



Council Minutes

June 20, 2022, 5:30 PM

Council Chambers & Electronic Meeting

PRESENT:	Mayor S. Young	Councillor L. Seaton
	Councillor D. Blackwell	Councillor L. Szpak
	Councillor M. Sahlstrom	Councillor R. Wade
ABSENT:	Councillor N. Stewart	
ATTENDING:	M. Watmough, Acting Director of Corporate Services	K. Dube, Manager of Information Technology
	M. Mahovich, Director of Engineering and Public Works	W. Ying-udomrat, Manager of Legislative Services
	M. Baldwin, Director of Planning and Subdivision	A. Kryklywyj-Shortreid, Deputy Director of Finance
	Y. Nielsen, Director of Parks, Recreation and Facilities	R. Gillich, Systems Administrator

Due to COVID-19 Council Chambers is open with limited attendance.
Meeting available by Teleconference.

1. TERRITORIAL ACKNOWLEDGEMENT

2. CALL TO ORDER

Mayor Young called the meeting to order at 5:35pm.

3. APPROVAL OF THE AGENDA

MOVED BY: SAHLSTROM

SECONDED: WADE

THAT Council approve the agenda as presented.

Motion CARRIED.

4. PRESENTATION

4.1 Parks Department Presentation - Yari Nielsen

The Director of Parks, Recreation, and Facilities provided an overview of his department, providing information on the decommissioning of the splash pad and the expansion of the Veterans Memorial Park.

5. REPORTS

- 5.1 Addendum Report (2) - Application to amend the MUE1 zone by adjusting the boundary between areas A and B, allowing non-residential gross floor area within Area B to exceed 9,290 m², and to introduce a new parking ratio for light industrial uses within Area A at 2750 Leigh Road.

Council received the report for information.

6. PUBLIC HEARINGS

- 6.1 BYLAW NO. 2028

The Mayor opened the Public Hearing for Bylaw No. 2028 at 5:44pm.

Director of Planning Matthew Baldwin advised that Derek Read has applied on behalf of Beedie (Langford Ridge) Holdings Ltd. to amend the text of the MUE1 zoning of 2750 Leigh Road,

This is being proposed in order to allow non-residential gross floor area in Area B to exceed 9,290 m², to shift the boundary between Areas A and B, and to introduce a new parking ratio for light industrial uses within Area A.

This proposal is consistent with the Official Community Plan Mixed Use Employment Centre designation.

Notifications and advertisements have been placed as required by the *Local Government Act*.

Mayor Young called a first time for presentations.

The applicant gave a presentation on the proposal, providing information on the project location, Beedie Holdings, Ltd., history of the area, and the proposed project.

Mayor Young called a second time for presentations.

Mayor Young called for a third and final time for presentations.

M. Wagner, #104-2669 Deville Road, asked questions about public use and access to the proposed green space.

B. Armstrong, 2813 Rodney Road, asked questions about potential impacts to the area, including environmental and traffic impacts.

M. Paish, 2945 Cressida Crescent, asked questions about environmental impacts to Langford Lake.

G. George, 2777 Wenger Terrace, asked questions about impacts to the existing neighbourhood.

The Mayor declared the Public Hearing for Bylaw No. 2028 closed at 6:01 pm.

6.2 BYLAW NOS. 2061 & 2062

The Mayor opened the Public Hearing for Bylaw Nos. 2061 and 2062 at 6:01pm.

Director of Planning Matthew Baldwin advised that Les Bjola of Turner Lane Development Corporation has applied on behalf of Reid Kaufmann and Marc MacCaull of Langford Heights Development LP to amend the Official Community Plan designation of a portion of the properties at 2207, 2213, 2217, 2155 Millstream Road and a portion of land formerly known as Hordon Road from “Business or Light Industrial” and “Neighbourhood” designation to “Mixed-Use Employment Centre” designation and to amend the zoning of a portion of the properties at 2207, 2213, 2217, 2155 Millstream Road and a portion of land formerly known as Hordon Road within the BP9 zone.

This is being proposed in order to allow for residential zoning and to allow additional uses, those being townhouse and apartments with a maximum height limit of 12 stories. Additionally, the density permitted in the above addresses be limited to 150 residential units, unless a film studio is built elsewhere in the B9 zone. If a film studio has been issued a building permit above the foundation within the BP9 zone, the density of development will be a maximum floor area ratio (FAR) of 4.0.

