



REGULAR MEETING OF MUNICIPAL COUNCIL
AGENDA

Tuesday, April 20, 2021, 5:30 p.m.

Remote Meeting

To attend via Zoom go to www.whistler.ca/CouncilMeetings

1. CALL TO ORDER

2. ADOPTION OF AGENDA

That Council adopt the Regular Council Meeting Agenda of April 20, 2021.

3. ADOPTION OF MINUTES

That Council adopt the Regular Council Meeting Minutes of April 6, 2021; and

That Council adopt the Special Council Meeting Minutes of April 8, 2021.

4. PUBLIC QUESTION AND ANSWER PERIOD

5. MAYOR'S REPORT

6. INFORMATION REPORTS

6.1. Cross Connection Control Program - Update No. 21-040 File No. E210

A presentation by municipal staff.

That Council receive Information Report 21-040 regarding Cross Connection Control Program – Update.

7. ADMINISTRATIVE REPORTS

7.1. DVP01209 – 3254 Arbutus Drive – Front Setback Variance Report No. 21-041 File No. DVP01209

No presentation.

That Council approve the issuance of Development Variance Permit DVP01209 for the proposed development located at 3254 Arbutus Drive to:

1. Vary the front setback from 7.6 to 7.3 metres for a portion of the dwelling's foundation wall,

all as shown on the Architectural plans A1, A2, A3, A4, A5, A6, A7, A8 dated March 5, 2021 prepared by C.S. Clark attached as Appendix B to Administrative Report to Council No. 21-041.

7.2. DVP01205 – 5606 Alta Lake Road – Rear Setback Variance Report No. 21-042 File No. DVP01205

No presentation.

That Council approve the issuance of Development Variance Permit DVP01205 for the proposed new development located at 5606 Alta Lake Road to:

1. Vary the rear setback from 7.6 metres to 3.2 metres for a new detached dwelling, all as shown on the Architectural Plans A0.1, A1.1, A2.2, A2.3, A2.4, A2.5, A3.1 and A3.2, dated March 15, 2021, prepared by Brigitte Loranger Architecture & Planning Ltd. attached as Appendix C to Administrative Report to Council No. 21-042.

7.3. 2021 Community Enrichment Program Grant Funding Awards Report No. 21-043 File No. 3004

No presentation.

That Council approve the 2021 Community Enrichment Program grants funded from general revenue as follows:

- Association of Whistler Residents for the Environment \$3,000
- Whistler Naturalists Society \$3,000
- Community Foundation of Whistler \$3,000
- Howe Sound Women's Centre – Prevention, Education, Advocacy, Counselling and Empowerment \$8,000
- Howe Sound Women's Centre – Whistler Women's Centre – Drop-In \$13,000
- Pathways Serious Mental Illness Society \$6,000
- Sea to Sky Community Services Society – Better At Home \$4,500
- Sea to Sky Community Services Society – Whistler Parent-Tot \$5,000
- Whistler Community Services Society – Counselling Assistance Program \$14,000
- Whistler Institute of Learning Society \$5,000
- Whistler Mature Action Community \$2,000
- Whistler Multicultural Society – Multicultural Community Kitchen \$5,000
- Whistler Multicultural Society – Resilience BC Anti-Racism Network \$4,000
- Whistler Waldorf School Society \$2,000
- Zero Ceiling Society of Canada – Work 2 Live Program \$8,000
- BC Luge Association \$2,000
- Sea to Sky Nordics \$4,000
- Whistler Adaptive Sports Program \$7,000
- Whistler Blackcomb Freestyle Ski Club \$1,600
- Whistler Disc Golf Club \$1,000
- Whistler Gymnastics Club \$3,000
- Whistler Minor Hockey Association \$1,750
- Whistler Mountain Ski Club \$4,000
- Whistler Nordics Ski Club \$3,500
- Whistler Sailing Association \$4,000
- Whistler Sea Wolves Swim Club \$3,000

- Whistler Skating Club \$4,350
- Whistler Slo Pitch Association – Batting Cage \$5,000
- Whistler Sport Legacies \$4,100
- Whistler Youth Soccer \$6,000
- The Point Artist-Run Society \$4,000
- The Whistler Writing Society \$2,500
- Whistler Singers \$1,500
- Whistler Valley Quilters' Guild Society \$2,000
- Whistler Secondary Scholarships \$2,000
- **TOTAL \$151,800**

7.4. Sewer Lift Station Odour Control Upgrade Project – Contract Award No. 21-044 File No. E301-01-02-03_2021

A presentation by municipal staff.

That Council award the contract for the Sewer Lift Station Odor Control Upgrade project in the amount of \$1,513,885.00 (exclusive of GST) to Drake Excavating (2016) Ltd. in accordance with their tender proposal dated March 9, 2021.

7.5. Help Cities Lead Climate Advocacy Campaign Report No. 21-045 File No. 3009

A presentation by municipal staff.

That Council endorse the Help Cities Lead campaign;

That Council direct staff to write a letter to the Squamish-Lillooet Regional District requesting regional endorsement of the campaign; and further

That Council direct staff to write a letter to the following provincial ministers to voice Council's support for the five policies detailed in this Report:

- Minister of Environment and Climate Change Strategy
- Minister of Municipal Affairs
- Minister of Energy, Mines, and Low-Carbon Innovation
- Minister of Finance
- Attorney General and Minister Responsible for Housing

7.6. UBCM Strengthening Communities' Services Grant Report No. 21-046 File No. 854

A presentation by municipal staff.

That Council endorse the grant application to the Union of B.C Municipalities', for the Community and Indigenous Outreach, and Temporary Housing Initiative under the Strengthening Communities' Services funding stream to a maximum of \$450,000;

That Council support the proposed activities in this grant application;

That Council support the Resort Municipality of Whistler Emergency Program providing overall grant management for the project, if funding is successful; and further

That Council support the addition of a new project to the Five Year Financial Plan to track and accommodate the spending, and direct staff to bring forward a future amendment to the Five Year Financial Plan for Council consideration.

7.7. Public Hearing Summary and Third Reading for Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020 No. 21-047 File No. RZ001152

A presentation by municipal staff.

That Council consider giving third reading to "Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020".

7.8. 2021 Property Tax and Utility Rate Bylaws Report No. 21-048 File Nos. 2315, 2316, 2317

No presentation.

That Council consider giving first, second, and third readings to the following bylaws:

- "Tax Rates Bylaw No. 2315, 2021";
- "Water Tax Bylaw No. 2316, 2021"; and
- "Sewer Tax Bylaw No. 2317, 2021".

7.9. Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021 No. 21-049 File No. 2314

A presentation by municipal staff.

That Council consider giving first, second, and third readings to the "Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021".

7.10. Alta Lake Road Sewer Extension Project – Contract Award Report No. 21-050 File No. E32007-2021

A presentation by municipal staff.

That Council award the contract for the Alta Lake Road Sewer Upgrade project in the amount of \$898,000.00 (exclusive of GST) to Conwest Contracting Ltd. in accordance with their tender proposal dated March 8, 2021.

7.11. Alta Lake Road Residential Sewage Pump Stations – Contract Award Report No. 21-051 File No. E32009-2021

No presentation.

That Council award the contract for the supply of the Alta Lake Road residential sewage pump stations in the amount of \$654,258.00 (exclusive of GST) to Engineered Pump Systems Ltd. in accordance with their proposal dated February 23, 2021.

7.12. Alta Vista Services Upgrade Project – Phase 2 Contract Award Report No. 21-052 File No. E205-E320-2021

A presentation by municipal staff.

That Council award the contract for the second phase of the Alta Vista Services Upgrade Project in the amount of \$8,733,143.00 (exclusive of GST) to Coastal Mountain Excavations in accordance with their tender proposal dated March 23, 2021.

8. MINUTES OF COMMITTEES AND COMMISSIONS

8.1. Transportation Advisory Group

That Council receive the Regular Meeting Minutes of the Transportation Advisory Group of October 8, 2020.

9. BYLAWS FOR FIRST, SECOND AND THIRD READINGS

9.1. Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021

That Council give "Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021" first, second and third readings.

9.2. Tax Rates Bylaw No. 2315, 2021

That Council give "Tax Rates Bylaw No. 2315, 2021" first, second and third readings.

9.3. Water Tax Bylaw No. 2316, 2021

That Council give "Water Tax Bylaw No. 2316, 2021" first, second and third readings.

9.4. Sewer Tax Bylaw No. 2317, 2021

That Council give "Sewer Tax Bylaw No. 2317, 2021" first, second and third readings.

10. BYLAWS FOR THIRD READING

10.1. Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020

That Council give "Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020" third reading.

11. BYLAWS FOR ADOPTION

11.1. Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021

That Council adopt "Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021".

11.2. Solid Waste Amendment Bylaw (Tipping Fees) No. 2305, 2020

That Council adopt "Solid Waste Amendment Bylaw (Tipping Fees) No. 2305, 2020".

11.3. Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021

That Council adopt "Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021".

12. OTHER BUSINESS

12.1. Bylaw Enforcement Officer Appointment

That Council appoint Heather Fulcher as a Bylaw Enforcement Officer pursuant to section 36 of the Police Act, R.S.B.C. 1996, c 367 and, upon Heather Fulcher swearing the oath pursuant to section 1(b) of Police Oath/Solemn Affirmation Regulation, B.C. Reg. 136/2002 before a Commissioner for taking Affidavits in the Province of British Columbia, will perform the functions and duties specified in the Bylaw Officers job descriptions.

13. CORRESPONDENCE

13.1. High School Bus Passes Plan File No. 3009

Correspondence from WeiTien Ho and friends, regarding High School Bus Passes.

13.2. Opioid Crisis and Call for Overdose Action Plan File No. 3009

Correspondence from Lyn Hall, Mayor of Prince George, regarding the Opioid Crisis and Call for Overdose Action Plan.

13.3. Support for Laid-off Hotel and Tourism Industry Workers File No. 3009

Correspondence from Lisa Helps, Mayor of the City of Victoria, regarding Support for Laid-off Hotel and Tourism Industry Workers.

13.4. B.C. Government's Use of Provincial Paramountcy to Undermine Local Government Bylaws File No. 3009

Correspondence from John Vassilaki, Mayor of the City of Penticton, regarding B.C. Government's Use of Provincial Paramountcy to Undermine Local Government Bylaws.

13.5. Survival of the Spotted Owl File No. 3009

Correspondence from Joe Foy, Wilderness Committee, regarding Survival of the Spotted Owl.

13.6. Time to Stop Logging Old Forests File No. 3009

Correspondence from Kate Swerhun and Jane Millen regarding Stopping the Logging of Old Forests.

13.7. Permit Requirement Bylaw for Re-Roofing Existing Homes File No. 3009

Correspondence from Peter Pocklington regarding a Permit Requirement Bylaw for Re-Roofing Existing Homes.

13.8. Proclamation Requests

a. Human Values Day File No. 3009.1

Correspondence from Manish Rughani, Walk for Values Team, requesting April 24, 2021 be proclaimed Human Values Day.

13.9. Light-Up Requests

a. Europe Day File No. 3009.1

Correspondence from Ambassador Melita Gabric, European Union Delegation in Ottawa, requesting the Fitzsimmons Covered Bridge be lit blue and green on May 9, 2021 to celebrate Europe Day.

14. TERMINATION

That Council terminate the Regular Council Meeting of April 20, 2021.

**REGULAR MEETING OF MUNICIPAL COUNCIL
MINUTES**

Tuesday, April 6, 2021, 5:30 p.m.

Remote Meeting

To attend via Zoom go to www.whistler.ca/CouncilMeetings

PRESENT:
Mayor J. Crompton
Councillor A. De Jong
Councillor J. Ford
Councillor R. Forsyth
Councillor J. Grills
Councillor D. Jackson
Councillor C. Jewett

STAFF PRESENT:
Chief Administrative Officer, V. Cullen
General Manager of Corporate and Community Services, T. Battiston
General Manager of Infrastructure Services, J. Hallisey
General Manager of Resort Experience, J. Gresley-Jones
Director of Planning, M. Kirkegaard
Director of Finance, C. Price
Manager of Communications, G. Robinson
Manager of Planning and Development, C. Beaubien
Manager of Planning, J. Chapman
Utilities Superintendent, C. Wike
Planner, P. Gibbins
Deputy Corporate Officer, A. Banman
Council Coordinator, M. Miklea

1. CALL TO ORDER

Mayor J. Crompton recognized that the Meeting is being held on the unceded territories of the Lil'wat Nation and the Squamish Nation and that we are grateful to be here having this Meeting tonight.

2. ADOPTION OF AGENDA

Moved By Councillor R. Forsyth

Seconded By Councillor A. De Jong

That Council adopt the Regular Council Meeting Agenda of April 6, 2021 as amended to add as late items under Other Business the Liquor Licensing Advisory Committee Notification of Member Appointment, the Measuring Up Select Committee of Council Notification of Member Appointments.

CARRIED

3. ADOPTION OF MINUTES

Moved By Councillor J. Grills

Seconded By Councillor D. Jackson

That Council adopt the Regular Council Meeting Minutes of March 16, 2021.

CARRIED

4. PUBLIC QUESTION AND ANSWER PERIOD

Questions were asked during the Meeting via Zoom.

Jared Areshenkoff, 4821 Spearhead Drive

Mr. Areshenkoff asked if the municipality is still working towards a plastic bag ban and where it is at in the process.

General Manager of Infrastructure Services J. Hallisey explained the province and several municipalities are awaiting an update on a federal initiative for banning plastic bags nationwide, however there has been no news on that front.

5. MAYOR'S REPORT

One year ago, Mayor J. Crompton began the Mayor's Report with the following:

“The COVID-19 pandemic has disrupted the lives of many in our community, impacted our businesses, and continues to evolve by the day.

We do not know how long this new reality will last. In these uncertain times, we must follow the advice of our public health officials, and work together as a community in doing our part to help flatten the curve.

Our focus right now is on the health and safety of our community.”

One year later, while these words are still true, it is important to acknowledge that the pandemic we are in today is very different from the one Mayor Crompton spoke of last year.

We have learned a lot about this virus, how it transmits, what we can do to prevent the spread within our community, the layers of protection that work, and now we have vaccines as an additional tool in our toolbox.

As tough as this is for our community, we must continue to focus on slowing the spread of COVID and getting to the other side of this pandemic. In Whistler, this means avoiding all indoor gatherings with people not in our household, even if you have received a vaccine.

Even as we are faced with Whistler Blackcomb's closure and other recent changes to business operations in Whistler, as ordered by the Province of British Columbia, Mayor Crompton is amazed at how quickly this community has moved from the sadness of losing spring on the mountain to planning summer cleanup and preparation efforts for what will be a very busy summer.

We are hugely grateful for Whistler Blackcomb for the excellent work they did at staying open for so long this winter and allowing us all to ski safely during a global pandemic.

We are also grateful to other Whistler businesses, organizations and community members for the excellent job adjusting to these challenging times.

For the latest information on the province's vaccine program, visit www.vch.ca/vaccine.

Community Life Survey

The annual Community Life phone survey is continuing until April 19 and is being administered by Forum Research Inc.

Thank you to everyone, who has responded to the survey so far. This year we are giving residents the opportunity to sign up for the online version of the survey.

When you sign up, the survey will be delivered directly to your inbox. Sign up for the online survey at www.whistler.ca/survey until April 19. The online survey runs from April 23 to May 10.

Delayed Date for Property Taxes

For the second year in a row, property owners will be receiving relief in the form of a delayed penalty date for property taxes, should it be required.

The 2021 due date for property taxes will remain unchanged at July 2, 2021, with the penalty date for late payments delayed to September 30, 2021.

Tax notices will be delivered to all property owners at the end of May, and property tax questions can be directed to the Finance Department at finance@whistler.ca

Transit Schedule

Whistler Transit is now operating on their spring/summer/fall schedule.

The Late Winter schedule will continue with extra buses until April 10 to help transition from the Full Winter service to the Spring-Summer-Fall transit service schedule.

For more information on specific route and schedule changes, please visit bctransit.com/whistler.

Bear Season

It is bear season in Whistler. Whistler's bears are waking up and emerging from their dens.

This means it's time for a spring clean of any attractants from around our homes and cars.

Common attractants are garbage, bird feeders, compost and pet food. But even recycling, paint cans, citronella, and sunscreen have strong enough smells to attract bears.

Keeping bears safe – and wild – means everyone has to do their part.

Watercraft Rack Storage

Watercraft rack storage will be available to rent for the 2021 season next week, with staggered reservation dates.

Stand-up Paddleboard (SUP) storage spaces will be available online from April 13 at noon. Canoe/kayak storage spaces will be available online from April 14 at noon.

For information, reservation tips and the link to the online reservation system please see www.whistler.ca/SUPStorage.

Opportunities and Permit Updates

The RMOW is seeking to provide additional food and non-alcoholic beverage service opportunities in multiple parks as part of the Whistler Summer Experience 2021 Plan.

The Whistler Parks Food Service Opportunities Request for Proposal (RFP) is open until April 19. More information is available at www.whistler.ca/bids.

The RMOW is streamlining the application and renewals process for Temporary Use Permits for patios, enabling these businesses to safely serve patrons while complying with physical distancing limitations ordered by the Provincial Health Officer. Existing Temporary Use Permits holders may renew their permit at no cost through to the end of October 31, 2021, providing the patio plans are consistent with their 2020 permit. Visit whistler.ca/patios for information.

Arts Update

Squamish Lil'wat Cultural Centre (SLCC) is temporarily closed and will reopen April 29. The SLCC will open with a new exhibit Boarder X which will feature local and international indigenous artists who focus on skateboarding, snowboarding and surfing to show their knowledge of and their connection to the land.

Audain Art Museum - get your culture fix Thursday through Sunday at the Audain. They featuring Rebecca Belmore's Reservoir and of course their incredible permanent collection including the largest permanent display of Emily Carrs as well as historical and contemporary BC First Nations artists.

Coming up April 24 it's the Illuminate Gala. A delicious meal from the Lazy Gourmet will be delivered to your home. Online silent auction as well as a Live Auction are available to attendees and those not attending. Fine Art is on the block. Go to Audainartmuseum.com to participate. You could take home an original Gordon Smith or Jack Shadbolt.

The Whistler Museum is open. The Land of Thundering Snow avalanche exhibit continues. If you have kids be sure to pick up the free Activity Book.

Reach Out! Arts Whistler and Whistler Community Services Society (WCSS) have partnered in a campaign to raise awareness and funds for Mental Health.

Artist Aurora Moore has designed a pin to show your support. Individuals and businesses are asked to go to ArtsWhistler.com to order "Reach Out" pins. Councillor Jewett has already placed an order and added a donation. Reach out to WCSS Outreach are there with no cost.

Teeny Tiny Art Show is on now at the Maury Young Art Centre. Hundreds of tiny pieces of art are available for you to enjoy and available for purchase so that you can take them home and enjoy them forever.

Lifting the Community is an art project that brings retired Cat Skinner chairs to new life as works of art and will be auctioned later this year.

Other Updates

Councillor Grills noted April marks the one-year anniversary of living with COVID and all that entails such as working remotely with Mayor, Council and staff, and all the various challenges of moving to a remote environment. Councillor Grills hopes there will be no anniversary in 2022.

April 6 marks a three-year anniversary of the Humboldt Bus Crash, which killed 16 people and 13 others, a tragic event in Canadian history. Our hearts go out to the hockey players, parents, teachers and all those that were involved.

6. INFORMATION REPORTS

6.1 Project Update – Whistler Age-friendly Assessment and Action Plan Report No. 21-029 File No. 7083

Moved By Councillor C. Jewett
Seconded By Councillor J. Grills

That Council receive Information Report No. 21-029 regarding the Whistler Age-friendly Assessment and Action Plan project being carried out under the Union of B.C. Municipalities' 2020 Age-friendly Communities Program.

CARRIED

6.2 Fourth Quarter Financial Report - 2020 Report No. 21-030 File No. 4530

Moved By Councillor R. Forsyth
Seconded By Councillor A. De Jong

That Council receive Information Report No. 21-030 Quarterly Financial Report for the quarter ended December 31, 2020.

CARRIED

7. ADMINISTRATIVE REPORTS

7.1 Whistler 2020 Development Corporation Partnering and Credit Line Agreement Report No. 21-031 File No. 0500-00

Moved By Councillor R. Forsyth
Seconded By Councillor J. Ford

That Council direct staff to execute the Partnering and Credit Line Agreement documents substantially in the form presented in Appendix A; and further,

That Council direct staff to give notice of the Resort Municipality of Whistler's intent to enter into a Partnering and Credit Line Agreement with Whistler 2020 Development Corporation (WDC) consistent with Part 3 of the *Community Charter*.

CARRIED

Mayor J. Crompton declared a recess at 7:59 p.m.

Mayor J. Crompton called the Meeting back to order at 8:10 p.m.

**7.2 FireSmart® Economic Recovery Fund Grant Application Report No. 21-033
File No. 7130-00**

Moved By Councillor A. De Jong

Seconded By Councillor R. Forsyth

That Council endorse the Union of British Columbia Municipalities (UBCM) Community Resiliency Investment (CRI) Program FireSmart Economic Recovery Fund (FERF) grant application and, if successful, direct staff to provide overall grant management as per Union of British Columbia Municipalities grant requirements.

CARRIED

**7.3 Community Emergency Preparedness Fund – Emergency Operations
Centre Communications Project 2021 Report No. 21-034 File No. 854**

Moved By Councillor A. De Jong

Seconded By Councillor D. Jackson

That Council endorse the submission of the grant application to the Union of B.C Municipalities' Community Emergency Preparedness Fund (CEPF) under the Emergency Operations Centre and Training funding stream to a maximum of \$25,000;

That Council support the proposed activities in this grant application; and further

That Council supports the RMOW Emergency Program providing overall grant management for the project if successfully funded.

CARRIED

**7.4 DVP01208 – 9007 Summer Lane – Setback Variance for a Detached
Dwelling Report No. 21-035 File No. DVP01208**

Moved By Councillor C. Jewett

Seconded By Councillor D. Jackson

That Council approve the issuance of Development Variance Permit DVP01208 for the proposed development located at 9007 Summer Lane to vary the north side setback from 3 metres to 0.73 metres for a detached dwelling, as shown on architectural plans A1, A5, A6, A7a, and A8 prepared by Mel Mekinda dated February 27, 2021, attached as Appendix B to Administrative Report to Council No. 21-035.

CARRIED

7.5 Public Hearing Summary and Third Reading for Zoning Amendment Bylaw (8200 Bear Paw Trail) No 2297, 2020 Report No. 21-036 File No. RZ001164

Moved By Councillor R. Forsyth

Seconded By Councillor C. Jewett

That Council consider giving third reading to “Zoning Amendment Bylaw (8200 Bear Paw Trail) No. 2297, 2020”.

CARRIED

7.6 Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2312, 2021 Report No. 21-037 File No. RZ1165

Moved By Councillor D. Jackson

Seconded By Councillor J. Ford

That Council consider giving first, second, and third readings to “Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2312, 2021”; and

That Council resolve to proceed no further with previous “Bylaw Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2310, 2021”.

CARRIED

7.7 Alta Lake Road Sewer Extension Local Area Service Bylaw Report No. 21-038 File No. E320

Moved By Councillor D. Jackson

Seconded By Councillor C. Jewett

That Council consider giving first, second, and third readings of "Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021”.

CARRIED

7.8 Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw Report No. 21-032 File No. 1878

Moved By Councillor R. Forsyth

Seconded By Councillor C. Jewett

That Council consider giving first, second and third readings to the “Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021”.

CARRIED

7.9 Whistler 2020 Development Corporation Home Warranty Insurance Indemnity Agreement Report No. 21-039 File No. 0500-00

Moved By Councillor J. Ford
Seconded By Councillor C. Jewett

That Council authorise the execution of the Indemnity Agreement in favour of The Guarantee Company of North America on behalf of the Resort Municipality of Whistler (RMOW) as Indemnitor for the 100 unit low rise project located at: Parcel A - 1340 and 1360 Mount Fee Road, Whistler, BC - PID Number 026-772-213 (Cheakamus Crossing Phase II – Parcel A).

CARRIED

8. MINUTES OF COMMITTEES AND COMMISSIONS

8.1 Measuring Up Select Committee

Moved By Councillor R. Forsyth
Seconded By Councillor C. Jewett

That Council receive the Regular Meeting Minutes of the Measuring Up Select Committee of December 4, 2019.

CARRIED

8.2 Zero Waste Select Committee

Moved By Councillor A. De Jong
Seconded By Councillor C. Jewett

That Council receive the Regular Meeting Minutes of the Zero Waste Select Committee of October 22, 2020.

CARRIED

8.3 Transit Management Advisory Committee

Moved By Councillor J. Ford
Seconded By Councillor C. Jewett

That Council receive the Regular Meeting Minutes of the Transit Management Advisory Committee of October 27, 2020.

CARRIED

8.4 Advisory Design Panel

Moved By Councillor D. Jackson
Seconded By Councillor C. Jewett

That Council receive the Regular Meeting Minutes of the Advisory Design Panel of December 16, 2020.

CARRIED

8.5 Forest Wildland Advisory Committee

Moved By Councillor A. De Jong

Seconded By Councillor C. Jewett

That Council receive the Regular Meeting Minutes of the Forest Wildland Advisory Committee of February 10, 2021.

CARRIED

9. BYLAWS FOR FIRST, SECOND AND THIRD READINGS

9.1 Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021

Moved By Councillor J. Grills

Seconded By Councillor C. Jewett

That Council give "Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021" first, second and third readings.

CARRIED

9.2 Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2312, 2021

Moved By Councillor R. Forsyth

Seconded By Councillor D. Jackson

That Council give "Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2312, 2021" first, second and third readings.

CARRIED

9.3 Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021

Moved By Councillor C. Jewett

Seconded By Councillor A. De Jong

That Council give "Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021" first, second and third readings.

CARRIED

10. BYLAWS FOR THIRD READING

10.1 Zoning Amendment Bylaw (8200 Bear Paw Trail) No. 2297, 2020

Moved By Councillor A. De Jong

Seconded By Councillor J. Ford

That Council give "Zoning Amendment Bylaw (8200 Bear Paw Trail) No. 2297, 2020" third reading.

CARRIED

11. BYLAWS FOR ADOPTION

11.1 Land Use Procedures and Fees Amendment Bylaw (Complex Site Rezoning) No. 2308, 2021

Moved By Councillor R. Forsyth

Seconded By Councillor J. Grills

That Council adopt "Land Use Procedures and Fees Amendment Bylaw (Complex Site Rezoning) No. 2308, 2021."

CARRIED

12. OTHER BUSINESS

12.1 Liquor Licensing Advisory Committee Notification of Member Appointment

Mayor J. Crompton announced the appointment of Mr. Mike Varrin to a two-year term on the Liquor Licence Advisory Committee.

12.2 Measuring Up Select Committee of Council Notification of Member Appointments

Mayor J. Crompton announced the appointment of two replacement members to the Measuring Up Select Committee of Council for the 2020/2021 term as follows:

- *Ms. Meredith Klau as the representative from Tourism Whistler; and*
- *Ms. Jackie Dickinson as the representative from Whistler Community Services Society.*

13. CORRESPONDENCE

13.1 Support for Laid-off Hotel and Tourism Industry Workers File No. 3009

Moved By Councillor D. Jackson

Seconded By Councillor J. Ford

That Council receive correspondence from Patrick Cote, Mayor, City of New West Minster, regarding Support for Laid-off Hotel and Tourism Industry Workers.

CARRIED

13.2 Endorsement of 9-8-8 Crisis Line Initiative File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor D. Jackson

That Council receive correspondence from Jamie Ross, Mayor, Village of Belcarra, regarding Endorsement of 9-8-8 Crisis Line Initiative.

CARRIED

13.3 BC Hydro 2020 Street Lighting Rate Application File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor J. Ford

That Council receive correspondence from Lyn Hall, Mayor, City of Prince George, regarding the BC Hydro 2020 Street Lighting Rate Application.

CARRIED

13.4 Invasive Asian Clams File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor J. Ford

That Council receive correspondence from Jennifer Bruns, Corporate Officer, District of Sicamous, regarding control of Invasive Asian Clams.

CARRIED

13.5 Fair Taxation from Railway Operations & Industrial Parks File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor J. Grills

That Council receive correspondence from Kate Barchard, Corporate Officer, City of Pitt Meadows, regarding Fair Taxation from Railway Operations & Industrial Parks.

CARRIED

13.6 Raise Disability and Income Assistance to a Livable Rate File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor D. Jackson

That Council receive correspondence from Kelley Kenney, Corporate Officer, City of Langley, regarding Raising Disability and Income Assistance to a Livable Rate.

CARRIED

13.7 General Concerns of Resort Community File No. 3009

Mayor J. Crompton noted the Public Hearing for RZ1157 has now closed and submissions should no longer be received by Council. Because this letter may be speaking to these matters, Council has been instructed not to take this letter into account when considering the passing of the Bylaws associated with RZ1157.

Moved By Councillor J. Ford

Seconded By Councillor C. Jewett

That Council refer to staff correspondence from Lisa Di Tosto regarding general concerns of the resort community.

CARRIED

13.8 Northlands Property Use File No. 3009

Moved By Councillor R. Forsyth
Seconded By Councillor J. Ford

That Council receive correspondence from Joel Nauss regarding Northlands Blvd property development and refer it to staff.

CARRIED

13.9 Help Cities Lead Campaign File No. 3009

Moved By Councillor A. De Jong
Seconded By Councillor C. Jewett

That Council receive correspondence from Lisa Helps, Mayor, City of Victoria, regarding endorsement of the Help Cities Lead campaign and refer it to staff, with a request to bring it back for consideration.

CARRIED

13.10 Help Cities Lead Campaign File No. 3009

Moved By Councillor R. Forsyth
Seconded By Councillor C. Jewett

That Council receive correspondence from Mike Little, Mayor, District of North Vancouver, regarding endorsement of the Help Cities Lead campaign and refer it to staff, with a request to bring it back for consideration.

CARRIED

13.11 2020 BC Farmers' Market Nutrition Coupon Program File No. 3009

Moved By Councillor C. Jewett
Seconded By Councillor R. Forsyth

That Council receive correspondence from Heather O'Hara and Vickey Brown, BC Association of Farmers' Markets, regarding 2020 BC Farmers' Market Nutrition Coupon Program in Whistler and refer it to staff.

CARRIED

13.12 Delivering Community Power File No. 3009

Moved By Councillor C. Jewett
Seconded By Councillor D. Jackson

That Council receive correspondence from Jan Simpson, National President, Canadian Union of Postal Workers regarding Support for Delivering Community Power.

CARRIED

13.13 Whistler Community Church Building Project File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor J. Grills

That Council receive correspondence from Craig Allars regarding the Whistler Community Church Building Project.

CARRIED

13.14 Walk for Alzheimer's File No. 3009

Moved By Councillor C. Jewett

Seconded By Councillor A. De Jong

That Council receive correspondence from Erika Durlacher regarding an Alzheimer's Fundraiser and Fashion Show.

CARRIED

13.15 Proclamation Requests

a. Melanoma and Skin Cancer Awareness Month File No. 3009.1

Moved By Councillor J. Grills

Seconded By Councillor J. Ford

That Council receive correspondence from Kathleen Barnard, Founder and President, Save Your Skin Foundation and proclaim May as Melanoma and Skin Cancer Awareness Month.

CARRIED

b. Post Traumatic Stress Disorder Awareness Month File No. 3009.1

Moved By Councillor A. De Jong

Seconded By Councillor J. Grills

That Council receive correspondence from Debbie White and proclaim June as Post Traumatic Stress Disorder Awareness Month.

CARRIED

13.16 Light-Up Requests

a. Light-up Request File No. 3009.1

Moved By Councillor C. Jewett

Seconded By Councillor A. De Jong

That Council receive correspondence from Kathleen Somers, Canadian Trigeminal Neuralgia Association, refer it to staff and that the bridge be lit.

CARRIED

b. World Lupus Day File No. 3009.1

Moved By Councillor D. Jackson

Seconded By Councillor C. Jewett

That Council receive correspondence from Ariana Ranjbar, Lupus Canada, refer it to staff and that the bridge be lit.

CARRIED

c. Mucopolysaccharidoses Awareness Day File No. 3009.1

Moved By Councillor C. Jewett

Seconded By Councillor J. Ford

That Council receive correspondence from from Kim Angel, Executive Director, Canadian MPS Society, refer it to staff and that the bridge be lit.

CARRIED

14. TERMINATION

Moved By Councillor C. Jewett

Seconded By Councillor J. Grills

That Council terminate the Regular Council Meeting of April 6, 2021 at 8:59 p.m.

CARRIED

Mayor, J. Crompton

Deputy Corporate Officer, A. Banman



**SPECIAL MEETING OF MUNICIPAL COUNCIL
MINUTES**

Thursday, April 8, 2021, 4:00 p.m.
Remote Meeting
To attend via Zoom go to www.whistler.ca/CouncilMeetings

- PRESENT:** Mayor J. Crompton
Councillor A. De Jong
Councillor J. Ford
Councillor R. Forsyth
Councillor J. Grills
Councillor D. Jackson
- ABSENT:** Councillor C. Jewett
- STAFF PRESENT:** Chief Administrative Officer, V. Cullen
General Manager of Resort Experience, J. Gresley-Jones
Director of Planning, M. Kirkegaard
Manager of Legislative Services / Corporate Officer, B. Browning
Manager of Communications, G. Robinson
Planner, J. Chapman
Deputy Corporate Officer, A. Banman
Council Coordinator, M. Mikle

1. CALL TO ORDER

Mayor J. Crompton recognized that the Meeting is being held on the unceded territories of the Lil'wat Nation and the Squamish Nation.

2. ADOPTION OF AGENDA

Moved By Councillor R. Forsyth

Seconded By Councillor J. Ford

That Council adopt the Special Council Meeting Agenda of April 8, 2021.

CARRIED

3. BYLAWS FOR ADOPTION

3.1 Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2312, 2021

Moved By Councillor D. Jackson

Seconded By Councillor J. Ford

That Council adopt "Housing Agreement Bylaw (Cheakamus Crossing Phase 2) No. 2312, 2021."

CARRIED

4. TERMINATION

Moved By Councillor R. Forsyth

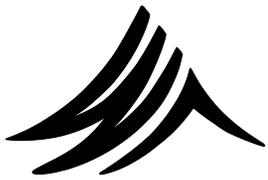
Seconded By Councillor A. De Jong

That Council terminate the Special Council Meeting of April 8, 2021 at 4:01.

CARRIED

Mayor, J. Crompton

Corporate Officer, B. Browning



REPORT | INFORMATION REPORT TO COUNCIL

PRESENTED: April 20, 2021

REPORT: 21-040

FROM: Infrastructure Services

FILE: E210

SUBJECT: CROSS CONNECTION CONTROL PROGRAM - UPDATE

COMMENT/RECOMMENDATION FROM THE CHIEF ADMINISTRATIVE OFFICER

That the recommendation of the General Manager of Infrastructure Services be endorsed.

RECOMMENDATION

That Council receive Information Report 21-040 regarding Cross Connection Control Program – Update.

PURPOSE OF THE REPORT

The purpose of this Report is to provide council with an update on the municipality’s Cross Connection Control Program, (CCCP). This Report will review the progress that has been made since the adoption of “Cross Connection Control Bylaw No. 2233, 2019” as well as identify staff’s methodology to continue advancing the CCCP in 2021 and beyond.

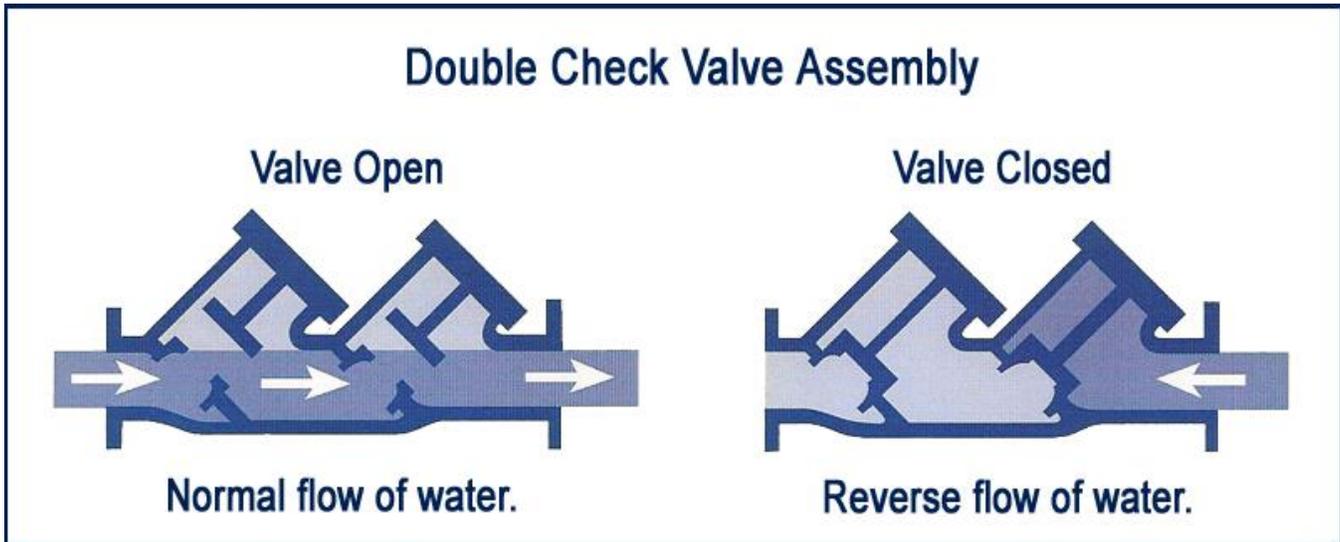
DISCUSSION

As a water purveyor, the Resort Municipality of Whistler (RMOW) operates our water supply system under the regulations of the *British Columbia Drinking Water Protection Act*. The Drinking Water Officer, an official established by provincial legislation, requires that the RMOW implement and maintain a CCCP as a condition of the RMOW permit to operate a water supply system.

