

*(These Minutes to be adopted at the Regular Council meeting on December 12, 2006)*



**REPORT TO COUNCIL**  
**STANDING COMMITTEE OF COUNCIL**  
**ON PLANNING AND ENVIRONMENT**

**NOVEMBER 16, 2006**

A Regular Meeting of the Standing Committee of Council on Planning and Environment was held on Thursday, November 16, 2006, at 9:30 a.m., in the Council Chamber, Third Floor, City Hall.

**PRESENT:** Councillor Suzanne Anton, Chair  
Mayor Sam Sullivan  
Councillor Elizabeth Ball  
Councillor George Chow  
Councillor Heather Deal  
Councillor Peter Ladner  
Councillor B.C. Lee  
Councillor Raymond Louie  
\*Councillor Tim Stevenson (Leave of Absence - Civic Business)

**ABSENT:** Councillor David Cadman (Leave of Absence - Civic Business)  
Councillor Kim Capri (Leave of Absence - Civic Business)

**CITY MANAGER'S OFFICE:** Judy Rogers, City Manager

**CITY CLERK'S OFFICE:** Pat Boomhower, Meeting Coordinator

\* Denotes absence for a portion of the meeting.

**ADOPTION OF MINUTES**

The Minutes of the Standing Committee on Planning and Environment meeting of October 19, 2006, were adopted.

**RECOMMENDATION**

**1. Presentation: Vancouver Port Authority Update (VanRIMS No. 01-5500-30)**

Captain Gordon Houston, President and CEO, Vancouver Port Authority (VPA), presented an overview of port activities and the VPA's environmental, economic and social sustainability initiatives, noting a recent change to its mission statement reflecting sustainable growth. The presentation included:

- jurisdiction, types of terminals, industry, and parks under the VPA;
- Board representation, communication and relationship with municipalities and region;
- economic output, GDP, taxes and international trade;

- partnerships, community education and programs, leadership development and transportation scholarships; and
- VPA's programs, environmental leadership and designated environment team addressing air quality and improving harbour marine life.

Capt. Houston responded to questions regarding the future of the port gateway, terminals, type of cargo, port industrial land, rail needs, comparison to Seattle, emissions reduction, port police, bicycle facilities, and local employment.

MOVED by Councillor Louie  
THAT the Committee recommend to Council

THAT Council receive for information an update on the Port of Vancouver by the Vancouver Port Authority.

CARRIED UNANIMOUSLY  
(Councillor Stevenson absent for the vote)

**2. 916 East 11<sup>th</sup> Avenue - Warning to Prospective Purchasers (VanRIMS No. 11-4400-10)**

This item was withdrawn.

**3. 2900 East Broadway - Rezoning Policy Issue (VanRIMS No. 11-3600-03)**

The Committee had before it a Policy Report dated October 31, 2006, in which the Director of Planning sought Council advice on processing an application to rezone the site at the southeast corner of East Broadway and Renfrew Street (Broadway Tech Centre) from I-3 Industrial District to CD-1 Comprehensive Development District to increase the maximum permitted floor area for General Office Use from 33.33 percent of the total gross floor area to 1.0 FSR (floor space ratio), and recommended the application be processed in the usual manner. Should Council not wish to consider this application, an alternate option to refuse the application was put forward for consideration.

The General Manager of Community Services supported Recommendation A, and if Council did not support A, presented B for consideration whereby the application would be refused.

Joanne Baxter, Rezoning Planner, reviewed the report, noting this application for zoning amendments would be site specific and would increase general office capacity and retail space at the site. Staff responded to questions regarding community amenity contribution, the public hearing process and notification area.

John Cordonier, Vice President - Development, Bentall Real Estate Services, spoke in favour of processing the application in the normal manner and outlined the site's history, trends in demand for Broadway Tech Centre's leased space, and sustainability aspects of the building and location.

MOVED by Councillor Ladner  
THAT the Committee recommend to Council

THAT the application by Tom Bunting of Bunting Coady Architects to rezone 2900 East Broadway (Lot 1, except Part in Plan LMP49647, Section 36, Town of Hastings Suburban Lands, Plan LMP44003) from I-3 Industrial District to CD-1 Comprehensive Development District to allow for 1.0 FSR for General Office Use and some additional Retail Use, be processed in the normal manner.

CARRIED UNANIMOUSLY  
(Councillor Stevenson absent for the vote)

#### 4. Ecodensity Initiative (VanRIMS No. 11-2200-21)

At its meeting on November 14, 2006, Vancouver City Council received a Report Reference entitled "Ecodensity Initiative" and agreed to hear speakers on the recommendations contained in the report at the Standing Committee on Planning and Environment meeting on November 16, 2006.