In support of this application, the applicant has agreed to provide the following:

1. 5% of units constructed in any multi-family residential buildings be directed towards the Attainable Home Ownership Program, to be secured prior to issuance of a building permit.

Notifications and advertisements have been placed as required by the *Local Government Act*.

Mayor Young called a first time for presentations.

The applicant gave a presentation, providing information on the site context and project rationale.

K. Gilbert, 14 Erskine Lane, expressed support for the proposed project, noting that the film studio will provide significant economic benefits.

B. Coultish, 2219 Player Drive, Victoria, expressed support for the proposed film studio.

D. Tait expressed support for the proposed film studio.

D. Enright, 9191 Ardmore Drive, North Saanich, expressed support for the proposed film studio.

C. Isherwood expressed support for the proposed film studio.

C. Parker, 690 Goldie Avenue, expressed concerns about the traffic and construction.

D. Holland, 631 Polyanthus Crescent, expressed support for the proposed film studio.

D. Wormald, 694 Goldie Avenue, expressed concerns about the proposed density for the area and the impacts to traffic.

M. Wagner, #104-2669 Deville Road, suggested that public amenities, such as grocery stores and other commercial units, be included in the proposal.

S. Geary, #416-1375 Bear Mountain Parkway, expressed support for the proposed film studio and asked a question about whether the applicant considered offering any incentives to future employees to reside next to the proposed film studio.

Y. Shipley, 2451 Sutton Road, expressed support for the proposed film studio.

A. Serrano, 3005 Aloutte Drive, expressed support for the proposal, which is not solely about housing.

M. Hartlieb, 2665 Traverse Terrace, expressed support for the proposed film studio.

B. Armstrong, 2813 Rodney Road, asked questions about bike lanes in the area.

V. Clements expressed support for the proposed film studio.

T. Urquhart, 2019 Riviera Pl, expressed support for the proposed project.

J. Hubert, 415 Henry Street, expressed support for the proposed film studio and noted that the impacts to traffic would be manageable, as film workers have different work hours than other workers.

D. Diemer expressed support for the proposed film studio.

Mayor Young called a second time for presentations.

J. Insell, 1818 Government Street, expressed support for the proposed film studio.

Mayor Young called for a third and final time for presentations. There being none, he declared the Public Hearing for Bylaw Nos. 2061 and 2062 closed at 6:51 pm.

6.3 BYLAW NO. 2055

The Mayor opened the Public Hearing for Bylaw No. 2055 at 6:51 pm.

Director of Planning Matthew Baldwin advised that Rachael Sansom of Grayland Consulting has applied on behalf of Goldstream Residences Corp. to amend the zoning of 528 and 532 Goldstream Avenue from the 'One- and Two-Family Residential' Zone to the 'City Centre 1' Zone.

This is being proposed in order to allow for the development of a 6-storey residential building consisting of approximately 77 units.

In support of this application, the applicant has agreed to provide the following:

1. \$2,850 per unit to the General Amenity Reserve Fund; and
2. \$750 per unit to the Affordable Housing Reserve Fund

both subject to the to reductions in accordance with the Affordable Housing and Amenity Contribution Policy.

Prior to bylaw adoption, the applicant will register a covenant that agrees to the following:

1. That the two subject properties are consolidated prior to issuance of a Development Permit.
2. That onsite parking is allocated to each unit and not provided in exchange for compensation.
3. That a strata plan for the building is registered prior to occupancy.
4. That Level 2 charging for electrical vehicles is provided.
5. That full frontage improvements, a storm water management plan, and a construction parking plan are provided to bylaw 1000 standards

This proposal is consistent with the Official Community Plan 'City Centre' designation.

Notifications and advertisements have been placed as required by the *Local Government Act*.

Mayor Young called a first time for presentations.

The applicant gave a presentation, providing information on the location, alignment with the Official Community Plan, existing use, and the proposed project components.

A. Smith, 528 Goldstream Avenue, expressed support for the proposal.

B. Armstrong, 2813 Rodney Road, expressed opposition to the proposal, noting the concerns about construction, noise, and proposed density.

