



COUNCIL MEETING MINUTES

JULY 23, 2024

A Meeting of the Council of the City of Vancouver was held on Tuesday, July 23, 2024, at 9:37 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: Councillor Rebecca Bligh, Acting Mayor
Mayor Ken Sim* (Leave of Absence – Civic Business – 9:30 am – 5:30 pm and 7:20 pm to 7:35 pm)
Councillor Christine Boyle*
Councillor Adriane Carr
Councillor Lisa Dominato
Councillor Pete Fry*
Councillor Sarah Kirby-Yung*
Councillor Mike Klassen*
Councillor Peter Meiszner
Councillor Brian Montague
Councillor Lenny Zhou

CITY MANAGER'S OFFICE: Paul Mochrie, City Manager
Sandra Singh, Deputy City Manager

CITY CLERK'S OFFICE: Katrina Leckovic, City Clerk
Terri Burke, Meeting Coordinator

* Denotes absence for a portion of the meeting.

WELCOME

The Acting Mayor acknowledged we are on the unceded homelands of the Musqueam, Squamish, and Tseil-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 Acting 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.

PROCLAMATION – Emancipation Day

The Acting Mayor, along with the Councillors, read the Proclamation and proclaimed August 1, 2024, as Emancipation Day in the City of Vancouver, and invited representatives from the community to come to the podium and say a few words.

IN CAMERA MEETING

MOVED by Councillor Dominato

SECONDED by Councillor Montague

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;
- (e) the acquisition, disposition or expropriation of land or improvements, if the Council considers that disclosure could reasonably be expected to harm the interests of the city;
- (i) the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose;
- (j) information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 [disclosure harmful to business interests of a third party] of the Freedom of Information and Protection of Privacy Act;
- (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

(Councillor Fry and Mayor Sim absent for the vote)

ADOPTION OF MINUTES

1. Mayor's Budget Task Force Implementation Oversight Committee – May 21, 2024

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Montague

THAT the Minutes of the Mayor's Budget Task Force Implementation Oversight Committee meeting of May 21, 2024, be approved.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

2. Mayor's Budget Task Force Implementation Oversight Committee – June 4, 2024

MOVED by Councillor Klassen
SECONDED by Councillor Zhou

THAT the Minutes of the Mayor's Budget Task Force Implementation Oversight Committee meeting of June 4, 2024, be approved.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

3. Mayor's Budget Task Force Implementation Oversight Committee – June 18, 2024

MOVED by Councillor Meiszner
SECONDED by Councillor Dominato

THAT the Minutes of the Mayor's Budget Task Force Implementation Oversight Committee meeting of June 18, 2024, be approved.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

4. Mayor's Budget Task Force Implementation Oversight Committee – July 2 and 8, 2024

MOVED by Councillor Montague
SECONDED by Councillor Klassen

THAT the Minutes of the Mayor's Budget Task Force Implementation Oversight Committee meeting of July 2 and 8, 2024, be approved.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

5. Nomination Subcommittee – July 2, 2024

MOVED by Councillor Montague
SECONDED by Councillor Klassen

THAT the Minutes of the Nomination Subcommittee meeting of July 2, 2024, be approved.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

6. Council – July 9, 2024

MOVED by Councillor Klassen
SECONDED by Councillor Zhou

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

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

7. Public Hearing – July 9, 2024

MOVED by Councillor Meiszner
SECONDED by Councillor Montague

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

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

8. Council (Policy and Strategic Priorities) – July 10, 2024

MOVED by Councillor Zhou
SECONDED by Councillor Meiszner

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

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

MATTERS ADOPTED ON CONSENT

MOVED by Councillor Dominato
SECONDED by Councillor Zhou

THAT Council adopt Communication 1, Reports 4, 6, 7, 8 and Referral Reports 1 and 2, on consent.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

UNFINISHED BUSINESS

1. CD-1 Rezoning: 5455 Balsam Street

At the Public Hearing on July 9, 2024, Council closed the speakers list and receipt of public comments and referred additional questions to staff, debate and decision to the Council meeting on July 23, 2024, as Unfinished Business.

At the beginning of the item, Councillors Boyle and Klassen advised they had not reviewed the proceedings of the Public Hearing from July 9, 2024, and would therefore not be participating in debate and decision. They left the Chamber at 9:58 am and returned after the completion of the item.

Council also had before it a Memorandum dated July 22, 2024, from the General Manager of Planning, Urban Design and Sustainability, noting that during the Public Hearing on July 9, 2024, Council responded to correspondence and comments from speakers by asking staff to develop additional conditions of approval relating to the pool amenity area, tree retention, standards of maintenance, and temporary construction parking.

