

From: "Mochrie, Paul" <Paul.Mochrie@vancouver.ca>

To: "Direct to Mayor and Council"

Date: 4/22/2025 3:13:11 PM

Subject: Briefing Package for Mayor and Council: 2025 LMLGA Annual Conference - April 29 - May 1 (Whistler)

Attachments: LMLGA 2025 Conference - eBINDER for Councillors.pdf

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Dear Mayor and Council,

In advance of the 2025 LMLGA Conference taking place April 29 – May 1 in Whistler, staff have prepared a convention briefing package for you.

**The briefing package includes:**

1. Conference Program
2. City of Vancouver Key Provincial Funding/Policy Requests
3. Memo to Mayor and Council – Response to Council Tariff Motion (*for reference*)
4. Provincial Cabinet Minister Profiles
5. City of Vancouver Staff Comments on Select Resolutions
  - SR1 – Special Resolution to Alter LMLGA's Bylaws
  - ER1 – Modernization of Regional District Legislation
  - R16 – Lobbyist Registration (*submitted by City of Vancouver, City of New Westminster*)
  - R22 – Response to Extreme Heat Events (*submitted by City of Vancouver*)
6. Regional District Legislation Roadmap (*for reference*)
7. Letter to Minister Kahlon Requesting the Establishment of a Municipal Lobbyist Registry Overseen by the Province (*for reference*)
8. LMLGA Resolutions Book

Should you have any questions please contact Sandra Singh.

Best,

Paul

**Paul Mochrie** (he/him)

City Manager

City of Vancouver

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The City of Vancouver acknowledges that it is situated on the unceded traditional territories of the xʷməθkʷəy̓əm (Musqueam), Skwxwú7mesh (Squamish), and səlilwətał (Tsleil-Waututh) Nations.

# **2025 LMLGA ANNUAL CONFERENCE**

**APRIL 29–MAY 1, 2025**

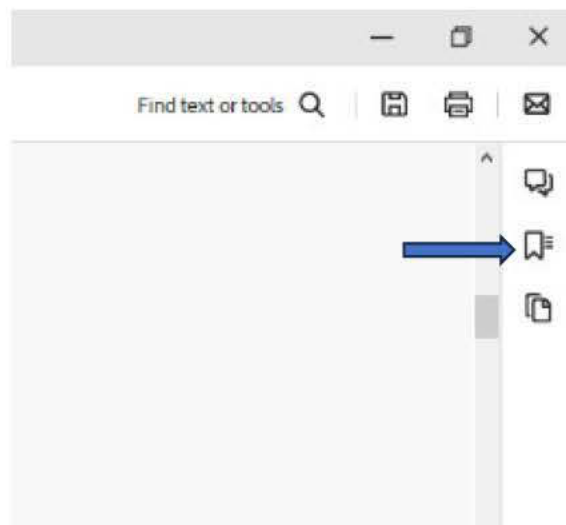


**INFORMATION PACKAGE FOR  
CITY OF VANCOUVER  
COUNCILLORS**

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# CONFERENCE PROGRAM





# LOWER MAINLAND

## LOCAL GOVERNMENT ASSOCIATION

### 2025 Conference Program

#### *Building Stronger Communities:*

#### *Leadership, Integrity and Collaboration in the Age of Information*

**The Westin Resort & Spa Whistler**  
**4090 Whistler Way, Whistler, BC**

**Tuesday, April 29<sup>th</sup>**

Time	Item	Location
2:00 p.m.-7:00 p.m.	<b>Registration Opens</b> <i>Registration table sponsored by BC Hydro</i> <i>Name badges sponsored by BCLC</i> <i>Conference App sponsored by ICBC</i>	Emerald Foyer in front of Ballroom (lower floor of Westin)
3:00 p.m.-5:00 p.m.	<b>Pre-Conference Tour</b> <b>Fire Smart Tour of Whistler</b>  Join us for a tour of various Whistler neighborhoods to see Whistler's Fire Smart initiatives in action.	Meet outside the front entrance of the Westin Whistler by valet station at 2:45 pm
7:00 p.m.	<b>Official Opening</b>  -Welcome – Councillor Paul Albrecht, Lower Mainland LGA President -First Nations Welcome-Squamish Lil'wat Cultural Centre Cultural Ambassadors -National Anthem –Councillor Leo Facio, Village of Harrison Hot Springs -Host Community Welcome – Mayor Jack Crompton, Resort Municipality of Whistler  <b>Opening Keynote: Jim Hoggan</b> <b>How to Deal with Toxic Public Discourse and Disinformation</b>  Building on his best-selling book, <i>I'm Right and You're An Idiot</i> , Jim Hoggan spent two years researching the growing menace of disinformation and misinformation that has invaded public and political discourse throughout Canada, North America and around the globe. Hoggan will share what he learned in interviews with some of the world's leading experts on persuasion, trust building and conflict resolution, showing how it is still possible to connect with close-minded people through higher quality listening.	Emerald A/B

	<i>Sponsored by: CUPE BC</i>	
To Follow	<b>Welcome Reception &amp; Networking Event</b> <i>Sponsored by: E-Comm 9-1-1</i>	Emerald C

## Wednesday, April 30<sup>th</sup>

Time	Item	Location
7:30 a.m.-8:30 a.m.	<b>Breakfast</b> <i>Sponsored by: Enbridge</i>	Emerald A/B/C
8:15 a.m.-8:30 a.m.	<b>UBCM Address</b> Councillor Trish Mandewo, UBCM President	Emerald A/B
8:30 a.m.-9:30 a.m.	<b>Taking Stock of the Trade War: Local Government Impacts</b>  <b>Description:</b> As the US imposes tariffs on Canadian goods and the Government of Canada responds in kind, there will be economic fallout for BC communities. This session will explore the potential financial impacts on local governments based on modelling that UBCM has commissioned from Oxford Economics. The study explores risks to municipal revenues and costs from broader economic factors such as recession, investment uncertainty, currency devaluation, and inflation. This session will provide an opportunity for discussion on the findings of the study and their implications for further action locally, provincially, and federally.  <b>Presenters:</b> <ul style="list-style-type: none"> <li>- Councillor Trish Mandewo, UBCM President</li> <li>- Gary McIsaac, Executive Director, UBCM</li> </ul> <i>Morning Sponsored by: Pattison Outdoor Advertising LP</i>	Emerald A/B
9:30 a.m.-10:30 a.m.	<b>Session: The Power of Leadership in Crisis</b>  <b>Description:</b> In this session, we hear from leaders that have had to guide teams and communities through turbulent times. We will discuss what it means to be a leader, and the lessons that they have learned from their experiences.  <b>Presenters:</b> <ul style="list-style-type: none"> <li>- Chief Jason Brolund, Fire Chief of West Kelowna Fire Rescue</li> <li>- Mayor Denise O'Connor, Village of Lytton</li> <li>- Kirby Brown, General Manager, Sea to Sky Gondola</li> <li>- <b>Session Moderator:</b> Armand Hurford, Mayor of the District of Squamish and SLRD Rep on the Lower Mainland LGA Executive</li> </ul>	Emerald A/B

10:30 a.m. to 10:45 a.m.	<b>Coffee Break</b>	Emerald A/B
10:45 a.m.-11:45 a.m.	<p><b>Session: Communicating Effectively with Residents: Showcasing Local Governments and the Work and Roles of Elected Officials</b></p> <p><b>Description:</b> This panel will provide effective and engaging examples of strategies for sharing the critical work of local governments and its elected officials. Learn how to highlight accomplishments, build trust and engage residents in meaningful ways.</p> <p><b>Panelists:</b></p> <ul style="list-style-type: none"> <li>- Mayor Nathan Pachal, Langley City</li> <li>-Councillor Patricia Ross, City of Abbotsford</li> <li>- Jennifer Kinneman, Chief Administrative Officer, Fraser Valley Regional District</li> <li>-Dr. Aftab Erfan, Executive Director of SFU Centre for Dialogue</li> </ul> <p><b>Session Moderator:</b> Councillor Jessica McIlroy, Councillor at the City of North Vancouver and Director at Large on the Lower Mainland LGA Executive</p>	Emerald A/B
11:45 am to 12:30 p.m.	<p><b>Making the Money You Spend Matter: Procurement, Sustainability, Social Value and Community Benefit</b></p> <p><b>Description:</b> Economic resiliency and community wellbeing matters now more than ever. With local governments spending millions of dollars annually, they hold significant purchasing power. However, they must also address complex community needs while working with ever-increasing inflationary pressures and tightening budgets. Making their spending go farther for each dollar is more important than ever to build economic resiliency and community wellbeing.</p> <p>Social procurement is a growing best practice across Canada and beyond, as more purchasers contribute to commitments in their Strategic Plans without spending over budget. This presentation will offer the opportunity to learn from social procurement experts and the Village of Pemberton, who have had first-hand experience with social procurement working to align government spending with what matters to communities.</p> <p><b>Presenters:</b></p> <ul style="list-style-type: none"> <li>- Em Woykin-Miller, Social Procurement Consultant at Buy Social Canada/British Columbia Social Procurement Initiative</li> <li>- Charlotte Lewthwaite, Director of Community Benefits and Partnerships at Buy Social Canada/British Columbia Social Procurement Initiative</li> <li>- Thomas Sikora, Manager of Finance at the Village of Pemberton</li> </ul>	Emerald A/B
12:30 p.m.-1:30 p.m.	<b>Delegates Lunch</b>	Emerald A/B/C
1:30 p.m.	<b>Annual General Meeting</b>	Emerald A/B

	-President's Report -Minutes of 2024 AGM -Nominating Report -2024 Financial Statements -2025 Budget  <i>Wednesday Afternoon Session sponsored by: BC Council of Forest Industries</i>	
To follow until 4:30 p.m.	<b>Resolutions Session</b>	Emerald A/B
2:00 p.m.-4:00 p.m.	<b>Afternoon Coffee Station</b> <i>Sponsored by: McElhanney</i>	Emerald Foyer
4:00-p.m. 5:00 p.m.	<b>Elections (if necessary)</b>	Emerald Foyer
6:30 p.m.-7:30 p.m.	<b>Pre-Banquet Reception</b> <i>Sponsored by: Fortis BC</i>	Emerald C
7:30 p.m.-8:45 p.m.	<b>Annual Banquet</b> <i>Wine Co-Sponsored by: Municipal Insurance Association of BC and Young Anderson</i>	Emerald A/B
8:45 p.m. -10:30 p.m.	<b>Entertainment: The Big Love Band</b>  Since 2015, Whistler, BC based Big Love has captivated audiences with their soulful blend of country rock and foot-stomping rhythms.	Emerald A/B

## Thursday, May 1<sup>st</sup>

Time	Item	Location
7:30 a.m.-8:30 a.m.	<b>Breakfast</b> <b>Start of Day Announcements</b> <i>Friday Morning Sessions sponsored by the Municipal Finance Authority</i>	Emerald A, B, C
8:30 a.m.-9:30 a.m.	<b>Local Government Act Reform</b> Don Lidstone of Lidstone & Company Law Corporation will discuss the initiative undertaken by the five area associations to reform and modernize the <i>Local Government Act</i> . Suggested areas of reform include regional district powers, procedures, governance, finance, taxation and services problems. This session will cover current issues with the Act and options for the future.	Emerald A/B
9:30 a.m. -10:30 a.m.	<b>Community to Community Forums: Successful Partnerships to Build Stronger Relationships with Our Neighbours.</b>  The Lets'emot Community to Community Forum is a highly regarded and innovative collective. This panel brings together local government and	Emerald A/B

	<p>indigenous leaders who will share their experiences, challenges and success's. Panelists will discuss what has worked, barriers faced and what they have learned along the way. Attendees will gain practical insights into how communities can support each other, strategies for fostering and promoting partnerships and provide insights into establishing a meaningful Community to Community Forum.</p> <p><b>Panelists:</b></p> <ul style="list-style-type: none"> <li>-Grand Chief Willie Charlie, Sts'ailes Nation</li> <li>-Chief Jim Harris, Seabird Island Band</li> <li>-Mayor Sylvia Pranger, District of Kent</li> <li>-Councillor Leo Facio, Village of Harrison Hot Springs</li> </ul> <p><b>Session Moderator:</b> Councillor Michie Vidal, Councillor at the Village of Harrison Hot Springs and First Vice President on the Lower Mainland LGA Executive</p>	
10:30 a.m.- 10:45 a.m.	<b>Morning Coffee Station</b>	Emerald Foyer
10:45 a.m. -11:45 a.m.	<p><b>Closing Keynote:</b></p> <p><b>Vaughn Palmer and Alec Lazenby</b></p> <p>Back by popular demand!</p> <p>Vaughn Palmer's hard-hitting columns have seen him cover the feats and follies of BC's premiers for almost 40 years. An award-winning journalist, Palmer is the Vancouver Sun's provincial political columnist, based in Victoria. Palmer is a regular commentator on radio station CKNW in Vancouver.</p> <p>Alec Lazenby is the Vancouver Sun's legislative reporter, based in Victoria, where he covers B.C. provincial politics and its ever-shifting landscape of parties, policy and political theatrics. With a deep understanding of how the legislature ticks, Lazenby provides in-depth reporting on the decisions that shape the lives of everyday British Columbians.</p> <p><b>Session Moderator:</b> Mayor Jack Crompton, Mayor at the Resort Municipality of Whistler.</p> <p><i>Sponsored by: Lidstone &amp; Company</i></p>	Emerald A/B
11:45 a.m. - 12:00 p.m.	<p><b>Conference Charity: presentation of cheque to the Squamish Lil'wat Cultural Centre</b></p> <p><b>Wrap Up &amp; Door Prizes Announced</b></p>	Emerald A/B

### **2025 Sponsors**

BC Assessment  
BC Council of Forest Industries  
BC General Employees' Union  
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BCLC  
BC Nurses' Union  
Canadian Parks and Wilderness Society/West Coast Environmental Law  
CUPE BC  
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Enbridge  
Fortis BC  
Gambling Support BC  
ICBC  
Lidstone & Company  
Lower Fraser Floodplains Coalition  
McElhanney  
Metro Vancouver Regional Parks Foundation  
Municipal Finance Authority of BC  
Municipal Insurance Association of BC  
Pattison Outdoor Advertising  
SFU Renewable Cities/Morris J. Wosk Centre for Dialogue  
StructureCraft  
Trans Mountain  
United Way BC  
Young Anderson  
Zero Emissions Innovation Centre(ZEIC)

# REFERENCE DOCUMENTS





## CITY OF VANCOUVER KEY FUNDING & POLICY PRIORITIES

### *Opportunities for Partnership with the Government of BC*

#### **1. Commit to ongoing investment in the replacement of Vancouver's Single Room Occupancy (SRO) Buildings in the Downtown Eastside (DTES)**

*Vancouver is requesting an ongoing commitment from the Government of BC to invest in the implementation of the trilateral SRO Investment Strategy.*

- CMHC, BC Housing and the City of Vancouver are working under a trilateral MOU to develop an SRO Investment Strategy that will outline a joint, long-term path forward to replace SROs in the DTES with self-contained units.
- SROs are often the final housing option before homelessness. This project aims to prioritize investments that replace SROs with self-contained, affordable social housing for low-income residents, while also improving the condition and affordability of the existing stock to prevent displacement during the transition.
- Implementation of Tranche 1 of the SRO Investment Strategy is already underway and is estimated to replace ~560 rooms across six buildings. The Intergovernmental Working Group has identified 20 additional priority SROs (Tranche 2) for assessment to identify a replacement pathway and associated costs and funding for these buildings.

#### **2. Partner with municipalities to enable housing delivery through funding for infrastructure required to accommodate growth**

*Vancouver is requesting the Government of BC partner with municipalities to enable housing delivery by developing new and/or expanding existing funding programs for infrastructure required to accommodate growth including water, sewer and amenities.*

- Vancouver continues to be a leader in the housing space and is implementing bold actions to increase the housing supply. For example, the Broadway Plan leverages provincial and federal investment in major new transit infrastructure to create significant new residential and commercial density along the Broadway Corridor, including over 30,000 homes by 2050. In addition, the Vancouver Housing Development Office (VHDO) will deliver market rental housing on City land. The proposed VHDO 54- and 40-storey buildings at Pacific and Hornby could provide up to 1,136 market rental homes, comprising a mix of studio and one- to three-bedroom units
- While recent investments have supported housing initiatives, limited infrastructure capacity—such as water, sewer, utilities, transportation, and amenities—continues to constrain new housing delivery. The transition to rental and non-market housing, alongside escalating land and construction costs, has made the "growth pays for growth" model increasingly unsustainable, placing the financial viability of new housing supply at risk. The City 10-Year Capital Strategic Outlook estimates that new and expanded infrastructure and amenity needs over the next 10 years to be in the range of \$8 to 10B.
- Stable, predictable funding for infrastructure, transportation and amenities is needed to maximize the development of new housing supply and to accommodate growth.

#### **3. Address public safety concerns**

*Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:*

- a) Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.*
- b) Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.*

c) *Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.*

- Although overall crime rates in Vancouver have declined year-over-year, high-profile incidents of public violence continue to undermine residents' sense of safety. In 2024, a machete attack resulted in one fatality and another person sustaining severe injuries. In a separate case, an individual arrested for assault in October 2024 had already been convicted of four assaults earlier that same year.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.
- However, this issue cannot be solved solely by increasing policing. Integrated solutions are urgently needed to address public safety that holistically link efforts to reduce crime and street disorder with sustained action on the root causes, including homelessness, mental health and addictions, and social and economic marginalization.

#### 4. Develop an integrated, regional approach to homelessness, mental health and substance use, and affordable housing

*Vancouver is requesting that the Government of BC partner with municipalities to develop regionally integrated policies and sustained funding programs to address homelessness, mental health and substance use, and affordable housing.*

- The 2023 Metro Vancouver homeless count revealed a 20% increase in the homeless population from 2020. For the first time, every municipality in the Metro Vancouver area saw an increase in the homeless population. It further revealed that 50% (2420) of the roughly 4,800 homeless individuals in the Metro Vancouver area were located in Vancouver. Additionally, 22% of those surveyed were already homeless before they arrived in Vancouver – this equates to almost 600 people, which puts significant pressure on services.
- Additionally, shelters and service providers in the Lower Mainland are quickly becoming overwhelmed by a rapid increase in the number of asylum seekers needing support. In Vancouver, of the 37 shelters interviewed by City staff, 32% (12 shelters) reported that at least 50% of beds are occupied by asylum seekers/refugees and 78% (29 shelters) have seen a sharp increase.
- With only 25% of the overall population of the Metro Vancouver region, the City of Vancouver is home to 67% of the region's operating shelter spaces, 77% of the region's supportive housing units and 50% of the region's social housing units.
- There have been 4,000+ deaths in Vancouver since a public health emergency was declared in April 2016 in response to the poisoned drug crisis.



*The City of Vancouver urges the Federal Government to collaborate with municipalities, cities, provinces, territories and other partners to focus on policies and funding programs that integrate and address key issues related to housing and the management of the public realm.*

**MEMORANDUM**

March 4, 2025

TO: Mayor and Council

CC: Armin Amrolia, Deputy City Manager  
Karen Levitt, Deputy City Manager  
Sandra Singh, Deputy City Manager  
Katrina Leckovic, City Clerk  
Maria Pontikis, Chief Communications Officer, CEC  
Teresa Jong, Administration Services Manager, City Manager's Office  
Mellisa Morphy, Director of Policy, Mayor's Office  
Trevor Ford, Chief of Staff, Mayor's Office

FROM: Paul Mochrie, City Manager

SUBJECT: Preliminary Staff Response to "Choose Canada, Tariffs, and Buy Local Imperative" Council Direction

RTS #: 17850

This memo provides staff's preliminary response to the February 11, 2025 Council motion "Choose Canada, Tariffs, and Buy Local Imperative" (full motion in Appendix A). An internal roundtable has been convened to address the threat of tariffs and respond to Council direction, and staff's preliminary response to Council's February 11, 2025 direction is provided below, and further details contained in this memo's appendices.

**A. Short-term mitigations versus long-term resiliency**

It is anticipated that largescale mitigations and support to businesses, workers and consumers impacts by tariffs will be provided by the Government of Canada and Province of BC, to the extent possible.

The City of Vancouver has neither the financial capacity nor the regulatory levers to provide substantial short/medium-term mitigations or subsidies to local businesses. Also, as a key distinction from the pandemic response, there is presently no basis to expect that the impacts of trade restrictions on the Canadian economy will be short-lived and followed by a robust recovery. As such, it is recommended that in response to US tariffs and Canadian counter-tariffs, the City focus on long-term resiliency rather than shorter-term tactics.

In relation to the goal of strengthening economic resiliency over the long term, the City's greatest opportunity for impact relates to the zoning, building and business licensing regimes. As Council is aware, substantial work in this domain is already underway as part of the City's 3331 Permitting Improvement Program and other regulatory reform initiatives. In response to the tariffs, staff are presently working to identify additional opportunities that can be realized on an expedited basis, prioritising work that will have the greatest impact on Vancouver businesses.

## **B. City of Vancouver procurement**

Council direction: Staff to undertake an urgent high-level review of capital projects, suppliers, procurement, and trade agreement exposure to identify opportunities to buy local/buy Canadian on a priority basis.

### Preliminary evaluation/actions

- Currently the City has 55 active contracts with direct US vendors representing a value of approximately \$16.5 million dollars, of which 63% is for software systems.
- The City has substantial financial exposure to retaliatory tariffs, via procurement from Canadian suppliers who source their goods/services from the US. It is estimated that this could add \$6 to \$11 million per year to the City's procurement of goods used in regular operations (such as electrical fixtures, pipes, and food). Much of this would add costs to capital projects, where contracts are generally structured to pass the risk of high materials procurement costs due to tariffs/ taxes to the City.
- It is noted that the City procures some goods and services that are currently only manufactured in or available from the United States.
  - For these, barring supply issues, there may be opportunities to source Canadian goods to replace the simpler contracts, e.g., for food and beverage. For more complex goods and services, trade-offs will have to be assessed on a case-by-case basis, e.g., overhauling sewer design to move away from ductile iron pipe.
  - Where alternatives exist, they will be evaluated vis-a-vis financial implications, performance capabilities, and compliance with technical requirements.
- Council could direct staff to amend the Procurement Policy to include language to prioritize local or Canadian products and services within what is allowable under trade agreements (e.g. \$75,000) and/or consider excluding direct US suppliers from any new purchasing or future procurement agreements in support of a Canada Team approach.
  - Three main trade agreements prevent the City from indicating a preference for local or Canadian vendors or content for contracts over \$75,000 – the Canadian Free Trade Agreement (CFTA), Canada-European Union Comprehensive Economic and Trade Agreement (CETA), and New West Partnership Trade Agreement (NWP). The risk of not abiding to these obligations can initiate a dispute process or a legal claim under Canadian common law procurement principles or statutory frameworks.

- Canada and the US are co-signatories to two trade agreements: the Canada-United States-Mexico Agreement (CUSMA) and the World Trade Organization Agreement on Government Procurement (GPA). CUSMA and GPA do not impose any procurement obligations on Canadian municipalities. Accordingly, the City does not have an obligation to provide equal access to procurement opportunities to US vendors. Based on this, excluding US suppliers from any new purchasing or future procurement agreements would not constitute a breach of applicable trade agreement obligations.

#### Next steps

1. **Retain existing contracts with US suppliers.** Staff do not recommend terminating existing contracts with direct US suppliers, as the spend is currently limited, and largely in areas where there would be operational implications should these contracts be terminated.
2. **US procurement decision at contract extension/renewal.** Canadian retaliatory tariffs on US goods will have the effect of diminishing the competitiveness of those products in future procurement processes, assuming alternative sources of supply. As a non-tariff response to US trade measures, and irrespective of product prices, Council could make a policy decision to exclude US suppliers from specific procurements, accepting the risk that such a policy could result in increased costs to Vancouver taxpayers. In order to avoid potential misalignment with strategies adopted by senior governments, staff recommend that Council defer any decision regarding exclusion of US goods from City procurement processes pending more clarity regarding federal and provincial decisions on non-tariff measures.

### **C. Temporary fee reductions for patio and special event permits**

Council direction: Report back on actions City could take on an urgent basis should the US government impose tariffs, concerning temporary fee reductions for patio permits and special event permits.

#### Preliminary evaluation/actions

- There are two separate patio permitting streams: one for patios on public property, and one for patios on private property.
- Staff were already planning a review of the patio program for patios on public (and possibly private) property – to include a comprehensive fee review, and consideration of expanded patio design options, accessibility guidelines, and simplified application requirements.
- The annual renewal process for seasonal and annual patios on public property commenced on March 1, 2025, with permits to be issued by April 1, 2025. Permits for patios on private property are reviewed and considered on a rolling basis throughout the year. Given the timing of permit issuance, it is noted that any fee reductions coming out

of a fee review would most likely be issued in the form of a credit against future fees owing.

- Approximately 40% of special events in Vancouver are charged a \$100 permit fee, and the remainder qualify for financial offsets under the City's Fest Share Program. A decision to waive the \$100 fee for 2025 which would result in a loss of \$8,000 in City revenue.
- There is limited clarity on the extent to which a waiver or reduction of patio or event permits would provide material support to businesses directly impacted by US tariffs.

#### Next steps

1. **Accelerated patio fee review.** In response to Council's direction, the fee review component will be accelerated, with a report back to Council within next few months, that will include consideration of temporary fee reductions for patios. Recommendations will be presented to Council with sufficient time to implement any approved program changes in time for the 2026 summer season.

#### **D. Property tax deferral for commercial and/or light industrial properties**

Council direction: Report back on actions City could take on an urgent basis should the US government impose tariffs, concerning property tax deferral for commercial and/or light industrial properties.

#### Preliminary evaluation/actions

- Staff are recommending that the City not pursue any targeted property tax deferrals in response to tariffs, for both financial and legal reasons.
  - Under the Vancouver Charter, property tax deferrals cannot be enacted for specific classes of properties unless mandated by the Province.
  - Because approximately 80% of businesses in Vancouver lease their premises, in these cases any deferral benefit will may be enjoyed by the landlord, unless they explicitly choose to pass it on to their business tenants.
  - While a property tax deferral may help with short-term cashflows, these amounts would have to be repaid at some time on the not-very-distant horizon may cause further hardship in the future.
  - More information on this can be found in Appendix B of this memo.
- Given the limitations of the City's authority and the financial implications of a tax deferral program, staff recommend advocating for more targeted support from senior levels of government.

## E. Adjustments to business licensing and permitting

Council direction: Report back on actions City could take on an urgent basis should the US government impose tariffs, concerning potential adjustments to the City's business licensing regime to enable businesses to expand the scope of their businesses in the face of economic uncertainty, through a "split-license" mechanism.

### Preliminary evaluation/actions

- It is staff's understanding that the "split-license" mechanism referred to in Council's direction refers to the ability to operate multiple business streams within one business operation.
- Over the last two years, updates to the City's Business Licence Bylaw and associated licensing processes have been made, which have resulted in decreased regulatory complexity and greater flexibility for businesses to operate. These changes have decreased the need for businesses to hold multiple licences, and businesses have flexibility to operate multiple business streams. The business license application process is far simpler and streamlined than it used to be. With these changes, it is staff's understanding that what was intended by Council's reference to a "split-license" mechanism is currently in place.

### Next steps

1. **Identifying further areas for regulatory improvements.** Staff are examining the City's zoning and business licensing regulatory regimes to explore where the 3331 Permitting Improvement Program can be accelerated to lower regulatory barriers and/or costs for local business.
2. **Streamlining change of use inspections.** While not specifically referenced in the February 2025 Council direction, streamlining change of use inspections for commercial properties that seek to allow a variety of business operators on site has been identified as a high-priority area for improvement, and staff are accelerating work on this.
3. **Feedback for streamlined provincial liquor licensing.** Staff will invite the Province to work with City Hospitality Sector Working Group concerning provincial requirements for specific liquor licence categories that are complex and time-consuming for business operators to obtain.

## F. Work with local economic development organisations

Council direction: Immediately begin to work with local business and community economic development organizations (including but not limited to the BIA Partnership, LOCO BC, GVBOT, CFIB, Destination Vancouver) to explore opportunities to initiate and promote a new targeted buy local/buy Canadian campaign in response to tariffs.

### Preliminary evaluation/actions

- Since the possibility of US tariffs was raised several weeks ago, the City's Director, Business and Economy has had many conversations with key players in the local business community. Her findings:
  - In general, the business community is calling for all levels of government to signal a strong commitment to creating a stable and competitive environment for investment and economic growth, including through focusing on issues such as tax competitiveness, a flexible approach to permitting approvals, and increasing business confidence through government messaging and action.
  - Numerous business support organizations, such as the World Trade Centre Vancouver, are offering online resources and training sessions to support businesses across all sectors to consider cost and supply impacts, explore new markets, and recalibrate business plans.
  - The local business ecosystem is also mobilising to identify innovative measures that would support business growth, including the provision of pop-up spaces for locally-owned businesses in prime retail locations, workshops for business on how to re-localise a customer base as well as supply chains, and marketing programs that promote Vancouver-based food, beverage and retail.
  - According to LOCOBC, consumer preference for purchasing goods and services from locally-based businesses has increased from 15% to 80% over the last few years. Hence, at this point, efforts to encourage consumer preference for buying local are limited, as business support organizations are directing their focus to support capacity-building and relief measures for local business.
- It is important to note that any shop local/Buy Canada campaigns will likely have negative impacts on those local businesses that cannot access Canadian products due to supply or cost, have contractual obligations with US suppliers in place, and/or are locally-operated American franchises.
  - The City of Vancouver launched the #ShopLocalVancouver social media campaign in partnership with local BIAs as a pilot in 2023 and brought it back in 2024 due to positive response. The campaign invites BIAs to "take over" the City of Vancouver's social media channels for one day to feature products/services and encourage residents to shop local during the Christmas/December holiday season.
  - While maintaining a Team Canada approach, staff are engaged with business organizations and partners to ensure that any tariff response campaign to influence consumer purchasing doesn't result in unintended consequences.

### Next steps

1. **Continued liaison with business community leaders.** The Director, Business and Economy will continue to stay in close conversation concerning tariffs with leadership of local business associations. City staff will endeavour to continue to evaluate and support

requests of the business community concerning mitigating the impacts of US tariffs and Canadian retaliatory tariffs.

## G. Invest Vancouver

Council direction: City Manager to engage with Invest Vancouver and formally communicate that bolstering local economic development and attracting direct foreign investment to the region are key priorities for the City of Vancouver and that Invest Vancouver should align its efforts accordingly to support this objective.

### Preliminary evaluation/actions

- One element of the Business and Economy Office's mandate is to complement the investment attraction work of Invest Vancouver, specifically supporting non-local businesses that are specifically interested in locating in Vancouver proper.
- Invest Vancouver's 2025 budget is \$4.8 million, and the City funds approximately 40% (\$1.9 million) of this. Despite being the single largest contributor to the Invest Vancouver budget, the City only has a relatively light, mostly indirect, influence over Invest Vancouver, via:
  - one member of Vancouver City Council on the Invest Vancouver Management Board (currently Councillor Klassen),
  - the opportunity for the City's appointees to the Metro Vancouver Board to vote annually on the Invest Vancouver operating budget,
  - the City's Director, Business and Economy sitting on the Invest Vancouver Advisory Committee, and
  - informal peer-to-peer staff relationships between City and Invest Vancouver staff.
- It is staff's opinion that the current tariff situation could and should be an important springboard to encourage Invest Vancouver to singularly focus on high-impact investment attraction activities, which is at the core of their mandate.

### Next steps

1. **Advise Invest Vancouver of City of Vancouver's expectations.** On Council's direction, the City Manager will be sending a letter to the President and the Management Board of Invest Vancouver outlining the City's expectations of Invest Vancouver, to include a set of measurable metrics and outcomes that can be used to gauge Invest Vancouver's impact and effectiveness throughout 2025.



Paul Mochrie  
City Manager

| [paul.mochrie@vancouver.ca](mailto:paul.mochrie@vancouver.ca)

**APPENDIX A**  
**FEBRUARY 11, 2025 COUNCIL MOTION CONCERNING TARIFFS**

*THEREFORE BE IT RESOLVED*

- A. *THAT Council affirms and signals the City of Vancouver supports the Team Canada approach to align local, provincial, and national priorities as necessary to counter foreign policies designed to harm the Canadian economy or sovereignty.*
- B. *THAT Council directs staff to initiate an urgent high-level review of capital projects, suppliers, procurement, and trade agreement exposure to identify opportunities to Buy Local / Buy Canadian on a priority basis and report back as soon as possible with immediate and long-term strategies supporting the Team Canada approach, including recommendations to streamline regulations and help Vancouver respond quickly to economic threats like tariffs and supply chain disruptions; and*

*FURTHER THAT staff be directed to establish an Internal Roundtable to facilitate the rapid response to tariffs and other economic challenges facing the City of Vancouver, including direction to report back on actions the City can take on an urgent basis should the U.S. government impose tariffs including (but not limited to):*

- Temporary fee reductions for patio permits and special event permits;*
  - Property tax deferral for commercial and/or light industrial properties;*
  - Potential adjustments to the City's business licensing regime to enable businesses to expand the scope of their businesses in the face of economic uncertainty, through a "split-license" mechanism.*
- C. *THAT Council directs City Staff to immediately begin work with local business and community economic development organizations (including but not limited to the BIA Partnership, LOCO BC, GVBOT, CFIB, Destination Vancouver) to explore opportunities to initiate and promote a new targeted Buy Local / Buy Canadian campaign in response to tariffs.*
- D. *THAT Council endorse the creation of a Mayor's Task Force (type D advisory committee) with membership and terms of reference to be established by the Mayor, with a mandate to examine new pathways to make Vancouver the most competitive city for business in North America, including an aspirational goal to achieve an annual 3% growth in GDP in accordance with the Greater Vancouver Board of Trade (GVBOT) 3% Challenge through policies that measurably boost the City's economic growth and ensure a prosperous and affordable future.*
- E. *THAT Council directs the City Manager to engage with Invest Vancouver and formally communicate that bolstering local economic development and attracting direct foreign investment to the region are key priorities for the City of Vancouver and that Invest Vancouver should align its efforts accordingly to support this objective.*

## **APPENDIX B RESPONDING TO US TARIFFS, SUPPORTING INFORMATION**

This appendix contains supplementary information that supports the information in this memo.

### **A. Team Canada**

- Staff will continue to participate in ongoing advocacy and collaboration through the Business and Economy and Intergovernmental Relations and Strategic Partnerships Offices, to support advancing federal and provincial negotiations on internal and international trade agreements to eliminate existing barriers that restrict the full economic potential for Canadian businesses. Active engagement with businesses, industry associations, other orders of government, and partner organizations will continue in order to keep abreast of new developments and inform City actions.

### **B. City of Vancouver procurement**

- The City of Vancouver's supply chain is extensive and diverse, involving over 32,000 vendors, with the significant majority based in Canada. While the City spends roughly half a billion dollars annually on third-party goods and services, only a small percentage comes directly from the US, primarily for software, IT services, and specialized goods.
- The City of Vancouver's Procurement Policy has two main goals:
  1. Ensure an open, transparent, competitive procurement process that:
    - provide best value for the City and its citizens,
    - minimize the total cost of ownership,
    - incorporate wherever possible, sustainable and ethical procurement considerations as integral evaluation components considerations in supply selection, and
    - applies leading practices; risk mitigation strategies and strong financial controls to the procurement process.
  2. Ensure compliance with other City's policies and bylaws, the Vancouver Charter, Police Act, Public Library Act, collective agreements, inter-provincial, national, and international trade agreements that are binding on the City and all other provincial and federal laws and regulations that apply to the procurement of goods, services and construction.
- The current Procurement Policy requires contract awards greater than \$3 million be brought to Council for approval. In the case where a direct US supplier is recommended as a lead proponent for a contract of this value, Council approval would be required.