K. Falconer, 2777 Penelope Place, expressed concerns about the proposed density, traffic, and impacts to views.

D. Elizabeth, 2850 Aldwynd Road, expressed support for the proposal.

M. Biscoe, 2958 Seapoint Drive, expressed support for the proposal.

M. Meszaros, 953 Glen Willow Place, expressed support for the proposal.

T. Christolf, 1950 Robson Street, Vancouver, expressed support for the proposal.

R. Reagan, 4253 Dieppe Road, expressed support for the proposal.

W. Wickett, 2778 Penelope Place, expressed concerns about the traffic and proposed density.

J. Gintaut, 1331 Ravensview Drive, expressed concerns about the traffic and proposed density.

B. Coller, 3373 Haida Drive, Colwood, expressed concerns about the traffic and proposed density.

J. Lioudakis, 978 Page Ave, expressed support for the proposal.

K. Falconer, 2777 Penelope Place, expressed concerns about the proposed area for this project.

Mayor Young called a second time for presentations.

Mayor Young called for a third and final time for presentations.

The applicant answered questions about the traffic.

W. Wickett, 2778 Penelope Place, expressed opposition to the proposal.

It was suggested that staff look into the possibilities of installing sidewalks and traffic or signal lights to ensure pedestrian safety.

Mayor Young declared the Public Hearing for Bylaw No. 2055 closed at 7:53 pm.

6.4 BYLAW NO. 2059

The Mayor opened the Public Hearing for Bylaw No. 2059 at 7:53 pm.

Director of Planning Matthew Baldwin advised that Dave Smith and Dale Douglas of McElhanney have applied on behalf of 683177 BC Ltd. to amend the zoning of 1551 and 1559 Sawyer Road from the 'Rural Residential 4' Zone to the 'Residential Small Lot 1' Zone.

This is being proposed in order to allow for the development that would consist of single-family homes and townhouses.

In support of this application, the applicant has agreed to provide the following:

1. \$6,000 per new lot that is 400m² or greater to the General Amenity Reserve Fund;
2. \$3,960 per new lot that is less than 400m² to the General Amenity Reserve Fund;
3. \$1,000 per new lot that is 400m² or greater to the Affordable Housing Reserve Fund;
4. \$660 per new lot this is less than 400m² to the Affordable Housing Reserve Fund;
5. \$3,660 per new townhouse to the General Amenity Reserve Fund; and
6. \$610 per new townhouse to the Affordable Housing Reserve Fund.

Prior to bylaw adoption, the applicant will register a covenant that agrees to the following:

1. That a minimum of 30% of the lands are dedicated to the City.
2. That a fire-resistant fence is provided along the southern and western boundaries.
3. That a 3.0m (10ft) wide non-disturbance area is provided along the southern and western boundaries.
4. That a 10m (30 ft) wide treed buffer with a pedestrian trail is provided along Humpback Road
5. That a Development Permit not be issued until the site is serviced with municipal sewer.
6. That full frontage improvements, a storm water management plan, and a construction parking plan are provided to Bylaw 1000 standards.

This proposal is consistent with the Official Community Plan 'Neighbourhood' designation.

Notifications and advertisements have been placed as required by the *Local Government Act*.

Mayor Young called a first time for presentations.

The applicant gave a presentation, providing information on the project location, public consultation, and the proposed project.

Mayor Young called a second time for presentations.

A. Rozon, 2334 Azurite Crescent, expressed support for the proposal and the increase in housing supply.

A. Gilmour expressed support for the proposal and that it would improve housing affordability.

T. Urquhart, 2219 Riviera Court, expressed support for the proposal and the increase in housing supply.

M. Paish, 2945 Cressida Crescent, expressed opposition to the project and expressed concerns about the traffic impacts.

Mayor Young left the meeting at 8:12pm. Councillor Wade assumed the role as Chair. Mayor Young returned to the meeting at 8:13 pm and assumed the role as Chair.

J. Gintaut, 1331 Ravensview Drive, asked questions about improvements to Humpback Road and expressed concerns about the proposal.

B. Armstrong, 2815 Rodney Road, expressed opposition to the proposal.

Mayor Young called for a third and final time for presentations. There being none, he declared the Public Hearing for Bylaw No. 2059 closed at 8:23 pm.

