

REPORT TO COUNCIL

SPECIAL STANDING COMMITTEE OF COUNCIL  
ON CITY SERVICES AND BUDGETS

JULY 28, 2009

A Special Meeting of the Standing Committee of Council on City Services and Budgets was held on Tuesday, July 28, 2009, at 9:40 a.m., in the Council Chamber, Third Floor, City Hall.

- PRESENT:**
- Councillor Raymond Louie, Chair
  - Councillor Suzanne Anton
  - Councillor George Chow
  - Councillor Heather Deal
  - Councillor Kerry Jang\*
  - Councillor Geoff Meggs, Vice-Chair
  - Councillor Andrea Reimer\*
  - Councillor Tim Stevenson
- ABSENT:**
- Mayor Gregor Robertson (Leave of Absence - Civic Business)
  - Councillor David Cadman (Leave of Absence)
  - Councillor Ellen Woodsworth (Leave of Absence)
- CITY MANAGER'S OFFICE:** Penny Ballem, City Manager
- CITY CLERK'S OFFICE:** Pat Boomhower, Meeting Coordinator

\* Denotes absence for a portion of the meeting.

1. **Transfer of Density (ToD) Program and Heritage Building Rehabilitation Program (HBRP) Review**  
July 17, 2009

The Committee also had before it a Memorandum from the Senior Heritage Planner dated July 21, 2009, forwarding resolutions from the Gastown Historic Area and Chinatown Historic Area Planning Committees on the matter.

Heritage Planning staff provided an overview of the report, and along with Central Area Planning and Real Estate Services staff, responded to questions.

The Committee heard from seven speakers; four of whom spoke in general support and provided comments, two of whom expressed timeline and cost concerns with regard to G, and one speaker who requested a site exemption.

MOVED by Councillor Deal

THAT the Committee recommend to Council

- A. THAT Council reaffirm its support for the Transfer of Density system and to that end approve a rebalancing plan to continue bringing the density bank balance into a healthy position and to maintain that position, as outlined in the Policy Report dated July 17, 2009, entitled *Transfer of Density (ToD) Program and Heritage Building Rehabilitation Program (HBRP) Review*; and

FURTHER THAT the rebalancing plan for the density bank include the following components:

- i) increase density absorption by establishing a target annual absorption rate of at least 200,000 sq. ft. per year;
  - ii) no new density would be created until the density bank balance is at equilibrium;
  - iii) equilibrium would be reached when density in the bank is no more than an amount equal to the previous 3 years of absorption;
  - iv) after equilibrium is reached, new creation would be matched to current absorption rates; and
  - v) a contingency strategy to deal with extraordinary circumstances where a significant heritage resource is threatened.
- B. THAT the following actions be approved:
- i) implement increase from 10% to 20% for Development Permit Board approved transfers (subject to approval of amendments to Vancouver Charter) and increase value for transfers over 10%;
  - ii) establish targets to land density in the Central Area planning programs including Northeast False Creek and upcoming in Central Broadway; and
  - iii) give priority to heritage density in public benefit allocation for future CD-1s in the Central Area until the rebalancing plan is achieved.
- C. THAT, the Director of Planning be instructed to report back by November 2009 on the following, in consultation with stakeholders:
- i) establishing targets to land density outside of the Central Area; and
  - ii) investigate further ways to land density.
- D. THAT the Heritage Façade Rehabilitation Program be continued for a further three year period (2009-2011) at an estimated cost of \$1.5 million, source of funds is the 2009-2011 Capital Plan "Downtown Eastside Revitalization".

- E. THAT Council direct staff to report back on the following:
  - i) conversion of existing density to property tax exemption, including eligibility criteria, application requirements, financial implications, and implementation plan, as soon as possible; and
  - ii) effectiveness of the property tax exemption incentive in the current program and extension of the program for five years (2009-2013) in the former HBRP area, including eligibility criteria, application requirements, financial implications, and implementation plan, by November 2009.
  
- F. THAT the Director of Planning be instructed to continue to monitor the density bank and report to Council annually the progress towards meeting the rebalancing plan objective and related targets and actions to maintain transfer of density as a viable tool.
  