Potable water supply systems are susceptible to contamination if water flows in a reverse direction from private property into the water distribution system (backflow). A backflow event can occur when there is a drop in municipal pressure or when the private side of a water service is over pressurized. The appropriate backflow prevention device can prevent the backflow and subsequent contamination.

Backflow prevention devices are selected based on the requirements as outlined in the *BC Plumbing Code*. Each backflow prevention device must be inspected annually to prove that it will not fail during a backflow event. An example of how a backflow prevention device works is illustrated in Figure 1.

Figure 1. How a backflow prevention device works



The RMOW has had a comprehensive CCCP in place since 2013 with the following milestones being achieved:

- Focus on all municipal facilities complying with code requirements – Completed 2015.
- Undertake a Cross Connection Control Survey and Hazard Assessment of all Industrial, Commercial and Institutional (ICI) properties within Whistler. The Survey and Hazard Assessment reviewed each ICI property and rated the hazard as High, Moderate or Low – Completed 2013.
- Adoption of “Cross Connection Control Bylaw No. 2233, 2019” – Completed 2019.
- Working with property owners to ensure that all High Hazard facilities are in compliance with code and bylaw requirements – Essentially complete with three outstanding properties in progress, estimated completion 2021.

Next phase

With all High Hazard properties expected to be in compliance within the coming months, staff will shift their attention to the Moderate Hazards located within Whistler. The table below provides a snapshot of the current status. These quantities are approximate as the number is fluid with new backflow prevention devices being added and new hazards being created.

Facilities

Hazards	Quantity	Not Surveyed	Surveyed	Compliant
High	46	0	46	43
Moderate	326	116	210	49

The Moderate Hazard category currently identifies a total of 326 facilities. 210 of those having the hazard assessment completed, with only 49 Moderate facilities in compliance. The CCCP will continue to reach out to the non-compliant facilities with reference to Cross Connection Control Bylaw 2233,

2019. There are 116 facilities identified as “not surveyed” which require a site visit and a hazard assessment. The hazard assessment will identify the risk and assign the mandatory backflow prevention device to be installed. Recently a RMOW staff member has been certified to undertake these formal hazard assessments, allowing this work to be undertaken in house as workload permits. The target is to have all Moderate Hazard assessment surveys completed by Q2 of 2023.

Residential homes frequently pose the smallest threat of contamination to the water supply. Therefore in the absence of a Moderate Hazard (such as; chemical treatment, boilers, irrigation system, pool, etc.) most residential homes are considered a low hazard and will not require any additional protection.

Bylaw enforcement

The CCCP uses a database and tracking system (called FAST) that sends out letters to all customers with overdue annual inspections or those requiring the installation of the prescribed backflow prevention device. Customers receive first and second reminder notification letters that identify timelines to achieve compliance. RMOW staff deliver third and final notices which require further follow up with potential enforcement actions as necessary.

To date, staff have worked well with each of the property owners achieving compliance without the need for financial penalties, nevertheless after three written notices there is the ability to force compliance with the mechanisms outlined within our bylaws. Financial penalties for customers who fail to comply with “Cross Connection Control Bylaw No. 2233, 2019” will be administered through either our “Municipal Ticket Information System (Amendment Bylaw No. 2234, 2019)” or the “Bylaw Notice Enforcement Bylaw (Amendment Bylaw No. 2235, 2019)”.

POLICY CONSIDERATIONS

There are no other policy considerations at this time.

Official Community Plan

Whistler’s Official Community Plan (OCP) identifies sustainable infrastructure as a key component to our Community Vision. Implementation of our CCCP is not only a requirement noted on the RMOW’s permit to operate a water supply system, it has become part of a multi-barrier approach that protects Whistler’s potable water supply. Reliable, clean and safe drinking water is one of Whistler’s most valuable assets and protection of this resource is vital to our continued success as a tourist destination and resort community.

BUDGET CONSIDERATIONS

Whistler was the successful recipient of Federal Gas Tax Funding in late 2012 which was the catalyst to advance our Cross Connection Control Program over the following years.

The RMOW has adopted a digital system for inspection tracking with test reports being submitted via mobile phones, touchpads and laptops. Certified inspectors pay a \$10.00 administration fee per “passed” test report submitted. There is no charge when submitting failed backflow prevention device test reports (but they need to be fixed and re-tested).

Staff time assigned to administrative tasks, bylaw enforcement, and working with customers will be funded through existing operating budgets.

COMMUNITY ENGAGEMENT AND CONSULTATION

Engagement with customers has been ongoing since 2013. Federal Gas Tax Funding enabled our most extensive efforts in 2015. Public outreach included a series of initiatives such as: Council Briefs, Whistler Today, Mayor's Report, RMOW website updates, advertisements in the local paper, and an information mail-out to over 1,000 recipients. Staff met with strata management companies to discuss the upcoming CCCP and shared the material with the Chamber of Commerce and their membership. Letters are sent to customers who require ongoing follow up regarding bylaw and code compliance.

SUMMARY

With all High Hazard properties expected to be in compliance within the coming months, staff will shift their attention to the Moderate Hazards located within Whistler. Staff will continue their ongoing communication prompting customers to submit the required annual test results and work to safeguard all High and Moderate Hazards with the appropriate backflow prevention device.

To date, staff have worked well with each of the property owners achieving compliance without the need for financial penalties, nevertheless after three written notices we will work with our bylaw team to enforce "Cross Connection Control Bylaw No. 2233, 2019".

Respectfully submitted,

Jeff Ertel

MANAGER OF DEVELOPMENT SERVICES

for

James Hallisey, P. Eng.

GENERAL MANAGER OF INFRASTRUCTURE SERVICES

As shown in Appendix B, the design proposes comprehensive building renovations and upgrades to the existing single family dwelling including adding an auxiliary suite, covered entryway, carport and upper floor deck above the carport. When work began on the site it was realized that an existing column was located approximately 23 centimetres over the front setback line, which is where the new foundation wall is to be located. As a result, the corner of the dwelling would also extend beyond the front setback by 23 centimetres. This foundation wall needs to be in this location for the overall integrity of the building as the column being replaced holds up the house and cannot be out of alignment. The new foundation has not yet been poured. The table below summarizes the variance request.

Variance Request	Zoning and Parking Bylaw No. 303, 2015 Regulation
1. Vary the front setback from 7.6 metres to 7.3 metres for a dwelling foundation wall.	Part 12.1: Setbacks (13) The minimum permitted front setback is 7.6 metres.

POLICY CONSIDERATIONS

Development Variance Permit Criteria

Staff have established criteria for consideration of development variance permits. The proposed variances are considered to be consistent with these criteria as described in the table below.

Potential Positive Impacts	Comment
Complements a particular streetscape or neighbourhood.	The new foundation wall will be in roughly the same location as the existing support column and as this is located only 23 cm into the front setback it is considered a very minor variance request.
Works with the topography on the site, reducing the need for major site preparation or earthwork.	This variance will permit the project to go ahead as planned and avoid having to redesign the entire renovation since the variance is needed to keep all structures aligned.
Maintains or enhances desirable site features, such as natural vegetation, trees and rock outcrops.	Not applicable.
Results in superior siting with respect to light access resulting in decreased energy requirements.	Not applicable.
Results in superior siting with respect to privacy.	Not applicable.
Enhances views from neighbouring buildings and sites.	Not applicable.

Potential Negative Impacts	Comments
Is inconsistent with neighbourhood character.	No changes are proposed from the design shown in DVP01195 approved October 6, 2020.
Increases the appearance of building bulk from the street or surrounding neighbourhood.	Not applicable.

Requires extensive site preparation.	Not applicable.
Substantially affects the use and enjoyment of adjacent lands (e.g. reduces light access, privacy, and views).	Not applicable.
Requires a frontage variance to permit greater gross floor area, with the exception of a parcel fronting a cul-de-sac.	Not applicable.
Requires a height variance to facilitate gross floor area exclusion.	Not applicable.
Results in unacceptable impacts on services (e.g. roads, utilities, snow clearing operations).	Not applicable.

Zoning and Parking Bylaw No. 303, 2015

The property is zoned RS1. The requested variances to “Zoning and Parking Bylaw No. 303, 2015” are described in the Discussion section of this report.

The proposal meets all other regulations of “Zoning and Parking Bylaw No. 303, 2015.”

OCP POLICY CONSIDERATIONS

The recommended resolutions included within this Report are consistent with the goals, objectives and policies included within “OCP Bylaw No. 2199, 2018”. The development is not subject to development permit approval.

BUDGET CONSIDERATIONS

There are no significant budget implications with this proposal. Development Variance Permit application fees provide for recovery of costs associated with processing this application.

COMMUNITY ENGAGEMENT AND CONSULTATION

A sign describing DVP01209 is posted on the property.

Notices were sent to surrounding property owners in March, 2021. At the time of writing this report, no letters had been received from neighbours.

Any letters received following the preparation of this report will be presented to Council at the time of consideration of the application

SUMMARY

Development Variance Permit DVP01209 proposes to vary a front setback provision in “Zoning and Parking Bylaw No. 303, 2015” for a portion of a dwelling foundation at 3254 Arbutus Drive for Council’s consideration.

Respectfully submitted,

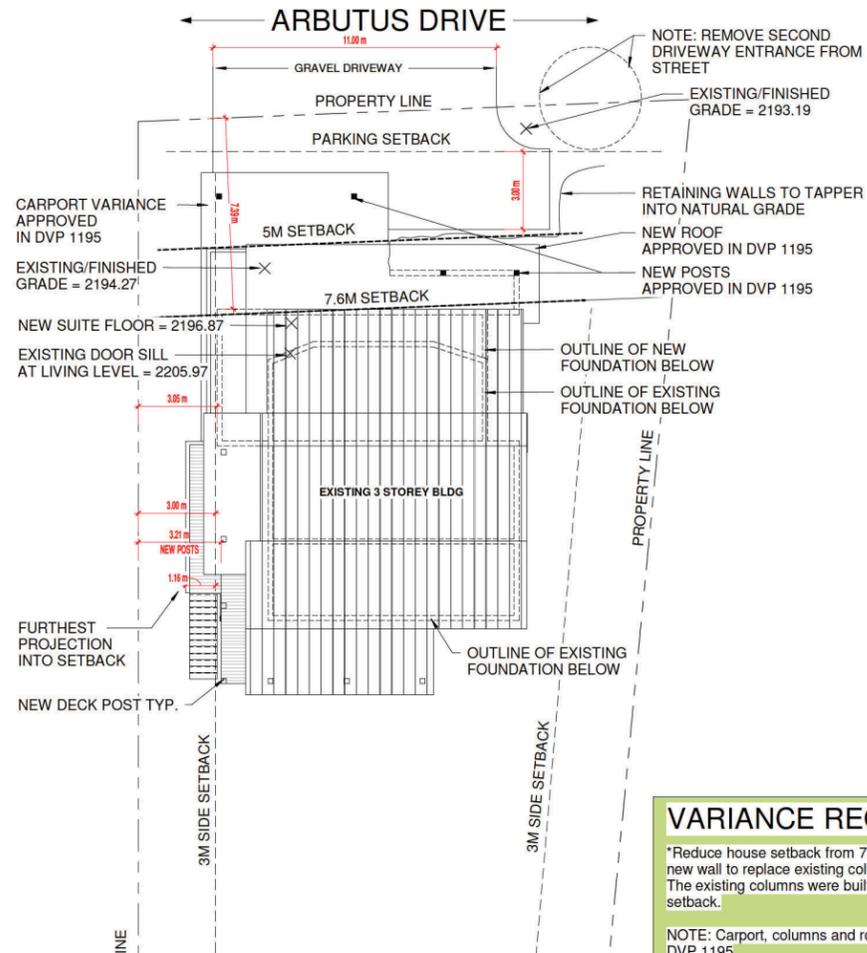
Brook McCrady
 PLANNING ANALYST

for
Mike Kirkegaard
DIRECTOR OF PLANNING
for
Jessie Gresley-Jones
GENERAL MANAGER OF RESORT EXPERIENCE



Subject Property

3254 ARBUTUS WHISTLER, BC



AREA ANALYSIS

NOTE: ALL AREAS SHOWN ARE IN SQUARE METRES

AREAS MEASURED 6" OUT FROM INTERIOR WALL FACE

SITE AREA = 1189.7m² = MAX GFA 325m²

EXISTING AREAS

LOWER FLOOR GFA:	31.92
MIDDLE FLOOR GFA:	67.19
UPPER FLOOR GFA:	66.09
TOTAL EXISTING GFA:	165.2

PROPOSED AREAS

NEW SUITE FLOOR GFA:	52.83
LOWER FLOOR GFA:	46.18
MIDDLE FLOOR GFA:	0
UPPER FLOOR GFA:	17.85
TOTAL NEW GFA:	131.68
MECHANICAL AREA:	1.70

TOTAL EXISTING + NEW GFA = 296.88 SM

SITE ANALYSIS

	ALLOWED	PROVIDED
SITE AREA	NA	-
FRONT SETBACK	7.6m	3.13
REAR SETBACK	7.6m	42.29
SIDE SETBACK	3.0m	3.05
SITE COVERAGE	35%	9.8%
FLOOR SPACE RATIO	35%	23.7%

PARKING

HOUSE GFA	= 229.23sm	= 2 SPACES
SUITE		= 1 SPACES
TOTAL PARKING PROVIDED		= 3 SPACES

VARIANCE REQUESTS

*Reduce house setback from 7.6m to 7.39m to allow for new wall to replace existing columns at front of house. The existing columns were built over the allowable 7.6m setback.

NOTE: Carport, columns and roofs were all approved in DVP 1195

PROJECT INFORMATION

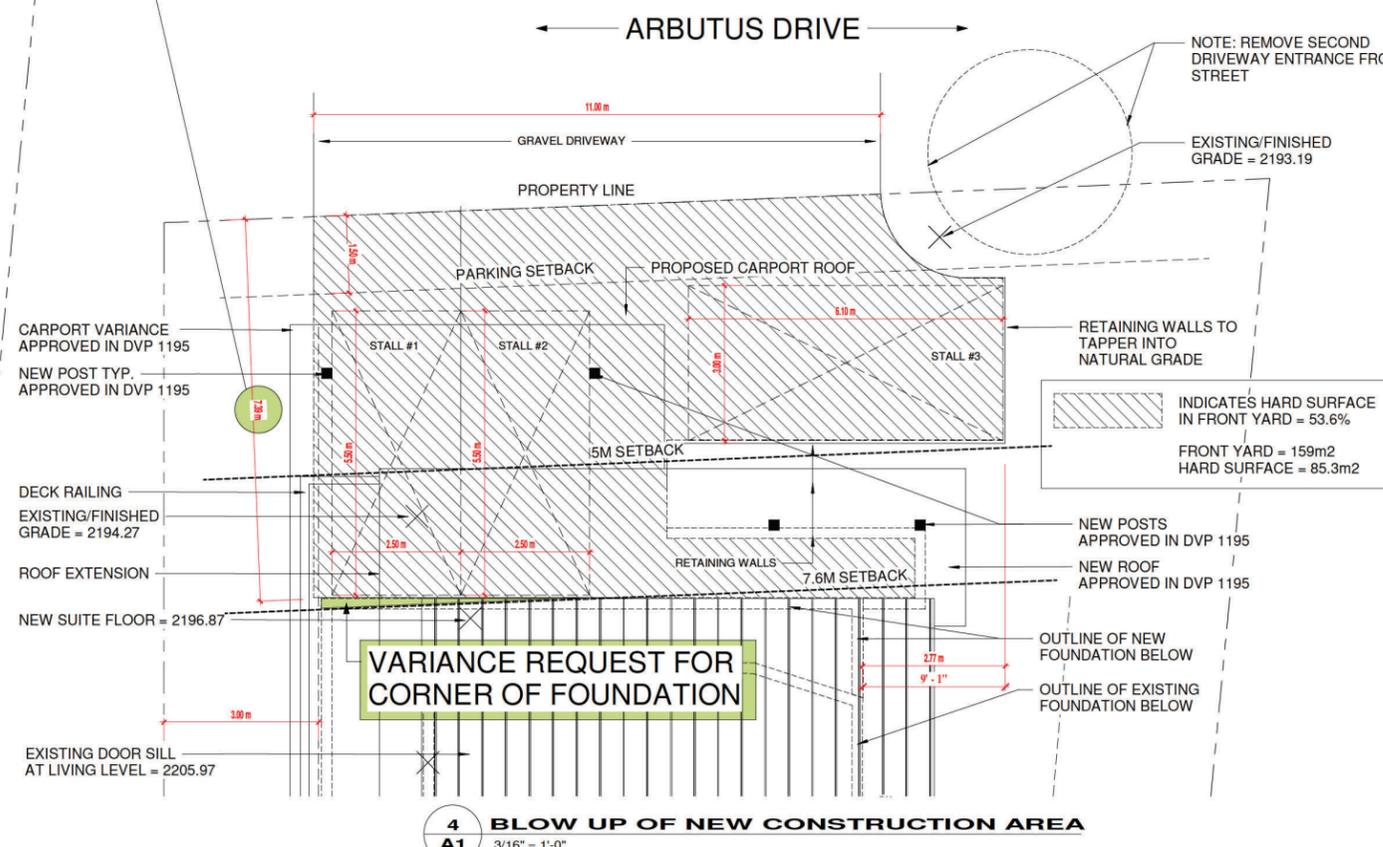
CIVIC ADDRESS: 3254 ARBUTUS DRIVE
WHISTLER, BC

LEGAL DESCRIPTION: PLAN VAP17377 BLOCK I LOT 20
DISTRICT LOT 4750 GROUP 1

BUILDING CODE: BCBC 2018
OCCUPANCY: C
ZONING: RS1
PID: 007-286-406

SCOPE OF WORK

1. LOWER ALL FLOORS AT REAR OF HOUSE TO MATCH ADJACENT SPLIT LEVEL FLOORS.
2. ADD NEW BEDROOM AND LAUNDRY TO LOWER FLOOR
3. ADD NEW MASTER BEDROOM EXTENSION TO UPPER FLOOR
4. ADD NEW BATHROOMS TO LOWER, KITCHEN AND UPPER FLOORS
5. NEW SKYLIGHTS IN EXISTING ROOF
6. NEW KITCHEN
7. NEW INTERIOR FINISHES
8. ALL NEW FIXTURES
9. ADD NEW SUITE AT NEW BASEMENT LEVEL.
10. NEW CARPORT (REQUESTED IN DVP APPLICATION)
11. NEW POSTS/CANOPY ROOF FOR COVERED ACCESS TO MAIN HOUSE. (REQUESTED IN DVP APPLICATION)



VARIANCE REQUEST FOR CORNER OF FOUNDATION

6 SITE PLAN
A1 3/32" = 1'-0"

4 BLOW UP OF NEW CONSTRUCTION AREA
A1 3/16" = 1'-0"

1 MIDDLE FLOOR AREA PLAN
A1 1/8" = 1'-0"

5 UPPER FLOOR AREA PLAN
A1 1/8" = 1'-0"

C.S.CLARK & ASSOCIATES
WHISTLER BC.
TEL: 604-935-0884

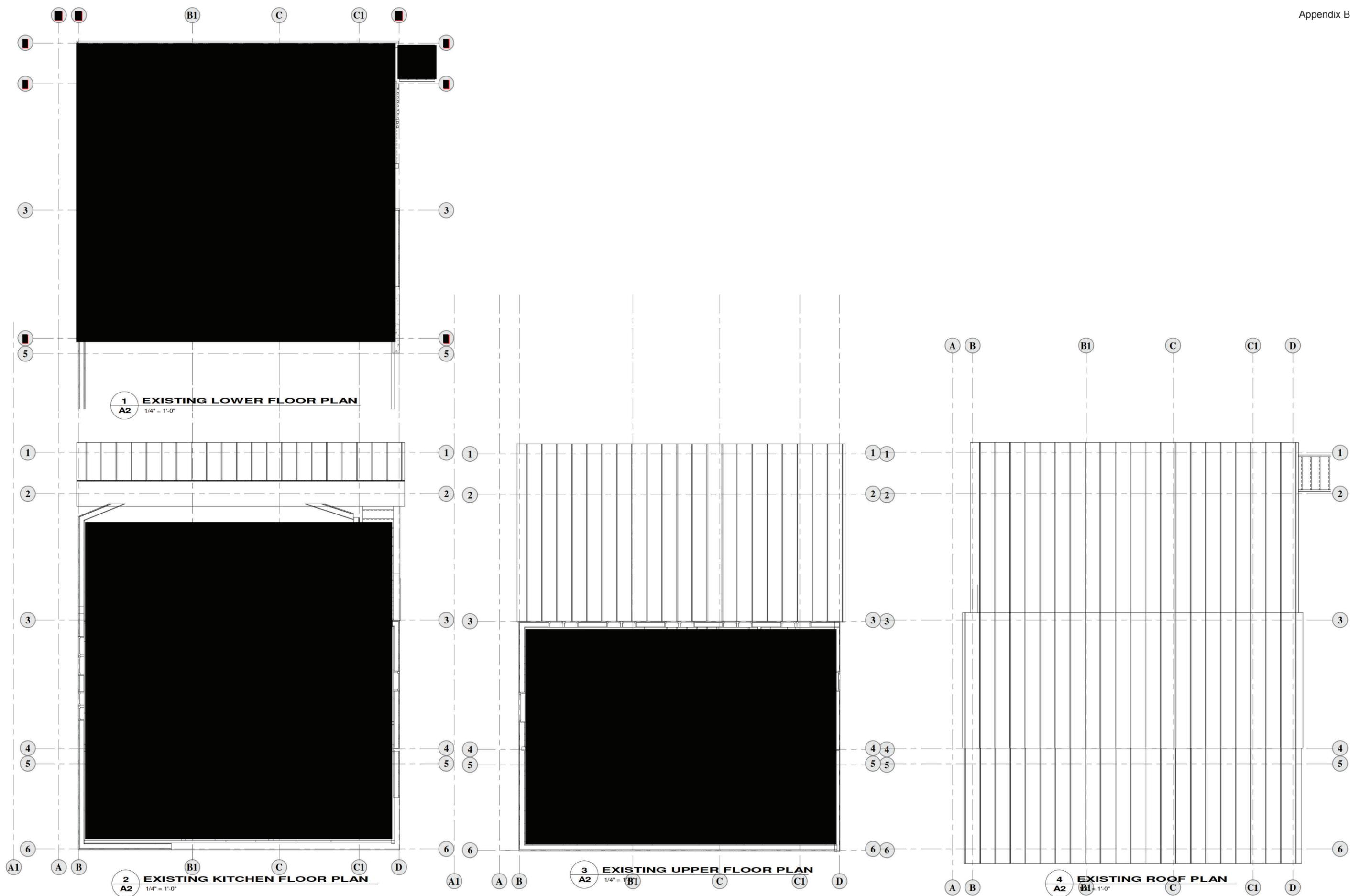
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PROJECT:
ARMSTRONG RESIDENCE
3254 ARBUTUS
WHISTLER, BC

DRAWING TITLE:
COVER SHEET

DRAWN BY:
C.S.CLARK
DATE:
MAR 05 21

DRAWING #
A1 Page 33 of 232



C.S.CLARK & ASSOCIATES
 WHISTLER BC.
 TEL: 604-935-0884

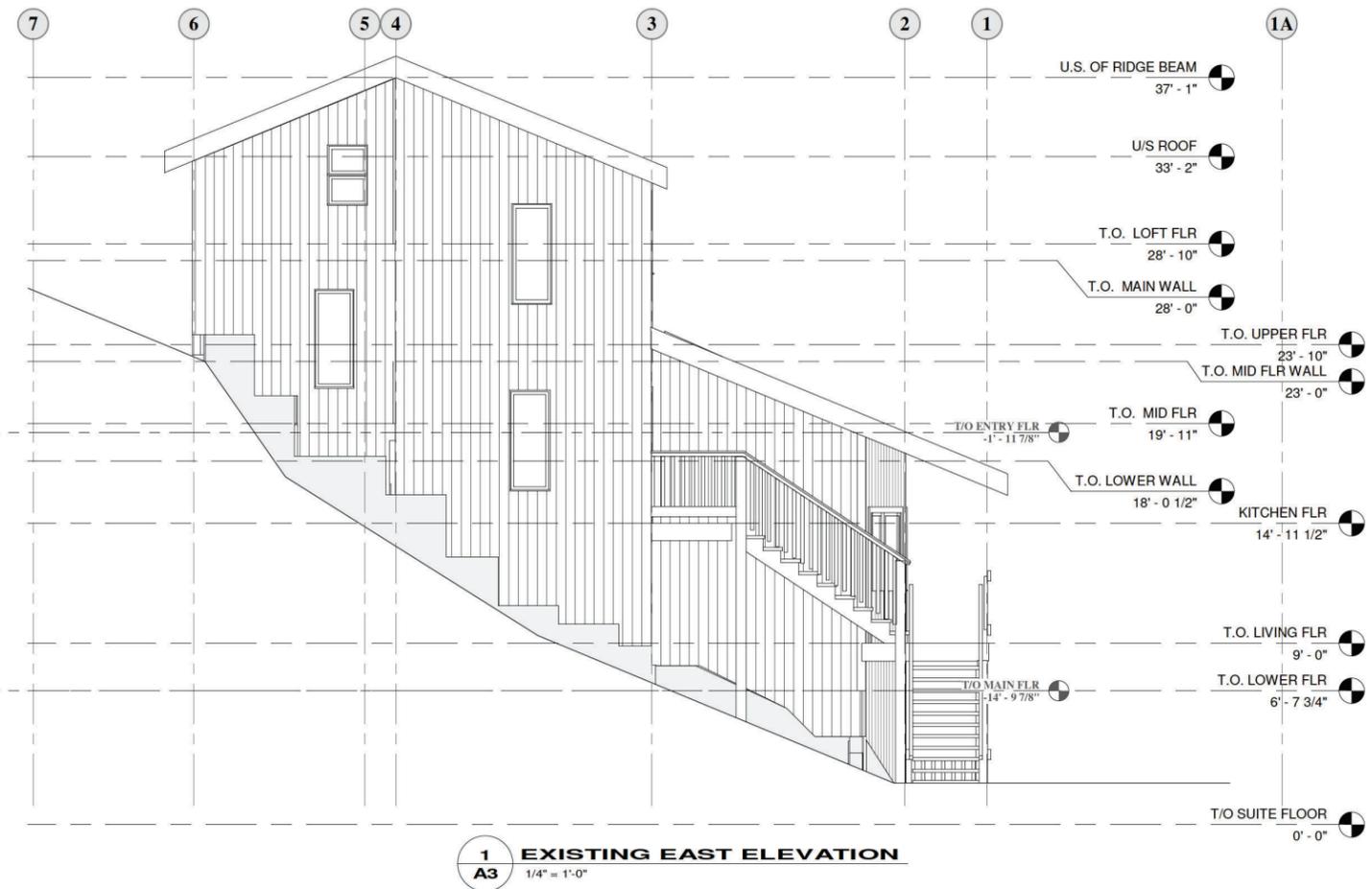
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PROJECT:
ARMSTRONG RESIDENCE
 3254 ARBUTUS
 WHISTLER, BC

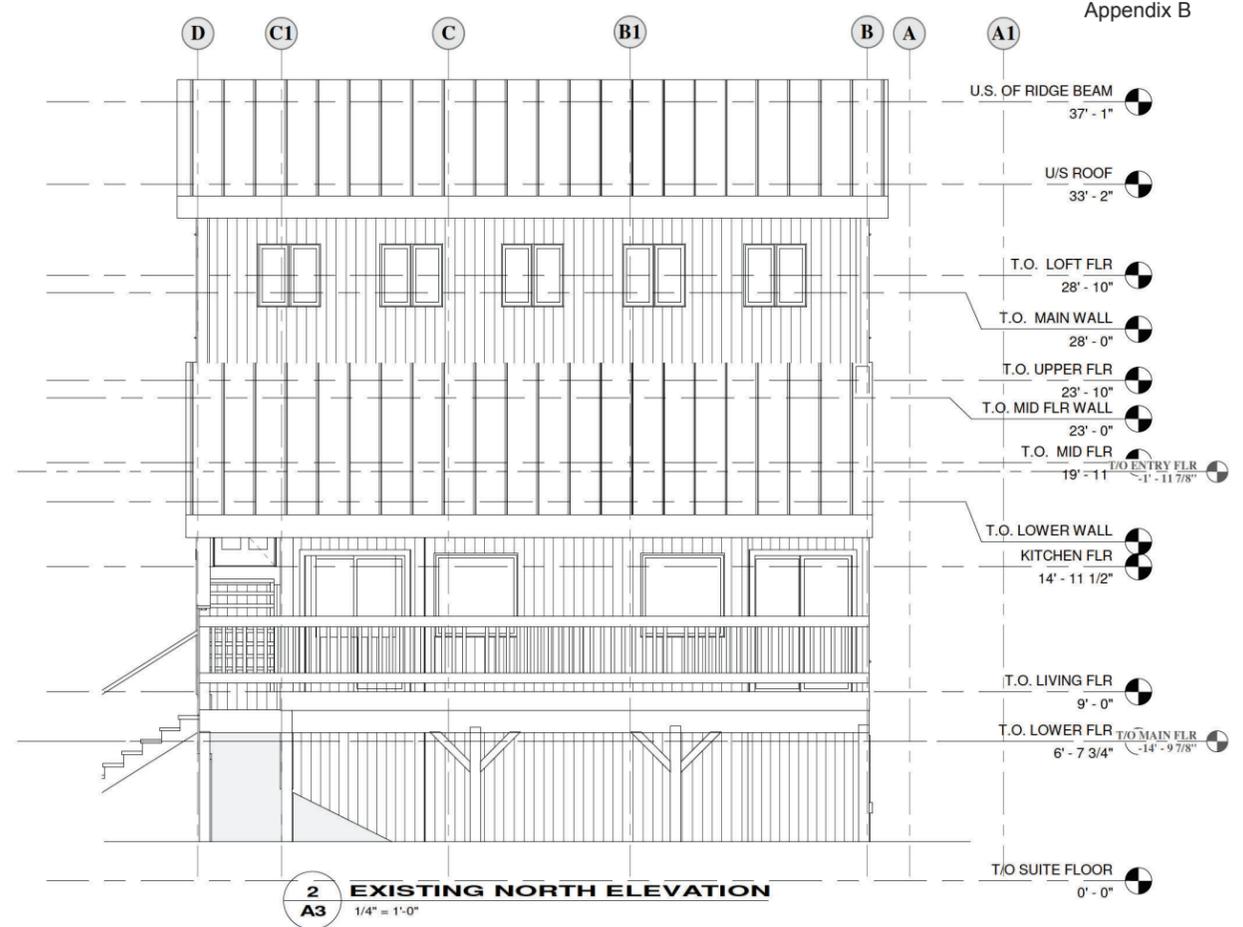
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EXISTING FLOOR PLANS

DRAWN BY:
C.S.CLARK
 DATE:
MAR 05 21

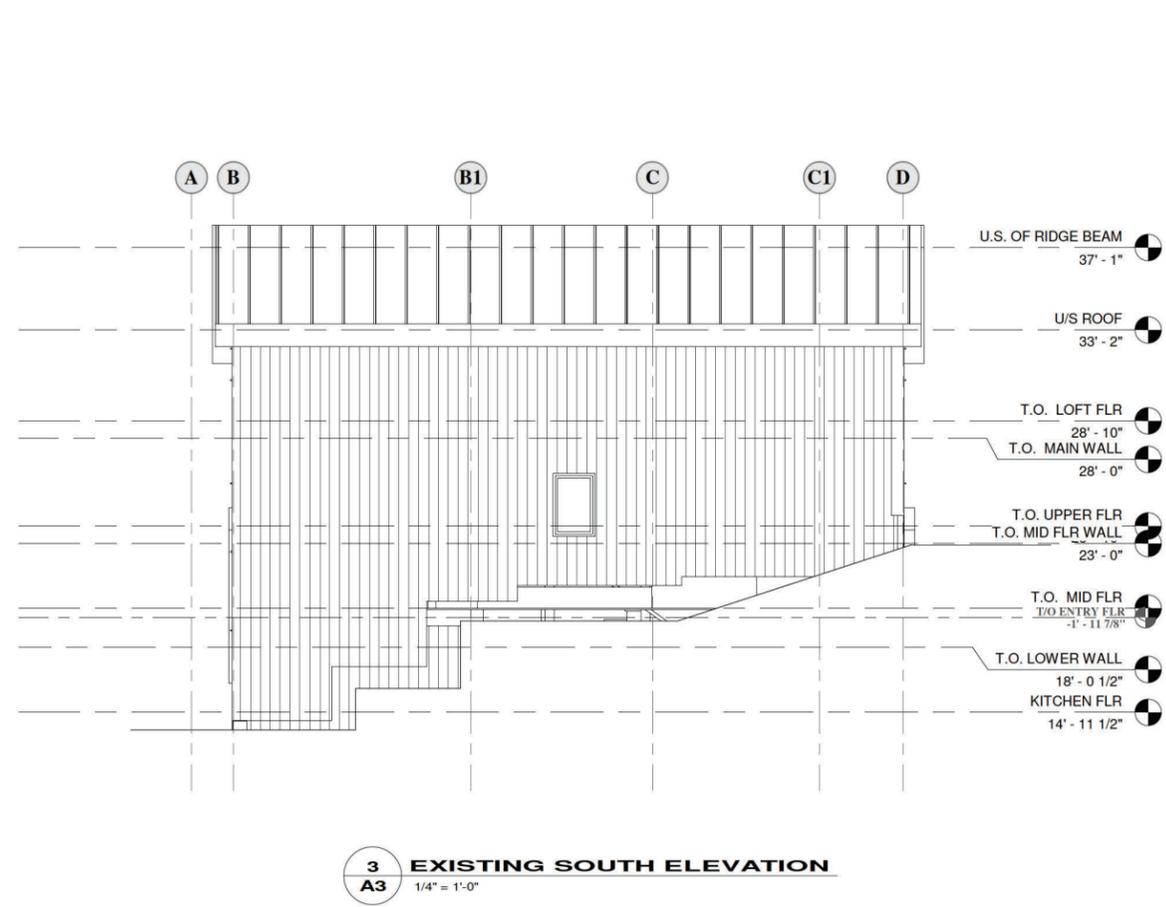
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A2 Page 34 of 232