### **C. Property tax deferrals**

- The City of Vancouver has two annual property tax payment due dates: the advance tax is due on the second business day of February, and the main tax is due on the second business day of July. The 2025 advance tax has already been collected, and the main tax bill will be issued in May 2025, with the usual due date in July.
  - Under section 416(2) of the Vancouver Charter, Council is authorized to set the tax due date by bylaw. However, the Vancouver Charter does not allow the City to set different tax payment due dates for specific property classes unless mandated by the Province.
  - While Council can amend the Tax Penalty Bylaw to change the due date for all property classes, it cannot defer taxes for selected property classes, such as commercial or light industrial properties alone.
- Of note, approximately half of the taxes collected by the City are remitted to other taxing authorities (OTAs), including provincial school taxes, TransLink, Metro Vancouver, and the Municipal Finance Authority.
  - Other provincial legislation, including the School Act and its regulations, establishes the timing of payments to the other taxing authorities, and the City has no authority over those payment dates to OTAs, which are typically due in July and August.
  - Since half of the taxes the City collects are remitted to the OTAs, the City is not in the financial position to advance payments to the OTAs without timely collection of these payments.
  - As such, deferring the City's tax due date would create timing misalignment between the collection of City of Vancouver property taxes, and those of the OTAs, which could result in significant financial drawbacks and/or operational complications.
  - Deferring taxes could negatively impact the City's finances by depleting working capital in the short-term and reserves in the mid/long-term, potentially impacting future service levels and capital projects. The City estimates that each month tax payments are delayed, there would be a negative impact on the operating budget and cash flow from investment income: \$1.25 million for non-residential properties and \$3 million for all property classes.
- The deferral of commercial property taxes by the City would have an limited effect on businesses, offering only temporary relief of delayed payment.

### **D. Adjustments to business licensing and permitting**

- Over the past two years, the City of Vancouver has implemented several changes to streamline business licensing and liquor policies in order to address the concept of "split-licensing."

- Liquor policy updates have repealed restrictions and moratoriums (on new venues, capacity and separation distances), increased capacity allowances, and delegated decision-making, while also enabling non-traditional liquor licenses for salons and retail, liquor service at limited food locations, and expanded hours for dual liquor establishments.
- Improvements to the development permit process and Occupancy Load Permit issuances have further expedited approvals.
- A comprehensive business license review consolidated nearly 600 categories into less than 100, allowing businesses to operate across broader functions with a single license.
- The expansion of the Inter-Municipal Business License to include healthcare professionals and fee adjustments for restaurants and liquor establishments have also contributed to a more efficient and flexible business environment.

# PROVINCIAL CABINET MINISTER PROFILES



# Premier

## THE HONOURABLE DAVID EBY

- Premier since November 2022
- Elected: 2013 and re-elected 2017, 2020 and 2024
- MLA for Vancouver-Point Grey
- Previous Portfolios: Minister of Housing; Attorney General
- Current Committees: Planning and Priorities; Community Safety
- Before entering politics, was a lawyer who started his career working in the Vancouver DTES. Served as adjunct professor of law at UBC, President of the HIV/AIDS Legal Network and served on the Foundations of Health and Social Development Committee. From 2009 to 2013 served as Executive Director of the B.C. Civil Liberties Association.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.

### Discussion Points

Public Safety:

- Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:
  - Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.
  - Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.
  - Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.
- There has been increasing concern from the public about street disorder, safety issues, and randomized crime. The City cannot address these complex social issues without additional support and policy levers from the provincial and federal government. Issues include lack of affordable housing, homelessness, encampments, substance use and mental health issues.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.

*Replacement of SROs in the DTES:*

- Vancouver is requesting an ongoing commitment from the Government of BC to invest in the implementation of the SRO Investment Strategy.
- CMHC, BC Housing and the City of Vancouver are currently working under a trilateral MOU to develop an SRO Investment Strategy that will outline a joint, long-term path forward to replace SROs in the DTES with self-contained units.
- SROs are often considered the last resort before homelessness. The goal of this project is to identify priority investments to replace SROs with self-contained social housing affordable to low-income residents, while in the interim improving the condition and securing affordability in the existing stock in order to protect SRO residents from displacement.

# Minister of State for Local Government and Rural Communities

## THE HONOURABLE BRITTNY ANDERSON

- Elected: 2020 and re-elected 2024
- MLA for Kootenay Central
- Previous Portfolios: Parliamentary Secretary for Tourism
- Cabinet Committees: Social Initiatives
- Elected to Nelson City Council in 2018 and served on the board of Regional District of Central Kootenay where she worked in environmental services, focused on resource recovery and water systems.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Amending the Vancouver Charter to require Vancouver to adopt a city-wide official development plan (ODP), as well as updating the rules for public hearings and helping to streamline approvals.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.

### Discussion Points

#### *Municipal Finance Reform:*

- Vancouver is requesting that the Government of BC modernize the municipal funding framework to replace the outdated property tax for cities to address long-term capital and operating needs.
- With limited levers to raise funds, cities are not able to keep up with needs of a growing population, including housing supply. The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable.

#### *Funding for Housing-enabling Infrastructure:*

- Vancouver is requesting that the Government of BC partner with municipalities to enable housing delivery by developing new and/or expanding existing funding programs for infrastructure required to accommodate growth including water, sewer and amenities.
- The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable. Stable, predictable funding for infrastructure, transportation and amenities is needed to maximize the development of new housing supply. The City 10-Year Capital Strategic Outlook estimates that new and expanded infrastructure and amenity needs over the next 10 years to be in the range of \$8 to 10B.
- Infrastructure, including roads, bridges, and amenities like community centres and libraries, is vital for public safety, health, and the economy, as well as for enriching Vancouver's arts and culture scene.

# Minister of Agriculture and Food

## THE HONOURABLE LANA POPHAM

- Elected: 2009 and re-elected 2013, 2017, 2020 and 2024
- MLA for Saanich South
- Previous Portfolio: Minister of Tourism, Arts, Culture and Sport; Minister of Agriculture, Food and Fisheries
- Cabinet Committees: Economy; Environment and Land Use; Planning and Priorities; Tariff Response
- Co-founded and operated Barking Dog Vineyard. Served on Saanich's Planning, Transportation and Economic Development Committee and the Peninsula Agricultural Commission.



### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.

### Discussion Points

#### *Business and Economy:*

In order to promote business and the economy, Vancouver is urging the Government of BC to:

- Improve public safety by exploring bail reform, reducing Crown Council charge determination timelines, and addressing the root causes of social and health issues.
- Eliminate interprovincial trade barriers and support the growth of east-west trade corridors.
- Improve the movement of goods and rail traffic through increased infrastructure investment in cooperation with regional and gateway partners.
- Increase funding for public transit.
- Increase R&D funding to support local businesses to develop new technologies and products, and to increase productivity and competitiveness.
- Provide sustained financial support for regional economic development and investment attraction.

# Attorney General

## THE HONOURABLE NIKI SHARMA

- Elected: 2020 and re-elected 2024
- MLA for Vancouver-Hastings
- Previous Portfolio: Parliamentary Secretary for Community Development and Non-Profits
- Cabinet Committees: Treasury Board; Planning and Priorities; Community Safety; Legislative Review
- Previously practiced law with a focus on representing Indigenous people, including residential school survivors., elected to the Board of VanCity Credit Union serving as Vice-Chair and served as Chair of the Vancouver Board of Parks and Recreation.



### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$24M over three years to improve timely access to justice, including increasing capacity at the BC Supreme Court, enhance security at the Vancouver Provincial Court at 222 Main St. in Vancouver and continue expansion of virtual bail.

### Discussion Points

#### *Public Safety:*

- Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:
  - Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.
  - Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.
  - Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.
- There has been increasing concern from the public about street disorder, safety issues, and randomized crime. The City cannot address these complex social issues without additional support and policy levers from the provincial and federal government. Issues include lack of affordable housing, homelessness, encampments, substance use and mental health issues.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.

#### *As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Children and Family Development

## THE HONOURABLE JODIE WICKENS

- Elected: 2016 and re-elected 2024
- MLA for Coquitlam-Burke Mountain
- Previous Portfolios: Minister of State for Child Care and Children and Youth with support needs
- Cabinet Committees: Social Initiatives
- Previously held executive leadership roles for non-profit organizations delivering health and social services to children and families, and most recently worked as the Director of Programs and Services at SHARE Family & Community Services Society.



### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Expansion of the innovative and successful Road to Recovery program across the province, which was first piloted in Vancouver at St. Paul's Hospital, and an investment of \$500M over three years in Budget 2025 to support and sustain addictions treatment and recovery programs including Road to Recovery, Foundry, supports for children and youth and Indigenous-led treatment, recovery and aftercare services.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.
- \$15.7M to support 293 new and 37 replacement child care spaces at Fire Hall #8, East Fraserlands (EFL) Community Centre West Fraserlands (WFL), PHSA Kaslo and Mount Pleasant.

### Discussion Points

*A Regional Approach to Homelessness, Mental Health and Affordable Housing:*

- Vancouver is requesting that the Government of BC partner with municipalities to develop integrated policies and sustained funding programs to address homelessness, mental health and affordable housing.
- With only 25% of the overall population of the Metro Vancouver region, the City of Vancouver is home to 67% of the region's operating shelter spaces, 77% of the region's supportive housing units and 50% of the region's social housing units.
- The 2023 Metro Vancouver homeless count revealed a 20% increase in the homeless population from 2020. For the first time, every municipality in the Metro Vancouver area saw an increase in the homeless population. It further revealed that 50% (2420) of the roughly 4,800 homeless individuals in the Metro Vancouver area were located in Vancouver. Additionally, 22% of those surveyed were already homeless before they arrived in Vancouver – this equates to almost 600 people, which puts significant pressure on services.
- There have been 3,680+ deaths in Vancouver since a public health emergency was declared in April 2016 in response to the poisoned drug crisis.

# Minister of Citizens' Services

## THE HONOURABLE GEORGE CHOW

- Elected: 2017 and re-elected 2020 and 2024
- MLA for Vancouver-Fraserview
- Previous Portfolios: Minister of State for Trade; assisted Ministry of Tourism, Arts and Culture in establishing Canada's first Chinese Canadian Museum
- Cabinet Committees: Treasury Board
- Born in China, completed primary school in Hong Kong and settled in Vancouver in 1965. Graduated from UBC in mechanical engineering in 1975, and had a 30-year career with BC Hydro in power generation. Served two terms on Vancouver City Council from 2005 to 2011.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.

### Discussion Points

#### *Delivery of UBCx:*

- Vancouver is requesting a commitment from the Government of BC to deliver the UBCx Project following completion of the Business Case.
- UBCx is predicted to attract 25,000 new daily transit trips and carry over 130,000 passengers from across the region every day and serve UBC's 80,000 daily visitors including 20,000 workers on campus at UBC, Vancouver Coastal Health and other employers.
- UBCx will add jobs to the region, with 13,000 opportunities for new employment anticipated during the design, planning and construction phases, in addition to the opportunities following the construction.
- The project offers regional and provincial benefits, including economic development, reduced traffic congestion, student support, and alignment with CleanBC targets. UBCx is vital regional infrastructure, connecting over one million people within a 60-minute transit trip to UBC, creating jobs, and enabling affordable housing along the Broadway Corridor and on UBC's campus.
- It also contributes to meeting the Province's GHG emission reduction targets as well as providing cleaner public transportation, a key part of the CleanBC plan.

#### *As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Education and Child Care

## THE HONOURABLE LISA BEARE

- Elected: 2017 and re-elected 2020 and 2024
- MLA for Maple Ridge-Pitt Meadows
- Previous Portfolios: Minister of Citizens' Services; Minister of Tourism, Arts and Culture
- Current Cabinet Committees: Planning and Priorities; Social Initiatives; Legislative Review
- Elected as a member of the local school board in 2014, passionate about education access and literacy.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$151M for an elementary school in Olympic Village that will welcome 630 students in 2029.
- \$15.7M to support 293 new and 37 replacement child care spaces at Fire Hall #8, East Fraserlands (EFL) Community Centre West Fraserlands (WFL), PHSA Kaslo and Mount Pleasant.

### Discussion Points

#### *Childcare:*

- Vancouver urges the Provincial government to quickly expand the \$10 per day childcare program. This expansion supports early development, reduces financial strain, and promotes equity.
- It also helps to make life more affordable for residents and also supports women to stay and re-enter the workforce which helps drive a growing economy.

#### *Funding for Housing-enabling Infrastructure:*

- Vancouver is requesting that the Government of BC partner with municipalities to enable housing delivery by developing new and/or expanding existing funding programs for infrastructure required to accommodate growth including water, sewer and amenities.
- The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable. Stable, predictable funding for infrastructure, transportation and amenities is needed to maximize the development of new housing supply. The City 10-Year Capital Strategic Outlook estimates that new and expanded infrastructure and amenity needs over the next 10 years to be in the range of \$8 to 10B.
- Infrastructure, including roads, bridges, and amenities like community centres and libraries, is vital for public safety, health, and the economy, as well as for enriching Vancouver's arts and culture scene.

# Minister of Emergency Management and Climate Readiness

## THE HONOURABLE KELLY GREENE

- Elected: 2020 and re-elected 2024
- MLA for Richmond-Steveston
- Previous Portfolio: Parliamentary Secretary for Fisheries and Aquaculture
- Cabinet Committees: Environment and Land Use
- Prior to being elected, served as a Richmond City Councillor, and co-founded an advocacy group to keep Richmond public schools open, funded and seismically safe.



### Acknowledgements

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- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
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- \$90,000 in funding through the CleanBC Go Electric Public Chargers fund for the installation of public chargers at Collingwood Park and Eburne Park.

### Discussion Points

*Emergency Support Services:*

- Vancouver is requesting that the Government of BC speed up the implementation of recommendations from the Ombudsperson of BC's "Special Report 54, Fairness in a Changing Climate" focused on enhancing the existing provincial Emergency Support Services (ESS) Program. The current ESS Program was designed around people who are independent, mobile, financially stable, and have insurance as well as a strong support network.
- The majority of evacuees in Vancouver who the ESS Program support have multiple barriers - they are often newcomers, have limited English language, people with health conditions, low income, large families and people who cannot afford high costs of rent. This is particularly true in the DTES where multiple fires have recently displaced vulnerable people who are at risk of homelessness and challenged by substance use and mental health issues.
- Reforms needed include extending the ESS Program timeframe beyond the current 72 hours, which would allow City teams to make connections with services, like Carnegie Outreach, that do not operate 24/7 if an emergency were to occur at 2am.

# Minister of Energy and Climate Solutions and Minister for Francophone Affairs

## THE HONORABLE ADRIAN DIX

- Elected: 2005 and re-elected 2009, 2013, 2017, 2020 and 2024
- MLA for Vancouver-Renfrew
- Previous Portfolio: Minister of Health
- Cabinet Committees: Environment and Land Use; Planning and Priorities; Economy; Tariff Response
- Former Executive Director of the B.C.-Yukon Branch of Canadian Parents for French, a non-profit organization promoting language education.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.
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- The project offers regional and provincial benefits, including economic development, reduced traffic congestion, student support, and alignment with CleanBC targets. UBCx is vital regional infrastructure, connecting over one million people within a 60-minute transit trip to UBC, creating jobs, and enabling affordable housing along the Broadway Corridor and on UBC's campus.
- It also contributes to meeting the Province's GHG emission reduction targets as well as providing cleaner public transportation, a key part of the CleanBC plan.

*Climate Change and Sustainability:*

- Vancouver is requesting that the Government of BC approve the City's application to the BC Active Transportation Infrastructure Grants Program for \$500K for Kent Ave Greenway upgrades, which will be used to construct new protected bikes lanes and improve an existing shared path to provide separated bicycle and pedestrian pathways.
- Vancouver is requesting that the Government of BC approve the City's application to the Commercial Vehicle Pilots Programs for \$4.7M to replace 3 heavy-duty diesel fire apparatus with electric ones, along with the necessary charging infrastructure.

# Minister of Environment and Parks

## THE HONOURABLE TAMARA DAVIDSON (HAIDA NAME: LAANAS)



- Elected: 2024
- MLA for North Coast - Haida Gwaii (Note: First Indigenous woman to be the MLA representing North Coast-Haida Gwaii)
- Previous Portfolio: n/a
- Cabinet Committees: Environment and Land Use; Economy; Tariff Response; Appointment Orders
- Spent over 25 years in the federal public service in areas like land management, indigenous relations and tourism. Served as an elected representative of the Council of the Haida Nation, played an instrumental role in the Haida Nation Recognition Act, and served as a previous board member with First Peoples' Cultural Foundation, First Peoples' Council, Haida Enterprise Corporation, Coast Opportunity Fund, and Rediscovery Culture Camp.

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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO2e from 2024 to 2034.

### Discussion Points

*Climate Change and Sustainability:*

- Vancouver is requesting that the Government of BC approve the City's application to the BC Active Transportation Infrastructure Grants Program for \$500K for Kent Ave Greenway upgrades, which will be used to construct new protected bikes lanes and improve an existing shared path to provide separated bicycle and pedestrian pathways.
- Vancouver is requesting that the Government of BC approve the City's application to the Commercial Vehicle Pilots Programs for \$4.7M to replace 3 heavy-duty diesel fire apparatus with electric ones, along with the necessary charging infrastructure.

THE HONOURABLE  
BRENDA BAILEY



- Elected: 2020 and re-elected 2024
- MLA for Vancouver-South Granville
- Previous Portfolio: Minister of Jobs, Economic Development and Innovation
- Cabinet Committees: Treasury, Planning and Priorities, Economy, Tariff Response
- Co-founder of Canada’s first women-owned and operated video game studio. Served as executive director of DigiBC, the Interactive and Digital Media Industry Association of BC. Holds degrees in political science and social work and advanced studies in business and law.

Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$24M over three years to improve timely access to justice, including increasing capacity at the BC Supreme Court, enhance security at the Vancouver Provincial Court at 222 Main St. in Vancouver and continue expansion of virtual bail.
- \$151M for an elementary school in Olympic Village that will welcome 630 students in 2029.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO2e from 2024 to 2034.

Discussion Points

*Municipal Finance Reform:*

- Vancouver is requesting that the Government of BC modernize the municipal funding framework to replace the outdated property tax for cities to address long-term capital and operating needs.
- With limited levers to raise funds, cities are not able to keep up with needs of a growing population, including housing supply. The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable.

*As Chair of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Forests and Deputy Government House Leader **THE HONOURABLE RAVI PARMAR**



- Elected: 2023 by-election and re-elected 2024
  - MLA for Langford-Highlands
  - Previous Portfolio: Parliamentary Secretary for International Credentials
  - Cabinet Committees: Treasury Board; Environment and Land Use; Economy; Tariff Response
  - Formerly, Chair of the Sooke School District Board of Education for nearly a decade.
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## **Acknowledgements**

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.

## **Discussion Points**

*Business and Economy:*

In order to promote business and the economy, Vancouver is urging the Government of BC to:

- Improve public safety by exploring bail reform, reducing Crown Council charge determination timelines, and addressing the root causes of social and health issues.
- Eliminate interprovincial trade barriers and support the growth of east-west trade corridors.
- Improve the movement of goods and rail traffic through increased infrastructure investment in cooperation with regional and gateway partners.
- Increase funding for public transit.
- Increase R&D funding to support local businesses to develop new technologies and products, and to increase productivity and competitiveness.
- Provide sustained financial support for regional economic development and investment attraction.

*As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Health

## THE HONOURABLE JOSIE OSBORNE

- Elected: 2020 and re-elected 2024
- MLA for Mid Island-Pacific Rim
- Previous Portfolio: Minister of Energy, Mines and Low Carbon Innovation; Minister of Municipal Affairs; Minister for Land, Water and Resource Stewardship; Minister Responsible for Fisheries
- Cabinet Committees: Planning and Priorities; Community Safety; Social Initiatives
- Mayor of Tofino from 2013-2020 and served as Chair and Vice-Chair for the Alberni Clayoquot Regional District
- Former Chair of the Tofino Housing Corporation and Chair of the Board for the Island Coastal Economic Trust



### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Expansion of the innovative and successful Road to Recovery program across the province, which was first piloted in Vancouver at St. Paul's Hospital, and an investment of \$500M over three years in Budget 2025 to support and sustain addictions treatment and recovery programs including Road to Recovery, Foundry, supports for children and youth and Indigenous-led treatment, recovery and aftercare services.
- \$2.2B toward a new St. Paul's Hospital in Vancouver, which will include capacity for 548 inpatient beds, a larger emergency department, a surgical suite and consolidated specialty outpatient clinics, that will welcome patients in 2027.

### Discussion Points

*A Regional Approach to Homelessness, Mental Health and Affordable Housing:*

- Vancouver is requesting that the Government of BC partner with municipalities to develop integrated policies and sustained funding programs to address homelessness, mental health and affordable housing.
- With only 25% of the overall population of the Metro Vancouver region, the City of Vancouver is home to 67% of the region's operating shelter spaces, 77% of the region's supportive housing units and 50% of the region's social housing units.
- The 2023 Metro Vancouver homeless count revealed a 20% increase in the homeless population from 2020. For the first time, every municipality in the Metro Vancouver area saw an increase in the homeless population. It further revealed that 50% (2420) of the roughly 4,800 homeless individuals in the Metro Vancouver area were located in Vancouver. Additionally, 22% of those surveyed were already homeless before they arrived in Vancouver – this equates to almost 600 people, which puts significant pressure on services.
- There have been 3,680+ deaths in Vancouver since a public health emergency was declared in April 2016 in response to the poisoned drug crisis.

# Minister of Housing and Municipal Affairs

## THE HONOURABLE RAVI KAHLOO

- Elected: 2017 and re-elected 2020 and 2024
- MLA for Delta North
- Previous Portfolio: Minister of Housing; Minister of Jobs, Economic Recovery and Innovation; Parliamentary Secretary for Forests, Lands, Natural Resource Operations and Rural Development and Sport and Multiculturalism
- Cabinet Committees: Environment and Land Use; Planning and Priorities; Community Safety; Tariff Response
- Two-time field hockey Olympian for Team Canada and inducted into the Delta Sports Hall of Fame



### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Amending the Vancouver Charter to allow the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.
- Amending the Vancouver Charter to require Vancouver to adopt a city-wide official development plan (ODP), as well as updating the rules for public hearings and helping to streamline approvals.

### Discussion Points

#### *Replacement of SROs in the DTES:*

- Vancouver is requesting an ongoing commitment from the Government of BC to invest in the implementation of the SRO Investment Strategy.
- CMHC, BC Housing and the City of Vancouver are currently working under a trilateral MOU to develop an SRO Investment Strategy that will outline a joint, long-term path forward to replace SROs in the DTES with self-contained units.

#### *Funding for Housing-enabling Infrastructure:*

- Vancouver is requesting the Government of BC partner with municipalities to enable housing delivery by developing new and/or expanding existing funding programs for infrastructure required to accommodate growth including water, sewer and amenities.
- The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable. The City 10-Year Capital Strategic Outlook estimates that new and expanded infrastructure and amenity needs over the next 10 years to be in the range of \$8 to 10B.

#### *Asylum Seekers Accessing the Shelter System:*

- Vancouver is requesting that the Government of BC develop, coordinate and fund a regional response that serves asylum seekers appropriately both in new, dedicated emergency shelters, and longer-term housing solutions before housing, shelters and settlement and social services are overwhelmed.
- Shelters and service providers in the Lower Mainland are quickly becoming overwhelmed by a rapid increase in the number of asylum seekers needing support.

#### *Municipal Finance Reform:*

- Vancouver is requesting that the Government of BC modernize the municipal funding framework to replace the outdated property tax for cities to address long-term capital and operating needs.
- With limited levers to raise funds, cities are not able to keep up with needs of a growing population, including housing supply. The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable.

# Minister of Indigenous Relations and Reconciliation

## THE HONOURABLE CHRISTINE BOYLE



- Elected: 2024
- MLA for Vancouver-Little Mountain
- Previous Portfolio: n/a
- Cabinet Committees: Environment and Land Use; Community Safety
- As Vancouver City Councillor from 2018-2024, led work on affordable housing and climate action, co-chaired UNDRIP Task Force and served as Council liaison to the Urban Indigenous Peoples' Advisory Committee and sat on Metro Vancouver Indigenous Relations Committee. Holds degrees in urban agriculture and First Nations Studies.

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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Amending the Vancouver Charter to recognize First Nations for exemptions from the City's development cost levy & amenity cost charge for social housing on First Nations-owned land.
- Expansion of the innovative and successful Road to Recovery program across the province, which was first piloted in Vancouver at St. Paul's Hospital, and an investment of \$500M over three years in Budget 2025 to support and sustain addictions treatment and recovery programs including Road to Recovery, Foundry, supports for children and youth and Indigenous-led treatment, recovery and aftercare services.

### Discussion Points

*Replacement of SROs in the DTES:*

- Vancouver is requesting an ongoing commitment from the Government of BC to invest in the implementation of the SRO Investment Strategy.
- CMHC, BC Housing and the City of Vancouver are currently working under a trilateral MOU to develop an SRO Investment Strategy that will outline a joint, long-term path forward to replace SROs in the DTES with self-contained units.
- SROs are often considered the last resort before homelessness. The goal of this project is to identify priority investments to replace SROs with self-contained social housing affordable to low-income residents, while in the interim improving the condition and securing affordability in the existing stock in order to protect SRO residents from displacement.
- Tranche 1 of the SRO Investment Strategy is already underway and is estimated to replace ~560 rooms across six buildings. The Intergovernmental Working Group has identified 20 additional SROs (Tranche 2) for assessment in order to identify a replacement pathway and associated costs for these buildings and secure the necessary funding.

# Minister of Infrastructure

## THE HONOURABLE BOWINN MA

- Elected: 2017 and re-elected 2020 and 2024
- MLA for North Vancouver-Lonsdale
- Previous Portfolio: Minister of Emergency Management and Climate Readiness; Minister of State for Infrastructure; Parliamentary Secretary for TransLink
- Cabinet Committees: Treasury Board; Planning and Priorities
- Led Integrated North Shore Transportation Planning Project
- Prior to being elected, managed terminal expansion and redevelopment projects at the Vancouver International Airport.
- Licensed professional engineer (civil engineering)



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$2.2B toward a new St. Paul's Hospital in Vancouver, which will include capacity for 548 inpatient beds, a larger emergency department, a surgical suite and consolidated specialty outpatient clinics, that will welcome patients in 2027.
- \$151M for an elementary school in Olympic Village that will welcome 630 students in 2029.
- Amending the Vancouver Charter to require Vancouver to adopt a city-wide official development plan (ODP), as well as updating the rules for public hearings and helping to streamline approvals.

### Discussion Points

*Funding for Housing-enabling Infrastructure:*

- Vancouver is requesting the Government of BC partner with municipalities to enable housing delivery by developing new and/or expanding existing funding programs for infrastructure required to accommodate growth including water, sewer and amenities.
- The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable.
- Stable, predictable funding for infrastructure, transportation and amenities is needed to maximize the development of new housing supply. The City 10-Year Capital Strategic Outlook estimates that new and expanded infrastructure and amenity needs over the next 10 years to be in the range of \$8 to 10B.
- Infrastructure, including roads, bridges, and amenities like community centres and libraries, is vital for public safety, health, and the economy, as well as for enriching Vancouver's arts and culture scene.

*As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Jobs, Economic Development and Innovation

## THE HONOURABLE DIANA GIBSON



- Elected: 2024
- MLA for Oak Bay-Gordon Head
- Previous Portfolio: n/a
- Cabinet Committees: Environment and Land Use; Economy; Tariff Response
- Former Executive Director of the Greater Victoria Community Social Planning Council and of a university research institute. As an entrepreneur and CEO, co-founded multiple businesses including Canada's largest Indigenous-owned consulting firm.

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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.

### Discussion Points

#### *Business and Economy:*

In order to promote business and the economy, Vancouver is urging the Government of BC to:

- Improve public safety by exploring bail reform, reducing Crown Council charge determination timelines, and addressing the root causes of social and health issues.
- Eliminate interprovincial trade barriers and support the growth of east-west trade corridors.
- Improve the movement of goods and rail traffic through increased infrastructure investment in cooperation with regional and gateway partners.
- Increase funding for public transit.
- Increase R&D funding to support local businesses to develop new technologies and products, and to increase productivity and competitiveness.
- Provide sustained financial support for regional economic development and investment attraction.

# Minister of State for Trade

## THE HONOURABLE RICK GLUMAC



- Elected: 2017 and re-elected 2020 and 2024
- MLA for Port Moody-Burquitlam
- Previous Portfolio: Parliamentary Secretary for Technology; Premier’s Liaison to Washington State
- Cabinet Committees: Environment and Land Use; Economy; Tariff Response
- Served as Port Moody City Councillor from 2011-2017, VP of Lower Mainland Local Government Association, and Vancouver Metro Area representative at UBCM.

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### Acknowledgements

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- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.

### Discussion Points

#### *Business and Economy:*

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- Increase R&D funding to support local businesses to develop new technologies and products, and to increase productivity and competitiveness.
- Provide sustained financial support for regional economic development and investment attraction.

# Minister of Labour

## THE HONOURABLE JENNIFER WHITESIDE

- Elected: 2020 and re-elected 2024
- MLA for New Westminster-Coquitlam
- Previous Portfolio: Minister of Mental Health and Addictions; Minister of Education and Childcare
- Cabinet Committees: Treasury Board; Economy; Social Initiatives; Appointment Orders
- Chief spokesperson and lead negotiator for the Hospital Employees' Union
- Worked for community organizations and labour unions at the provincial and national levels



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### Acknowledgements

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### Discussion Points

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- Eliminate interprovincial trade barriers and support the growth of east-west trade corridors.
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- Increase funding for public transit.
- Increase R&D funding to support local businesses to develop new technologies and products, and to increase productivity and competitiveness.
- Provide sustained financial support for regional economic development and investment attraction.

#### *As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Mining and Critical Minerals

## THE HONOURABLE JAGRUP BRAR



- Elected: 2004 and re-elected 2009, 2013, 2017, 2020 and 2024
- MLA for Surrey-Fleetwood
- Previous Portfolio: Minister of State for Trade
- Cabinet Committees: Environment and Land Use; Economy; Tariff Response
- Born in India, he was a member of the Indian National Basketball team and earned a master's degree in Philosophy. He then moved to Canada to study Public Administration and received an MPA. Worked in the public and non-profit sectors for over a decade. served as the Executive Director of the Surrey Self Employment and Entrepreneur Development Society (SEEDS), training new entrepreneurs to develop and launch successful small business ventures.

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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.

### Discussion Points

#### *Public Safety:*

- Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:
  - Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.
  - Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.
  - Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.
- There has been increasing concern from the public about street disorder, safety issues, and randomized crime. The City cannot address these complex social issues without additional support and policy levers from the provincial and federal government. Issues include lack of affordable housing, homelessness, encampments, substance use and mental health issues.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.

# Minister of Post-Secondary Education and Future Skills

## THE HONOURABLE ANNE KANG

- Elected: 2017 and re-elected 2020 and 2024.
- MLA for Burnaby Centre
- Previous Portfolios: Minister of Advanced Education and Skills Training; Minister of Municipal Affairs; Minister of Citizens' Services and Parliamentary Secretary for Multiculturalism
- Cabinet Committees: Economy; Social Initiatives; Appointment Orders
- Three-term Burnaby City Councillor before becoming an MLA and has been a leader for organizations that build community and support vulnerable people. Holds bachelor degrees in music and education, and a Master degree in Special Education, and was a music teacher prior to being elected MLA.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Amending the Vancouver Charter to require Vancouver to adopt a city-wide official development plan (ODP), update the rules for public hearings and helping to streamline approvals.

### Discussion Points

*Asylum Seekers Accessing the Shelter System:*

- Vancouver is requesting that the Government of BC develop, coordinate and fund a regional response that serves asylum seekers appropriately both in new, dedicated emergency shelters, and longer-term housing solutions before housing, shelters and settlement and social services are overwhelmed.
- Shelters and service providers in the Lower Mainland are quickly becoming overwhelmed by a rapid increase in the number of asylum seekers needing support. In Vancouver, of the 37 shelters interviewed by City staff, 32% (12 shelters) reported that at least 50% of beds are occupied by asylum seekers/refugees and 78% (29 shelters) have seen a sharp increase.

# Minister of Public Safety and Solicitor General

## THE HONOURABLE GARRY BEGG

- Elected: 2017 and re-elected 2020 and 2024
- MLA for Surrey-Guildford
- Previous Portfolio: n/a
- Cabinet Committees: Community Safety; Social Initiatives; Legislative Review
- Career RCMP Officer for over 38 years, the last eight in Surrey, where he was District Commander, Watch Commander and Operations Support Officer.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$24M over three years to improve timely access to justice, including increasing capacity at the BC Supreme Court, enhance security at the Vancouver Provincial Court at 222 Main St. in Vancouver and continue expansion of virtual bail.
- Expansion of the innovative and successful Road to Recovery program across the province, which was first piloted in Vancouver at St. Paul's Hospital, and an investment of \$500M over three years in Budget 2025 to support and sustain addictions treatment and recovery programs including Road to Recovery, Foundry, supports for children and youth and Indigenous-led treatment, recovery and aftercare services.

### Discussion Points

#### *Public Safety:*

- Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:
  - Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.
  - Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.
  - Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.
- There has been increasing concern from the public about street disorder, safety issues, and randomized crime. The City cannot address these complex social issues without additional support and policy levers from the provincial and federal government. Issues include lack of affordable housing, homelessness, encampments, substance use and mental health issues.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.

# Minister of State for Community Safety and Integrated Services

## THE HONOURABLE TERRY YUNG



- Elected: 2024
  - MLA for Vancouver-Yaletown
  - Previous Portfolio: n/a
  - Cabinet Committees: Community Safety; Social Initiatives
  - Former senior officer with the VPD and held leadership roles in Diversity, Community & Indigenous Relations, Operations and Administration. Has sat on the boards of Covenant House Vancouver, Big Brothers of Greater Vancouver, the Vancouver Classical Chinese Garden, JIBC and SUCCESS. During his tenure with SUCCESS, he helped to grow the organization's affordable housing portfolio to more than 1,000 units.
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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$24M over three years to improve timely access to justice, including increasing capacity at the BC Supreme Court, enhance security at the Vancouver Provincial Court at 222 Main St. in Vancouver and continue expansion of virtual bail.
- Expansion of the innovative and successful Road to Recovery program across the province, which was first piloted in Vancouver at St. Paul's Hospital, and an investment of \$500M over three years in Budget 2025 to support and sustain addictions treatment and recovery programs including Road to Recovery, Foundry, supports for children and youth and Indigenous-led treatment, recovery and aftercare services.

### Discussion Points

#### *Public Safety:*

- Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:
  - Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.
  - Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.
  - Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.
- There has been increasing concern from the public about street disorder, safety issues, and randomized crime. The City cannot address these complex social issues without additional support and policy levers from the provincial and federal government. Issues include lack of affordable housing, homelessness, encampments, substance use and mental health issues.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.

