



COUNCIL MEETING MINUTES

APRIL 23, 2024

A Meeting of the Council of the City of Vancouver was held on Tuesday, April 23, 2024, at 9:33 am, in the Council Chamber, Third Floor, City Hall. This Council meeting was convened in person and via electronic means as authorized by Part 14 of the *Procedure By-law*.

PRESENT: Mayor Ken Sim*
Councillor Rebecca Bligh*
Councillor Christine Boyle
Councillor Adriane Carr
Councillor Lisa Dominato
Councillor Pete Fry
Councillor Sarah Kirby-Yung
Councillor Mike Klassen
Councillor Lenny Zhou

ABSENT: Councillor Peter Meiszner (Leave of Absence – Personal Reasons)
Councillor Brian Montague (Leave of Absence – Personal Reasons)

CITY MANAGER’S OFFICE: Paul Mochrie, City Manager

CITY CLERK’S OFFICE: Lesley Matthews, Acting Deputy City Clerk
Terri Burke, Meeting Coordinator

* Denotes absence for a portion of the meeting.

WELCOME

The Mayor acknowledged we are on the unceded homelands of the Musqueam, Squamish, and Tsleil-Waututh People. We thank them for having cared for this land and look forward to working with them in partnership as we continue to build this great city together.

The Mayor also recognized the immense contributions of the City of Vancouver’s team members who work hard every day to help make our city an incredible place to live, work, and play.

ACKNOWLEDGEMENT - Day of Mourning

The Mayor noted that each year on April 28th the City observes the Day of Mourning to pay respects to and remember team members who have been killed, injured or suffered occupational illness while working. He noted safety is at the forefront of the City’s priorities.

IN CAMERA MEETING

MOVED by Councillor Klassen

SECONDED by Councillor Dominato

THAT Council will go into meetings later this week which are closed to the public, pursuant to Section 165.2(1) of the *Vancouver Charter*, to discuss matters related to paragraphs:

- (a) personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the city or another position appointed by the city;
- (c) labour relations or other employee relations;
- (i) the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose;
- (k) negotiations and related discussions respecting the proposed provision of an activity, work or facility that are at their preliminary stages and that, in the view of the Council, could reasonably be expected to harm the interests of the city if they were held in public;

FURTHER THAT Council will go into meetings later this week which are closed to the public, pursuant to Section 165.2(2) of the *Vancouver Charter*, to discuss matters related to paragraph:

- (b) the consideration of information received and held in confidence relating to negotiations between the city and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party.

CARRIED UNANIMOUSLY

ADOPTION OF MINUTES

1. Auditor General Committee – April 4, 2024

MOVED by Councillor Zhou

SECONDED by Councillor Kirby-Yung

THAT the Minutes of the Auditor General Committee meeting of April 4, 2024, be approved.

CARRIED UNANIMOUSLY

2. Council – April 9, 2024

MOVED by Councillor Bligh
SECONDED by Councillor Kirby-Yung

THAT the Minutes of the Council meeting of April 9, 2024, be approved.

CARRIED UNANIMOUSLY

3. Public Hearing – April 9, 2024

MOVED by Councillor Klassen
SECONDED by Councillor Carr

THAT the Minutes of the Public Hearing of April 9, 2024, be approved.

CARRIED UNANIMOUSLY

4. Council (Policy and Strategic Priorities) – April 10, 2024

MOVED by Councillor Zhou
SECONDED by Councillor Dominato

THAT the Minutes of the Council meeting following the Standing Committee on Policy and Strategic Priorities meeting of April 10, 2024, be approved.

CARRIED UNANIMOUSLY

MATTERS ADOPTED ON CONSENT

MOVED by Councillor Dominato
SECONDED by Councillor Klassen

THAT Council adopt Reports 2, 3, and 5, and Referral Reports 1 to 5, on consent.

CARRIED UNANIMOUSLY

REPORTS

**1. Response to New Provincial Legislation: Bills 44, 46 and 47
March 26, 2024**

Staff from Planning, Urban Design and Sustainability introduced the item and provided a presentation, and along with staff from Finance Risk and Supply Chain Management and Engineering Services, responded to questions.

* * * * *

During questions to staff, it was

*MOVED by Councillor Kirby-Yung
SECONDED by Councillor Bligh*

THAT under Section 5.4(d) of the Procedure By-law, Council be allowed to ask a second round of questions.

CARRIED UNANIMOUSLY

* * * * *

MOVED by Councillor Boyle
SECONDED by Councillor Bligh

THAT Council receive the Report dated March 26, 2024, entitled "Response to New Provincial Legislation: Bills 44, 46 and 47", for information;

FURTHER THAT Council signal its support for these provincial changes and direct staff to report back on possible updates to the new multiplex zoning that incorporate the provincial site standards for small-scale and multi-unit housing, and schedule this work to prioritize housing delivery.