1 EXISTING EAST ELEVATION
A3 1/4" = 1'-0"



2 EXISTING NORTH ELEVATION
A3 1/4" = 1'-0"



3 EXISTING SOUTH ELEVATION
A3 1/4" = 1'-0"



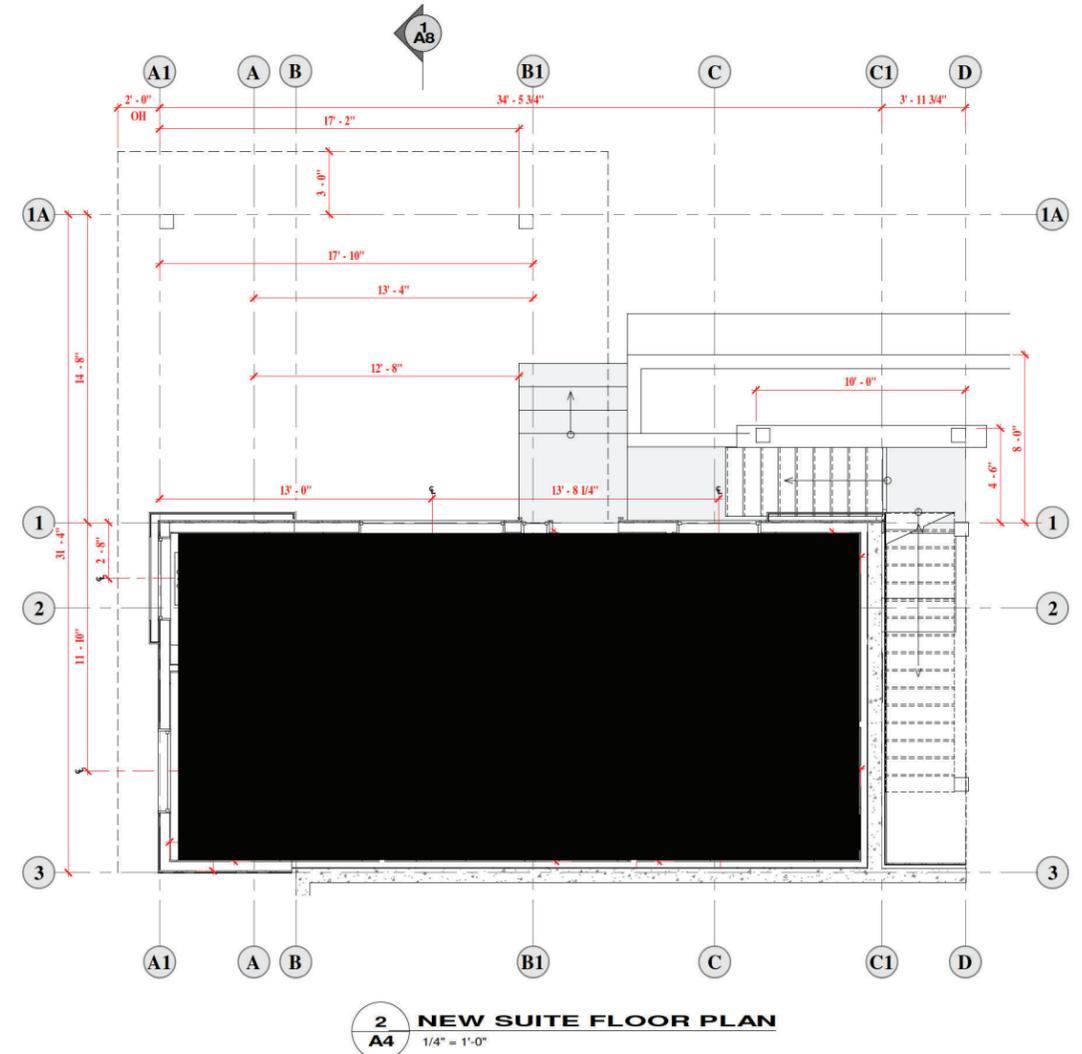
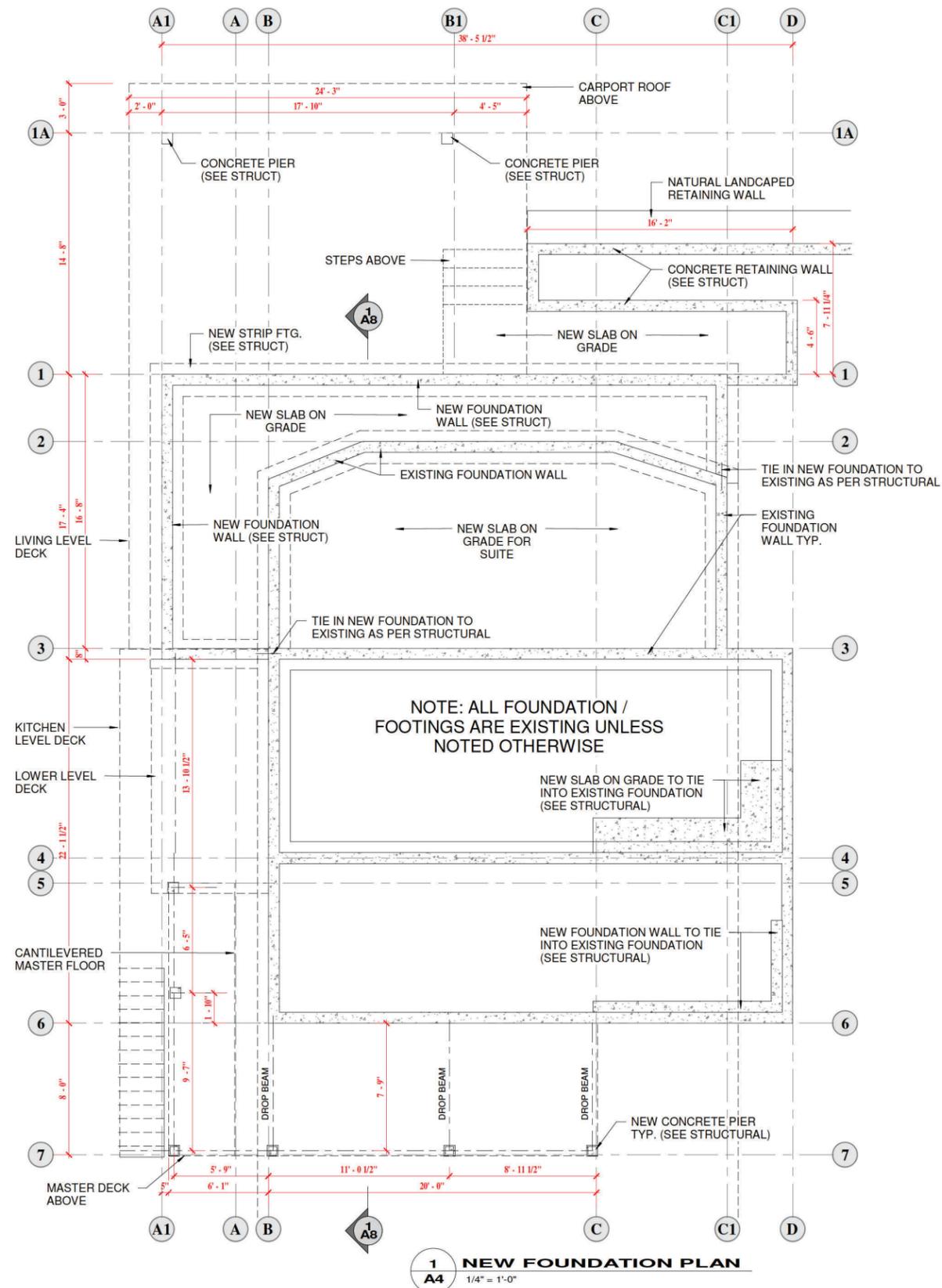
4 EXISTING WEST ELEVATION
A3 1/4" = 1'-0"

FLOOR PLAN LEGEND:

-  NEW STUD WALL
-  EXISTING STUD WALL
-  LOCATION OF SMOKE DETECTOR
-  LOCATION OF CARBON MONOXIDE DETECTOR
-  EXHAUST FAN - BATHROOM
-  INDICATES HIDDEN OBJECTS ABOVE OR BELOW
-  SPOT ELEVATION
-  INDICATES STRUCTURAL BEAM ABOVE

GENERAL NOTES:

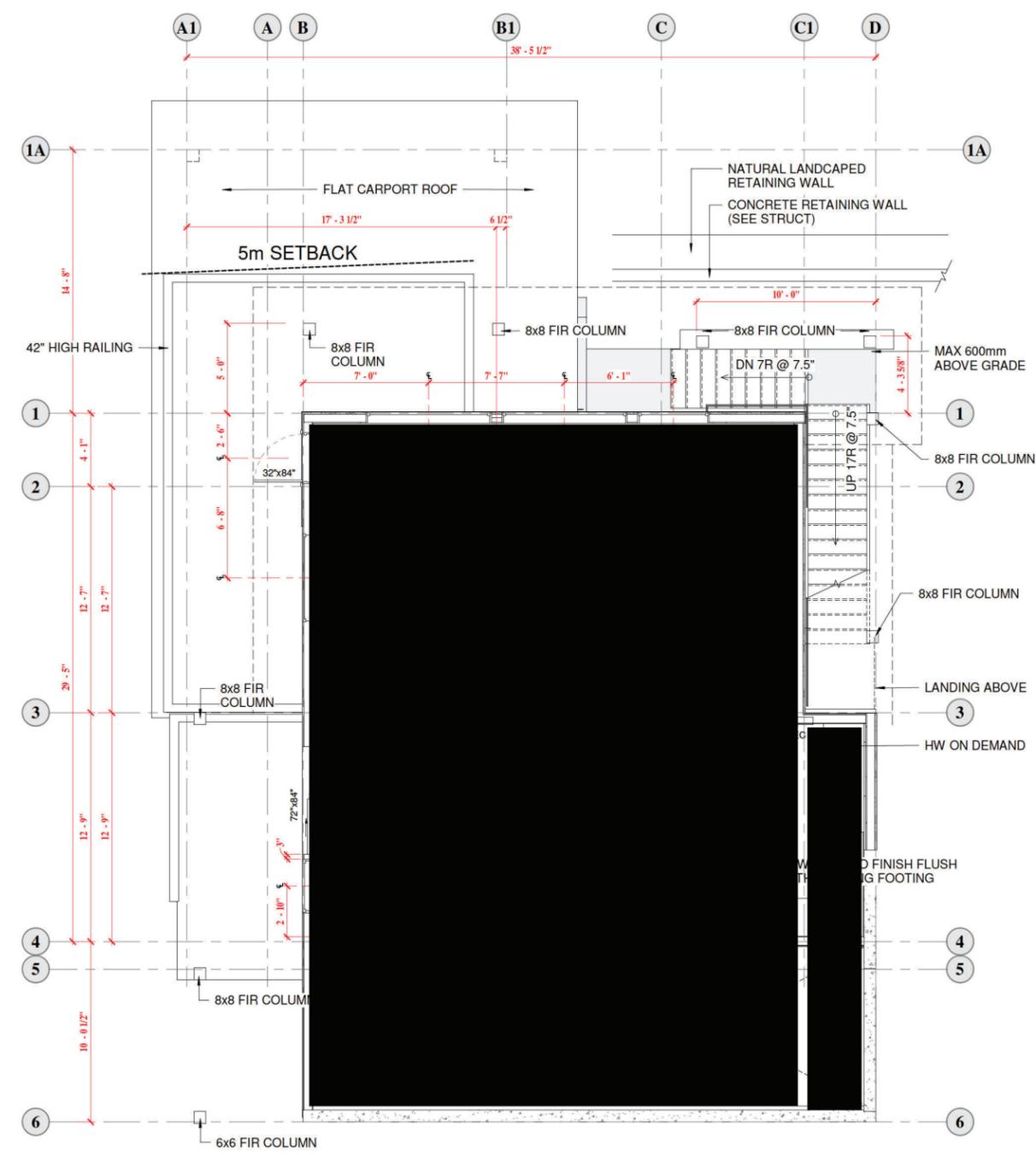
1. ALL EXTERIOR DIMENSIONS ARE TO OUTSIDE OF SHEATHING.
2. ALL INTERIOR DIMENSIONS ARE TO FRAMING.



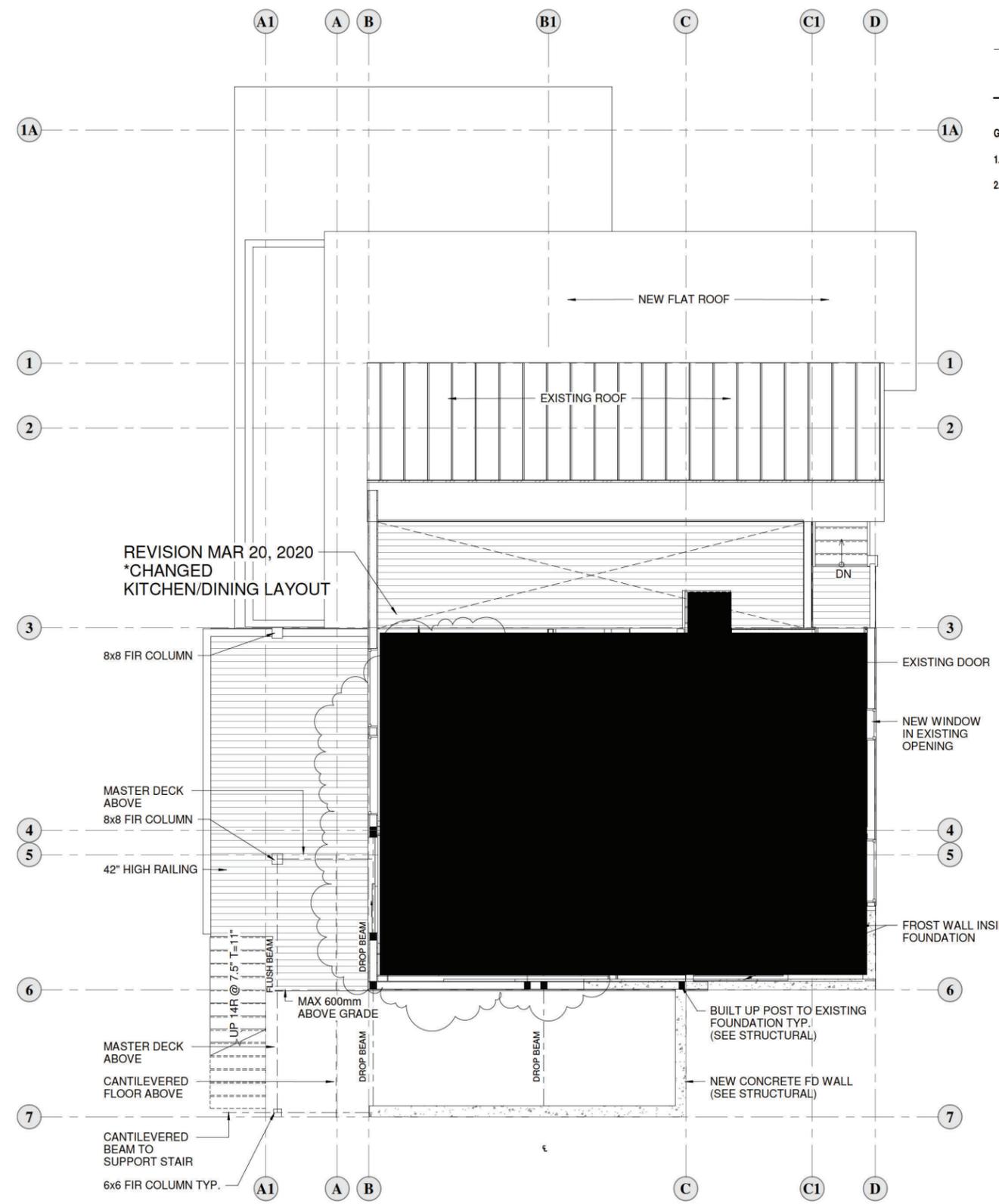
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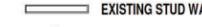
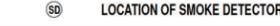
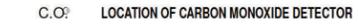
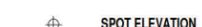
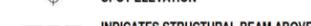


1 NEW LOWER FLR PLAN
A5 1/4" = 1'-0"

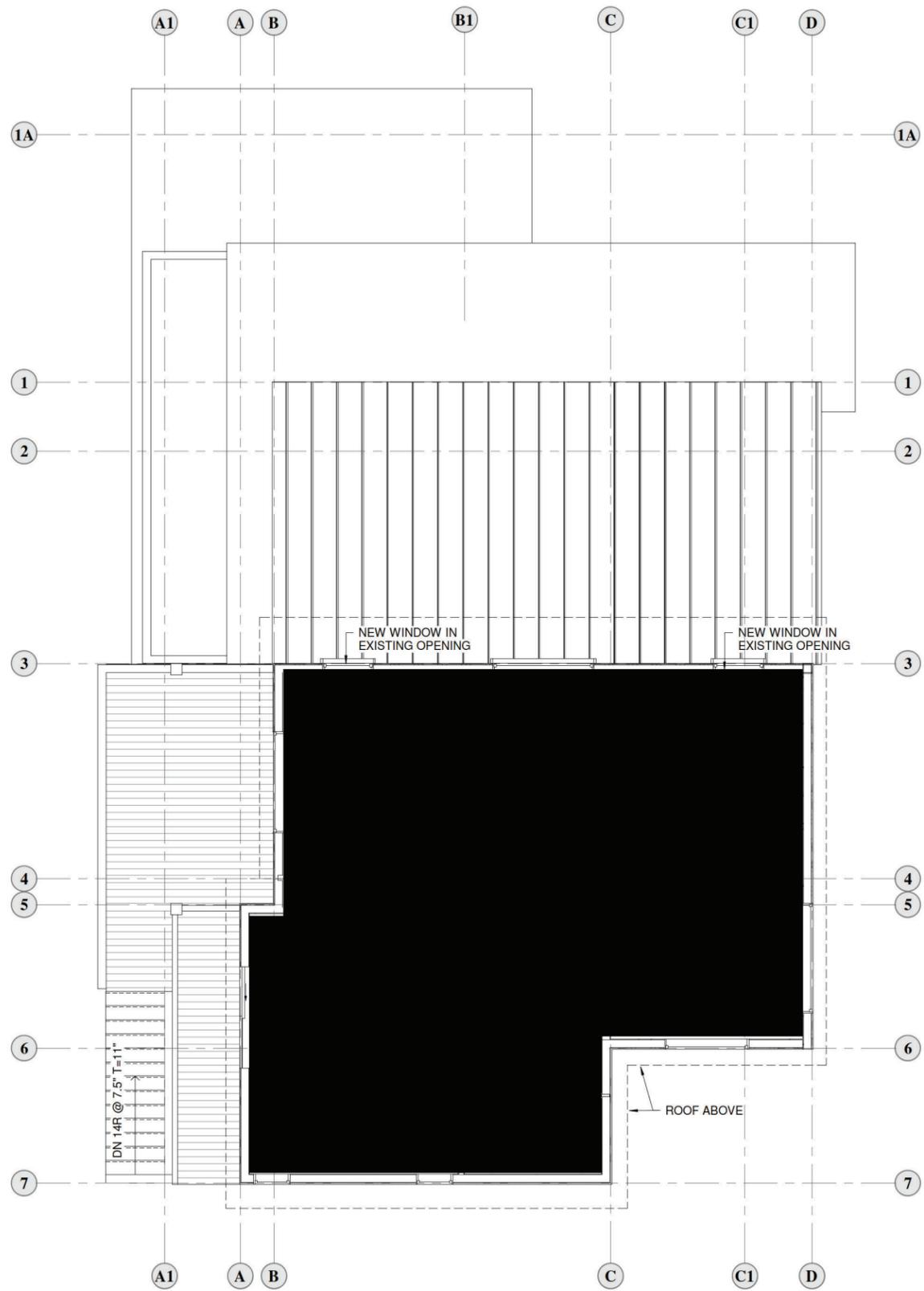


2 NEW KITCHEN FLOOR PLAN
A5 1/4" = 1'-0"

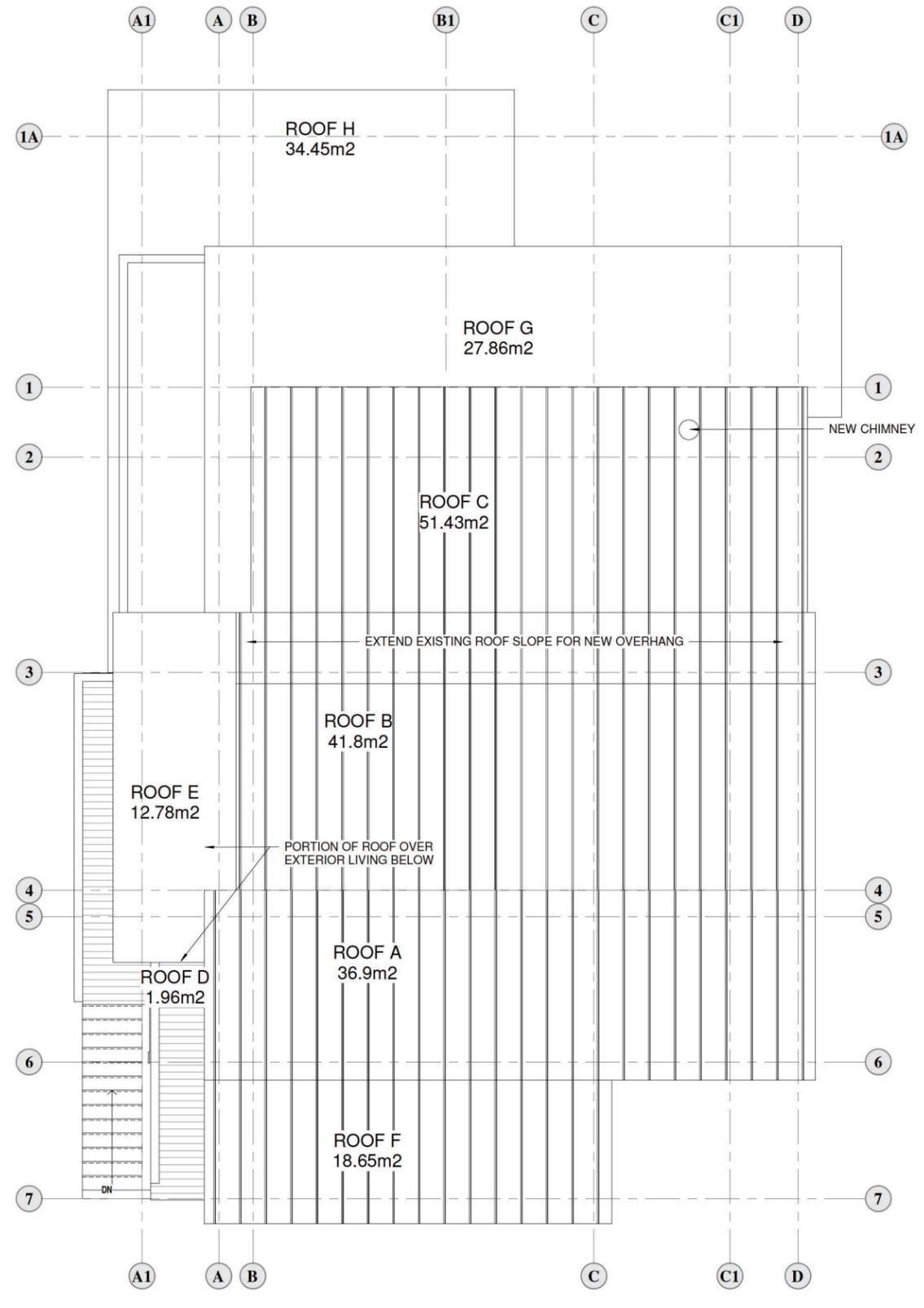
FLOOR PLAN LEGEND:

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-  LOCATION OF SMOKE DETECTOR
-  LOCATION OF CARBON MONOXIDE DETECTOR
-  EXHAUST FAN - BATHROOM
-  INDICATES HIDDEN OBJECTS ABOVE OR BELOW
-  SPOT ELEVATION
-  INDICATES STRUCTURAL BEAM ABOVE

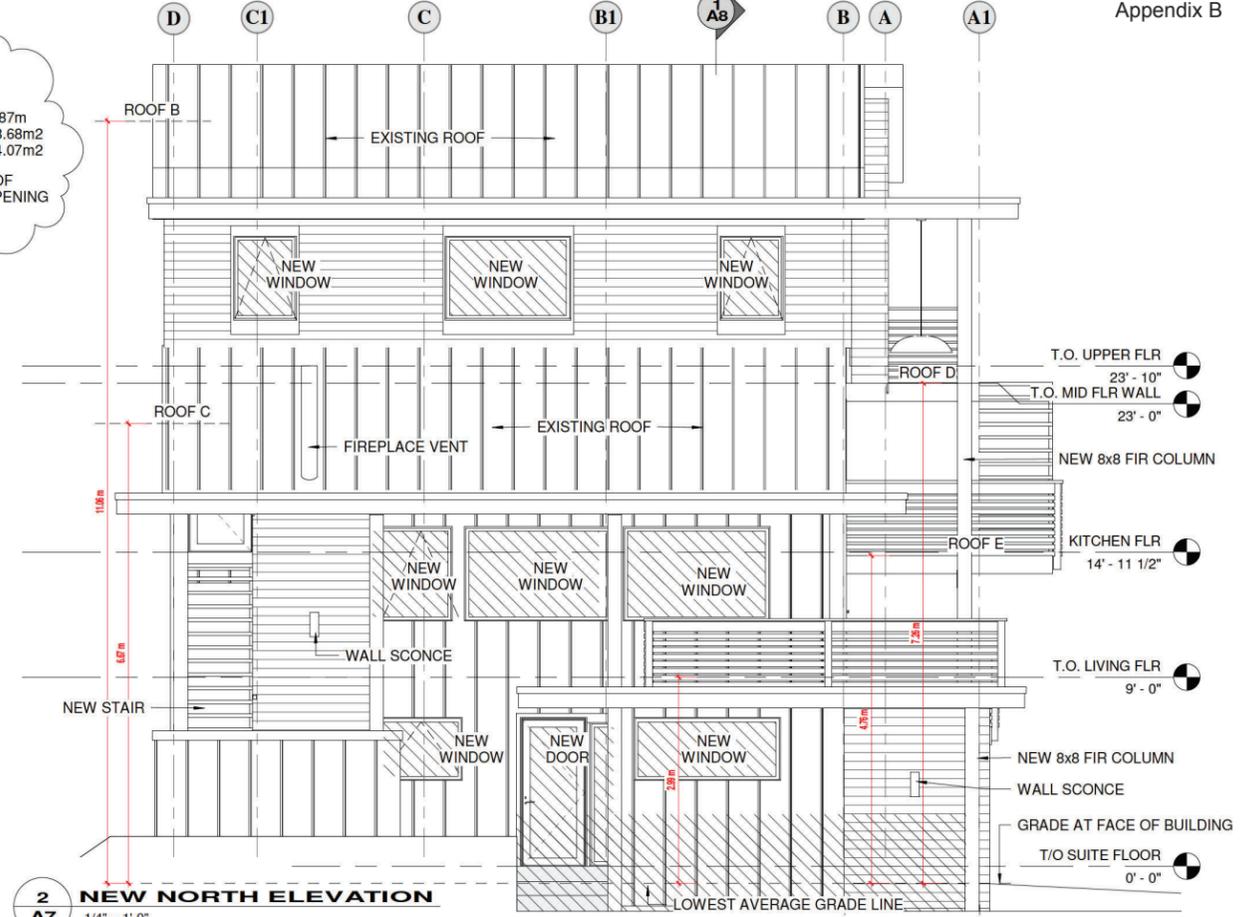
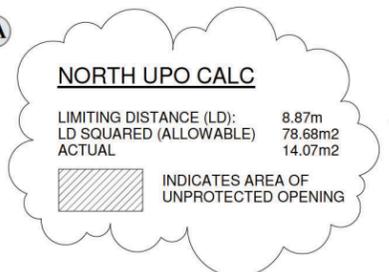
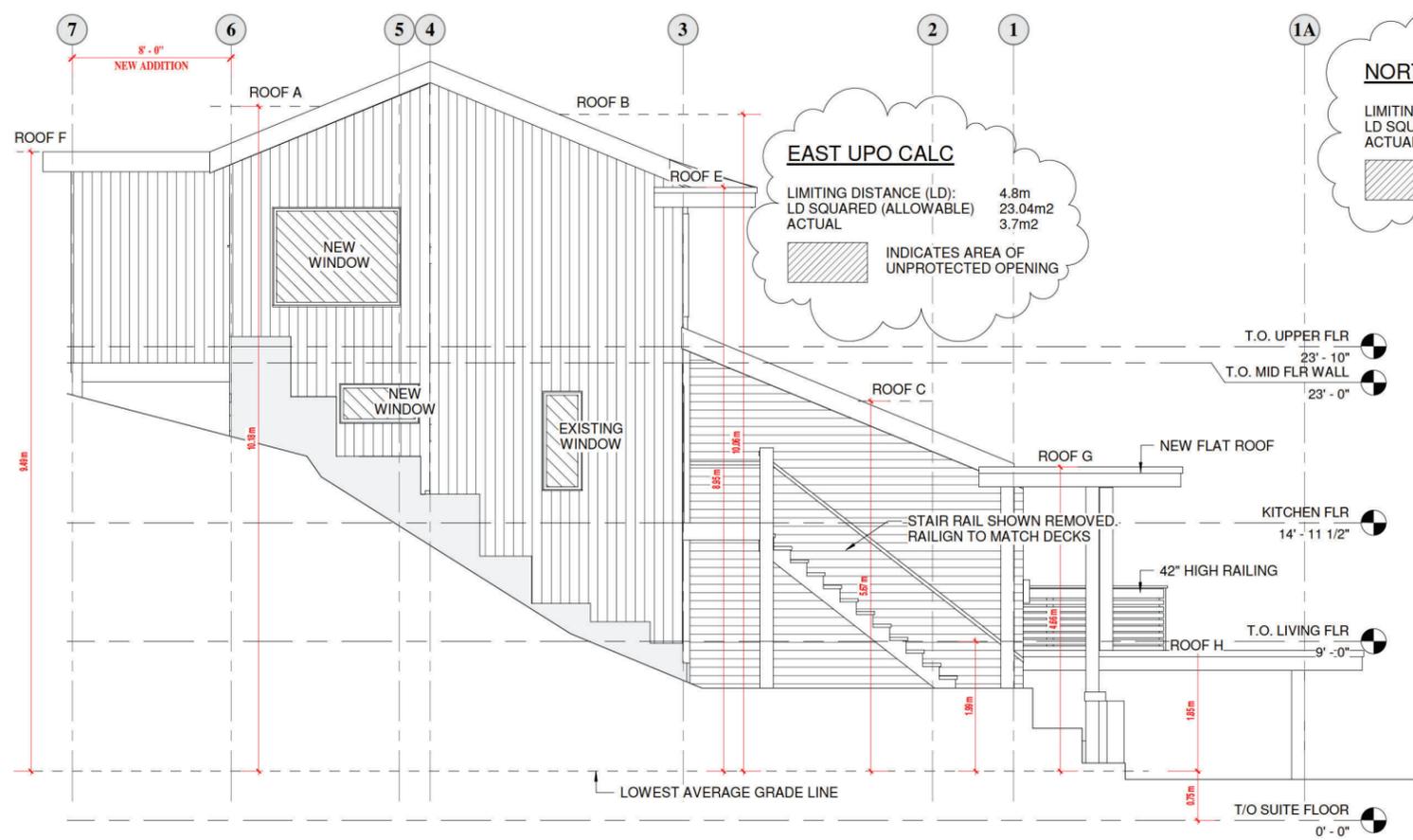
- GENERAL NOTES:**
1. ALL EXTERIOR DIMENSIONS ARE TO OUTSIDE OF SHEATHING.
 2. ALL INTERIOR DIMENSIONS ARE TO FRAMING.



1
A6 1/4" = 1'-0"

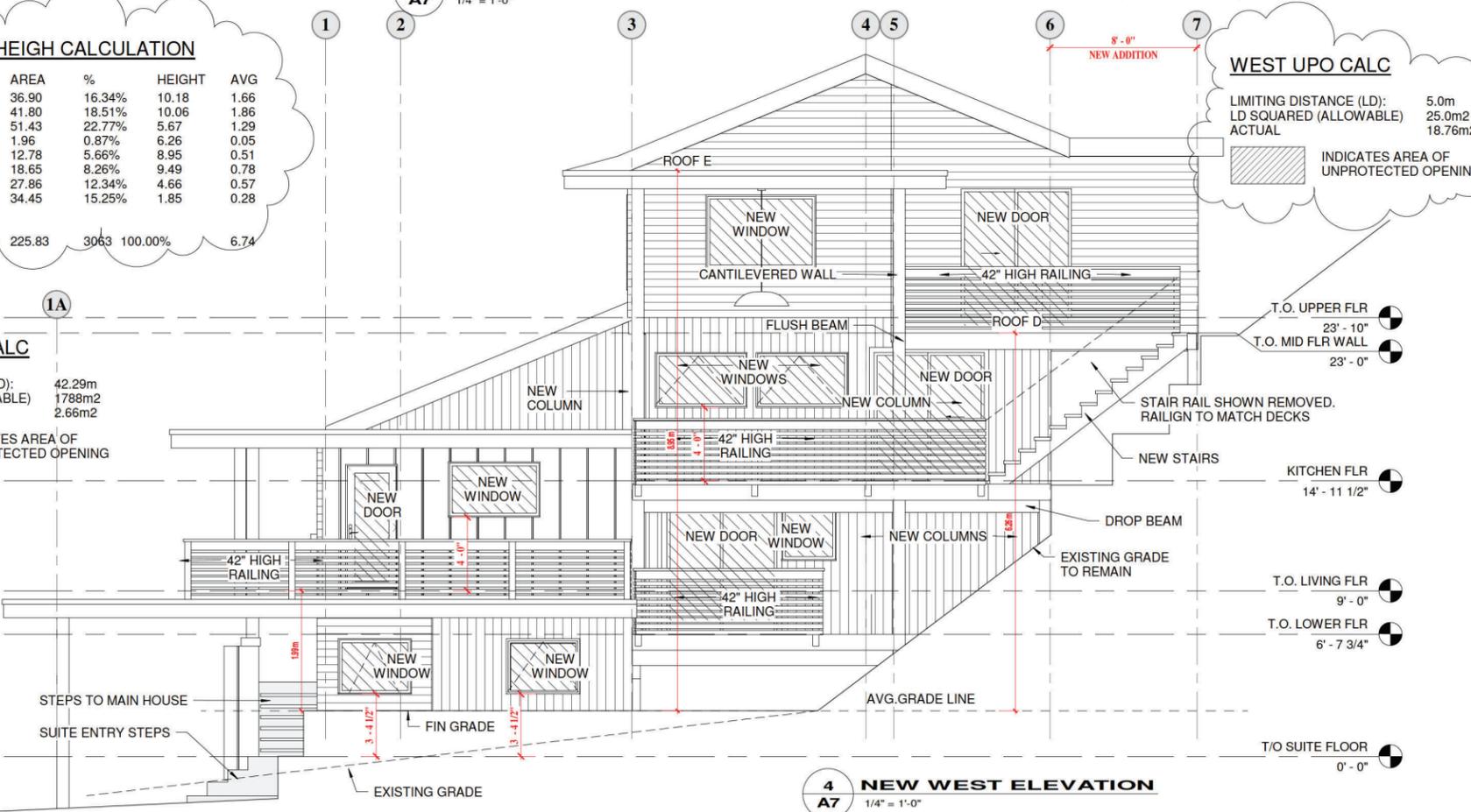
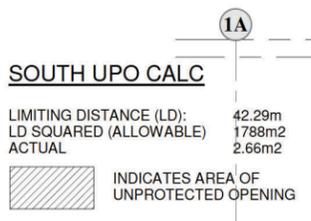
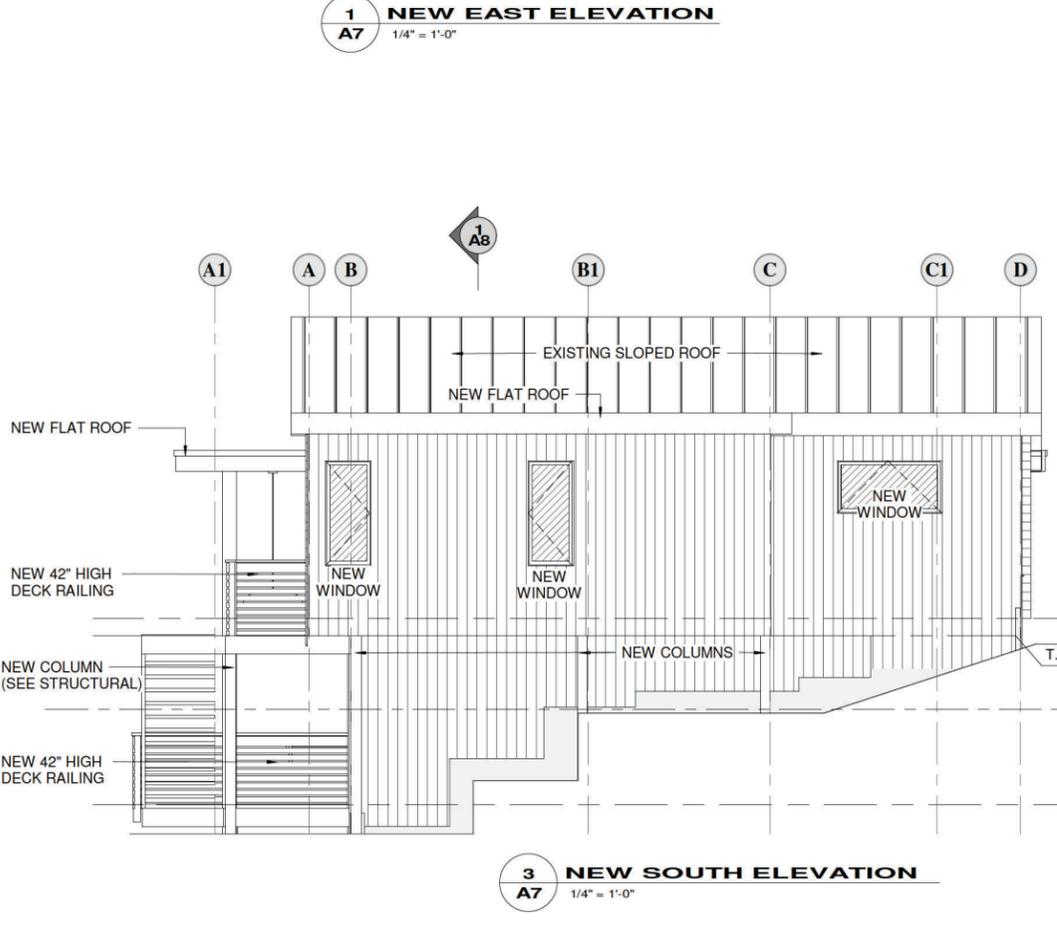