# Minister of Social Development and Poverty Reduction

## THE HONOURABLE SHEILA MALCOLMSON

- Elected: 2019 and re-elected 2020 and 2024
- MLA for Nanaimo
- Previous Portfolio: Minister for Mental Health and Addictions; Parliamentary Secretary for the Environment
- Cabinet Committees: Treasury Board; Community Safety; Social Initiatives
- Elected four times to the Islands Trust Council, serving six of those years as Chair, where she championed fair ferry service, marine safety and oil spill prevention
- Served as a federal Member of Parliament from 2015 – 2019



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Amending the Vancouver Charter to allow the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.
- \$166M in Budget 2025 to develop 350 units through the 128 to 134 East Cordova Street project in Vancouver, with an expected completion in 2026. The project redevelops aging emergency shelter and transition facilities in the DTES to provide a variety of social and housing services. This includes the Harbour Light facility redevelopment, which will replace The Salvation Army's existing facility at 119 East Cordova St. and will provide a total of 300 new units, including 46 affordable rental homes, 134 permanent shelter beds, 50 correctional beds and 70 supportive homes for people living in Vancouver's Downtown Eastside. The new facility will also include a community programming space.

### Discussion Points

*A Regional Approach to Homelessness, Mental Health and Affordable Housing:*

- Vancouver is requesting that the Government of BC partner with municipalities to develop integrated policies and sustained funding programs to address homelessness, mental health and affordable housing.
- With only 25% of the overall population of the Metro Vancouver region, the City of Vancouver is home to 67% of the region's operating shelter spaces, 77% of the region's supportive housing units and 50% of the region's social housing units.
- The 2023 Metro Vancouver homeless count revealed a 20% increase in the homeless population from 2020. For the first time, every municipality in the Metro Vancouver area saw an increase in the homeless population. It further revealed that 50% (2420) of the roughly 4,800 homeless individuals in the Metro Vancouver area were located in Vancouver. Additionally, 22% of those surveyed were already homeless before they arrived in Vancouver – this equates to almost 600 people, which puts significant pressure on services.
- There have been 3,680+ deaths in Vancouver since a public health emergency was declared in April 2016 in response to the poisoned drug crisis.

*As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Tourism, Arts, Culture and Sport

## THE HONOURABLE SPENCER CHANDRA HERBERT



- Elected: 2008 by-election and re-elected 2009, 2013, 2017, 2020 and 2024
- MLA for Vancouver-West End
- Previous Portfolio: n/a
- Cabinet Committees: Treasury Board; Social Initiatives
- Served as a Vancouver Park Board Commissioner from 2005 to 2008. Was the youngest MLA in the legislature when first elected in 2008. Prior to becoming an MLA, was an award-winning artist and performing arts producer.

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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.

### Discussion Points

#### *Public Safety:*

- Vancouver is urging the Government of BC to help municipalities manage the public realm and increase public safety by:
  - Working with the Federal Government to explore bail reform for violent offenders awaiting Court dates so that these offenders are not released back into the community.
  - Reducing Crown Council charge determination timelines so that more timely decisions are made regarding charges for offenders who are the most significant threat to public safety.
  - Addressing the root causes of social and health issues that have been exacerbated by the opioid crisis and COVID-19 pandemic.
- There has been increasing concern from the public about street disorder, safety issues, and randomized crime. The City cannot address these complex social issues without additional support and policy levers from the provincial and federal government. Issues include lack of affordable housing, homelessness, encampments, substance use and mental health issues.
- Repeated criminal activity is contributing to high business vacancy rates, declining neighbourhood safety, and strained local economies. To respond to these challenges, the City of Vancouver is incurring \$86.7 million annually in added costs for policing, fire and rescue, community services, parks and recreation, street cleaning, and staff health and safety.

# Minister of Transportation and Transport and Government House Leader

## THE HONOURABLE MIKE FARNWORTH



- Elected: 1991 and re-elected 1996, 2005, 2009, 2013, 2017, 2020 and 2024.
- MLA for Port Coquitlam
- Previous Portfolio: Minister of Public Safety and Solicitor General
- Cabinet Committees: Treasury Board; Planning and Priorities; Economy; Legislative Review
- Elected to Port Coquitlam City Council for three terms in 1983, 1985 & 1990
- Worked in Bulgaria, the Balkans and then Iraq on democratic governance programs to help build multiparty democracies in former one-party states.

### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$90,000 in funding through the CleanBC Go Electric Public Chargers fund for the installation of public chargers at Collingwood Park and Eburne Park.

### Discussion Points

#### *Climate Change and Sustainability:*

- Vancouver is requesting that the Government of BC approve the City's application to the Commercial Vehicle Pilots Programs for \$4.7M to replace 3 heavy-duty diesel fire apparatus with electric ones, along with the necessary charging infrastructure.
- Vancouver is requesting that the Government of BC approve the City's application to the Commercial Vehicle Pilots Programs for \$4.7M to replace 3 heavy-duty diesel fire apparatus with electric ones, along with the necessary charging infrastructure.

#### *Delivery of UBCx:*

- Vancouver is requesting a commitment from the Government of BC to deliver the UBCx Project following completion of the Business Case.
- UBCx is predicted to attract 25,000 new daily transit trips and carry over 130,000 passengers from across the region every day and serve UBC's 80,000 daily visitors including 20,000 workers on campus at UBC, Vancouver Coastal Health and other employers.
- UBCx will add jobs to the region, with 13,000 opportunities for new employment anticipated during the design, planning and construction phases, in addition to the opportunities following the construction.
- The project offers regional and provincial benefits, including economic development, reduced traffic congestion, student support, and alignment with CleanBC targets. UBCx is vital regional infrastructure, connecting over one million people within a 60-minute transit trip to UBC, creating jobs, and enabling affordable housing along the Broadway Corridor and on UBC's campus.

#### *As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# Minister of Water, Land and Resource Stewardship

## THE HONORABLE RANDENE NEILL

- Elected: 2024
- MLA for Powell River-Sunshine Coast
- Previous Portfolio: n/a
- Cabinet Committees: Environment and Land Use; Economy; Tariff Response
- Spent nearly 20 years as a reporter and news anchor at Global BC. Most recently, worked with the BC Parks Foundation and worked on the new St. Paul's Hospital.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- \$2.2B toward a new St. Paul's Hospital in Vancouver, which will include capacity for 548 inpatient beds, a larger emergency department, a surgical suite and consolidated specialty outpatient clinics, that will welcome patients in 2027.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.

### Discussion Points

*Funding for Housing-enabling Infrastructure:*

- Vancouver is requesting that the Government of BC partner with municipalities to enable housing delivery by developing new and/or expanding existing funding programs for infrastructure required to accommodate growth including water, sewer and amenities.
- The transition to rental and non-market housing, along with rising land and construction costs and increasing interest rates, makes it difficult to fund infrastructure and amenities through the "growth pays for growth" approach, rendering the delivery of the right housing supply financially unsustainable. Stable, predictable funding for infrastructure, transportation and amenities is needed to maximize the development of new housing supply. The City 10-Year Capital Strategic Outlook estimates that new and expanded infrastructure and amenity needs over the next 10 years to be in the range of \$8 to 10B.
- Infrastructure, including roads, bridges, and amenities like community centres and libraries, is vital for public safety, health, and the economy, as well as for enriching Vancouver's arts and culture scene.

# Minister without Portfolio

## THE HONOURABLE GRACE LORE

- Elected in 2020 and re-elected 2024
- MLA for Victoria-Beacon Hill
- Temporarily stepped down from role as Minister of Children and Family Development for medical reasons in December 2024 to undergo cancer treatment.
- Previous Portfolios: Minister of Children and Family Development; Minister of State for Childcare; Parliamentary Secretary for Gender Equity
- Cabinet Committees: Treasury Board
- Taught in the department of political science at the University of Victoria and at the University of British Columbia and worked closely with the Victoria Sexual Assault Centre and other anti-violence organizations to create inclusive, accessible, and survivor-centred sexual assault response.



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### Acknowledgements

The City is grateful for the following commitments from the Government of BC:

- Strong collaboration between the City and the Government of BC to prepare to host the Men's FIFA World Cup in 2026.
- \$68.8M in funding through the CleanBC Industry Fund to enable the City to expand the landfill gas collection capacity at the Vancouver Landfill, which will reduce GHG emissions by over 685,000 tonnes of CO<sub>2</sub>e from 2024 to 2034.
- Enabling the City to manage rents in SROs between tenants to keep rents affordable for low-income, vulnerable people in the DTES.

### Discussion Points

*A Regional Approach to Homelessness, Mental Health and Affordable Housing:*

- Vancouver is requesting that the Government of BC partner with municipalities to develop integrated policies and sustained funding programs to address homelessness, mental health and affordable housing.
- With only 25% of the overall population of the Metro Vancouver region, the City of Vancouver is home to 67% of the region's operating shelter spaces, 77% of the region's supportive housing units and 50% of the region's social housing units.
- The 2023 Metro Vancouver homeless count revealed a 20% increase in the homeless population from 2020. For the first time, every municipality in the Metro Vancouver area saw an increase in the homeless population. It further revealed that 50% (2420) of the roughly 4,800 homeless individuals in the Metro Vancouver area were located in Vancouver. Additionally, 22% of those surveyed were already homeless before they arrived in Vancouver – this equates to almost 600 people, which puts significant pressure on services.
- There have been 3,680+ deaths in Vancouver since a public health emergency was declared in April 2016 in response to the poisoned drug crisis.

*As a member of the Treasury Board:*

- Support funding to replace SRO units in the DTES.
- Support funding for housing-enabling infrastructure.
- Support the UBCx Business Case and delivery of the UBCx Project.

# **CITY OF VANCOUVER STAFF COMMENTS ON RESOLUTIONS**



# Resolutions Summary

This section outlines City of Vancouver staff comments on the resolutions up for debate at the 2025 LMLGA Annual Conference.

The resolutions package from LMLGA includes:

- Special Resolutions: 1
- Executive Resolutions: 1
- Referred Resolutions (late resolutions that did not meet the 2024 Conference deadline): 2
  - No Recommendation: 2
- Resolutions Received by the 2025 Deadline: 38
  - Endorse/Endorse with Amendment: 16
  - No Recommendation: 22

The City of Vancouver has submitted two (2) resolutions for consideration, which have been classified as follows by the LMLGA:

- Endorse:
  - R16: Lobbyist Registration
- No Recommendation:
  - R22: Response to Extreme Heat Events

It is highly recommended that a City of Vancouver Councillor be present and speak at the resolutions session when resolutions submitted by the City are being debated.

The resolutions session is currently scheduled as follows (and subject to change):

- Wednesday, April 29 at 1:30pm-4:30pm.

CoV staff have provided comments on Special Resolutions, Executive Resolutions and resolutions that have been put forward by the City of Vancouver Council.

# City of Vancouver Staff Comments on Resolutions

There are 42 resolutions to be considered 2025 LMLGA Conference.

The table below outlines recommendations from City of Vancouver staff on:

- Special Resolutions (1)
- Executive Resolutions (1)
- Resolutions Submitted by the City of Vancouver Council (2)

## 1. SR1 – Special Resolution to Alter LMLGA’s Bylaws

*Whereas First Nations governing bodies located within our membership area are currently not members of our association;*

*And whereas the Town of Gibsons has requested to become a member of our association;*

*Therefore be it resolved that the bylaws of the Lower Mainland Local Government Association be altered by deleting the existing bylaws in their entirety and replacing them with the bylaws attached hereto as Schedule “A”. [Note: For Schedule A, please see Section 5.0 LMLGA Resolutions Book.]*

*And be it further resolved that the Lower Mainland Local Government Association’s Executive Director and its agent Lidstone & Company Law Corporation, are hereby authorized and directed for and on behalf of the Lower Mainland Local Government Association to execute and deliver a bylaw alteration application to the registrar and all such other documents and instructions and to do all such other acts and things as in their opinion may be necessary or desirable to give effect to the above resolution.*

*Lower Mainland Local Government Association Executive*

### LMLGA Recommendation:

No recommendation.

### CoV Recommendation:

No Recommendation.

- The package provided by LMLGA does not provide sufficient detail for staff to make a recommendation.
- The package provided by LMLGA does not provide details about:
  - The engagement or discussions that have taken place with First Nations regarding this bylaw change.
  - Why the Town of Gibsons has requested membership in LMLGA.
- The Town of Gibsons is currently a member of the Association of Vancouver Island and Coastal Communities (AVICC).
  - The Town of Gibsons is part of the Sunshine Coast Regional District, which is also a member of AVICC.
- It is unclear whether AVICC will also be making a change to their bylaws to remove the Town of Gibsons as a member or if the Town of Gibsons will be a member of both area associations.
  - There is precedent for a local government having membership in two area associations. For example, the Village of Valemount is a member of both the Association of Kootenay & Boundary Local Governments as well as the North Central Local Government Association.

## 2. ER1 – Modernization of Regional District Legislation

*Whereas regional districts have not undergone a comprehensive legislative reform since their inception in 1965, resulting in outdated provisions in the Local Government Act that impede effective governance, particularly in rural and unincorporated areas;*

*And whereas regional districts lack parity with municipalities in terms of recognition, regulatory authority, revenue tools, and decision-making powers, and are not currently recognized in legislation as an equal order of government;*

*Therefore be it resolved that the Lower Mainland Local Government Association and UBCM request the Province of British Columbia undertake a comprehensive modernization of regional district legislation, guided by the principles and recommendations of the Regional District Legislation Roadmap (February 2025), to ensure equitable governance structures, enhanced authority, inclusive representation, and flexible revenue tools that reflect the current and future needs of all regional districts in British Columbia.*

### *Lower Mainland Local Government Executive*

#### LMLGA Recommendation:

No recommendation.

#### COV Recommendation:

No Recommendation.

- The package provided by LMLGA provides minimal detail in relation to this resolution.
  - Noting that the resolution asks members to endorse the principles and recommendations of the Regional District Legislation Roadmap (Feb 2025), but the package does not include this document for members to review.
  - Note: CoV staff have provided this document for Councillors in [Section 4.03](#) Regional District Legislation Roadmap.
- There are existing UBCM resolutions that support the review and modernization of the *Local Government Act* including 2023-EB66 Modernization of the *Local Government Act*, 2022-EB80 Legislative Reform Initiative and 2015-B1 Modernization of *Local Government Act*.
- CoV staff understand that this review is strongly supported by rural regional districts and electoral areas in order to:
  - Address operational needs, such as scheduling waste collection;
  - Better respond to rural-specific challenges—such as gaps in emergency services and infrastructure—that are not adequately addressed under the current legislation; and
  - Enable more flexible service delivery models, allowing regional districts to meet the needs of diverse and growing communities more effectively, particularly in remote areas.
- Metro Vancouver Regional District has not taken a formal position on the Regional District Legislation Roadmap. It is being reviewed by staff and MVRD is part of ongoing conversations

	<p>with the proponents of the initiative. Initial analysis from MVRD staff indicates that the Regional District Legislation Roadmap would likely be relevant for Electoral Area A functions likely not relevant for other MVRD functions.</p> <ul style="list-style-type: none"> <li>• The Metro Vancouver Regional District is currently undergoing a major governance review.</li> <li>• LMLGA has sent a <a href="#">survey</a> to all member Councils, Board and CAOs on <i>Reforming the Local Government Act: A Roadmap</i> to complete by May 31, 2025.</li> </ul>
<p><b>3. R16 – Lobbyist Registration</b></p> <p><i>Therefore be it resolved that UBCM ask that the Government of BC introduce legislative reform that either:</i></p> <ul style="list-style-type: none"> <li><i>i. enables municipalities and regional districts to use the Office of the Registrar of Lobbyists for BC, or</i></li> <li><i>ii. enables municipal councils and regional district boards to establish, monitor, and enforce lobbyist activities within their jurisdictions parallel to mechanisms available under the Lobbyist Transparency Act.</i></li> </ul> <p><i>City of New Westminster, City of Vancouver</i></p>	
<p><u>LMLGA Recommendation:</u></p> <p>Endorse.</p>	<p><u>COV Recommendation:</u></p> <p>Endorse.</p> <ul style="list-style-type: none"> <li>• On October 23, 2024, Vancouver City Council passed a Motion to write to the Provincial government expressing the City's interest in the establishment of a Municipal Lobbyist Registry overseen by the Province. <ul style="list-style-type: none"> <li>○ Note: See <a href="#">Section 4.04</a> Letter to Minister Kahlon Requesting the Establishment of a Municipal Lobbyist Registry Overseen by the Province</li> </ul> </li> <li>• Delegates to the Union of BC Municipalities (UBCM) have twice considered - and subsequently endorsed - resolutions calling on the Province to establish some form of Municipal Lobbyist Registry (2017 and 2019).</li> <li>• In response to the UBCM resolutions in 2017 and 2019, the Provincial government has expressed a willingness to discuss initiatives like a municipal lobbyist registry to increase local government accountability and promote openness and transparency in interactions between public servants, elected officials, and lobbyists;</li> <li>• The Province has specifically stated to the UBCM that it will need "a clearer understanding of what local governments hope to achieve through a municipal lobbyist registry to ensure that an approach is taken that meets those intended outcomes and meets the needs of any local government interested in having a lobbyist registry." Likewise, if local governments, through the Union of BC Municipalities, express an interest in establishing</li> </ul>

	<p>mandatory lobbyist registries, the Province has stated that it is willing to discuss the matter further.</p> <ul style="list-style-type: none"> <li>• A municipal lobbyist registry overseen by the Provincial Government, with uniform application across the Province rather than a patchwork of locally created registries, would provide the residents of Vancouver, as well as those of other B.C. communities, with a much clearer understanding of who is lobbying their locally elected officials, senior staff, and other decision-makers.</li> <li>• The absence of a formal lobbyist registry in the City of Vancouver and across the province is a clear gap in transparency and accountability which could be filled by the creation of a publicly accessible database of lobbyist activities overseen by the Province's Office of the Registrar of Lobbyists under an amended <i>Lobbyists Transparency Act</i>.</li> <li>• A municipal lobbyist registry overseen by the Province would help prevent actual or perceived conflicts of interest and ensure that decisions made by the City are in the best interest of the public, rather than the result of undue influence by private interests.</li> </ul>
<p><b>4. R22 – Response to Extreme Heat Events</b></p> <p><i>Therefore be it resolved that UBCM call on the provincial government to amend the Strata Property Act to recognize and enshrine a "right to cool" as a fundamental right for residents of strata and multi-unit residential buildings to access cooling solutions, including the installation of air conditioning or heat pumps or passive cooling approaches without unreasonable restrictions from strata corporations;</i></p> <p><i>And be it further resolved that the Province likewise recognize a "right to cool" as an essential component of provincial housing policy, including – but not limited to – creating provincial incentives for strata owners to install heat pumps and other cooling measures to ensure that climate-resilient, thermally safe housing is available for all residents of British Columbia.</i></p> <p><i>Alberni-Clayoquot Regional District, BC</i></p> <p><i>City of Vancouver</i></p>	
<p><u>LMLGA Recommendation:</u></p> <p>No recommendation.</p>	<p><u>COV Recommendation:</u></p> <p>Endorse.</p> <ul style="list-style-type: none"> <li>• The City of Vancouver passed the motion <i>Advocating for Climate-Resilient Housing Standards in Response to Extreme Heat Events</i> on November 27, 2024.</li> <li>• The City of Vancouver is increasingly affected by extreme heat events which pose significant and serious health risks for residents, especially those living in multi-unit residential buildings where adequate cooling is often limited.</li> <li>• The <i>Strata Property Act</i> lacks provisions that ensure access to cooling measures which are vital to the health and well-being of residents living in strata housing, particularly in the context of rising temperatures due to climate change.</li> <li>• Enabling and incentivizing the installation of heat pumps and/or passive cooling approaches (e.g. external shades, window</li> </ul>

	<p>replacement or coverings, white roofs, etc.) in strata units and other multi-unit residential buildings including rentals would provide thermally safe, energy-efficient, and climate-resilient solutions for cooling homes, reducing the impact of extreme heat on health and quality of life.</p> <ul style="list-style-type: none"><li>• In 2023, the Province of British Columbia announced updates to the BC Building Code, effective March 8, 2024, which require that all new residential buildings provide at least one living space designed to remain at or below 26°C. This measure aims to protect health and comfort by providing a thermally safe room in each dwelling unit in extreme heat conditions, marking a step toward climate resilient housing for new builds across the Province.</li><li>• The Vancouver Charter (VC) currently authorizes the City to set minimum temperature standards in residential buildings to protect residents. However, the VC does not extend this same authority to regulating maximum indoor temperatures, which limits the City's ability to protect residents from the serious health risks posed by extreme heat events such as the 2021 heat dome.</li><li>• On June 11, 2024, Vancouver City Council approved a staff recommendation to formally request that the Province of British Columbia amend Section 330(k) of the VC to allow for Council to enact by-laws requiring buildings to maintain a maximum indoor air temperature, as outlined in the report "Improving the Effectiveness of the Standards of Maintenance (SOM) By-law."</li></ul>
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# Regional District Legislation Roadmap

February 28, 2025

Prepared by Don Lidstone, K.C.

For

Association of Vancouver Island and Coastal Communities

Association of Kootenay and Boundary Local Governments

Lower Mainland Local Government Association

North Central Local Government Association

Southern Interior Local Government Association

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## INTRODUCTION

The Province of British Columbia and Union of British Columbia Municipalities, in response to several resolutions passed at UBCM conventions regarding new or amended legislation governing regional districts, have asked the regional districts and local government area associations to demonstrate the extent of interest that may exist for such legislative reform. As an initial exercise, the regional districts and area associations are providing this discussion paper for interested parties to comment on current enactments and options for improvement. This paper and the options will be considered at the five area association conferences after the February 28, 2025, remote plenary session for the participants. This process may give rise to recommendations to the Province and UBCM at the September 2025 convention of the latter.

This paper is not the opinion of the five area associations, the regional districts, or our law firm. It is not a legal opinion. It is a discussion paper intended to identify issues and options for discussion. It is set up for comment and additional issues to be inserted by regional district elected and appointed officials and others prior to the 2025 area association conventions and annual UBCM Regional District Chair & CAO Forum. Ultimately, no legislation changes or adjustments will be possible without deep consultation with First Nations, municipalities, area directors, business, environmental interests, ministries, and many more.

In 2002 the Province published the book entitled *The Community Charter: a New Legislative Framework for Local Government*. On page 4, the minister stated: “The next phase of the reform process will expand to regional districts...”. On page 6 the Community Charter Council stated: “These changes will serve as the essential building blocks for later legislative reform for regional districts...These reforms will be addressed in later phases”. The *Community Charter* was adopted in 2003 and came into force in 2004.

From 2003 to 2022, UBCM endorsed 161 resolutions mentioning amending the *Local Government Act*. 34% were sponsored by regional districts. The rest are from municipalities. An additional 71 resolutions requesting an LGA amendment were submitted to UBCM for consideration and were either not endorsed or not admitted for debate. Of the 161 endorsed resolutions, three called for modernization of the LGA and one sought creation of a *Regional District Charter*, based on the White Paper published in May 2002 by the Province.

Municipalities will need to participate in this conversation, considering:

- the often-articulated need to ‘level the playing field’ between municipalities and electoral areas,
- the inability of RDs to respond to regional needs in a nimble fashion since the exercisable powers at the RDs are less nimble than those in municipalities thereby impairing the ability of the Region to truly act as a federation, and
- revenue and expenditure models have evolved to be unfair to either municipalities or rural areas, depending on location and history.

Fundamental to an analysis of structure, funding processes, and voting rules is whether regional districts continue to operate with service silos, how the interests of municipalities and rural areas can be balanced and protected in a fair way, and how to ensure that decision making is based on fair representation. It may not be necessary to alter these fundamentals if the processes and empowerment on the other fronts are modernized along the lines of the *Community Charter*. Also, it may be that Metro Vancouver Regional District does not fit any of the paradigms described in this document, given the special utility Acts, the relative absence of rural areas, the size of the current board, the magnitude of capital projects, the absence of a “Metro regional hospital district board”, the focus of grants on transit, and the perceptions about citizen representation.

Thanks to the UBCM for hosting the initial consultation session at the annual convention in 2023, hosting the electoral area director consultation session in 2025, and the processing of relevant resolutions. As well, the Province has considered LGA amendments responsively over time to respond to UBCM resolutions, and will consider proposals from the UBCM after the area associations have considered the modernization of the Act.

Thanks to Chair Ben Geselbracht and E.D. Theresa Dennison for coordinating the regional meetings and organizational logistics for this process, and to the Regional District of Nanaimo and its CAO Douglas Holmes and officials Elizabeth Hughes and Gail Smith for taking on the responsibility of leading this discussion.

## **PRINCIPLES**

Based on consultation with the regional districts over the past three years, the following fundamental principles govern the review, analysis, and recommendations:

- First Nations and Indigenous individuals must be included in the legislative reform program without discrimination
- No amendment to the regional district legislation shall impact the bond rating for the Municipal Finance Authority of British Columbia
- No regional district, or participant, shall be obligated to make any changes from status quo services, procedures or finances - regional districts may in their discretion voluntarily subscribe to new opportunities
- The legislative review shall not result in new downloading from the provincial government to regional districts, without sufficient new funding sources
- Regional districts need to be empowered to respond to rapid change such as emergencies and disasters, climate change, and other things not contemplated in 1965 when the legislation was initiated
- Regional districts must have the same level of recognition as municipalities in the context of relations with the provincial government, crown corporations, and crown agencies

- The legislation must reflect the unique character, culture and history of each regional district, noting the varied and constructive differences between metropolitan entities, rural entities, and combinations - legislation that says “one size fits all” will not work for the British Columbia regional districts
- Interests of municipalities must be balanced when considering interests of rural areas
- Ratepayers seek absolute accountability and transparency on RD project capital and operating costs.

## **EXECUTIVE SUMMARY**

The existing legislation provides for regional districts as local governments that do not have the recognition or status of municipal governments. This is partly a function of the history of these entities, commencing at the time of the introduction of the legislation in 1965.

### **First Nations**

First Nations have had traditional governments for at least 10,000 years and, as many would say, from time immemorial. Regional districts have existed since 1965. Despite this history, First Nation governments and members are not included in regional district governance (except in the limited circumstances where there is a treaty settlement area or special legislation, such as for the shíshálh Nation). British Columbia has adopted the *Declaration on the Rights of Indigenous Peoples Act* (“DRIPA”) to formally incorporate into BC law the indigenous rights instrument of the United Nations entitled the “United Nations Declaration on the Rights of Indigenous Peoples” (“UNDRIP”). DRIPA sets out a process to align British Columbia laws with UNDRIP, and the provincial action plan provides for ending indigenous specific discrimination and promoting economic well-being. One of the specific actions in the BC action plan is to support inclusive regional governance by advancing indigenous participation on regional district boards. This was supported by UBCM in its July 30th, 2021, submission.

The Province should make this a high priority until it is done, but not alter the course of First Nation-regional district tables and others such as Fraser Basin Council that are already working to build consensus on structure and function.

### **Status**

The *Community Charter* (CC) in section 1 recognizes municipalities as an order of government within their jurisdiction in accordance with principles based on the municipal charter of rights adopted by the Union of British Columbia Municipalities. Regional districts, on the other hand, are not recognized at the same level in the *Local Government Act* (LGA), considering there are no supporting principles of regional district governance in the LGA compared to those of municipalities in the CC

Similarly, the principles of municipal-provincial relations for municipalities are based on the UBCM charter of rights, while the regional district principles for relations with the Province are restricted to five elements that are less respectful of regional district jurisdiction and interests.

Under the constitution, all local governments in the provinces are children of their provinces, created and empowered by legislation. Regional districts are lesser creatures under the local government act, in the context of the statutory guiding principles, the provisions respecting relations with the province, the need to read nearly every section by also reading the relevant municipal legislation, the restrictions on regulations in the rural areas, and the extraordinary level of provincial approval requirements.

Part 9, Division 1 CC, entitled “Provincial-Municipal Relations”, does not clearly apply to regional districts in relation to unilateral changes such as forced amalgamations, expansions, dissolution, or separation.

Similarly, Part 9, Division 3 CC, entitled “Dispute Resolution”, does not clearly apply to regional districts in relation to disputes between regional districts and other local governments or the provincial government or a provincial government corporation. The dispute assistance, voluntary binding arbitration, mandatory binding arbitration, final proposal arbitration, full arbitration, and other provisions could provide practical solutions for regional districts encountering disputes.

### **Natural person powers**

Municipalities in virtually every province have "natural person powers" (legal capacity, rights, powers, and privileges of a natural person of full capacity) to make agreements, acquire or dispose of property, delegate authority, participate in commercial/industrial undertakings, hire/fire and other things that a natural person can do. In BC, municipalities have natural person powers under section 8(1) CC. Regional districts, on the other hand, are limited to express corporate powers of a board listed in section 263 LGA. As well, a number of LGA provisions and regulations would not be required if the regional districts were to have natural person powers, such as the parks and trails regulation, which allows leases, SROWs, easements, licences of land for a regional park or trail.

### **Regulatory powers**

A regional board may regulate people or things in accordance with a limited number of specific service powers under Part 9 LGA. Given the broad, overarching authority of a municipality under section 8 CC, the regulatory authority of a regional board in relation to building regulation, fire/health, drainage/sewage, waste, animals, nuisances, businesses, or other things, is restricted. Objectively, regional districts have reported that their regulatory powers are inadequate to address climate change, wildfires, flooding, heat domes, or other matters that municipalities address routinely. There are many examples, but one is the authority to regulate tree removal on land while the municipality on a contiguous parcel has extensive authority to regulate, prohibit,

or impose requirements. Ironically, regional districts had tree cutting regulation and prohibition powers outside TFLs and forest reserves from the 1970s until comparatively recently.

The regulatory powers of municipalities are based on the generic broad authority model adopted by most of the provinces and territories since the mid-1990s and upheld by the Supreme Court of Canada in 2004 in *United Tax Fellowship v. Calgary*, yet the regulatory powers of regional districts continue to be based on the approach taken in the 1849 *Baldwin Act* of Upper Canada which required specific detailed statutory provisions for each regulatory bylaw. Also, the counties governing the rural areas of other provinces such as Alberta have the same regulatory authority as the municipalities.

Places in British Columbia such as the heavily developed and populated community of Thornhill and other unincorporated areas require reasonable regulation of human activities to deal with protection of the natural environment and the other things at least to the extent that these things are addressed by contiguous municipalities. The absence of the authority to provide for such regulation in populated, developing, and other areas of British Columbia has resulted in irrevocable health, sanitary, planning, environmental, and servicing problems. There are dozens of examples, but these include places like Thornhill, Charlie Lake, French Creek, and Christina Lake, and like View Royal and Colwood prior to incorporation.

Municipal councils in a regulatory bylaw may provide for a system of licenses, permits, or approvals and take advantage of the list of regulatory standards and controls countenanced under section 15 CC, whereas a regional board can only do those things in a bylaw that relates to a regional district service such as waste management.

Considering the authority to enter on property, the cross reference in section 284 LGA appears to contain an error, by omitting sub-section 16(6) yet going on to limit the ambit of that sub-section even though it has been omitted. The authority to discontinue providing a utility or service to a property does not apply to regional districts.

Municipalities have the authority under section 8(3) of the *Community Charter* to impose requirements in relation to their areas of regulatory authority, except in relation to firearms or business. This was heralded as a major advancement for municipalities. It is missing from the regional district regulatory authority, except for several limited purposes such as drainage and sewerage. Importantly, if a regional district provides a service, it cannot impose requirements in relation to the service, except in the limited instances where this is allowed (such as drainage and sewers).

As a result of the wildfires in Fort McMurray and Lytton, lawyers typically recommend adoption of preventive measures by the local governments. An example is a "fire smart" building bylaw. However, in most of the areas of the regional districts that have wildfire interface concerns, building regulation bylaws are limited to areas where the regional board has established a service

in relation to "building inspection". Generally, these areas are limited, and no regulation or inspection takes place even though the British Columbia building code applies throughout British Columbia as if it is a municipal bylaw under section 4(a) of the *Building Act*.

A related concern is the restrictive content of regional district building regulation bylaws in rural areas. The authority for building regulation in section 298 LGA is word for word the same as in the 1960 *Municipal Act* (RSBC 1960, c. 255). For regional district areas that have a building service, these 1960 powers can be exercised in accordance with section 297, but in my view these powers are inadequate to fulfill application of 2024 Building Code provisions. Also, although the 2024 Code applies as if a bylaw outside the building service areas, there are no building bylaws or permits to enforce the Code.

Municipalities have useful interpretive tools. For example, section 10 CC provides that municipal bylaw is not inconsistent with another enactment if a person who complies with the bylaw does not buy this contravene the other enactment. The regional district provisions are silent in this regard.

### **Services in rural areas**

In any portion of a municipality, the council may proceed with a local service area so that the owners in that area pay for a service that is not subsidized by the rest of the municipality. This requires a buy-in from the taxpayers in the local area. This scheme, which is a modern and efficient crystallization of the traditional local improvement areas and specified areas, is used routinely through throughout municipalities.

In any portion of a regional district, the board may proceed with the service such that the owners in that area pay for that service and it is not subsidized by the rest of the regional district. The difference, however, is the process for initiating a new local area service in a rural area – in addition to the buy-in (assent, alternate approval, or petition) the bylaw requires the approval of the inspector, approval by the board or area director, as applicable, and possible directions from the minister for amendments. It is interesting, therefore, that as of the 1970's, under section 766AAA of the 1960 *Municipal Act* (RSBC 1960, c. 255) a regional district could establish a local improvement scheme or specified area scheme, being the statutory precursors to the local area service, in the rural area without provincial approval other than for boundary extensions.

The interface between the LGA and other provincial statutes causes problems for regional district service provision – for example, the *Environmental Management Act* creates problems for interpretation and application of LGA provisions. Also, Sections 315 and 316 LGA do not keep up with modern waste management initiatives.

## **Governance**

One of the major areas of complaint: ascertaining who at the regional board votes on a matter, and whether their vote is calculated as a single or weighted vote. Municipal lawyers hear about this every week from every regional district (except Metro), and sometimes there is no clear answer in the legislation. In addition, perhaps due to various amendments being made over the years, the vote calculation rules are internally inconsistent and difficult to ascertain.

Several boards have concerns about the inordinate number of directors on their board, frustrating consensus building and fulsome debate.

The rural director alternate system can be anti-democratic. The alternate rural director takes the place of an elected director in the case of vacancy or absence, and this replacement of an elected director by an individual personally appointed by the director can subsist for years without elector approbation. Although some have said that alternates may be unnecessary in the age of electronic meetings, there are also many who rely on this for coverage in relation to illness, injury, or employment or family commitments. This is important when one considers there is only one director for some large electoral areas (such as Thornhill – about 4000 residents). It should be noted as well that under BC statutes, alternative directors are allowed on business corporations or societies.

## **Borrowing**

The municipal finance authority has the highest bond rating in Canada. This bond rating is higher than that of BC, Alberta, Quebec, or BC Hydro. Local governments borrowing through MFA enjoy remarkable long-term interest rates, compared to those of lending institutions. Accordingly, it would be unwise to alter this regime that was developed after many cities went bankrupt in the Great Depression.

The MFA exceptional rating is the result of a joint and several system of statutory security built on the regional district structure. Section 24 of the MFA Act says a regional board must not adopt a loan authorization (LAB) or security issuing bylaw on its own or on a member's behalf unless the financing is undertaken by MFA. (Shorter-term capital borrowing can proceed without MFA per sections 181 and 182(1) CC). A municipality must not borrow money under LAB unless the financing is undertaken by the RD through the MFA, and the RD board consents to undertake the financing.

The advantage of long-term borrowing under an LAB: the liability incurred is debenture debt. Therefore, the RD security issuing bylaw provides regional joint and several security as protection for lenders from default, reducing risks of debentures for investors.

## **Revenue**

Municipalities can use fees to regulate behaviour, under section 194(1)(c) and the Supreme Court of Canada decision in relation to the carbon pricing reference. Considering emergency and disaster, climate change, economic and other challenges in the coming decades, regional districts have requested the same authority to impose fees.