- G. THAT the London Hotel, and Helmcken street houses be brought forward for consideration at Public Hearing and that Council anticipates the York Theatre, in the future.

amended

AMENDMENT MOVED by Councillor Louie

THAT A be amended by striking the phrase:

“FURTHER THAT the rebalancing plan for the density bank include the following components:”

and replacing it with the phrase:

“FURTHER THAT the rebalancing plans for the density bank include the following components and the Director of Planning is instructed to provide an update report on these components after further consultation with stakeholders by November 2009.”; and

THAT A be amended by adding the following at the end as iv):

“would be ‘generally’ matched to current absorption rates.”; and

THAT B be amended by striking the phrase:

“THAT the following actions be approved;”

and replacing it with the phrase:

“THAT the following actions be approved and the Director of Planning is instructed to provide an update report on these actions after further consultation with stakeholders by November 2009.”; and

THAT C be amended by striking the words "in consultation with stakeholders" from the first sentence.

CARRIED  
(Councillor Anton opposed)

\* \* \* \* \*

*During debate it was*

*MOVED by Councillor Stevenson*

*THAT, under Section 2.3 (c) of the Procedure By-law, Council extend the length of the Standing Committee on City Services and Budgets meeting by one hour or less.*

*CARRIED UNANIMOUSLY AND  
BY THE REQUIRED MAJORITY*

\* \* \* \* \*

The amendment having carried, the motion was put and CARRIED UNANIMOUSLY.

FINAL MOTION AS ADOPTED

THAT the Committee recommend to Council

- A. THAT Council reaffirm its support for the Transfer of Density system and to that end approve a rebalancing plan to continue bringing the density bank balance into a healthy position and to maintain that position, as outlined in the Policy Report dated July 17, 2009, entitled *Transfer of Density (ToD) Program and Heritage Building Rehabilitation Program (HBRP) Review*.

FURTHER THAT the rebalancing plans for the density bank include the following components and the Director of Planning is instructed to provide an update report on these components after further consultation with stakeholders by November 2009:

- i) increase density absorption by establishing a target annual absorption rate of at least 200,000 sq. ft. per year;
- ii) no new density would be created until the density bank balance is at equilibrium;
- iii) equilibrium would be reached when density in the bank is no more than an amount equal to the previous 3 years of absorption;
- iv) after equilibrium is reached, new creation would be matched to current absorption rates; and
- v) a contingency strategy to deal with extraordinary circumstances where a significant heritage resource is threatened.
- iv) would be "generally" matched to current adsorption rates.

- B. THAT the following actions be approved and the Director of Planning is instructed to provide an update report on these actions after further consultation with stakeholders by November 2009:
- i) implement increase from 10% to 20% for Development Permit Board approved transfers (subject to approval of amendments to Vancouver Charter) and increase value for transfers over 10%;
  - ii) establish targets to land density in the Central Area planning programs including Northeast False Creek and upcoming in Central Broadway;
  - iii) give priority to heritage density in public benefit allocation for future CD-1s in the Central Area until the rebalancing plan is achieved.
- C. THAT, the Director of Planning be instructed to report back by November 2009 on the following:
- i) establishing targets to land density outside of the Central Area; and
  - ii) investigate further ways to land density.
- D. THAT the Heritage Façade Rehabilitation Program be continued for a further three year period (2009-2011) at an estimated cost of \$1.5 million, source of funds is the 2009-2011 Capital Plan "Downtown Eastside Revitalization".
- E. THAT Council direct staff to report back on the following:
- i) conversion of existing density to property tax exemption, including eligibility criteria, application requirements, financial implications, and implementation plan, as soon as possible; and
  - ii) effectiveness of the property tax exemption incentive in the current program and extension of the program for five years (2009-2013) in the former HBRP area, including eligibility criteria, application requirements, financial implications, and implementation plan, by November 2009.
- F. THAT the Director of Planning be instructed to continue to monitor the density bank and report to Council annually the progress towards meeting the rebalancing plan objective and related targets and actions to maintain transfer of density as a viable tool.
- G. THAT the London Hotel, and Helmcken street houses be brought forward for consideration at Public Hearing and that Council anticipates the York Theatre, in the future.

