proposed development at 622 Admirals Road.

7. DELEGATION

- (1) Lorna Sankey – Esquimalt Auto Parts, Re: Legion Proposal Adjacent to Esquimalt Auto Parts Property

Lorna and Curtis Sankey, owners of Esquimalt Auto Parts, expressed their concerns with the proposed development at 622 Admirals Road.

8. STAFF REPORTS

Development Services

- (1) Development Permit, 944 Rankin Road, Amended Lot 14 (DD C92897), Section 2, Esquimalt District, Plan VIP2707, Staff Report No. DEV-13-008

MOTION: Moved by Councillor McKie/Councillor Morrison:

That Development Permit No. 01/2013 authorizing the restoration work prescribed by Swell Environmental Consulting be approved and staff be directed to issue the permit and register the notice on the title of Amended Lot 14 (DD C92897), Section 2, Esquimalt District, Plan VIP2707.

CARRIED UNANIMOUSLY.

- (2) Rezoning Application, 622 Admirals Road, (Lot 155, Suburban Lot 43, Esquimalt District, Plan 2854), (Lot 156, Suburban Lot 43, Esquimalt District, Plan 2854), (Lot 157, Suburban Lot 43, Esquimalt District, Plan 2854), (Lot 158, Suburban Lot 43, Esquimalt District, Plan 2854, Except Part in Red on Plan 312 BL), Staff Report No. DEV-13-009

The Director of Development Services presented a PowerPoint presentation outlining the rezoning application for 622 Admirals Road and answered questions from Council.

MOTION: Moved by Councillor Hodgins/Councillor Brame:
That Council allow the proponents of the rezoning application for 622 Admirals Road to answer questions from Council.

CARRIED UNANIMOUSLY.

Chris Fitzpatrick, President, Monimos Equities and Development, Michael Levin, applicant and architect, and Robert Schmidt, Vice President, Monimos Equities and Development, proponents of the proposed development at 622 Admirals Road, answered questions from Council on their rezoning application.

MOTION: Moved by Councillor Brame/Councillor Hodgins:
That Council direct staff to invite representatives of Esquimalt Dockyard Branch 172 of the Royal Canadian Legion to attend a Council meeting to explain their business model for the proposed development of their property at 622 Admirals Road.

CARRIED UNANIMOUSLY.

MOTION: Moved by Councillor Hodgins/Councillor Brame:

1. That Council resolves that Bylaw No. 2798 (Schedule "A") which would amend Zoning Bylaw, 1992, No. 2050 by changing the zoning designation of Lot 155, Lot 156, Lot 157, and Lot 158, Suburban Lot 43, Esquimalt District, Plan 2854, Except Part in Red on Plan 312 BL (622 Admirals Road) shown cross hatched on Schedule 'A' of Bylaw No 2798, from C-3 (Core Commercial) to CD No. 82 (Comprehensive Development District No. 82) be given **first and second reading**, with the following additions to Section (2) (2) Floor Area Ratio (a) Residential Uses (ii):
 - a. Under Clause (1) following "and street trees" the addition of "landscape drip irrigation for planters";
 - b. Under Clause (3), the addition, at the beginning of the clause, of "38.0 metres";
 - c. Addition of Clause (4) "38.0 metres of barrier curb and gutter on south side of Miles Street between the rear property line and Constance Avenue"; and
 - d. Addition of Clause (5) "Two street benches".
2. That Council authorizes the Corporate Officer to schedule a public hearing for Zoning Amendment Bylaw No. 2798 and to advertise for same in the local newspaper.
3. That Council gives first reading to Housing Bylaw No. 2799.
4. That prior to a Public Hearing, a Development Variance Permit accommodating the following relaxations to Parking Bylaw, 1992, No. 2011 to facilitate the development proposed for Lot 155, Lot 156, Lot 157, and Lot 158, Suburban Lot 43, Esquimalt District, Plan 2854, Except Part in Red on Plan 312 BL [622 Admirals Road] which incorporates height and massing consistent with architectural plans prepared by Praxis Architect Inc., stamped

“Received January 17, 2013”, be returned to Council for consideration:

Parking Bylaw, 1992, No. 2011, Section 11(1) – Visitor Parking – a reduction in the required number of dedicated visitor parking spaces from 1 of every 4 to 1 of every 6 [i.e. from a total of 19 visitor spaces to 14 visitor spaces].