Also, some have proposed fees as a tax (collected in the same way as existing user fees) for services like sewer, water, sewage treatment could encourage things like water conservation.

Additional revenue sources for rural areas, based on precedents in other jurisdictions, include hotel room revenue tax, fuel tax, resort tax, portions of income tax or sales tax, business tax. Although regional districts on the surface seem to have discretion to impose a tax or not, any imposition in relation to establishing a service would require a buy-in from the ratepayers/electors.

Financial contributions from Crown corporations are not calculated or paid in a balanced or equitable manner. Current grants in lieu of taxes do not satisfy the requirements for “reasonableness”.

## **Approving Officers**

Large areas of land outside municipal boundaries are developing rapidly. The recent enactment of Bill 44 has resulted in expectations of even more rapid development. Despite this and the regional district responsibility for the zoning and subdivision bylaws that the approving officer must comply with, it is the provincial transportation ministry staff who carry out the service and there are numerous complaints about delays due to short-staffing and lesser standards of due diligence when considering the official plan, policies of the municipal Council, and the public interest in addition to zoning and subdivision bylaws.

## **Land use and development**

Land use and development are not part of our review, but Province could consider legislation to address several specific issues raised consistently by regional districts in addition to approving officer roles:

- Crown corporations are not subject to regional district regulatory bylaws given section 14(2) *Interpretation Act*
- Fringe area development (in rural areas contiguous to municipalities) generally has not benefitted from effective joint planning processes in the context of the land ultimately becoming boundary extension areas for the municipalities. Planning in these areas is not effective joint planning, and subdivisions/servicing are administered by Highways staff acting as approving officers

- Regional districts attempting to protect aquifers or other natural resources have lost court cases repeatedly over the supremacy of mining permits that go beyond the provincial interest, so regional districts are looking for a degree of balance in the legislation. The removal of gravel, and the operation and remediation of gravel pits, generally escape regional district soil removal and pit remediation bylaws and permits merely due to the legislation and regulations protecting “mining” permits.

## **Integrity and safety**

Local governments in all the regions are under attack by groups of residents. The harassment in many cases is dangerous for electeds and staff, and is resulting in council and board members resigning or deciding not to run again. Currently, the legislation allows for a chair to remove an individual for “improper conduct”. Too often, the police do not or can not back this up by attending the public meeting and removing the individual. Threats against elected officials are routine, whereas they were rare ten years ago.

Regional district elected people need to be protected from harassment and fear of harm. Staff need a safe workplace. Currently, a solution is holding electronic meetings instead of in-person meetings.

Elected officials are also routinely defamed, but under the LGA a regional district is prohibited from indemnifying them for suing the perpetrators, even when the attack is within the scope of the director’s regional board responsibilities and role.

## **DRAFT RECOMMENDATIONS FOR DISCUSSION**

The Province may consider the following:

1. First Nations, to the extent it meets their interests as expressed by First Nations, must be included in regional governance. Although there is currently a mechanism for treaty settlement nations to be included in regional governance, there are roughly 203 other nations and their members that do not have the right to be included. This would help address indigenous discrimination. One of the specific actions in the BC DRIPA action plan is to support inclusive regional governance by advancing indigenous participation on regional district boards. The Province should make this a high priority until it is done, but not alter the course of First Nation-regional district and other tables that are already working to build consensus on structure and function.
2. The legislation should place municipalities and regional districts on the same level plane in relation to status and recognition, since the current statute recognizes municipalities as an order of government within their jurisdiction in accordance with principles based on the municipal charter of rights adopted by the Union of British Columbia Municipalities, yet it recognizes regional districts with a lesser status. One option is to apply the wording

of section 1 CC in regional district legislation. Another option is to include regional districts in Section 1 CC.

3. The principles of municipal-provincial relations for municipalities are based on the UBCM bill of rights for municipalities, while the regional district principles for relations with the Province are restricted to five elements that are less respectful of regional district jurisdiction and interests. One option is to apply section 1 CC to regional districts. Another option is to include regional districts in Section 1 CC.
4. The provincial – municipal relations provisions in Part 9, Division 1 CC should be clarified to apply to regional districts in relation to required consultation, consultation agreements, enforcement of parties' obligations, and the restrictions on unilateral changes such as forced amalgamations. One option is to apply Part 9, Division 1 CC to regional districts. Another option is to include regional districts in Part 9, Division 1 CC.
5. Similarly, Part 9, Division 3 CC, entitled "Dispute Resolution", should be clarified to apply to regional districts in relation to disputes between regional districts and other local governments or the provincial government or a provincial government corporation. The dispute assistance, voluntary binding arbitration, mandatory binding arbitration, final proposal arbitration, full arbitration, and other provisions could provide practical solutions for regional districts encountering disputes. One option is to apply Part 9, Division 3 CC to regional districts. Another option is to include regional districts in Part 9, Division 3 CC.
6. Regional districts should have "natural person powers" (legal capacity, rights, powers, and privileges of a natural person of full capacity).
7. Regional boards should have the broad, overarching regulatory authority of a municipality under section 8 CC in the rural areas to regulate, prohibit, or impose requirements in relation to regulatory matters, subject to provisions analogous to sections 9 and 10 and Part 3 CC.
8. Without limiting the recommendation in paragraph 7, regional districts should have the authority such as that under section 8 of the Community Charter to impose requirements in relation to their areas of regulatory authority, except in relation to firearms and business.
9. Regional boards in a regulatory bylaw should be able to provide for a system of licenses, permits, or approvals and take advantage of the list of regulatory standards and controls countenanced under section 15 CC, without being limited to a service.
10. The regional district authority to enter on property should be modernized to be the same as for municipalities in section 16 CC.

11. In order to be proactive and take leadership in the context of potential catastrophes, the Province and regional districts need to consider options for application of a regional district building regulation bylaw without prior establishment of a building bylaw regulatory service.
12. To address climate change, adaptation, and resilience, regional districts need the same building regulation authority as municipalities, and not the limited list essentially from the 1979 Municipal Act, to deal with building construction in rural areas where the regional districts have elected to provide for building inspections and regulation.
13. Regional district legislation should be augmented by a provision like section 10 CC to provide that a municipal bylaw is not inconsistent with another enactment if a person who complies with the bylaw does not by this contravene the other enactment.
14. The process for establishing rural area services, paying for them, and getting taxpayer buy-in for the services, could be streamlined to be like the municipal local area service regimes, taking advantage of all the experience and case law related to such schemes. This would also eliminate much of the delay and regional district administrative capacity issues about which regional districts have complained.
15. The interface between the LGA and other provincial statutes needs to be reviewed and clarified for practical purposes – for example, the *Environmental Management Act* and statutes governing water.
16. There is virtually unanimous agreement that the cross reference provisions in the LGA (for example, referring to CC provisions) should be spelled out in new regional district legislation in lieu of the internal cross references or the regional district and municipal provisions that are identical should be in one statute.
17. Regional board vote calculation rules need to be rewritten so that any citizen or regional district employee can understand them and so they are not internally inconsistent and self-contradictory.
18. The electoral area alternate scheme may require a review in the context of best practices, along with the scope of responsibility for individual electoral area directors in vast geographical areas.
19. Most regional districts are not ready to appoint approving officers, but there are many who would like to do so to deal with growing areas and fringe-boundary areas. Accordingly, the time has arrived to establish boundaries for regional district appointed approving officers to deal with rural roads and allow regional districts to appoint approving officers instead of having provincial highway officials apply the regional district land use bylaws and public interest.

20. No one wants to consider change to the joint and several scheme that is foundational for the bond rating of the Municipal Finance Authority. That entails budgeting, spending, borrowing, liabilities, and collections. That said, some regional district officials have suggested the Province would be well advised to consider some changes that are not integral to supporting the bond rating:

- direct collection of property value taxes in rural areas and modernizing the process and timing for municipal requisitions and payments;
- consideration of a review of the fairness of the disposition of the “school” portion of property taxes;
- consideration of the fairness of paying for capital costs of health and hospital facilities;
- the process for distributing grants to regional districts when either the rural or municipal directors control the vote on disposition in the rural nor municipal area;
- establishment of revenue sharing schemes for all areas of the Province based on successes such as Fair Share in the Peace Country and the Columbia Basin Trust.

21. Municipalities can use fees to regulate behaviour, under section 194(1)(c) and the Supreme Court of Canada decision in relation to the carbon pricing reference. Considering emergency and disaster, climate change, economic and other challenges in the coming decades, regional districts have requested the same authority to impose fees.

Also, some have proposed fees as a tax (collected in the same way as existing user fees) for services like sewer, water, sewage treatment could encourage things like water conservation.

22. Acknowledging the work of UBCM regarding revenue sources, some regional districts would like consideration of additional revenue streams for rural areas, based on precedents in other jurisdictions. This would include consideration of hotel room revenue tax, fuel tax, resort tax, portions of income tax or sales tax, business tax. Although regional districts on the surface seem to have discretion to impose a tax or not, any imposition in relation to establishing a service would require a buy-in from the ratepayers/electors.

23. Financial contributions from Crown corporations are not calculated or paid in a balanced or equitable manner. Current grants in lieu of taxes do not satisfy the requirements for “reasonableness”. Some regional districts would like to see consideration of this inequity.

24. Some have called for review of the AAP process: is the approbation by electors fair when the renters can out-vote the owners and businesses that pay the taxes? Also, is 10%

reasonable in a community where the population is less than 500 or so? Also, are the thresholds for requisitions in section 345 outdated?

25. Land use and development are not part of our review, but Province could consider legislation to address several specific issues raised consistently by regional districts in addition to approving officer roles:

- Crown corporations should be subject to regional district regulatory bylaws, despite section 14(2) *Interpretation Act*;
- fringe area development (in rural areas contiguous to municipalities) could benefit from effective mandatory joint planning processes in the context of the land ultimately becoming boundary extension areas for the municipalities. As stated, subdivisions/servicing should not be administered by Highways staff acting as approving officers;
- regional districts attempting to protect aquifers or other natural resources have lost court cases repeatedly over the supremacy of mining permits that go beyond the provincial interest, so regional districts are looking for a degree of balance in the legislation. The removal of gravel, and the operation and remediation of gravel pits, generally escape regional district soil removal and pit remediation bylaws and permits merely due to the legislation and regulations protecting “mining” permits.

26. Local governments in all the regions are under attack by groups of residents. The harassment in many cases is dangerous for electeds and staff, and is resulting in council and board members resigning or deciding not to run again. Currently, the legislation allows for a chair to remove an individual for “improper conduct”. Too often, the police do not or can not back this up by attending the public meeting and removing the individual. Threats against elected officials are routine, whereas they were rare ten years ago.

Regional district elected people need to be protected from harassment and fear of harm. Staff need a safe workplace. Currently, a solution is holding electronic meetings instead of in-person meetings.

The Province can consider legislation for civil and administrative processes to facilitate applications to court for a new tort of harassment and for orders in the nature of injunctions. A civil form of peace bond could be explored. The *Trespass Act* could be expanded to address bylaw-prohibited or dangerous entry in regional district facilities.

Elected officials are also routinely defamed, but under the LGA a regional district is prohibited from indemnifying them for suing the perpetrators, even when the attack is

within the scope of the director's regional board responsibilities and role. The Province could consider something like allowing boards to indemnify an elected official for costs of a defamation suit when the board has an opinion that the official has been defamed.

27. Fundamental to an analysis of regional districts, including the structure, funding processes, and voting rules, is whether regional districts continue to operate with service silos, how the interests of municipalities and rural areas can be balanced and protected in a fair way, and how to ensure that decision making is based on fair representation. It may not be necessary to alter these fundamentals if the processes and empowerment on the other fronts are modernized along the lines of the *Community Charter*. Also, it may be that Metro Vancouver Regional District does not fit any of the paradigms described in this document, given the special water/sewerage/drainage utility statutes, the relative absence of rural areas, the size of the current board, the magnitude of capital projects, the absence of a "Metro regional hospital district board", the focus of grants on transit, and the perceptions about citizen representation.

## **REVIEW OF CURRENT LEGISLATION**

### **PART 5 – Regional Districts: Purposes, Principles and Interpretation**

#### **Purposes of regional districts**

**185.** Under section 1 CC, municipalities are recognized as an order of government within their jurisdiction. Regional districts are recognized as an independent, responsible and accountable order of government within their jurisdiction. The distinction is set out in section 1(2) CC: municipalities are stated to need adequate powers and discretion to address community needs, have authority to determine public interest and balancing differing interests, can draw on adequate financial resources, and have authority to deliver services. This section does not exist for regional districts, presumably because the LGA does not provide for the same levels of independence, powers, financial resources, or service delivery authority as municipalities.

#### **Principles for regional district-provincial relations**

**186.** The principles of municipal-provincial relations for municipalities are based on the UBCM charter, while the regional district principles for relations with the Province are restricted to five elements that are less respectful of regional district jurisdiction and interests.

The following elements of municipal-provincial cooperation are missing from the LGA in relation to regional district cooperation:

- Province respects municipal authority
- Province must not assign responsibilities to municipalities without resources

- Province must consider municipal interests when in discussions with other governments on municipal matters
- Province should resolve conflicts with municipalities by consultation.

In addition, there is an entire body of provisions of the CC regarding provincial-municipal relations that is missing for regional districts. Section 284 CC provides for a dispute resolution process if a dispute arises between a municipality and the Province or a provincial corporation (or between a municipality and another local government). Part 9, Division 3 CC, entitled “Dispute Resolution”, could be clarified to apply to regional districts in relation to disputes between regional districts and other local governments or the provincial government or a provincial government corporation. The dispute assistance, voluntary binding arbitration, mandatory binding arbitration, final proposal arbitration, full arbitration, and other provisions could provide practical solutions for regional districts encountering disputes. One option is to apply Part 9, Division 3 CC to regional districts. Another option is to include regional districts in Part 9, Division 3 CC.

### **Broad interpretation**

**187.** Section 187 LGA is virtually the same as section 4 CC.

Section 10 CC, however, is missing from the LGA in relation to regional districts. It says that a bylaw is not inconsistent with another enactment if a person who complies with the bylaw does not by this contravene the other enactment.

### **Application of municipal provisions to regional districts**

**188.** This is a major area of complaint. There are numerous places in the LGA where the legislation cross-references provisions of the CC to interpret and apply the LGA provisions. This is a problem for citizens, elected officials and staff, and could be a problem when matters go to a court.

If one is reading the LGA, it is necessary to open the CC and understand and apply the connected cross-references – this is difficult when attempting to read the LGA online, especially on a pad or mobile.

It is also difficult to find a provision of the CC that people think may apply to a matter, unless one reads through all the provisions of the LGA that may be relevant. For example, and there are many examples, a corporate officer recently called and said all the staff and Chair tried to find the section that authorizes the chair to subpoena witnesses through a committee. Another example is where staff call and say that section 205(1)(c) LGA refers to regulations in relation to Division 6 of Part 4, but they cannot find that Part in the LGA. Ultimately, answers can be found by staff or lawyers who have time, but the content and layout of the LGA are confounding for most users, especially when answers or questions need to be addressed in a meeting.

I asked for examples and received numerous references. This one is “popular”:

- (1) A board may, by bylaw, regulate in relation to business under
  - (a) Divisions 1 [*Purposes and Fundamental Powers*] and 3 [*Ancillary Powers*] of Part 2 of the *Community Charter*, and
  - (b) Division 9 [*Business Regulation*] of Part 3 of the *Community Charter*.
- (2) The making of a bylaw under subsection (1) is subject to
  - (a) the regulations made under subsection (3), and
  - (b) Division 5.1 [*Restrictions in Relation to the Passenger Transportation Act*] of Part 3 of the *Community Charter*.

There is virtually unanimous agreement that the cross referenced provisions should be spelled out in new regional district legislation in lieu of the internal cross references or the regional district and municipal provisions that are identical should be in one statute.

#### **References to regional district officers**

**189.** Section 189 is the same as section 4 of the Schedule to the CC. That said, it would be more useful if located in the “officers and employees” section of the LGA.

#### **Continuation of regional districts**

**190.** When the CC was enacted in 2003, there was a separate statute to address transitional matters. This is an option when considering regional district legislative reform in relation to matters under sections 190 through 192. The municipal transitional statute was the *Community Charter Transitional Provisions, Consequential Amendments and Other Amendments Act, 2003*.

#### **Continuation of regional parks and trails**

**191.** See section 190.

#### **Continuation of regulatory authority restrictions in relation to previous bylaws**

**192.** See section 190.

## **PART 6 – Regional Districts: Governance and Procedures**

### **Division 1 – Regional Districts and Their Boards**

#### **Regional district corporations**

**193.** This section says each regional district is a corporation. A municipality is a corporation of the residents of its area. One may argue that the Legislature must have intended the regional district provision to have a different meaning, since an inference may be drawn that the express

reference to residents in one is to exclude an aspect of that notion in the other, or to restrict or to “read down” the regional district corporate ambit.

### **Board as governing body**

**194.** The provisions are essentially the same for municipalities and regional districts (incidental powers are in section 294 CC).

### **Area of jurisdiction**

**195.** This section says a board may exercise or perform its powers, duties and functions only within the boundaries of the regional district unless authorized under this or another Act.

Section 14 (2.1) CC says a regional district and one or more municipalities may, by bylaw adopted by the board of the regional district and by bylaw adopted by the council of each *participating* municipality, establish an intermunicipal scheme in relation to the regulation of business. Despite the potential advantages of this, section 14 has been interpreted as restricting the powers to areas inside the regional district and to “municipal participants”, which also connotes the need for a business regulation and licencing service. It is unclear whether this express restriction operates as a “specific limitation” for the purposes of section 332 which otherwise provides general authority for services outside the area.

Although section 195 LGA does not say so, sections 261 and 333 allow services in relation to treaty lands outside the area and operation of the service outside the area.

What is also unclear is the extent of regulatory and enforcement powers outside the regional district beyond section 332(4), which limits this to cases where the regional district has established works or facilities outside the regional district for the purposes of a regional district service. In comparison, section 13(3) CC says that if consent is given by the neighbour jurisdiction, all municipal powers, duties and functions in relation to the service may be exercised in the area.

## **Division 2 – Board Members**

### **Composition and voting rights**

**196.** Section 196 is subject to section 253 LGA (treaty First Nation directors), but the entire LGA is silent on First Nation and Indigenous individuals’ participation and inclusion.

First Nations have had traditional governments for at least 10,000 years. Regional districts have existed since 1965. Despite this history, First Nation governments and members are not included in regional district governance (except in the limited circumstances where there is a treaty settlement area).

British Columbia has adopted the Declaration on the Rights of Indigenous Peoples Act (“DRIPA”) to incorporate into BC law formally the indigenous rights instrument of the United

Nations entitled the “United Nations Declaration on the Rights of Indigenous Peoples” (“UNDRIP”). DRIPA sets out a process to align British Columbia laws with UNDRIP, and the provincial action plan provides for ending indigenous specific discrimination and promoting economic well-being. One of the specific actions in the BC action plan is to support inclusive regional governance by advancing indigenous participation in regional district boards. This was supported by UBCM in its July 30th, 2021 submission. There are also several UBCM resolutions to support this.

First Nations must be included in regional governance. Although there is currently a mechanism for treaty settlement nations to be included in regional governance, there are roughly 190 other nations and their members that do not have the right to be included. This would help address indigenous discrimination. One of the specific actions in the BC DRIPA action plan is to support inclusive regional governance by advancing indigenous participation in regional district boards.

The number of votes to which a director is entitled is calculated under section 196. Regional districts have complained about four aspects of this.

First, for purposes of voting power on a board, a change in population of a municipality or electoral area as established by census takes effect in the year following the year in which the census was taken [section 196(3) LGA]. This has created unbalanced weighted vote calculations between censuses [note – NOT censi, per the Oxford English Dictionary]. The last census was in 2021. Therefore, the voting power numbers crystalized in 2022, although many people moved after 2021 due to the pandemic. The next census is May 2026, so the new voting powers will apply in January 2027, arguably a long time from May 2021 in a province that grew nearly 8% from the 2016 census to the 2021 census (and where, for example, Cumberland grew 18.5% and K’omoks First Nation grew 31.1%).

Second, section 196 (regarding the calculation of the weighted vote) is not conclusive. It makes no mention of section 208(1) which says that the general or default rule is that each director has one vote, not the weighted vote that is established under section 196. Although this question arises regularly, I think that applying Driedger’s “modern principle” of statutory interpretation that the words of an Act are to be read in their entire context and in their grammatical and ordinary sense harmoniously with the scheme of the Act, and not be concerned about clause like “subject to section 196”, one can construe section 208(1) LGA as being subject to the rest of Division 2, including sections 196(2) and 209 through 211.

Third, every regional district corporate officer, and others, have complained about the vagueness created by the voting rules, discussed in Part 6, Division 3 below.

The reference to the “census” arises routinely. According to the ministry web site dealing with population figures for voting strength, “the minister responsible for the CC is responsible for determining population figures for an area if those are not determined by census”. That is, section 196 governs the application of the census for calculating voting power, but if a change is

triggered outside of this (e.g., boundary extension), the minister can determine figures between censuses. The web site says: "...for example, if the boundary of a municipality is extended to take in a portion of an electoral area in the years between federal censuses". That being the case, many have asked why the minister cannot carry out this inter-census activity formally for all calculations instead of waiting 5.5 years. In the original 1965 legislation, section 770(4) of the Act provided that where the population of an area has not been established by census, its population is determined by certificate until determined by census. This has been replaced by section 1 CC of the Schedule to the *Community Charter* (which applies to regional districts under section 40 of the *Interpretation Act*), which says that "population" means "population determined by the minister" if not established by census.

Fourth, in practice the statutory distribution of votes is unbalanced or inordinate for some regional districts. For example, a 2019 report from Central Okanagan Regional District stated the following:

The concern expressed by some Board members was the City of Kelowna has 7 of 13 representatives on the Board creating a situation where one jurisdiction in the RDCO carries the weighted and unweighted corporate vote on all matters, excluding services Kelowna does not participate in. This is less than optimal from a governance perspective and creates operational challenges for City of Kelowna Council members. Based on current growth projections for our region, this disparity will worsen in the years ahead.

### ***A Comment on s. 3 Charter of Rights and Freedoms***

By way of analogy, it may be useful to consider section 3 of the *Canadian Charter of Rights and Freedoms* which provides every citizen of Canada with the right to effective representation. Canadian courts have held that divergence from absolute parity of voting power is justified: (1) on the grounds of practical impossibility; and (2) where one or more factors indicate that divergence from parity results in more effective representation. Any divergence from voter parity must be justified by evidence on a constituency-by-constituency basis.

While effective representation begins from the principle of parity of voting power (i.e. one person one vote), the Supreme Court of Canada held in *Saskatchewan Reference* that voter parity is not the only factor to be considered in ensuring effective representation. Rather, in some instances factors such as geography, community history, community interests, and minority representation must be considered to ensure that governments effectively represent the society that elects them.

In many Canadian provinces, general rules for permitted population variance are set out by the provincial legislatures. For example, in Alberta and British Columbia (among others), legislation governing provincial electoral districts permits electoral districts to be up to 25% above or below the average population per district.

Although the Supreme Court of Canada has held that variance from voter parity is permitted where it leads to more effective representation, having regard to a variety of factors, those deviations must be justified and reasonable. In *Dixon v. British Columbia*, (1986) 7 C.C.L.R. (2d) p.174, McLachlin J. (as she then was) held that there was no explanation, geographical, or otherwise, for several significant divergences, and on that basis found the legislative scheme of electoral districts in British Columbia unconstitutional.

Based on this jurisprudence, it is clear that there must be very specific justification, on an area by area basis, for variance from parity. This is especially true where the variance exceeds 25%. However, due to the small amount of case law on section 3 of the *Charter*, it remains somewhat uncertain what exact evidence is required to demonstrate that factors other than population demonstrate that variance results in more democratic representation.

One issue that comes up: are municipal directors obligated to vote in accordance with the municipal interest, or can they vote their conscience? There is no express provision in the LGA on this, but a Council can replace a municipal director appointed to a board (subject to procedural fairness), and this has occurred where a director has voted against the will of the mayor or council.

Under section 115(a) CC, municipal councillors must “consider the well-being and interests of the municipality” and section 116(2)(g) CC requires mayors to “reflect the will of council”. The oath in the Reg does not address this. These factors suggest that municipal directors are free to vote their conscience legally, but not always politically.

Municipal directors are also free from making conflict declarations where the conflict arises only because of wearing two hats, on the board and council. Accordingly, the statutory regime not only authorizes but mandates that regional district boards will partly consist of councillors from their member municipalities. Typically, the application of this exception is straightforward, and entitles the otherwise conflicted member to participate as if no conflict exists. The court considered the principle in *Save St. Ann's Academy Coalition v. Victoria (City)*.

### **Municipal directors: number of directors and assignment of votes**

**197.** See comments for section 196.

### **Appointment and term of office for municipal directors**

**198.** I am not aware of issues.

### **Election and term of office for electoral area directors**

**199.** This is the first instance in the Act where the term “electoral area” and “electoral area directors” appears. The term first appeared in the 1965 legislation, along with “unorganized territory”, and was originally coined by Dan Campbell, the then minister. There is no legal issue

with this phraseology, but there are routine calls by Electoral Area Directors for a title change given the alleged awkwardness trying to explain the term to voters or constituents.

Given rampant conspiracy theories arising primarily during the pandemic, the directors and staff have also countenanced confusion from the public, with references to things like precursors to climate lockdowns, restrictions on travel, and a World Economic Forum (WEF) scheme. There is also confusion with electoral areas under the federal and provincial election legislation – the first page of “electoral area” on a Google search yields mostly references to federal and provincial election districts.

I make no recommendation but have heard the following ideas proffered by directors: Roberts Creek; Roberts Creek Area; Ward. For rural directors, I have heard: Director of Ward A or Roberts Creek Ward, Area A Director, Director of (insert actual geographic area name, such as Halfmoon Bay or Roberts Creek”), or “Mayor” (seriously). In this regard, it was pointed out to me that the constituency of a provincial MLA is not called Electoral Area X or Area 51 but has a geographical name such as “Vancouver – Mount Pleasant”.

#### **Alternate directors: municipalities**

**200.** The alternate director concept is controversial. See section 201.

#### **Alternate directors: electoral areas**

**201.** This concept is controversial because of abuse and concerns about democratic representation. There are meetings where the elected director is in the meeting venue but where the alternate is at the table voting.

Some elected directors have opted to attend meetings only enough to keep from being disqualified, allowing the unelected alternates to debate and vote most of the time.

One suggestion is that alternates may not be required now given the ease with which elected directors can attend meetings remotely electronically, and from the concept of delegated authority to hold hearings.

#### **Oath or affirmation of office for board members**

**202.** There is a penalty for an elected director who fails to make the required oath [section 202(4)], but not for an alternate.

Section 202(7) refers to an oath of allegiance. An oath of allegiance is a pledge of loyalty to a country or monarch. In Canada, the oath of allegiance is to the King of Canada. This may not be reasonable when Indigenous directors or others join a board, and it is not included in the Community Charter for municipalities.

## **Resignation from office**

**203.** A resignation becomes effective when it is received by the corporate officer, even if a later date is set out in the resignation, whereas a municipal member resignation is effective from a date in the resignation or from the time it is delivered.

## **Director disqualification for failure to attend meetings**

**204.** If a municipal council member is disqualified for not attending meetings, they are disqualified from holding office on a local government, on the council of the City of Vancouver or on the Park Board, or as a trustee under the *Islands Trust Act*. This does not apply to disqualified regional directors.

## **Regional district directors: application of *Community Charter***

**205.** See the discussion above in section 188.

## **Division 3 – Voting and Voting Rights**

**206 – 214.** One of the major areas of complaint: ascertaining who at the regional board votes on a matter, and whether their vote is calculated as a single or weighted vote. Municipal lawyers hear about this every week from every regional district (except Metro), and sometimes there is no clear answer in the legislation. In addition, perhaps due to various amendments being made over the years, the vote calculation rules are internally inconsistent and difficult to ascertain.

Fundamental to an analysis of these voting rules is whether regional districts continue to operate with service silos, how the interests of municipalities and rural areas can be balanced and protected in a fair way, and how to ensure that decision making is based on fair representation. It may not be necessary to alter these fundamentals if the processes and empowerment on the other fronts are modernized along the lines of the *Community Charter*. Also, it may be that Metro Vancouver Regional District does not fit any of the paradigms described in this document, given the special utility statutes, the relative absence of rural areas, the size of the current board, the magnitude of capital projects, the absence of a “Metro regional hospital district board”, the focus of grants on transit, and the perceptions about citizen representation.

Examples of confusion:

- Can a non-participant move or second a motion regarding a service if it impacts them even if they are not a participant?
- Do all directors vote on an OCP amendment, even if it is not their area?
- Can municipal directors vote on Board consent to the municipality providing a service to a rural area?
- Is the mayor’s responsibility to reflect the will of the municipal council a consideration that the mayor should consider when making decisions at a regional board table?
- Can municipal directors vote on Bylaw Enforcement service matters in rural areas?

- Who votes to appoint board of variance or APC members?
- What is process for disputing interpretation of voting rules by chair and corporate officer and do we need validating legislation when they are wrong?

## **Division 4 – Board Chair and Committees**

### **Chair and vice chair of board**

**215.** No comment.

### **Responsibilities of chair**

**216.** This section says the chair is the chief executive officer of the regional district. The same applies to Mayors in the CC. One of the recommendations for reducing harassment and bullying of staff by Mayors, in the workplace health and safety context, is to clarify the statutory role of the chief executive officer versus that of the chief administrative officer. The CEO designation gives mayors a sense that they can carry out CAO duties and, in any event, overrule the CAO on management matters. Although this is prohibited in Alberta and other provinces, the practice exists in BC and the friction has caused resignations and terminations of CAOs. This should be reviewed in the broader context.

### **Chair may require board reconsideration of a matter**

**217.** This should say “Without limiting the authority of a board to reconsider a matter”...to clarify that a board can return a matter for reconsideration whether the chair acts.

### **Appointment of select and standing committees**

**218.** A mayor’s standing committee requires at least half of the members to be council members, while a chair’s standing committee requires only one director to be a member. This may be a reasonable function of geography.

Section 144 CC says the authority to appoint includes the authority to rescind an appointment. This does not appear to be available to regional boards or chairs, and section 27(4) *Interpretation Act* does not cover this.

## **Division 5 – Board Proceedings**

### **Regular and special board meetings**

**219-220.** The regular and special meeting and notice provisions in the LGA are more concise than in the CC, while covering the same ground, and unlike the CC allow two directors to call a special meeting without waiting for the chair to fail to call a meeting.

### **Electronic meetings and participation by members**

**221 - 222.** Regulations establish these rules. No comment.

### **Minutes of board meetings and committee meetings**

**223.** The CC provides that the taking and certification of minutes must be set out in a mandatory procedure bylaw. For regional districts, these rules are set out in section 223 of the Act instead of authorizing the board to set this out in its procedure bylaw. This is another example of municipalities having more autonomy.

### **Meetings and hearings outside regional district**

**224.** This is effectively the same as section 134.1 CC.

### **Procedure bylaws**

**225.** Section 124 CC says a council may in a procedure bylaw establish the procedure for designating a person under section 130 [*designation of member to act in place of the mayor*], to ensure the procedure is fair. This may be advisable in a board procedure bylaw regarding election of a chair and vice chair.

### **Board proceedings: application of *Community Charter***

**226.** See comment in section 188.

## **Division 5.1 – Proceedings of Other Bodies**

### **Electronic meetings of other bodies**

**226.1 – 226.2** It is not clear if this form of meeting requires an LGA amendment to include this in a procedure bylaw and/or a regulation, given that there is authority for regulations for board/committee electronic meetings but not for “other bodies”.

## **Division 6 – Bylaw Procedures**

### **Bylaw procedures: application of *Community Charter***

**227.** CC bylaw procedures apply.

### **Bylaw adoption at same meeting as third reading**

**228.** No one disagrees with this.

## **Division 7 – Delegation of Board Authority**

### **Delegation of board authority**

**229.** Under this section, a board may not delegate a power or duty to appoint or suspend a regional district officer, but under section 154(3) CC a council may delegate a power or duty to appoint or suspend an officer to its chief administrative officer. For regional districts, this varies from the “one employee” model in effect for local governments in most of Canada.

### **Bylaw required for delegation**

**230.** No comment.

### **Delegation of hearings**

**231-232.** No comment.

## **Division 8 – Officers and Employees**

### **Officers and employees for regional district**

**233.** Section 233(3) says board may, by an affirmative vote of at least 2/3 of the votes cast, provide for the inclusion of its regional district in an employers' organization under the *Labour Relations Code*. This is continued from older legislation [section 188(3)(a) *Municipal Act*, SBC 1957, c. 42]. A municipality may do this under its natural person powers, which regional districts do not have.

### **Officer positions**

**234 - 237** Same as CC.

### **Oath of office for officers**

**238.** This applies to regional district officers. The LGA and the oath regulation provide for this. Municipal officers under the CC are not subject to an oath.

### **Chair to direct and inspect officers and employees**

**239.** This is an archaic provision, derived from section 179(d) of the *Municipal Act*, SBC 1957, c. 42.

### **Suspension of officers and employees**

**240 – 242.** Same as CC.

## **Division 9 – Local Community Commissions**

### **Establishment of local community commissions**

**243 - 245.** The advantages of the LCC: some community autonomy and empowerment for areas that are nearly ready for incorporation; advice for the rural director and board for a remote area in a large electoral area district (although the director is one of the commissioners); local input on budgeting and services; governance participation by electors who have a high interest in the services and costs in the area; and local knowledge for better governance. The disadvantages: sometimes the LCC becomes the official opposition and consistently attacks the board and director, LCC members and supporters can be frustrated by the limited powers and resources of the regional district and do not always get what they recommend, the LCC is subject to board

policies and bylaws on things like procurement or service standards, and the board not the LCC must pass with any bylaws or budget.

That said, although regional district employees provide the staffing support, the board can delegate executive and administrative tasks for the LCC, such as expenditures under an approved budget.

Examples of LCCs over the years: Bear Lake, Regional District of Fraser-Fort George; Charlie Lake, Peace River Regional District; Coal Harbour, Regional District of Mount Waddington; Fort Fraser, Regional District of Bulkley-Nechako; Olalla, Regional District of Okanagan-Similkameen.

Given the actual and perceived governance role of LCCs, and potential for delegated administrative powers, assent makes sense. None of the affected regional districts, however, can explain why they may need provincial approval. This approval may be a throwback to the time the LCCs were created by 1977 legislation, when the Province approved nearly every regional board bylaw.

## **Division 10 — Other Matters**

### **Giving notice to regional districts**

**246.** This is the same as for municipalities in section 159 CC. Although many people, including lawyers, erroneously serve or deliver notices on the Chair, the CAO, or the director, the regional districts typically accept the document. Municipal lawyers, however, like this section because it gives the local government a potential statutory defence if the server is up against tight time limits.

The reason people erroneously serve pleadings on the wrong parties is partly due to the bylaw challenge and lawsuit provisions in sections 623 and 735-6 LGA do not mention the corporate officer or section 246 LGA.

### **Notice by regional district: obligation satisfied if reasonable effort made**

**247.** Same as section 160 CC (and section 466(8) LGA).

### **Regional district records: application of *Community Charter***

**248.** This cross-references sections 162 and 163 CC.

The CC contains a useful provision (section 161) that is used routinely, and importantly, that is missing from the LGA: court allowing substituted service. This became more useful during and after the 2020-22 pandemic when individuals or companies moved or became insolvent.