The Memorandum advised that staff were recommending that the resolution below be adopted by Council to address the issues raised:

RECOMMENDATION

THAT the following additional conditions be added to Appendix B Part 1: CONDITIONS OF APPROVAL OF FORM OF DEVELOPMENT of the referral report entitled "CD-1 Rezoning: 5455 Balsam Street":

- 1.48 Ensuring the outdoor swimming pool is retained and maintained as operational.
- 1.49 Seeking to ensure the safe retention of trees #901, #902, and #904 to #911 as identified in the arborist report prepared by Diamond Head Consulting dated October 21, 2021;

Note to Applicant: Additional arborist reports may be required to ensure certainty and to comment on the specific conditions of safe tree retention. Design development may be needed, in coordination with the design team, Park Board, Engineering and Urban Design group. Detailed design response is required at the development permit stage.

THAT the following additional conditions be added to Appendix B Part 2: CONDITIONS OF BY-LAW ENACTMENT:

- 2.12 That the existing building be certified, to the satisfaction of the City Building Inspector, as being in compliance with the regulations regarding Exterior Walls, Exterior Doors and Windows, Gas Appliances and Systems, Heating Systems, and Electrical System in the Standards of Maintenance By-law.
- 2.13 Make arrangements for the provision of an off-site parking agreement consistent with Condition 1.36 prior to issuance of a development permit, to the satisfaction of the City Engineer, pursuant to a Section 219 Covenant or as otherwise required by the City Engineer.

Staff from Planning, Urban Design and Sustainability responded to questions.

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At this point in the proceedings, Acting Mayor Bligh relinquished the Chair to Duty Councillor Kirby-Yung in order to participate in the debate and assumed the Chair once finished.

* * * * *

MOVED by Councillor Kirby-Yung
SECONDED by Councillor Zhou

- A. THAT the application by RH Architects Inc., on behalf of Balsam Holdings Ltd., the registered owner of the lands located at 5455 Balsam Street:
 - *PID 024-424-706; Amended Lot 3 (See 506320L) Lot 12 Block 17 District Lot 526 Plan 3946,*
 - *PID 011-989-831; the south 50 feet of Lot 4 of Lot 12 Block 17 District Lot 526 Plan 3946,*
 - *Lots 5 to 9 of Lot 12, Block 17 District Lot 526 Plan 3946; PIDs 011-989-866, 011-989-882, 011-989-921, 011-989-955, and 011-989-998 respectively*

to rezone the lands from RM-3 (Residential) District to CD-1 (Comprehensive Development) District, to increase the maximum floor space ratio (FSR) from 1.88 to 3.49 and the building height from 36.6 m (120 ft.) to 40.8 m (134 ft.) with additional height for the portion with rooftop amenity, to permit the development of an additional residential rental building with 145 rental units on a site containing 88 rental units, all of which will thereafter be secured as market rental housing units generally as presented in the Report dated May 28, 2024, entitled "CD-1 Rezoning: 5455 Balsam Street", be approved in principle;

FURTHER THAT the draft CD-1 By-law, prepared for the Public Hearing in accordance with Appendix A of the above-noted Report, be approved in principle;

FURTHER THAT the proposed form of development also be approved in principle, generally as prepared by RH Architects Inc., received November 10, 2021, provided that the Director of Planning may allow minor alterations to this form of development when approving the detailed scheme of development;

FURTHER THAT the above approvals be subject to the Conditions of Approval contained in Appendix B of the above-noted Report;

FURTHER THAT the following additional conditions be added to Appendix B Part 1: CONDITIONS OF APPROVAL OF FORM OF DEVELOPMENT, of the above-noted Report:

- 1.48 Ensuring the outdoor swimming pool is retained and maintained as operational.
- 1.49 Seeking to ensure the safe retention of trees #901, #902, and #904 to #911 as identified in the arborist report prepared by Diamond Head Consulting dated October 21, 2021;

Note to Applicant: Additional arborist reports may be required to ensure certainty and to comment on the specific conditions of safe tree retention. Design development may be needed, in coordination with the design team, Park Board, Engineering and Urban Design group. Detailed design response is required at the development permit stage;

AND FURTHER THAT the following additional conditions be added to Appendix B Part 2: CONDITIONS OF BY-LAW ENACTMENT, of the above-noted Report:

- 2.12 That the existing building be certified, to the satisfaction of the City Building Inspector, as being in compliance with the regulations regarding Exterior Walls, Exterior Doors and Windows, Gas Appliances and Systems, Heating Systems, and Electrical System in the Standards of Maintenance By-law.
 - 2.13 Make arrangements for the provision of an off-site parking agreement consistent with Condition 1.36 prior to issuance of a development permit, to the satisfaction of the City Engineer, pursuant to a Section 219 Covenant or as otherwise required by the City Engineer.
- B. THAT subject to approval in principle of the rezoning and the Housing Agreement described in Part 2 of Appendix B of the Report dated May 28, 2024, entitled "CD-1 Rezoning: 5455 Balsam 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 A and B 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.