Accordingly, the Committee had before it an Administrative Report dated October 31, 2006, in which the Directors of Planning and the Housing Centre, and the Manager of the Sustainability Group, in consultation with the General Managers of Engineering Services and Parks and Recreation, sought approval for a process of broad public discussion of ideas for EcoDensity to be presented to Council at an EcoDensity Forum in June 2007, along with the development of an EcoDensity Action Plan, Charter and Toolkit. The General Manager of Community Services recommended approval of the recommendations. The Committee also had before it a Budget breakdown for Phase I and II (*distributed - on file*).

Brent Toderian, Director of Planning, outlined the EcoDensity Initiative budget and introduced staff present to answer questions.

The following spoke in favour of the recommendations:

Robert Buller, Vancouver City Planning Commission  
Stan Jang, RPSC Community Visions Liaison Group  
Patrick Condon  
Bryn Davidson, Executive Director, Dynamic Cities Project and Director of Design,  
Enterra Development Corp.  
Robert Safrata, CEO, Enterra Development Corp.  
Jennie Moore  
Peter Oberlander  
Art Cowie

Comments provided by the foregoing speakers included the following:

- support the EcoDensity Initiative provided it is integrated into affordability objectives; the City needs to ensure higher densities also expand affordability;
- many regulations and zoning requirements impede affordability and range of choices in housing many would like to see;
- suggest experimenting widely and with financing arrangements; the City is in a position to launch and showcase innovative projects;
- neighbourhood engagement and conversation are critical;
- the Property Endowment Fund's role should be reviewed as a powerful tool to achieve objectives;
- doubling the population cannot come with a doubling of cars and parking spaces;
- have the minimum parking standard as the maximum;
- need to look at the whole picture; not just build high density in one area and have more vehicular traffic for it in another part of the city;
- large format retail does not fit with the ecodensity concept;
- feels like we are falling behind; concerned if the City does not capitalize on the advances made Downtown;
- often people in neighbourhoods do not fully understand advantages of densification;
- this initiative would help take pressure off the Agricultural Land Reserve;
- additional units would generate revenue to retrofit infrastructure;
- ecodensity refers mainly to residential; would like to extend this to all buildings in the city and suggested developing eco-industrial buildings in eco-friendly industry districts;
- the initiative is a compelling reason for green buildings and LEED certification;
- suggested linking the initiative to an overall goal of a reduced ecological footprint with respect to the concepts of single planet living and our fair share;
- densification improves the economy and ecology, and is the essence of knowing how to build cities and creating civilization; and
- recommended that the City invite the development community, allow a process to get through the system, and do demonstration projects soon.

Mr. Toderian, together with Ken Bayne, Director of Financial Planning and Treasury, Jerry Dobrovolny, Assistant City Engineer - Transportation, responded to questions regarding Development Cost Levies, parking standards review, project phases, timeline and funding availability.

MOVED by Mayor Sullivan

THAT the Committee recommend to Council

- A. THAT Council approve the Terms of Reference and budget for the EcoDensity Initiative, attached as Appendix A of the Administrative Report dated October 31, 2006, entitled *EcoDensity Initiative*, and direct staff to initiate the process leading to a June 2007 EcoDensity Forum and to develop an EcoDensity Action Plan, Charter and Toolkit;

- B. THAT the EcoDensity process seek and encourage ideas that respect and build on existing city policies on land use, sustainability, transportation and housing, including CityPlan and the Transportation Plan, while promoting innovative solutions for EcoDensity, including demonstration projects;
- C. THAT EcoDensity ideas reflect the EcoDensity objectives of sustainability, livability, affordability and environmental leadership, and specifically recognize the key role of EcoStructure in supporting and enabling EcoDensity;
- D. THAT the EcoDensity process provide an array of ways for individuals and groups to participate, and seek the direct involvement of CityPlan Community Vision implementation committees, community groups, the development industry, Council Advisory Committees, design professions, academics, the non-profit housing sector, and non-government organizations;
- E. THAT Council approve an additional \$100,000 to support the development of information and enhanced communications for the EcoDensity Initiative, including the EcoDensity Primer (a backgrounder for the process), print and radio advertising, media tours, speakers series, and website; source of funds to be the 2006 Contingency Reserve.
- F. THAT Council approve \$400,000 for the first year of implementation of the EcoDensity Action Plan, for staffing, public consultation and consultant services; source of funds to be the 2006 Contingency Reserve.
- G. THAT during the EcoDensity engagement process, staff consider shorter-term opportunities emerging from the process that may be suitable for immediate action in advance of the June 2007 Forum, and report to Council on such opportunities should they arise.

Carried

MOVED by Councillor Louie

THAT Recommendation F be referred to the 2007 Operating Budget.