CARRIED UNANIMOUSLY (Vote No. 09912)

**2. Housekeeping and Miscellaneous Changes to the Building By-law
April 9, 2024**

THAT Council approve, in principle, various housekeeping and miscellaneous updates to the Building By-law #12511 as set out in the Report dated April 9, 2024, entitled "Housekeeping and Miscellaneous Changes to the Building By-law" and as generally attached in Appendix A of the same report;

FURTHER THAT Council instruct the Director of Legal Services to bring forward the necessary by-law amendments for enactment by Council, generally as outlined in Appendix A of the above-noted report.

ADOPTED ON CONSENT (Vote No. 09917)

**3. Flag (Civic Protocol) Policy Amendments
April 9, 2024**

A. THAT Council approve amendments to the City's Flag Policy, which is to be renamed as the Civic Protocol Policy as outlined in the Report dated April 9, 2024, entitled "Flag (Civic Protocol) Policy Amendments", and in Appendix A of the same report.

- B. THAT Section 1.3 of the Civic Protocol Policy, referenced in A above, take effect following a collaborative event with the xʷməθkʷəy̓əm (Musqueam), Sḵwx̱wú7mesh (Squamish), and səliłwətał (Tseilil-Waututh) Nations, tentatively planned for the third quarter of 2024.

ADOPTED ON CONSENT (Vote No. 09918)

**4. Noise Control By-law Review – Phase One
March 26, 2024**

Staff from Development, Buildings and Licensing provided a presentation and responded to questions.

* * * * *

During questions to staff, it was

MOVED by Councillor Carr
SECONDED by Councillor Dominato

THAT Council extend the meeting past 12 pm in order to complete the business on the agenda.

**CARRIED UNANIMOUSLY AND
BY THE RQUIRED MAJORITY**

* * * * *

Council heard from one speaker who spoke about other aspects of the report.

MOVED by Councillor Carr
SECONDED by Councillor Kirby-Yung

- A. THAT Council approve, in principle, amendments to the Noise Control By-law, as described in this report and as attached in Appendix A;

FURTHER THAT the Director of Legal Services be instructed to bring forward for enactment the necessary amendments to the Noise Control By-law, generally in accordance with Appendix A.

- B. THAT, subject to Council's approval of Recommendation A, Council approve, in principle, a consequential amendment to the Animal Control By-law, as described in this report and as generally set out in Appendix B;

FURTHER THAT the Director of Legal Services be instructed to bring forward for enactment the necessary amendments to the Animal Control By-law, generally in

accordance with Appendix B.

- C. THAT, subject to Council's approval of Recommendation A, Council approve, in principle, consequential amendments to the Ticket Offences By-law, as described in this report and as generally set out in Appendix C;

FURTHER THAT the Director of Legal Services be instructed to bring forward for enactment the necessary amendments to the Ticket Offences By-law, generally in accordance with Appendix C.

amended

AMENDMENT MOVED by Councillor Boyle
SECONDED by Councillor Carr

THAT the following be added as D:

THAT Council direct staff to explore and bring back options for strengthening and enforcing the Motor Vehicle Noise and Emissions By-Law to reduce excessive and unnecessary noise from vehicles and motorcycles.

amended

AMENDMENT TO THE AMENDMENT MOVED by Councillor Klassen
SECONDED by Councillor Kirby-Yung

THAT the amendment be amended by striking the words "explore and bring back with options" and substituting with the words "engage with the Provincial government and Vancouver Coastal Health to advocate for new tools".

withdrawn

MOVED by Councillor Klassen
SECONDED by Councillor Dominato

THAT, under section 8.4 of the *Procedure By-law*, the amendment to the amendment be withdrawn.

CARRIED UNANIMOUSLY AND
BY THE REQUIRED MAJORITY

AMENDMENT TO THE AMENDMENT MOVED by Councillor Klassen
SECONDED by Councillor Zhou

THAT the amendment be amended as follows:

- striking the words "explore and bring back with options" and substituting with the words "engage with the Provincial government and Vancouver Coastal Health to advocate for new tools";
- inserting the word "Provincial" between the words "enforcing" and "Motor"; and

- adding an “s” to the word “By-Law”.

withdrawn

MOVED by Councillor Klassen
SECONDED by Councillor Zhou

THAT, under section 8.4 of the *Procedure By-law*, the amendment to the amendment be withdrawn.

CARRIED UNANIMOUSLY AND
BY THE REQUIRED MAJORITY

AMENDMENT TO THE AMENDMENT MOVED by Councillor Klassen
SECONDED by Councillor Zhou

THAT the amendment be amended as follows:

- striking the words “explore and bring back with options” and substituting with the words “engage with the Provincial government and Vancouver Coastal Health to advocate for new tools”;
- adding the word “Provincial” before the word “Motor” and the word “Act” after the word “Vehicle”; and
- striking the words “Noise and Emissions By-Law”.