CARRIED UNANIMOUSLY (Vote No. 10150)
(Councillors Boyle, Klassen and Mayor Sim absent for the vote)

COMMUNICATIONS

1. Changes to Business Licence Hearing Schedule

THAT Council cancel the September 10, 2024, Business Licence Hearing and change the date of the Business Licence Hearing on September 11, 2024, to October 10, 2024, starting at 9:30am;

FURTHER THAT the Business Licence Hearing Panel for October 10, 2024, will be as follows:

Councillor Montague – Chair
Councillor Klassen
Councillor Carr
Meiszner - Alternate

ADOPTED ON CONSENT (Vote No. 10153)

REPORTS

1. Seniors Housing Strategy July 9, 2024

Staff from Planning, Urban Design, and Sustainability provided a presentation, and along with a representative from Vancouver Coastal Health, responded to questions.

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During questions to staff and the external representative, it was

*MOVED by Councillor Klassen
SECONDED by Councillor Dominato*

THAT, as per section 5.4(d) of the Procedure By-law, Council be permitted to ask a second round of questions to staff.

*CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)*

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Council heard from eleven speakers, six who spoke in support of the report recommendations and five who spoke to other aspects of the report.

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During the hearing of speakers, it was

*MOVED by Councillor Klassen
SECONDED by Councillor Carr*

THAT, as per section 2.8 (a) of the Procedure By-law, Council extend the meeting past noon in order to finish hearing speakers on Report 1.

*CARRIED UNANIMOUSLY AND
BY THE REQUIRED MAJORITY (reconsidered below)
(Mayor Sim absent for the vote)*

After hearing from speakers, there was a

*RECONSIDERATION MOVED by Councillor Montague
SECONDED by Councillor Zhou*

THAT, as per section 8.13 (2) of the Procedure By-law, Council reconsider the vote to extend the meeting past noon to complete hearing from speakers.

*CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)*

Subsequently, it was

MOVED by Councillor Zhou

SECONDED by Councillor Montague

THAT, as per section 2.8 (a) of the Procedure By-law, Council extend the meeting past noon in order to complete Report 1.

*CARRIED UNANIMOUSLY AND
BY THE REQUIRED MAJORITY
(Mayor Sim absent for the vote)*

* * * * *

MOVED by Councillor Klassen

SECONDED by Councillor Boyle

- A. THAT Council approve the Seniors Housing Strategy as attached in Appendix A.
- B. THAT Council approve the Seniors Housing Rezoning Policy as attached in Appendix B.
- C. THAT Council approve the consequential amendment to remove Seniors Housing from the Interim Rezoning Policy for Social Housing, Seniors Housing, and Institutional, Cultural and Recreational Uses in Former Community Visions Areas as attached in Appendix C.
- D. THAT Council approve the Resident Relocation Policy for Community Care and Assisted Living Residences as attached in Appendix D.
- E. THAT Council approve the new Seniors Housing, Community Care Facility and Group Residence Guidelines as attached in Appendix E, and repeal of the Seniors Supportive or Assisted Housing Guidelines and Community Care Facility – Class B and Group Residence Guidelines.
- F. THAT Council request the Mayor write a letter to the BC Minister of Housing, Minister of Health and the CEO of BC Housing on behalf of Council to respectfully request changes to the SAFER program and home support services, additional funding for seniors social and supportive housing and long-term care in Vancouver, and other important actions as outlined in Appendix F.

amended

AMENDMENT MOVED by Councillor Klassen

SECONDED by Councillor Zhou

THAT B be deleted and replaced with the following:

THAT Council direct staff to revise the Seniors Housing Rezoning Policy as attached in Appendix B by adding privately-operated seniors housing that also contributes significant additional public benefits to Section 4.1 so that such developments are eligible for additional heights and densities beyond those outlined in Table 1;

FURTHER THAT the Seniors Housing Rezoning Policy, as revised above and otherwise in accordance with Appendix B, be approved by Council.

CARRIED UNANIMOUSLY (Vote No. 10151)
(Mayor Sim absent for the vote)

The amendment having carried, the motion as amended was put and CARRIED UNANIMOUSLY (Vote No. 10152), with Mayor Sim absent for the vote.