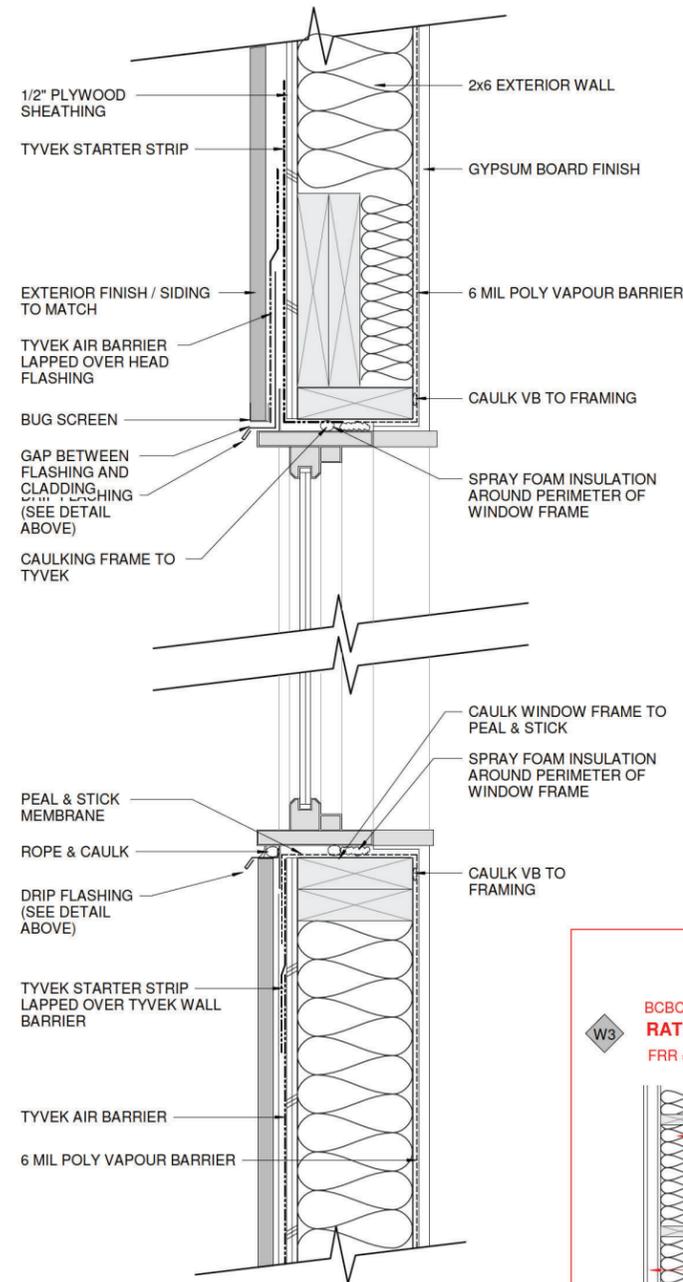
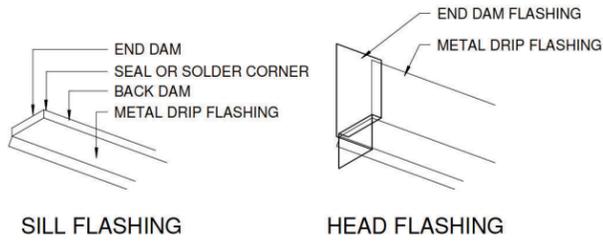
2
A6 1/4" = 1'-0"



ROOF HEIGH CALCULATION

ROOF	AREA	%	HEIGHT	AVG
A	36.90	16.34%	10.18	1.66
B	41.80	18.51%	10.06	1.86
C	51.43	22.77%	5.67	1.29
D	1.96	0.87%	6.26	0.05
E	12.78	5.66%	8.95	0.51
F	18.65	8.26%	9.49	0.78
G	27.86	12.34%	4.66	0.57
H	34.45	15.25%	1.85	0.28
TOTALS	225.83	3063	100.00%	6.74



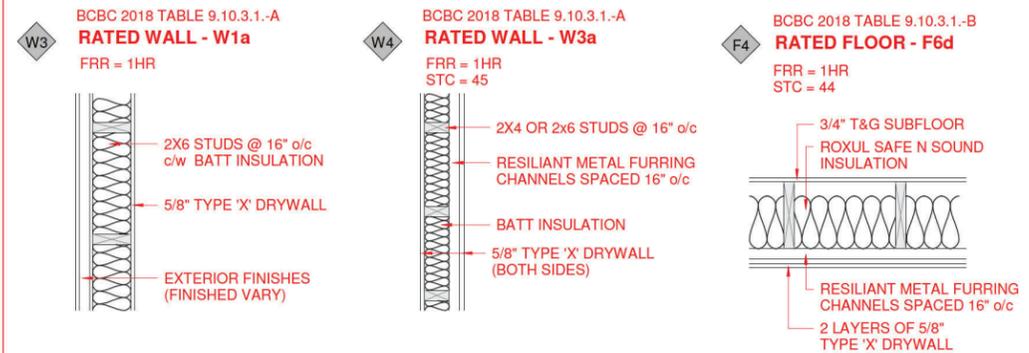


2 WINDOW HEAD / SILL DETAIL
3" = 1'-0"

RSI CALCULATIONS

F1	F1 - RSI CALC (ZONE 6) RSI REQ'D = 1.96	2.13 0.02 0.16
	2.4" XPS INSUL: CONCRETE SKIM COAT: INSIDE AIR FILM:	2.31
	TOTAL RSI FOR F1 =	
F3	F3 - RSI CALC (ZONE 6) RSI REQ'D = 4.67	
	INTERIOR AIR FILM 3/4" HARDWOOD 5/8" T&G PLYWOOD 2x10 c/w R28 BATT INSUL: 3/4" T&G WOOD SOFFIT EXTERIOR AIR FILM	0.16 0.12 0.14 4.14 0.14 0.03
	TOTAL RSI FOR F3 =	4.73
W1	W1 - RSI CALC (ZONE 6) RSI REQ'D = 2.98	
	EXTERIOR AIR FILM 8" CONCRETE 3.5" XPS INSUL: INSIDE AIR FILM:	.003 0.08 3.21 0.12
	TOTAL RSI FOR W1 =	3.41
W2	W2 - RSI CALC (ZONE 6) RSI REQ'D = 3.08	
	EXTERIOR AIR FILM: WOOD SIDING: 1/2" PLYWOOD: R24 BATT INSUL: 1/2" DRYWALL INSIDE AIR FILM:	0.03 0.14 0.109 2.66 0.076 0.12
	TOTAL RSI FOR W2 =	3.14
R1	R1 - RSI CALC (ZONE 6) RSI REQ'D = 4.67	
	EXTERIOR AIR FILM: METAL ROOF: 2x12 c/w R30 BATT INSUL: 1/2" DRYWALL: INSIDE AIR FILM:	0.03 N/A 4.58 0.076 0.11
	TOTAL RSI FOR R1=	4.796
R2	R2 - RSI CALC (ZONE 6) RSI REQ'D = 4.67	
	EXTERIOR AIR FILM: 2 PLY TORCH ON: 2x12 c/w R30 BATT INSUL: 1/2" DRYWALL: INSIDE AIR FILM:	0.03 0.03 4.58 0.076 0.11
	TOTAL RSI FOR R2=	4.83

REQUIRED FIRE SEPARATIONS



FLOOR ASSEMBLIES:

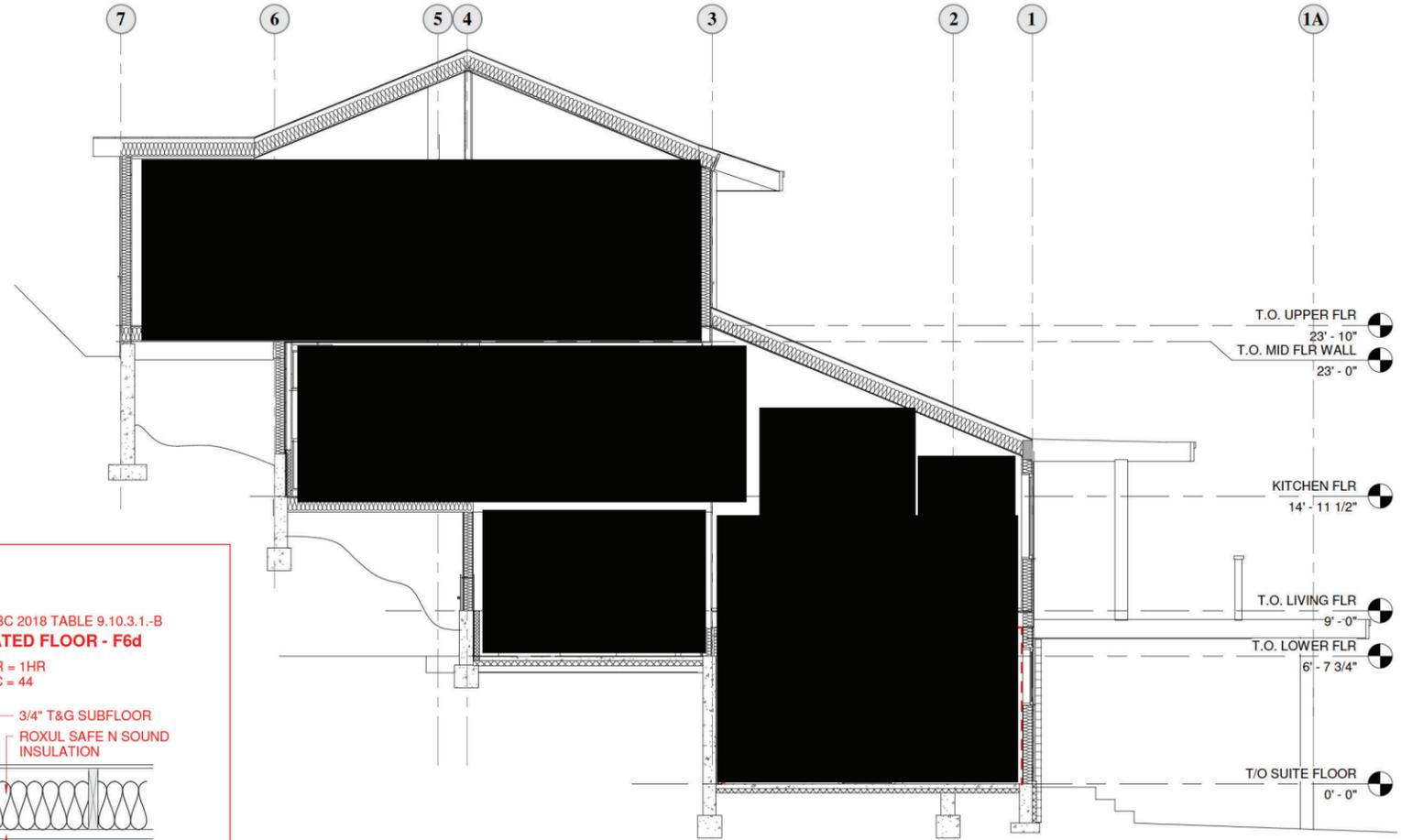
- F1 SLAB ON GRADE**
 - 3" POURED CONCRETE SKIM COAT c/w 6x6 WWM
 - 6 MIL POLY VAPOUR BARRIER
 - 2.4" XPS FOAM INSULATION
 - COMPACTED GRANULAR BASE
- F2 UNINSULATED FRAMED FLOOR**
 - FLOOR FINISH T.B.D.
 - 5/8" T&G PLYWOOD SUBFLOOR
 - FLOOR JOISTS (SEE STRUCT)
 - 1/2" DRYWALL
- F3 INSULATED FRAMED FLOOR**
 - FLOOR FINISH T.B.D.
 - 5/8" T&G PLYWOOD SUBFLOOR
 - FLOOR JOISTS (SEE STRUCT)
 - R28 BATT INSULATION
 - 3/4" T&G WOOD SOFFIT

WALL ASSEMBLIES:

- W1 FOUNDATION WALL**
 - EXISTING 8" POURED CONCRETE FOUNDATION WALL
 - 2" XPS FOAM INSULATION
 - 6MIL POLY VAPOUR BARRIER
- W2 NEW EXTERIOR FRAMED WALL**
 - HORIZONTAL SIDING
 - TYVEK AIR BARRIER
 - 1/2" SHEATHING
 - 2x6 STUDS @ 16" o/c
 - R24 BATT INSULATION
 - 6 MIL POLY VAPOUR BARRIER
 - 1/2" DRYWALL
- W3 FIRE RATED EXTERIOR WALL**
 - HORIZONTAL SIDING
 - TYVEK AIR BARRIER
 - 1/2" SHEATHING
 - 2x6 STUDS @ 16" o/c
 - R24 BATT INSULATION
 - 6 MIL POLY VAPOUR BARRIER
 - 5/8" TYPE X DRYWALL
- W4 NEW FIRE RATED INTERIOR WALL**
 - 5/8" TYPE X DRYWALL (SUITE SIDE)
 - RESILIENT METAL FURRING CHANNELS SPACED 16" o/c
 - 6 MIL POLY VAPOUR BARRIER
 - 2x4 STUDS @ 16" o/c c/w R14 BATT INSULATION
 - 5/8" TYPE X DRYWALL

ROOF ASSEMBLIES:

- R1 SLOPED ROOF**
 - METAL ROOFING TO MATCH EXISTING
 - PEEL AND STICK MEMBRANE
 - 5/8" T&G SHEATHING GLUED & SCREWED
 - 2x4 CROSS STRAPPING
 - ROOF RAFTERS (SEE STRUCTURAL)
 - R28 BATT INSULATION
 - 6 MIL POLY VAPOUR BARRIER (INTERIOR)
 - 1/2" DRYWALL (INTERIOR)
 - T&G WOOD DECKING (EXTERIOR)
- R2 FLAT ROOF**
 - 2 PLY TORCH ON
 - 5/8" T&G SHEATHING GLUED & SCREWED
 - 2x4 CROSS STRAPPING
 - ROOF RAFTERS (SEE STRUCTURAL)
 - R30 BATT INSULATION
 - 6 MIL POLY VAPOUR BARRIER (INTERIOR)
 - 1/2" DRYWALL (INTERIOR)
 - T&G WOOD DECKING (EXTERIOR)
- R3 MEMBRANED DECK**
 - WOOD DECKING
 - SLEEPERS
 - 2 LAYER TOUCH ON MEMBRANE
 - 5/8" T&G PLYWOOD
 - ROOF JOIST SEE STRUCTURAL
 - 3/4" T&G SOFFIT



1 BUILDING SECTION A-A
1/4" = 1'-0"

received Board of Variance approval for a rear setback variance for the dwelling from 7.6 metres to 3 metres and building foundation from 7.6 metres to 1.8 metres in 1986.

Site and Neighbourhood Context

The subject site is an irregularly shaped and shallow lot located on the west side of Alta Lake at 5606 Alta Lake Road. The parcel is among several residentially zoned single family development lots on the west side pinched between Alta Lake Road and the CN Rail tracks, north of Old Mill Lane and south of Rainbow Park. The subject site is zoned RS1 (Single Family Residential One). See Appendix A for the location of the subject property.

The lots along the west side are generally smaller shallow lots, many which are legal non-conforming with parcel areas less than the minimum parcel areas required for their zoning. The strip of eleven residentially zoned lots adjacent to the subject property have an average size of 465 square metres, ranging from 391 to 563 square metres. The minimum parcel area for the RS1 zone is 695 square metres, with a minimum usable parcel area of 465 square metres. The subject site has a parcel area of approximately 514 square metres, which is legal non-conforming with respect to parcel area.

Existing Site and Neighbourhood Development

The subject site is developed with a three storey detached dwelling built in 1987 under Building Permit B-1781-87 and Board of Variance Permit File: 2004, which approved a rear setback variance for the dwelling from 7.6 metres to 3 metres and building foundation from 7.6 metres to 1.8 metres in 1986. Subsequently the lot was further developed with a carport built in 1992 under Building Permit B-92-03407 and Board of Variance Permit File: 2004, which approved a side setback variance for the carport from 3 metres to 1.14 metres. As detailed in the site survey (attached to this Report as Appendix B) the existing detached dwelling is sited at 3.2 metres from the rear parcel line.

The strip of parcels on the west side of Alta Lake were established and the majority of them developed, prior to the incorporation of the RMOW in 1975. The eleven lots adjacent to the subject property are all subject to the same site challenges; shallow in depth, irregularly shaped and pinched between Alta Lake Road and the CN Rail tracks. Several of these lots, including the subject lot, are further challenged with no road allowance between the front parcel line and Alta Lake Road. See Appendix D for site photos.

There is precedence for rear setback variances in this neighbourhood as Municipal records show that of the eleven developed lots adjacent to the subject property, four have received setback variances ranging from 1.8 metres to 4.4 metres for an average of 3.1 metres. Staff also note that five of the lots were developed prior to 1975 and are considered legal non-conforming with respect to siting as they do not meet the RS1 zone minimum rear setback of 7.6 metres. The legal non-conforming buildings sited on these five lots range from 0 metres to 4.2 metres for an average of 2.1 metres from the rear parcel line.

Description of Proposal

As seen in the Architectural Plans (attached to this Report as Appendix C), the owners are proposing to construct a new three storey detached dwelling with attached garage to Step Code 4 BC Building Code standards. To facilitate this construction, the owner is proposing to match the existing buildings siting at 3.2 metres from the rear setback. The proposed dwelling meets all other applicable zoning requirements including maximum density.

Rationale

The proposed rear setback variance is requested in response to; Alta Lake Road abutting the front parcel line, the absence of a road allowance, RMOW statutory right of way over the first three metres of the lot, CN Rail abutting the rear parcel line and the irregular shape, size and shallow depth of the lot.

As illustrated in the Survey Plan (attached to this Report as Appendix B) the edge of Alta Lake Road immediately abuts this parcel followed by a three metre statutory right of way R43702 registered in favour of the RMOW. This statutory right of way is for the installation and maintenance of municipal services and restricts the owner from obstructing access or developing the lot in this area.

This lot is further challenged by its irregular shape and shallow depth of 25 metres. In response to these site challenges the owner has proposed a building design that is low in profile and set back from the front parcel line to improve sightlines and safety for vehicular and pedestrian use along Alta Lake Road. The proposed access, parking and siting of the dwelling also facilitates better snow clearing and storage on the parcel, which is an improvement that allows greater safety along Alta Lake Road.

The proposed design works with the irregular shape, shallow depth and size of the lot by utilizing the existing buildings siting to maintain existing views, privacy and retention of existing trees on the lot and between neighbouring properties. The proposed design and variance request are considered to be consistent with the existing neighbourhood character and adjacent properties which received rear setback variances for similar development.

Four letters of support for the requested variance have been received from the two immediately adjacent neighbouring property owners on the north and south sides of the subject site as further discussed in the Community Engagement and Consultation section of this Report.

Proposed Development Variance

The requested variances are described below:

Variance Request	Zoning and Parking Bylaw No. 303, 2015 Regulation
1. Vary the rear setback from 7.6 metres to 3.2 metres for a detached dwelling.	RS1 (Single Family Residential One) Zone Part 12 – Subsection 1: (15) The minimum permitted rear setback is 7.6 metres.

The proposed variance is illustrated on the Architectural Plans attached as Appendix C to this Report. Staff note that the proposed variance will enable projections for roof overhangs and decks located 2.2 metres from the rear parcel line, in compliance with the allowable projections into required setback areas as per Part 5. 7(1) of Zoning and Parking Bylaw 303, 2015.

Apart from the requested rear setback relaxation, this proposal conforms to all other requirements in Zoning and Parking Bylaw 303, 2015.

POLICY CONSIDERATIONS

Development Variance Permit Criteria

Staff have established criteria for consideration of development variance permits. The proposed variances are considered to be consistent with these criteria as described in the table below.

Potential Positive Impacts	Comments
----------------------------	----------

Complements a particular streetscape or neighbourhood.	The proposed dwelling is consistent with the existing neighbourhood, many which received setback variances to enable similar development. The siting and design are considered in keeping with the neighbourhood character visible from Alta Lake Road and Alta Lake.
Works with the topography on the site, reducing the need for major site preparation or earthwork.	The proposed dwelling works to utilize the existing dwellings siting to minimize site preparation, earthworks and to maintain the existing mature trees and vegetation on site.
Maintains or enhances desirable site features, such as natural vegetation, trees and rock outcrops.	The proposed dwelling works to match the existing dwellings siting and maintains the natural vegetation and mature trees on the site. Additional landscaping is proposed to enhance the front yard visible from the Alta Lake Road.
Results in superior siting with respect to light access resulting in decreased energy requirements.	N/A
Results in superior siting with respect to privacy.	The proposed dwelling is oriented and setback from parcel lines to match the existing siting in order to maintain existing privacy on the lot and between neighbouring properties.
Enhances views from neighbouring buildings and sites.	The proposed dwelling is designed and sited with neighbouring views in mind and is not considered to affect neighbours views. The immediately adjacent neighbours have provided letters of support attached as Appendix E.

Potential Negative Impacts	Comments
Is inconsistent with neighbourhood character.	The proposed dwelling is designed to be low in profile and sited to be consistent with the existing neighbourhood, many which received similar setback variances.
Increases the appearance of building bulk from the street or surrounding neighbourhood.	The proposed dwelling is designed to maintain the existing low profile two storey building bulk from Alta Lake Road and three storey building bulk from Alta Lake.
Requires extensive site preparation.	The proposed dwelling will require minimal site preparation as it works to utilize the existing buildings footprint resulting in reasonable site preparation.
Substantially affects the use and enjoyment of adjacent lands (e.g. reduces light access, privacy, and views).	The proposed variance is not considered to change current enjoyment of adjacent lands as this property is sited between Alta Lake Road and Alta Lake. The proposed dwelling is sited to maintain the existing dwellings rear setback of 3.2 metres to respect existing neighbouring properties privacy, views and light access.

Requires a frontage variance to permit greater gross floor area, with the exception of a parcel fronting a cul-de-sac.	N/A
Requires a height variance to facilitate gross floor area exclusion.	N/A
Results in unacceptable impacts on services (e.g. roads, utilities, snow clearing operations).	The proposed dwelling and associated parking are sited to respect the RMOW statutory right of way. The proposed design allows for snow clearing and storage from Alta Lake Road on the parcel.

Zoning and Parking Bylaw No. 303, 2015

The property is zoned RS1 (Single Family Residential One). The requested rear setback variance to “Zoning and Parking Bylaw No. 303, 2015” is described in the Discussion section of this Report.

The proposal meets all other regulations of “Zoning and Parking Bylaw No. 303, 2015”.

Legal Encumbrances

Statutory Right of Way in favour of the RMOW - R43702

The proposed development does not impact the statutory right of way, but it is a consideration in the ability to develop this lot as previously described in the Discussion section of this Report.

Official Community Plan Bylaw No. 2199, 2018

The recommended resolution included within this Report is consistent with the goals, objectives and policies included within “Official Community Plan Bylaw No. 2199, 2018”. A Development Permit is not required.

BUDGET CONSIDERATIONS

There are no significant budget implications with this proposal. Development Variance Permit application fees provide for recovery of costs associated with processing this application.

COMMUNITY ENGAGEMENT AND CONSULTATION

A sign describing DVP01205 is posted on the property.

Notices were sent to surrounding property owners in March 2021. At the time of writing this Report, four letters of support had been received from the immediately adjacent neighbouring property owners on the north and south sides, which states that they all support the variance and have no concerns. These letters are attached as Appendix E.

All four letters indicate that the neighbouring properties were consulted during the planning and design of the proposed dwelling, specifically with respect to privacy, view protection, landscaping and siting as it relates to the setback variance. One letter of support was received from the neighbouring owners at 5598 Alta Lake Road which states that the proposed house and its siting on the lot is substantially the same as the current home and will enhance the neighbourhood. One letter of support was received from the neighbouring owners at 5602 Alta Lake Road which states that they support the variance as it ensures pleasant views from the street and lake and fits well with the neighbourhood. One letter of

support was received from the neighbouring owners at 5610 Alta Lake Road which states that they support the siting of the proposed house as it will be an upgrade to the existing house and fits in the neighbourhood. One letter of support was received from the neighbouring owners at 5614 Alta Lake Road which states that they support the variance as it suits the land and will be a welcome addition to the neighbourhood.

Any letters received following the preparation of this Report will be presented to Council at the time of consideration of the application.

SUMMARY

Development Variance Permit DVP01205 proposes variances to “Zoning and Parking Bylaw No. 303, 2015” for a rear setback variance for a new detached dwelling at 5606 Alta Lake Road for Council’s consideration. This Report recommends approving the issuance of the Development Variance Permit.

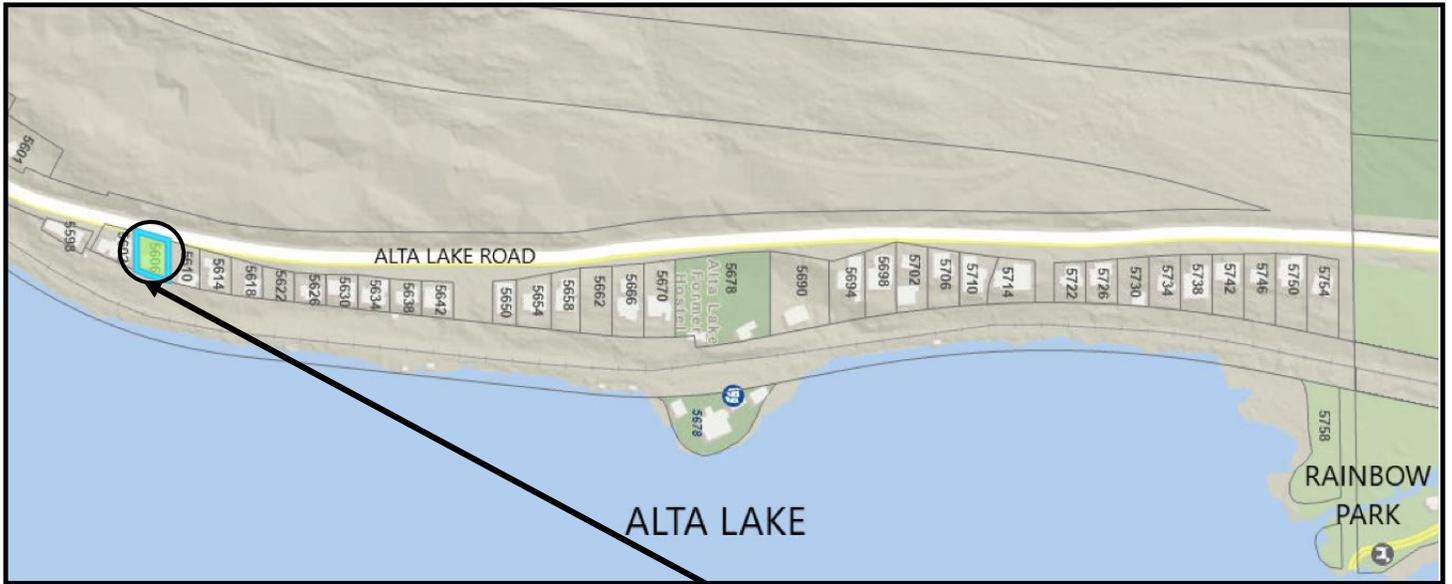
Respectfully submitted,

Lindsay Clarke
PLANNING ANALYST

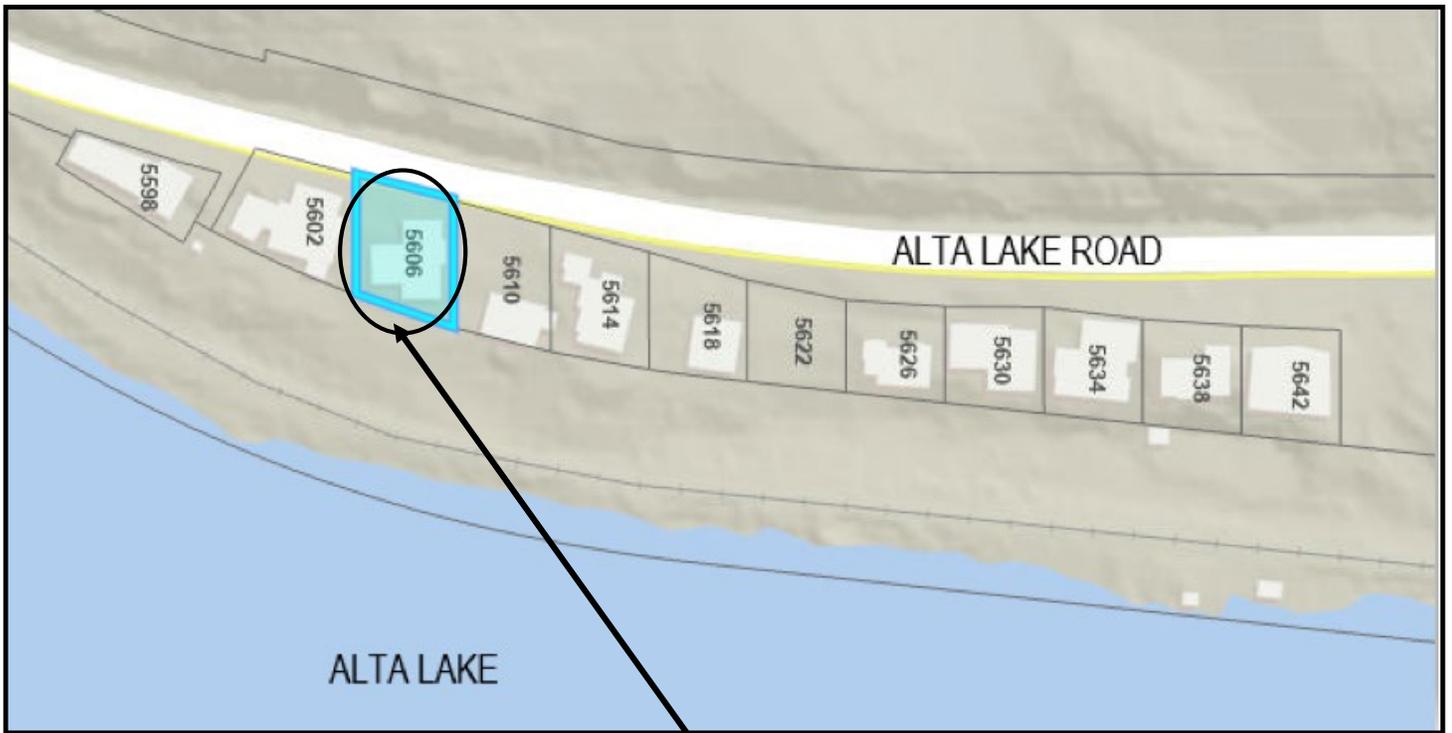
for
Mike Kirkegaard
DIRECTOR OF PLANNING

for
Jessie Gresley-Jones
GENERAL MANAGER OF RESORT EXPERIENCE

Location Map



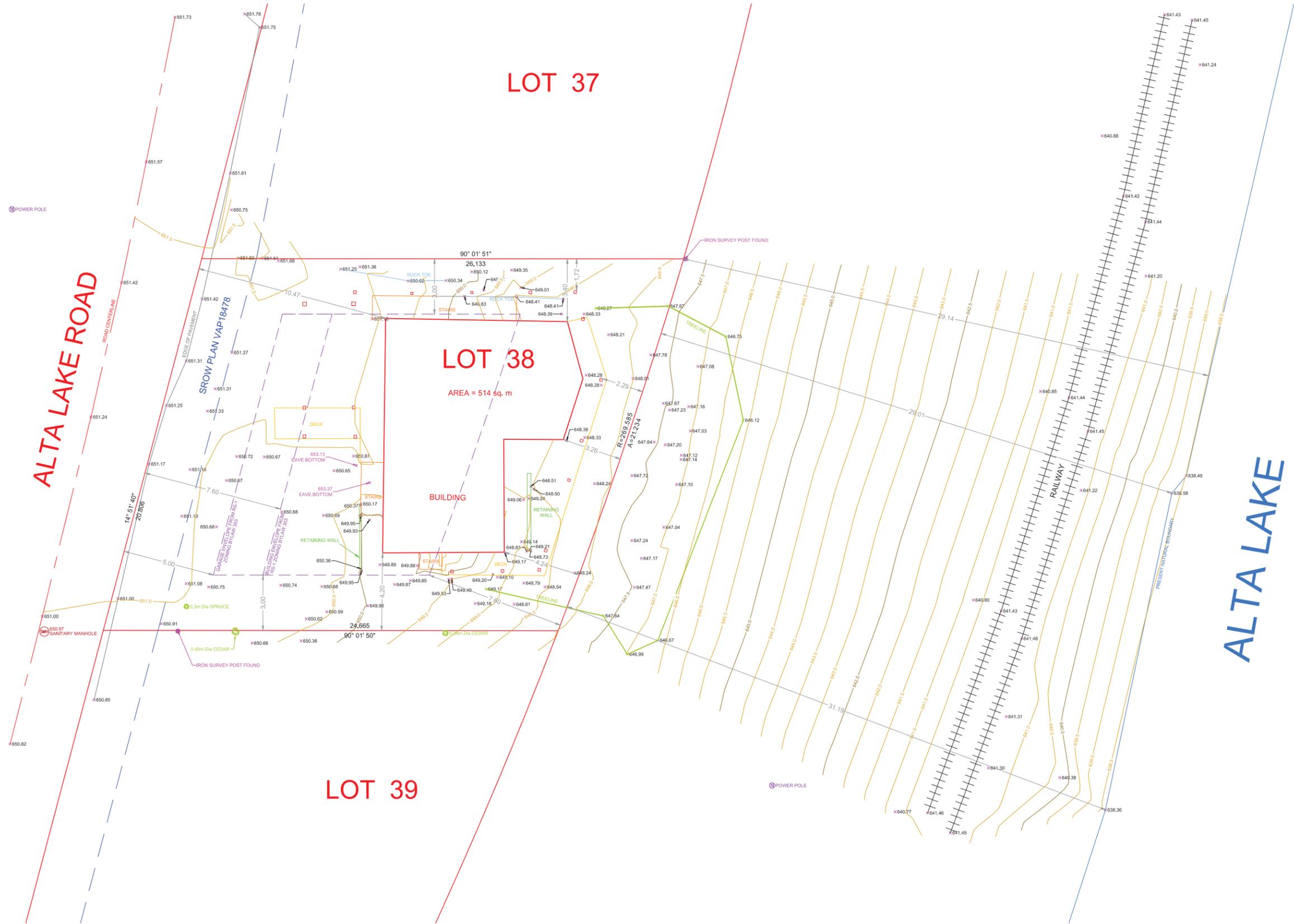
Subject Property



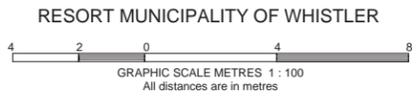
Subject Property



PLAN SHOWING TOPOGRAPHY AND SITE FEATURES SITUATED UPON LOT 38, D.L.2246, GP. 1, N.W.D., PLAN 5509



- NOTE:
- FIELD SURVEY COMPLETED AUGUST 7, 2020
 - x123.45 DENOTES SPOT ELEVATION IN METRES
 - BEARINGS ARE DERIVED FROM GPS SURVEY
 - PROPERTY DIMENSIONS ARE FROM L.T.O. RECORDS
 - CONTOURS ARE AT 0.5m INTERVALS



DOUG BUSH SURVEY SERVICES Ltd.
 Douglas J. Bush, ASCT, RSIS
 Applied Science Technologist (Geomatics)
 Unit 18, 1370 Alpha Lake Road, Whistler, B.C. V8E 0H9
 Phone 932-3314 / Fax: 932-3039
 E-mail: dougb@dbss.ca / http://dbss.ca

Revision :

Notes:
 ELEVATIONS ARE GEODETIC NAD83 DERIVED FROM MONUMENT 897059 LOCATED ON THE WEST SIDE OF ALTA LAKE APPROXIMATELY 100 METRES NORTH OF 5560 OLD MILL LANE. ELEVATION USED = 640.325 METRES (2101.80 FEET)

Plan date:
 February 4, 2021
 Files:
 18171.CRD
 P.I.D.: 005-493-960

Client: FRANCIS
 Project: 5606 ALTA LAKE ROAD

Certified Correct.
 Douglas J. Bush ASCT, RSIS
 Applied Science Technologist (Geomatics)
 This 7th day of August, 2020

SCALE: 1:100
 JOB NO.: J20235
 DWG.: 20054P-1-METRIC
 Page 48 of 232

S:\DATA\2023\20054P-1-METRIC.DWG 18171.CRD Projected on February 4, 2021 at 11:32:22 PM

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Issued:	Date:
A ISSUED FOR CLIENT REVIEW	2020-11-22
B ISSUED FOR VARIANCE	2020-12-07
C RE-ISSUED FOR VARIANCE	2021-03-01
D RE-ISSUED FOR VARIANCE	2021-03-15

Revised:	Date:

Legal Description:
 Lot 38, DL2246, Plan5509
 PID:005-493-960

Zoning: RS-1

Code Edition:
 2018 BC BUILDING CODE
 PART 9

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Project Title:
 5606 Alta Lake Road

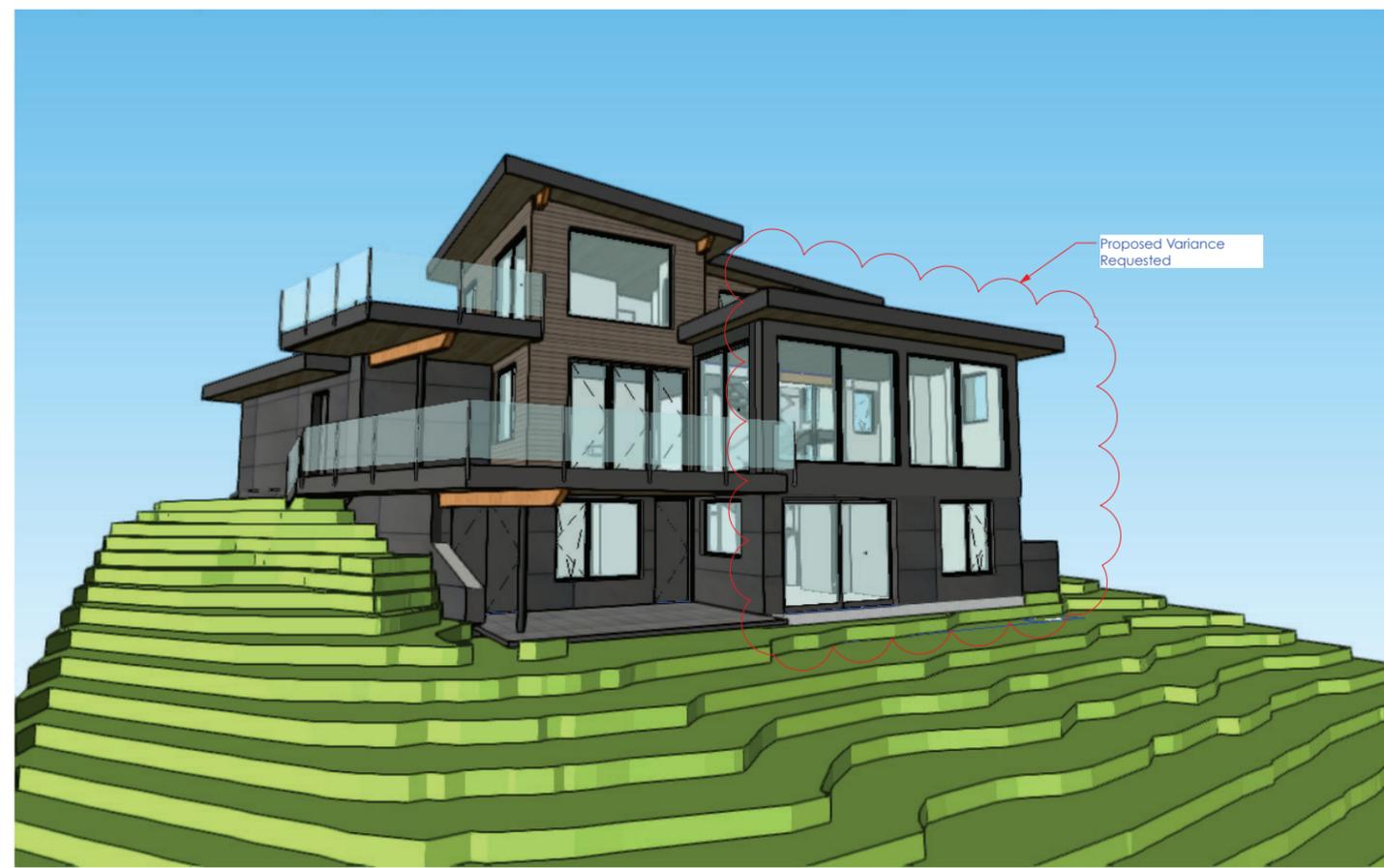
Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
 Cover Sheet