## **Regulations to provide exemptions from Provincial approval requirements**

**249.** This section could be more useful if used more often. Currently, there is a regional district establishing bylaw regulation that provides exemptions from approvals that would otherwise apply to establishing bylaw boundaries or requisition limits.

A review of all the provincial approval requirements raises questions about whether provincial staff approval of so many regional district decisions is warranted at this time, given that the statutory requirements for approvals for village bylaws was repealed long ago. An example is a service bylaw, where a village can establish a local area service but next door in the rural area the regional district can be required to get provincial approval even if there is no borrowing. No one, on the other hand, disputes the need for provincial approval of loan bylaws.

## **PART 7 – Regional Districts: Treaty First Nation Membership and Services**

### **Treaty first nation membership in regional district**

**250 - 262.** I am not privy to any complaints or concerns about this Part. As stated in paragraph 1 in the Executive Summary and paragraph 1 in the Draft Recommendations for Discussion, First Nations other than Treaty First Nations will need to participate in regional district governance. The Province should make this a high priority until it is done, but not alter the course of First Nation-regional district tables that are already working to build consensus on structure and function.

## **PART 8 – Regional Districts: General Powers and Responsibilities**

### **Division 1 – General Powers**

#### **Corporate powers**

**263.** Municipalities in virtually every province have "natural person powers" (legal capacity, rights, powers, and privileges of a natural person of full Capacity) to make agreements, acquire or dispose of property, delegate authority, participate in commercial/industrial undertakings, higher/fire and other things that a natural person can do. Regional districts, on the other hand, are limited to express corporate powers of a board listed in section 263 LGA. Section 263(1)(a) through (d) and (f) would not be necessary if natural person powers were included.

Section 263 LGA derives essentially from section 786 of the 1979 revised statutes. The current authority to make agreements is restricted to agreements regarding services or property management. It is an interpretive problem to have section 263(1)(b)(i) refer to activities, works, or services, while section 263(1)(a)(i) only extends to services, despite the more general definition applied in the CC schedule under section 40 of the *Interpretation Act*.

Section 263(1) (e) and (g), regarding delegation and commissions, are the same as the related CC provisions.

### **Minister approval required for certain out-of-Province or out-of-country agreements**

**264.** No one to my knowledge can remember why this section was added. It does not apply to municipalities.

### **Inspector approval required for incorporation or acquisition of corporations**

**265.** This is the same as section 185 CC.

## **Division 2 – Public Access to Records**

### **Public access to regional district records**

**266 - 267.** This is the same as section 95 CC. However, section 95 CC also says the disclosure does not apply to records that must not be disclosed under FOIPP, while section 266 is silent on this and section 267 limits this prohibition to records that are agreements in relation to matters requiring approval of the electors.

### **Other public access requirements: application of *Community Charter***

**268.** This is a cross reference to section 97 CC.

## **Division 3 – Approval of the Electors**

### **Processes for obtaining approval of the electors**

**269.** This is the same as section 84 CC.

### **Approval of the electors: applicable rules**

**270.** This is effectively the same as section 84 -85 CC, except it also incorporates by reference the authority for AAP forms prescribed under the CC.

## **Division 4 – Providing Assistance**

### **Definition of “assistance”**

**271.** This is the same as the definition in the CC Schedule and section 25(1) CC.

### **Publication of intention to provide certain kinds of assistance**

**272.** This is the same as section 24 CC.

### **General prohibition against assistance to business**

**273.** This is the same as section 25(1) CC, except it refers to industrial, commercial, or business undertakings while the CC refers to “business” as defined in the CC Schedule which arguably includes all the above.

### **Exception for assistance under partnering agreements**

**274.** This is the same as section 21 CC, except section 274 is subject to section 277 LGA instead of simply referring to exemptions from taxes or fees.

### **Exception for assistance in relation to utilities, mountain resorts or high-speed internet services**

**275.** This provides unique authority for assistance in relation to several specified regional district services, such as electric power utilities.

### **Exception for heritage conservation purposes**

**276.** This is the same as section 25(2) and (3) CC.

### **Limitation on assistance by means of tax exemption**

**277.** This is essentially the same as section 21(b) and 25(1)(b) CC.

## **Division 5 – General Property Powers**

### **Reservation and dedication of land for public purpose: application of *Community Charter***

**278.** This is a cross reference to section 30 CC.

### **Control of Crown land parks dedicated by subdivision**

**279.** Under section 29 CC, park land created by a plan is vested in a municipality. Under section 279(1) LGA, park land created by a plan to vest in the Crown, results in “possession and control” of the Crown land, something that municipalities had under the *Municipal Act* before the CC. Both municipalities and regional districts own park land dedicated by subdivision under section 519(1)(a) or 567 LGA, but the regional district takes a payment in lieu under section 510(1)(b) only if it operates a community park service.

### **Disposition of regional parks and trails**

**280.** This section makes sense for regional parks and trails and is analogous to the municipal park disposition provisions.

### **Exchange of park land: application of *Community Charter***

**281.** Section 27 CC applies. It may be timely to consider transition from the historical treatment of rural land dedicated for park with title vested in the Crown, for purposes of section 279, 281(1)(a), and 281(3) LGA.

### **Power to accept property on trust**

**282.** This section would not be necessary if the regional district has natural person powers plus a reference to section 183 CC and section 87 of the *Trustee Act*.

### **Plans respecting use of local government right of way**

**283.** This section would not be necessary if the regional district has natural person powers.

### **Authority to enter on or into property: application of *Community Charter***

**284.** Considering the authority to enter on property, the cross reference in section 284 LGA appears to contain an error, by omitting sub-section 16(6) yet going on to limit the ambit of that sub-section even though it has been omitted.

The authority to discontinue providing a utility or service to a property does not apply to regional districts.

## **Division 6 – Disposing of Land and Improvements**

### **Disposition of land and improvements**

**285.** Municipalities may dispose of land by way of natural person powers. Other than in the notice (section 26 CC) and the need for fair market value from a business if no partnering agreement (section 25(1)), the municipality may maximize the return by selling through a public competitive process or to a targeted transferee. Regional districts, on the other hand, are restricted to sell to a more limited list of transferees.

### **Notice of proposed disposition**

**286.** This is the same as municipal notice under section 26 CC, except it does not refer to the potential for a targeted transferee. This section 286 incorporates by reference section 94 CC.

### **Use of money from sale of land or improvements**

**287.** This is covered essentially by sections 188 and 189 CC.

### **Disposal of water systems, sewer systems and utilities**

**288.** This is essentially the same as section 28 CC. That said, section 288(3) is helpful for users of the LGA.

## **Division 7 – Expropriation and Compensation**

### **Expropriation power**

**289.** This is the same as section 31 CC. That said, the additional provision in section 289(4) is helpful for users of the LGA.

### **Authority in relation to services**

**290.** This is the same as section 32 CC, except the municipal entry can also be to construct works on a private property which is often required for municipal works. In the case of regional districts, this may be useful in times of wildfires or floods.

### **Entry on land to mitigate damage**

**291.** This is the same as section 32(3) CC.

### **Compensation for expropriation and other actions**

**292.** This is the same as section 33 CC.

## **Division 8 – Other Powers**

### **Board may seek regional district opinion**

**293.** This is the same as section 83 CC, except that under the LGA a regional board may only seek an opinion if it is of electors of the entire regional district, not of an electoral area or other portion of the entire area.

### **Incidental powers**

**294.** These powers are used, for example, to act in relation to non-compliance with bylaws or contracts. I think these powers are encompassed generally in natural person powers that municipalities have, but it may be noted that municipalities also have this under section 114(4) CC.

### **Emergency powers**

**295.** This is the same as section 20 CC, except that a regional board must get at least a 2/3 majority while a council needs a simple majority. The regional districts do have the urgent voting regulation.

### **Additional powers and exceptions provided by regulation**

**296.** This section has been useful over the years without triggering the *Municipalities Enabling and Validating Acts*. For example, the section has been used to provide for imposing a water or sewer fee between a municipality and the regional district, a water joint venture agreement, and *Aeronautics Act* agreements.

It is arguable that these could be covered by natural person powers in relation to agreements.

Municipalities have this “additional powers” provision under section 281 CC and also have natural person powers.

## **PART 9 – Regional Districts: Specific Service Powers**

**297-331.** A regional board may regulate people or things in accordance with a limited number of specific service powers under part nine LGA. Given the broad, overarching authority of a municipality under section 8 CC, the regulatory authority of a regional board in relation to building regulation, fire/health, drainage/sewage, waste, animals, nuisances, businesses, or other things, is restricted. Objectively, regional districts have reported that their regulatory powers are

inadequate to address climate change, wildfires, flooding, heat domes, or other matters that municipalities address routinely.

There are many examples, but one is the authority to regulate tree removal on land while the municipality on a contiguous parcel has extensive authority to regulate, prohibit, or impose requirements. Oddly, regional districts had the same tree protection powers as municipalities in 1965 [then section 766AAA (5) *Municipal Act*]. Regional districts cannot regulate in relation to public places (skateboarding, etc.). Arguably, they could establish a service to carry this out with approval of or petition from the electors.

The regulatory powers of municipalities under section 8(CC) are based on the generic broad authority model adopted by most of the provinces and territories since the mid-1990s and upheld by the Supreme Court of Canada in 2004 in *United Tax Fellowship v. Calgary*, yet the regulatory powers of regional districts continue to be based on the approach taken in the 1849 *Baldwin Act* of Upper Canada which required specific detailed statutory provisions for each regulatory bylaw. Also, the counties governing the rural areas of other provinces such as Alberta have the same regulatory authority as the municipalities.

A regional district must have participating area approval of a service before regulations can be established and enforced for that particular service, but municipalities in BC (or municipalities or counties in the prairie provinces) do not need this.

Places in British Columbia such as the heavily developed and populated but unincorporated community of Thornhill will be looking for reasonable regulation of human activities to deal with protection of the natural environment and the other things at least to the extent that these things are addressed by contiguous municipalities. The absence of the authority to provide for such regulation in populated, developing, and other areas of British Columbia has resulted in irrevocable health, sanitary, planning, environmental, and servicing problems. There are dozens of examples, but these include places like Thornhill, Charlie Lake, French Creek, and Christina Lake, and like View Royal and Colwood prior to incorporation.

Municipal councils in a regulatory bylaw may provide for a system of licenses, permits, or approvals and take advantage of the list of regulatory standards and controls countenanced under section 15 cc, whereas a regional board can only do those things in a bylaw that relates to a specified regional district service such as waste management.

Considering the authority to enter on property, the cross reference in section 284 LGA appears to contain an error, by omitting sub-section 16(6) yet going on to limit the ambit of that sub-section even though it has been omitted. The authority to discontinue providing a utility or service to a property does not apply to regional districts.

Municipalities have the authority under section 8(3) of the *Community Charter* to impose requirements in relation to their areas of regulatory authority, except in relation to firearms or business. This was heralded as a major advancement for municipalities. It is missing from the

regional district regulatory authority, except for several limited purposes such as drainage and sewerage. Importantly, if a regional district provides a service, it cannot impose requirements in relation to the service, except in the limited instances where this is allowed (such as drainage and sewers).

As a result of the wildfires in Fort McMurray and Lytton, lawyers typically recommend adoption of preventive measures by the local governments. An example is a "fire smart" building bylaw. However, in most of the areas of the regional districts that have wildfire interface concerns, building regulation bylaws are limited to areas where the regional board has established a service in relation to "building inspection". Generally, these areas are limited, and no regulation or inspection takes place even though the British Columbia building code applies throughout British Columbia as if it is a municipal bylaw under section 4(a) of the *Building Act*.

A related concern is the restrictive content of regional district building regulation bylaws in rural areas. The authority for building regulation in section 298 LGA is word for word the same as in the 1960 *Municipal Act* (RSBC 1960, c. 255). For regional district areas that have a building service, these 1960 powers can be exercised in accordance with section 297, but in my view these powers are inadequate to fulfill application of 2024 Building Code provisions. Also, although the 2024 Code applies as if a bylaw outside the building service areas, there are no building bylaws or permits to enforce the Code.

Municipalities have useful interpretive tools in respect to the bylaws. For example, section 10 CC provides that municipal bylaw is not inconsistent with another enactment if a person who complies with the bylaw does not buy this contravene the other enactment. The regional district provisions are silent in this regard.

Questions that require discussion:

1. The need for a service or regulatory service to be established, versus the board regulating by bylaw in rural areas without a service (like villages),
2. The need for the Province to limit specific regulatory authority to the items listed in Part 9 LGA, versus expanding regulatory authority to that of, say, the villages within the regional district, by providing for powers to regulate, prohibit, or impose requirements under the municipalities' section 8(3) and 9 CC,
3. If the Province grants regional districts the regulatory authority in section 8(3) CC, the suite of ancillary powers and restrictions would likely be required, being sections 10 – 20 CC and Part 3 CC.

In addition, there is disagreement in the field as to what a "regulatory service" is versus a specified regulatory service. The latter is defined as exercise of fire, special health, drainage, waste, signs, irrigation, extra-territorial services, and non-"regulatory services", so that likely refers to enactment of bylaws in those areas. That means that the regulatory authority in those

specific areas can be augmented by the variation/terms/conditions powers in section 335 LGA, but it also means that regulatory service bylaws cannot be so augmented and require a service establishment bylaw (no matter how simple). “Regulatory service” is defined as regulatory authority conferred on a regional district other than a specified regulatory authority. Therefore, the advantages listed in section 335 do not apply to the regulatory service bylaws.

## **PART 10 – Regional Districts: Service Structure and Establishing Bylaws**

### **Division 1 – General Service Powers**

#### **General authority for services**

**332.** This is the same as section 8(2) CC, except for the special regional district limitations governing “services”. Service meant a “function” of the regional district until the 1980s, but is currently defined as:

(a) an activity, work or facility undertaken or provided by or on behalf of the regional district and the exercise of specified regulatory authority in relation to such an activity, work or facility, and

(b) a regulatory service...

#### **Consent required for services outside regional district**

**333.** This is the same as section 13(CC), except it also requires approval of the Lieutenant Governor in Council, who may impose restrictions and conditions.

#### **Services to public authorities**

**334.** This would be covered by natural person powers if exercised by a municipality.

#### **Authorities in relation to services other than regulatory services**

**335.** The regulatory authority in the specific areas of “specified regulatory services” can be augmented by the variation/terms/conditions powers in section 335 LGA, but it also means that regulatory service bylaws cannot be so augmented. “Regulatory service” is defined as regulatory authority conferred on a regional district other than a specified regulatory authority. Therefore, the advantages listed in section 335 do not apply to the regulatory service bylaws.

### **Division 2 – Referendums and Petitions for Services**

#### **Referendums regarding services**

**336-337.** There is a fundamental threshold question: should regional districts provide any service, like municipalities, with a combination of general taxation and user fees, or should services be tailored for and paid for by the users in the specific service area? I did not encounter anyone who took the view that the regional district, as a provider of regional services, local

services (with municipalities participating), and inter-jurisdictional services, should become like a municipality and tax everyone for services provided only to a subset – the prevailing view is that the user-pay model is fair and reasonable. At the same time, there is strong support for streamlining and modernizing the assent, consent, and approval processes. One option that has broad support is that of providing services by way of a system like the municipal local area services. There would be buy-in under assent, AAP, or petition, but no provincial approval requirement unless there is also a loan bylaw.

At the same time, there is a call for review of the AAP process: is the approbation by electors fair when the renters can out-vote the owners and businesses that pay the taxes? Also, is 10% reasonable in a community where the population is less than 500 or so? Also, are the thresholds for requisitions in section 345 outdated?

### **Division 3 – Establishing Bylaws for Services**

#### **Establishing bylaws required for most services**

**338.** The list of services that require establishing bylaws has grown over the years. Many items listed in section 338 make practical sense, but consultation on this would be fruitful. Maybe the list of exceptions is what needs to be reviewed.

#### **Required content for establishing bylaws**

**339.** The content is the same as for local area services, except for the idea of costs to be recovered by general property tax. What is interesting currently is the review of the list of exempted matters in section 339(2).

#### **Special options for establishing bylaws**

**340.** This list is reasonable and gives the regional board options. Particularly useful are the option for including an alternative review process, establishing terms for withdrawal, and creating an acceptable voting method.

#### **Special rules in relation to continuation of older services**

**341.** This may be unnecessary at this time.

### **Division 4 – Approval of Establishing Bylaws**

#### **Approval of establishing bylaws**

**342-348.** Some have questioned the need for provincial approval in the absence of a loan bylaw, or for participating area approval if the taxpayers in the area have approved the bylaw by assent, AAP, or petition. Costs escalate, directors on the board change, and other concerns arise while the regional district staff are following through on all the approval steps.

## **Division 5 – Changes to Establishing Bylaws**

### **Amendment or repeal of establishing bylaws**

**349-352.** Again, the local area service approach could address this process.

## **Division 6 – Dispute Resolution in Relation to Services**

### **Definitions in relation to this Division**

**353-372.** If these provisions are built into establishing bylaws, with full support of the participants, then this Division 6 of Part 10 of the LGA may be unnecessary.

## **PART 11 – Regional Districts: Financial Management**

### **Division 1 – Financial Planning and Accountability**

**373-412.** The Municipal Finance Authority of British Columbia (MFA) has the highest bond rating in Canada. This bond rating is higher than that of the Province or BC Hydro. It is also higher than those of Quebec, Saskatchewan, or Alberta. Local governments borrowing through MFA enjoy remarkable long-term interest rates. There is universal support for the proposition that it would be unwise to alter the “*joint and several*” regional district debt protection regime that was developed after many cities went bankrupt in Great Depression.

Section 24 of the MFA Act says a regional board must not adopt a loan authorization bylaw (LAB) or security issuing bylaw on its own or on a member’s behalf unless financing is undertaken by the MFA. Shorter-term capital borrowing can proceed without MFA per sections 181 and 182(1) of the *Community Charter*. A municipality must not borrow money under a LAB unless the financing undertaken by the regional district through the MFA, and the board consents to undertake the financing.

The advantage of long-term borrowing under a LAB: liability incurred is debenture debt. Therefore, the regional district security issuing bylaw provides regional joint and several security as protection from default, reducing risks of debentures. This is reinforced by section 412 LGA.

Given the bond rating and the absence of major complaints about Part 11, in this document I will only comment on a few minor issues that may be worthwhile to review.

The areas that are ripe for review:

1. Municipalities can use fees to regulate behaviour, under section 194(1)(c) CC and the Supreme Court of Canada decision in relation to the carbon pricing reference (at which Victoria, Squamish, Richmond, Vancouver, Nelson, and Rossland intervened in favour of the carbon pricing model). Considering challenges in the coming decades, regional districts should have the same authority to impose fees. Also, uniquely, fees as a tax

(collected in the same way as existing user fees) for services like sewer, water, sewage treatment could encourage things like water conservation.

2. UBCM has been working with impacted interests on alternative and additional revenue sources for rural areas, based on precedents in other jurisdictions. Revenue sources in other jurisdictions include rural hotel room revenue tax (not only for resort areas), fuel tax, resort tax like Whistler, portions of income tax or sales tax, or business tax, all with board discretion to impose or not in relations to services where taxpayers buy-in, unless a non-service model is employed.
3. The Province needs to deal with financial contributions from crown corporations in a balanced and equitable manner. Current grants in lieu of taxes do not satisfy the requirements for “reasonableness”, fairness, or integrity.
4. The Fair Share program in the Peace Country and the Columbia Basin Trust are precedents for revenue sharing to balance impacts of resource industries on communities. The regional districts in the rest of the province can provide structure for expanding these programs.

## **PART 12 – Regional Districts: Bylaw Enforcement and Challenge of Bylaws**

**413-425.** The provisions are virtually the same as for municipalities under the *Community Charter*.

However, under section 274 CC a municipality may, by a proceeding brought in Supreme Court, enforce, or prevent or restrain the contravention of a bylaw or resolution of the council under the CC or any other Act, or a provision of the CC or LGA or a regulation under those Acts. This does not require the municipality to establish a case on balance of convenience or irreparable harm – the municipality need only prove that a bylaw provision was breached. This would be a valuable enforcement tool for regional districts.



MAYOR KEN SIM

December 17, 2024

The Honourable Ravi Kahlon  
Minister of Housing and Municipal Affairs

*BY EMAIL*

Dear Minister Kahlon,

**Subject: Request for a Provincial Municipal Lobbyist Registry**

I am writing to urge the Provincial Government to establish and administer a municipal lobbyist registry to promote transparency and accountability in lobbying activities that influence local government decision-making.

A provincially administered registry would provide a consistent framework across municipalities, avoiding a patchwork of systems and ensuring all residents have access to clear records of lobbying activities. A provincially managed registry would offer stronger oversight, enforcement, and uniformity.

The groundwork for this initiative has already been laid through UBCM's resolutions in 2017 and 2019, and the Provincial Government has previously expressed a willingness to consider such measures. By creating a centralized registry, the Province can address current gaps in transparency and provide a reliable, accessible system for all municipalities.

I respectfully request that the Provincial Government take the lead in implementing this registry and collaborate with municipalities to ensure it meets local needs while maintaining consistency across the province.

My colleague Councillor Zhou has made it clear he intends to introduce another resolution at the 2025 UBCM Convention to ensure cross province municipal buy-in for the creation of a lobbyist registry.

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ken.sim@vancouver.ca

City of Vancouver, Office of the Mayor  
453 West 12th Avenue, Vancouver, BC, Canada V5Y 1V4



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Thank you for your attention to this important matter. I look forward to your response and am available to discuss this further.

Sincerely,



Ken Sim  
Mayor, City of Vancouver

cc:     Brittany Anderson, Minister of State for Local Governments and Rural Communities  
          Teri Collins, Deputy Minister of Housing and Municipal Affairs  
          Okenge Yuma Morisho, Deputy Minister, Intergovernmental Relations Secretariat

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## Appendix A

### **MOTION – Requesting the Provincial Government Oversee a City of Vancouver Lobbyist Registry**

On October 23, 2024, Vancouver City Council passed the following motion:

#### WHEREAS

1. Transparency and accountability are fundamental principles of good governance and help to build public trust in government institutions;
2. The Office of the Registrar of Lobbyists is an independent office of the B.C. legislature. It has a mandate to oversee, monitor, and enforce the *Lobbyists Transparency Act* (LTA);
3. The LTA requires individuals and organizations who lobby public office holders provincially, and meet specific criteria, to register their lobbying activities in an online public registry;
4. Lobbying activities are a legitimate part of the democratic process and can provide valuable input into government decision-making. Individuals and organizations employ lobbyists to ensure that their concerns and/or positions are heard by governments and to have those concerns addressed;
5. There is currently no provincial legislation in B.C. that specifically regulates the lobbying of local governments, nor is there any specific legislation that authorizes municipal councils to establish and enforce lobbyist registries. This has led to a small number of communities to consider establishing a registry of their own in patchwork fashion;
6. Provincial and local governments across the country have approached the creation of municipal lobbyist registries in a variety of ways, including: voluntary registries, registries administered at the local level and those administered at the provincial level;
7. Several municipalities and provinces across Canada, including Toronto, Ontario, and British Columbia, have implemented lobbyist registries to increase transparency around lobbying activities and ensure the public has access to information regarding who is attempting to influence public officials;

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8. To date, Surrey and Kelowna are the only local governments in B.C. to have established municipal lobbyist registries on their own. Surrey set up their registry in 2008 and Kelowna's registry was established in September 2023. More recently, in May 2024, Port Moody City Council considered a motion to establish a lobbyist registry but ultimately rejected the idea based on a majority vote at Council;
  9. Delegates to the Union of BC Municipalities (UBCM) have twice considered -- and subsequently endorsed -- resolutions calling on the Province to establish some form of Municipal Lobbyist Registry (2017 and 2019);
  10. In response to the UBCM resolutions in 2017 and 2019, the Provincial government has expressed a willingness to discuss initiatives like a municipal lobbyist registry to increase local government accountability and promote openness and transparency in interactions between public servants, elected officials, and lobbyists;
  11. The Province has specifically stated to the UBCM that it will need "a clearer understanding of what local governments hope to achieve through a municipal lobbyist registry to ensure that an approach is taken that meets those intended outcomes and meets the needs of any local government interested in having a lobbyist registry." Likewise, if local governments, through the Union of BC Municipalities, express an interest in establishing mandatory lobbyist registries, the Province has stated that it is willing to discuss the matter further;
  12. A municipal lobbyist registry overseen by the Provincial Government, with uniform application across the Province rather than a patchwork of locally created registries, would provide the residents of Vancouver, as well as those of other B.C. communities, with a much clearer understanding of who is lobbying their locally elected officials, senior staff, and other decision-makers;
  13. The absence of a formal lobbyist registry in the City of Vancouver and across the province is a clear gap in transparency and accountability which could be filled by the creation of a publicly accessible database of lobbyist activities overseen by the Province's Office of the Registrar of Lobbyists under an amended LTA;
  14. A municipal lobbyist registry overseen by the Province would help prevent actual or perceived conflicts of interest and ensure that decisions made by

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the City are in the best interests of the public, rather than the result of undue influence by private interests; and

15. As the Province's Office of the Registrar of Lobbyists aptly notes on its website: "A strong democracy is built on access to a government that conducts its business transparently and is willing to listen to its constituents."

**THEREFORE BE IT RESOLVED**

- A. THAT Council request the Mayor write to the Provincial government expressing the City's interest in the establishment of a Municipal Lobbyist Registry overseen by the Province for the purpose of tracking, and making publicly available, information on individuals or organizations that engage in lobbying activities of local governments, senior staff and other key decision-makers.
- B. THAT Council endorse the following resolution for submission to the 2025 UBCM convention for the consideration of the membership:

**RESOLUTION MOTION: Requesting the Provincial Government Oversee a City of Vancouver Lobbyist Registry**

WHEREAS the Union of BC Municipalities (UBCM) has twice considered -- and subsequently endorsed -- resolutions calling on the Province to establish a Municipal Lobbyist Registry (2017 and 2019), there is currently no provincial legislation in BC that specifically regulates the lobbying of local governments, nor is there any specific legislation that authorizes municipal councils to establish and enforce lobbyist registries. The Province has previously indicated a willingness to explore the matter pending a clearer understanding of what local governments hope to achieve to ensure that any approach taken meets the intended outcomes and needs of local governments;

AND WHEREAS the absence of a formal Municipal Lobbyist Registry represents a clear gap in transparency and accountability which could be filled by the creation of a publicly accessible database of lobbyist activities which would provide residents with a much clearer understanding of who is lobbying their locally elected officials, senior staff, and other decision-makers:

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THEREFORE BE IT RESOLVED THAT UBCM renew its call on the Provincial government to establish a Municipal Lobbyist Registry and that UBCM explore the creation of a working group to develop a clear set of goals for a Municipal Lobbyist Registry.



# LOWER MAINLAND

## LOCAL GOVERNMENT ASSOCIATION

### 2025 RESOLUTIONS

As of March 5, 2025

RESOLUTIONS RECEIVED BY THE DEADLINE

#### LOWER MAINLAND LOCAL GOVERNMENT ASSOCIATION RESOLUTIONS

##### PART 1 – SPECIAL RESOLUTIONS

###### **SR1- Special Resolution to Alter LMLGA's Bylaws** **Lower Mainland Local Government Association Executive**

Whereas First Nations governing bodies located within our membership area are currently not members of our association;

And whereas the Town of Gibsons has requested to become a member of our association;

Therefore be it resolved that the bylaws of the Lower Mainland Local Government Association be altered by deleting the existing bylaws in their entirety and replacing them with the bylaws attached hereto as Schedule "A".

And be it further resolved that the Lower Mainland Local Government Association's Executive Director and its agent Lidstone & Company Law Corporation, are hereby authorized and directed for and on behalf of the Lower Mainland Local Government Association to execute and deliver a bylaw alteration application to the registrar and all such other documents and instructions and to do all such other acts and things as in their opinion may be necessary or desirable to give effect to the above resolution.

***Conference Decision:***

##### PART 2 – EXECUTIVE RESOLUTIONS

## **ER1- Modernization of Regional District Legislation**

### **Lower Mainland Local Government Association Executive**

Whereas regional districts have not undergone a comprehensive legislative reform since their inception in 1965, resulting in outdated provisions in the *Local Government Act* that impede effective governance, particularly in rural and unincorporated areas;

And whereas regional districts lack parity with municipalities in terms of recognition, regulatory authority, revenue tools, and decision-making powers, and are not currently recognized in legislation as an equal order of government;

And whereas the Province of British Columbia has committed through the Declaration on the Rights of Indigenous Peoples Act (DRIPA) to advancing inclusive governance, including Indigenous participation in regional district decision-making structures;

Therefore be it resolved that the Lower Mainland Local Government Association and UBCM request the Province of British Columbia undertake a comprehensive modernization of regional district legislation, guided by the principles and recommendations of the *Regional District Legislation Roadmap* (February 2025), to ensure equitable governance structures, enhanced authority, inclusive representation, and flexible revenue tools that reflect the current and future needs of all regional districts in British Columbia.

***Recommendation: No Recommendation***

***Conference Decision:***

## **PART 3 – REFERRED RESOLUTIONS**

UBCM has referred late resolutions from the 2024 resolutions cycle for consideration by Lower Mainland LGA members.

## **HOUSING**

### **RR1- Maximum Municipal Bylaw Ticket Fines**

#### **Resort Municipality of Whistler**

Whereas Bill 35 has been enacted to give local governments stronger enforcement tools for their short-term rental bylaws resulting in the amendment of section 2 of the *Community Charter* Bylaw Enforcement Ticket Regulation Reg. 425/2003 limits the maximum fine amount in relation to tickets for bylaw offences to \$3,000;

And whereas the \$3,000 fine amount is grossly inconsistent with current property value and value of the property as a short-term rental, and thereby the fine amounts fail to provide a sufficient deterrent for being in contravention of municipal bylaws:

Therefore be it resolved that UBCM request the provincial government support local governments in implementing Bill 35 by increasing the maximum allowable fines under section 2 of the *Community Charter Bylaw Enforcement Ticket Regulation* from \$3,000 to \$10,000.

**Comments:**

*This resolution was submitted to UBCM in 2024 as a late resolution, but did not meet the criteria to be admitted for debate as an emergency resolution. In keeping with UBCM policy, and with the approval of the sponsor, the resolution was forwarded to the Area Association for consideration as part of the 2025 resolutions cycle.*

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the province to support local governments in implementing Bill 35 by increasing the maximum allowable fines under section 2 of the Community Charter Bylaw Enforcement Ticket Regulation from \$3,000 to \$10,000. However the Resolutions Committee notes that the UBCM membership previously endorsed resolution 2016-B85, requesting the provincial government to increase the maximum fine amount under the Bylaw Enforcement Ticket Regulation from \$1,000 to \$5,000.*

**Recommendation: No Recommendation**

**Conference Decision:**

## LEGISLATIVE

### RR2- Codes of Conduct

#### Resort Municipality of Whistler

Whereas in 2021 the Province of BC passed the *Municipal Affairs Statutes Amendment Act* (No. 2), which requires a local government to consider the adoption of a code of conduct for council members, but does not require a local government to adopt such a code of conduct;

And whereas many local governments in British Columbia cannot afford or do not have an independent non-partisan ethics commissioner to review and adjudicate allegations of misconduct:

Therefore be it resolved that UBCM request that the Province appoint a provincial Municipal Ethics Commissioner who will:

1. develop a mandatory municipal code of conduct;

2. review and adjudicate allegations of misconduct; and
3. direct sanctions (including council member disqualification) for code of conduct violations.

**Comments:**

*This resolution was submitted to UBCM in 2024 as a late resolution, but did not meet the criteria to be admitted for debate as an emergency resolution. In keeping with UBCM policy, and with the approval of the sponsor, the resolution was forwarded to the Area Association for consideration as part of the 2025 resolutions cycle.*

*The Resolutions Committee notes that UBCM's membership has endorsed resolutions calling on the Province to establish an integrity or ethics commissioner office to support local governments (2024-EB88, 2023-EB69, 2022-EB77, 2021-2020-NR1).*

*However, the Committee advises that the membership did not endorse resolution 2021-NEB1 which called for a mandatory Code of Conduct for local elected officials.*

*The Committee also notes that the Province of BC introduced legislative amendments to disqualification rules the Local Government Act, Community Charter and Vancouver Charter in 2022 to allow for disqualification of an elected official at the time of conviction for an indictable offense.*

*In 2024, UBCM and LGMA released a discussion paper, Potential for Change, that explored mandatory codes of conduct as a policy option to strengthen the practice of responsible conduct.*

**Recommendation: No Recommendation**

**Conference Decision:**

## **PART 4 – RESOLUTIONS RECEIVED BY THE DEADLINE**

**Part 4 Section A** - This section contains resolutions that support existing policy and are recommended Endorse or Endorse with Proposed Amendment.

## **HEALTH AND SOCIAL DEVELOPMENT**

### **R1- Continue Funding Programs for Local Poverty Reduction Initiatives City of Burnaby**

Whereas the cost of basic goods and services continues to increase for people living in poverty and other low-income British Columbians;

And whereas the provincial government is encouraging local governments and community partners to support the updated targets set to reduce the overall poverty rate, child poverty rate and seniors' poverty rate without adequate resources:

Therefore be it resolved that UBCM request the provincial government to re-establish a grant program in partnership with the UBCM to support communities in implementing local poverty reduction initiatives.

**Comments:**

*The Resolutions Committee notes that the UBCM membership has consistently supported resolutions addressing a variety of issues seeking poverty reduction, including:*

- *increasing income assistance rates (2023-NR4, 2022-EB13, 2018-B163, 2016-B120, 2015-B45, 2014-B12, 2013-B55, 2013-B130, 2011-B175, 2006-B171, 2005-B51);*
- *implementing a universal basic income (2024-EB16, 2023-EB17, 2022-EB14);*
- *enhancing coordinated health and social support programs for seniors across BC (2023-NR5, 2022-EB12, 2018-B53, 2017-B51, 2012-B41, 2011-A4, 2011-B63, 2007-B152, 2006-B162);*
- *creating a universal, affordable child care system in BC (2024-EB17, 2023-NR1, 2023-NR2, 2022-EB22, 2022-EB23, 2021-EB67, 2021-EB68, 2020-NR68, 2017-B50, 2016-B49, 2016-B50, 2016-B51, 2014-B39, 2012-B50, 2007-B54, 2007-LR8, 2005-B156);*
- *increasing rental assistance rates (2022-NR13, 2017-B53, 2015-B45, 2014-B44); and*
- *funding, providing and facilitating affordable and adequate housing across BC, with adequate support services to address homelessness (2024-EB23, 2024-EB24, 2024-EB25, 2024-NR26, 2023-NR26, 2023-EB18, 2022-NR64, 2021-LR5, 2020-SR10, 2020-NR70, 2019-B68, 2019-B183, 2015-B46, 2013-B54, 2012-B94, 2009-C28, 2008-A3, 2007-B24, 2006-B81).*

**Recommendation: Endorse**

**Conference Decision:**

**R2- Addressing Temporary Emergency Room Closures**

**City of Delta**

Whereas access to emergency medical care is essential for the health and safety of all British Columbians;

And whereas ongoing staffing shortages are causing frequent emergency room closures across British Columbia, undermining public confidence in the healthcare system, and prompting Premier Eby, in his mandate letter to the Honourable Josie Osborne, Minister of Health, to acknowledge the need stating that the Minister "take necessary steps to address temporary emergency room closures":

Therefore be it resolved that UBCM call on the Government of British Columbia to provide health authorities with the necessary resources and support to recruit and retain emergency room physicians and healthcare professionals, ensuring all emergency departments remain open and fully staffed to deliver uninterrupted, 24/7 care across the province.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide health authorities with the necessary resources and support to recruit and retain emergency room physicians and healthcare professionals, ensuring all emergency departments remain open and fully staffed to deliver uninterrupted, 24/7 care across the province.*

*However, the Committee notes that the membership has consistently endorsed resolutions supporting the resourcing and strengthening of primary care as part of the health care system, including improved physician recruitment and retention, and the need for more health care professionals (2023-SR1, 2022-SR1, 2022-EB18, 2022-EB17, 2022-EB16, 2022-EB15, 2022-NR6, 2017-B42, 2015-B68, 2014-B132, 2013-B47, 2012-B91, 2012-B103, 2011-B60, 2010-B43, 2009-B148, 2008-B49, 2006-B154, 2005-B41, 2005-B146).*

**Recommendation: Endorse**

**Conference Decision:**

**R3- Support for Communities with Correctional Facilities  
City of Maple Ridge**

Whereas there is a disproportionate presence of correctional facilities that varies with each community across the province;

And whereas local governments are faced with individuals who are leaving correctional facilities and who require a continuum of resources and supports for integrating into local communities:

Therefore be it resolved that the UBCM advocates that the Province provide expanded targeted transitional supports such as: affordable housing options and holistic services including; mental health and wellness, education and life skills for communities with individuals leaving correctional facilities.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide expanded targeted transitional supports such as: affordable housing options and holistic services including; mental health and wellness, education and life skills for communities with individuals leaving correctional facilities.*

However, the Committee notes that the membership has endorsed resolutions seeking support for offenders, including:

- 2022-EB44 which asked the Province, in part, to identify and separate offenders who could be helped by treatment, services and supports from those who should be in jail; and
- 2014-B34 which asked the Province to develop a long-term, multi-faceted strategy to help people suffering from concurrent disorders to avoid becoming chronic offenders, by providing integrated health and psychiatric care, criminal justice reform, and access to affordable housing.