6.5 BYLAW NO. 2060

The Mayor opened the Public Hearing for Bylaw No. 2060 at 8:24 pm.

Director of Planning Matthew Baldwin advised that Paul Heron of Gordon 'n' Gordon Builders has applied on behalf of Gordon 'n' Gordon Interiors to amend the zoning of 825, 829, 833, and 845 Orono Avenue from the 'One- and Two-Family Residential' Zone to the 'City Centre 1' Zone.

This is being proposed in order to allow for the development of a 6-storey residential building that would consist of approximately 106 units.

In support of this application, the applicant has agreed to provide the following:

1. \$2,850 per unit to the General Amenity Reserve Fund; and
2. \$750 per unit to the Affordable Housing Reserve Fund

both subject to reductions in accordance with the Affordable Housing and Amenity Contribution Policy.

Prior to bylaw adoption, the applicant will register a covenant that agrees to the following:

1. That the four subject properties are consolidated prior to issuance of a Development Permit.
2. That onsite parking is allocated to each unit and not provided in exchange for compensation.
3. That a strata plan for the building is registered prior to occupancy.
4. That Level 2 charging for electrical vehicles is provided.
5. That full frontage improvements, a storm water management plan, and a construction parking plan are provided to bylaw 1000 standards.

This proposal is consistent with the Official Community Plan 'City Centre' designation.

Notifications and advertisements have been placed as required by the *Local Government Act*.

Mayor Young called a first time for presentations.

The applicant gave a presentation, providing information on the project design, location,

Mayor Young called a second time for presentations.

Mayor Young called for a third and final time for presentations. There being none, he declared the Public Hearing for Bylaw No. 2060 closed at 8:30 pm.

7. PUBLIC PARTICIPATION

M. & T. Sunshine, 501 Langvista Dr, re: item 12.1 talked about their parking issue and feared for their safety. Their calls to the R.C.M.P. have been responded to promptly.

Councillor Wade declared a conflict of interest (he works for the company) and left the meeting at this point.

A. Baker, 2674 Winstler Road, re: item 10.1.4 clarified that the permit is for the sale and not for crushing and blasting of rocks.

Councillor Wade returned to the meeting.

M. Wagner, #104-2669 Deville Rd, re: item 8.1 the decommissioning of the splash pad - questioned why the decision was made in-camera. re: item 12.2 - expressed support.

J. Gintaut, 1331 Ravensview Drive, re: item 12.1 - expressed support for Councillor Szpak.

J. Hartshorne, 2789 Guyton Way, re: 10.1.3 - asked questions about Bylaw 2082.

A. McDonald encouraged Council members to have respectful debates.

L. Plomp, 3592 Winfield Terrace, re: item 8.1 - expressed concerns regarding the decommissioning of the splash pad.

B. Armstrong, 2815 Rodney Road, re: item 11.6 - Bylaw 2056 Noise Bylaw, expressed concerns about construction noises and thanked the Bylaw department for new construction hours restrictions.

R. Coutre, #205-847 Goldstream Avenue, re: item 11.2 - expressed support for the proposed amendments. re: item 10.1.3 - thanked staff for this work and appreciated the opportunity to provide inputs.

J. Gintaut, 1331 Ravensview Drive, noted that taxpayers pay for services not developers.

8. ADOPTION OF COUNCIL MINUTES

8.1 Minutes of the Regular Council Meeting - June 6, 2022

MOVED BY: SAHLSTROM

SECONDED: WADE

THAT Council approve the minutes of the regular meeting of Council held on June 6, 2022.

Motion CARRIED.

9. OTHER BOARD AND COMMISSION MINUTES

9.1 West Shore Parks and Recreation Society Board of Directors Meeting - May 12, 2022.

MOVED BY: WADE

SECONDED: SEATON

That Council receive the minutes of the West Shore Parks and Recreation Society Board of Directors meeting held on May 12, 2022.

Motion CARRIED.

9.2 West Shore Parks & Recreation Society Annual General Meeting - June 17, 2022

MOVED BY: WADE

SECONDED: SEATON

That Council receive the minutes of the West Shore Parks and Recreation Society Annual General meeting held on June 17, 2022.

Motion CARRIED.