FINAL MOTION AS APPROVED

- A. THAT Council approve the Seniors Housing Strategy as attached in Appendix A of the Report dated July 9, 2024, entitled "Seniors Housing Strategy".
- B. THAT Council direct staff to revise the Seniors Housing Rezoning Policy as attached in Appendix B of the Report dated July 9, 2024, entitled "Seniors Housing Strategy", by adding privately-operated seniors housing that also contributes significant additional public benefits to Section 4.1 so that such developments are eligible for additional heights and densities beyond those outlined in Table 1;

FURTHER THAT the Seniors Housing Rezoning Policy, as revised above and otherwise in accordance with Appendix B of the above-noted Report, be approved by Council.
- C. THAT Council approve the consequential amendment to remove Seniors Housing from the Interim Rezoning Policy for Social Housing, Seniors Housing, and Institutional, Cultural and Recreational Uses in Former Community Visions Areas as attached in Appendix C of the Report dated July 9, 2024, entitled "Seniors Housing Strategy".
- D. THAT Council approve the Resident Relocation Policy for Community Care and Assisted Living Residences as attached in Appendix D of the Report dated July 9, 2024, entitled "Seniors Housing Strategy".
- E. THAT Council approve the new Seniors Housing, Community Care Facility and Group Residence Guidelines as attached in Appendix E of the Report dated July 9, 2024, entitled "Seniors Housing Strategy", and repeal of the Seniors Supportive or Assisted Housing Guidelines and Community Care Facility – Class B and Group Residence Guidelines.

- F. THAT Council request the Mayor write a letter to the BC Minister of Housing, Minister of Health and the CEO of BC Housing on behalf of Council to respectfully request changes to the SAFER program and home support services, additional funding for seniors social and supportive housing and long-term care in Vancouver, and other important actions as outlined in Appendix F of the Report dated July 9, 2024, entitled "Seniors Housing Strategy".

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Council recessed at 12:27 pm and reconvened at 3:29 pm.

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**2. 2023-2026 Capital Plan Mid-Term Update
July 9, 2024**

Staff from Finance and Supply Chain Management and Engineering Services provided a presentation, and along with the City Manager, responded to questions.

Council heard from seven speakers, three who spoke in opposition to the report recommendations, and four who spoke to other aspects of the report.

MOVED by Councillor Klassen
SECONDED by Councillor Kirby-Yung

- A. THAT Council approve adjustments to the 2023-2026 Capital Plan as summarized in this report and itemized in Appendix A. As a result of these adjustments, the 2023-2026 Capital Plan will increase by \$139.2 million.
- B. THAT subject to approval of recommendation A, Council approve a net increase to Multi-Year Project Budgets by \$31.3 million to support capital delivery as outlined in Appendix C of the report.

amended

AMENDMENT MOVED by Councillor Kirby-Yung
SECONDED by Councillor Klassen

THAT the following be added as C:

THAT Council affirms the important role of the Firehall Theatre in Vancouver's arts scene and its value as a community asset, and recognizes that the Firehall Theatre is in need of renewal and upgrading to enable accessibility and to ensure its use for generations to come;

FURTHER THAT Council direct staff to seek to allocate up to \$10 million in the 2027-2030 Capital Plan for the renewal and expansion of the Firehall Theatre,

contingent on the submission of a fully costed and completed feasibility study and building assessment that considers both accessibility needs and required upgrades to the building as a whole, and for these to be brought to Council for its consideration prior to final approval of the 2027-2030 Capital Plan in 2026;

AND FURTHER THAT the Firehall Theatre Society be encouraged to continue pursuing additional funding commitments from senior levels of government.

amended

AMENDMENT TO THE AMENDMENT MOVED by Councillor Carr
SECONDED by Councillor Boyle

THAT the following be added to the end of C;

AND FURTHER THAT Council direct staff to continue to work diligently to identify funding to begin work as quickly as possible this term on upgrading the Firehall Theatre for accessibility.

CARRIED UNANIMOUSLY (Vote No. 10160)
(Mayor Sim absent for the vote)

The amendment to the amendment having carried, the amended amendment was put and CARRIED UNANIMOUSLY (Vote No. 10161), with Mayor Sim absent for the vote. The motion as amended was then put and CARRIED UNANIMOUSLY (Vote No. 10162), with Mayor Sim absent for the vote.

FINAL MOTION AS APPROVED

- A. THAT Council approve adjustments to the 2023-2026 Capital Plan as summarized in the Report dated July 9, 2024, entitled "2023-2026 Capital Plan Mid-Term Update", and itemized in Appendix A of the same report. As a result of these adjustments, the 2023-2026 Capital Plan will increase by \$139.2 million.
- B. THAT Council approve a net increase to Multi-Year Project Budgets by \$31.3 million to support capital delivery as outlined in Appendix C of the Report dated July 9, 2024, entitled "2023-2026 Capital Plan Mid-Term Update".
- C. THAT Council affirms the important role of the Firehall Theatre in Vancouver's arts scene and its value as a community asset, and recognizes that the Firehall Theatre is in need of renewal and upgrading to enable accessibility and to ensure its use for generations to come;

FURTHER THAT Council direct staff to seek to allocate up to \$10 million in the 2027-2030 Capital Plan for the renewal and expansion of the Firehall Theatre, contingent on the submission of a fully costed and completed feasibility study and building assessment that considers both accessibility needs and required upgrades to the building as a whole, and for these to be brought to Council for its consideration prior to final approval of the 2027-2030 Capital Plan in 2026;

FURTHER THAT the Firehall Theatre Society be encouraged to continue pursuing additional funding commitments from senior levels of government;

AND FURTHER THAT Council direct staff to continue to work diligently to identify funding to begin work as quickly as possible this term on upgrading the Firehall Theatre for accessibility.