Drawing No:
 A0.1
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2 Entry Perspective
 Scale: 1/4" = 1'-0"



1 South West Perspective
 Scale: 1/4" = 1'-0"

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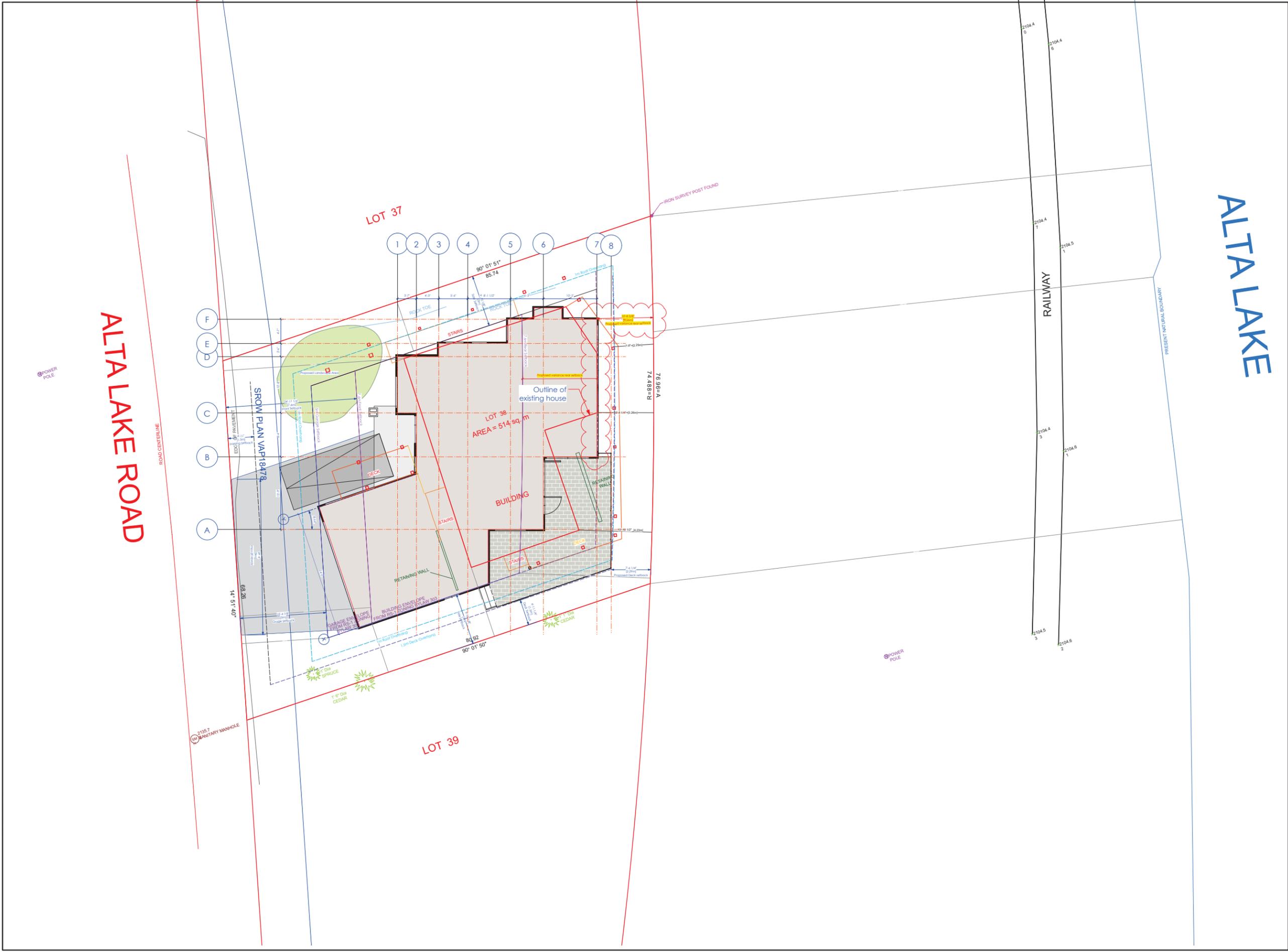
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Project Title:
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Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
 Site Plan

Drawing No:
 A11
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Revised:	Date:

Legal Description:
Lot 38, DL2246, Plan5509
PID:005-493-960

Zoning: RS-1

Code Edition:
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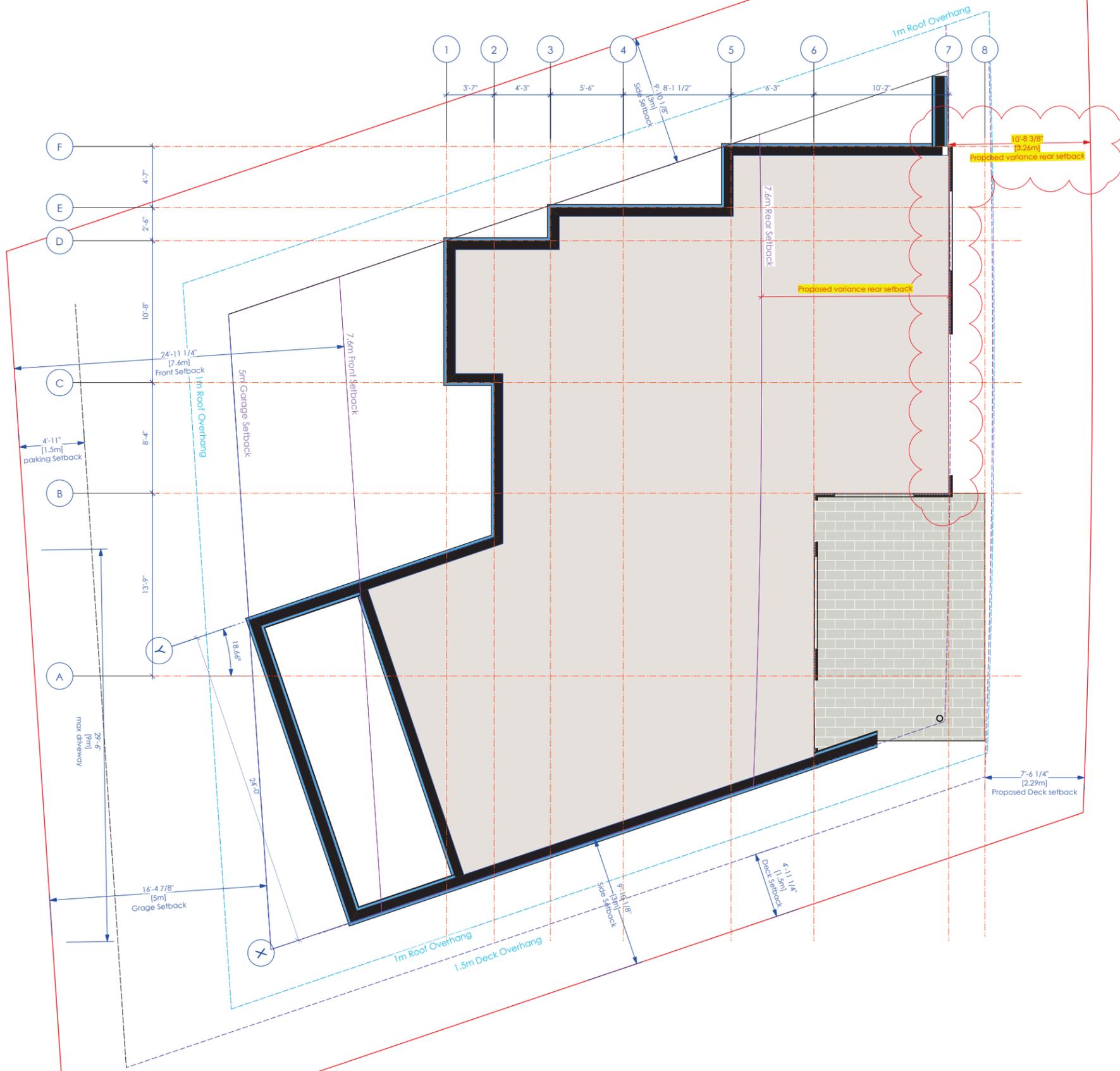
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Project Title:
5606 Alta Lake Road

Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
Basement Floor Plan

Drawing No:
A2.2
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1 Basement Floor Plan
Scale: 1/4" = 1'-0"

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Revised: _____ Date: _____

Legal Description:
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PID:005-493-960

Zoning: RS-1

Code Edition:
2018 BC BUILDING CODE
PART 9

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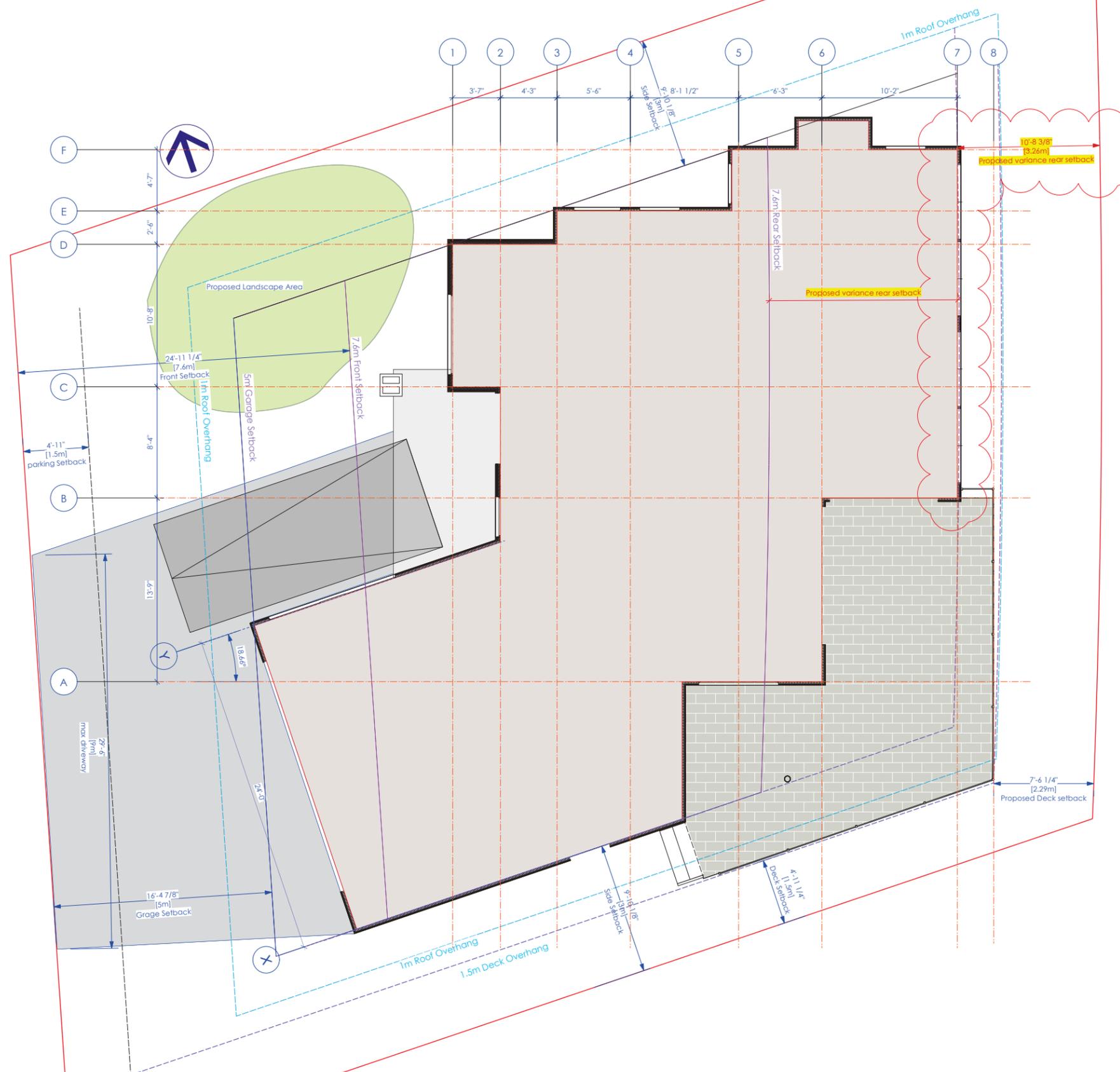
604.905.9907
www.whistlerarchitect.com

Project Title:
5606 Alta Lake Road

Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
Main Floor Plan

Drawing No:
A2.3
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1 Main Floor Plan
Scale: 1/4" = 1'-0"

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A ISSUED FOR CLIENT REVIEW	2020-11-22
B ISSUED FOR VARIANCE	2020-12-07
C RE-ISSUED FOR VARIANCE	2021-03-01
D RE-ISSUED FOR VARIANCE	2021-03-15

Revised:	Date:

Legal Description:
 Lot 38, DL2246, Plan 5509
 PID:005-493-960

Zoning: RS-1

Code Edition:
 2018 BC BUILDING CODE
 PART 9

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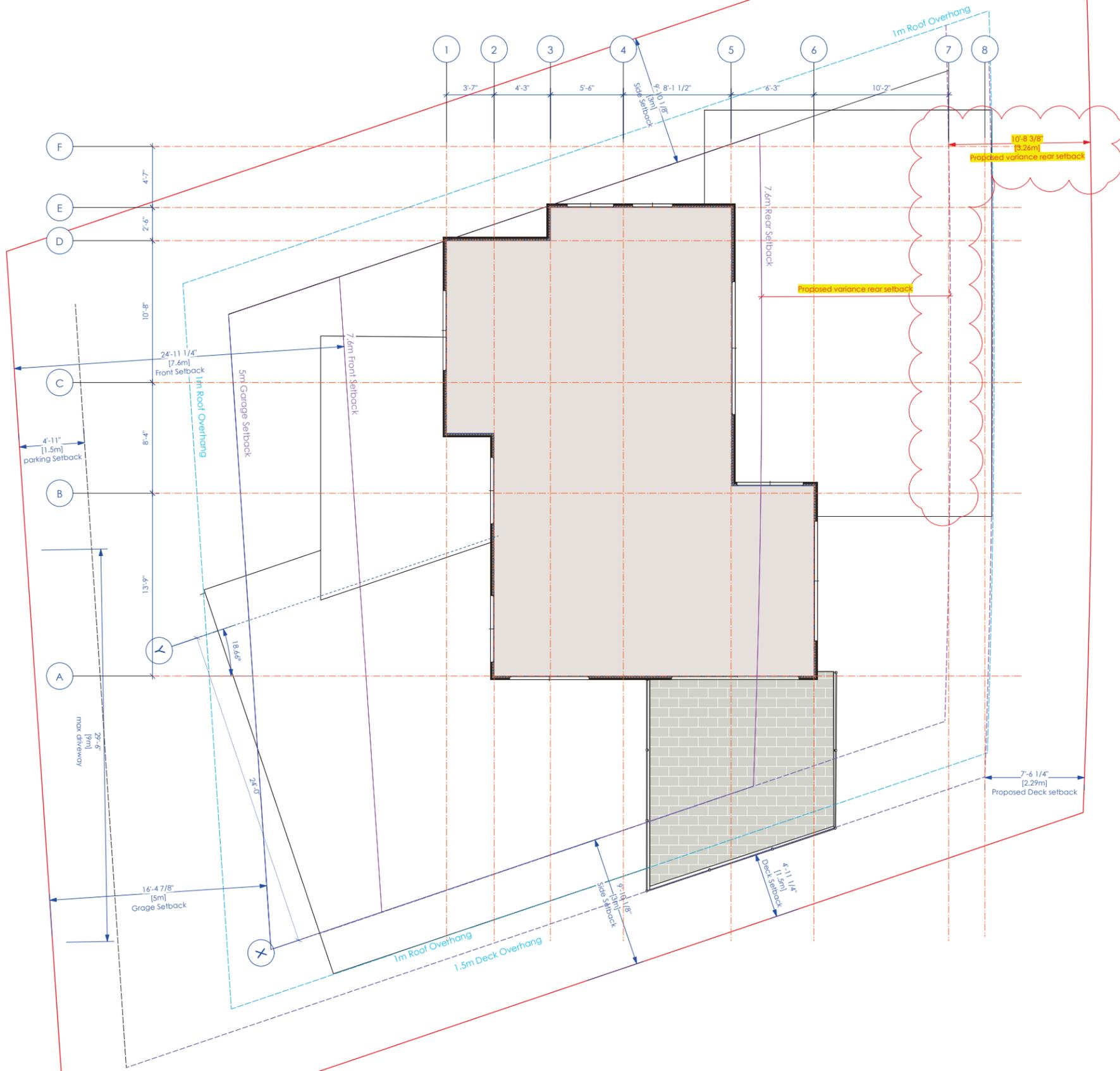
604.905.9907
 www.whistlerarchitect.com

Project Title:
 5606 Alta Lake Road

Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
 Upper Floor Plan

Drawing No:
 A2.4
 Page 53 of 232



2 Upper Floor Plan
 Scale: 1/4" = 1'-0"

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Zoning: RS-1

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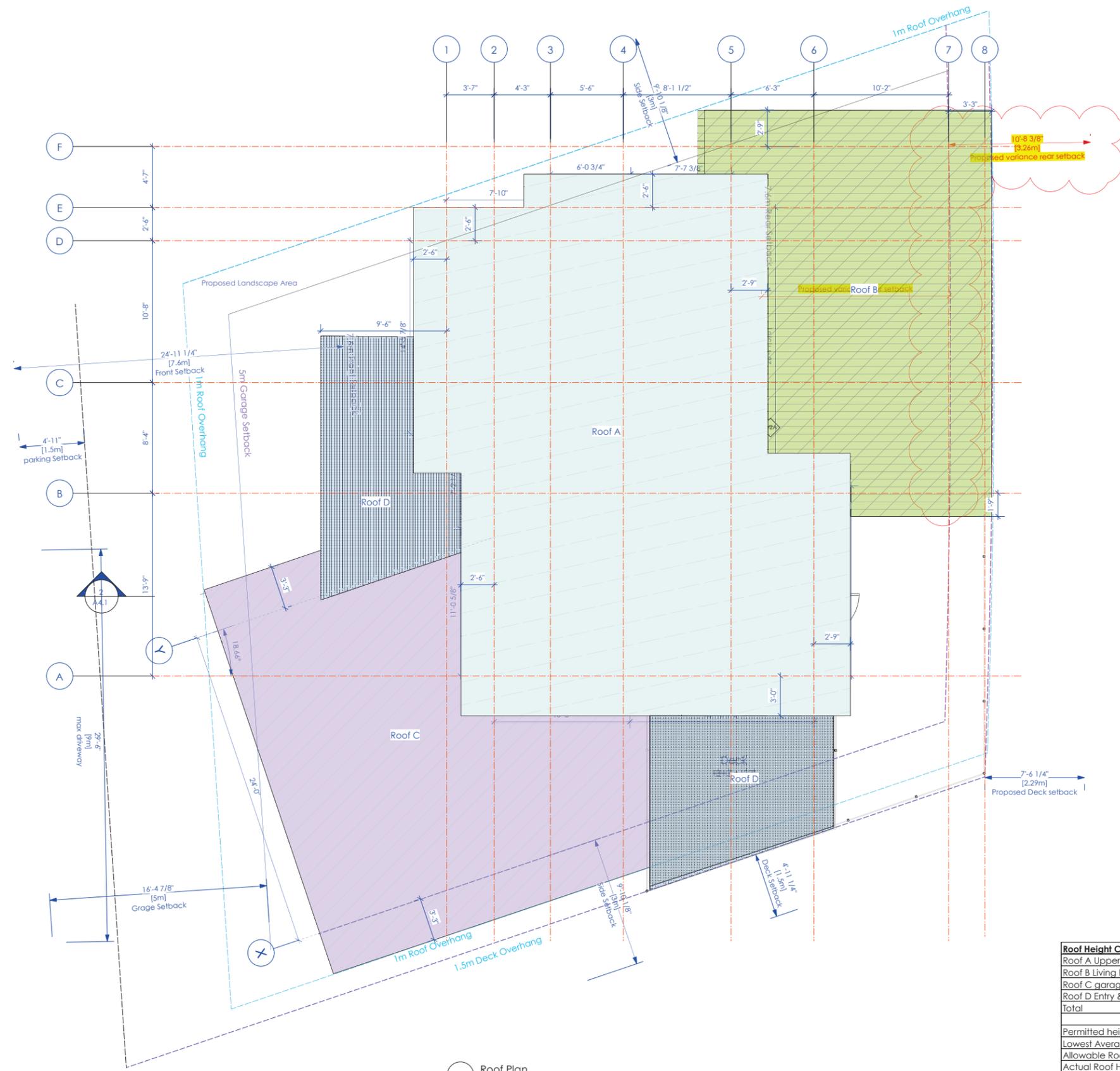
604.905.9907
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Project Title:
5606 Alta Lake Road

Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
Roof Plan

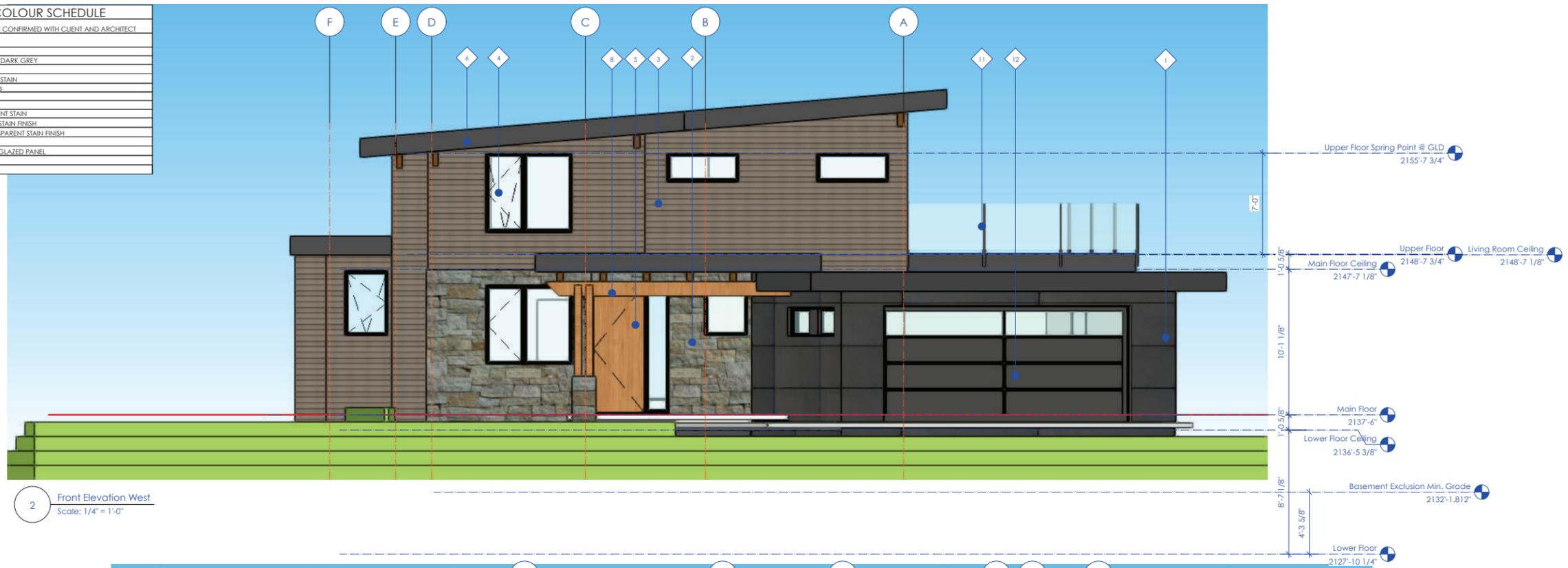
Drawing No:
A2.5
Page 54 of 232



2 Roof Plan
Scale: 1/4" = 1'-0"

Roof Height Calculation	roof area	% of total	height	
Roof A Upper Roof	1125.6 sq.ft	43.9 %	2158'2 1/4"	946.92
Roof B Living Room	512.8 sq.ft	20.0 %	2149'11 1/8"	429.79
Roof C garage	623.1 sq.ft	24.3 %	2147'5 1/8"	521.62
Roof D Entry & MBR deck	303.8 sq.ft	11.8 %	2148'5 3/4"	254.44
Total	2565.4 sq ft	88.157		2152'9 1/4"
Permitted height	24'11 1/4"	7.6m		24'11 1/4"
Lowest Average grade	2127'10 1/4"			
Allowable Roof Height - Geodetic	2152'9 1/2"	-1/4" over/under		
Actual Roof Height - Geodetic	2152'9 1/4"			
	24'11"	7.60 m		

EXTERIOR FINISHES - SEE COLOUR SCHEDULE	
ALL COLOUR AND MATERIALS TO BE CONFIRMED WITH CLIENT AND ARCHITECT	
1	HORIZONTAL FIBRE CEMENT PANELS DARK GREY
2	STONE VENEER
3	CEDAR SIDING - SEMI-TRANSPARENT STAIN
4	TRIPLE GLAZED WINDOWS & DOORS
5	INSULATED EXTERIOR ENTRY DOOR
6	PREFINISHED METAL FASCIA
7	WOOD COLUMN - SEMI-TRANSPARENT STAIN
8	WOOD BEAM - SEMI-TRANSPARENT STAIN FINISH
9	VENTED WOOD SOFFIT - SEMI-TRANSPARENT STAIN FINISH
10	METAL GUTTER & DOWNSPOUT
11	PREFINISHED ALUMINUM RAILING - GLAZED PANEL
12	INSULATED OVERHEAD DOOR



2 Front Elevation West
Scale: 1/4" = 1'-0"



1 East Elevation
Scale: 1/4" = 1'-0"

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Revised:	Date:

Legal Description:
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www.whistlerarchitect.com

Project Title:	
5606 Alta Lake Road	

Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
Elevations

Drawing No:
A3.1
Page 55 of 232

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Revised:	Date:

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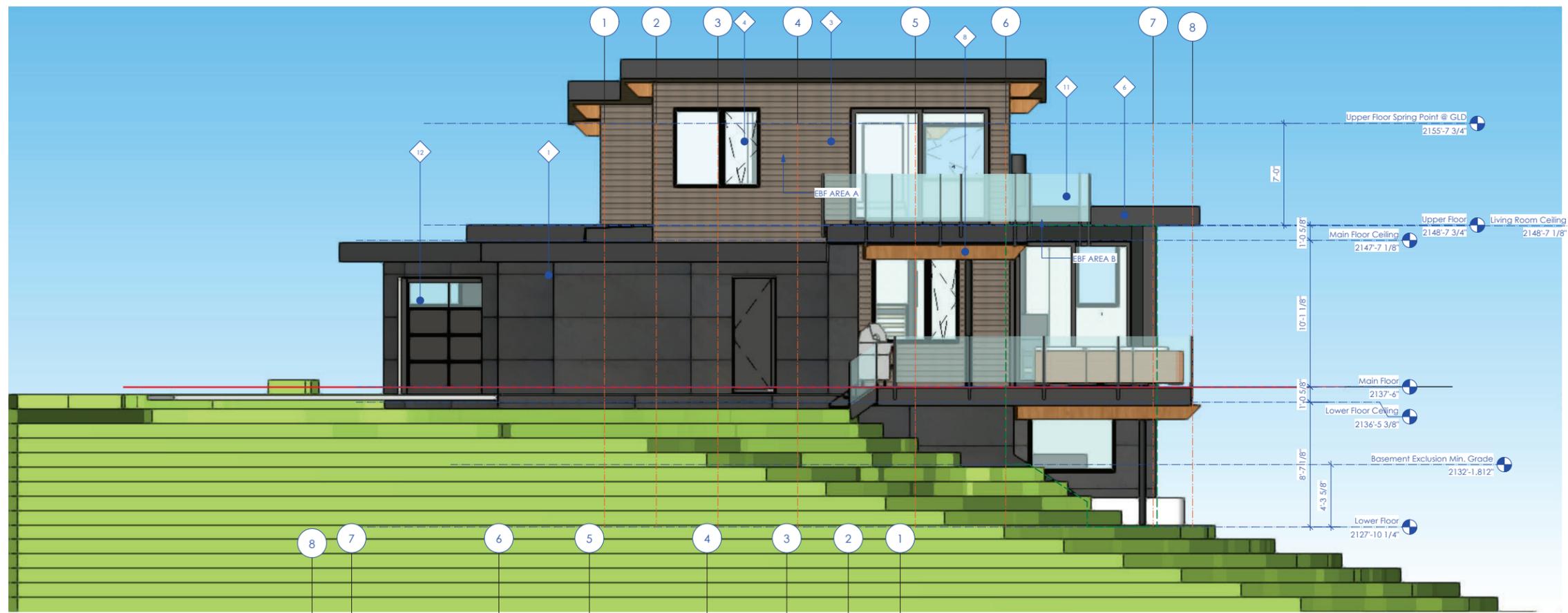
604.905.9907
 www.whistlerarchitect.com

Project Title:
 5606 Alta Lake Road

Project No: 202012	Date: 2020-12-16
Drawn: BL	Scale: 1:48

Drawing Title:
 Elevations

Drawing No:
 A3.2
 Page 56 of 232



Plot Date: Mar 15, 2021
 File Name: 2021_03_12_5606 Alta Lake Road - for variance.vwx

3 North Elevation
 Scale: 1/4" = 1'-0"

APPENDIX D

Subject neighbourhood with subject property **5606 Alta Lake Road** highlighted (aerial view)



Subject neighbourhood with subject property 5606 Alta Lake Road highlighted (view from Alta Lake)
Left to Right: **5598 Alta Lake Road – 5602 Alta Lake Road – 5606 Alta Lake Road - 5610 Alta Lake Road**



Subject Property: **5606 Alta Lake Road** (view from Alta Lake Road)



Subject Property: **5606 Alta Lake Road** (view of Alta Lake Road in winter, snow storage, pavement edge)



One property to the north of subject property: **5610 Alta Lake Road** (view from Alta Lake Road)



Two properties to the north of subject property: **5614 Alta Lake Road** (view from Alta Lake Road)



One property to the south of subject property: **5602 Alta Lake Road** (view from Alta Lake Road)



Two properties to the south of subject property: **5598 Alta Lake Road** (view from Alta Lake Road)



7th December, 2020.

Michael Blaxland
5598 Alta Lake Road
Whistler, B.C.

To: Planning Department
Resort Municipality of Whistler.

Re: Proposed Rebuilding – 5606 Alta Lake Road;
Development Variance Permit Application.

Bea Searle and I are the owners of 5598 Alta Lake Road.
We are writing regarding the Development Variance Permit Request for Paul Francis and Celine Bernier who own 5606 Alta Lake Road.

I have discussed the plans for this property with Paul and am writing to communicate support for this application proceeding. We believe the proposed house and its siting on the lot (substantially the same location as the current home) will be a welcome upgrade to the existing house and will enhance the neighborhood.

We have no objections to the design of the property and are comfortable with the setback variances requested.

If you have any questions regarding this, please don't hesitate to contact us on [REDACTED]

Thanks and regards

[REDACTED]
Michael Blaxland
5598 Alta Lake Road.

Scott and Penny Forrest
5602 Alta Lake Road
Whistler B.C

To Whom it May Concern,

We are writing regarding the Development Variance Request for Celine Bernier and Paul Francis – our neighbors residing at 5606 Alta Lake Road.

Paul and Celine engaged us early in their planning process. We have discussed privacy, landscaping, view protection, design, and the setback variances they are requesting.

We support their application and the variance requests that are part of it. We like the prospect of having this new home replacing the existing dwelling and believe it will be a nice addition and upgrade to the neighborhood. The building design and site placement will ensure a pleasant view from the street and the lake, and we believe it will fit in very well with the other homes around us.

If you have any questions regarding this, please do not hesitate to contact us at [REDACTED]

Thanks and regards

[REDACTED]

Scott and Penny Forrest
Owners – 5602 Alta Lake Road.

The Owners
5610 Alta Lake Road
Whistler B.C

To Whom it May Concern,

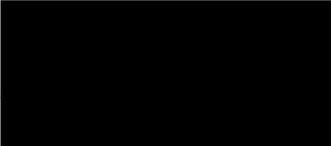
We are writing to communicate our support for the Development Variance Permit Application for Celine Bernier and Paul Francis – our neighbors who reside at 5606 Alta Lake Road.

They have shared their plans with us and we support this development proceeding. Paul and Celine have discussed privacy, window placement, and the setback variance they are requesting and we continue to speak to them about a landscaping plan for our common boundary in order to beautify both our properties, and to ensure appropriately nice street appeal.

We support the variance to the rear boundary they are requesting. The design seems well suited to the land and we think the new house will be a welcome addition to the neighborhood.

If you have any questions regarding this, please don't hesitate to contact us or 

Thanks and regards


Mari Mathews
Owner – 5610 Alta Lake Road.

Bianca Matheson
5614 Alta Lake Road
Whistler B.C

To: RMOW Planning Department;

My partner [REDACTED] and I are the owners of 5614 Alta Lake Road.
We are writing regarding the Development Variance Permit Request for Paul Francis and Celine Bernier who own 5606 Alta Lake Road.

We have reviewed the plans for this property with Paul and Celine and have discussed the variances they are applying for. We support this application proceeding. We believe the proposed house and its siting on the lot will be a nice upgrade to the existing house and will fit nicely into the neighborhood.

If you have any questions regarding this, please don't hesitate to contact us on [REDACTED]

Thanks and regards

[REDACTED]

5/12/20

Bianca Matheson
5614 Alta Lake Road.

The Point Artist-Run Society	\$4,000
The Whistler Writing Society	\$2,500
Whistler Singers	\$1,500
Whistler Valley Quilters' Guild Society	\$2,000
Whistler Secondary Scholarships	\$2,000
TOTAL	\$151,800

REFERENCES

Appendix A – *Council Policy A7: Community Enrichment Program*

PURPOSE OF REPORT

The purpose of this Report is to request that Council approve the successful 2021 Community Enrichment Program (CEP) grant amounts as listed above in the staff recommendation.

DISCUSSION

Each year, through the CEP, the Resort Municipality of Whistler (RMOW) financially supports local not-for-profit organizations or societies that benefit the resort municipality.

To qualify for a grant through the CEP, applicants must operate in one of the following categories: Environment, Social Service, Community Service, Recreation and Sport, or Arts and Culture. The amount provided to each organization varies, but cannot exceed 50 per cent of a program's total cost.

Funding must contribute to the general interest and advantage of the Whistler community and is evaluated by Council in accordance with *Council Policy A-7: Community Enrichment Program*.

The RMOW received 34 CEP applications for 2021 requesting a total of \$256,314. The 2021 CEP budget is \$151,800. All of the applicant organizations have been recommended for at least partial funding. Included in the CEP budget, as part of *Council Policy A-7: Community Enrichment Program* is \$2,000 allotted to Whistler Secondary School for Scholarships.

Priority was given to the social service organizations as they are still providing enhanced services to the Whistler community due to Covid-19. It was noted that many of the sports and arts applicants cited increased costs due to Covid-19 measures, including enhanced cleaning or operating protocols and reduced coach to athlete ratios for the 2021 season. These factors, along with the reduced funding that many of the organizations received in 2020, were taken into consideration for the recommended 2021 CEP grants.

Council received copies of all applications, and presentations were made by the applicant organizations to Council during the Committee of the Whole Meeting on March 16, 2021. Council also reviewed RMOW Staff's CEP Advisory Group recommendations.

POLICY CONSIDERATIONS

Official Community Plan

The CEP is consistent with Whistler's Vision and Official Community Plan ("OCP"). The vision statement highlights that Whistler is "[a] place where our community thrives" and the CEP, through the provision of funding to organizations that benefit the resort community, helps our community do just that.