To read as follows:

THAT Council direct staff to engage with the Provincial government and Vancouver Coastal Health to advocate for new tools for strengthening and enforcing the Provincial Motor Vehicle Act to reduce excessive and unnecessary noise from vehicles and motorcycles.

CARRIED (Vote No. 09913)
(Councillors Boyle and Fry opposed)
(Councillor Carr abstained from the vote)
(Councillor Bligh and Mayor Sim absent for the vote)

The amendment to the amendment having carried, the amended amendment was put and CARRIED UNANIMOUSLY (Vote No. 09914), with Councillors Carr and Fry abstaining from the vote, and Councillor Bligh and Mayor Sim absent for the vote. The motion as amended was then put and CARRIED UNANIMOUSLY (Vote No. 09915), with Councillor Carr abstaining from the vote, and Councillor Bligh and Mayor Sim absent for the vote.

FINAL MOTION AS APPROVED

- A. THAT Council approve, in principle, amendments to the Noise Control By-law, as described in the Report dated March 26, 2024, entitled “Noise Control By-law Review – Phase One”, and as attached in Appendix A of the same report;

FURTHER THAT the Director of Legal Services be instructed to bring forward for

enactment the necessary amendments to the Noise Control By-law, generally in accordance with Appendix A of the above-noted report.

- B. THAT Council approve, in principle, a consequential amendment to the Animal Control By-law, as described in the Report dated March 26, 2024, entitled “Noise Control By-law Review – Phase One” and as generally set out in Appendix B of the same report;

FURTHER THAT the Director of Legal Services be instructed to bring forward for enactment the necessary amendments to the Animal Control By-law, generally in accordance with Appendix B of the above-noted report.

- C. THAT Council approve, in principle, consequential amendments to the Ticket Offences By-law, as described in the Report dated March 26, 2024, entitled “Noise Control By-law Review – Phase One” and as generally set out in Appendix C of the same report;

FURTHER THAT the Director of Legal Services be instructed to bring forward for enactment the necessary amendments to the Ticket Offences By-law, generally in accordance with Appendix C of the above-noted report.

- D. THAT Council direct staff to engage with the Provincial government and Vancouver Coastal Health to advocate for new tools for strengthening and enforcing the Provincial Motor Vehicle Act to reduce excessive and unnecessary noise from vehicles and motorcycles.

5. Funding Application to Disaster Risk Reduction-Climate Adaptation Program April 2, 2024

- A. THAT Council approve a funding application in the amount of \$4,970,000 submitted to the Union of British Columbia Municipalities’ Disaster Risk Reduction-Climate Adaptation program, for three projects that would reduce risks from future disasters due to natural hazards and the effects of climate change.
- B. THAT subject to the successful application, referenced in A above, Council direct staff to bring forward the related budget adjustments as described in the Report dated April 2, 2024, entitled “Funding Application to Disaster Risk Reduction-Climate Adaptation Program”, for approval as part of the quarterly capital budget adjustment process.

ADOPTED ON CONSENT (Vote No. 09919)

REFERRAL REPORTS

1. **CD-1 Rezoning: 1805 Victoria Drive April 9, 2024**

THAT the rezoning application, described below, be referred to Public Hearing together with the recommendations set out below and with the recommendation of the General Manager of Planning, Urban Design and Sustainability to approve the application, subject to the conditions set out below;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary by-laws, in accordance with the recommendations set out below, for consideration at the Public Hearing.

RECOMMENDATION FOR PUBLIC HEARING

A. THAT the application by HCMA Architecture and Design, on behalf of the City of Vancouver, the registered owner of the lands located at 1805 Victoria Drive [*Lots A to C of Lot B Block 144 District Lot 264A Plan 9687; PIDs 009-479-741, 009-479-759, 009-479-767 respectively*], to rezone the lands from from RT-5 (Residential) District to CD-1 (Comprehensive Development) District to increase the floor space ratio (FSR) from 0.6 to 2.0 and the building height from 10.7 m (35 ft.) to 20.9 m (69 ft.), to permit a four-storey building containing a firehall and office space for the Vancouver Fire and Rescue Services, be approved in principle;

FURTHER THAT the draft CD-1 By-law, prepared for the Public Hearing in accordance with Appendix A of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 1805 Victoria Drive", be approved in principle;

FURTHER THAT the proposed form of development also be approved in principle, generally as prepared by HCMA Architecture and Design received October 13, 2023, provided that the Director of Planning may allow minor alterations to this form of development when approving the detailed scheme of development;

AND FURTHER THAT the above approvals be subject to the Conditions of Approval contained in Appendix B of the above-noted report.