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Council recessed at 4:55 pm and reconvened at 5:32 pm.

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**3. Vancouver's Next Climate Plans
July 9, 2024**

Staff from Planning, Urban Design and Sustainability provided a presentation and responded to questions.

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During questions to staff, it was

*MOVED by Councillor Carr
SECONDED by Councillor Boyle*

THAT, as per section 5.4(d) of the Procedure By-law, Council be permitted to ask a second round of questions to staff.

CARRIED UNANIMOUSLY

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*MOVED by Councillor Montague
SECONDED by Councillor Meiszner*

- A. THAT Council direct staff to be guided by the objectives, scope, and process described in this report, as they develop the City's 2026-2030 climate action plans and a financial framework, to reduce carbon pollution and prepare for the impacts of climate change.
- B. THAT Council direct staff to and report back with proposed plans for Council

approval by Q3 2025.

amended

AMENDMENT MOVED by Councillor Montague
SECONDED by Councillor Zhou

THAT the following be added to the end of A:

FURTHER THAT, in providing greater clarity about the City's role in climate action, and to support other Council priorities such as housing affordability, Council resolves to allow natural gas for heating and hot water for new construction, including homes that fall within the Missing Middle Housing Framework given the rapid decarbonization of BC's gas system such as provincially-stated RNG percentage targets (15% by 2030), hydrogen gas blends, and the adoption of new technologies that would allow for greater choice and more resilient pathways to achieving the City's desired emission reduction and decarbonization outcomes;

AND FURTHER THAT staff report back with a plan to implement this change and the Director of Legal Services be instructed to prepare the necessary amendments to all relevant and consequential City By-laws to allow for the use of natural gas for heating and hot water for new construction, including homes that fall within the Missing Middle Housing Framework with direction to staff for draft amendments to be brought forward for the consideration of Council on or before November 1, 2024.

CARRIED (Vote No. 10163)
(Councillors Boyle, Carr, Dominato, Fry and Meiszner opposed)

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Prior to the vote on the amendment above, Council recessed at 6:59 pm and reconvened at 7:14 pm.

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The amendment having carried, Council agreed to separate the vote on the components of the amended motion. The portion of A without the amended language, and B were put and CARRIED UNANIMOUSLY (Vote No. 10164), the amended language in A was then put and CARRIED (Vote No. 10165), with Councillors Boyle, Carr, Dominato, Fry and Meiszner opposed.

FINAL MOTION AS APPROVED

- A. THAT Council direct staff to be guided by the objectives, scope, and process described in the Report dated July 9, 2024, entitled “Vancouver’s Next Climate Plans”, as they develop the City’s 2026-2030 climate action plans and a financial framework, to reduce carbon pollution and prepare for the impacts of climate change;

FURTHER THAT, in providing greater clarity about the City’s role in climate action, and to support other Council priorities such as housing affordability, Council resolves to allow natural gas for heating and hot water for new construction, including homes that fall within the Missing Middle Housing Framework given the rapid decarbonization of BC’s gas system such as provincially-stated RNG percentage targets (15% by 2030), hydrogen gas blends, and the adoption of new technologies that would allow for greater choice and more resilient pathways to achieving the City’s desired emission reduction and decarbonization outcomes;

AND FURTHER THAT staff report back with a plan to implement this change and the Director of Legal Services be instructed to prepare the necessary amendments to all relevant and consequential City By-laws to allow for the use of natural gas for heating and hot water for new construction, including homes that fall within the Missing Middle Housing Framework with direction to staff for draft amendments to be brought forward for the consideration of Council on or before November 1, 2024.

- B. THAT Council direct staff to and report back with proposed plans, referenced in A above, for Council approval by Q3 2025.

4. Chinatown Housing Partnership Grants July 9, 2024

- A. THAT Council approve 6 grants totalling \$1,600,000 to the organizations listed in Appendix A of the Report dated July 9, 2024, entitled “Chinatown Housing Partnership Grants”, for the amounts in the “2024 Recommend” column to support improved safety and liveability in Chinese Society-owned SRO buildings, subject to:
- i. All required development and building permits having been issued by the City; and
 - ii. The Societies entering into and registering on title to the property a Housing Agreement with the terms outlined in Appendix C of the above-noted Report, and otherwise upon such terms and conditions as the Director of Legal Services in consultation with the General Manager of Arts, Culture and Community Services may require.