Goals, Objectives and Policies

Given that CEP applicants must operate in one of the following categories of environment, social service, community service, recreation and sport, or arts and culture, this initiative supports many of the goals, policies and objectives outlined in the OCP. A few examples of how this is demonstrated are found in the following chapters:

Chapter 8 (Health, Safety and Wellbeing) focuses on ensuring that Whistler has strong community connections and social fabric. The following objectives are supported by providing funding to the various community services organizations:

- Promote and support connections to the natural environment (Objective 8.1.2);
- Improve access to preschool and childcare facilities and services (Objective 8.9.1);
- Promote initiatives for youth and young adults that support their developmental needs, health, well-being and social connections (Objective 8.10.1); and
- Promote initiatives for seniors that support their health, well-being and ability to be a valued part of the community (Objective 8.10.2).

Chapter 9 (Learning, Culture and Recreation) focuses on outdoor and indoor recreation and programs. The following goal, and supporting objective, is reinforced by providing CEP funding to the recreation organizations:

- Continue to work collaboratively with partner organizations to provide quality recreation and leisure amenities and experiences (Goal 9.6); and
- Non-profit third party recreations service providers thrive, complement resort offerings and contribute to the social well-being of residents and visitors (Objective 9.6.1).

Additionally, the following objective, and associated policy, is supported through the provision of funding to arts and culture organizations:

- Increase opportunities for education, participation and enjoyment of Arts, Nature and Heritage for residents and visitors (Objective 9.2.2); and
- Support non-profit and private sector efforts to increase opportunities for individuals to learn about and participate in Arts, Nature and Heritage (Policy 9.2.2.1).

Other Policy Considerations

Council may provide CEP funding to any not-for-profit organization or society pursuant to section 8(2) of the *Community Charter*: “A municipality may provide any service that the council considers necessary or desirable, and may do this directly or through another public authority or another person or organization”. Grants are issued on an annual basis and are subject to the availability of funds in the RMOW's current year's budget. Approval of a funding application in any year does not imply or suggest that approval will be received in subsequent years.

Council is guided by *Council Policy A-7: Community Enrichment Program*, attached as Appendix A, which outlines the requirements of organizations wishing to apply for financial assistance.

BUDGET CONSIDERATIONS

The 2021 Operating Budget provides for \$151,800 for the CEP. Staff is recommending that Council award \$151,800 as outlined above.

COMMUNITY ENGAGEMENT AND CONSULTATION

The whistler.ca/cep website is the main portal of communication which includes a calendar of important dates/timetable and *Council Policy A-7: Community Enrichment Program*. The 2021 application packages were also available to be downloaded from whistler.ca. Courtesy emails and phone calls were also made to all organizations who applied for CEP funding in the past two years.

Notices for the 2021 CEP application period were placed in the Pique Newsmagazine January 21, January 28, and February 4, 2021 editions.

Each organization requesting funding presented their application to Council at the March 16, 2021 Committee of the Whole Meeting.

SUMMARY

Through the CEP, the RMOW provides grants to local not-for-profit organizations or societies on a yearly basis. The 2021 application period generated 34 CEP requests. This Report requests approval of the recommended funding based on the applications and presentations from each applicant organization and Staff Advisory Group recommendations.

Respectfully submitted,

Lucy Wyn-Griffiths

LEGISLATIVE SERVICES ADMINISTRATIVE ASSISTANT

for

Alba Banman

DEPUTY CORPORATE OFFICER

for

Ted Battiston

GENERAL MANAGER OF CORPORATE AND COMMUNITY SERVICES



COUNCIL POLICY

POLICY NUMBER: A-7

DATE OF RESOLUTION: DECEMBER 6, 2004

AMENDED: JANUARY 22, 2007, JANUARY

26, 2016, JANUARY 23, 2018

COMMUNITY ENRICHMENT PROGRAM

1.0 The Community Enrichment Program (CEP) funding, will provide funding to non-profit organizations and societies based within the Resort Municipality of Whistler (RMOW) that are considered by Council to be contributing to the general interest and advantage of the Whistler Community.

2.0 Funding under this Program will not be approved for special events.

3.0 Applying for CEP Funding:

3.1 All applications are to be submitted to:

Legislative Services Department
(Community Enrichment Program)
Resort Municipality of Whistler
4325 Blackcomb Way
Whistler, BC V0N 1B4
corporate@whistler.ca
Tel: 604-935-8117
Fax: 604-935-8109

3.1 The CEP application period opens January 25 of each year.

3.2 CEP Grant Application Forms must be received by 4 p.m. on February 15 of each year.

3.3 Applicants must submit their application on the Grant Application Form. All questions on the application must be answered, or have included a written reason for incomplete answers. Applicants are not to submit any documentation that has not been expressly requested in the application form.

- 3.4 Applicants must provide a brief (five minute maximum) in-person presentation of their application at a future scheduled Committee of the Whole Council Meeting; Legislative Services Department staff will provide applicants with a date.
- 3.5 Applicants must be a registered society or charity and must provide evidence of the same by attaching proof of registered not-for-profit society status or registered charity status.
- 3.6 Applicants must raise a minimum of 50 per cent of their annual budget from other sources beyond CEP funding.
- 3.7 Applicants must ensure the accuracy of their organization's contact information and update the Legislative Services Department of any changes.
- 3.8 Applicants must provide their most recent audited financial statements and/or valid financial information supporting the request for funding.
- 3.9 Applicants must provide an itemized budget for their project, or an operating budget, to disclose how the grant will be spent. Salaries, rent, physical assets etc. must be specifically identified.
- 3.10 The cost of renting municipal facilities is not to be part of a grant request as the rental rates set for non-profit organizations are already subsidized.
- 3.11 All approved funding will be issued to successful grant recipients no later than April 30 each year.
- 4.0 Non-compliance with any part of this Policy may disqualify the applicant.
- 5.0 Under special conditions, Council shall have the discretion to exempt any of the above terms.
- 6.0 Reporting to the RMOW:**
 - 6.1 All grant recipients must complete a Grant Reporting Form and submit it to the Legislative Services Department by 4 p.m., December 1 of the year that the grant was awarded.
 - 6.2 Grant Reporting Forms must be completed and all accompanying documentation must be submitted by the stated due date and time; failure to do so may result in ineligibility for grant funds for one granting cycle (one year).
 - 6.3 Organizations that received \$10,000 or less must:

- 6.3.1 Complete the prescribed Grant Reporting Form and send it to the attention of the Legislative Services Department at the contact information set out.
- 6.3.2 Include a financial breakdown of how CEP grant monies were spent.
- 6.3.3 Include copies of receipts pertaining to how CEP grant monies were spent.
- 6.4 Organizations that received \$10,000 or more must:
 - 6.4.1 Complete the prescribed Grant Reporting Form and send it to the attention of the Legislative Services Department.
 - 6.4.2 Write a press release and distribute to local media, post to the organization's website and on their social media platforms (where applicable) that outlines the project and acknowledges the RMOW's contribution, and provide copies of the release to the Legislative Services Department.
 - 6.4.3 Include a financial breakdown of how CEP grant monies were spent.
 - 6.4.4 Include copies of receipts pertaining to how CEP grant monies were spent.
 - 6.4.5 Make a five minute in-person presentation to Council at a Regular Council Meeting outlining to Council and senior staff how the CEP grant money was utilized.
 - 6.4.5.1 Inform the Legislative Services Department of the name(s) of those presenting by 4 p.m., December 1.
 - 6.4.5.2 Provide copies of all presentation materials (speeches, speaking notes, PowerPoint presentations) to the Legislative Services Department by 4 p.m., December 1.

7.0 Whistler Secondary School Grant

- 7.1 As part of the yearly CEP Grant Budget, Council will award two \$1,000 scholarships to two members of the Whistler Secondary School graduating class. The Scholarship Committee of Whistler Secondary School will put forward to Council a list of recommendations and Council will make two selections based on the following criteria:
 - 7.1.1 Strong academic performance: the student must achieve a "B" average or higher.

- 7.1.2 Demonstrated school and community involvement: students should indicate on their application form any extra-curricular activities and community involvement.
 - 7.1.3 Preference will be given to those identifying financial need: if applicable, students should identify financial need on their application form and include any initiatives taken to help offset post-secondary costs (e.g., summer and/or part-time employment, etc.)
- 7.2 Process and timeline:
- 7.2.1 Whistler Secondary School will provide the application forms to the students.
 - 7.2.2 Whistler Secondary School will submit their recommendations, including applications, to the Legislative Services Department by the end of April.
 - 7.2.3 Council will select the two recipients at a Council Meeting in May.
 - 7.2.4 The two selected recipients will receive their scholarships in June.

Certified Correct:

Brooke Browning
Municipal Clerk



REPORT | ADMINISTRATIVE REPORT TO COUNCIL

PRESENTED: April 20, 2021
FROM: Infrastructure Services
SUBJECT: SEWER LIFT STATION ODOUR CONTROL UPGRADE PROJECT – CONTRACT AWARD

REPORT: 21-044
FILE: E301-01-02-03_2021

COMMENT/RECOMMENDATION FROM THE CHIEF ADMINISTRATIVE OFFICER

That the recommendation of the General Manager of Infrastructure Services be endorsed.

RECOMMENDATION

That Council award the contract for the Sewer Lift Station Odor Control Upgrade project in the amount of \$1,513,885.00 (exclusive of GST) to Drake Excavating (2016) Ltd. in accordance with their tender proposal dated March 9, 2021.

PURPOSE OF REPORT

The purpose of this Report is to inform Council of the status of the Sewer Lift Station Odor Control Upgrade Project and procurement process, and to request approval to proceed with the contract award for the construction work in the amount of \$1,513,885.00 (exclusive of GST).

DISCUSSION

Staff have been working with an engineering consultant since 2019 to complete the design of the Sewer Lift Station Odour Control Upgrades as recommended by our utilities team staff and as requested by the residents that reside within the adjacent neighbourhoods of the sewer lift stations. This upgrade project includes three of the Resort Municipality of Whistler's largest sewer lift stations: Spruce Grove, Crabapple, and Golden Bear Sewer Lift Stations.

The project also includes replacing end of life electrical equipment at the three lift stations. The three proposed odour control systems are consistent with the odour control system at the Wastewater Treatment plant. The system works by capturing the foul air through an HVAC system, and discharging it through a carbon media to neutralize the odour.

The project will commence in May 2021, and is scheduled to be complete by November 2021.

The project includes upgrades on the following three sanitary lift stations:

At Golden Bear Sewer Lift station a new odour control system and kiosk will be implemented. The Electrical upgrades will include replacement of all electrical equipment inside the sewer lift station building.

The Crabapple Sewer Lift Station upgrades are planned to include demolition of the existing odour

control system inside the sewer lift station building and an extension to the existing building to house the new odour control system. The electrical upgrades will include new Variable Frequency Drives (VFD) for the pumps at the sewer lift station.

The Spruce Grove Lift Station upgrades will include the demolition of the existing odour control building, and construction of a new odour control building and system. Like the Crabapple upgrade, electrical upgrades will include new VFDs for the pumps at the sewer lift station.

The 2022 budget amount for the three lift station upgrades is reserved for landscape remediation as shown in the Budget Considerations, Table 1 – Total Project Budget.

TENDER RESULTS

The Invitation to Tender for the Sewer Lift Station Odour Control Upgrade Project was sent to the 24 qualified vendors that were successful in the December 2020 Request for Statement of Qualifications process. The tender was advertised publically between February 8 and March 9, 2021. Two non-mandatory site meetings were held for this project on February 16, 2021 with 4 contractor representatives in attendance, and on March 1, 2021 with 6 contractor representatives in attendance.

Note: All costs stated in this discussion and subsequent sections are exclusive of GST.

The procurement process resulted in a total of five tenders being submitted to complete this work. All proponents are well qualified to do the work and it is recommended that the work be awarded to the lowest bidder.

Results from the five tenders received are listed below:

TENDER RESULTS		TOTAL PRICE (EXCLUDING GST)	VARIANCE TO ENGINEERS ESTIMATE (%)
1	Drake Excavating (2016) Ltd.	\$1,515,885.00	+4
2	Coastal Mountain Excavations Ltd.	\$1,679,562.00	+15
3	Industra Construction Corp.	\$1,684,127.94	+15
4	Merletti Construction (1999) Ltd.	\$2,396,500.00	+64
5	HANNA Infrastructure Ltd.	\$2,678,104.00	+83
	Engineer's Estimate (PBX Engineering)	\$1,460,160.64	

POLICY CONSIDERATIONS

Official Community Plan

Goals, Objectives and Policies

12.2.1. Objective: Maintain and develop sewer systems to service planned development in a

manner that is compatible with environmental sensitivities of Whistler’s natural areas, meets regulatory obligations and sets standards consistent with Whistler’s move toward sustainability.

12.2.1.1. Policy: Maintain a sewage collection and treatment system that transports and treats sufficient wastewater quantities for current and planned future development, and ensures discharge quality meets or exceeds the Operational Certificate issued by the B.C. Ministry of Environment & Climate Change Strategy.

Other Relevant Policies

Council Policy F-29: *Procurement Policy* and Administrative Procedure D-1: *Procurement* require Council approval for any contracts over the value of \$500,000. The purpose of this Report is to seek Council’s approval for the contract award in accordance with this policy and procedure.

BUDGET CONSIDERATIONS

The current approved budget for the Sewer Lift Station Upgrades draws on the following project codes; E301-01 Crabapple Sewer Lift Station, E301-02 Spruce Grove Sewer Lift Station, and E301-03 Golden Bear Sewer Lift Station. Shown below in Table 1 are the total project costs and budget.

The breakdown of the tender result per lift station and budget comparison are shown below in Table 2 – Drake Excavating Tender Results and Budget Comparison. Two of the three projects exceed the engineers cost estimate by less than 20 percent and, all three project tender costs are below the 2021 budget.

Table 1 – Total Project Budget

BUDGET CODE NUMBER & NAME	DESIGN BUDGET (2019-2020)	2021 BUDGET	2022 BUDGET	TOTAL
E301-01 – Crabapple Sewer Lift Station	\$100,000	\$500,000	\$25,000	\$625,000
E301-02 Spruce Grove Sewer Lift Station	\$100,000	\$1,000,000	\$25,000	\$1,125,000
E301-03 Golden Bear Sewer Lift Station (Nicklaus North)	\$100,000	\$500,000	\$25,000	\$625,000
TOTAL	\$300,000	\$2,000,000	\$75,000	
TOTAL BUDGET				\$2,375,000

Table 2 – Drake Excavating Ltd. Tender Results and Budget Comparison

BUDGET CODE NUMBER AND NAME	2021 BUDGET	ENGINEERS COST ESTIMATE	DRAKE EXCAVATING TENDER (2016) LTD.	VARIENCE TENDER TO BUDGET (%)
E301-01 Crabapple Sewer Lift Station	\$500,000	\$ 303,516.84	\$ 365,120.00	+20
E301-02 Spruce Grove Sewer Lift Station	\$1,000,000	\$ 767,108.83	\$ 740,050.00	-4
E301-03 Golden Bear Sewer Lift Station	\$500,000	\$ 389,534.97	\$ 410,715.00	+5
Total	\$2,000,000	\$1,460,160.64	\$1,515,885.00	+4

Table 3 – Total Project Forecast

BUDGET CODE NUMBER AND NAME	DESIGN ACTUALS (2019-2020)	DRAKE EXCAVATON TENDER (2016) LTD.	CONTRACT ADMINISTRATION BUDGET	2022 BUDGET	TOTAL ESTIMATED PROJECT COST
E301-01 Crabapple Sewer Lift Station	\$69,808.20	\$365,120.00	\$57,000.00	\$25,000	\$516,928.20
E301-02 Spruce Grove Sewer Lift Station	\$69,564.60	\$740,050.00	\$61,000.00	\$25,000	\$895,614.60
E301-03 Golden Bear Sewer Lift Station	\$45,483.90	\$410,715.00	\$56,000.00	\$25,000	\$537,198.90
Total	\$184,856.70	\$1,515,885.00	\$174,000.00	\$75,000	\$1,949,741.70

SAFETY

Drake Excavating (2016) Ltd., in addition to all RMOV vendors, will be following the recommended safety guidelines with respect to COVID-19 as set forth by the BC Provincial Health Officer and the BC Construction Safety Alliance. Their safe work procedures will be reviewed, approved and adjusted daily (as required) prior to starting work.

COMMUNITY ENGAGEMENT AND CONSULTATION

RMOW staff are actively engaged with the neighbourhood residents and general public with regards to this project and its impact to the community through the Project website and Pique Newspaper advertisement. All three lift station odour control upgrades require a Development Permit, through this process Development Permit signs have been posted at each site.

SUMMARY

Staff recommend Council award the contract for the Sewer Lift Station Odour Control Upgrade Project in the amount of \$1,515,885.00 (exclusive of GST) to Drake Excavating (2016) Ltd. in accordance with their tender proposal dated March 9, 2021. This project will upgrade three odour control systems within the sewer collection system, and replace end of life electrical equipment. This project is an important part of our on-going long-term sanitary sewer system asset management plan.

Respectfully submitted,

Chelsey Roberts, AScT
CAPITAL PROJECTS SUPERVISOR
for
James Hallisey, P. Eng.
GENERAL MANAGER OF INFRASTRUCTURE SERVICES

- Correspondence from Mike Little, Mayor, District of North Vancouver, regarding endorsement of the Help Cities Lead campaign which was received and referred to staff at the April 6, 2021 regular Council meeting (Appendix B).
- Correspondence from Lisa Helps, Mayor, City of Victoria, regarding endorsement of the Help Cities Lead campaign which was received and referred to staff at the April 6th, 2021 regular Council meeting (Appendix C).

The second purpose of this report is to seek Council endorsement of the Help Cities Lead campaign to support climate action advocacy, which was presented within the subject correspondence. Help Cities Lead (helpcitieslead.ca) is an education and awareness campaign working to build support for more focused collaboration between the Province of British Columbia and local governments on building related climate policy. It is led by [Climate Caucus](#), members of the BC Hydro Community Energy Managers Network, and the Pembina Institute. The adoption of Property Assessed Clean Energy (PACE) financing in British Columbia, while included in a separate letter from Councillor Cole-Hamilton, is one of the measures proposed by the Help Cities Lead campaign and is therefore addressed in this report.

DISCUSSION

Background

On December 15, 2020, the RMOW Council adopted Whistler's Climate Action Big Moves Strategy and new GHG emission reduction target of reducing Whistler's greenhouse gas emissions by 50 per cent below 2007 levels by 2030. The new strategy focuses on climate change mitigation priorities that will accelerate climate action and achieve significant GHG emission reductions in Whistler. Even so, the Big Moves strategy acknowledges that it will fall short of achieving the targets and speaks to the need for additional policy and support from higher levels of government. If the provincial government implements the Help Cities Lead proposals, it would be one set of tools to better enable the RMOW to close the gap between the Big Moves strategy and its targets.

Emissions from buildings account for about 11 per cent of the province's GHG emissions. This is the third highest source of GHG emissions in BC after road transportation (27.1 per cent) and the oil and gas sector (17.6 per cent). For municipalities, GHG emissions from existing buildings account for 40-60 per cent of community emissions. In Whistler, this number is around 38 per cent of our community GHG inventory. This means that GHG emissions from buildings must be reduced to meet Whistler's climate targets.

The tools currently available to local governments to pursue these ambitious reduction targets are largely limited to information campaigns and incentives. Although helpful, on their own these tools are insufficient to achieve broad and deep energy and GHG reductions given limited budgets.

The Help Cities Lead campaign project team identifies five regulatory measures where additional authority would be instrumental for municipalities in accelerating climate action:

1. Regulating GHG emissions for new buildings – the BC Energy Step Code only regulates energy efficiency in new buildings. Leading local governments would also like the ability to regulate GHG emissions from new buildings.
2. Mandatory home energy labelling - In Canada and British Columbia, legislation requires energy labelling for a broad range of consumer products including motor vehicles, furnaces, windows, lightbulbs, and kitchen appliances. However, there are no labeling requirements for the single largest purchase a given Canadian is likely to make—their home.

3. Property assessed clean energy (PACE) financing - programs allow property owners to finance the up-front cost of building energy efficiency upgrades—such as more efficient heating systems, or windows—by paying the costs back over time via a voluntary property tax assessment. The assessment is attached to the property, not an individual; if, and when, the property is sold, the financing carries on with the new owner
4. Regulating GHG emissions for existing buildings – this would include the development of a new regulation that would set greenhouse gas emissions targets from existing buildings.
5. Mandatory building energy benchmarking and reporting - Energy benchmarking is the process of collecting and monitoring energy data from a large number of buildings over time so that governments and the private sector can compare the performance of any one participating building against similar properties.

Direction to implement the first three of these measures – enabling local governments to regulate GHG emissions for new buildings, home energy labelling, and PACE financing – were included in the ministerial mandate letters issued in November 2020. Help Cities Lead encourages the province to move as quickly as possible and in close consultation with local governments to develop and implement these measures.

Help Cities Lead would also like the Province to enable local governments to choose, when ready, to opt into the remaining two measures not addressed by the mandate letters – namely, regulating GHG emissions for existing buildings and building energy benchmarking and reporting.

While experience from other jurisdictions shows that, on their own, measures such as building benchmarking, home energy labelling or PACE financing result in some additional GHG savings, alone they are not likely to achieve the GHG emissions targets that have been established for the building sector by the Province and local governments. However, when integrated together, building benchmarking and home energy labelling can identify what degree and type of improvements are needed, a GHG requirement for new and existing buildings then sets requirements, and PACE financing helps to spread the cost of upgrades over a longer period of time than what is otherwise possible for most building owners.

The suite of initiatives is intended to complement what the provincial government and utilities are already doing in this area and help to lay the groundwork for eventual province-wide adoption of these measures. These five measures are expanded on at <https://www.helpcitieslead.ca/>

Advantages for RMOW

The Help Cities Lead project team worked with numerous leading local governments and civil society groups to identify an initial set of regulatory tools that would achieve deep emissions reductions in buildings and align with the aggressive targets set by these cities. During the next steps, the project team will work closely with leading local governments and key partners including representatives of the construction and renovation industry on the design and implementation of the five measures. The role of the RMOW would be to lend initial support for this campaign and would not result in additional work beyond letter writing for RMOW staff nor in any changes to the Climate Action Big Moves strategy or implementation plan.

The five expanded authorities being requested for local governments are considered as an integrated market transformation suite to drive deep GHG emissions reductions from the building sector, rather than standalone measures. If adopted by the provincial government, the five measures will allow the RMOW to more effectively meet its Big Moves targets and derive GHG savings from across the entire spectrum

of the building sector without having to develop incentive mechanisms and “workarounds”. Therein lies the potential to reduce staff time and effort while achieving the same or even deeper GHG emission reductions from the buildings sector.

POLICY CONSIDERATIONS

Official Community Plan

This initiative directly supports Whistler’s Community vision and the following OCP goals:

5.4. Goal: Reduce the environmental and energy impacts of residential neighbourhoods to improve the quality of life and sustainability of the resort community.

10.1. Goal: Municipal decision-making is well-structured to achieve energy efficiency goals and GHG reduction targets.

10.3. Goal: Substantially reduce GHG emissions from buildings and infrastructure.

Other Relevant Policies

This campaign directly supports the 2020 Climate Action Big Moves Strategy, in particular the following:

- **Big Move 4, “Build zero emission buildings”**, with the goal that by 2030, all new buildings achieve the top step in B.C.’s Energy Step Code, use only low carbon heating systems, and embodied carbon emissions drop by 40 per cent. Key initiative 2 is to “Collaborate with the Province on low carbon performance requirements and GHG emission limits for new buildings”. The inclusion of a GHG metric to step code will allow for greater carbon reduction across all steps of the BC energy step code than what exists in the framework today.
- **Big Move 5, “Make existing buildings better”**, with the goal to reduce emissions from residential buildings by 20 per cent and from large commercial buildings by 40 per cent by 2030. Key initiative 7 is to “Collaborate with the Province on the proposed retrofit code”.

BUDGET CONSIDERATIONS

The advocacy recommended in this report would not have any direct budgetary implications. If in future, legislative changes were made, the RMOW climate action coordinator would begin exploration of these initiatives to focus on building emission reductions. A complete project plan outlining the costs and benefit, including budgetary impact, of each initiative would be brought to Council for consideration.

COMMUNITY ENGAGEMENT AND CONSULTATION

Many of the Help Cities Lead initiatives have appeared as formal UBCM resolutions in the past and each of these resolutions are outlined in the resource documents at <https://www.helpcitieslead.ca/> that further explain each initiative.

However, despite the need for urgent action as a result of the climate emergency, there has been a lack of movement following these resolutions. To help meet climate action goals, Help Cities Lead has initiated a campaign that would allow the issues to be elevated to civil society groups, in particular the

environmental NGO community, industry and the broader community concerned with climate action.

Political endorsement and advocacy would strengthen this campaign and make legislative change much more likely. Therefore, it is recommended that Council formally endorse the Help Cities Lead campaign including writing letters to MLA's and Cabinet Ministers, to expedite the pace of change.

SUMMARY

Council endorsement of the Help Cities Lead campaign and formal support letters to the provincial ministers as outlined in the recommendation would send a strong signal to the Province of BC that the RMOW and other local governments require expanded climate action powers in order to meet ambitious GHG emission reduction targets.

Five measures where additional authority is requested are:

- Regulating GHG emissions for new buildings
- Regulating GHG emissions for existing buildings
- Building energy benchmarking and reporting
- Home energy labelling
- Property assessed clean energy (PACE) financing.

These additional authorities would let municipalities, ready to take bolder action on climate, lead the way in regulating emissions in buildings. This would provide a template for action for other jurisdictions and even for provincial regulation in the future.

Respectfully submitted,

Luisa Burhenne
CLIMATE ACTION COORDINATOR
for
Jessie Gresley-Jones
GENERAL MANAGER OF RESORT EXPERIENCE

January 18, 2021



Dear Mayor and Council ,

We are writing on behalf of [PACE BC](#), a coalition of organizations working toward the adoption of Property Assessed Clean Energy (PACE) financing in British Columbia. You can learn more about [our vision for a third-party, province-wide BC PACE program here](#).

We are entering a critical window when it comes to tackling the climate crisis, and local governments are at the forefront of this endeavour. The building sector represents more than 30% of emissions in B.C. municipalities, and in order for cities to meet their community-wide emissions reduction targets over the coming decades, our existing building stock needs rapid decarbonization and extensive energy efficiency upgrades. However, currently only the most affluent of residents can afford alternative energy infrastructure or substantial energy efficiency retrofits, and high upfront costs still act as a major barrier to uptake at scale.

PACE programs allow property owners to borrow money they can invest into a broad spectrum of clean energy and resiliency improvements to their buildings. The loan is paid back on the owner's property tax bill, with the energy bill savings afforded by the improvements, often resulting in net gains for the property owner. While existing Canadian PACE programs have been piloted by municipalities and resulted in relatively limited uptake, American PACE programs have seen explosive results, financing hundreds of thousands of successful projects and creating tens of thousands of great green jobs. These highly successful programs are typically administered by third-party, non-governmental organizations and financed by private capital. These features dramatically reduce the fiscal and administrative burdens of PACE on local governments, removing the need for municipalities to contribute any upfront capital, project management capacity, or long-term administrative staff to the programs.

A critical first step toward establishing a robust and thriving PACE financial sector in B.C. is the enactment of PACE-enabling legislation by the province of British Columbia. PACE BC is encouraging the province to pass legislation that ensures the program :

- ★Is voluntary and opt-in for all parties
- ★Allows for capital investment from the private sector
- ★May be administered by third-party organizations

¹ <https://pacenation.us/pace-market-data/>

- ★ Makes PACE available for a broad spectrum of building level improvements including most energy efficiency and resiliency upgrades, and renewable energy projects
- ★ Is available for both residential and commercial property owners
- ★ Is available for retrofits and new construction
- ★ Makes financing available for 100% of the projects hard and soft costs
- ★ Ensures loans are tied to the property, and not the individual borrower, such that in the event of a property sale, remaining loan payments become transferable to the new owner.
- ★ Protects consumers from predatory practices

We are asking municipalities in B.C. to express their support for this win-win proposition by passing a resolution in support of PACE and sending a letter of support for province-wide, third party enabling legislation to the B.C. government. A sample resolution is pasted at the bottom of this letter. If you have any further questions about PACE BC, the attached resolution or next steps for moving it forward, please feel welcome to contact Katie Harrison, at katie@forceofnaturealliance.ca.

Together, we can bring B.C. municipalities one step closer to delivering a deep and swift reduction in carbon emissions that is required of all of us in order to achieve our climate goals over the coming decade.

Sincerely,

The PACE BC Steering Committee:

SUPPORT FOR PACE FROM MUNICIPAL GOVERNMENTS

Sample Resolution & Letter to Ministry

PART 1: DRAFT RESOLUTION

Support for PACE BC from Municipal Governments

WHEREAS [your local government] has shown itself to be a climate leader by [list steps you have taken or are taking];

WHEREAS retrofitting buildings across B.C. is crucial to reducing green-house gas (GHG) emissions and meeting our provincial climate targets;

WHEREAS upfront costs of retrofitting homes and businesses for climate resilience are cost prohibitive to many of our property owners, and Property Tax Assisted Clean Energy (PACE) lowers barriers to implementing GHG reductions, adding value to buildings and making them more desirable places to live or work;

WHEREAS PACE BC is working with interested municipalities *across B.C.* to assist in the establishment of a successful province-wide PACE program that meets the needs of residents and that local governments of all sizes can participate in with minimal start up costs or staff time;

WHEREAS PACE and the resulting ecosystem of retrofitting programs would create well-paying green jobs during a just recovery from the COVID-19 pandemic and a just transition away from fossil fuel infrastructure-related jobs;

THEREFORE, BE IT RESOLVED THAT [your local government] write a letter to the Ministry of Environment, the Minister of Energy, Mines and Low Carbon Innovation, the Minister of Municipal Affairs, Minister of Housing and PACE BC expressing support for B.C. Legislation enabling PACE by third-party administration and confirming [your community's] interest in having a PACE program when it becomes available in B.C.

PART 2: DRAFT LETTER OF SUPPORT

Dear Minister Osborne, Minister Heyman, Minister Ralston and Minister Eby,

During the council meeting of [Date], the [local government] passed the following resolution:

[Insert above resolution]

We are entering a critical window when it comes to addressing the climate crisis, and our province's aggressive new climate targets require us to reduce emissions by 40% over the next decade. The majority of B.C.'s residential and commercial building stock is not energy efficient, and accounts for a significant percentage of province-wide GHGs. The [Pembina Institute has calculated](#) that in order to meet our climate targets, British Columbians will need to retrofit 3% of our building stock — that's 30,000 homes, 17,000 apartment units, and 3 million square metres of commercial space — every year until 2050.

Climate change is the greatest challenge of our time, and though local governments are at the front lines, we do not have all the tools we need to meaningfully tackle mitigation or adaptation, let alone both at once. We know that building operations are one of the biggest drivers of emissions [not everyone is urban so I removed that reference]; however, the start up costs and staff time required to establish community-wide retrofit programs are prohibitive for local governments smaller than Vancouver, and even then such programs have not demonstrated extensive uptake in Canada. This means that retrofits and building GHG reductions are available solely to property owners who can access considerable upfront financing, thereby excluding the majority of our community.

PACE programs with third party administration and opt-in bylaws for local governments have been implemented in the United States since 2009, and have created hundreds of thousands of projects and clean local jobs. In the wake of COVID-19, we feel that PACE and the resulting ecosystem of retrofitting programs would give our economy a boost and provide a path toward a just transition away from fossil fuel infrastructure, all while complementing Clean BC and Resilient BC. It will also support the B.C. Poverty Reduction Strategy, as energy poverty is a major concern for B.C. residents, and those with the lowest incomes will be most impacted by more extreme temperatures, trying to keep their homes cool or warm.

Upfront cost is one of the most significant barriers to retrofitting and the installation of renewable energy options by citizens, businesses and institutions despite the fact that these investments will save property owners money over the long term. PACE solves that problem by using an innovative financing instrument which permits building and land owners to upgrade their buildings with energy- and resource-saving retrofits, or install renewable energy systems, without putting any money down, and with the repayment of the financing done via an assessment on the building's property tax bill. The capital used to finance the PACE upgrades typically comes from private sources, such as insurance companies and pension funds, who are attracted by the long term secure investment PACE provides. This type of program is favoured compared to public funding in part because it is not subject to political will during changes in government. Therefore, the jobs provided and GHG reductions would not be affected by changes of elected decision-makers.

[Local government] requests that the British Columbia provincial government take immediate steps to enact PACE-enabling legislation as advocated for by PACE BC that ensures the program:

- ★Is voluntary and opt-in for all parties
- ★Allows for capital investment from the private sector
- ★May be administered by third-party organizations
- ★Makes PACE available for a broad spectrum of building level improvements including most energy efficiency and resiliency upgrades, and renewable energy projects

- ★ Is available for both residential and commercial property owners available for retrofits and new construction
- ★ Is
- ★ Makes financing available for 100% of the projects hard and soft costs
- ★ Ensures loans are tied to the property, and not the individual borrower, such that in the event of a property sale, remaining loan payments become transferable to the new owner.
- ★ Protects consumers from predatory practices

With gratitude,

[Mayor of your community or your Council]



Dear Mayor and Council,

We are writing to request your support for the recently launched [Help Cities Lead Campaign](#). Help Cities Lead is an education and awareness campaign to accelerate building decarbonization through collaboration between the Province of British Columbia and local governments. The campaign is led by Climate Caucus and supported by local governments and environmental NGOs.

We are asking that Council:

- endorse the Help Cities Lead Campaign campaign; and
- commit to sending a letter of support to the Hon. Josie Osbourne, Minister of Municipal Affairs, the Hon. George Heyman, Minister of Environment and Climate Change Strategy (ECCS), the Hon. Selina Robinson, Minister of Finance, the Hon. Bruce Ralston, Minister of Energy Mines and Low Carbon Innovation (EMLCI) and Hon. David Eby, Attorney-General and Minister responsible for Housing

Allowing for local government leadership is critical to developing innovative policies and programs to achieve deep emissions reductions from the building sector throughout the province. However, tools currently available to local governments to pursue these critical reduction targets are largely limited to information campaigns and incentives and are insufficient to achieve broad and deep energy and GHG reductions at scale.

The Help Cities Lead campaign identifies a suite of measures that will enable local governments to take effective action on reducing GHG emissions from new and existing buildings. Five regulatory measures have been identified where additional authority would be instrumental for municipalities in accelerating climate action:

- Regulating GHG emissions for new buildings
- Home energy labelling
- Property assessed clean energy (PACE) enabling legislation as outlined in the accompanying [letter from PACE BC](#).
- Regulating GHG emissions for existing buildings
- Building energy benchmarking and reporting

Direction to implement the first three of these measures - enabling local governments to regulate GHG emissions for new buildings, home energy labelling, and PACE financing - were included in the ministerial mandate letters issued in November 2020. Help Cities Lead encourages the province to move as quickly as possible and in close consultation with local governments to develop and implement these measures.

Help Cities Lead would also like the province to enable local governments to choose, when ready, to opt into the remaining two measures not addressed by the mandate letters - namely, regulating GHG emissions for existing buildings and Building energy benchmarking and reporting.

All five of these initiatives will complement what the provincial government and utilities are already doing in these areas. Additional information about each of the initiatives can be found at <https://www.helpcitieslead.ca/>

It is our hope that you will put forward a motion to Council which endorses this campaign and commits to sending letters of support to Ministers Osbourne, Heyman, Robinson, Eby, and Ralston.

Sincerely,

Will Cole-Hamilton
Councillor, City of Courtenay
Director, Climate Caucus
Steering Committee, Help Cities Lead

SUPPORT FOR HELP CITIES LEAD FROM LOCAL GOVERNMENTS

Sample Resolution

WHEREAS emissions by buildings account for 40-60% of a community's green-house gas (GHG) emissions;

WHEREAS climate policy modelling completed for Help Cities Lead shows current actions to reduce greenhouse gas (GHG) emissions from buildings are insufficient to achieve the province's GHG targets for 2030 and 2050;

WHEREAS the November 2020 mandate letters to ministers include direction to provincial ministries to move forward with three of the five policy measures included in the Help Cities Lead climate policy modelling: GHG requirements for new buildings, Property Assessed Clean Energy (PACE) financing, and home energy labelling.

THEREFORE, BE IT RESOLVED THAT [your local government] write a letter to the Minister of Environment and Climate Change Strategy, the Minister of Energy, Mines and Low Carbon Innovation, the Minister of Municipal Affairs, the Attorney-General and Minister responsible for Housing, and the Minister of Finance, expressing its endorsement of the Help Cities Lead campaign; support for the directions set out in the November 2020 ministerial mandate letters regarding GHG requirements for new buildings, PACE financing, and home energy labelling; and also requesting that the province empower local governments to opt to take action, if they so choose, on the two remaining items of the Help Cities Lead's campaign, namely GHG requirements for existing buildings and building energy benchmarking.

[ON LETTERHEAD]

[DATE]

Dear Honourable Ministers,

The [City/Town/Village] of [BLANK] is sending this letter to you as an endorsement of the Help Cities Lead (HCL) campaign.

As you are aware, municipalities are on the front lines of climate change dealing with the impacts of floods, droughts, forest fires, heat waves, etc. We directly influence about half of Canada's energy use and emissions. The success of the province in achieving deep emissions reductions from the building sector is directly connected to the success of local governments in achieving their own targets. While municipalities have shown strong climate leadership, expanded regulatory authority is needed for taking bolder steps to achieving our climate targets.

HCL is an education and awareness campaign focused on accelerating building decarbonization through collaboration between the Province of British Columbia and local governments. The group is led by Climate Caucus and supported by local governments and environmental NGO's.