10. COMMITTEE RESOLUTIONS

10.1 Planning, Zoning and Affordable Housing Committee Meeting - June 13, 2022

10.1.1 Minutes of the Planning, Zoning and Affordable Housing Committee Meeting - June 13, 2022

MOVED BY: WADE

SECONDED: SZPAK

THAT Council receive the minutes of the Planning, Zoning and Affordable Housing Committee meeting held on June 13, 2022.

Motion CARRIED.

10.1.2 Application to Rezone 2639 and 2645 Sooke Road from the R2 (One- and Two-Family Residential) Zone to the MU2 (Mixed-Use Residential Commercial) Zone to allow for the development of a Mixed-Use Building

MOVED BY: WADE

SECONDED: SZPAK

THAT Council:

1. Proceed with consideration of 1st reading of Bylaw No. 2087 to amend the zoning designation of the properties located at 2639 and 2645 Sooke Road from the R2 (One- and Two-Family Residential) Zone to the MU2 (Mixed-Use Residential Commercial) Zone subject to the following terms and conditions:
 - a) That the applicant provides, as a bonus for increased density, the following contributions per residential unit, prior to issuance of a building permit:
 - i. \$610 towards the Affordable Housing Fund; and
 - ii. \$2,074 towards the General Amenity Reserve Fund.subject to reductions in accordance with the Affordable Housing and Amenity Contribution Policy depending on use and height.
 - b) That the applicant provides, prior to Public Hearing, the following to the satisfaction of the Director of Engineering:
 - i. A technical memo from a qualified engineer that verifies stormwater can be adequately managed on-site for the proposed development; and
 - ii. A frontage plan that illustrates the required road improvements to determine if road dedication is required;
 - iii. A memo prepared by a Landscape Architect that examines existing trees on site and in the frontage and provides comment on the potential for tree retention as part of the development plan, to the satisfaction of the Director of Planning;

- c) That the applicant registers, prior to Bylaw Adoption, a road dedication plan to the satisfaction of the Director of Engineering and Ministry of Transportation and Infrastructure;
- d) That the applicant provides, prior to Bylaw Adoption, a Section 219 covenant, registered in priority of all other charges on title, that agrees to the following:
 - i. That the two subject properties be consolidated prior to issuance of a Development Permit for Form and Character;
 - ii. That an access easement or SRW over the ground level drive aisle be registered prior to issuance of a Building Permit;
 - iii. That a separate covenant be registered prior to issuance of a building permit for the proposed residential building that ensures parking is allocated to each unit and for visitors as required by the zoning bylaw, and is not provided in exchange for compensation separate from that of a residential unit;
 - iv. That no occupancy permit be issued for the proposed building until a strata plan for the building has been registered, to the satisfaction of the Approving Officer;
 - v. That all concrete used on-site will be produced using post-industrial CO2 mineralization technology, or equivalent which offers concrete with lower embodied CO2 than all other competing bids, and that prior to the issuance of a Building Permit the applicant shall provide a product-specific Type III Environmental Product Declaration that is 3rd party verified specifying the total embodied carbon content of concrete;
 - vi. That 100% of residential parking spaces, excluding visitor parking spaces, include conduits capable of providing wiring for Level 2 Electric Vehicle charging in the future; and
 - 1. All conduits must be connected to electrical rooms;
 - 2. Where an electric vehicle energy management system ("EVMS") is provided all communications equipment, control systems, and other devices required to operate the EVMS shall be installed; and
 - 3. All conduits shall be labelled for the use of electric vehicle charging; and
 - 4. The owner must construct the EV charging system in accordance with a plan approved by the City, repair and maintain and otherwise keep the EV charging system in operation, and not do anything that would prevent a strata owner, occupant, or tenant from installing the EV charging equipment.

- vii. That the following are implemented to Bylaw 1000 standards to the satisfaction of the Director of Engineering prior to issuance of a building permit:
 - 1. Frontage improvements;
 - 2. A storm water management plan; and
 - 3. A construction parking management plan.
- viii. That secure, enclosed bicycle storage be included in the development.

Motion CARRIED.

10.1.3 Bylaw 2082 - Zoning Amendment No 679, Omnibus (Various Housekeeping Items)

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council proceed with consideration of Bylaw No. 2082 and that staff consult with the West Shore Developers Association prior to first reading.