More generally, the Committee notes that membership has supported numerous resolutions seeking improved resourcing and facilities for mental health and addictions services throughout the province (2024-NR2, 2023-EB1, 2022-SR2, 2021-EB56, 2021-EB57, 2020-SR8, 2019-B60, 2019-B61, 2019-B171, 2019-B172, 2018-B52, 2017-B70, 2017-B71, 2016-B43, 2015-A2, 2014-B34, 2013-B52, 2010-B42, 2008-A1, 2007-B89, 2007-B153, 2006-B50, 2006-B51, 2005-B3).

**Recommendation: Endorse**

**Conference Decision:**

#### **R4- Enhancing A Collaborative, Sustainable, and Inclusive Approach to Food Security and Well-being City of Langley**

Whereas food insecurity remains a critical issue in British Columbia, exacerbated by climate change, economic instability, and supply chain disruptions, disproportionately affecting vulnerable populations, Indigenous communities, and socioeconomically disadvantaged regions;

And whereas a resilient and inclusive food system requires sustained investment, cross-sector collaboration, and policies that integrate infrastructure development, technological innovation, cultural food systems, and community-driven approaches to ensure equitable access to nutritious food, economic resilience, and regional food security:

Therefore be it resolved that the Province of British Columbia collaborate with local governments to develop and implement a comprehensive food security and well-being strategy that ensures sustainable investment in local food systems, strengthens regional and provincial food networks, promotes innovation in agriculture and food technology, and enhances access to culturally appropriate, affordable, and nutritious food for all communities.

**Comments:**

*The Resolutions Committee notes that the UBCM membership has endorsed several resolutions calling on the Province to ensure food security for British Columbians, including resolutions 2022-NR8, 2019-B66, 2011-B100, 2011-B101, 2014-A3.*

**Recommendation:** Endorse

**Conference Decision:**

## HOUSING

### **R5- Long Term Supported Housing City of Maple Ridge**

Whereas local governments are seeing the need for next stage housing for vulnerable residents and those transitioning from homelessness beyond supportive or transitional housing;

And whereas there is a need for building a broad spectrum of housing supply and supports in rapidly growing communities such as in the Lower Mainland region:

Therefore be it resolved that the UBCM advocates that the Province work with not for profits to further build next stage long term independent, supported housing units.

**Comments:**

*The Resolutions Committee notes that the membership has consistently endorsed resolutions calling for action on the part of the provincial and federal governments to fund, provide and facilitate a broad range of affordable and adequate housing in communities, with adequate support services, to address homelessness (2024-SR3, 2024-EB23, 2024-EB24, 2024-EB25, 2024-NR26, 2024-NR27, 2024-NR28, 2023-NR26, 2023-EB18, 2022-NR64, 2021-LR5, 2020-SR10, 2020-NR70, 2019-B68, 2015-B46, 2013-B54, 2012-B94, 2009-C28, 2008-A3, 2007-B24, 2006-B81). As well, the UBCM Executive endorsed referred resolution 2021-LR5.*

**Recommendation:** Endorse

**Conference Decision:**

### **R6- Unmet Demands on Social and Community Infrastructure as a Result of Provincial Housing Targets Fraser Valley Regional District**

Whereas the mandate letters of the sitting provincial government include:

- Growing the economy;

- Affordability;
- Strengthening healthcare; and
- Community safety;

And whereas the Province has mandated accelerated and densified housing, placing historical and unmet demands on social and community infrastructure such as education, transit, social welfare and supportive housing:

Therefore be it resolved that UBCM ask the Province to focus on strengthening complete communities and make historically significant investments in schools, community mental health, and transit to accommodate the mandated housing growth.

**Comments:**

*The Resolutions Committee notes that the UBCM membership endorsed resolution 2024-SR3 which asked the Province invest in a long-term, predictable allocation-based funding program to support expansion and operation of local government infrastructure services to support provincially-mandated housing growth including, but not limited to, water and sewer, transit, police and fire, and recreation. As well, it asked the Province to invest in its own areas of responsibility where there are already service deficits that will be further affected by housing-related population growth, namely health care (family doctors, ambulances, hospitals, etc.) and education (classrooms, teachers, etc.).*

*The Committee also notes that the membership endorsed resolution 2024-NR84 which asked the Province, as part of their housing funding initiatives, to provide funding to local governments for transit services integral to the development of attainable housing.*

*The Committee further notes that the membership endorsed resolution 2024-EB17 which asked the Province to review its funding model and work with local governments and the private development sector to streamline its process for the disbursement of provincial funds to facilitate the construction of new public or non-profit owned child care facilities, including facilities within new private development. To address the increased population growth due to the recent provincial housing legislation, which is leading to a greater need for child care spaces.*

*More generally, the Committee notes that the membership has endorsed several resolutions calling for increased infrastructure funding (2023-EB11, 2022-EB34, 2020-SR5, 2020-EB35, 2012-A1).*

**Recommendation: Endorse**

**Conference Decision:**

**R7- Infrastructure Support for Specified Municipalities – Housing Supply Act**  
**City of Abbotsford**

Whereas the Government of BC introduced the *Housing Supply Act* in 2022 and Bill 44 in 2023, setting housing targets for specified municipalities and mandating increased density for many local governments;

And whereas these new requirements place undue financial pressure on those local governments due to the corresponding infrastructure upscaling requirements:

Therefore be it resolved that UBCM work with the Government of BC to establish and provide long-term, stable and predictable infrastructure funding for local governments to support new housing supply.

**Comments:**

*The Resolutions Committee notes that the UBCM membership has endorsed several resolutions calling for increased infrastructure funding, including funding as it relates to provincially mandated housing growth (2024-SR3, 2024-EB17, 2024-NR84, 2023-EB11, 2022-EB34, 2020-SR5, 2020-EB35, 2012-A1).*

**Recommendation:** Endorse

**Conference Decision:**

## COMMUNITY SAFETY

### R8- Municipal Costs of Contract RCMP Services Beyond 2032 Village of Pemberton

Whereas the Municipal Police Service Agreement and Municipal Police Unit Agreements expire in 2032;

And whereas small municipalities that will cross the population threshold of 5,000 between the 2026 and 2031 censuses need to begin planning now to manage the increased policing costs that will devolve to them in 2032:

Therefore be it resolved that UBCM work with the RCMP, Public Safety Canada, and the Ministry of Public Safety and Solicitor General to ensure that a new contract policing framework to replace the Municipal Police Service Agreement and the Municipal Police Unit Agreements in 2032 establishes transparency and a fair allocation of police costs to municipalities, mitigates the concerns of small municipalities summarized in the federal government's Contract Policing Assessment: "What We Heard" report, and incorporates the recommendations of the Local Government Police Modernization Roundtable.

**Comments:**

*The Resolutions Committee notes that the UBCM membership has endorsed resolutions seeking various changes to the RCMP cost-sharing formula (2024-NR40, 2024-NR41, 2024-NR42, 2023-NR34, 2022-NR33, 2020-EB5, 2020-NR7, 2016-B75).*

*The Committee advises that the BC Local Government RCMP Contract Management Committee met with Public Safety Canada in June 2023 to provide input towards the federal government's assessment of contract policing. Input included many issues raised by the sponsor, including the need for improved consultation and equitable funding, as well as concern regarding costs for emerging municipalities (i.e. those with a population that is approaching the 5,000 person threshold).*

*In 2020, the Province announced its intent to review the Police Act, subsequently creating the all-party Special Committee on Reforming the Police Act (SCRPA). In its final report, the SCRPA recommended that the Province "create a fair and equitable shared funding model for municipalities." This issue was also prioritized by UBCM and the Local Government Policing Modernization Roundtable, which is currently working with the Province to address policing modernization.*

**Recommendation: Endorse****Conference Decision:****R9- Implementation of the BC Flood Strategy to Protect Flood-Prone Communities  
District of Kent**

Whereas more than three years have passed after the November 2021 atmospheric river emergency with an estimated \$8.7 - \$14.2B in economic losses;

And whereas flood security in the Lower Fraser has not been addressed and the Province is not advancing the BC Flood Strategy;

And whereas our communities, in the Fraser Valley, are committed to collaborating with First Nations to reduce flood risk in line with the Sendai Framework and the *Declaration on the Rights of Indigenous Peoples Act*:

Therefore be it resolved that UBCM ask that the Province supports the BC Flood Strategy by investing in floodplain solutions to support dialogue between local governments, First Nations, and provincial staff, to ensure effective governance, policy, and funding support for the strategy's implementation.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to support the BC Flood Strategy by investing in floodplain solutions to support dialogue between local governments, First Nations, and provincial staff, to ensure effective governance, policy, and funding support for the strategy's implementation. However, the membership did endorse resolution 2022-SR3, which called on the Province to increase its funding and assume greater responsibility for flood preparedness and mitigation.*

*The Committee notes that the membership has consistently endorsed resolutions requesting support and/or funding for flood protection, prevention and mitigation measures (2024-EB35, 2022-SR3, 2021-EB6, 2020-SR1, 2020-NR16, 2019-B12, 2018-B123, 2018-B94, 2018-B37, 2016-B56, 2015-B97, 2015-B7, 2014-B76).*

*In March 2024, the Province introduced, "From Flood Risk to Resilience: a BC Flood Strategy to 2035." The Flood Strategy outlines the Province's direction for flood management, and includes 25 concepts to improve flood resilience. The Province is currently working to develop materials associated with the BC Flood Strategy, including "Wise Practices for Advancing First Nations and Local Government Partnerships for Integrated Flood Management," and guidance for integrated flood management planning.*

**Recommendation: Endorse**

**Conference Decision:**

## **ENVIRONMENT**

### **R10- Tackling Energy Poverty and Increasing Workforce Capacity by working with Youth**

#### **Climate Corps**

#### **City of Port Moody**

Whereas studies suggest that energy poverty affects up to 1 in 5 Canadian residents which is a risk to health, and energy retrofits would help with both health and affordability, as well as meeting BC's climate goals;

And whereas there is not enough of a workforce to connect to and meet the needs of BC residents, especially those most vulnerable, and opportunities are needed to train and scale up works to meet there:

Therefore be it resolved that UBCM request the Province of BC expand the Youth Climate Corps program, scale-up retrofits to address energy poverty, while meeting the need to train and expand the required workforce and supplying well-paying jobs for youth.

**Comments:**

*The Resolutions Committee notes that the UBCM membership endorsed a similar resolution 2024-EB55, from the same sponsor, that asked the Province to expand a Youth Climate Corps that will provide green living wage jobs and training to young adults to support important work on climate adaptation and mitigation projects in their own communities, such as wildfire mitigation, building retrofits, ecosystem restoration and community engagement. It also asked the Province to work with local governments, Indigenous communities and nations, youth groups, industry, union associations and environmental organizations to scale up, design programming and provide resources for a BC-wide Youth Climate Corps.*

*The Committee also notes that the membership has consistently endorsed resolutions proposing policy and actions to mitigate the effects of climate change, as well as requesting funding for local government to continue undertaking climate action plans and projects. These resolutions most recently include (2023-EB31, 2023-NR46, 2022-NR38, 2021-SR1, 2021-EB39, 2019-B135, 2019-B138, 2019-B139, 2019-B141, 2016-B58, 2015-A5, 2015-B38, 2015-B75, 2014-B26, 2014-B27, 2014-B95, 2014-B96, 2013-B75, 2012-B25, 2012-B35, 2012-B63, 2012-B79, 2012-B121, 2011-B22, 2011-B79, 2011-B91, 2011-B98, 2010-B15, 2010-B18, 2010-B31, 2010-B32, 2010-B40, 2010-B47, 2010-B83, 2010-B101, 2010-B140).*

*The Committee further notes that the UBCM Special Committee on Climate Action identified social mobilization, and the recruitment and training of local citizens and youth to serve as climate champions, as an important area of climate action in its November 2020 recommendations.*

**Recommendation: Endorse**

**Conference Decision:**

## **FINANCE**

### **R11- Provincial Funding for Public Libraries: Overdue City of North Vancouver, City of Surrey, District of Squamish**

Whereas in the past 15 years, BC's population has grown 29% while public libraries have continued to rely on stagnant funding to provide services in increasingly challenging circumstances, including addressing the province's important goals of enhancing economic growth, reducing costs for families, and making communities safer;

And whereas public libraries continue to meet these goals by supporting the economic and social health of their communities, providing information and services for consumers, individuals seeking employment and career enhancement, entrepreneurs and small businesses, providing critical locations of refuge during emergencies, and supporting the process of reconciliation with Indigenous peoples:

Therefore be it resolved that UBCM call on the provincial government to recognize the evolving and challenging situation for public libraries as well as their unique role in keeping costs low for British Columbians and making communities safer, and increase the annual core provincial funding for libraries to \$30 million in keeping with the long-standing request made by the BC Public Library Partners and the recommendation of the province's Select Standing Committee on Finance and Government Services.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously supported a resolution calling on the Province to increase the annual core provincial funding for libraries to \$30 million.*

*However, the Committee notes that the membership has consistently endorsed resolutions calling on the Province to maintain and increase its funding for public libraries (2024-NR67, 2024-EB63, 2023-EB54, 2022-EB59, 2020-EB41, 2019-B28, 2019-B29, 2018-B24, 2017-B60, 2016-B95, 2014-B17, 2012-B71, 2011-B27, 2010-B46, 2008-B57, 2007-B56, 2006-B55, 2006-B56).*

**Recommendation: Endorse**

**Conference Decision:**

## LAND USE

### R12- Increased Ministry Funding for Agriculture

#### City of Pitt Meadows

Whereas provincial funding for agriculture in British Columbia as a percentage of the sector's contribution to Gross Domestic Product (GDP) is the lowest in Canada;

And whereas an increase to the Ministry of Agriculture and Food's budget would demonstrate the province's commitment to food security and the sustainability of agriculture:

Therefore be it resolved that UBCM call on the provincial government to raise agriculture funding in BC to the national average to support much-needed investments in the agricultural sector.

**Comments:**

*The Resolutions Committee notes that the UBCM membership endorsed resolution 2014-B29 that requested "the provincial government raise(s) agriculture funding in British Columbia to the national average."*

*In addition, the Committee notes that the membership has endorsed several resolutions that seek to support farming and agriculture through a variety of means, including:*

- 2024-NR70 which asked the ALC to update event rules to ensure that farming is the primary use of ALR lands;*
- 2024-NR51 which asked the federal and provincial governments to prioritize funding for regionally tailored agricultural research to develop sustainable solutions for diverse farming challenges across British Columbia;*
- 2018-B105 which sought taxation reform measures to prioritize and promote the use of Agricultural Land Reserve lands for primary ‘farm uses’; and*
- 2014-A3 which asked the Province, in part, to identify and implement additional measures that will increase the viability of farming and food production in BC.*

*The Committee also notes that the membership has endorsed several resolutions calling on the Province to ensure food security for British Columbians (2023-NR61, 2022-NR8, 2021-EB70, 2020-EB78, 2019-B66, 2011-B100, 2011-B101).*

**Recommendation: Endorse**

**Conference Decision:**

### **R13- Strengthening Agricultural Land Commission Enforcement Capabilities**

#### **City of Delta**

Whereas local governments with land in the Agricultural Land Reserve (ALR) can observe land use that may not be in compliance with Agricultural Land Commission (ALC) regulations raising concerns about the integrity of the ALR, and the long-term viability of agricultural production;

And whereas the Agricultural Land Commission currently has only eight compliance and enforcement staff—including six officers, one advisor, and one supervisor—who are responsible for overseeing approximately 4.6 million hectares of ALR land across British Columbia, which is greatly insufficient given the growing enforcement challenges and land-use pressures:

Therefore be it resolved that UBCM call on the provincial government to provide increased funding to the Agricultural Land Commission to significantly expand its compliance and enforcement team to improve oversight and reduce non-compliant land uses that threaten the integrity of agricultural land in British Columbia.

#### **Comments:**

*The Resolutions Committee notes that the UBCM membership has endorsed two resolutions that seek additional funding and resources for the Agricultural Land Commission so that it can continue to be independent, to function and to achieve its mandate of preserving agricultural land for agriculture (2014-A3 and 2011-B48).*

*The Committee also notes that the membership endorsed resolution 2024-NR68 which asked the Province to assume responsibility for the enforcement of Agricultural Land Commission (ALC) decisions and any local government costs incurred as a result of ALC decisions.*

*The Committee further notes that the membership endorsed resolution 2023-EB45 which specifically asked the Province follow through on changes made to the Agricultural Land Commission Act that would in part “invest more resources in prosecuting offenders who unlawfully deposit waste on agricultural land.” While this resolution is specific to illegal dumping, it does reflect the membership’s support for additional resources needed by the ALC to ensure compliance and enforcement of its own legislation.*

**Recommendation: Endorse**

**Conference Decision:**

## **TRANSPORTATION**

### **R14- Road Access to Provincial Parks City of Maple Ridge**

Whereas thousands of British Columbians and tourists visit provincial parks each year;

And whereas roads to provincial parks are often accessed by and connected to local government roads resulting in increased maintenance and road building costs to local governments:

Therefore be it resolved that the UBCM advocates that the Province provide road funding for the maintenance and building of local government roads that connect to and provide access to provincial parks, to ensure the continued, safe access of those provincial parks;

And be it further resolved that the Province also provide road funding to maintaining and build secondary access emergency roads and bridges connected to provincial parks.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide road funding for the maintenance and building of local government roads that connect to and provide access to provincial parks. Nor have members considered a request for the Province to maintain and build secondary access emergency roads and bridges connected to provincial parks.*

*However, the Committee notes that members endorsed resolution 2020-EB21 which asked the Province to enable access to provincial parks, with access roads designated as public roads and maintained as such.*

*In response to the 2020 resolution, the provincial government stated that its budget “does not include the repair and maintenance of roads accessing BC Parks”, but indicated that licensees and other agencies are encouraged to keep as many roads open as possible.*

*The Committee further notes that the UBCM Executive endorsed referred resolution 2013-B128 which asked the Province to ensure that where there is road access to a provincial park, that the road is properly maintained to ensure public access.*

**Recommendation: Endorse**

**Conference Decision:**

## **LEGISLATIVE**

### **R15- Bylaw Enforcement Notice Penalty Increase for Development Violations City of Coquitlam**

Whereas the *Local Government Bylaw Notice Enforcement Act* provides for an efficient ticket and adjudication process that local governments have successfully implemented through the issuance of bylaw notices to obtain compliance with a variety of bylaw violations;

And whereas the administrative burden and cost of the Municipal Ticket Information system prevents the practical use of municipal ticketing to obtain compliance with local government bylaws;

And whereas the development industry may not be in compliance with local government bylaws related to the well-being of the neighbourhoods adjacent to their developments, and the current penalty amounts of bylaw notices are not significant enough to bring the development community into compliance with local government bylaws:

Therefore be it resolved that UBCM request the Attorney General and Deputy Premier for the Province of British Columbia increase the maximum allowable penalty provided in Section 6 of the *Local Government Bylaw Notice Enforcement Act* from \$500 to \$3,000.

**Comments:**

*The Resolutions Committee notes that the UBCM membership endorsed resolution 2024-NR30 which asked, in part, that the Province permit the Local Government Bylaw Notice Enforcement Act maximum bylaw violation penalty per day to be increased to \$3,000.*

*The Committee also notes that the membership endorsed resolution 2024-EB38 which asked the Province to increase the maximum penalty for Bylaw Offence Notices and amend the Local Government Bylaw Notice Enforcement Act accordingly.*

**Recommendation: Endorse**

**Conference Decision:**

## SELECTED ISSUES

### R16- Lobbyist Registration

#### City of New Westminster, City of Vancouver

Whereas the Government of BC has recognized the potential impact of lobby activities for its public office holders and introduced the *Lobbyist Transparency Act* to provide the Government of BC legal tools to oversee, monitor and enforce lobbyist activities in pursuit of open, accessible, and accountable government;

And whereas unregulated lobbying activities at the municipal and regional district level can lead to undue influence from special interest individuals, groups, or organizations and BC municipal governments and regional districts are not afforded the same statutory authority to moderate local lobbyist activities:

Therefore be it resolved that UBCM ask that the Government of BC introduce legislative reform that either:

- i. enables municipalities and regional districts to use the Office of the Registrar of Lobbyists for BC, or
- ii. enables municipal councils and regional district boards to establish, monitor, and enforce lobbyist activities within their jurisdictions parallel to mechanisms available under the *Lobbyist Transparency Act*.

#### **Comments:**

*The Resolutions Committee notes that the UBCM membership has endorsed two resolutions addressing lobbyists:*

- *2019-B74 which asked the Province for a lobbying regulation system for municipal government, similar to the provincial mechanism under the BC Lobbyist Registration Act, be established; and*
- *2017-B99, which asked the Province to provide municipalities with the ability to register lobbyists, create rules for lobbyists' conduct in their interactions with elected officials and public servants, and the ability to enforce those rules.*

*In response to the 2019 resolution, the provincial government indicated it was willing to consider initiatives to support accountability, openness, and transparency "in interactions*

*between public servants, elected officials and lobbyists”. However, the Province suggested it was necessary to seek “a clearer understanding of what local governments hope to achieve through a municipal lobbyist registry”.*

**Recommendation: Endorse**

**Conference Decision:**

**Part 4 Section B** - This section contains resolutions that offer the recommendation of No Recommendation or Not Endorse.

## **HEALTH AND SOCIAL DEVELOPMENT**

### **R17- Mental Health Support for Local Elected Officials City of Coquitlam, City of Maple Ridge**

Whereas the stresses faced by local elected officials are increasing due to a degradation in the tone of civil discourse;

And whereas additional mental health supports for local elected officials would be beneficial beyond what is provided by Medical Services Plan and extended health plans;

And whereas elected officials aren’t covered by mental health provisions afforded to local government employees:

Therefore be it resolved that UBCM call upon the Province of British Columbia to implement initiatives that offer mental health supports tailored to the needs of local elected leaders in British Columbia.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide measures to address the mental health and safety needs of local elected officials in British Columbia.*

*The Committee would note that UBCM, through its Group Benefits Plan, offers elected officials:*

- extended health care;*
- dental;*
- employee and family assistance plan (e.g. mental health supports);*
- optional life insurance; and*
- optional accidental death and dismemberment.*

*For those local governments that have their staff benefits through the UBCM Group Benefits Plan, there is the option to provide your elected officials with the same level of benefits/plan design that you provide to your non-union staff for Extended Health and Dental.*

*Benefit programs are offered by an insurance provider, so it is up to that insurance provider what benefits to offer and cover, and this has been negotiated with UBCM. Therefore it is not a decision of UBCM or the provincial government, it is reliant on an insurance provider who is willing to offer those benefits. In the case of UBCM's benefit plan, our insurance provided Pacific Blue Cross, has made the benefits program available to elected officials based on the enrollment criteria.*

**Recommendation: No Recommendation**

**Conference Decision:**

#### **R18- Health and Wellbeing of BC's Public Safety Personnel City of North Vancouver**

Whereas psychological-only injury workplace claims have increased five-fold in British Columbia since 2018, particularly within the public safety sector;

And whereas fire and police personnel suffer from occupational stress injuries at rates four times that of the general population, resulting in symptoms of anxiety, depression and trauma which, as a result the demands of their service to our communities, affect their work and personal lives;

And whereas since 2019, over 500 first responders from local governments across BC have participated in the BC First Responder Resiliency Program (FRRP), an educational retreat operating in partnership between the University of British Columbia, Vancouver General Hospital, Vancouver Coastal Health, the British Columbia Professional Fire Fighters Association, the British Columbia Police Association, the Vancouver Police Union, and the Vancouver Police Department, resulting in positive, evidence-based outcomes lasting at least six months past program completion:

Therefore be it resolved that UBCM ask the Province to provide two years of funding for the BC First Responder Resiliency Program to ensure continuous support for first responders across the province while longer-term funding models are developed, ensuring program participants, their employee associations/unions, families and communities, do not bear the direct cost of providing occupational health and safety education for British Columbia's public safety personnel;

And be it further resolved that UBCM ask British Columbia's Ministry of Health, Ministry of Labour, and Ministry of Public Safety and Solicitor General to collaborate with FRRP interest holder organizations to develop mental health and wellness policies, regulations, and funding

mechanisms to ensure the long-term viability and expansion of this program for the benefit of all British Columbia first responders, in communities across the province.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide two years of funding for the BC First Responder Resiliency Program (FRRP) to ensure continuous support for first responders across the province while longer-term funding models are developed. Nor has the membership considered the request of the Province to collaborate with FRRP interest holder organizations to develop mental health and wellness policies, regulations, and funding mechanisms to ensure the long-term viability and expansion of this program.*

*However, the Committee notes that the membership endorsed two resolutions which asked the Province to amend the Workers Compensation Act to add a presumptive clause for mental health injuries to first responders, and that upon receipt of a mental health injury claim, the first responder should receive immediate financial benefits and treatment (2016-B43 and 2015-B73).*

**Recommendation: No Recommendation**

**Conference Decision:**

**R19- Emergency Room Closure Notification  
Village of Harrison Hot Springs**

Whereas access to emergency medical services is critical for all British Columbians and hospital emergency department closures severely disrupt critical healthcare access, potentially endangering communities and lives by delaying urgent medical treatment;

And whereas reliable communication and immediate notification during hospital emergency department closures is essential to ensure the public is informed of alternate healthcare facilities, preventing unnecessary delays;

And whereas a reliable and immediate notification system to alert the public to emergency department closures and alternate care locations is not in place:

Therefore be it resolved that UBCM request that the provincial government establish a standardized emergency notification system, utilizing platforms such as text alerts, mobile alert applications and local media to inform the public of temporary emergency department closures and directing residents to the nearest available healthcare facilities.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to establish a standardized emergency notification system,*

*utilizing platforms such as text alerts, mobile alert applications and local media to inform the public of temporary emergency department closures and directing residents to the nearest available healthcare facilities.*

*However, the Committee notes that the membership has supported resolutions in which local governments are wanting to share timely alerts with their residents, including:*

- 2021-EB5 which asked the Province to find ways/means to have accurate and more timely community-based information that can be shared with local governments and their residents during declared local and provincial states of emergency; and*
- 2018-B8 which asked the Province to provide access to the Alert Ready (emergency alert) system to local governments in order to allow them to broadcast critical and potentially life threatening alerts to residents of their respective communities using the framework of the Alert Ready System.*

*The Committee also notes that the membership has consistently endorsed resolutions supporting the resourcing and strengthening of primary care as part of the health care system (2023-SR1, 2022-SR1, 2022-EB17, 2017-B42, 2017-B43, 2016-B44, 2015-B70, 2015-B68, 2008-B162, 2006-B48, 2006-B50, 2006-B154, 2006-B156, 2005-B146).*

**Recommendation: No Recommendation**

**Conference Decision:**

## **R20- Strengthening the BC Poverty Reduction Strategy City of Port Moody**

Whereas poverty rates in BC are climbing with the rates of child poverty and seniors in poverty increasing as well as an increasing number of residents who rely on food banks;

And whereas poverty reduction grants for local governments have ceased:

Therefore be it resolved that UBCM ask the provincial and federal governments to strengthen poverty reduction strategies by reinstating poverty reduction grants for local governments;

And be it further resolved the provincial government include in a poverty reduction strategy the recommendations from the BC Human Rights Commissioner and evidence informed best practices, including, but not limited to:

- a timeline and actions for raising social assistance and disability assistance rates to at least 75% of the poverty line;
- examining and eliminating barriers to income such as clawbacks and restrictions;
- timelines and targets for reducing deep poverty;
- Indigenous-specific co-created poverty reduction strategies;

- food security and sovereignty strategies to support healthy people and local food economies; and
- specific programs to support seniors in staying in their homes, reducing the risk of homelessness and poverty, and prioritizing development of housing for unhoused seniors;

And be it further resolved the provincial government include a Basic Income Pilot program in the update of a poverty reduction strategy.

**Comments:**

*The Resolutions Committee advises that while the UBCM membership has consistently supported resolutions addressing a variety of issues seeking poverty reduction strategies, many of the requests in this resolution have not been previously considered.*

*Endorsed resolutions relevant to the above resolution include:*

- *implementing a universal basic income (2024-EB16, 2023-EB17, 2022-EB14);*
- *enhancing coordinated health and social support programs for seniors across BC (2023-NR5, 2022-EB12, 2018-B53, 2017-B51, 2012-B41, 2011-A4, 2011-B63, 2007-B152, 2006-B162);*
- *creating a universal, affordable child care system in BC (2024-EB17, 2023-NR1, 2023-NR2, 2022-EB22, 2022-EB23, 2021-EB67, 2021-EB68, 2020-NR68, 2017-B50, 2016-B49, 2016-B50, 2016-B51, 2014-B39, 2012-B50, 2007-B54, 2007-LR8, 2005-B156);*
- *increasing rental assistance rates (2022-NR13, 2017-B53, 2015-B45, 2014-B44); and*
- *funding, providing and facilitating affordable and adequate housing across BC, with adequate support services to address homelessness (2024-EB23, 2024-EB24, 2024-EB25, 2024-NR26, 2023-NR26, 2023-EB18, 2022-NR64, 2021-LR5, 2020-SR10, 2020-NR70, 2019-B68, 2019-B183, 2015-B46, 2013-B54, 2012-B94, 2009-C28, 2008-A3, 2007-B24, 2006-B81).*

*Regarding the request to include a Basic Income Pilot program in the Poverty Reduction Strategy, staff note that in 2018, the provincial government conducted a two year review to assess the feasibility of a basic income and basic income pilot in BC. In 2021, the government noted that the panel recommended changes to BC's existing social supports and services to address the complex needs and unique circumstances of individuals and families instead of pursuing a basic income model or pilot.*

**Recommendation: No Recommendation**

**Conference Decision:**

## HOUSING

## **R21- Equitable Distribution of Emergency Shelter Beds**

### **City of Chilliwack**

Whereas the Province of British Columbia, through BC Housing, is responsible for ensuring that emergency shelter beds are available to meet the needs of individuals experiencing homelessness across all communities;

And whereas some communities have a disproportionately high number of emergency shelter beds per capita compared to other jurisdictions, causing unsustainable pressure on local resources and services in those communities:

Therefore be it resolved that UBCM call on the Province of British Columbia and BC Housing to develop and implement a comprehensive, regionally equitable strategy for the distribution of emergency shelter beds, ensuring that all communities provide proportional and sustainable shelter capacity relative to their population and local service capacity.

#### **Comments:**

*The Resolutions Committee advises that the UBCM membership has not endorsed a resolution calling on the Province and BC Housing to develop and implement a comprehensive, regionally equitable strategy for the distribution of emergency shelter beds, ensuring that all communities provide proportional and sustainable shelter capacity relative to their population and local service capacity.*

*However, the Committee notes that the membership has endorsed resolution 2024-EB24 which focused on broadening the scope of development of shelters, and specifically called on the Province to accelerate its commitment “by including access for every community and expanding permanent, temporary shelters and associated program supports in all BC local governments.”*

*The Committee also notes that the membership has consistently endorsed resolutions calling for action on the part of the provincial and federal governments to fund, provide and facilitate affordable and adequate housing in communities, with adequate support services, to address homelessness (2023-NR26, 2023-EB18, 2022-NR64, 2021-LR5, 2020-SR10, 2020-NR70, 2019-B68, 2019-B183, 2015-B46, 2013-B54, 2012-B94, 2009-C28, 2008-A3, 2007-B24, 2006-B81).*

*More generally, the Committee notes that the membership has endorsed resolutions calling on the provincial and federal governments to work to provide affordable housing for all Canadians (2022-EB26, 2021-EB75, 2019-B30, 2018-B56, 2017-B17, 2015-B47, 2013-B53, 2011-B67, 2011-B175, 2008-B158, 2006-A2, 2006-B162, 2005-B48, 2005-B50).*

**Recommendation: No Recommendation**

**Conference Decision:**

## R22- Response to Extreme Heat Events

### City of Vancouver

Whereas the Province of British Columbia announced updates to the BC Building Code in 2023, effective March 8, 2024, which requires that all new residential buildings provide at least one living space in each dwelling unit designed to remain at or below 26°C;

And whereas this measure aims to protect health and comfort in extreme heat conditions, marking a step toward climate-resilient, thermally safe housing for new builds across the province;

And whereas in response to rising temperatures and an increase in extreme heat events, a “right to cool” for residents to access indoor cooling solutions to safeguard their health and comfort has emerged as an essential component of housing policy, particularly for individuals living in multi-unit residential buildings, where access to adequate active or passive cooling systems may be restricted by strata bylaws or structural limitations:

Therefore be it resolved that UBCM call on the provincial government to amend the *Strata Property Act* to recognize and enshrine a "right to cool" as a fundamental right for residents of strata and multi-unit residential buildings to access cooling solutions, including the installation of air conditioning or heat pumps or passive cooling approaches without unreasonable restrictions from strata corporations;

And be it further resolved that the Province likewise recognize a “right to cool” as an essential component of provincial housing policy, including – but not limited to – creating provincial incentives for strata owners to install heat pumps and other cooling measures to ensure that climate-resilient, thermally safe housing is available for all residents of British Columbia.