Why buildings? Emissions from buildings account for about 11% of the province's greenhouse gas (GHG) emissions and for municipalities, GHG emissions from existing buildings account for 40-60% of community emissions. A number of BC local governments have made climate emergency declarations and set ambitious targets to significantly reduce GHG emissions from buildings over the next 10 years. However, local governments are largely limited to information campaigns and incentives for pursuing these ambitious reduction targets. Recent climate policy modelling shows that on their own, these policy tools are insufficient to achieve broad and deep energy and GHG reductions given limited budgets.

HCL campaign recommends a suite of expanded authorities for local governments that will enable communities to take bolder action on reducing GHG emissions from new and existing buildings:

- Property assessed clean energy (PACE) financing
- Mandatory home energy labelling
- Regulating GHG emissions for new buildings
- Regulating GHG emissions for existing buildings
- Mandatory building energy benchmarking and reporting

We are pleased to see that the November 2020 mandate letters to the Ministers of Municipal Affairs and Energy, Mines and Low Carbon Infrastructure support the implementation of PACE financing. We also note that the mandate letter for the Minister of Finance supports home energy labelling. Finally we pleased to see that the mandate letter to the Attorney-General and Minister Responsible for Housing includes support for regulation of GHG emission of new buildings.

We support the directions set out in these new mandate letters regarding PACE financing, home energy labelling, and GHG requirements for new buildings and request that the province empower local governments to opt to take action, if they so choose, on the two remaining items of the Help Cities Lead's campaign, namely GHG requirements for existing buildings and building energy benchmarking. Additional information about each of the initiatives can be found at <https://www.helpcitieslead.ca/>

It is our hope that you would consider meeting with a delegation from Help Cities Lead for further discussion on these initiatives.

Sincerely,

Mayor of [BLANK]

CC

The Hon. Minister George Heyman, Minister of Environment and Climate Change Strategy, ENV.Minister@gov.bc.ca

The Hon. Josie Osborne, Minister of Municipal Affairs, MAH.Minister@gov.bc.ca

The Hon. Bruce Ralston, Minister of Energy, Mines, and Low Carbon Innovation, EMPR.Minister@gov.bc.ca

The Hon. David Eby, Attorney General and Minister responsible for Housing, AG.Minister@gov.bc.ca

The Hon. Selina Robinson, Minister of Finance, FIN.Minister@gov.bc.ca

355 West Queens Road
North Vancouver BC
V7N 4N5

www.dnv.org



Mayor Mike Little
Phone: 604 990 2208
Cell/Text: 604 209 3971
mayor@dnv.org

March 4, 2021
File:

Dear UBCM Members:

Re: Help Cities Lead (HCL) Campaign

The District of North Vancouver is sending this letter to you requesting support of the Help Cities Lead (HCL) campaign.

At its regular meeting of February 22, 2021, the District of North Vancouver Council passed the following resolution:

THAT Council support the Help Cities Lead initiative by writing letters to Ministers Heyman (Minister of Environment and Climate Change Strategy), Osborne (Minister of Municipal Affairs), Ralston (Ministry of Energy, Mines, and Low Carbon Innovation), Eby (Attorney General and Minister Responsible for Housing), and Robinson (Minister of Finance) requesting five policy actions which would empower the District of North Vancouver to help align building policy with Intergovernmental Panel on Climate Change (IPCC) science to achieve our climate targets;

AND THAT Council send a letter Metro Vancouver Regional District asking Metro Vancouver to also support the initiative;

AND THAT Council send a letter to all BC Local Governments asking them to support the initiative.

Please find a copy of the letter sent to the ministers attached for your information and consideration.

Sincerely,

Mike Little
Mayor

Enclosure



March 3, 2021
File:

The Honourable Minister George Heyman
Minister of Environment and Climate Change Strategy

The Honourable Josie Osborne
Minister of Municipal Affairs

The Honourable Bruce Ralston
Minister of Energy, Mines, and Low Carbon Innovation

The Honourable David Eby
Attorney General and Minister responsible for Housing

The Honourable Selina Robinson
Minister of Finance

Dear Ministers:

Re: Help Cities Lead (HCL) Campaign

The District of North Vancouver is sending this letter to you as an endorsement of the Help Cities Lead (HCL) campaign.

As you are aware, municipalities are on the front lines of climate change dealing with the impacts of floods, droughts, forest fires, heat waves, etc. We directly influence about half of Canada's energy use and emissions. The success of the province in achieving deep emissions reductions from the building sector is directly connected to the success of local governments in achieving their own targets. While municipalities have shown strong climate leadership, expanded regulatory authority is needed for taking bolder steps to achieving our climate targets.

HCL is an education and awareness campaign focused on accelerating building decarbonization through collaboration between the Province of British Columbia and local governments. The group is led by Climate Caucus and supported by local governments and environmental NGO's.

Why buildings? Emissions from buildings account for about 11% of the province's greenhouse gas (GHG) emissions and for municipalities, GHG emissions from existing buildings account for 40-60% of community emissions. A number of BC local governments have made climate emergency declarations and set ambitious targets to significantly reduce GHG emissions from buildings over the next 10 years. However, local governments are largely limited to information

campaigns and incentives for pursuing these ambitious reduction targets. Recent climate policy modelling shows that on their own, these policy tools are insufficient to achieve broad and deep energy and GHG reductions given limited budgets.

HCL campaign recommends a suite of expanded authorities for local governments that will enable communities to take bolder action on reducing GHG emissions from new and existing buildings:

- Property assessed clean energy (PACE) financing
- Mandatory home energy labelling
- Regulating GHG emissions for new buildings
- Regulating GHG emissions for existing buildings
- Mandatory building energy benchmarking and reporting

We are pleased to see that the November 2020 mandate letters to the Ministers of Municipal Affairs and Energy, Mines and Low Carbon Infrastructure support the implementation of PACE financing. We also note that the mandate letter for the Minister of Finance supports home energy labelling. Finally we pleased to see that the mandate letter to the Attorney-General and Minister Responsible for Housing includes support for regulation of GHG emission of new buildings.

We support the directions set out in these new mandate letters regarding PACE financing, home energy labelling, and GHG requirements for new buildings and request that the province empower local governments to opt to take action, if they so choose, on the two remaining items of the Help Cities Lead's campaign, namely GHG requirements for existing buildings and building energy benchmarking. Additional information about each of the initiatives can be found at <https://www.helpcitieslead.ca/>

It is our hope that you would consider meeting with a delegation from Help Cities Lead for further discussion on these initiatives.

Sincerely,



Mike Little
Mayor

THE CITY OF VICTORIA



OFFICE OF THE MAYOR

March 10, 2021

Dear Colleagues,

On behalf of Victoria City Council, I am writing today to inform you that Council has voted to endorse the Help Cities Lead campaign and to request that your city consider doing the same. Emissions from buildings account for about 11% of the province's GHG emissions. This is the third highest source of GHG emissions in BC after road transportation (27.1%) and the oil and gas sector (17.6%). For municipalities, GHG emissions from existing buildings account for 40-60% of community emissions. In Victoria, this number is around 50% of our community GHG inventory.

In British Columbia, the regulation of buildings typically occurs at the provincial level. For the past two decades British Columbia has been at the forefront of action and policies taken in Canada to reduce energy use and GHG emissions from buildings. The 2018 CleanBC Plan moved the province further in this direction with key commitments for the building sector such as a net-zero energy building standard by 2032, a building upgrade standard by 2024, and exploring building energy labelling options.

A number of local governments, including Victoria, are keen to take even bolder action, and have set ambitious targets of our own to significantly reduce GHG emissions from buildings over the next 10 years in alignment with climate emergency declarations. The success of the Province in achieving deep emissions reductions from the building sector are directly connected to the success of local governments to achieve their own targets because most buildings are situated within these communities. However, tools currently available to local governments to pursue these ambitious reduction targets are largely limited to information campaigns and incentives. Although helpful, on their own these tools are insufficient to achieve broad and deep energy and GHG reductions given limited budgets.

Help Cities Lead (helpcitieslead.ca) is an education and awareness campaign working to build support for more focused collaboration between the Province of British Columbia and local governments on building climate policy.

The campaign project team identifies five regulatory measures where additional authority would be instrumental for municipalities in accelerating climate action:

1. Regulating GHG emissions for new buildings – the BC Energy Step Code only regulates energy efficiency in new buildings. Leading local governments would also like the ability to regulate GHG emissions from new buildings.
2. Mandatory home energy labelling - In Canada and British Columbia, legislation requires energy labelling for a broad range of consumer products including motor vehicles, furnaces, windows, lightbulbs, and kitchen appliances. However, there are no labeling requirements for the single largest purchase a given Canadian is likely to make—their home.

3. Property assessed clean energy (PACE) financing - programs allow property owners to finance the up-front cost of building energy efficiency upgrades—such as more efficient heating systems, or windows—by paying the costs back over time via a voluntary property tax assessment. The assessment is attached to the property, not an individual; if, and when, the property is sold, the financing carries on with the new owner.

4. Regulating GHG emissions for existing buildings – this would include the development of a new regulation that would set greenhouse gas emissions targets from existing buildings.

5. Mandatory building energy benchmarking and reporting - Energy benchmarking is the process of collecting and monitoring energy data from a large number of buildings over time so that governments and the private sector can compare the performance of any one participating building against similar properties.

Direction to implement the first three of these measures – enabling local governments to regulate GHG emissions for new buildings, home energy labelling, and PACE financing – were included in the ministerial mandate letters issued in November 2020. Help Cities Lead encourages the Province to move as quickly as possible and in close consultation with local governments to develop and implement these measures.

Help Cities Lead would also like the Province to enable local governments to choose, when ready, to opt into the remaining two measures not addressed by the mandate letters – namely, regulating GHG emissions for existing buildings and building energy benchmarking and reporting.

The suite of initiatives is intended to compliment what the provincial government and utilities are already doing in this area and help to lay the groundwork for eventual province-wide adoption of these measures.

These actions would let municipalities, ready to take bolder action on climate, lead the way in regulating emissions in buildings. This would provide a template for action for other jurisdictions and even for provincial regulation in the future.

As such, we are requesting that your city consider endorsing the Help Cities Lead campaign and that you communicate this support directly to the Province by writing to the below Ministers:

- Minister of Environment and Climate Change Strategy, ENV.Minister@gov.bc.ca
- Minister of Municipal Affairs, MAH.Minister@gov.bc.ca
- Minister of Energy, Mines, and Low-Carbon Innovation, EMPR.Minister@gov.bc.ca
- Minister of Finance, FIN.Minister@gov.bc.ca
- Attorney General and Minister responsible for Housing, AG.Minister@gov.bc.ca

Thank you for your time and consideration. Please do not hesitate to reach out should you have any questions regarding this letter.

Sincerely,



Lisa Helps
Victoria Mayor

19. For the Resort Municipality of Whistler (RMOW) to be eligible for UBCM grant funding, a Council Resolution indicating support for the grant applications and direction to provide overall grant management must be submitted with the applications.

DISCUSSION

UBCM is currently accepting grant applications to the Strengthening Communities' Services funding stream. The grant program and application guide can be found in Appendix A of this report. Through the grant program, the RMOW seeks to fund the Community and Indigenous Outreach, and Temporary Housing Initiative.

Background

Some of society's most vulnerable members face challenges that have worsened in the context of COVID-19. This includes groups that are more likely to experience homelessness and are more vulnerable to the health and safety risks associated with living unsheltered, such as Indigenous people, women, and gender diverse people. People who lack adequate housing are more likely to suffer from a range of health challenges, including mental health and substance abuse issues, and are highly vulnerable to COVID-19. As shown in Appendix B, crises such as COVID-19 can be a catalyst for gender based violence.

The Government of Canada and the Province of British Columbia are providing shared funding to local governments under the Safe Restart Agreement to help manage the impacts of the global COVID-19 pandemic. These investments are intended to protect public health and safety, prepare for potential future waves of the virus, and further support the safe reopening of economies.

The COVID-19 pandemic has led to an increase in unsheltered homelessness in many communities, and related community health and safety challenges. The Canadian Observatory on Homelessness' definition describes 'unsheltered homelessness' as, "people who lack housing and are not accessing emergency shelters or accommodation, except during extreme weather conditions." This definition includes people living in public or private spaces without consent (parks, sidewalks, squares, vacant buildings, lots, etc.) and people living in places not intended for permanent human habitation (vehicles; garages, attics or buildings not designed for habitation; makeshift shelters, shacks or tents).

Throughout the COVID-19 pandemic, the RMOW has worked with Whistler Community Services Society (WCSS) and several local non-profits to provide support for the demand for increased services from the community. This includes increasing the capacity of the local Food Bank as well as assisting in the facilitation of safe COVID isolation sites for those in high density housing. The isolation site project was identified as a potential temporary solution to address some of the issues of homelessness or those at risk of homelessness by expanding the current program to include individuals beyond those in self isolation or quarantine. This program in collaboration with WCSS and BC Housing has successfully provided safe isolation for 30 individuals since late January 2021.

Prior to COVID-19, the Whistler Public Library (the "WPL") provided space for outreach and coordinated space for drop in social services for community members. Due to the restrictions put in place by provincial health orders, these outreach programs were temporarily suspended. These services included WCSS Outreach, Work BC Employment Advisor, Whistler Welcome Centre Settlement Worker and Sea to Sky Community Services Poverty Law Advocate. These services were provided on a drop in basis one day a week.

Grant Proposal Purpose, Deliverables and Approach

The focus of the proposed grant activities will be based primarily on outreach, peer support and providing temporary emergency shelter. This project would commence upon grant funding approval, (approximately 90 days from the deadline submission of April 16, 2021), and continue for the duration of one year from the approval date.

As COVID-19 has exasperated the issues of many community members living in vulnerable situations, the RMOW is proposing a project in partnership with several local non-profits including Whistler Community Services Society (WCSS), Squamish Lil'wat Cultural Centre (SLCC), Howe Sound Women's Centre (HSWC) and Sea to Sky Community Services Society (SSCS) to provide increased access for the local population to services and support. This includes, but is not limited to, emotional & mental health support, access to healthy food, referral, transportation, clothing and peer support as well as temporary emergency shelter. The RMOW Emergency Program will provide oversight for the administration and disbursement of grant funding while the non-profits will provide the outreach workers and referrals to support services including referrals for potential emergency shelter.

All proposed activities will be reimbursed upon the submission of a final report no later than 30 days from project completion. Staff are applying for the maximum amount of \$450,000, but only the actual funds spent will be reimbursed based on the community's needs.

The proposed access sites for this outreach will be at the WPL and the SLCC, both of which are central, established community hubs, with easy access for members of the community. The proposed program will fund:

1. Outreach objectives by providing:

- Outreach services at the Whistler Public Library seven days a week totaling 60 hours
- Outreach workers from WCSS, SCSS and HSWS with full access to services and programs located at the Whistler Public Library.
- Indigenous Ambassador Program at the SLCC providing outreach services on a part time basis at 20 hours per week. This program is proposed to include a peer support model incorporating Indigenous teachings and cultural practices including indigenous elders from the Lil'wat and Squamish Nations.
- A total of \$166,000 in total program expenditures.

2. Temporary Shelter objectives by providing:

- Temporary housing for those unsheltered and under-housed, who are fleeing domestic violence or other unsafe living situations made worse through the COVID pandemic. Outreach support will also be provided to allow them to work towards a stable and safe living situation for themselves and/or their family. The proposed location of this housing is utilizing existing vacation rental units and hotel rooms through an expansion of the COVID self-isolation program currently being provided through BC Housing.
- Temporary shelter being provided in nightly rentals, hotel rooms or a combination thereof for a maximum 30 day period per stay.
- Referrals for emergency shelter will be provided for each individual or family through WCSS, SSCS, SLCC or HSWC.
- RMOW staff support for any after hour requests for referrals from RCMP through the Emergency Support Services Program which currently provides lodging, food, and clothing to evacuees in a disaster for a period of 72 hours. This program is currently

administered through the Emergency Social Services Coordinator, the Emergency Program Coordinator and a team of Canadian Red Cross ERT (Emergency Response Team) and PDAT (Personal Disaster Assistance Team) volunteers.

- A total of \$284,000 in program expenditures which includes \$144,000 for the accommodation based on market rental rates. The remainder of the funds will be for additional outreach support.

Relevant Rationale and Letters of Support

The letters of support provided in Appendices C through I, indicate a high level of need in our community to address several challenges – each currently worsened by the challenges associated with the COVID-19 pandemic

As shown in Appendix C and D, the Howe Sound Women's Centre (the "HSWC") has reported that the COVID-19 pandemic has brought attention to the increasing rates of domestic violence happening in communities across the country. This is apparent in the Sea to Sky region as HSWC are now seeing even higher number of gender based violence as well as increased rates of high conflict divorce and separation. In some cases in Whistler, this has been amplified by the risks associated with high-density communal living situations.

As supported in Appendix E, the RCMP have reported an increase in calls related to domestic violence in the sea to sky corridor due to COVID-19. This fact, combined with increased social isolation and decreased access to in person support has created the need to have increased safe housing supports in place. The closest transition house to Whistler is approximately 45 kilometers away in Squamish which can create a barrier especially for women with children in school who are fleeing an unsafe living situation.

POLICY CONSIDERATIONS

Official Community Plan

This grant application align with the following goals, objectives and policies of Whistler's OCP:

8. Health Safety and Well Being

8.2. Goal: Promote efforts to enhance the quality of life for all residents and employees.

8.2.1. Objective: Strive to increase affordability for residents.

8.2.1.1. Policy: Create strategies and mechanisms to ensure basic needs, including housing, food, transportation, childcare, recreation and health care, are affordable for all who live and work in Whistler.

8.6. Goal: Create and embed effective governance mechanisms and partnerships to create trust, responsibility and accountability.

8.6.2. Objective: Work with partners to achieve mutual benefits.

8.6.2.1. Policy: Collaborate with community and regional partners wherever possible and practical.

8.11. Goal: Strive to ensure community health and social services and facilities meet the physical, mental, spiritual and social needs of residents and visitors.

8.11.1. Objective: Engage with service providers and the community to maintain and coordinate high quality services with a particular focus on the needs of those who are most vulnerable.

8.11.1.9. Policy: Engage with social service providers to ensure an adequate level of services is maintained.

BUDGET CONSIDERATIONS

If the grant application is successful, the project described above will be 100% grant funded. Staff time to administer the projects will be funded through existing 2021 RMOW operating budgets.

COMMUNITY ENGAGEMENT AND CONSULTATION

The RMOW Emergency Program collaborated with community stakeholders to provide input as subject matter experts in their fields. This included WCSS, HSWC, RCMP, SLCC, and SSSC.

SUMMARY

Staff asks Council to endorse the grant application for the Union of B.C Municipalities' Strengthening Communities' Services Grant, which will enhance the capacity of the community recovery effort from the effects of COVID-19. A Council resolution indicating support for the grant application, and direction to provide overall grant management must be submitted with the application.

Respectfully submitted,

Ryan Donohue
EMERGENCY PROGRAM COORDINATOR

for

Ted Battiston
GENERAL MANAGER OF CORPORATE AND COMMUNITY SERVICES

COVID-19 Restart Funding for Local Governments Strengthening Communities' Services 2021 Program & Application Guide

1. Introduction

The Government of Canada and the Province of British Columbia are providing \$540 million in shared funding to local governments under the Safe Restart Agreement to manage the impacts of the global COVID-19 pandemic. These investments will help to protect public health and safety, prepare for potential future waves of the virus, and further support the safe reopening of economies.

Strengthening Communities' Services Program

The COVID-19 pandemic has led to an increase in the visibility of unsheltered homelessness in many communities, and related community health and safety challenges.¹ Many local governments and Treaty First Nations, despite already experiencing pressures on revenues and staff capacity, have responded to these challenges with a variety of services, infrastructure, and coordination with health authorities and social sector service providers.

Some of society's most vulnerable members face challenges that have worsened in the context of COVID-19. This includes groups that are more likely to experience homelessness and are more vulnerable to the health and safety risks associated with living unsheltered, such as Indigenous people, women, and gender diverse people. People who lack adequate housing are more likely to suffer from a range of health challenges, including mental health and substance abuse issues, and are highly vulnerable to COVID-19.

Within the Safe Restart funding, \$100 million is being delivered through the Strengthening Communities' Services Program, which aims to support unsheltered homeless populations and address related community impacts through an application-based program. The goal of this program is to support local governments and Treaty First Nations that wish to take action, understanding that this will complement parallel provincial efforts. This program is meant to bridge the period between the COVID-19 outbreak and the post-COVID recovery period. The funding is being administered by UBCM on behalf of the Province and the Government of Canada.

Intended Outcomes

The intent of the Strengthening Communities' Services program is to assist local governments and Treaty First Nations with:

- Improved health and safety of unsheltered homeless people living in public or private spaces, including reduced risk of COVID-19 or other disease transmission;
- Reduced community concerns about public health and safety in neighbourhoods where unsheltered homeless populations are seeking temporary shelter and services;

¹ [Homeless Hub's definition of homelessness](#) describes a range of physical living situations. Unsheltered homelessness refers to "people who lack housing and are not accessing emergency shelters or accommodation, except during extreme weather conditions." This includes people living in public or private spaces without consent (parks, sidewalks, squares, vacant buildings, lots, etc.) and people living in places not intended for permanent human habitation (vehicles; garages, attics or buildings not designed for habitation; makeshift shelters, shacks or tents).

- Improved coordination among eligible applicants and health/social service providers, Indigenous organizations and others working on housing, homelessness and service provision; and;
- Increased capacity of eligible applicants to work with homeless persons and Indigenous organizations towards culturally safe and trauma-informed responses.

2. Eligible Applicants

All local governments (municipalities, regional districts, and the Islands Trust) and Treaty First Nations (as defined by the *Interpretation Act*) in BC are eligible to apply.

Eligible applicants can submit one application per intake, including regional applications or participation as a partnering applicant in a regional application.

3. Funding Guidelines

The Strengthening Communities' Services Program can contribute up to 100% of the cost of eligible activities.

It is recommended that eligible applicants follow the Funding Guidelines below. Funding permitting, applications for projects that exceed the Funding Guidelines may be considered for funding provided that applicants are able to demonstrate evidence of need in the community and provide a rationale for the request. If the total funding request exceeds the available funding, applicants that have requested additional funds may be asked to reduce their funding request.

Table 1: Funding Guidelines

Population (based on 2019 BC Stats Population Estimates)	Funding Guideline
Under 5,000	\$200,000
5,000-40,000	\$450,000
40,000-75,000	\$1,250,000
75,000-200,000	\$2,500,000
200,000-500,000	\$3,500,000
500,000 or greater	\$10,000,000

In order to ensure transparency and accountability in the expenditure of public funds, all other financial contributions for eligible portions of the project must be declared and, depending on the total value, may decrease the value of the grant. This includes any other grant funding and any revenue that is generated from activities that are funded by the Strengthening Communities' Services Program.

4. Eligible Projects

To be eligible for funding, applications must demonstrate that proposed activities meet one or more of the intended outcomes of the program (see Section 1), and all of the following:

- Demonstrate evidence of need in the community (e.g. unsheltered homeless population estimates, housing needs report, community concerns about public health and safety) and provide a rationale for how these issues have been exacerbated by COVID-19;
- Provide temporary solutions that address increased urgent and immediate needs related to unsheltered homelessness and do not create ongoing long-term financial obligations that will not be supported by the applicant;

- Include new activities or expansion of existing activities with costs incurred after September 17, 2020;
- Be capable of completion by the applicant within one year of the date of grant approval.

Applicants must choose to apply as a single applicant (i.e. an individual local government as identified in Section 2) or as part of a regional project.

Regional Projects

Funding requests from two or more eligible applicants for regional projects may be submitted as a single application for eligible collaborative projects. In this case, the maximum funding available would be based on the combined funding guidelines of each of the eligible applicants included in the application. It is expected that regional projects will demonstrate cost-efficiencies in the total grant request.

The primary applicant submitting the application for a regional project is required to submit a resolution as outlined in Section 7 of this guide. Each partnering applicant is required to submit a resolution that clearly states their approval for the primary applicant to apply for, receive, and manage the grant funding on their behalf.

5. Requirements for Funding

As part of the approval agreement, approved projects must meet the following requirements for funding:

- Any in-person activities, meetings, or events meet physical distancing and other public health guidance in relation to COVID-19.
- Activities must comply with all applicable privacy legislation under the *Freedom of Information and Protection of Privacy Act* in relation to the collection, use, or disclosure of personal information while conducting funded activities. Personal information is any recorded information about an identifiable individual other than their business contact information. This includes information that can be used to identify an individual through association or inference.

In addition, as part of both the development of the application package and the delivery of the approved project, local governments are encouraged to engage with local First Nations and Indigenous organizations. Engagement by local governments both locally and regionally can help build relationships with First Nations, benefit both communities and enhance reconciliation. More information on engagement best practices is available [here](#).

6. Eligible & Ineligible Costs & Activities

Eligible costs are direct costs that are approved for funding, properly and reasonably incurred, and paid by the applicant to carry out eligible activities. Eligible costs can be incurred after September 17, 2020 to the date of submission of the final report.

Table 2 identifies examples of activities that are eligible for funding. Other activities that support the intent of the program may be considered for funding. Eligible activities must be cost-effective.

Table 2: Activities Eligible for Funding (including but not limited to)

1. Improved health and safety of unsheltered homeless people living in public or private spaces, including reduced risk of COVID-19 or other disease transmission

- Temporarily increasing emergency shelter capacity, availability, and services, including:
 - Expansion of existing shelters (e.g. more beds, staff, hours, and shelter-based services);
 - Creation of new temporary shelter spaces within existing buildings or land (e.g. in a civic centre or church, motel rooms), including minor renovations or minor improvements; and
 - Adherence to COVID-19 public health regulations (e.g. shelter capacity reductions, extra cleaning staff, physical distancing, rental of motel rooms to allow infected individuals to safely isolate).
- Providing other temporary options or enhancements for unsheltered homeless populations (e.g. temporary structures such as shipping containers; tents; platforms; fire retardant tarps; warming tents).
- Providing temporary, incremental services (including basic supplies) that are specifically related to supporting unsheltered homeless populations such as:
 - Food and water;
 - Bathroom facilities, showers, laundry;
 - Cleaning and waste management;
 - Harm reduction;
 - Security;
 - First aid;
 - Fire safety; and
 - Outreach teams to connect people to resources and support programs.

2. Reduced community concerns about public health and safety in neighbourhoods where unsheltered homeless populations are seeking temporary shelter

- Fostering positive dialogue between unsheltered homeless people, bylaw and protective services, and neighbourhoods or community members (e.g. liaison program with bylaw enforcement).
- Promoting understanding and cooperation through peer-based and/or neighbourhood participatory activities for site cleaning, security, communications etc.
- Providing programs or services that offer storage or security for belongings of unsheltered homeless populations.
- Funding incremental expenditures relating to protective services and bylaw enforcement.
- Participating in, supporting or coordinating community engagement strategies (e.g. neighbourhood outreach, public education materials, participatory dialogues).

3. Improved coordination among eligible applicants and health/social service providers, Indigenous organizations and others working on housing, homelessness and service provision

- Partnering with Indigenous leadership, communities and organizations.
- Participating in, supporting or coordinating cross-jurisdictional working groups and service teams related to housing, homelessness, and service provision.

- Participating in, supporting or coordinating joint communications programs with health authorities.
- Collaborating with health authorities and non-profit service providers on supporting harm reduction services and initiatives to connect people to health services.
- Liaising with public health officials on environmental safety, infection prevention and control and overdose prevention focusing on unsheltered homeless populations.
- Collaborating with local fire commissioners to increase fire safety.
- Participating in, supporting or coordinating peer-based support services including development of peer teams.

4. Increased capacity of eligible applicants to work with homeless persons and Indigenous organizations towards culturally safe and trauma-informed responses

- Training for elected officials, program administration and front-line staff, bylaw and protective services staff, and peers supporting unsheltered homeless populations, addressing topics such as:
 - Trauma: causes, effects, and trauma-informed approaches;
 - Crisis de-escalation;
 - Awareness of Housing First and harm reduction principles;
 - The distinct needs and barriers of Indigenous peoples at risk of homelessness, as well as Indigenous cultural safety and cultural humility training; and
 - The distinct needs and barriers of groups at higher risk of homelessness, including youth, women at risk of violence, LGBTQ2S, people with disabilities (including mental illness, brain injury and cognitive impairments).

Additional Eligible Costs & Activities

In addition to the activities identified in Table 2, the following expenditures are also eligible provided they relate directly to eligible activities:

- Honoraria for community members with lived experience of unsheltered homelessness that are participants in funded activities
- Incremental applicant staff and administration costs (i.e. creating a new position or adding new responsibilities to an existing position)
- Consultant or other contract costs relating to service provision
- Public information and engagement costs
- Temporary lease/rental costs related to the delivery of eligible activities
- Minor renovations related to the delivery of eligible activities

Ineligible Costs & Activities

Any activity that is not outlined in Table 2 or the 'Additional Eligible Costs & Activities' section is not eligible for grant funding. This includes:

- Development of funding application package
- Development of architectural, engineering, or other design drawings for the construction or renovation of facilities
- Routine or ongoing operating and/or planning costs or activities that are not incremental to the project

- Purchase of software, software licences, service subscriptions, or membership fees
- Legal, audit, or interest fees or fees to incorporate a society
- Fundraising, lobbying, or sponsorship campaigns
- Project-related fees payable to the eligible applicant(s) (e.g. permit fees, DCCs, etc.)
- Purchase of promotional items, door/raffle prizes, give-away items, and/or gifts for community members
- Major capital improvements to existing facilities and/or construction of new, permanent facilities
- Long-term, permanent capital investments including the purchase of land and/or buildings

7. Application Requirements & Process

Application Deadline

The application deadline is April 16, 2021. Applicants will be advised of the status of their applications within 90 days of the application deadline.

Required Application Contents

All applicants are required to submit an electronic copy of the complete application, including:

- Completed Application Form with all required attachments.
- Detailed budget that indicates the proposed expenditures from Strengthening Communities' Services program funding and other sources (if applicable) and that aligns with the proposed activities outlined in the application form. Although additional funding or support is not required, any other grant funding or in-kind contributions must be identified.
- Council, Board, Local Trust Committee or Treaty First Nation resolution, indicating support for the current proposed activities and willingness to provide overall grant management.
- For regional projects: Council, Board, Local Trust Committee, Treaty First Nation resolution from each partnering applicant that clearly states approval for the primary applicant to apply for, receive, and manage the grant funding on their behalf.
- Optional: Up to three letters of support as evidence of partnership or collaboration with partners such as community-based organizations, non-profit service providers, health authorities and public health units, local First Nations and/or Indigenous organizations.

Submission of Applications

Applications should be submitted as Word, Excel or PDF files. Total file size for email attachments cannot exceed 20 MB.

All applications should be submitted to:

Local Government Program Services, Union of BC Municipalities

E-mail: lgps@ubcm.ca

Review of Applications

UBCM will perform a preliminary review of all applications to ensure the required application contents have been submitted and to ensure that eligibility criteria have been met.

Following this, an Evaluation Committee will assess and score all eligible applications. Higher scores will be given to applications that:

- Demonstrate greater alignment with the intent of the Strengthening Communities' Services program (i.e. address multiple program outcomes).

- Provide evidence of need in the community (e.g. existing homelessness plans, strategies or initiatives; unsheltered homeless population estimates; community concerns about safety) and provide a rationale for how these issues have been exacerbated by COVID-19.
- Demonstrate partnership and engagement with Indigenous leadership, organizations, and communities.
- Demonstrate a plan for communicating and engaging with unsheltered homeless populations to include perspectives of people with lived experience.
- Apply an anti-stigma lens and increase public awareness and understanding of causes and responses to homelessness.
- Include proposed activities and costs that are part of comprehensive, multi-faceted, approach to addressing unsheltered homelessness.
- Include collaboration with distinct needs-serving organizations, public health, health authorities, non-profit organizations, other local governments, police, bylaw enforcement, etc.
- Demonstrate cost-effectiveness.
- Demonstrate a plan for winding up and concluding the funded activities (or continuing with alternative sources of funding).

Point values and weighting will be established within each of these scoring criteria. Only those applications that meet a minimum threshold point value will be considered for funding.

The Evaluation Committee will consider the population and provincial, regional, and urban/rural distribution of proposed projects. Recommendations will be made on a provincial priority basis. All funding decisions will be made by UBCM.

All application materials will be shared with the Province of BC.

8. Grant Management & Applicant Responsibilities

Grants are awarded to eligible applicants only and, as such, the applicant is responsible for completion of the project as approved and for meeting reporting requirements.

Applicants are also responsible for proper fiscal management, including maintaining acceptable accounting records for the project. UBCM reserves the right to audit these records.

Notice of Funding Decision & Payments

All applicants will receive written notice of funding decisions. Approved applicants will receive an Approval Agreement, which will include the terms and conditions of any grant that is awarded, and that is required to be signed and returned to UBCM.

Grants are awarded in two payments: 50% at the approval of the project and when the signed Approval Agreement has been returned to UBCM and 50% when the project is complete and UBCM has received and approved the required final report and a financial summary.

Please note that in cases where revisions are required to an application, or an application has been approved in principle only, the applicant has 30 days from the date of the written notice of the status of the application to complete the application requirements. Applications that are not completed within 30 days may be closed.

Progress Payments

To request a progress payment, approved applicants are required to submit:

- Description of activities completed to date;
- Description of funds expended to date; and

- Written rationale for receiving a progress payment.

Changes to Approved Projects

Approved grants are specific to the project as identified in the application, and grant funds are not transferable to other projects. Approval from UBCM will be required for any significant variation from the approved project.

To propose changes to an approved project, applicants are required to submit:

- Amended application package, including updated, signed application form, updated budget, and an updated Council, Board, Treaty First Nation or Local Trust Committee resolution.
- Written rationale for proposed changes to activities and/or expenditures.

Applicants are responsible for any costs above the approved grant unless a revised application is submitted and approved prior to work being undertaken.

Extensions to Project End Date

All approved activities are required to be completed within the time frame identified in the approval agreement and all extensions beyond this date must be requested in writing and be approved by UBCM. Extensions will not exceed one year.

9. Final Report Requirements & Process

Final reports are required to be submitted within 30 days of completion of the project. Applicants are required to submit an electronic copy of the complete final report, including the following:

- Completed Final Report Form with all required attachments (see Appendix 1).
- Detailed financial summary that indicates the actual expenditures from the Strengthening Communities' Services program funding and other sources (if applicable) and that aligns with the actual activities outlined in the final report form.
- Copies of any materials that were produced with grant funding.
- Optional: any photos or media related to the funded project.

Please note, as a requirement of funding, the program and approved projects may be subject to a compliance audit.

Submission of Final Reports

Final reports should be submitted as Word, Excel or PDF files. Total file size for email attachments cannot exceed 20 MB.

All interim and final reports should be submitted to:

Local Government Program Services, Union of BC Municipalities

E-mail: lgps@ubcm.ca

Review of Final Reports

UBCM will perform a preliminary review of all final reports to ensure the required report elements have been submitted.

All final report materials will be shared with the Province of BC.

10. Additional Information

For enquiries about the application process or general questions regarding the Strengthening Communities' Services program, please contact UBCM at lgps@ubcm.ca or (250) 356-0930.

COVID-19 & GENDER-BASED VIOLENCE IN CANADA:

Key Issues and Recommendations

vawlearningnetwork.ca

Inspired by the working paper by Peterman and colleagues, *Pandemics and Violence Against Women and Children*,¹ this document examines how COVID-19 may create “pathways” leading to Gender-Based Violence (GBV) and Violence Against Women and Children (VAW/C), with a specific focus on the Canadian context.

The first section of this document highlights the various “cross-cutting risks for all types of VAW/C” that the COVID-19 pandemic may produce for individuals in 2SLGBTQ+, Indigenous, Black, and ethnic minority communities, as well as older adults, people with disabilities, and the working class.² The second section of this document outlines key recommendations for responding to gender-based violence in Canada during this pandemic. Examining how COVID-19 creates pathways for social harms beyond the illness itself (such as violence) is essential to developing appropriate responses in social policy, public messaging, and health promotion.

PATHWAYS TO VIOLENCE AND BARRIERS TO SUPPORT DURING COVID-19: AN INTERSECTIONAL VIEW

1. Crises are a catalyst for gender-based violence.

Gender-based violence is a predictable and consistent side effect of economic, epidemiological, and environmental crises such as COVID-19, although evidence of increased GBV may or may not surface immediately.

- The stress of social/physical isolation measures, employment interruptions, or financial pressures may lead to increased conflict in the household. It may also lead to risk factors that are associated with higher rates of intimate partner and sexual violence, such as alcohol use.³
- Changes in the use of services such as shelters, hotlines, and emergency rooms for non-COVID-19-related reasons have varied across jurisdictions in Canada. Some organizations have experienced spikes in service usage, while other organizations have seen decreases in intakes since physical distancing policies went into effect. These trends will require monitoring over time, as well as comprehensive funding to ensure adequate support for individuals experiencing GBV before, during, and after the pandemic.
- Some barriers to services are discussed below; however, as past disasters have shown, the full extent of GBV will only come to light in the aftermath of the shutdown, making it hard to fully understand the severity of the situation as it unfolds.⁴

2. Perceptions of risk and changes to health and social services may leave some individuals with fewer options for reporting or escaping the violence they experience.

Inability or uncertainty about accessing medical, police, court, educational, and crisis services during COVID-19 may prolong a person’s exposure to violence, or delay access to treatments for violence they experience.