2. **Tender No. C421.201 for Vancouver City Hall North Lawn Improvement - Award of Construction Contract and Approval of Funding Transfer**  
July 14, 2009

At the Regular Council meeting on July 21, 2009, Council referred this report to the City Services and Budgets meeting on July 23rd, 2009, in order to receive clarification from staff on the reintroduction of the retaining wall on Cambie Street into the north lawn improvement project. Subsequently, on July 23, due to time constraints, the Committee postponed this report to the Special Standing Committee on City Services and Budgets meeting on July 28, 2009.

Development Services staff presented the report, and along with Facilities and Design Management staff, responded to questions.

MOVED by Councillor Reimer  
THAT the Committee recommend to Council

- A. THAT Council approve the reallocation of funds to increase the available budget for the City Hall North Lawn Improvement Project from \$407,000 to \$557,000 to allow completion of the "base" project as identified in this report. Source of funds to be:

	Amount	Funding Source
i.	\$40,000	2008 Capital Budget item #W5 for Inspection & Audits
ii.	\$25,000	2009 Capital Budget item #W10 for Facility Security Upgrade
iii.	\$40,000	Unallocated Funds from the 2006-2008 close out
iv.	\$45,000	2009 Capital Budget item W3g for Site Services
	\$150,000	Total

- B. THAT, subject to the conditions set out in B and C below, the City be authorized to enter into a contract with Novacom Construction Ltd. for the Vancouver City Hall North Lawn Improvement Project for the base scope of work which shall include reconstruction of the stairs at 10<sup>th</sup> and Cambie, tree relocation and removal along the Cambie Street property line, reconstruction of the retaining wall as per the development permit including grading from the wall to the lawn, and the installation of additional lighting and benches along the pathway, for the cost of \$389,546 (plus applicable taxes). Source of funds to be the budget approved by Council on October 28, 2008 (RTS #7701 refers) and the reallocation of funds proposed in A above.
- C. THAT, all documents required to implement A above shall be drawn to the satisfaction of the Director of Legal Services, in consultation with the General Manger of Business Planning and Services provided that no legal rights are hereby created and none shall arise until all such documents are executed by the Director of Legal Services on behalf of the City.

CARRIED UNANIMOUSLY

### 3. Vancouver 125

At its meeting on July 21, 2009, Vancouver City Council referred a Motion on Notice regarding this matter to the Special Standing Committee on City Services and Budgets meeting on July 28, 2009, in order to hear from speakers.

The Committee heard from two community group representatives who spoke in support of the motion.

The City Manager and the Director of Grants, Support and Awards Programs responded to questions.

MOVED by Councillor Anton

#### WHEREAS

1. Vancouver will celebrate its 125th year since incorporation in 2011;
2. It will be beneficial to Vancouver to have a post-Olympics event;
3. The Cultural Tourism Strategy was approved by council on June 26, 2008 (<http://vancouver.ca/ctyclerk/cclerk/20080626/documents/csb6.pdf>);
4. The Cultural Tourism Strategy was to begin the process for the celebration of Vancouver 125;
5. Tourism Vancouver is very interested in partnering in initiatives around Vancouver 125.

#### THEREFORE BE IT RESOLVED

THAT the Committee recommend to Council

THAT staff be requested to report back with information on:

1. Planning to date on Vancouver 125;
2. A plan for the city and its partners in order to recognize and celebrate Vancouver 125.

amended

AMENDMENT MOVED by Councillor Stevenson

THAT the motion be amended by striking 2. from the RESOLVED.

carried

\* \* \* \* \*

*Councillor Anton rose to a point of order that the same result could be achieved by voting against it. The Chair ruled that the amendment was in order. Councillor Anton challenged the ruling of the Chair.*

*The Chair then put the question:*

*Shall the ruling of the Chair be sustained?*

*CARRIED  
(Councillor Anton opposed)*

*A two-thirds majority of those present is required to overrule the ruling of the Chair. Therefore, the ruling of the Chair was SUSTAINED.*

\* \* \* \* \*

The ruling of the Chair having been sustained, the amendment was put and CARRIED with Councillor Anton opposed.