Source of funds is the 2024 Chinatown Housing Partnership Grant Program Capital Budget.

- B. THAT Council approve 10 grants totalling up to \$240,000 (\$6,000/ building floor) to the organizations listed in Appendix B of the Report dated July 9, 2024, entitled "Chinatown Housing Partnership Grants", for the amounts in the "2024 Recommend" column to implement fire safety upgrades in Chinese Society-owned SRO buildings in accordance with recent Fire By-Law amendments that require the installation of sprinkler isolation valves. Source of funds is the 2024 SRO Upgrading Grant Capital Budget.
- C. THAT, pursuant to Section 206 (1) (j) of the *Vancouver Charter*, Council deems any organization that is to receive a grant pursuant to A and B above which is not a registered charity with Canada Revenue Agency, to be an organization contributing to the health and welfare of the City.
- D. THAT Council delegate its authority to execute grant agreements that include terms and conditions that are consistent with of the Report dated July 9, 2024, entitled "Chinatown Housing Partnership Grants", that satisfy the City's Director of Legal Services, and that disburse the grants described in this report to the City's General Manager of Arts, Culture, and Community Services (or their designate).
- E. THAT no legal rights or obligations will arise or be created by Council's adoption of A to D above, unless and until all legal documentation has been executed and delivered by the respective parties.

ADOPTED ON CONSENT AND A AND B
BY THE REQUIRED MAJORITY (Vote No. 10154)

5. 2024 Community Services and Other Social Grants July 9, 2024

Council heard from one speaker opposed to the report recommendations.

Staff from Arts, Culture and Community Services responded to questions.

MOVED by Councillor Klassen
SECONDED by Councillor Boyle

- A. THAT Council approve 25 Core Support Grants totalling \$701,292 from the 2024 Social Policy Operating Grants budget to the organizations listed in Appendix A-1 of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended in the "2024 Recommend" column.
- B. THAT Council approve 40 Childcare Enhancement Grants totalling \$998,675 from the 2024 Social Policy Operating Grants Budget – Childcare to the

organizations listed in Appendix B-1 of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended in the "2024 Recommend" column.

- C. THAT Council approve 5 Childcare Reserve Grants totalling \$514,800 from the Childcare Reserve to the organizations listed in Appendix C of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended in the "2024 Recommend" column to support the operation of 312 infant/toddler childcare spaces.
- D. THAT Council approve 4 Childcare Project Grants totalling \$131,620 from the 2024 Social Policy Operating Grants Budget – Childcare to the organizations listed in Appendix D of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended in the "2024 Recommend" column.
- E. THAT Council approve 6 Childcare Small Capital Grants totalling \$81,000 from the 2024 Small Capital Grants for Non-City Owned Childcare to the organizations listed in Appendix E-1 of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended for each organization in the "2024 Recommend" column.
- F. THAT Council approve 7 Social Policy Small-Medium Capital Grants totalling \$137,637 from the 2024 Social Policy Capital Grants Budget to the organizations listed in Appendix F-1 of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended to each organization in the "2024 Recommend" column.
- G. THAT Council approve 1 Organizational and Youth Sector Capacity-building Project Grants from the Building Safer Communities Program totalling \$20,000 from the Federal funding through the Building Safer Communities Funds from Public Safety and Emergency Preparedness Canada to the organizations and for the amounts listed in Appendix G-1 of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants".
- H. THAT Council approve a grant of \$343,194 to the Collingwood Neighbourhood House Society as described in Appendix I of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", from the 2024 General Government Operating budget and from the 2024 Social Policy Grants Operating budget to support operations of the Collingwood Gymnasium and Collingwood Annex from January 1, 2024 to December 31, 2024.
- I. THAT Council approve 2 one-time grants under the Social Responsibility Fund Grant Program totalling \$135,732 from the 2024 Edgewater Social Responsibility Fund to the organizations listed in Appendix I of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended in the "2024 Recommend" column.
- J. THAT Council approve 1 grant under the Social Innovation Project (SIP) Program

totalling \$40,000 from the 2024 Social Policy Grants Operating budget to the organizations listed in Appendix J of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", for the amounts recommended to each organization in the "2024 Recommend" column.