B. THAT A above be adopted on the following conditions:

- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City, and any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
- (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and

- (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT (Vote No. 09920)

**2. CD-1 Rezoning: 8815-8827 Selkirk Street
April 9, 2024**

THAT the rezoning application and plans, described below, be referred to Public Hearing together with the recommendations set out below and with the recommendation of the General Manager of Planning, Urban Design and Sustainability to approve the application, subject to the conditions set out below;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary zoning by-laws, in accordance with the recommendations set out below, for consideration at the Public Hearing.

RECOMMENDATION FOR PUBLIC HEARING

- A. THAT the application by Wilson Chang Architect Inc., on behalf of Selkirk Street Developments Ltd., the registered owner of 8815-8827 Selkirk Street [*PID: 028-910-907; Lot A Block 7 District Lot 318 Group 1 New Westminster District Plan EPP22576*], to rezone the lands from MC-1 (Industrial) District to CD-1 (Comprehensive Development) District, to increase the floor space ratio (FSR) from 0.75 to 2.50 and the building height from 12.2 m (40 ft.) to 21.0 m (69 ft.), to permit a six-storey mixed-use building containing 36 secured market rental residential units and live-work space at grade, be approved in principle; FURTHER THAT the draft CD-1 By-law, prepared for the Public Hearing in accordance with Appendix A of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 8815-8827 Selkirk Street", be approved in principle;

FURTHER THAT the proposed form of development also be approved in principle, generally as prepared by Wilson Chang Architect Inc., April 16, 2016, with revised drawings received August 9, 2023, provided that the Director of Planning may allow minor alterations to this form of development when approving the detailed scheme of development;

AND FURTHER THAT the above approvals be subject to the Conditions of Approval contained in Appendix B of the above-noted report.

- B. THAT subject to approval in principle of the rezoning and the Housing Agreement described in Part 2 of Appendix B of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 8815-8827 Selkirk Street", the Director of Legal Services be instructed to prepare the necessary Housing Agreement By-law for enactment prior to enactment of the CD-1 By-law, subject to such terms and conditions as may be required at the discretion of the Director of Legal Services, the General Manager of Planning, Urban Design and Sustainability.

C. THAT subject to approval of the CD-1 By-law, the application to amend the Sign By-law to establish regulations for the CD-1, generally as set out in Appendix C of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 8815-8827 Selkirk Street", be approved.

D. THAT subject to approval of the CD-1 By-law, the Noise Control By-law be amended to include the CD-1, generally as set out in Appendix C of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 8815-8827 Selkirk Street";

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Noise Control By-law at the time of enactment of the CD-1 By-law.

E. THAT A to D above be adopted on the following conditions:

(i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City, and any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;

(ii) THAT any approval that may be granted following the public hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and

(iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT (Vote No. 09921)

**3. CD-1 Rezoning: 5350-5430 Heather Street
April 9, 2024**

THAT the rezoning application and plans, described below, be referred to Public Hearing together with the recommendations set out below and with the recommendation of the General Manager of Planning, Urban Design and Sustainability to approve the application, subject to the conditions set out below;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary by-law(s), in accordance with the recommendations set out below, for consideration at the Public Hearing.

RECOMMENDATION FOR PUBLIC HEARING

- A. THAT the application by Rize Alliance Properties Ltd. on behalf of Comma-Minto Properties (Heather) Nominee Ltd., the registered owner of the lands located at 5350-5430 Heather Street [*Lots 3 to 7, Block 877 District Lot 526 Plan 8838; PIDs: 007-506-953, 009-918-345, 009-918-353, 009-918-361 and 009-918-370 respectively*], to rezone the lands from R1-1 (Residential Inclusive) District to CD-1 (Comprehensive Development) District to increase the floor space ratio (FSR) from 0.70 to 6.28 and the building height from 11.5 m (38 ft.) to 60 m (197 ft.) with additional height for the portion with rooftop amenity to permit two 18-storey residential buildings containing 344 rental units, with 20% of the residential floor area secured as below-market rental units, be approved in principle;

FURTHER THAT the draft CD-1 By-law, prepared for the Public Hearing in accordance with Appendix A of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 5350-5430 Heather Street", be approved in principle;

FURTHER THAT the proposed form of development also be approved in principle, generally as prepared by Dialog, received April 24, 2023, provided the Director of Planning may allow minor alterations to this form of development when approving the detailed scheme of development;

AND FURTHER THAT the above approvals be subject to the Conditions of Approval contained in Appendix B of the above-noted report.