Parking Bylaw, 1992, No. 2011, Section 13(1)(a)(vi) – Number Of Off-Street Parking Spaces – a reduction in the required number of parking spaces from 0.5 spaces per dwelling unit to 0.35 spaces per dwelling unit [i.e. from a total of 76 spaces to 54 spaces].

Parking Bylaw, 1992, No. 2011, Section 14(3) – Off-Street Parking Area Design – a relaxation of the parking area design requirements from a 7.6 metre minimum width maneuvering aisle combined with a 2.6 metre minimum stall width to a 7.9 metre minimum width maneuvering aisle combined with a 2.4 metre minimum stall width.

5. That prior to the adoption of Bylaw No. 2798, the owner enter into a Housing Agreement pursuant to Section 905 of the Local Government Act in a form similar to that found in Schedule “C” of this report.
6. That prior to the adoption of Bylaw No. 2798, the owner enter into a Section 219 Covenant with the Township of Esquimalt to:
 - Ensure the provision of approximately 217 square metres across the frontage of the Lands is dedicated as road;
 - Ensure that the proposed development is consistent with the Green Building Project Checklist;
 - Require a project completion report detailing the implementation of the green building practices;
 - Ensure construction of all streetscape amenities; and
 - Ensure construction of sidewalk along one side of Miles Street.
7. That Council authorizes the Mayor and Corporate Officer to sign the aforementioned legal documents.
8. That prior to the adoption of Bylaw No. 2798, the owner reimburse the Township of Esquimalt, for all legal fees incurred by the Township related to the preparation of Bylaw No. 2798, the Housing Agreement, the Section 219 Covenant, and other legal fees directly associated with this application.
9. Receipt of a letter from the applicant that they have worked with CREST to incorporate the necessary communications technology to aid radio communications with emergency workers inside the building.

CARRIED UNANIMOUSLY.

RECESS AND RECONVENE

The Regular meeting of Council recessed at 9:26 pm and reconvened at 9:31 pm with all members of Council present.

10. COMMUNICATIONS

- (1) Letter from Michael Weston, Greater Victoria Development Agency, dated February 5, 2013, Re: Opportunity to Leverage Municipal Investment for Federal/Provincial Economic Development Funding

MOTION: Moved by Councillor Hodgins/Councillor McKie:
That the letter from Michael Weston, Greater Victoria Development Agency dated February 5, 2013 regarding opportunity to leverage municipal investment for Federal/Provincial Economic Development funding be received.

CARRIED UNANIMOUSLY.

11. RISE AND REPORT

- (1) Report from the Special *In Camera* Meeting of Council, February 18, 2013 Re: Council Advisory Committee Appointment

At the Special *In Camera* meeting of Council held on February 18, 2013, Council passed the following resolution:

That Morlene Tomlinson be appointed to the Township of Esquimalt Arts, Culture and Special Events Advisory Committee effective February 18, 2013 for a two-year term that expires December 31, 2014.

- (2) Report from the Special *In Camera* Meeting of Council, March 4, 2013 Re: Titus Infrastructure Service Limited Proposal

At the Special *In Camera* meeting of Council held on March 4, 2013, Council passed the following resolution:

1. *That an open letter be sent to both the CRD Board and the Core Area Liquid Waste Management Committee regarding the Titus Infrastructure Service Limited proposal for McLoughlin Point; and*
2. *Council rise and report on this resolution at the next regular Council meeting.*

12. PUBLIC QUESTION AND COMMENT PERIOD

Muriel Dunn, resident, expressed her concern with the proposed amenity offer with the rezoning application for 622 Admirals Road.

13. ADJOURNMENT

MOTION: Moved by Councillor Brame/Councillor Morrison:
That the Regular Meeting of Council be adjourned at 9:35 pm.

CARRIED UNANIMOUSLY.

MAYOR OF THE CORPORATION OF THE
TOWNSHIP OF ESQUIMALT
THIS 18TH DAY OF MARCH, 2013

CERTIFIED CORRECT:

ANJA NURVO
CORPORATE OFFICER