LOST

(Councillors Anton, Ball, Ladner and Lee and Mayor Sullivan opposed)

The Motion to refer F having LOST, Mayor Sullivan's motion was put and CARRIED with Councillors Chow, Deal, Louie and Stevenson opposed to F.

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*The Committee recessed at 4:42 p.m. and reconvened at 4:55 p.m. with the same members present.*  
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5. **World AIDS Day (VanRIMS No. 01-2700-10)**

At its meeting on November 16, 2006, Vancouver City Council referred a motion on this matter from Councillor Stevenson to the Standing Committee on Planning and Environment meeting on Thursday, November 16, 2006, in order to hear from speakers.

The City Manager commented on issues pertaining to potential liability, safety, tree damage, logistics, costs, clean up, and precedence related to proposed activities and decorations at City Hall and on street trees, and advised of the purpose of the City's flag days.

The following spoke in favour the motion:

Gillian Maxwell, Former Board Director, AIDS Vancouver  
Maxine Davis, Executive Director, Dr. Peter Centre  
Ed Lee, Former Chair and Founding Member, Vancouver AIDS Memorial Society  
Kevin Ram, TEAM10 (Teens Educating Against Misuse)  
Elli Stuhler, Project Stitch  
William Booth, Executive Director, AIDS Vancouver

Comments provided by the foregoing speakers included the following:

- expressed concern about the devastating impact that HIV/AIDS has had in the Downtown Eastside community and the city;
- the statistics indicate a state of urgency and understanding support for harm reduction initiatives;
- the universal symbol of the AIDS ribbon has been losing its impact, meanwhile AIDS awareness is crucial in addressing the epidemic; it is not the time for the AIDS ribbon to fade while more people are contracting AIDS;
- recommended that Council support World AIDS Day recognition, send a message to the world about Vancouver's leadership and pragmatic policies, and lend support to raise awareness and promote community safety;
- 2006 is significant as it marks the 25 year anniversary since the first HIV diagnosis and 10 years since a historic international AIDS conference in Vancouver;
- more young people are becoming infected than in the 1980s;
- youth are blind to this disease and not armed with awareness about how to contract it, what the symptoms are, and those who contract it are also unaware;
- a survey of students indicated many believe there is a cure for AIDS;
- some education events are limited by venue size; we need to promote the ribbons to help tell about HIV/AIDS;
- the red ribbon would show those affected that Vancouver cares;
- the photo exhibit would demonstrate the face of AIDS;
- the demographics have changed; the epidemic as it is evolving on the global level is reflected in Vancouver; and
- consider the next 25 years; there is much to do, as well as successes to be celebrated.

In response to questions, Mr. Booth agreed AIDS Vancouver would work with staff regarding details and methods for tying ribbons to trees, and that AIDS Vancouver would be responsible for installation and removal of the ribbons.

Brent MacGregor, Deputy City Manager, responded to questions regarding special event request process, insurance, timelines, and feasibility of tying event ribbons around trees.

The following motion reflects amendments put forward by the Mover and accepted by Council.

MOVED by Councillor Stevenson  
THAT the Committee recommend to Council

WHEREAS:

1. December 1st is World AIDS Day;
2. there are over 6500 people living with HIV in Vancouver;
3. AIDS is a disease that affects everyone throughout the world;
4. the City of Vancouver prides itself on being an inclusive city;
5. the City of Vancouver must be a leader in taking proactive steps to raise awareness and break stereotypes regarding HIV and AIDS; and
6. public awareness and engagement are a key tool in preventing HIV/AIDS.

THEREFORE BE IT RESOLVED THAT

- A. Mayor and Council wear red scarves, provided by AIDS Vancouver and the Red Ribbon campaign, on World AIDS Day;
- B. The City allow for red ribbons to be tied around trees downtown and in the West End by Red Ribbon campaign volunteers from November 25 to December 1st;
- C. The City allow for the art exhibit *AIDS In Two Cities*, a photo display of the similarities of life with AIDS in Vancouver and Port au Prince, to be displayed in the lobby of Council Chambers in the afternoon of Thursday, November 30<sup>th</sup>;
- D. The Mayor and members of Council will be Guests of Honour at the *AIDS in Two Cities* exhibit.

CARRIED UNANIMOUSLY

The Committee adjourned at 5:58 p.m.

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## CITY OF VANCOUVER

### REGULAR COUNCIL MEETING MINUTES STANDING COMMITTEE OF COUNCIL ON PLANNING AND ENVIRONMENT

NOVEMBER 16, 2006

A Regular Meeting of the Council of the City of Vancouver was held on Thursday, November 16, 2006, at 5:58 p.m., in the Council Chamber, Third Floor, City Hall, following the Standing Committee on Planning and Environment meeting, to consider the recommendations and actions of the Committee.