- B. THAT subject to approval in principle of the rezoning and the Housing Agreement described in Part 2 of Appendix B of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 5350-5430 Heather Street", the Director of Legal Services be instructed to prepare the necessary Housing Agreement By-law for enactment prior to enactment of the zoning amendment by-law, subject to such terms and conditions as may be required at the discretion of the Director of Legal Services and the General Manager of Planning, Urban Design and Sustainability.
- C. THAT subject to approval of the CD-1 By-law, the Subdivision By-law be amended, generally as set out in Appendix C of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 5350-5430 Heather Street", subject to approval of the CD-1 By-law;

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Subdivision By-law at the time of enactment of the CD-1 By-law.

- D. THAT A to C above be adopted on the following conditions:
- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;

- (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and
- (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT (Vote No. 09922)

**4. Rezoning: 4635-4675 Arbutus Street
April 9, 2024**

THAT the rezoning application, described below, be referred to Public Hearing together with the recommendations set out below and with the recommendation of the General Manager of Planning, Urban Design and Sustainability to approve the application, subject to the conditions set out below;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary by-laws, in accordance with the recommendations set out below, for consideration at the Public Hearing.

RECOMMENDATION FOR PUBLIC HEARING

- A. THAT the application by Perkins + Will Canada Architects Co. on behalf of Constantine Dino Bonnis, the registered owner of the land located at 4635 Arbutus Street [*PID 009-167-102; Lot 7 Block 93 District Lot 526 Plan 11076*], to rezone the land from CD-1 (26) (Comprehensive Development) District to RR-3B (Residential Rental) District, be approved in principle;

FURTHER THAT the draft zoning amendment by-law, prepared for the Public Hearing in accordance with Appendix A of the Referral Report dated April 9, 2024, entitled "Rezoning: 4635-4675 Arbutus Street", be approved in principle;

AND FURTHER THAT the above approvals be subject to the Conditions of Approval contained in Appendix B of the above-noted report.

- B. THAT subject to the approval of the RR-3B zoning amendment referenced in A above, an amendment to the CD-1 (26) 2105 West 32nd Avenue and 4615-4675 Arbutus Street By-law No. 4078, prepared for the Public Hearing in accordance with Appendix C of the Referral Report dated April 9, 2024, entitled "Rezoning: 4635-4675 Arbutus Street" of the associated Referral Report, be approved.
- C. THAT subject to approval in principle of the rezoning and the Housing Agreement described in Part 2 of Appendix B of the Referral Report dated April 9, 2024, entitled "Rezoning: 4635-4675 Arbutus Street", the Director of Legal Services be instructed to prepare the necessary Housing Agreement By-law for

enactment prior to enactment of the zoning amendment By-law, subject to such terms and conditions as may be required at the discretion of the Director of Legal Services and the General Manager of Planning, Urban Design and Sustainability.

- D. THAT A to C above be adopted on the following conditions:
- (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City; any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
 - (ii) THAT any approval that may be granted following the public hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and
 - (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT (Vote No. 09923)

**5. CD-1 Rezoning: 130-150 West Broadway and 2520 Columbia Street
April 9, 2024**

THAT the rezoning application and plans, described below, be referred to Public Hearing together with the recommendations set out below and with the recommendation of the General Manager of Planning, Urban Design and Sustainability to approve the application, subject to the conditions set out below;

FURTHER THAT the Director of Legal Services be instructed to prepare the necessary by-law, in accordance with the recommendations set out below, for consideration at the Public Hearing.

RECOMMENDATION FOR PUBLIC HEARING

- A. THAT the application by Arcadis, on behalf 130 West Broadway Investments Inc., the registered owner of the lands at 130-150 West Broadway and 2520 Columbia Street [*PID: 019-044-372, Lot F Block 25 District Lot 302 Plan LMP19739*], to rezone from C-3A (Commercial) District to CD-1 (Comprehensive Development) District to increase the maximum floor space ratio (FSR) from 3.0 to 8.5 and the maximum building height from 9.2 m (30 ft.) to 89.9 m (295 ft.) with additional height for the portion with rooftop amenity, to permit a mixed-use development with 28-storey (west tower) and 21-storey (east tower) buildings connected with a single-storey podium, with 514 secured rental units, commercial uses and a 37-space turn-key childcare facility for City ownership, be approved in principle;

FURTHER THAT the draft CD-1 By-law, prepared for the Public Hearing in accordance with Appendix A of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 130-150 West Broadway and 2520 Columbia Street", be approved in principle;

FURTHER THAT the proposed form of development also be approved in principle, generally as prepared by Arcadis, received November 30, 2022, and resubmission plans received October 11, 2023, and November 22, 2023, provided that the Director of Planning may allow minor alterations to this form of development when approving the detailed scheme of development;

AND FURTHER THAT the above approvals be subject to the Conditions of Approval contained in Appendix B of the above-noted report.