#### **Comments:**

*The Resolutions Committee notes that membership has not endorsed a resolution to recognize and enshrine a “right to cool” as a fundamental right for residents of strata and multi-unit residential buildings, however membership has endorsed resolution 2023-NR29 which asked the Province to amend the Strata Property Act to allow the addition of heat pumps or other efficient mechanical cooling systems without the need to amend individual Strata corporation bylaws.*

*The Committee also notes that the membership has endorsed several additional resolutions calling for provincial assistance and programs to support and incent energy retrofits of buildings to, in-part, help lower GHG emissions (2022-EB31, 2022-NR18, 2021-EB40, 2019-B152, 2018-B31, 2014-B28, 2014-B64, 2012-B25) and calling for federal and provincial programs to provide incentives for residential energy efficiency (2020-NR52, 2014-B28, 2014-B93, 2012-B25, 2010-B86, 2009-B166, 2007-B33, 2007-B177, 2006-B111).*

*The Committee advises that the provincial and federal governments along with BC Hydro offer a rebate program for heat pump installation through CleanBC Better Homes Energy Savings*

*Program. However, the rebate is only available for single family homes, duplex, triplex, row homes and townhomes.*

**Recommendation: No Recommendation**

**Conference Decision:**

**R23- Enhancing Housing Stability through Preventive Measures and Supportive Programs**

**City of Langley**

Whereas the housing crisis in British Columbia is influenced by both insufficient housing supply and escalating demand pressures, leading to affordability challenges and housing insecurity that forces many individuals and families into unsafe and precarious living conditions, increasing their vulnerability to exploitation and victimization;

And whereas preventive strategies, including the provision of adequate supports and access to portable rental subsidies, are essential to maintain housing stability and prevent homelessness:

Therefore be it resolved that the Province of British Columbia, in partnership with local governments and non-profit housing providers, expand programs to reduce housing vulnerability by expanding portable rental subsidies, enhancing support services, investing in preventive strategies, and providing direct grants to local governments to improve housing stability.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to, in partnership with local governments and non-profit housing providers, expand programs to reduce housing vulnerability by expanding portable rental subsidies, enhancing support services, investing in preventive strategies, and providing direct grants to local governments to improve housing stability.*

*However, the Committee notes that the membership has consistently endorsed resolutions calling for action on the part of the provincial and federal governments to fund, provide and facilitate affordable and adequate housing in communities, with adequate support services, to address homelessness including 2024-SR3, 2024-EB23, 2024-EB24. The Committee also notes that the membership has supported a variety of resolutions seeking assistance for renters, including 2023-EB17, 2022-EB28 and 2022-NR13.*

*The Committee also notes that in their background materials, the sponsor provides additional background on possible local government roles in addressing housing instability, noting that "Local governments are uniquely positioned to understand and respond to their communities' specific housing needs. By leveraging established relationships with local stakeholders, municipalities can convene diverse parties to collaborate on housing solutions."*

*As one example, the sponsor points towards Collaborative Efforts through Rental Connect Programs:*

*“While senior governments provide the necessary financial support through portable rent subsidies, local governments facilitate the on-the-ground implementation by:*

- Engaging Landlords and Property Owners: Encouraging participation in affordable housing programs through incentives and support.*
- Offering Educational Resources: Providing training for landlords and tenants to promote successful tenancies.*
- Maintaining Rental Inventories: Keeping updated records of available and compliant rental units to match with prospective tenants.”*

**Recommendation: No Recommendation**

**Conference Decision:**

#### **R24- Ending Residential Tenancies Due to Income Eligibility City of Burnaby**

Whereas there is a desire on behalf of the Province for local governments to require private developers to construct affordable inclusionary housing units through the use of Inclusionary Zoning Bylaws;

And whereas Housing Agreements between local governments and the property owners are required to ensure that the affordability of inclusionary housing units constructed through Inclusionary Zoning Bylaws are secured over time, and Housing Agreements terms may include specifics on target population for the units and management considerations such as income testing;

And whereas operators, other than public housing bodies that build required inclusionary rental units may choose to operate the affordable rental units in compliance with Housing Agreement terms but currently section 49.1 of the *Residential Tenancy Act* only permits public housing bodies to end tenancies in housing with eligibility criteria if the tenant ceases to qualify for the rental unit:

Therefore be it resolved that UBCM ask the Province to amend the *Residential Tenancy Act* and Residential Tenancy Regulation to enable all property owners and operators of affordable inclusionary rental units, that are subject to tenant income eligibility requirements, to end tenancies if a tenant household ceases to qualify for the tenancy, by exceeding the income eligibility threshold.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to amend the Residential Tenancy Act and Residential Tenancy Regulation to enable all property owners and operators of affordable inclusionary rental units,*

*that are subject to tenant income eligibility requirements, to end tenancies if a tenant household ceases to qualify for the tenancy.*

*However, the Committee notes that the membership has supported a variety of resolutions seeking assistance to renters, including:*

- 2023-EB17 which asked for increased rental stock, mitigate no-fault evictions, and close the gap between households in core housing needs and rental housing costs; and*
- 2022-EB28, 2017-B51, 2013-B53 all of which sought additional aid and support for senior renters.*

**Recommendation: No Recommendation**

**Conference Decision:**

## **R25- Simplifying Access to Public Land for Housing District of Squamish**

Whereas public lands are often required to support the delivery of publicly funded affordable and attainable rental housing;

And whereas the process of securing or modifying lands controlled or previously granted by the Province to support publicly funded housing projects remains convoluted and extremely lengthy and has not been addressed in the recent provincial efforts to streamline provincial permitting for housing under PermitConnectBC:

Therefore be it resolved that UBCM request that the Province establish a streamlined pathway to expedite the public-owned land grants and related title-reverter process for public attainable and affordable housing applications while upholding and recognizing the commitments of the *Declaration on the Rights of Indigenous Peoples Act*.

### **Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to establish a streamlined pathway to expedite the public-owned land grants and related title-reverter process for public attainable and affordable housing applications while upholding and recognizing the commitments of the Declaration on the Rights of Indigenous Peoples Act.*

*However, the Committee notes that the membership endorsed resolution 2000-B42 which asked the Province to discharge all "possibility of reverter" and other restrictions from lands granted to municipalities, in order to permit these locally-owned land assets to be managed by local governments for the benefit of their local constituents. The Committee acknowledges that this is a dated reference.*

**Recommendation: No Recommendation**

**Conference Decision:**

**R26- Discharging Restrictive Land Covenants to Support Small Scale Multi-Unit Housing  
District of Squamish**

Whereas the Province of BC passed Bill 44 – *Housing Statutes (Residential Development) Amendment Act* in 2023 to reduce zoning barriers for small-scale multi-unit housing and required municipalities to update Official Community Plans and zoning bylaws to allow for increased densification;

And whereas private common-law covenants on land titles can be out of alignment with updated Bill-44 zoning and leads to regulatory confusion and barriers to achieving Bill-44 objectives:

Therefore be it resolved that UBCM request that the Province work on a mechanism to override or neutralize outdated common-law covenant provisions on land titles that are inconsistent with the implementation of Bill-44.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to work on a mechanism to override or neutralize outdated common-law covenant provisions on land titles that are inconsistent with the implementation of Bill-44.*

*However, the Committee notes that the membership has endorsed two resolutions seeking release from restrictive and redundant covenants that can conflict with bylaws and impact the development of property (2018-B133 and 2010-B141).*

**Recommendation: No Recommendation**

**Conference Decision:**

**COMMUNITY SAFETY**

**R27- Regulating Vape Shops  
City of New Westminster**

Whereas Health Canada has stated that they share the concerns of parents, educators, youth and public stakeholders regarding the increase of youth vaping in Canada;

And whereas the Liquor and Cannabis Regulation Branch oversees provincial liquor and cannabis regulations, including licensing and monitoring of private cannabis retailers:

Therefore be it resolved that UBCM ask that the Province of BC include retail stores used primarily for sale of electronic nicotine or e-cigarettes under the Liquor and Cannabis Regulation Branch and thereby include restrictions that regulate where and how many of these retail stores are able to receive business licences in a community.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling upon the Province to restrict the sale of electronic nicotine by regulating where and how many e-cigarette retail stores are able to receive business licences in a community.*

*However, the Committee notes that the membership endorsed resolutions seeking to regulate electronic nicotine, e-cigarettes or vape products, including:*

- 2019-B59 which asked the Province to enact strict regulations regarding the marketing and selling of e-cigarettes and vapour products to minors;*
- 2019-B173 (Executive endorsed) which asked Health Canada and the provinces and territories to coordinate additional public policy and regulations to address access, sale and appeal of vape products to youth, and offer additional enforcement resources, to halt the growing usage of vape products among youth as a matter of concern to local government and their communities; and*
- 2014-B131 which asked the Province to regulate the use and sale of electronic cigarettes and other vaporizing systems intended to replicate the smoking experience under the British Columbia Tobacco Control Act and Regulations.*

**Recommendation: No Recommendation**

**Conference Decision:**

**R28- Creating Safer Streets through Provincial Bear Spray Legislation  
City of Burnaby**

Whereas the existing restrictions provided through the Health Canada *Pest Control Products Act*, enforcement through Criminal Code of Canada Sections 90(1) and 92(1) have proven inadequate to prevent the increasing acquisition and criminal misuse of bear spray in urban areas;

And whereas local government bylaws are insufficient to address criminal procurement in other local governments or online:

Therefore be it resolved that UBCM ask the Province to develop legislation to control the sale of bear spray in urban areas.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to develop legislation to control the sale of bear spray in urban areas.*

**Recommendation: No Recommendation**

**Conference Decision:**

#### **R29- Financial Support for Implementation of the *Fire Safety Act* Village of Pemberton**

Whereas the *Fire Safety Act* increases accountability for fire safety and strains financial resources of small municipalities that lack the capacity to conduct additional inspections and manage higher reporting, compliance, and training demands;

Therefore be it resolved that UBCM lobby the provincial government to provide financial support to small municipalities in the form of grant funding to offset the cost of hiring of additional staff to manage new responsibilities under the *Fire Safety Act*;

And be it further resolved that the grant funding be set at an amount to offset 100% of the cost to hire new staff in the first year, with the grant funding decreasing by 20% each year over the following five years, to allow time for small municipalities to adjust to the costs associated with implementing the *Fire Safety Act*.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide financial support to small municipalities in the form of grant funding to offset the cost of hiring of additional staff to manage new responsibilities under the Fire Safety Act. Nor has the membership considered the second request that the grant funding be set at an amount to offset 100% of the cost to hire new staff in the first year, with the grant funding decreasing by 20% each year over the following five years, to allow time for small municipalities to adjust to the costs associated with implementing the Fire Safety Act.*

*The Committee advises that the UBCM membership has endorsed numerous resolutions opposing the Province's decision to download responsibilities under the Fire Safety Act to regional districts, due to their lack of financial and technical resources, and capacity to take on new duties, including inspections and investigations. UBCM, through the Single Standard of Fire Safety Working Group, worked with the Office of the Fire Commissioner (OFC) to develop a solution that was endorsed by the UBCM Executive in 2023. This solution sees the OFC perform fire inspections and investigations on behalf of regional districts, when asked by the regional district, at no cost. The Fire Safety Act came into force on August 1, 2024.*

**Recommendation: No Recommendation**

**Conference Decision:**

**R30- Interim Diking Policy Updates  
District of Squamish**

Whereas communities across British Columbia face increasing flood risks due to climate change, extreme weather events, and aging dike infrastructure currently present an unacceptable level of risk to many communities necessitating proactive flood protection measures;

And whereas in 2024 the province put forward “From Flood Risk to Resilience: a BC Flood Strategy to 2035” that highlights the need for adaptive and practical flood risk management solutions, yet many local governments face financial constraints that prevent them from fully upgrading dikes to provincial standards which require costly upgrades that may delay urgent flood protection measures:

Therefore be it resolved that UBCM urge the Province of British Columbia to amend dike policies to allow interim dike upgrades that are part of a plan to achieve all provincial dike standards, provide practical and meaningful flood protection, serving as a step toward full compliance as funding allows in recognition of both the short term need to reduce existing risk to communities and the long term need for the highest standards of flood protection.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution asking the Province to amend dike policies to allow interim dike upgrades that are part of a plan to meet all provincial dike standards, and serve as a step toward full compliance as funding allows in recognition of both the short-term need to reduce existing risk to communities and the long-term need for the highest standards of flood protection.*

*However, the Committee notes that the membership has endorsed several resolutions addressing diking standards and upgrades, including:*

- 2024-NR50 which called on the Province to engage in meaningful consultation with municipalities, diking authorities, and interested parties to develop and implement revised standards that strike a balance between ensuring public safety and mitigating undue financial burdens on local governments;*
- 2022-EB39 which called on the Province to, in part, fund dike maintenance in order to bring B.C. dikes up to regulatory requirements and proactively forestall catastrophic dike failures during weather events and spring freshet;*
- 2020-EB14 which called on the Province to consider applications for funding essential and cost-effective minor dike upgrades that may not meet seismic standards;*
- 2018-B33 which, among other things, called on the Province to clarify the roles and responsibilities of local governments in relation to dike upgrades and climate change, and provide long-term funding to support municipal dike corridor upgrade strategies; and*

- 2017-B85 which called on the Province to revise the Seismic Design Guidelines for Dikes to reflect predicted local ground settlement conditions with the primary goal of community flood protection.

*The Resolutions Committee also notes that the UBCM membership has endorsed multiple resolutions calling on the Province to be established as the diking authority in all local governments (2023-EB29, 2022-SR3, 2015-B52) and in local governments under 20,000 in population (2014-B75).*

*More generally, the Committee notes that the membership has consistently endorsed resolutions requesting support and/or funding for flood protection, prevention and mitigation measures (2024-EB35, 2022-SR3, 2021-EB6, 2020-SR1, 2020-NR16, 2019-B12, 2018-B123, 2018-B94, 2018-B37, 2016-B56, 2015-B97, 2015-B7, 2014-B76).*

**Recommendation: No Recommendation**

**Conference Decision:**

## **ENVIRONMENT**

### **R31- Illegal Dumping in Rural Areas Clean-up Funding Fraser Valley Regional District**

Whereas the Province of British Columbia does not have a funding policy in place to offset costs associated to illegal dumping in rural areas of British Columbia;

And whereas the dumping/tipping fees, equipment, and fuel costs to clean-up the effects of abandoned vehicles, garbage, and litter unfairly places hardships on the efforts of dedicated volunteers and requires the backing of private donations to cover the costs associated with the clean-up work;

And whereas these sites are unsightly, negatively impact environmentally sensitive areas including waterways and natural spaces, posing a threat to public safety;

And whereas the sites are located on rural Crown land area, and can be directly associated with the impacts of low inventories of affordable housing in the Province of British Columbia:

Therefore be it resolved that UBCM ask the provincial government to take urgent steps to develop a policy to support a community-based funding model to support clean-up efforts on Crown lands undertaken by volunteers and organized interest groups.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a*

*resolution asking the Province to take urgent steps to develop a policy to support a community-based funding model to support clean-up efforts on Crown lands undertaken by volunteers and organized interest groups.*

*However, the Committee notes that the membership endorsed resolution 2021-EB32 which asked the Ministry of Environment and Climate Change Strategy to report out on the action of the provincial working group, review resources and strategies for addressing illegal dumping and optimize partnerships with local governments to more effectively combat this problem.*

*The Committee also notes that the membership endorsed resolution 2023-EB45 which specifically asked the Province follow through on changes made to the Agricultural Land Commission Act that would in part “invest more resources in prosecuting offenders who unlawfully deposit waste on agricultural land.”*

*The Committee further notes that the membership has endorsed three resolutions addressing minimum staffing levels to address illegal dumping, 2024-NR99, 2021-EB30 and 2017-B64, all of which asked the Province, in part, to provide adequate funding to the designated Ministry to ensure minimum staffing levels can be maintained in all areas of the Province to address the issue of illegal dumping.*

**Recommendation: No Recommendation**

**Conference Decision:**

## **REGIONAL DISTRICTS**

### **R32- Strengthening Regional Emergency Management Capacity**

#### **Village of Lions Bay**

Whereas regional districts in British Columbia are responsible for providing only a limited number of mandated services, including emergency management for electoral areas, regional solid waste planning, and governance for electoral areas, as outlined in the *Local Government Act*;

And whereas many small municipalities lack the financial and staff resources necessary to effectively undertake emergency planning and response, including the ability to operationalize an Emergency Operations Centre during a crisis, leaving them vulnerable during major emergencies or disasters:

Therefore be it resolved that UBCM ask the Province of British Columbia to amend the *Local Government Act* and *Community Charter*, as necessary, to authorize regional districts to provide emergency planning and response services not only to electoral areas but also to member

municipalities that choose to opt in, ensuring a centralized and coordinated approach to emergency management.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution asking the Province to amend the Local Government Act and Community Charter, to authorize regional districts to provide emergency planning and response services to member municipalities that choose to opt in.*

*Under section 21 of the Emergency and Disaster Management Act, regional districts and municipalities, among others, are authorized to join together and establish a multijurisdictional emergency management organization (MJEMO) to "provide, in relation to the areas or matters for which the organization has responsibility, oversight, leadership and coordination of activities with respect to each phase of emergency management." This authority for multiple parties to enter into an MJEMO does not include an opt-in clause for municipalities, as is requested by the sponsor of this resolution.*

*More generally, the Committee notes that the membership has endorsed numerous resolutions seeking ongoing funding and support for emergency management (2024-EB36, 2022-EB34, 2022-EB35, 2022-NR23, 2020-SR1, 2020-EB38, 2019-B11, 2018-B107, 2017-B86, 2017-B86, 2016-B56, 2015-B7, 2015-B77, 2015-B78, 2014-B76) and disaster recovery (2019-B104, 2019-B97, 2018-B100, 2015-B5).*

**Recommendation: No Recommendation**

**Conference Decision:**

## **FINANCE**

### **R33- Equitable Distribution of Non-Casino Gaming Revenue City of Port Moody**

Whereas the City of Port Moody advocated for more equitable distribution of gaming revenues, and was subsequently asked by the Minister of Public Safety and Solicitor General to provide viable options for the Ministry's review and consideration to remedy significant funding inequities created by revenue sharing agreements with local governments hosting casinos;

And whereas more broadly and equitably sharing gaming revenue, excluding revenue allocated to casino host communities, with municipalities will reduce the financial inequity that has been inadvertently created by providing significant revenue windfalls to host municipalities and support non-host communities in enhancing the livability of their communities across the province:

Therefore be it resolved that UBCM request that the Province amend gaming revenue distribution policies, excluding existing agreements to communities that host casinos, to include advancing equity in the allocation of gaming revenues;

And be it further resolved that the Province establish a working group with interested communities to discuss gaming revenue sharing and equity policy changes.

**Comments:**

*The Resolutions Committee advises that the UBCM membership considered, but did not endorse resolution 2024-NR65, also from the same sponsor, that asked the Province to amend gaming revenue distribution policies to include advancing equity. As well, it asked the Province to establish a working group with Port Moody and other non-host communities to discuss gaming revenue sharing and equity policy changes.*

*The sponsor has updated this year's resolution to exclude existing agreements to communities that host casinos when it asks to advance equity in the allocation of gaming revenues. It also differs in that the working group is open to all interested communities, whereas the 2024 resolution asked that the working group include only non-host communities.*

*The Committee notes that the membership has endorsed resolutions calling on the Province to share a portion of lottery revenue with:*

- *all BC local governments (2011-B28, 2008-B119); and*
- *communities under 10,000 (2020-EB37).*

*Further, the membership has endorsed resolutions requesting that BCLC eGaming revenues be used as follows:*

- *2023-NR57 which asked to allocate a portion of BCLC's online revenues based on per capita or eGaming revenue earned from each municipal resident spend;*
- *2019-B131 which asked to share 10% of net revenue from online gambling with local governments on the basis of population; and*
- *2018-B112 which asked to fund a Community Gaming Grant program to financially support non-host communities with populations of less than 25,000.*

**Recommendation: No Recommendation**

**Conference Decision:**

## **LAND USE**

### **R34- Industrial Lands Shortage City of Maple Ridge**

Whereas the Province has a critical industrial lands shortage;

And whereas there is a need for protecting and developing industrial lands to support rapidly growing communities such as in the Lower Mainland region:

Therefore be it resolved that the UBCM advocates that the Province prioritizes and partners on enabling strategic industrial land opportunities within local government jurisdictions.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling in the Province to prioritize and partner on enabling strategic industrial land opportunities within local government jurisdictions.*

*The Committee notes that members endorsed resolution 2023-NR61, which asked the Province for community opportunities to pilot agritech - within a dedicated area for agri-industrial activity - in alignment with the BC Food Security Task Force Findings and Recommendations report.*

*In response to resolution 2023-NR61, the provincial government clarified that there are “no restrictions on using agritech for food production on the ALR, including the use of robotics and drones”, and in fact amended the ALR Use Regulation in 2022 to enable vertical farming operations on the ALR. The Province suggested that for agritech activities not permitted by ALR regulations, “an owner can work with their local government to submit a non-farm use application to the Agricultural Land Commission to seek approval for the activity.” The Province further encouraged local governments to “review industrial lands that are currently adjacent to agricultural lands to determine whether they can be intensified or reallocated for agritech use,” or “consider conducting industrial land use inventories to review how much industrial land currently exists, what it is being used for, and if any portion could be reallocated for agritech use.”*

*The Committee also notes that members endorsed resolution 2023-NR69, which called on the Province to enable local governments to levy a vacant property tax on commercial and industrial properties.*

*In response to resolution 2023-NR69, the provincial government expressed caution, noting that amendments to the Community Charter would be necessary to grant local governments such taxation authority, and wondered whether smaller local governments would even be interested.*

**Recommendation: No Recommendation**

**Conference Decision:**

**R35- Provincial Financial Support for Municipal Industrial Land Planning  
District of Squamish**

Whereas a sufficient supply of industrial land in all categories (i.e. production, distribution, repair, manufacturing, transportation, trade-enabling, warehouse, wholesale, etc.) is critical for local, regional and provincial economies and workforce growth, and industrial lands face scarcity and underdevelopment challenges and loss and conversion to other uses;

And whereas balanced attention to local and regional industrial land protection and planning is disadvantaged by lack of available funding for local governments to assist with the unique planning and development challenges and opportunities for these lands:

Therefore be it resolved that UBCM request that the provincial government provide new funding programs for local and regional governments to support preparation or updating of industrial land inventories, assessments, strategies, plans, and guidelines for their protection and optimal development.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution calling on the Province to provide new funding programs for local and regional governments to support preparation or updating of industrial land inventories, assessments, strategies, plans, and guidelines for their protection and optimal development.*

*The Committee also advises that the membership considered, but did not endorse resolution 2006-B120, which asked the Province to invite affected communities, industry groups and other stakeholders to form an Industrial Lands Committee, tasked with conducting an advisability and feasibility study in consultation with affected communities, industry groups and other stakeholders on the establishment of an Industrial Land Reserve.*

**Recommendation: No Recommendation**

**Conference Decision:**

## **ELECTIONS**

### **R36- Aligning the By-Election Provisions of the *School Act* with those of the *Local Government Act* City of Coquitlam**

Whereas the provincial government establishes the legislative framework under which all local governments in British Columbia deliver local government and school trustee by-elections;

And whereas the provisions in the *School Act* related to the timelines for setting a general voting day for a by-election differ from those in the *Local Government Act*, with the latter providing more flexibility;

And whereas a certain degree of flexibility is needed in setting a general voting day for a by-election in order to address timing challenges and minimize potential conflicts for candidates and voters, and to address logistical considerations and operational needs:

Therefore be it resolved that in order to allow local governments the same flexibility in setting a general voting day for a school trustee by-election as for a local government by-election, that UBCM request that the provincial government revise the wording in Section 36(3.1) of the *School Act* to align with the wording in Section 54(4) of the *Local Government Act*, to read as follows:

“36.(3.1) In the case of a trustee election required to be conducted by a municipality, the municipal council must appoint a chief election officer as soon as practicable after being notified under subsection 3(b)”

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a resolution asking the Province to revise the wording in Section 36(3.1) of the School Act to align with the wording in Section 54(4) of the Local Government Act, to allow local governments the same flexibility in setting a general voting date for a school trustee by-election as for a local government by-election.*

**Recommendation: No Recommendation**

**Conference Decision:**

## SELECTED ISSUES

### R37- Safe Welcome Communities District of Squamish

Whereas UBCM, its members, and the province of BC have advocated for, and implemented programs, projects, and investment to support a just, equitable, safe, and welcoming society;

And whereas political extremism that proposes isolation, exclusion, and division is attempting to gain foothold globally, threatening the values we hold dearly:

Therefore be it resolved that UBCM and its members reiterate their unwavering commitment to a just, equitable, safe, welcoming society;

And be it further resolved that UBCM encourage the Province of BC to do the same.

**Comments:**

*The Resolutions Committee advises that the UBCM membership has not previously considered a*

*resolution asking UBCM, its members and the Province to reiterate their unwavering commitment to a just, equitable, safe and welcoming society.*

*However, the Committee notes that the membership has consistently supported resolutions that seek to address different forms of discrimination (2021-EB76, 2017-B123, 2016-B98, 2016-B103, 2013-B87).*

**Recommendation: No Recommendation**

**Conference Decision:**

### **R38- Tracking and Reporting of Votes on Motions and Resolutions City of New Westminster**

Whereas the Lower Mainland Local Government Association, the Union of BC Municipalities, and the Federation of Canadian Municipalities advocate for issues that impact their member local governments;

And whereas local elected officials are financially supported to attend and to advocate on behalf of their local constituents at these organizations' annual conferences, however there is no voting record to inform constituents on how their elected representatives voted on motions and resolutions:

Therefore be it resolved that LMLGA begin tracking and reporting how attendees vote on motions and resolutions at its annual convention and submit a motion to UBCM and FCM advocating for those organizations to do the same.

**Comments:**

*The Resolutions Committee advises that the membership has not previously considered a resolution calling on LMLGA to begin tracking and reporting how attendees vote on motions and resolutions at its annual convention and submit a motion to UBCM and FCM advocating for those organizations to do the same.*

*The Committee also advises that there are resource implications for LMLGA in asking them to track member voting.*

**Recommendation: No Recommendation**

**Conference Decision:**



# **LOWER MAINLAND**

LOCAL GOVERNMENT ASSOCIATION

## **APPENDIX "A"-Clean Version**

## **BYLAWS**

### **Part 1 - Interpretation**

1. In these bylaws, unless the context otherwise requires,
  - (1) "directors" means the directors of the Association for the time being;
  - (2) "Executive" has the meaning ascribed thereto in paragraph 60;
  - (3) "First Nation" means an aboriginal governing body, however it is organized and established by aboriginal people in their traditional territory in British Columbia;
  - (4) "Governing Body" means:
    - (a) in respect of a municipality – such municipality's council, including the mayor;
    - (b) in respect of a regional district – such regional district's board, including the chair; and
    - (c) in respect of another local government –such local government's governing body;
  - (5) "Membership Area" means the Area comprised of the Squamish-Lillooet Regional District, the Metro Vancouver Regional District, the Fraser Valley Regional District, and the Town of Gibsons;
  - (6) "Non-Voting Member" means a member of the Association who is part of the Non-Voting Member class;
  - (7) "registered address" of a member means the members address as recorded in the register of members;
  - (8) "*Societies Act*" means the *Societies Act* of the Province of British Columbia from time to time in force and all amendments to it;
  - (9) "Voting Member" means a member of the Association who is part of the Voting Member class; and
  - (10) if not defined above, the meaning of such words as defined in the *Societies Act*.
2. Words importing the singular include the plural and vice versa; and words importing a male person include a female person and a corporation.

## **Part 2 - Membership**

### **Classes**

3. The Association shall have two classes of membership:
  - (1) the Non-Voting Member class which consists of the Non-Voting Members; and
  - (2) the Voting Member class which consists of the Voting Members.

### **Eligibility**

4. The following shall be eligible for membership in the Society as Non-Voting Members:
  - (1) municipalities, regional districts, and other local governments, including First Nations, located within the Membership Area; and
  - (2) past Presidents of the Association who are no longer Voting Members.
5. The following shall be eligible for membership in the Society as Voting Members:
  - (1) each member of the Governing Body of a Non-Voting Member.

### **Application and Admission**

6. Municipalities, regional districts, and other local governments, including First Nations, within the Membership Area may apply to the directors for membership in the Association as Non-Voting Members and on acceptance by the directors shall be a Non-Voting Member.
7. Each individual who becomes a member of the Governing Body of a Non-Voting Member shall automatically become a Voting Member of the Association without application.
8. All past Presidents of the Association shall automatically become members of the Association for their lifetimes and will be Voting Members while they are the member of a Governing Body of a Non-Voting Member and, otherwise, will be Non-Voting Members.

### **Voting**

9. Non-Voting Members shall not be entitled to vote at any meetings of the members of the Association.
10. Voting Members shall be entitled to vote at all meetings of the members of the Association subject to the terms of these bylaws.

## **Duties**

11. Each member of the Association shall:
  - (1) uphold the Association's constitution; and
  - (2) comply with these bylaws.
12. Each Non-Voting Member, who is not an individual, shall:
  - (1) authorize an individual to be the Non-Voting Member's representative to act on that person's behalf;
  - (2) be responsible for keeping an accurate list of the names, addresses for delivery, email addresses, and telephone numbers of the members of its Governing Body and its representative and shall provide this list to the executive director within thirty (30) days of request by the executive director; and
  - (3) pay the applicable membership dues and fees and any other subscription or debt to the Association when due.

## **Membership Dues**

13. The amount of the first annual membership dues shall be determined by the directors and after that the annual membership dues shall be determined by the members at the annual general meeting of the Association.
14. Any outstanding dues or fees must be paid before the annual general meeting and before members will be permitted to vote at the annual general meeting. The annual membership dues must be paid upon receipt of the dues invoice, which will be sent out following each annual general meeting.

## **Termination of Membership**

15. A Voting Member's membership in the Association will terminate on the earlier of:
  - (1) the date on which the Non-Voting Member whose Governing Body the Voting Member is a member of ceases to be a Non-Voting Member;
  - (2) the date on which the Voting Member is no longer a member of the Governing Body of a Non-Voting Member; and
  - (3) the date such person otherwise ceases to be a member in accordance with these bylaws.
16. A member's membership in the Association will terminate on the earlier of:

- (1) the date that the member delivers a written resignation to the Executive or to the address of the Association;
- (2) if the member is an individual, the date of the member's death;
- (3) the date that the member is expelled in accordance with these bylaws; and
- (4) the date on which the member has not been in good standing of the Association for 12 consecutive months.

### **Expulsion**

- 17. A member may be expelled by a special resolution of the members passed at a general meeting.
- 18. The notice of special resolution for expulsion shall be accompanied by a brief statement of the reason or reasons for the proposed expulsion.
- 19. The member who is the subject of the proposed resolution for expulsion shall be given an opportunity to be heard at the general meeting before the special resolution is put to a vote.

### **Standing**

- 20. All members are in good standing except a Non-Voting Member who has failed to pay any annual membership dues or fees or any other subscription or debt due and owing by such member to the Association. Such member is not in good standing, so long as the debt remains unpaid.

## **Part 3 - Meetings of Members**

### **General Meetings**

- 21. General meetings of the Association shall be held at the time and place, in accordance with the *Societies Act*, that the directors decide. All members shall be entitled to attend all meetings of the members of the Association. The senior staff of a Non-Voting Member shall be entitled to attend all meetings of the members of the Association, but shall not be entitled to vote or to address matters placed before the Association, unless requested by the Executive to do so.

### **Extraordinary General Meetings**

- 22. Every general meeting, other than an annual general meeting, is an extraordinary general meeting.
- 23. The directors may, when they think fit, convene an extraordinary general meeting.

24. A minimum of 10% of members of the Association may request, in writing, an extraordinary general meeting. The written notice shall specify in detail the nature of the business intended to be conducted at the general meeting. The Executive, notice will be provided to all members and the meeting will be held within 60 days of the distribution of the notice. The only business conducted at such extraordinary general meeting shall be business referred to in the said written notice.

### **Notice of Meetings**

25. Notice of a general meeting shall specify the place, day and hour of meeting, and, in case of special business, the general nature of that business.
26. The accidental omission to give notice of a meeting to, or the non-receipt of a notice by, any of the members entitled to receive notice does not invalidate proceedings at that meeting.

### **Annual General Meeting**

27. An annual general meeting shall be held at least once in every calendar year.

## **Part 4 - Proceedings at General Meeting**

### **Special Business at General Meetings**

28. Special business at a general meeting shall be:
- (1) all business at an extraordinary general meeting, except the adoption of rules of order; and
  - (2) all business transacted at an annual general meeting, except:
    - (a) the adoption of rules of order;
    - (b) the consideration of the financial statements;
    - (c) the report of the directors;
    - (d) the report of the auditor, if any;
    - (e) the election of directors;
    - (f) the appointment of the auditor, if required; and
    - (g) the other business that, under these bylaws, ought to be transacted at an annual general meeting, or business which is brought under consideration by the report of the directors issued with the notice convening the meeting.

### **Quorum**

29. No business, other than the election of a chair and the adjournment or termination of the meeting, shall be conducted at a general meeting at a time when a quorum is not present.
30. If at any time during a general meeting there ceases to be a quorum present, business then in progress shall be suspended until there is quorum present or until the meeting is adjourned or terminated.
31. A quorum is 15 Voting Members, representing at least 5 Non-Voting Members present or a greater number that the members may determine at a general meeting.
32. If, within 30 minutes from the time appointed for a general meeting, a quorum is not present, the meeting, if convened on the requisition of members, shall be terminated but in any other case, it shall stand adjourned.
33. If at the continuation of the adjourned meeting, a quorum is not present, the voting members present shall constitute a quorum for the purposes of that meeting.

### **Chair of General Meetings**

34. Subject to paragraph 35, the President, or the Vice-President or in the absence of both, one of the other directors present, shall preside as chairperson of a general meeting.
35. If at a general meeting:
  - (1) there is no President, Vice-Presidents or other director present within 15 minutes after the time appointed for holding the meeting; or
  - (2) the President and all the other directors present are unwilling to act as chair, then the members present shall choose one of their number to be chair.

### **Adjournments**

36. A general meeting may be adjourned from time to time and from place to place, but no business shall be transacted at the continuation of an adjourned meeting other than the business left unfinished at the meeting from which the adjournment took place.

### **Notice of Continuation**

37. When a meeting is adjourned, notice of the continuation of the adjourned meeting shall be given as in the case of the original meeting.
38. Except as provided in this bylaw, it is not necessary to give notice of an adjournment or of the business to be transacted at an adjourned general meeting.

## Resolutions

39. The chair of a meeting may move or propose a resolution.
40. In case of an equality of votes the chair shall not have a casting or second vote in addition to the vote to which he/she may be entitled as a member and the proposed resolution shall not pass.
41. Unless the *Societies Act*, or these bylaws otherwise provide, any action to be taken by a resolution of the members of the Association may be taken by ordinary resolution.
42. Resolutions proposed by members will be considered by the Association at the annual general meeting only if they are received by the directors no later than 45 days prior to the annual general meeting.
43. Resolution(s) proposed by a member must be distributed to the members and their representatives at least 14 days prior to the annual general meeting.
44. Notwithstanding the foregoing, the members may submit any resolution, except a resolution to amend the Constitution or these bylaws, to the annual general meeting for consideration or action at any time if 2/3 of Voting Members in attendance at the annual general meeting approve.

## Voting

45. Each Voting Member in good standing present at a meeting of members is entitled to one vote.
46. Voting is by show of hands.
47. Voting by proxy is not permitted.

## Part 5 - Directors and Officers

### Powers

48. The directors may exercise all the powers and do all the acts and things that the Association may exercise and do, but subject to:
  - (a) all laws affecting the Association;
  - (b) these bylaws; and
  - (c) rules, not being inconsistent with these bylaws, which are made from time to time by the Association in general meeting.

49. No rule, made by the Association in general meeting, invalidates a prior act of the directors that would have been valid if that rule had not been made.