AMENDMENT MOVED by Councilor Reimer

THAT the words "with recommendations for moving forward" be added at the end of 1. in the RESOLVED.

CARRIED UNANIMOUSLY

The amendments having carried, the motion as amended was put and CARRIED UNANIMOUSLY.

FINAL MOTION AS ADOPTED

WHEREAS

1. Vancouver will celebrate its 125th year since incorporation in 2011;
2. It will be beneficial to Vancouver to have a post-Olympics event;
3. The Cultural Tourism Strategy was approved by council on June 26, 2008 (<http://vancouver.ca/ctyclerk/cclerk/20080626/documents/csb6.pdf>);
4. The Cultural Tourism Strategy was to begin the process for the celebration of Vancouver 125;
5. Tourism Vancouver is very interested in partnering in initiatives around Vancouver 125.

THEREFORE BE IT RESOLVED  
THAT the Committee recommend to Council

THAT staff be requested to report back with information on planning to date on Vancouver 125 with recommendations for moving forward.

\* \* \* \* \*

*The Committee recessed at 1:00 p.m. and reconvened at 2:03 p.m. with Councillor Louie in the Chair and all Committee members present, except for Councillor Chow who join the meeting shortly after.*

\* \* \* \* \*

#### 4. Citizens' Summit

At its meeting on July 21, 2009, Vancouver City Council referred the following Motion regarding this matter to the Special Standing Committee on City Services and Budgets meeting on July 28, 2009, in order to hear from speakers.

The Committee heard from three speakers in support of the motion and two speakers who did not indicate support or opposition, but who expressed concern regarding existing consultation processes.

MOVED by Councillor Reimer

WHEREAS the City of Vancouver is committed to bringing the community into City Hall by engaging citizens, and soliciting their ideas, input and creative energy;

AND WHEREAS Vancouver faces many economic, social and environmental challenges;

AND WHEREAS the City has a unique ability to convene a dialogue amongst the many diverse communities in Vancouver, both geographic and demographic;

AND WHEREAS although the City has a strong history of good consultation, increasing diversity and increased community expectations for engagement necessitate constant improvement in how to engage citizens in policy and planning decisions;

AND WHEREAS part of the City's role is to provide opportunities for citizens to learn and exchange on urban issues;

AND WHEREAS the City Manager is reviewing the many processes used by different departments and staff in the city to consult the public in advance of City policy and planning decisions.

THEREFORE BE IT RESOLVED

THAT the Committee recommend to Council

1. THAT the City Manager be asked to facilitate a citizens' summit series as part of an ongoing process of improving citizen engagement on public policy and planning decisions in Vancouver.
2. THAT the City Manager be tasked with determining appropriate budgets and staff resources to support such an initiative and to work with the Mayors office to ensure that there is appropriate citizen leadership involved in the design of the series.
3. THAT the City Manager be asked to integrate the plan for the citizens summit series into the on-going review of consultation and engagement strategies, to ensure the goal of producing a plan based on best practices.

CARRIED UNANIMOUSLY

**5.(a) Funding for Mobile Access Project (MAP) Van**

**AND**

**5.(b) Develop a Strategy to Address the Negative Impacts of the Street Sex Trade Throughout Vancouver**

At its meeting on July 21, 2009, Vancouver City Council referred the above-noted Motions to the Special Standing Committee on City Services and Budgets meeting on July 28, 2009, in order to hear from speakers.

The Committee heard from seven speakers who spoke in general support of the motions, some of whom provided comments pertaining to 5(b) with regard to the term "street level", timeline, framework, and marginalized trans-gendered individuals.

MOVED by Councillor Anton

THAT the Committee recommend to Council

WHEREAS

1. The Mobile Access Project (MAP) has provided services for the last 6 years to women survival sex workers living and working on the streets of Vancouver.
2. Funding for the MAP van has been provided by various sources, including Status of Women Canada, the Office of the Federal Interlocutor for Métis and Non-Status Indians, and particularly from the Government of BC including the Ministry of Public Safety and Solicitor General, the former Ministry of Community Services, the former Ministry of

Employment and Income Assistance and the Ministry of Aboriginal Relations and Reconciliation.