- B. THAT subject to approval in principle of the rezoning and the Housing Agreement described in Part 2 of Appendix B of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 130-150 West Broadway and 2520 Columbia Street", the Director of Legal Services be instructed to prepare the necessary Housing Agreement By-law for enactment prior to enactment of the CD-1 By-law, subject to such terms and conditions as may be required at the discretion of the Director of Legal Services and the General Manager of Planning, Urban Design and Sustainability.
- C. THAT subject to the approval of the CD-1 By-law, the application to amend the Sign By-law to establish regulations for the new CD-1, generally as set out in Appendix C of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 130-150 West Broadway and 2520 Columbia Street", be approved.
- D. THAT subject to approval of the CD-1 By-law, the Noise Control By-law be amended to include the CD-1, generally as set out in Appendix C of the Referral Report dated April 9, 2024, entitled "CD-1 Rezoning: 130-150 West Broadway and 2520 Columbia Street";

FURTHER THAT the Director of Legal Services be instructed to bring forward the amendment to the Noise Control By-law at the time of enactment of the CD-1 By-law.

- E. THAT A to D above be adopted on the following conditions:
 - (i) THAT the passage of the above resolutions creates no legal rights for the applicant or any other person, or obligation on the part of the City, and any expenditure of funds or incurring of costs is at the risk of the person making the expenditure or incurring the cost;
 - (ii) THAT any approval that may be granted following the Public Hearing shall not obligate the City to enact a by-law rezoning the property, and any costs incurred in fulfilling requirements imposed as a condition of rezoning are at the risk of the property owner; and

- (iii) THAT the City and all its officials, including the Approving Officer, shall not in any way be limited or directed in the exercise of their authority or discretion, regardless of when they are called upon to exercise such authority or discretion.

ADOPTED ON CONSENT (Vote No. 09924)

BY-LAWS

Councillor Kirby-Yung advised she had reviewed the proceedings related to By-laws 5, 6 and 10, and would therefore be voting on the enactments.

Councillors Boyle, Klassen and Zhou advised they had reviewed the proceedings related to By-law 8 and would therefore be voting on the enactment.

Councillor Fry advised he had reviewed the proceedings related to By-laws 21 to 25 and would therefore be voting on the enactments.

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Zhou

THAT Council, except for those members ineligible to vote as noted below, enact the by-laws listed on the agenda for this meeting as numbers 1 to 20 inclusive, and authorize the Mayor and City Clerk to sign and seal the enacted by-laws.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Zhou

THAT Council enact the by-laws listed on the agenda for this meeting as numbers 21, 22 and 23, and authorize the Mayor and City Clerk to sign and seal the enacted by-laws.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

MOVED by Councillor Dominato
SECONDED by Councillor Kirby-Yung

THAT Council enact the by-laws listed on the agenda for this meeting as numbers 24, 25, and 26, and authorize the Mayor and City Clerk to sign and seal the enacted by-laws.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

1. A By-law to assess real property to defray 2023 costs for the East Hastings Street Collective Parking Project (By-law No. 13989)

2. A By-law to assess real property to defray 2023 maintenance costs for the Trounce Alley and Blood Alley Square Local Improvement Project (By-law No. 13990)
3. A By-law to amend City Land Regulation By-law No. 8735 regarding Consumption of Liquor on City Land (2024) (By-law No. 13991)
4. A By-law to amend Local Improvement Procedure By-law No. 3614 regarding the removal of City contributions and other miscellaneous amendments (By-law No. 13992)
5. A By-law to designate certain real property as protected heritage property (998 Thurlow Street (Washington Court)) (By-law No. 13993)
6. A By-law to authorize Council entering into a Heritage Revitalization Agreement with the Owner of Heritage Property (998 Thurlow Street (Washington Court)) (By-law No. 13994)
7. A By-law to amend Zoning and Development By-law No. 3575 to rezone an area from R1-1 to RR-2B (5995-6015 Dunbar Street) (By-law No. 13995)
8. A By-law to amend Zoning and Development By-law No. 3575 to rezone an area from R1-1 to RM-8AN (6218-6230 Oak Street) (By-law No. 13996)
9. A By-law to amend Zoning and Development By-law No. 3575 to rezone an area from R1-1 to RR-2B (550-606 East King Edward Avenue) (By-law No. 13997)
(Councillor Bligh ineligible to vote)
10. A By-law to amend Zoning and Development By-law No. 3575 regarding miscellaneous amendments (By-law No. 13998)
11. A By-law to amend Central Waterfront Official Development Plan By-law No. 5261 regarding miscellaneous amendments (By-law No. 13999)
12. A By-law to amend Coal Harbour Official Development Plan By-law No. 6754 regarding a miscellaneous amendment (By-law No. 14000)
13. A By-law to amend East Fraser Lands Official Development Plan No. 9393 regarding a miscellaneous amendment (By-law No. 14001)
14. A By-law to amend False Creek North Official Development Plan By-law No. 6650 regarding miscellaneous amendments (By-law No. 14002)
15. A By-law to amend Southeast Granville Slopes Official Development Plan By-law No. 5752 regarding miscellaneous amendments (By-law No. 14003)
16. A By-law to amend Miscellaneous Fees By-law No. 5664 regarding a miscellaneous amendment (By-law No. 14004)
17. A By-law to amend the Subdivision By-law No. 5208 regarding a miscellaneous amendment (By-law No. 14005)