**PRESENT:** Mayor Sam Sullivan  
Councillor Suzanne Anton  
Councillor Elizabeth Ball  
Councillor George Chow  
Councillor Heather Deal  
Councillor Peter Ladner  
Councillor B.C. Lee  
Councillor Raymond Louie  
Councillor Tim Stevenson

**ABSENT:** Councillor David Cadman (Leave of Absence - Civic Business)  
Councillor Kim Capri (Leave of Absence - Civic Business)

**CITY MANAGER'S OFFICE:** Judy Rogers, City Manager

**CITY CLERK'S OFFICE:** Pat Boomhower, Meeting Coordinator

#### COMMITTEE OF THE WHOLE

MOVED by Councillor Anton  
SECONDED by Councillor Stevenson

THAT this Council resolve itself into Committee of the Whole, Mayor Sullivan in the Chair.

CARRIED UNANIMOUSLY

#### COMMITTEE REPORTS

Report of Standing Committee on Planning and Environment  
November 16, 2006

Council considered the report containing the recommendations and actions taken by the Standing Committee on Planning and Environment. Its items of business included:



1. Presentation: Vancouver Port Authority Update
2. 916 East 11<sup>th</sup> Avenue - Warning to Prospective Purchasers - WITHDRAWN
3. 2900 East Broadway - Rezoning Policy Issue
4. EcoDensity Initiative
5. World AIDS Day

Items 1 -5

MOVED by Councillor Ladner

THAT the recommendations and actions taken by the Standing Committee on Planning and Environment at its meeting of November 16, 2006, as contained in items 1 - 5, be approved.

CARRIED UNANIMOUSLY

**RISE FROM COMMITTEE OF THE WHOLE**

MOVED by Councillor Chow

THAT the Committee of the Whole rise and report.

CARRIED UNANIMOUSLY

**ADOPT REPORT OF COMMITTEE OF THE WHOLE**

MOVED by Councillor Deal  
SECONDED by Councillor Lee

THAT the report of the Committee of the Whole be adopted.

CARRIED UNANIMOUSLY

#### MOTIONS

##### A. Administrative Motions

None.

##### B. Motion on Notice

1. **Seniors' Centre in Southeast Vancouver (VanRIMS No. 11-2200-21)**

At the Regular Council meeting following the City Services and Budgets meeting on November 16, 2006, the following motion was submitted by Councillor Louie. Councillor Capri called Notice under Section 5.4(c) of the Procedure By-law.

MOVER: Councillor Raymond Louie  
SECONDER: Councillor George Chow

WHEREAS the demand for seniors' facilities is expected to increase city-wide as the population ages and Southeast Vancouver as a whole is currently inadequately served with respect to seniors' facilities;

AND WHEREAS staff has indicated that there is merit in pursuing the goal of developing a new seniors' centre in Southeast Vancouver as it could play an important role in addressing this demand;

AND WHEREAS the optimum solution would involve a facility in an accessible, neighbourhood centre location;

AND WHEREAS staff believe that the most likely way to achieve additional seniors' space and programming would be via the development of satellite space administered by a group such as South Vancouver Neighbourhood House or some other broad-based community coalition;

THEREFORE BE IT FURTHER RESOLVED THAT Vancouver City Council direct staff to provide further guidance by undertaking exploratory work relating to potential funding sources, governance models and site/building selection with the goal of developing a new seniors' centre in Southeast Vancouver at the earliest opportunity.

AND THEREFORE BE IT FURTHER RESOLVED THAT Vancouver City Council direct staff to work with the community in Southeast Vancouver and particularly the Victoria-Fraserview / Killarney Community Vision Implementation Committee for their input.

Postponed

Due to time constraints, Council agreed to postpone this item to the Regular Council meeting of December 12, 2006.

#### NEW BUSINESS

1. Leave of Absence - Councillor Tim Stevenson (VanRIMS No. 08-2000-20)

MOVED by Councillor Deal  
SECONDED by Councillor Chow

THAT Councillor Stevenson be granted a Leave of Absence from the Special Council meeting to be held on November 22, 2006, due to civic business.

CARRIED UNANIMOUSLY

**2. Leave of Absence - Councillor Suzanne Anton (VanRIMS No. 08-2000-20)**

MOVED by Councillor Deal  
SECONDED by Councillor Chow

THAT Councillor Anton be granted a Leave of Absence from the Special Council meeting to be held on November 22, 2006, due to civic business.

CARRIED UNANIMOUSLY

**3. Leave of Absence - Councillor Raymond Louie (VanRIMS No. 08-2000-20)**

MOVED by Councillor Deal  
SECONDED by Councillor Chow

THAT Councillor Louie be granted a Leave of Absence from the Special Council meeting to be held on November 22, 2006, for personal reasons.

CARRIED UNANIMOUSLY

The Council adjourned at 6:06 p.m.

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