- K. THAT Council receive for information a report back on the allocation of \$150,000 for the Building Safer Communities Grant Program that was approved in December 2022 (RTS 14827), from the Building Safer Communities Funds from Public Safety and Emergency Preparedness Canada budget (see Appendix K of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants").
- L. THAT, pursuant to Section 206(1)(j) of the *Vancouver Charter*, Council deems any organization that is listed in Appendices A to J of the Report dated July 9, 2024, entitled "2024 Community Services and Other Social Grants", or named in A to J above that is not a registered charity with the Canada Revenue Agency to be an organization contributing to the health or welfare of the City.
- M. THAT Council delegate its authority to the General Manager of Arts, Culture and Community Services to negotiate and execute agreements to disperse the grants described in A to J above on the terms and conditions set out herein or such other terms and conditions as are satisfactory to the General Manager of Arts, Culture and Community Services and the Director of Legal Services.
- N. THAT no legal rights or obligations will arise or be created by Council's adoption of A to M above unless and until all legal documentation has been executed and delivered by the respective parties.

CARRIED UNANIMOUSLY AND A TO J
BY THE REQUIRED MAJORITY (Vote No. 10166)
(Mayor Sim absent for the vote)

**6. Grant to Amicae Co-op for Below Market Lease Option at 1047 Barclay Street
June 25, 2024**

THAT Council authorize a grant to Amicae Co-operative Housing for a 20-year lease renewal option within the 5-year lease previously approved by Council (RTS 16356) for the City-owned property located at 1047 Barclay Street, legally described as: PID: 006-847-111, Lot C Block 6 District Lot 185 Plan 20109 together with all buildings and improvements, based on similar terms as provided in Section 28.01 of the ground lease dated September 18, 1984.

ADOPTED ON CONSENT AND
BY THE REQUIRED MAJORITY (Vote No. 10155)

**7. Vancouver Heritage Foundation (VHF) Heritage Conservation Grant Program – Annual Report 2023-2024 and Grant Release for 2024-2025
May 10, 2024**

- A. THAT Council receive for information the *Heritage Conservation Grant Program – Annual Report 2023-2024*, prepared by the Vancouver Heritage Foundation, attached as Appendix A of the Report dated May 10, 2024, entitled “Vancouver Heritage Foundation (VHF) Heritage Conservation Grant Program – Annual Report 2023-2024 and Grant Release for 2024-2025”.
- B. THAT Council approve payment of a grant from the 2024 Capital Budget to the Vancouver Heritage Foundation in the amount of \$300,000 for the implementation of the second year of the Heritage Conservation Grant Program (2024-2025).

ADOPTED ON CONSENT AND B
BY THE REQUIRED MAJORITY (Vote No. 10156)

**8. Vancouver Heritage Foundation Board – Annual Report 2023
March 12, 2024**

- A. THAT Council approve the 2023 Annual Report of the Vancouver Heritage Foundation attached as Appendix A of the Report dated March 12, 2024, entitled “Vancouver Heritage Foundation Board – Annual Report 2024”.
- B. THAT Council approve payment of a grant from the 2024 Operating Budget to the Vancouver Heritage Foundation in the amount of \$146,458, which is equivalent to \$143,586 plus an inflation increment of two percent (2%) per year, to be used as operating funds for the second year of the three-year operating agreement (2023-2025).

ADOPTED ON CONSENT AND B
BY THE REQUIRED MAJORITY (Vote No. 10157)

REFERRAL REPORTS

**1. Short Term Rental Regulations
May 25, 2024**

THAT the General Manager of Planning, Urban Design and Sustainability be instructed to bring forward the applications as described below and that the applications be referred to Public Hearing together with the recommendations set out below;

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

RECOMMENDATION FOR PUBLIC HEARING

- A. THAT Council approve, in principle, the application to amend the Zoning and Development By-law to alter the definition of “Short Term Rental Accommodation” to be a “temporary accommodation for any period less than 90 consecutive days” to align with provincial legislation as outlined in this report and as generally presented in Appendix A of the Referral Report dated May 25, 2024, entitled “Short Term Rental Regulations”;

FURTHER THAT the Director of Legal Services be instructed to bring forward for enactment the amendment to the Zoning and Development By-law generally as presented in Appendix A of the above-noted Report.

- B. THAT Council formally request that the Province of British Columbia amend section 482.3 (3) of the *Vancouver Charter*, to allow service of a municipal ticket information by registered mail or by electronic mail.