18. A By-law to enact a Housing Agreement for 1045 Burnaby Street (By-law No. 14006)
19. A By-law to enact a Housing Agreement for 998 Thurlow Street (By-law No. 14007)
20. A By-law to amend False Creek North Official Development Plan By-law No. 6650 regarding amendments to allow increased social housing (By-law No. 14008)
21. A By-law to amend CD-1 (324) By-law No. 7248 (800-1100 Pacific Boulevard) (By-law No. 14009)
22. A By-law to amend CD-1 (366) By-law No. 7675 (500 Pacific Street) (By-law No. 14010)
23. A By-law to amend CD-1 (422) By-law No. 8896 (900 Pacific Boulevard) (By-law No. 14011)
24. A By-law to amend CD-1 (266) By-law No. 6757 (1100, 1200 and 1300 Blocks Pacific Boulevard) (By-law No. 14012)
25. A By-law to amend CD-1 (297) By-law No. 7156 (1200-1300 Pacific Boulevard South) (By-law No. 14013)
26. A By-law to amend Parking By-law No. 6059 with regard to CD-1 District Parking requirements (800-1100 Pacific Boulevard and 500 Pacific Street) (By-law No. 14014)

ADMINISTRATIVE MOTIONS

1. Approval of Form of Development: 1247 Kingsway

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Dominato

THAT the form of development for this portion of the site known as 1247 Kingsway be approved generally as illustrated in the Development Application Number DP-2021-00927, prepared by AVR P Architecture, and submitted electronically on October 3, 2023, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

CARRIED UNANIMOUSLY

2. Approval of Form of Development: 3644 Slocan Street (Formerly 3575 Kaslo Street)

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Dominato

THAT the form of development for this portion of the site known as 3644 Slocan Street (formerly 3575 Kaslo Street) be approved generally as illustrated in the Development

Application Number DP-2023-00281, prepared by IBI Group, and submitted electronically on November 2, 2023, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

CARRIED UNANIMOUSLY

3. Approval of Form of Development: 3205 Arbutus Street (Formerly 2108 West 16th Avenue)

MOVED by Councillor Zhou
SECONDED by Councillor Kirby-Yung

THAT the form of development for this portion of the site known as 3205 Arbutus Street be approved generally as illustrated in the Development Application Number DP-2023-00379, prepared by Yamamoto Architecture, and submitted electronically on February 16, 2024, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

CARRIED UNANIMOUSLY

4. Approval of Form of Development: 990 Beatty Street

MOVED by Councillor Zhou
SECONDED by Councillor Dominato

THAT the form of development for this portion of the site known as 990 Beatty Street be approved generally as illustrated in the Development Application Number DP-2023-00631, prepared by Frankl Architecture, and submitted electronically on October 31, 2023, provided that the Director of Planning may impose conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

CARRIED UNANIMOUSLY

5. Approval of Form of Development: 1010 Expo Boulevard (Formerly 1050 Expo Boulevard)

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Zhou

THAT the form of development for this portion of the site known as 1010 Expo Boulevard (formerly 1050 Expo Boulevard) be approved generally as illustrated in the Development Application Number DP-2023-00629, prepared by Public Architecture, and submitted electronically on October 31, 2023, provided that the Director of Planning may impose

conditions and approve design changes which would not adversely affect either the development character of the site or adjacent properties.

CARRIED UNANIMOUSLY

6. Miscellaneous Amendments – Various Land Use Documents

MOVED by Councillor Kirby-Yung

SECONDED by Councillor Zhou

WHEREAS on April 9, 2024, Council approved, in principle, miscellaneous amendments to the Zoning and Development By-law, Central Waterfront Official Development Plan By-law, Coal Harbour Official Development Plan By-law, East Fraser Lands Official Development Plan By-law, False Creek North Official Development Plan By-law, Southeast Granville Slopes Official Development Plan By-law, Miscellaneous Fees By-law, and Subdivision By-law, generally as presented in Appendices A-H of the Referral Report dated February 27, 2024, entitled “Miscellaneous Amendments – Zoning and Development By-law and Various Other By-laws and Land Use Documents”;