Motion CARRIED.

Councillor Szpak opposed.

Councillor Wade left the meeting at 9:14 pm. due to a conflict with item 10.1.4.

10.1.4 Application to allow for the sale of rock extracted and crushed on site at 1324 and 1336 Langshire Road.

MOVED BY: SAHLSTROM

SECONDED: BLACKWELL

THAT Council:

- 1. Direct staff to provide notice that Council will consider issuing temporary use permit for the sale of crushed rock at 1324 and 1336 Langshire Road, subject to the following terms and conditions:
 - i. That the temporary use permit is issued for a period of 1.5 years from time of issuance;
 - ii. That the extraction and crushing of the rock on each site is in compliance with the covenants (CA8225513 and CA8518672) registered on title of the subject properties;

- iii. That a sediment and erosion control and mud control plan is submitted to the satisfaction of the Director of Engineering prior to the commencement of rock extraction and crushing;
- iv. That a security bond in the amount of \$5,000 be deposited to the satisfaction of the Director of Engineering in case of dirt on the roads during operations.

Motion CARRIED.

Councillor Wade returned to the meeting at 9:25 pm.

11. REPORTS

11.1 Extreme Heat Mapping Grant Application

MOVED BY: SEATON

SECONDED: SAHLSTROM

THAT Council support an application for the Community Emergency Preparedness Fund – Extreme Heat Risk Mapping, Assessment, and Planning Stream, and authorize the Mayor and Corporate Officer to execute any agreements related to a successful grant application.

Motion CARRIED.

11.2 Amendment No. 1 to Noise Regulation Bylaw 2056, 2022 and POL-0168-ADMIN

MOVED BY: SAHLSTROM

SECONDED: SEATON

THAT Council consider giving first, second, and third readings to City of Langford Noise Regulation Bylaw No. 2056, Amendment No. 1, Bylaw No. 2100, 2022; and

THAT Council approve the attached amendment to the Noise Regulation Permit Policy, POL-0168-ADMIN.

Motion CARRIED.

11.3 Amendments to Langford's Municipal Ticket Authorization Bylaw No. 34, 1993 and Bylaw Enforcement Notice Bylaw No. 1980, 2021

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council consider giving first, second and third readings of City of Langford Ticket Information Authorization Bylaw, Amendment No. 18, Bylaw No. 2076, 2022; and

THAT Council consider giving first, second and third readings of Bylaw Notice Enforcement Bylaw No. 1980, 2021, Amendment No. 1, Bylaw No. 2084, 2022.

Motion CARRIED.

11.4 Request for Permit Parking on Alderglen Place

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council direct Staff to create a new permit parking zone on Alderglen Place, at a cost of approximately \$500 and funded by the annual Traffic Sign budget; an additional approximately \$15/year for this sign added to the Roads' Maintenance Contract; and Bylaw Enforcement staff time to enforce this new restriction.

Motion CARRIED.

11.5 CRD – Electric Vehicle Charging Grant Application

MOVED BY: WADE

SECONDED: BLACKWELL

That the City of Langford participate in the CRD-led Regional Public Electric Vehicle Charging Network project grant application to the ICIP CleanBC Communities Fund Grant program for the installation of up to 12 Level 2 electric vehicle charging stations in Langford.

Motion CARRIED.

11.6 Disposition of 1103 Goldstream and 2814 Leigh Road

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council approve the sale of 1103 Goldstream and 2814 Leigh Road to Leigh Road Developments Ltd. in the amount of \$930,691.48 and authorize the Mayor and CAO or Corporate Officer to execute the documents necessary to complete the sale and to make such minor amendments as may be required.

Motion CARRIED.

12. NOTICE OF MOTION

12.1 Notice of Motion from June 6, 2022 - Councillor Sahlstrom

MOVED BY: SAHLSTROM

SECONDED: SEATON

THAT Councillor Szpak explain to her peers and the citizens of Langford the reasons behind her resignation as Chair of the Protective Services Committee, to inform the public of the circumstances and reasoning for the resignation.

MOVED BY: SAHLSTROM

SECONDED: WADE

THAT this item be moved to a future in camera Council meeting.

Motion CARRIED.

Councillor Blackwell left the meeting at 9:56 pm.