ADOPTED ON CONSENT (Vote No. 10158)

**2. Rezoning: 4708-4742 Joyce Street and 3604 Tanner Street
July 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 Matthew Cheng Architect, Inc. on behalf of 1223938 BC Ltd.¹, the registered owners of the lands located at 4708-4742 Joyce Street and 3604 Tanner Street [*Lots 9 to 12 Block 90 District Lots 36 and 51 Plan 1570; PIDs 014-555-590, 014-555-611, 014-555-620 and 014-233-517 respectively*], to rezone the lands from R1-1 (Residential Inclusive) District to RR-2C (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 July 9, 2024, entitled “Rezoning: 4708-4742 Joyce Street and 3604 Tanner Street”, be approved in principle;

¹ Beneficially owned and controlled by Satish Chand Datta, Baldeep Singh Dhindsa and Kiranjit Kaur Hayer

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

- 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 July 9, 2024, entitled "Rezoning: 4708-4742 Joyce Street and 3604 Tanner 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 zoning amendment by-law, the Subdivision By-law be amended generally as set out in Appendix C of the Referral Report dated July 9, 2024, entitled "Rezoning: 4708-4742 Joyce Street and 3604 Tanner Street";

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 zoning amendment 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. 10159)

BY-LAWS

MOVED by Councillor Dominato
SECONDED by Councillor Meiszner

THAT Council enact the by-laws listed on the agenda for this meeting as numbers 1 to 13 inclusive, 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 Amend Procedure By-law No. 12577 regarding alignment with the Vancouver Charter (By-law No. 14103)
2. A By-law to amend Vancouver Development Cost Levy By-law No. 9755 regarding 2024 rates (By-law No. 14104)
3. A By-law to amend Vancouver Utilities Development Cost Levy By-law No. 12183 regarding 2024 rates (By-law No. 14105)
4. A By-law to amend Area Specific Development Cost Levy By-law No. 9418 regarding 2024 rates (By-law No. 14106)
5. A By-law to amend Building By-law No. 12511 regarding minimum threshold for sprinkler upgrades (By-law No. 14107)
6. A By-law to amend Zoning and Development By-law No. 3575 to rezone an area to CD-1 (5235-5275 Kersland Drive) (By-law No. 14108)
7. A By-law to enact a Housing Agreement for 1065 Pacific Street (By-law No. 14109)
8. A By-law to enact a Housing Agreement for 5755-5791 Oak Street and 1008 West 41st Avenue (By-law No. 14110)
9. A By-law to enact a Housing Agreement for 155 East 37th Avenue (By-law No. 14111)
10. A By-law to amend Subdivision By-law No. 5208 for 2596-2660 East 41st Avenue (By-law No. 14112)
11. A By-law to amend Sign By-law No. 11879 regarding 1943-1999 East Hastings Street (By-law No. 14113)
12. A By-law to amend Noise Control By-law No. 6555 regarding 1943-1999 East Hastings Street (By-law No. 14114)
13. A By-law to amend the Fire By-law (By-law No. 14115)

NOTICE OF COUNCIL MEMBER'S MOTIONS

1. FCM Resolution: Enhancing Accessibility Under the Federal Plastic Straw Ban

Councillor Dominato submitted a notice of Council Members' motion on the above-noted matter. The motion may be placed on the Standing Committee on Policy and Strategic Priorities meeting agenda of September 25, 2024, as a Council Members' Motion.

NEW BUSINESS

2. Change to Acting Mayor Roster

MOVED by Councillor Boyle

SECONDED by Councillor Dominato

WHEREAS

1. Council approved the 2024 Acting Mayor Roster at the Council meeting on December 12, 2023;
2. Councillor Boyle was approved as Deputy Mayor for the month of November 2024;
3. Councillor Boyle will forego the Deputy Mayor role and Councillor Klassen has agreed to act as replacement from November 1 to November 15, 2024. Councillor Zhou has agreed to act as replacement from November 16 to November 30, 2024;
4. Councillor Boyle was approved as Duty Councillor on September 21 to September 30, 2024; and
5. Councillor Boyle will forego the Duty Councillor role and Councillor Meiszner agreed to act as replacement.

THEREFORE BE IT RESOLVED THAT Councillor Boyle's name be struck from the Deputy Mayor Roster for November 2024 and be replaced by Councillor Klassen from November 1 to November 15, 2024; Councillor Zhou from November 16 to November 30, 2024;

FURTHER THAT Councillor Meiszner be appointed as Duty Councillor September 21 to 30, 2024.

CARRIED UNANIMOUSLY

(Mayor Sim absent for the vote)

2. Requests for Leaves of Absence

MOVED by Councillor Klassen

SECONDED by Councillor Zhou

THAT Councillor Dominato be granted a Leave of Absence for civic business from meetings on July 26, 2024, from 9:30 am to 4 pm;

FURTHER THAT Councillor Klassen be granted a Leave of Absence for civic business from meetings on July 25, 2024, from 6 pm to 10 pm.

CARRIED UNANIMOUSLY
(Mayor Sim absent for the vote)

ENQUIRIES AND OTHER MATTERS

None.

ADJOURNMENT

MOVED by Councillor Dominato
SECONDED by Councillor Montague

THAT the meeting be adjourned.

CARRIED UNANIMOUSLY
(Councillor Kirby-Yung and Mayor Sim absent for the vote)

Council adjourned at 7:35 pm.

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