WHEREAS on April 9, 2024, Council also directed staff to bring forward for approval by Council amendments to the Rupert and Renfrew Interim Rezoning Policy; Residential Rental Districts Schedules Design Guidelines; Zero Emissions Building Catalyst Policy; Strata Title Policies for R1-1, RT and RM Zones; Secured Rental Policy; Rezoning Policy for Sustainable Large Developments; Guidelines for Retail Dealer - Medical Marijuana-Related Uses Near Youth Facilities; Heritage Incentive Program Policies and Procedures; C-2 Guidelines; Bayshore Gardens CD-1 Guidelines (1601 West Georgia Street) (By-law No. 7232) (CD-1 No. 321); Burrard Landing (201 Burrard Street) CD-1 Guidelines; Beach Neighbourhood CD-1 Guidelines (500 and 600 Pacific Street); Quayside Neighbourhood CD-1 Guidelines (By-law No. 7248) (CD-1 No. 324); East False Creek FC-1 Guidelines; and the RT-4, RT-4A, RT4N, RT-4AN, RT-5, RT-5N and RT-6 Guidelines, as well as the repeal of the Guidelines for Zero Emission Buildings in R1-1, RT and RA Districts and the Guidelines for Larger Zero Emission Buildings, generally as presented in Appendices J-L of the Referral Report dated February 27, 2024, entitled “Miscellaneous Amendments – Zoning and Development By-law and Various Other By-laws and Land Use Documents” to be adopted by Council after the By-law amendments noted above are enacted;

AND WHEREAS the By-law amendments noted above have now been enacted.

THEREFORE BE IT RESOLVED THAT the amendments to the various land use documents as described in the Administrative Motion entitled “Miscellaneous Amendments – Various Land Use Documents” and in the table and Appendices entitled “Proposed Amendments”, are hereby adopted, and are to come into effect on April 23, 2024.

CARRIED UNANIMOUSLY

NOTICE OF COUNCIL MEMBER'S MOTIONS

None.

NEW BUSINESS

1. Requests for Leaves of Absence

MOVED by Councillor Klassen
SECONDED by Councillor Dominato

THAT Councillor Boyle be granted a Leave of Absence for civic business from meetings on June 26, 2024, from 5 pm onwards;

FURTHER THAT Councillor Klassen be granted a Leave of Absence for personal reasons from meetings on April 24, 2024, from 6 pm onwards;

FURTHER THAT Councillor Carr be granted a Leave of Absence for civic business from meetings on June 12, 2024, from 6 pm onwards.

FURTHER THAT Mayor Sim be granted a Leave of Absence for civic business from meetings on April 30, 2024, from 3 pm onwards, May 8, 2024, from 12 pm onwards, and May 9, 2024, from 6 pm onwards;

FURTHER THAT Mayor Sim be granted a Leave of Absence for personal reasons from meetings on May 15, 2024, from 3 pm onwards;

AND FURTHER THAT Councillor Zhou be granted a Leave of Absence for civic business from meetings on April 23, 2024, from 5 pm onwards.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

2. Motion to Seek British Columbia Board Position with the Federation of Canadian Municipalities (FCM)

MOVED by Councillor Dominato
SECONDED by Councillor Klassen

WHEREAS

1. The Federation of Canadian Municipalities (FCM) represents the interests of member municipalities on policy and program matters that fall within federal jurisdiction;
2. FCM's Board of Directors is comprised of elected municipal officials from all regions and sizes of communities to form a broad base of support and provide

FCM with the united voice required to carry the municipal message to the federal government; and

3. FCM's Annual General Meeting (AGM) will be held in conjunction with the Annual Conference and Trade Show, June 6-9, 2024, followed by the election of FCM's Board of Directors.

THEREFORE BE IT RESOLVED THAT Vancouver City Council endorse Councillor Lisa Dominato to stand for election on Federation of Canadian Municipalities (FCM) Board of Directors for the period starting in June 2024 and ending June 2026;

FURTHER THAT all costs associated with Councillor Lisa Dominato attending FCM's Board of Directors meetings be funded through the Councillor's Travel and Training budget.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

ENQUIRIES AND OTHER MATTERS

1. Vancouver Canucks Playoffs

Councillor Klassen noted the City wants a safe, fun and enjoyable playoff season in Vancouver, and enquired if the City was looking at lessons learned from past playoff seasons. The City Manager noted that the City is mindful of lessons and recommendations from 1994 and 2011, and are using that extensive body of learning and applying them now.

ADJOURNMENT

MOVED by Councillor Dominato
SECONDED by Councillor Klassen

THAT the meeting be adjourned.

CARRIED UNANIMOUSLY

Council adjourned at 12:28 pm.

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