### **Election and Appointment**

50. The first directors are those directors shown on the list of directors filed with the Registrar of Companies.
51. Unless and until changed by ordinary resolution, at the first and at each successive annual general meeting the Voting Members shall elect, from among the Voting Members in good standing:
- (1) a President, a First Vice-President, a Second Vice-President and a Third Vice-President, who shall also be directors; and
  - (2) three (3) additional directors from amongst the Voting Members in good standing.
52. An election may be by acclamation, otherwise it shall be by ballot.
53. If no successor is elected, acclaimed or appointed, the person previously elected, acclaimed or appointed to that position continues to hold office.

### **Nomination**

54. A director may be nominated in advance of the annual general meeting or may be nominated from the floor at the annual general meeting.
55. At the first and each successive annual general meeting, each Regional District that is a Non-Voting Member in good standing, shall appoint a nominee to act as a director and an alternate director. In the event that the nominee fails or refuses to act or can no longer continue as a director, then the alternate director shall act as director. This paragraph may be altered by ordinary resolution provided that such alteration also has the unanimous approval of all Regional Districts that are Non-Voting Member in good standing;

### **Eligibility**

56. A person is eligible to be a director only when they are and while they remain a Voting Member in good standing.

### **Term**

57. The directors shall retire from office at each general meeting when their successors shall be elected.

58. If a director ceases to be a Voting Member in good standing, the director ceases to hold office as a director of the Association.
59. The Executive may by simple majority remove a director before the expiration of his/her term of office, and, subject to paragraph 55, may appoint a successor to complete the term of office.

#### **Executive Committee**

60. The Past President and all directors shall comprise the executive committee of the Association (the "Executive").

#### **Directors May Fill Vacancy**

61. Subject to paragraph 55, the directors may at any time and from time to time appoint a member as a director to fill a vacancy in the directors.
62. A director so appointed holds office only until the conclusion of the next following annual general meeting of the Association, but is eligible for re-election at the meeting.
63. If a director resigns his/her office or otherwise ceases to hold office, the remaining directors shall appoint a member to take the place of the former director.

#### **Number of Directors**

64. No act or proceeding of the directors is invalid only by reason of there being less than the prescribed number of directors in office.

#### **Remuneration**

65. No director shall be remunerated for being or acting as a director but a director may be reimbursed for all expenses necessarily and reasonably incurred by him/her while engaged in the affairs of the Association.

### **Part 6 - Proceedings of Directors**

#### **Meetings**

66. The directors may meet together at the places they think fit to dispatch business, adjourn and otherwise regulate their meetings and proceedings, as they see fit.
67. The directors may from time to time fix the quorum necessary to transact business, and unless so fixed the quorum shall be a majority of the directors then in office.
68. The President shall be chair of all meetings of the directors, but if at a meeting the President is not present within 30 minutes after the time appointed for holding the meeting, the Vice-President shall act as chair; but if neither is present the directors

present may choose one of their number to be chair at that meeting. If the President is unable to complete his/her term of office then the First Vice-President will assume the office of President and the Second Vice-President shall assume the office of First Vice-President and the Third Vice-President shall assume the office of the Second Vice-President.

69. At any time two directors may, request, and upon the request, the President shall, convene a meeting of the directors.

### **Committees**

70. The directors may delegate any, but not all, of their powers to committees consisting of the director or directors as they think fit.
71. A committee so formed in the exercise of the powers so delegated shall conform to any rules imposed on it by the directors, and shall report every act or thing done in exercise of those powers to the earliest meeting of the directors to be held next after it has been done.
72. A committee chair shall be appointed from the board of directors, or if at a meeting the chair is not present within 30 minutes after the time appointed for holding the meeting, the directors present who are members of the committee shall choose one of their number to be chair of the meeting.
73. The members of a committee may meet and adjourn as they think proper.

### **Notice of Meetings**

74. For a first meeting of directors held immediately following the appointment or election of a director or directors at an annual or other general meeting of members, or for a meeting of the directors at which a director is appointed to fill a vacancy in the directors, it is not necessary to give notice of the meeting to the newly elected or appointed director or directors for the meeting to be constituted, if a quorum of the directors is present.
75. A director who may be absent temporarily from British Columbia may send or deliver to the address of the Association a waiver of notice, which may be by letter, email or fax, of any meeting of the directors and may at any time withdraw the waiver, and until the waiver is withdrawn,
  - (1) no notice of meeting of directors shall be sent to that director; and
  - (2) any and all meetings of the directors of the Association, notice of which has not been given to that director shall, if a quorum of the directors is present, be valid and effective.

### **Voting**

- 76. Questions arising at a meeting of the directors and committee of directors shall be decided by a majority of votes.
- 77. In case of an equality of votes the chair does not have a second or casting vote.

### **Resolutions**

- 78. No resolution proposed at a meeting of directors or committee of directors need be seconded and the chair of a meeting may move or propose a resolution.
- 79. A resolution in writing, signed by all the directors and placed with the minutes of the directors is as valid and effective as if regularly passed at a meeting of directors.

## **Part 7 - Duties of Officers**

### **President**

- 80. The President shall preside at all meetings of the Association and of the directors.
- 81. The President is the chief executive officer of the Association and shall supervise the other officers in the execution of their duties.
- 82. The President's local government may provide appropriate administrative support at the request of the Executive and the Association shall pay the reasonable cost of such administrative support. In addition, the Executive may hire an Executive Director.

### **First Vice-President**

- 83. The First Vice-President shall carry out the duties of the President during the President's absence and shall assume such additional duties/responsibilities that may be assigned by the President the Executive or the members.

### **Second Vice-President**

- 84. The Second Vice-President shall carry out the duties of the President and/or First Vice-President if one or both the President and the First Vice-President are absent and shall assume such additional duties/responsibilities that may be assigned by the President, the Executive or the members. The Third Vice-President shall carry out the duties of the President, First Vice-President or Second Vice-President if the President, First Vice-President and Second Vice-President are absent and shall assume such duties/responsibilities that may be assigned by the President, the Executive or the members.



# **LOWER MAINLAND**

LOCAL GOVERNMENT ASSOCIATION

**APPENDIX "A"-Red-lined version**

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**BYLAWS**
**Part 1 - ~~Part 1~~ Interpretation**

1. ~~(1)~~ In these bylaws, unless the context otherwise requires,
  - (1) ~~(1)~~ "directors" means the directors of the Association for the time being;
  - (2) ~~(b)~~ "Executive" has the meaning ascribed thereto in paragraph ~~25(2);60;~~
  - ~~(c)~~ ~~"Non-Voting Members" has the meaning ascribed thereto in paragraph 5(1);~~
  - ~~(3)~~ ~~(d)~~ "First Nation" means an aboriginal governing body, however it is organized and established by aboriginal people in their traditional territory in British Columbia;
  - ~~(4)~~ "Governing Body" means:
    - ~~(a)~~ in respect of a municipality – such municipality's council, including the mayor;
    - ~~(b)~~ in respect of a regional district – such regional district's board, including the chair; and
    - ~~(c)~~ in respect of another local government –such local government's governing body;
  - ~~(5)~~ "Membership Area" means the Area comprised of the Squamish-Lillooet Regional District, the Metro Vancouver Regional District, the Fraser Valley Regional District, and the Town of Gibsons;
  - ~~(6)~~ "Non-Voting Member" means a member of the Association who is part of the Non-Voting Member class;
  - ~~(3)(7)~~ "registered address" of a member means the members address as recorded in the register of members;

~~(4)(8) (e)~~ — "Societies Act" means the *Societies Act* of the Province of British Columbia from time to time in force and all amendments to it;

~~(9) (f)~~ — "Voting ~~Members~~" ~~has~~ Member" means a member of the Association who is part of the Voting Member class; and

~~if not defined above, the meaning ascribed thereto in paragraph 5(2).~~

~~(5)(10) (2)~~ — ~~The definitions of such words as defined in the Societies Act shall apply to these bylaws.~~

2. — Words importing the singular include the plural and vice versa; and words importing a male person include a female person and a corporation.

## Part 2 - ~~Part 2~~ Membership

### ~~Classes~~

3. ~~The members~~ Association shall have two classes of membership:

(1) the ~~Association are~~ Non-Voting Member class which consists of the Non-Voting Members; and

~~(1) — the applicants for incorporation who have not ceased to be members;~~

~~(2) — those the Voting Member class which consists of the Voting Members.~~

### Eligibility

4. ~~The following shall be eligible for membership in the Society as Non-Voting Members:~~

~~(2)(1) municipalities and, regional districts, and other local governments, including First Nations, located within the Squamish-Lillooet Regional District, the Greater Vancouver Regional District (Metro Vancouver) and the Fraser Valley Regional District (collectively, the "Membership Area"), who subsequently become members in accordance with these bylaws; and that have not ceased to be members; and~~

~~(2) a person past Presidents of the Association who holds the office of mayor or councillor of a~~ are no longer Voting Members.

5. The following shall be eligible for membership in the Society as Voting Members:

~~(1) each member municipality or chair or director of the Governing Body of a member~~ Non-Voting Member.

### Application and Admission

6. Municipalities, regional district and districts, and other local governments, including First Nations, within the Membership Area may apply to the directors for membership in the Association as Non-Voting Members and on acceptance by the directors shall be a Non-Voting Member.

~~3.7.~~ Each individual who has not ceased to be becomes a member of the Governing Body of a member Non-Voting Member shall automatically become a Voting Member of the Association without application.

~~4.8.~~ —All past Presidents of the Association shall be automatically become members of the Association for their lifetimes, but they shall only be entitled to vote at all meetings of the members if and will be Voting Members while they are also the member of a Governing Body of a Non-Voting Member and, otherwise, will be Non-Voting Members.

### ~~—(1)—~~ Voting

9. Non-Voting Members —A municipality or regional district within the Membership Area, may apply to the directors for membership in the Association and on acceptance by the directors shall be a member. Those member municipalities and regional districts accepted for membership under this paragraph shall not be entitled to vote at any meeting meetings of the members of the Association (such members being hereinafter collectively called the “Non-

Voting Members”).

~~—(2)— Voting Members — Upon acceptance for membership of a municipality or regional district in accordance with paragraph 5(1), then the mayor and all councillors of such municipality and then the chair or directors of such regional district and all future elected mayors and councillors of such member municipalities and chairs and directors of such member regional districts shall automatically become members of the Association without application. The aforesaid memberships shall continue until the earlier of:~~

~~\_\_\_\_\_ (a) the date such municipality or regional district ceases to be a member;~~

~~\_\_\_\_\_ (b) the date such mayor, councillor, chair or director ceases to hold such office; and~~

~~\_\_\_\_\_ (c) the date such person otherwise ceases to be a member in accordance with these bylaws.~~

5.10. ~~Those members accepted for membership under paragraph 5(2) shall be entitled to vote at all meetings of the members of the Association (such members being hereinafter collectively called the "Voting Members").~~ subject to the terms of these bylaws.

### **Duties**

11. Each member of the Association shall:

(1) uphold the Association's constitution; and

(2) comply with these bylaws.

12. Each Non-Voting Member, who is not an individual, shall:

(1) authorize an individual to be the Non-Voting Member's representative to act on that person's behalf;

(4)(2) be responsible for keeping an accurate list of the names, addresses for delivery, email addresses, and telephone numbers of the ~~Voting Members~~ representing members of its municipality or regional district, Governing Body and its representative and shall provide this list to the executive coordinator or administrative support staff within thirty (30) days upon request. ~~by the executive coordinator or administrative support staff; and~~

(3) ~~Every member shall uphold the constitution and pay the applicable membership dues and fees and any other subscription or debt to the Association when due.~~

### **Membership Dues**

~~(2)(1) comply with these bylaws.~~

6.13. ~~\_\_\_\_\_~~ The amount of the first annual membership dues shall be determined by the directors and after that the annual membership dues shall be determined by the members at the annual general meeting of the Association.

- ~~7.14.~~ Any outstanding dues or fees must be paid before the annual general meeting and before members will be permitted to vote at the annual general meeting. The annual membership dues must be paid upon receipt of the dues invoice, which will be sent out following each ~~AGM~~Annual general meeting.

### **Only Termination of Membership**

15. A Voting Member's membership in the Association will terminate on the earlier of:

- (1) the date on which the Non-Voting ~~Members are required~~ Member whose Governing Body the Voting Member is a member of ceases to pay any annual membership dues. be a Non-Voting Member;
- (2) \_\_\_\_\_ A the date on which the Voting Member is no longer a member of the Governing Body of a Non-Voting Member; and
- ~~(2)~~(3) the date such person shall cease otherwise ceases to be a member of the Association; in accordance with these bylaws.

16. \_\_\_\_\_ by delivering his/her A member's membership in the Association will terminate on the earlier of:

- ~~(3)~~(1) the date that the member delivers a written resignation in writing to the Executive or by mailing or delivering it to the address of the Association;
- \_\_\_\_\_ on his/her death;
- \_\_\_\_\_ on being expelled;
- (2) \_\_\_\_\_ on having if the member is an individual, the date of the member's death;
- (3) the date that the member is expelled in accordance with these bylaws; and
- (4) the date on which the member has not been a member not in good standing, as described in paragraph 10 hereafter, of the Association for 12 consecutive months;

- \_\_\_\_\_ (e) \_\_\_\_\_ on ceasing to hold the office of mayor or councillor of a member municipality or of chair or director of a member regional district;

### ~~(1)~~ Expulsion

8.17. A member may be expelled by a special resolution of the members passed at a general meeting.

9.18. ~~(2)~~ The notice of special resolution for expulsion shall be accompanied by a brief statement of the reason or reasons for the proposed expulsion.

10.19. ~~(3)~~ The member who is the subject of the proposed resolution for expulsion shall be given an opportunity to be heard at the general meeting before the special resolution is put to a vote.

### ~~(1)~~ Standing

11.20. All members are in good standing except a Non-Voting Member who has failed to pay ~~its~~ ~~current or previous~~ any annual membership ~~dues or~~ fees or any other subscription or debt due and owing by ~~itsuch member~~ to the Association. ~~It~~ Such member is not in good standing, so long as the debt remains unpaid.

## Part 3 - ~~Part 3~~ Meetings of Members

### ~~(1)~~ General Meetings

12.21. General meetings of the Association shall be held at the time and place, in accordance with the *Societies Act*, that the directors decide. All members shall be entitled to attend all meetings of the members of the Association. The senior staff of a Non-Voting Member shall be entitled to attend all meetings of the members of the Association, but shall not be entitled to vote or to address matters placed before the Association, unless requested by the Executive to do so.

### ~~(1)~~ Extraordinary General Meetings

13.22. Every general meeting, other than an annual general meeting, is an extraordinary general meeting.

14.23. ~~(1)~~ The directors may, when they think fit, convene an extraordinary general meeting.

~~15.24.~~ ~~(2)~~ A minimum of 10% of members of the Association may request, in writing, an extraordinary general meeting. The written notice shall specify in detail the nature of the business intended to be conducted at the general meeting. The Executive, notice will be provided to all members and the meeting will be held within 60 days of the distribution of the notice. The only business conducted at such extraordinary general meeting shall be business referred to in the said written notice.

#### ~~(1)~~ Notice of Meetings

~~16.25.~~ Notice of a general meeting shall specify the place, day and hour of meeting, and, in case of special business, the general nature of that business.

~~17.26.~~ ~~(2)~~ The accidental omission to give notice of a meeting to, or the non-receipt of a notice by, any of the members entitled to receive notice does not invalidate proceedings at that meeting.

#### Annual General Meeting

~~18.27.~~ An annual general meeting shall be held at least once in every calendar year.

### Part 4 - ~~Part 4~~ Proceedings at General Meeting

#### Special Business at General Meetings

~~19.28.~~ Special business at a general meeting shall be:

- (1) ~~all~~ business at an extraordinary general meeting, except the adoption of rules of order; and
- (2) ~~all~~ business transacted at an annual general meeting, except:
  - (a) ~~the~~ adoption of rules of order;
  - (b) ~~the~~ consideration of the financial statements;

- (c) ~~the report of the directors;~~
- (d) ~~the report of the auditor, if any;~~
- (e) ~~the election of directors;~~
- (f) ~~the appointment of the auditor, if required; and~~
- (g) ~~the other business that, under these bylaws, ought to be transacted at an annual general meeting, or business which is brought under consideration by the report of the directors issued with the notice convening the meeting.~~

~~convening the meeting.~~

~~(1) Quorum~~

~~20.29.~~ No business, other than the election of a chair and the adjournment or termination of the meeting, shall be conducted at a general meeting at a time when a quorum is not present.

~~21.30. (2)~~ If at any time during a general meeting there ceases to be a quorum present, business then in progress shall be suspended until there is quorum present or until the meeting is adjourned or terminated.

~~22.31. (3)~~ A quorum is 15 Voting Members, representing at least 5 Non-Voting Members present or a greater number that the members may determine at a general meeting.

~~23.32.~~ If, within 30 minutes from the time appointed for a general meeting, a quorum is not present, the meeting, if convened on the requisition of members, shall be terminated but in any other case, it shall stand adjourned.

~~24.33.~~ If at the continuation of the adjourned meeting, a quorum is not present, the voting members present shall constitute a quorum for the purposes of that meeting.

### ~~Chair of General Meetings~~

~~25:34.~~ Subject to paragraph ~~20,35.~~, the President, or the Vice-President or in the absence of both, one of the other directors present, shall preside as chairperson of a general meeting.

~~26:35.~~ If at a general meeting:

- (1) there is no President, Vice-Presidents or other director present within 15 minutes after the time appointed for holding the meeting; or
- (2) the President and all the other directors present are unwilling to act as chair, then the members present shall choose one of their number to be chair.

### ~~(1) Adjournments~~

~~27:36.~~ A general meeting may be adjourned from time to time and from place to place, but no business shall be transacted at the continuation of an adjourned meeting other than the business left unfinished at the meeting from which the adjournment took place.

### ~~(2) Notice of Continuation~~

~~28:37.~~ When a meeting is adjourned, notice of the continuation of the adjourned meeting shall be given as in the case of the original meeting.

~~29:38. (3)~~ Except as provided in this bylaw, it is not necessary to give notice of an adjournment or of the business to be transacted at an adjourned general meeting.

### ~~(1) Resolutions~~

~~30:39.~~ The chair of a meeting may move or propose a resolution.

~~31:40.~~ In case of an equality of votes the chair shall not have a casting or second vote in addition to the vote to which he/she may be entitled as a member and the proposed resolution shall not pass.

~~32:41.~~ Unless the *Societies Act*, or these ~~Bylaws~~bylaws otherwise provide, any action to be taken by a resolution of the members of the Association may be taken by ordinary resolution.

~~33.42.~~ Resolutions proposed by members will be considered by the Association at the annual general meeting only if they are received by the directors no later than 45 days prior to the annual general meeting.

~~34.43.~~ Resolution(s) proposed by a member must be distributed to the members and their representatives at least 14 days prior to the annual general meeting.

~~35.44.~~ Notwithstanding the foregoing, the members may submit any resolution, except a resolution to amend the Constitution or these ~~Bylaws~~ bylaws, to the annual general meeting for consideration or action at any time if 2/3 of Voting Members in attendance at the annual general meeting approve.

#### ~~(1)~~ Voting

~~36.45.~~ Each Voting Member in good standing present at a meeting of members is entitled to one vote.

~~37.46.~~ ~~(2)~~ Voting is by show of hands.

~~38.47.~~ ~~(3)~~ Voting by proxy is not permitted.

### Part 5 - ~~Part 5~~ Directors and Officers

#### ~~(1)~~ Powers

~~39.48.~~ The directors may exercise all the powers and do all the acts and things that the Association may exercise and do, but subject to:

- (a) ~~all~~ laws affecting the Association;
- (b) ~~these~~ bylaws; and
- (c) ~~rules~~, not being inconsistent with these bylaws, which are made from time to time by the Association in general meeting.

~~40-49.~~ ~~(2)~~ — No rule, made by the Association in general meeting, invalidates a prior act of the directors that would have been valid if that rule had not been made.

### ~~(1)~~ — Election and Appointment

~~41-50.~~ The first directors are those directors shown on the list of directors filed with the Registrar of Companies~~;~~

~~42-51.~~ Unless and until changed by ordinary resolution, at the first and at each successive annual general meeting the Voting Members shall elect, from among the Voting Members in good standing:

- (1) a President, a First Vice-President, a Second Vice-President and a Third Vice-President, who shall also be directors; and
- (2) three (3) additional directors from amongst the Voting Members in good standing.

52. An election may be by acclamation, otherwise it shall be by ballot.

53. If no successor is elected, acclaimed or appointed, the person previously elected, acclaimed or appointed to that position continues to hold office.

### Nomination

54. A director may be nominated in advance of the annual general meeting or may be nominated from the floor at the annual general meeting.

~~43-55.~~ At the first and each successive annual general meeting, each Regional District that is a Non-Voting Member in good standing, shall appoint a nominee to act as a director and an alternate director. In the event that the nominee fails or refuses to act or can no longer continue as a director, then the alternate director shall act as director. This ~~bylaw 25(3)paragraph~~ may be altered by ordinary resolution provided that such alteration also has the unanimous approval of all Regional Districts that are Non-Voting Member in good standing;

### ~~(4)~~ — Eligibility

~~44-56.~~ A person is eligible to be a director only when they are and while they remain a Voting Member in good standing.

~~(1)~~ Term

~~45.57.~~ The directors shall retire from office at each general meeting when their successors shall be elected.

~~58. (2) If a director ceases to be a Voting Member in good standing, the director ceases to hold office as a director of the Association.~~

~~59. The Executive may by simple majority remove a director before the expiration of his/her term of office, and, subject to paragraph 55, may appoint a successor to complete the term of office.~~

Executive Committee

~~46.60.~~ The Past President and all directors shall comprise the executive committee of the Association (the "Executive").

~~(3)~~ Directors May Fill Vacancy

~~47.1. An election may be by acclamation, otherwise it shall be by ballot.~~

~~(4) if no successor is elected, acclaimed or appointed, the person previously elected, acclaimed or appointed to that position continues to hold office.~~

~~(5) a director may be nominated in advance of the annual general meeting or may be nominated from the floor at the annual general meeting.~~

~~48.61.~~ ~~(1)~~ Subject to ~~bylaw 25(3), paragraph 55,~~ the directors may at any time and from time to time appoint a member as a director to fill a vacancy in the directors.

~~49.62. (2)~~ A director so appointed holds office only until the conclusion of the next following annual general meeting of the Association, but is eligible for re-election at the meeting.

~~50.63.~~ ~~(1)~~ If a director resigns his/her office or otherwise ceases to hold office, the remaining directors shall appoint a member to take the place of the former director.

Number of Directors

~~51.64.~~ No act or proceeding of the directors is invalid only by reason of there being less than the prescribed number of directors in office.

~~(3)~~ Remuneration

~~52.1. If a director ceases to be a Voting Member in good standing, the director ceases to hold office as a director of the Association.~~

~~The Executive may by simple majority remove a director before the expiration of his/her term of office, and, subject to bylaw 25(3), may appoint a successor to complete the term of office.~~

~~53.65.~~ No director shall be remunerated for being or acting as a director but a director may be reimbursed for all expenses necessarily and reasonably incurred by him/her while engaged in the affairs of the Association.

**Part 6 - ~~Part 6~~ Proceedings of Directors**

~~31.~~ ~~(1)~~ Meetings

~~54.66.~~ The directors may meet together at the places they think fit to dispatch business, adjourn and otherwise regulate their meetings and proceedings, as they see fit.

~~55.67. (2)~~ The directors may from time to time fix the quorum necessary to transact business, and unless so fixed the quorum shall be a majority of the directors then in office.

~~56.68. (3)~~ The President shall be chair of all meetings of the directors, but if at a meeting the President is not present within 30 minutes after the time appointed for holding the meeting, the Vice-President shall act as chair; but if neither is present the directors present may choose one of their number to be chair at that meeting. If the President is unable to complete his/her term of office then the First Vice-President will assume the office of President and the Second Vice-President shall assume the office of First Vice-President and the Third Vice-President shall assume the office of the Second Vice-President.

~~57.69. (4)~~ ~~At~~ any time two directors may, request, and upon the request, the President shall, convene a meeting of the directors.

~~32.~~ ~~(1)~~ Committees

~~58.70.~~ The directors may delegate any, but not all, of their powers to committees consisting of the director or directors as they think fit.

~~59.71.~~ ~~(2)~~ A committee so formed in the exercise of the powers so delegated shall conform to any rules imposed on it by the directors, and shall report every act or thing done in exercise of those powers to the earliest meeting of the directors to be held next after it has been done.

~~60.72.~~ ~~33.~~ A committee chair shall be appointed from the board of directors, or if at a meeting the chair is not present within 30 minutes after the time appointed for holding the meeting, the directors present who are members of the committee shall choose one of their number to be chair of the meeting.

~~61.73.~~ ~~34.~~ The members of a committee may meet and adjourn as they think proper.

~~35.~~ Notice of Meetings

~~62.74.~~ For a first meeting of directors held immediately following the appointment or election of a director or directors at an annual or other general meeting of members, or for a meeting of the directors at which a director is appointed to fill a vacancy in the directors, it is not necessary to give notice of the meeting to the newly elected or appointed director or directors for the meeting to be constituted, if a quorum of the directors is present.

~~63.75.~~ ~~36.~~ A director who may be absent temporarily from British Columbia may send or deliver to the address of the Association a waiver of notice, which may be by letter, email or fax, of any meeting of the directors and may at any time withdraw the waiver, and until the waiver is withdrawn,

- (1) ~~—~~ no notice of meeting of directors shall be sent to that director; and
- (2) ~~—~~ any and all meetings of the directors of the Association, notice of which has not been given to that director shall, if a quorum of the directors is present, be valid and effective.

**~~37.~~ ~~(1)~~ Voting**

~~64.~~76. Questions arising at a meeting of the directors and committee of directors shall be decided by a majority of votes.

~~65.~~77. ~~(2)~~ — In case of an equality of votes the chair does not have a second or casting vote.

**~~38.~~ Resolutions**

~~66.~~78. No resolution proposed at a meeting of directors or committee of directors need be seconded and the chair of a meeting may move or propose a resolution.

~~67.~~79. ~~39.~~ — A resolution in writing, signed by all the directors and placed with the minutes of the directors is as valid and effective as if regularly passed at a meeting of directors.

**Part 7 - ~~Part 7~~ Duties of Officers****~~40.~~ ~~(1)~~ President**

~~68.~~80. The President shall preside at all meetings of the Association and of the directors.

~~69.~~81. The President is the chief executive officer of the Association and shall supervise the other officers in the execution of their duties.

~~70.~~82. The President's local government may provide appropriate administrative support at the request of the Executive and the Association shall pay the reasonable cost of such administrative support. In addition, the Executive may hire an Executive Director.

**~~41.~~ First Vice-President**

~~71.~~83. The First Vice-President shall carry out the duties of the President during the President's absence and shall assume such additional duties/responsibilities that may be assigned by the President the Executive or the members.

**~~42.~~ Second Vice-President**

~~72.~~84. The Second Vice-President shall carry out the duties of the President and/or First Vice-President if one or both the President and the First Vice-President are absent and shall

assume such additional duties/responsibilities that may be assigned by the President, the Executive or the members. The Third Vice-President shall carry out the duties of the President, First Vice-President or Second Vice-President if the President, First Vice-President and Second Vice-President are absent and shall assume such duties/responsibilities that may be assigned by the President, the Executive or the members.

### **Executive Director**

~~73.~~85. The Executive Director or administrative support staff shall be responsible for:

- (1) ~~—~~conducting the correspondence of the Association;
- (2) ~~—~~issuing notices of meetings of the Association and directors;
- (3) ~~—~~keeping minutes of all meetings of the Association and directors;
- (4) ~~—~~having custody of all records and documents of the Association;
- (5) ~~—~~having custody of the common seal of the Association;
- (6) ~~—~~maintaining the register of members;
- (7) ~~(g)~~—keeping the financial records, including books of account, necessary to comply with the *Societies Act*; and
- (8) ~~(h)~~—rendering financial statements to the directors, members and others when required.

### **Part 8 - ~~Part 8~~—Indemnities to Directors and Officers**

#### **~~43.~~ Directors**

~~74.~~86. Subject to the provisions of the *Societies Act*, the directors must cause the Association to indemnify a director or former director of the Association and the heirs and personal

representatives of any such person against all costs, charges and expenses, including an amount paid to settle an action or satisfy a judgment actually and reasonably incurred by him, her or them including an amount paid to settle an action or satisfy a judgment in a civil or administrative action or proceeding to which he/she are made a party by reason of his/her being or having been a director of the Association, including any action brought by the Association. Each director of the Association on being elected or appointed must be deemed to have contracted with the Association on the terms of the foregoing indemnity.

#### **~~44.~~ Officers**

~~75.~~87. Subject to the provisions of the *Societies Act*, the directors may cause the Association to indemnify any officer of the Association and his/her heirs and personal representatives against all costs and expenses whatsoever incurred by him/her and resulting from acting as an officer of the Association.

#### **~~45.~~ Insurance**

~~76.~~88. The directors may cause the Association to purchase and maintain insurance for the benefit of any person who is or was serving as a director or officer of the Association and his/her heirs or personal representatives against any liability incurred by him/her as such director or officer.

### **Part 9 - ~~Part 9~~—Execution of Documents**

~~77.~~89. ~~46.~~—Contracts, documents or any instruments in writing requiring the signature of the Association must be signed by any two officers, and all contracts, documents and instruments in writing so signed must be binding upon the Association without any further authorization or formality. The directors must have the power from time to time by unanimous agreement of the directors to appoint an officer or officers on behalf of the Association to sign specific documents, contracts and instruments in writing.

### **Part 10 - ~~Part 10~~—Borrowing**

~~78.~~90. ~~47.~~—In order to carry out the purposes of the Association the directors may, on behalf of and in the name of the Association, raise or secure the payment or repayment of

money in the manner they decide, and, in particular but without limiting the foregoing, by the issue of debentures.

~~79:91.~~ ~~48.~~—No debenture shall be issued without the sanction of a special resolution.

~~80:92.~~ ~~49.~~—The members may by special resolution restrict the borrowing powers of the directors but a restriction imposed expires at the next annual general meeting.

## **Part 11 - ~~Part 11~~ Auditor**

### **~~50.~~—Application**

~~81:93.~~ This Part applies only where the Association is required or has resolved to have an auditor.

### **~~51.~~—Appointment**

~~82:94.~~ The first auditor shall be appointed by the directors who shall also fill all vacancies occurring in the office of auditor.

~~83:95.~~ ~~52.~~—At each annual general meeting the Association shall appoint an auditor to hold office until he/she is re-elected or his/her successor is elected at the next annual general meeting.

### **~~53.~~—Removal**

~~84:96.~~ An auditor may be removed by ordinary resolution.

### **~~54.~~—Notice**

~~85:97.~~ An auditor shall be promptly informed in writing of appointment or removal.

### **~~55.~~—Eligibility**

~~86:98.~~ No director and no employee of the Association shall be auditor.

**~~56.~~ Attendance at Meetings**

~~87.~~99. The auditor may attend general meetings.

**Part 12 - ~~Part 12~~ Notices to Members**

~~88.~~100. ~~57.~~ A notice may be given to a member via email and by posting on the Association web site.

~~89.~~101. ~~58.~~ A notice sent by email and/or posted to the Association web site shall be deemed to have been given on the day it was sent and/or posted.

~~90.~~102. ~~59.~~ ~~(1)~~ At least 14 ~~days~~days' notice of a general meeting shall be given to:

- (1) ~~—~~ every member shown on the register of members on the day notice is given; and
- (2) ~~—~~ the auditor, if Part ~~10~~11 applies.

~~91.~~103. ~~(2)~~ No other person is entitled to receive a notice of general meeting.

**Part 13 - ~~Part 13~~ Bylaws**

~~92.~~104. ~~60.~~ On being admitted to membership, each member is entitled to and the Association shall give him/her, without charge, a copy of the constitution and bylaws of the Association

~~93.~~105. ~~61.~~ These bylaws shall not be altered or added to except by special resolution.

## **Executive Director**

85. The Executive Director or administrative support staff shall be responsible for:
- (1) conducting the correspondence of the Association;
  - (2) issuing notices of meetings of the Association and directors;
  - (3) keeping minutes of all meetings of the Association and directors;
  - (4) having custody of all records and documents of the Association;
  - (5) having custody of the common seal of the Association;
  - (6) maintaining the register of members;
  - (7) keeping the financial records, including books of account, necessary to comply with the *Societies Act*; and
  - (8) rendering financial statements to the directors, members and others when required.

## **Part 8 - Indemnities to Directors and Officers**

### **Directors**

86. Subject to the provisions of the *Societies Act*, the directors must cause the Association to indemnify a director or former director of the Association and the heirs and personal representatives of any such person against all costs, charges and expenses, including an amount paid to settle an action or satisfy a judgment actually and reasonably incurred by him, her or them including an amount paid to settle an action or satisfy a judgment in a civil or administrative action or proceeding to which he/she are made a party by reason of his/her being or having been a director of the Association, including any action brought by the Association. Each director of the Association on being elected or appointed must be deemed to have contracted with the Association on the terms of the foregoing indemnity.

### **Officers**

87. Subject to the provisions of the *Societies Act*, the directors may cause the Association to indemnify any officer of the Association and his/her heirs and personal representatives against all costs and expenses whatsoever incurred by him/her and resulting from acting as an officer of the Association.

## **Insurance**

88. The directors may cause the Association to purchase and maintain insurance for the benefit of any person who is or was serving as a director or officer of the Association and his/her heirs or personal representatives against any liability incurred by him/her as such director or officer.

## **Part 9 - Execution of Documents**

89. Contracts, documents or any instruments in writing requiring the signature of the Association must be signed by any two officers, and all contracts, documents and instruments in writing so signed must be binding upon the Association without any further authorization or formality. The directors must have the power from time to time by unanimous agreement of the directors to appoint an officer or officers on behalf of the Association to sign specific documents, contracts and instruments in writing.

## **Part 10 - Borrowing**

90. In order to carry out the purposes of the Association the directors may, on behalf of and in the name of the Association, raise or secure the payment or repayment of money in the manner they decide, and, in particular but without limiting the foregoing, by the issue of debentures.
91. No debenture shall be issued without the sanction of a special resolution.
92. The members may by special resolution restrict the borrowing powers of the directors but a restriction imposed expires at the next annual general meeting.

## **Part 11 - Auditor**

### **Application**

93. This Part applies only where the Association is required or has resolved to have an auditor.

### **Appointment**

94. The first auditor shall be appointed by the directors who shall also fill all vacancies occurring in the office of auditor.
95. At each annual general meeting the Association shall appoint an auditor to hold office until he/she is re-elected or his/her successor is elected at the next annual general meeting.

### **Removal**

96. An auditor may be removed by ordinary resolution.

### **Notice**

97. An auditor shall be promptly informed in writing of appointment or removal.

### **Eligibility**

98. No director and no employee of the Association shall be auditor.

### **Attendance at Meetings**

99. The auditor may attend general meetings.

### **Part 12 - Notices to Members**

100. A notice may be given to a member via email and by posting on the Association web site.
101. A notice sent by email and/or posted to the Association web site shall be deemed to have been given on the day it was sent and/or posted.
102. At least 14 days' notice of a general meeting shall be given to:
- (1) every member shown on the register of members on the day notice is given; and
  - (2) the auditor, if Part 11 applies.
103. No other person is entitled to receive a notice of general meeting.

### **Part 13 - Bylaws**

104. On being admitted to membership, each member is entitled to and the Association shall give him/her, without charge, a copy of the constitution and bylaws of the Association
105. These bylaws shall not be altered or added to except by special resolution.