12.2 Notice of Motion to be presented June 20, 2022 - Councillor Szpak

Councillor Szpak gave the following notice of motion

Whereas Langford has resolved to develop to its urban containment boundaries and has extended its City Centre Zone for densification including residential towers where quality of life, health and wellness of residents living in urban towers requires neighbourhood access to green spaces;

And whereas environmental, amenity and heritage values of trees are important factors that need to be considered at rezonings;

I move that the City of Langford sets as priority a process and policy for the retention of trees and natural spaces for rezonings as a condition of development, not just an option, and that a separate permit be created for removal of mature trees on all developments.

13. BYLAWS

13.1 BYLAW NO. 2028

MOVED BY: WADE

SECONDED: SAHLSTROM

That Council give 2nd and 3rd reading of Bylaw No. 2028 as drafted subject to the following conditions:

1. That the applicant provides, prior to Bylaw Adoption, a Section 219 covenant, registered in priority of all other charges on title, that agrees to the following:
 - a. That 15% of the property at 2750 Leigh Rd will be relandscaped as habitat restoration and greenspace areas, demonstrated by a plan prepared by the project biologist as part of the environmental development permit;
 - b. That all invasive species shall be removed from any lands to be dedicated to the City within one year of adoption of Bylaw No. 2028 and that these areas will be replanted with appropriate native species as determined by the project biologist.

Motion CARRIED.

13.2 BYLAW NO. 2000 (Background Report Attached)

MOVED BY: WADE

SECONDED: SAHLSTROM

That Council adopt Bylaw No. 2000.

Motion CARRIED.

13.3 BYLAW NO. 2044 (Background Report Attached)

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2044.

Motion CARRIED.

13.4 BYLAW NO. 2046

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2046.

Motion CARRIED.

13.5 BYLAW NO. 2047

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2047.

Motion CARRIED.

13.6 BYLAW NO. 2048

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2048.

Motion CARRIED.

13.7 BYLAW NO. 2054

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2054.

Motion CARRIED.

13.8 BYLAW No. 2055

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2055 second and third readings.

Motion CARRIED.

13.9 BYLAW NO. 2059

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2059 second and third readings.

Motion CARRIED.

Councillor Szpak opposed.

13.10 BYLAW NO. 2060

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2060 second and third readings.

Motion CARRIED.

13.11 BYLAW NO. 2061

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2061 second and third readings.

Motion CARRIED.

13.12 BYLAW NO. 2062

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2062 second and third readings.

Motion CARRIED.

13.13 BYLAW NO. 2063 (Background Report Attached)

MOVED BY: WADE

SECONDED: SAHLSTROM

That Council adopt Bylaw No. 2063.

Motion CARRIED.

13.14 BYLAW NO. 2077

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2077.

Motion CARRIED.

13.15 BYLAW NO. 2081 (Background Report Attached)

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2081.

Motion CARRIED.

13.16 BYLAW NO. 2087

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2087 first reading.

Motion CARRIED.

13.17 BYLAW NO. 2095 (Background Report Attached)

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council adopt Bylaw No. 2095.

Motion CARRIED.

13.18 BYLAW NOS. 1960 & 2024 (Background Report Attached)

MOVED BY: SAHLSTROM

SECONDED: WADE

THAT Council adopt City of Langford Parks Development Cost Charge Bylaw No. 2024, 2022 and Development Cost Charge Bylaw No. 1700, 2017 Amendment No. 4, 2022.

Motion CARRIED.

13.19 BYLAW NO. 2076

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2076 first, second and third readings.

Motion CARRIED.

13.20 BYLAW NO. 2084

MOVED BY: WADE

SECONDED: SAHLSTROM

THAT Council give Bylaw No. 2084 first, second and third readings.

Motion CARRIED.

14. IN CAMERA RESOLUTION

MOVED BY: SAHLSTROM

SECONDED: WADE

THAT Council close the meeting to the public pursuant to section 90 (1) (e) of the *Community Charter* to consider:

- 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 municipality.

Motion CARRIED.

The meeting went in camera at 10:04 pm.

15. ADJOURNMENT

Mayor Young adjourned the meeting at 10:13 pm.

Presiding Council Member

Certified Correct - Corporate Officer