3. The MAP van costs about \$20,000 per month to staff and operate.
4. The service is essential for the health and safety of women survival sex workers, and has provided resources and training and employment for women who have exited or are exiting the sex trade.
5. Funding has been withdrawn for the MAP van and it has been parked since June 13, 2009.

THEREFORE BE IT RESOLVED  
THAT the Committee recommend to Council

THAT Vancouver City Council respectfully requests that the Solicitor General of British Columbia assist in recreating the funding partnership so that the MAP van service can be restored, and that Council request the Mayor make that request to the Solicitor General.

CARRIED UNANIMOUSLY

MOVED by Councillor Jang

WHEREAS the current negative impacts of street sex work on sex workers, sexually exploited children and youth, residents, businesses and communities throughout Vancouver is unacceptable;

WHEREAS people involved in the survival sex trade continue to be vulnerable to violence, homelessness, addiction and mental health problems, HIV and other serious health issues;

WHEREAS the BC Centre for excellence in HIV Research estimates there are between 1000 and 2000 people engaged in street sex work in Vancouver each month in several Vancouver neighbourhoods;

WHEREAS the City's Four Pillars Drug Strategy and the Homeless Action Plan recommend increased investment by senior governments in health and social services for street sex workers;

WHEREAS a number of reports have called for urgent action to develop strategies to address the impact of the sex trade on individuals and neighbourhoods including; the Living in Community: Balancing Perspective on Sex Work in Vancouver Action Plan based on an extensive public dialogue process with communities of interest, neighbourhoods, and the involvement of a broad range of stakeholders; Voices for Dignity, a PIVOT Society report that calls for a comprehensive approach to improving the lives of sex workers; and the Centre for Excellence in HIV Research MAKKA Project that highlights health and safety risks that survival sex workers experience;

WHEREAS the Mobile Access Project operated by WISH Drop-In Centre Society that provides outreach to street sex workers seven nights a week, increasing the safety of sex workers and providing direct harm reduction interventions and referrals to this vulnerable population has had its funding cut;

THEREFORE BE IT RESOLVED

THAT Vancouver City Council acknowledge the serious impacts that the survival sex trade is having on sex workers, residents and businesses in Vancouver and instruct the General Manager of Community Services to have City staff report back to City Council in the fall with recommended roles that the City can play in addressing the issue of street sex work in Vancouver neighbourhoods; and

FURTHER THAT Vancouver City Council ask the Mayor to write to the Premier, the Solicitor General, the Minister of Health Services, and the Minister of Housing and Social Development outlining the importance of the Mobile Access Project to the health and safety of survival sex workers and communities in Vancouver and ask the Premier and the Solicitor General to secure ongoing funding for this project.

CARRIED UNANIMOUSLY

## 6. Initiatives to Support the Taxi Industry

MOVED by Councillor Meggs

WHEREAS the recent decision of the Passenger Transportation Board to reject applications for new taxi licences in the City of Vancouver has eliminated the need for a further council review of that matter at this time; and

WHEREAS there remain some other issues unresolved that could assist the taxi industry that require Council review;

THEREFORE BE IT RESOLVED

THAT the Committee recommend to Council

THAT Vancouver City Council ask the City Manager to report to Council after the completion of the 2010 Winter Olympic and Paralympic Games on:

- A pilot program to allow taxi access to bus lanes; and
- Measures to reduce the cost and administrative burden of annual licence renewals and criminal record checks for experienced drivers.

CARRIED UNANIMOUSLY

(Councillors Jang and Reimer absent for the vote)

7. **Relocation of Vancouver House**  
July 22, 2009

MOVED by Councillor Deal  
THAT the Committee recommend to Council

THAT the location of Vancouver House be changed from the Central Branch of the Vancouver Public Library at Library Square, to LiveCity Downtown at Georgia Street.

CARRIED UNANIMOUSLY  
(Councillors Jang and Reimer absent for the vote)

The Committee adjourned at 3:38 p.m.

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