- With authority figures (e.g. public health and political leadership) giving a consistent message to stay home, women may be unaware that emergency rooms, shelters, and transition houses remain open during COVID-19, and/or they may face barriers to accessing these services. Medical staff have expressed concern

that some women may be discouraged from reaching out so as not to “burden” or overwhelm the system.⁵ Concerns about exposure to the virus may also be a barrier to accessing resources outside the home.

- Suspension of in-person visits for children in care of Child Protective Services reduces the meaningful contact that children have with family and personal support systems.⁶ In addition to the psychological distress that this isolation may cause, it removes opportunities to disclose potential maltreatment.⁷ Considering the disproportionate rates of Black and Indigenous children in the child welfare system,⁸ efforts to avoid further harm to Black and Indigenous families warrant special attention.⁹

3. Fear, stigma, and xenophobia place marginalized individuals at increased risk of violence.

The spread of misinformation and fear can culminate in harmful outcomes for women and children—particularly those who face marginalization in other ways as well.

- Some individuals may co-opt the pandemic to intensify abusive control over their partner. Fear of infection may be exploited to further isolate the partner (e.g. from children), to surveil their movements, or to discourage them from seeking refuge in shelters or accessing medical assistance.

Learn More: [Intimate Partner Violence in a Pandemic: COVID-19-Related Controlling Behaviours](#)

- Xenophobia associated with infection may inflame discrimination and harassment. As was the case during the 2003 SARS outbreak, racist associations of the Chinese community with COVID-19 have motivated hate crimes, assaults, and harassment of East Asian individuals, including children.¹⁰ One survey of Manitoba healthcare workers found that one in five workers who identified as Asian experienced racism in the workplace in the past month.¹¹
- Policies designed to enforce social/physical distancing restrictions (such as fines or reporting lines) may be disproportionately applied to individuals from marginalized groups. For instance, individuals who are Black, who experience housing and food precarity, or who engage in sex work may face elevated risk of confrontations, surveillance, and criminalization over their presence in temporarily prohibited public spaces.¹² Increased surveillance may also negatively impact survivors’ trust in governmental systems and social services, creating barriers to accessing such resources in the future.

4. Social/physical isolation creates conditions for violence, and barriers to escaping abusive situations.

Physical distancing measures place families in closer and more frequent proximity. It also separates them from informal supports, such as friends, co-workers, and extended family. Altogether, these factors may compound the barriers women face when considering whether/how to leave an abusive situation (e.g. emotional attachment, psychological distress, financial dependence, fear of escalated violence).

- Quarantines can exacerbate stress and other mental health issues for all partners, which may increase the risk of violence as well as impair one’s ability to formulate or carry out safety plans.¹³
- Isolation can increase the risk of neglect for women and children with physical disabilities who may be dependent upon others for mobility, groceries, communications, etc. While support provided through virtual connections and online communications are important, these may be less accessible for low-income individuals, individuals living with disabilities, and/or older adults.

5. Strategies to reduce the spread of infection expose marginalized individuals to new and/or intensified forms of exploitation.

COVID-19 exacerbates the already-existing inequalities in Canadian society, and thus increases the potential for exploitive power dynamics to be acted out. In addition to the harm of exploitation itself, power dynamics can also create barriers to reporting violence.

- Those in control of limited resources (e.g. medicine, food, shelter, drugs) may wield these in order to exploit others for sex, money, or labour. Those under the authority of senior facilities, social assistance programs, corrections officers, landlords, and employers may face various forms of coercion.
- The threat of “outing” individuals who are 2SLGBTQ, migrants, or who do sex work is a common control tactic for exploiting an individual’s vulnerability to eviction by a landlord, ostracism from one’s family, or termination from work.¹⁴ The labour and housing precarity brought on by COVID-19 magnifies the coercive power of this abuse.¹⁵
- Canada’s history of institutionalized mistreatment of Indigenous women, and a lack of services that are run for and by Indigenous people, may be a barrier to Indigenous women seeking shelter or support.¹⁶

6. Hazards to the well-being of healthcare workers during COVID-19 are compounded by the effects of inequality and gendered violence.

Gendered and class differences in the field of healthcare leave women exposed to harms that are directly related to COVID-19 (i.e. illness) as well as indirectly related (e.g. trauma, violence, stress).

- In Canada, over half of all female workers (56%) are employed in the “5 Cs”: caring, clerical, catering, cashiering, and cleaning.¹⁷ Women comprise over 90% of nurses, 75% of respiratory therapists, and 90% of personal support workers.¹⁸ They therefore face elevated risks of exposure to COVID-19.
- Violence and sexual harassment from colleagues, patients, and the public “is endemic within the healthcare sector.”¹⁹ This violence is heightened during emergencies, as is the toll that isolation, burnout, and secondary trauma may have on the longer-term wellbeing of healthcare workers.

7. Individuals in precarious and low-pay employment face new hazards in the workplace and constrained agency over their ability to assert their rights.

The COVID-19 crisis has revealed massive contradictions in the work that is “essential” to Canadian society and how that work is compensated. It has also shone a spotlight on the precarity faced by significant numbers of working people.

- The effects of COVID-19 intersect with a range of other systems of oppression in shaping the experience of GBV for working people.²⁰ Workers may face an increased workload and pressures to work in unsafe conditions, or threats of termination if they complain.²¹ For instance, the use of heavy-duty cleaning chemicals, as well as risk of exposure to the virus itself, are significant health risks to cleaning staff. Many cleaners are employed as non-unionized contract workers and may feel unable to request additional protective equipment for their work.²² Warehouse, delivery, grocery store, live-in care, and sex workers may face unique hazards but similar power imbalances at their jobs.²³

RESPONDING TO GENDER-BASED VIOLENCE DURING COVID-19: KEY RECOMMENDATIONS



1. Collect data that enables an understanding of the multi-faceted impacts of COVID-19 in Canadian society, as well as potential sources of increased vulnerability to violence.

- Quantitative data should be disaggregated not only by gender but also by other factors such as age, disability, occupation, socioeconomic status, migratory status, geographic location, and behaviours (e.g. smoking and alcohol use).²⁴ Qualitative and mixed methods research should be undertaken to explore insights from the lived experiences and voices of individuals affected by the pandemic.
- Although the Canadian government has expressed that it currently has “no plans” to collect data disaggregated by race or ethnicity,²⁵ Black healthcare leaders,²⁶ as well as the Alliance for Healthier Communities,²⁷ have urged that an awareness of racial determinants of health is crucial to ensuring health equity during the pandemic.
- News reporting is an important source of public information about the pandemic’s impact on different communities. Systematic peer-reviewed research will also be important for understanding the societal impact of this crisis. Research efforts should be coordinated and should ensure that studies addressing VAW/C are trauma- and violence-informed.²⁸



2. Implement strategies for preventing and addressing GBV that are intersectional and gender-informed.

- Health system responses should continue to ensure that GBV survivors have access to support resources such as healthcare workers, confidential spaces, and non-judgmental empathetic care.²⁹
- Specific focus should be placed on avoiding potential sources of exclusion in GBV and health service provision. This can be accomplished, for instance, by strengthening access to referral pathways between diverse community-based services (such as services for immigrants and refugees, individuals with disabilities, and individuals experiencing housing precarity) and specialized GBV services and health services.
- Provincial and national strategies should address potential barriers to accessing services (including lack of information and the spread of misinformation) and support preparations for increased intake as physical distancing measures are lifted.
- Crisis lines should be set up to provide crisis intervention, support, and referrals for individuals at risk of harming intimate partners and children. These lines should be accessible in multiple languages.
- Support for health care workers should include protections from sexual harassment and violence, as well as subsidies for childcare in order to promote child safety and well-being.³⁰ Economic relief provided by subsidies may also support the emotional and psychological well-being of parents.



3. Support the diverse circumstances of individuals by ensuring that localized services and safety nets can meet the increased needs and demands within the community.

- Stimulus packages for individuals and businesses ensures a degree of economic safety for some; however, many will also depend on the support of local services that can specialize in responding to distinct needs. Providing sustained, robust funding for these programs is therefore crucial to preventing individuals from “slipping through the cracks.”
- Of particular importance is the need to expand shelters and transition houses, in addition to ensuring accessible, safe, and affordable housing for survivors. Recommended policy actions include:
 - Expanding eligibility for subsidized housing and access to housing services.
 - Expanding services to include additional benefits (e.g. waiving of application fees, move-in costs).
 - Alternative care arrangements for children at risk of maltreatment, abuse, and harm.
 - Increased funding for organizations providing emergency services.³¹ Additional funds may be needed for:
 - Temporarily acquiring additional shelter space to ensure physical/ social distancing.
 - Arranging safe transportation from rural and remote areas to shelters and services.
 - Providing equipment and technical support (including online support and training for text/online counselling and crisis intervention) to shelters, sexual assault centres, and settlement agencies experiencing increased service demand.
- Funding for support services should facilitate the flexibility for organizations to move funds where they are most needed. Decreased reporting requirements and allowing resources to be allocated away from prior contractual obligations can enable services to respond quickly and efficiently to the current situation.³²
- Although shelters remain operational in Canada, representatives have expressed concern about the prevalent misconception that these services have been reduced due to social/physical distancing measures. Public messaging and media campaigns regarding COVID-19 should urgently dispel this misconception and provide information about how individuals in need of refuge may access these services.
- Employers and policymakers should implement additional protections for contract and subcontract workers who experience reduced income, termination, or non-renewal for challenging unsafe or exploitative work. Refusal to accept unsafe labour conditions and/or increased exposure to COVID-19 should not be treated as “voluntary,” and workers should be entitled to the full range of available supports for lost income due to COVID-19 (e.g. Canadian Emergency Response Benefit).



4. Ensure that pandemic response teams reflect the diverse communities they serve.

- Strategies for addressing COVID-19 must be informed by a diversity of perspectives and lived experiences. Different perspectives—such as those from women, Black, Indigenous, 2SLGBTQ+, elderly, youth, and working class individuals, as well as those who have disabilities or live in rural communities—are essential for ensuring equitable and comprehensive pandemic response policies (as well as post-pandemic preparations).
- Policies and decision-making should prioritize strengths-based models that foster community, agency, and resourcefulness.³³ The use of technology to form virtual support networks, for instance, are essential for women to safely disclose, navigate, and/or escape an abusive situation.³⁴



5. Integrate GBV into post-pandemic preparations and long-term strategies for future outbreaks.

- Disaster risk reduction and pandemic preparedness strategies should incorporate an intersectional lens. Such preparations ensure that all members of society are recognized not only as having unique needs but also unique skills and roles to play in the crisis response.³⁵
- Employers should develop specific plans to carry out health and safety mandates—such as [protecting workers from domestic violence](#)—for future crises, including a resurgence of COVID-19. In terms of both resource allocation and implementation strategies, plans should account for the changing conditions of work during a crisis (e.g. the challenges of working at home, exposure to contagions and other health hazards for essential workers), as well as how a crisis impacts other aspects of workers' lives (e.g. school closures, illness of a family member, transit disruptions).³⁶
- GBV services such as shelters and sexual assault centres possess critical insight into the needs of survivors and the pathways that lead to VAW/C. Their inclusion is essential at all levels of pandemic preparedness projects—municipal, regional, provincial/territorial, and federal. Additionally, designs for new shelters (i.e. communal living spaces) should draw upon their experience and insight from this pandemic.
- Pre-positioning of commodities and sustained funding of social services will be needed in order to manage increased demands for services.³⁷ Past disaster research has shown that waves of sexual violence reporting, for instance, emerge only in the months and years after the initial crisis, once the situation has stabilized.³⁸

A gender-based violence lens is essential to developing effective public health strategies during the COVID-19 pandemic. An intersectional lens will help to ensure that these strategies protect and empower all members of Canadian society. We stand in solidarity with all those calling for inclusive, humane, evidence-informed policies for overcoming the current pandemic and positioning Canada to better navigate future crises.

Please share this resource with your elected officials, public health officials, law enforcement, and community.

The Learning Network at the Centre for Research & Education on Violence Against Women & Children produced this resource in collaboration with the following organizations:



WOMEN'S SHELTERS CANADA | HÉBERGEMENT FEMMES CANADA



BC Society of Transition Houses



For individuals experiencing violence or distress, there are safe places to go and information you can access.

Shelters remain open if home is not safe, and support is available from emergency (911), health (811), and community services (211).



LEARNING NETWORK

CONTACT US!

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facebook.com/TheLearningNetwork

ENDNOTES

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Howe Sound Women's Centre Society

Purpose

The Howe Sound Women's Centre Society operates on the traditional, unceded territories of the Skwxwú7mesh, Lilwat7úl, and Lower Stl'atl'imx Nations. As an organization we respect the history of this land and its Nations, working towards true reconciliation and inclusivity in our shared communities.

In October 7, 1981, Howe Sound Women's Centre Society was formed as a grassroots organization dedicated to the prevention of violence against women and support for women, children and youth impacted by violence or abuse. We provide a transition house and safe home for women and children who are leaving abusive relationships or at risk of experiencing violence and otherwise unsafe living conditions, support, resources, referrals and advocacy. Comprised of 45 passionate employees and a dedicated volunteer base, we serve the needs of women and children in the Sea to Sky Corridor including Pemberton, Whistler, Squamish and the Nations of N'Quatqua, Samahquam, Lil'wat, Skatin, Xa'xtsa, and Squamish. The population in our service area is more than 36,000 dispersed over approximately 200 kilometres.

Howe Sound Women's Centre Society is the only service provider in the Sea to Sky Corridor that works from a feminist perspective, offering a unique set of helping services to women and their children.

Mission

Howe Sound Women's Centre Society promotes women's equality and the empowerment of women and their children. We work from a feminist* perspective. By responding to and working for change, we honour the diversity of women's lives and meet the evolving needs of women and children throughout the Sea to Sky Corridor.

**Women and men who believe in women's rights and equality throughout society.*

Vision

Howe Sound Women's Centre envisions a day when all women and their children are valued and lead healthy lives – supported, connected to the community and violence-free.

Programs:

Howe Sound Women's Centre provides emergency transition housing, crisis support, children and family counselling, youth education programs, sexual assault response and prevention, multicultural outreach, homeless prevention services, resources, referrals and advocacy throughout the Sea to Sky Corridor. Each year we support more than 8,000 client interactions through our programs and services in the region.

Growing Need:

As the communities of the Sea to Sky Corridor grow at a rapid rate, so too does the need for the critical work done by Howe Sound Women's Centre. Each year we are seeing increased demand for crisis support including our Transition House and Safe Home operating at capacity, the Whistler and Squamish Drop-In Centres seeing year over year increase in drop-in visits, and increased calls to the Society's 24-hour crisis line.

This past year, amidst the COVID-19 pandemic, Howe Sound Women's Centre, like our sister organizations throughout the province, have seen an unprecedented level of need for safe housing for survivors of intimate partner violence. In addition to the continued operation of our transition house in Squamish and Safe Home in Pemberton, both which have been operating at capacity, the society has been sheltering survivors in hotel accommodations in Squamish and occasionally, when available, in Whistler.

As the pandemic enters its second year, the impacts of a year of isolation, economic uncertainty, and anxiety continue to negatively impact the rates of gender-based violence throughout the region, the province, the country, and the world. We are witnessing a secondary pandemic of violence against women.

Whistler Safe Home:

Currently, with the exception of occasional and very temporary hotel accommodations, Whistler does not have emergency housing for survivors of gender-based violence. Survivors are required to uproot their lives to be housed in Squamish at Pearl's Place Transition House, or in Pemberton at Pearl's Safe Home. For many survivors in Whistler it is not feasible to leave their community, uprooting their children from school and friends, and the financial burden of either having to leave their job or commute through very limited transportation options. Most survivors in Whistler choose to not access emergency housing as a result, increasing their risk of ongoing violence.

The establishment of a Safe Home in Whistler, would allow Howe Sound Women's Centre staff to provide crisis support and emergency housing within the community, provide safety planning, and support a survivor in navigating their next steps, all while ensuring those who wish to stay in the community are able to do so. Survivors of violence need to have options to best meet their individual unique needs and a Whistler Safe Home provides for autonomy of choice.

A safe home provides survivors of gender-based violence with safe, secure, confidential accommodations for 10-14 days (and sometimes longer) while they process the trauma they have experienced and navigate next steps with the support of crisis support outreach workers. All the survivor's needs are cared for including providing food, transportation, and personal care needs. Crisis support staff check in daily and are also available 24 hours a day by text, phone or email. Support staff work with the survivors on safety planning and help navigate next steps in

the survivor's journey, which may include pursuing justice, finding permanent accommodations, referrals for counselling services, support in accessing medical care, and more.

In the past two years, Howe Sound Women's Centre has housed 7 women and 2 children from Whistler in housing outside of the community for a total of 181 bed nights. In addition, 25 women have turned down services due to the requirement that they leave the community to access emergency housing options in Squamish and Pemberton.

Howe Sound Women's Centre Emergency Housing Statistics:

FYE 2018/2019

Number of Women and Children served	83
Number of Bed Nights	1095

FYE 2019/2020

Number of Women and Children served	105
Number of Bed Nights	1329

FYE 2020/21

Number of Women and Children served	125*
Number of Bed Nights	1721*

*estimate for FYE March 31, 2021

March 25, 2021

Union of British Columbia Municipalities

Dear UBCM Grant Selection Committee,

Re: Resort Municipality of Whistler Grant Submission

On behalf of Howe Sound Women's Centre Society, I am pleased to submit this letter of support for the Resort Municipality of Whistler's (RMOW) application for funding from the Union of British Columbia Municipalities to address community response to homelessness through the Strengthening Grant for 2021.

The Howe Sound Women's Centre has been supporting women and children in the Sea to Sky Corridor, impacted by violence, conflict or abuse, for 39 years through programs such as their two Drop-in Centre's, Pearl's Place Transition House in Squamish and Pearl's Safe Home in Pemberton, Children, Youth and Family Counselling, Multicultural Outreach, Sexual Assault Response and Prevention and a Homeless Prevention Program among other wellness programs and events throughout the year. The COVID-19 pandemic has brought sharply to focus the rates of domestic violence happening in communities across the country and we are now seeing even higher numbers as well as increased rates of high conflict divorce and separation.

In addition, the pandemic has shone light on the lack of shelter space or housing for those who are homeless or at risk of homelessness in Whistler and amplified the risks associated with high-density communal living situations.

Little blurb about you and the work that you are doing...

As the Executive Director of Howe Sound Women's Centre Society, I am keenly aware of the need for emergency housing to support women and children fleeing violence, to provide safe shelter for those experiencing homelessness or at risk of homelessness and to address the ongoing need to house individuals with Covid-19 in a safe and supported environment. HSWC fully supports the RMOW submission to UBCM's Strengthening Grant 2021 as we believe the RMOW will be able to implement strategies and solutions that suit Whistler's unique needs. Please do not hesitate to contact me at 604-341-5845 or by email aoakes@hswc.ca if I can be of further assistance.

Sincerely



Ashley Oakes
Executive Director



Royal Canadian Gendarmerie Royale
Mounted Police du Canada

Corporal Nathan Miller
Community Engagement Team
Whistler BC
4315 Blackcomb Way,
Whistler, BC
V8E 0X6

March 31, 2021

RE: UBCM Communities' Strengthening Grant for 2021

The unique nature of a resort town brings its own challenges to policing, from the transient nature of tourists and seasonal workers, to expensive housing, and lack of alternative solutions for those who require immediate access to shelter at odd hours, or during crisis situations.

We are not immune to domestic violence or situations that require people to seek access to a safe space. With the large number of visitors to our town we sometimes find people in unsafe situations where they have no support within the community, and the person from whom they are seeking protection has sole access to or control over the finances or transportation that would enable them to leave. It is not uncommon for police to learn of situations where victims of domestic violence have had no alternative options and have had to sleep in cars or stairwells, or wander through the village at night because it was unsafe for them to stay in the situation they were in, and no other options were available.

There is currently no permanent Safe House in Whistler, and it is difficult to acquire immediate access to emergency accommodations in the middle of the night for those in a crisis or unsafe situation. On top of that, Whistler is also faced with affordability and housing shortage issues, which can further lead to people being forced to remain in unsafe situations due to a lack of alternative options. Without a Safe House within the community it becomes difficult for victims to leave, resulting in people staying in unsafe environments, rather than remove their children from school, or disrupt their employment, to seek shelter in another community, further away from their support systems.

The availability of accessible, emergency housing within the community would be invaluable and provide police with another tool to help keep people safe when in volatile situations, and prevent further violence from occurring. The RCMP support the RMOW in the administration of the UBCM Communities' Strengthening Grant for 2021 and the proposed activities outlined in the application.

Cpl MILLER
Community Engagement Team

Whistler RCMP



March 24, 2021

To Whom It May Concern,

The Whistler Public Library would like to lend our voice of support to the Resort Municipality of Whistler in the administration of the UBCM Communities' Strengthening Grant for 2021 and the proposed activities outlined in the application.

As a neutral and inclusive community hub, the library plays an integral part in the health of the Whistler community, and we are enthusiastic to collaborate and support programs and projects that promote the well-being of all members of our community. The library has a long history of partnership with Whistler's social service providers in support of our community's most vulnerable individuals and families, and we appreciate the trust given to us by those seeking help and those providing help to facilitate connection; the library welcomes any opportunities to further solidify this role.

Sincerely,

A handwritten signature in black ink that reads "Elizabeth Tracy".

Elizabeth Tracy

Library Director
etracy@whistlerlibrary.ca
604-935-8438



March 26, 2021

On behalf of Whistler Community Services Society, this letter is written in support of the Resort Municipality of Whistler's administration of the UBCM Communities' Strengthening Grant for 2021 and the proposed activities outlined in the application. We are honoured to be included in this opportunity and look forward to working in collaboration with the RMOW on bringing the program to the community.

With gratitude,

Jackie Dickinson
Executive Director
Whistler Community Services Society
jackie@mywcss.org



April 8th, 2021

Heather Paul
 4584 Blackcomb Way
 Whistler, BC
 V9E 0Y3

RE: UBCM Communities' Strengthening Grant for 2021

It is with great pleasure that I provide this letter of support to the Resort Municipality of Whistler (RMOW) in their application for a grant to the Union of BC Municipalities (UBCM) Communities Strengthening grant.

As Executive Director of the Squamish Lil'wat Cultural Centre (SLCC), I see every day, first hand, the important role that supporting the mental health and housing needs of Indigenous youth and adults plays in building strong, diverse, resilient communities.

In the last few years, we have witnessed and supported staff from both the Squamish and Lil'wat Nations as they balance mental health, sobriety and housing with meaningful employment in Whistler's tourism industry. As Indigenous youth and adults become inspired to explore their options to work in and potentially move into the Whistler community, many of the challenges they face are about successfully accessing culturally aware and diverse local resources. The SLCC has a vision that sees Indigenous staff strengthen their skills and connection to the shared territory that Whistler is built on, and become part of the ongoing evolution and diverse landscape of this globally recognized town. Recognizing and accommodating their different cultural needs when it comes to mental health and emergency housing is part of that vision. We also believe that making some Indigenous programming available to all members of society has the potential to elevate the quality of life for the community as a whole.

COVID has brought full attention to the vulnerable needs and barriers Indigenous people in the province face, and the emotional tax taken on individuals when health and community services are not built with an Indigenous lens. The proposed (UBCM) Communities Strengthening grant will greatly assist in creating a future that bridges the current barriers, saves lives, and redefines individual safety and community relationships. We are excited to see this project move forward.

It is with utmost support that we provide this letter. Best of luck on your funding application and please do let us know the outcome.

Heather Paul

**Heather Paul, Executive Director
 Squamish Lil'wat Cultural Centre**



1 866 441 7522
 604 964 0990
 4584 BLACKCOMB WAY
 WHISTLER, BRITISH COLUMBIA V9E 0Y3



March 24, 2021

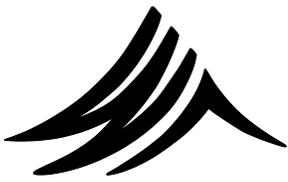
To whom it may concern,

Sea to Sky Community Services is pleased to support the RMOW in the administration of the Union of BC Municipalities (UBCM) Communities' Strengthening Grant for 2021 and the proposed activities outlined in the application.

Homeless, precariously housed, and individuals and families experiencing abuse and/or gender-based violence are uncounted in Whistler. This grant is an opportunity for all service providers in the community to address needs and risk factors that have been exacerbated by the pandemic to the point of visibility, as well as collect evidence to inform future planning.

Sincerely,

Jaye Russell
Executive Director
Sea to Sky Community Services Society



REPORT | ADMINISTRATIVE REPORT TO COUNCIL

PRESENTED: April 20, 2021
FROM: Resort Experience
SUBJECT: RZ001152 - PUBLIC HEARING SUMMARY AND THIRD READING FOR ZONING AMENDMENT BYLAW (WHISTLER MOUNTAIN SKI CLUB) NO. 2256, 2020

REPORT: 21-047
FILE: RZ001152

COMMENT/RECOMMENDATION FROM THE CHIEF ADMINISTRATIVE OFFICER

That the recommendation of the General Manager of Resort Experience be endorsed.

RECOMMENDATION

That Council consider giving third reading to “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”.

REFERENCES

Appendix A – Location Map

Appendix B - Summary and Review of Public Hearing Comments for “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”.

“Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” (Not attached).

Administrative Report to Council No. 20-015, RZ001152 – 2028 Rob Boyd Way – Whistler Mountain Ski Club Rezoning, dated February 4, 2020 (Not attached).

PURPOSE OF REPORT

This Report provides a summary of the verbal and written submissions made during the Public Hearing process held for “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” on March 3, 2020, pursuant to section 465(5) of the Local Government Act. Staff are not recommending any changes to the proposed Bylaw based on the Public Hearing submissions. This Report also presents “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” for Council’s consideration of third reading.

DISCUSSION

Background

“Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” was introduced to Council on February 4, 2020. The purpose of the proposed Bylaw is to rezone the lands at 2028 Rob Boyd Way to allow for a new residential building (consistent with Council’s Private Sector Employee Housing Guidelines) along with the existing Ski Clubhouse facility. The rezoning process for this project was paused subsequent to the Public Hearing in March 2020 at the request of the applicants. The applicant team met with staff in late February of this year to discuss moving forward.

“Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” will rezone the lands from the existing CC2 (Commercial Core Two) Zone - applicable to Franz’s Trail, Legends, Evolution, and the subject property - to a new site specific LR11 (Leisure Recreation Eleven) Zone that accommodates the existing ski club facility and associated uses, and provides for development of a new employee housing building intended for ski club coaches and employees. LR (Leisure Recreation) zones have historically been used to regulate “club cabins” and similar uses within the Municipality.

The proposed Bylaw was given first and second reading and authorization to proceed to Public Hearing at the February 4, 2020 Regular Council meeting. Council also directed staff to advise the applicant that before consideration of adoption of “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”, the following matters must be resolved to the satisfaction of the General Manager of Resort Experience:

1. Registration of a development covenant in favour of the Resort Municipality of Whistler (RMOW) to secure development of the proposed new building and site improvements consistent with development permit plans to be finalized prior to adoption;
2. Registration of a housing agreement in favour of the RMOW to regulate rental rates and to define qualified employees;
3. Registration of a green building covenant consistent with the RMOW’s *Green Building Policy G-23*;
4. Submission of a waste and recycling plan consistent with “Solid Waste Bylaw No. 2139, 2017”;
5. Receipt of confirmation that a snow shed report consistent with the RMOW’s *Snow Shed Policy G-16* has been prepared by a certified engineer for the benefit of the project design team; and
6. Modification of existing covenants BP224518, BP224554, BP224556, BP224561 currently registered on title to reflect the revised development scheme; and further

Council’s resolution also directed staff to amend the bylaw to increase allowable density to an amount equivalent to a floor space ratio of 0.25 and to permit covered access in the side setback. The requested changes were made and a Public Hearing was subsequently held on March 3, 2020. Subsequent to the public hearing, the applicant requested that the proposed rezoning be put on hold. Recently the applicant requested to recommence the application process and in response staff have prepared this report summarizing the public hearing and presenting the zoning amendment bylaw for Council consideration of third reading. Further processing of the application will include further review by the Advisory Design Panel and addressing the conditions of adoption.

Public Hearing Summary

At the Public Hearing, there were six written submissions and one verbal submission made by the public respecting the proposed Bylaw. The submissions expressed support for additional employee housing, recognition of the history of housing on the (the old patroller’s cabin), and concerns regarding an existing unauthorized trail, construction management, potential loss of vegetation, slope stability, and increased density in the neighbourhood. A summary of these submissions and staff’s review relative to the proposed Bylaw is provided in Appendix B.

The identified concerns will be addressed through further design review. As a condition of rezoning, the RMOW will require that the approved design concept be registered on title by way of a design covenant. Geotechnical review, the planting plan, and drainage will be addressed through this design review. The Building Department also requires sign-off by a Geotechnical Engineer prior to the

issuance of a Building Permit. The referenced trail is an informal trail that leads from the adjacent parkland down the steep hillside and through the subject property. It is not identified on the Recreational Trails Master Plan. Staff discussed this trail with Ski Club representatives, who confirmed that the trail has been used by the public for years and that the Ski Club has historically permitted use of the trail and that there is no intention of closing the trail or limiting access. The location of the proposed employee housing building does not impact the trail.

Staff do not recommend any changes to “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” based on the Public Hearing comments.

POLICY CONSIDERATIONS

Subsequent to Council giving first and second readings to “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”, Council adopted “Official Community Plan Bylaw No.2199, 2018” in the summer of 2020, thereby altering the OCP criteria associated with 2028 Rob Boyd Way. Under the current OCP the lands are subject to Development Permit approval regarding:

1. Riparian Ecosystems
2. Wildfire Protection – Moderate Risk
3. Whistler Creek Development Permit Design Guidelines.

Other policy considerations for the proposed Bylaw are outlined in the February 4, 2020 Council Report.

BUDGET CONSIDERATIONS

The proposed rezoning application is subject to rezoning application fees and cost recovery for staff processing and associated direct costs.

COMMUNITY ENGAGEMENT AND CONSULTATION

The community engagement and consultation process for the proposed Bylaw is outlined in the February 4, 2020 Council Report. A sign describing the details of rezoning application RZ1152 is posted on the property. The RZ1152 is identified in the applications register posted on the municipal website.

In accordance with the Private Sector Employee Housing guidelines, a Public Open House was held on August 19, 2019. Attendance was limited to the applicant team, municipal staff, some members of the ski club and media. No members of the public attended and no issues or concerns were identified.

At the Public Hearing, there were six written submissions and one verbal submission made by the public respecting the proposed Bylaw. A summary of the written submission and oral representation from the Public Hearing process and staff’s review is provided in Appendix B. With completion of the Public Hearing, no additional submissions to Council may be made by the public.

SUMMARY

This Report presents a summary of the Public Hearing submissions for “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” pursuant to section 465(5) of the *Local Government Act*. The report recommends that Council consider giving third reading to “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”.

Respectfully submitted,

Roman Licko

PLANNER

for

Mike Kirkegaard

DIRECTOR OF PLANNING

for

Jessie Gresley-Jones

GENERAL MANAGER OF RESORT EXPERIENCE



Subject Lands - 2028 Rob Boyd Way

Summary and review of PUBLIC HEARING submissions for “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”

A Public Hearing regarding RZ1152 – Whistler Mountain Ski Club – “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” was held on March 3, 2020. The Public Hearing provided an opportunity for members of the public to make verbal representations and submit written comments to Council respecting matters contained in the proposed bylaw.

At the Public Hearing, there were six written submissions and one verbal submission made by the public respecting the proposed Bylaw. The written submissions are attached to this Appendix B as Schedule 1. The verbal submission was regarding public use of an existing, unauthorized trail that crosses the property.

The following provides staff’s summary and review of the written submissions and verbal representation, along with staffs associated recommendations. The summary of the content of the representations and submissions is not intended to transcribe or replicate all of the comments that were made during the Public Hearing process. The written and verbal comments will be collectively referred to as the “submissions” in this summary report.

Public Submissions:

Six written submissions and one verbal submission were made by members of the public in the Whistler Creek and Nordic neighbourhoods.

Comments expressed include:

- Support for employee housing,
- Recognition of the history of housing on this site by way of the old “Patrollers Cabin”,
- Concern regarding the potential loss of an existing trail across the Ski Club lands from Whiskey Jack Condominiums down to Whistler Creek,
- Concern regarding slope stability,
- Concern regarding changes in runoff due to loss of trees,
- Concern regarding construction noise and dust
- Concern regarding loss of environment / natural landscaping
- Parking during and post construction
- Added congestion on Lake Placid Road
- Considered the proposal as a poor use of the small space available.

Staff Review:

Staff analysis determined the following in response to the concerns expressed at the Public Hearing:

1. The trail referenced in the submissions is an informal unauthorized trail that leads down the steep hillside from the adjacent parkland and through the 2028 Rob Boyd Way property. This informal trail does not have a registered easement across the Ski Club property, and as such trail users do not have legal access to cross the property. The trail is quite steep and is not maintained. It is not identified on the Recreational Trails Master Plan. Staff discussed this trail with Ski Club representatives, who confirmed that the trail has been used by the public for years

and that the Ski Club has historically permitted use of the trail and that there is no intention of closing the trail or limiting access. The proposed employee housing development does not impact the trail as it is located on the opposite side of the existing Ski Club facility from where the new building is to be located.

2. The RMOW will require that the approved design concept be registered on title by way of a design covenant. Geotechnical review, the planting plan, and drainage will be addressed through this design review. The Building Department requires that a Geotechnical Engineer submit a Wet-Sealed Schedule B sign-off, prior to the issuance of a Building Permit. A Schedule B is legal letter template from the BC Building Code that assures that the signing engineer is responsible for the professional design and undertakes to be responsible for field reviews.
3. The RMOW will request a Construction Management Plan through the Building Permit process to help mitigate noise and dust.
4. There will be some loss of trees in the affected area, but this can be offset through a landscape and planting plan that will be required through the Development Permit design review.
5. There is sufficient room on site for parking during the construction phase, and the rezoning application submittals confirm there is more than enough parking available on the lands for the proposed residential building and the existing Ski Club Cabin.
6. This small building containing two units will not significantly impact traffic in Whistler Creek.
7. The nominal increase in density will result in a maximum floor space ratio of 0.25 which is considered very low.

Staff Recommendation:

Staff do not recommend any changes to the bylaw based on the Public Hearing comments. Staff recommend that “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020” be given third reading without further revision.

From: LOOwners [REDACTED]
Sent: Friday, February 28, 2020 12:36 PM
To: corporate <corporate@whistler.ca>
Cc: Saad Hasan [REDACTED]; Bex Webdale [REDACTED]
Subject: Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020

Good afternoon,
On behalf of the Evolution Strata Corporation (BCS 2881) in regards to proposed Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020, please find attached written comments for consideration of Mayor and Council for discussion at the March 3, 2020 public hearing. Please confirm receipt and submission as part of the public hearing package.

Kind regards,

Dustin

Dustin Gordon, Owner Services Manager
Lodging Ovations | Accommodating the Luxury Traveler
2036 London Lane
Whistler, BC | V8E 0N7

Tel: 604-935-7039 | Fax: 604-938-9699 |

Twitter: @LodgingOvations
Facebook: www.facebook.com/lodgingovations
www.lodgingovations.com

"Accommodating the Luxury Traveler"



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LODGING OVATIONS
ACCOMMODATING THE LUXURY TRAVELER

Resort Municipality of Whistler
Legislative Services Department
4325 Blackcomb Way
Whistler, BC, V8E 0X5

Dated: February 24, 2020

Dear Mayor and Council:

RE: Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020.

On behalf of the Strata Corporation and owners of BSC 2881 (Evolution), and also the Strata corporation and owners of LMS 4369 (Legends), please find below some concerns regarding the proposed Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020.

1. Concern over slope stability over any removal of bedrock, particularly for Evolution property whose property borders the applicant's property.
2. Concern of runoff/groundwater issues from removal of trees, particularly for Evolution.
3. Noise mitigation concerns during construction phase. Both properties are condo hotels that are occupied by both homeowner's and hotel guests throughout the year.
4. Dust mitigation concerns during construction phase. If not properly managed, dust will have an adverse effect in upkeep of said properties leading to an increase in labor costs to maintain hotel standard.
5. Loss of environment. Both properties are concerned over the loss of natural landscaping.
6. Impact on viewscape for both properties.
7. Rob Boyd Way and the Whistler Mountain Ski Club already experiences significant parking issues. How are parking monitored and enforced both during construction and in the future.
8. Congestion on Lake Placid Road which at the subject property interfaces turnoff into WMSC, the Franz's trail underground parking and pedestrian crossing.

-----Original Message-----

From: Sylvia Fitzgerald [REDACTED]
Sent: Tuesday, March 03, 2020 12:25 PM
To: corporate <corporate@whistler.ca>
Subject: 2028 rob Boyd way

To the mayor and council

I am apposed to the zoning amendment No 2256 and 2020.

It is very crowded in this area as i live in The Evolutions 2020 London Lane. This proposal is a poor use of the small space available. I'm not sure why we need to over crowd this lovely area and remove all the tree growth to increase the cement and bricks and mortar.

Regards Sylvia Fitzgerald
307 - 2020 London lane. Whistler BC
[REDACTED]

From: andrew ross [REDACTED]
Sent: Tuesday, March 03, 2020 11:21 AM
To: corporate <corporate@whistler.ca>
Subject: zoning ammendment wmsc 2256, 2020

Dear Mayor and Council:

I am writing with concern for a trail that has been used for many years by Whiski Jack condo residents and other residents of Nordic (including a second major condo development) to walk down to Creekside. This path runs very close to this proposed development. This path is critical for many residents who wish to avoid the main roads and this path sees hundreds of people using it daily. This path is helpful to encourage people to walk and leave cars and home reducing traffic on Whistler roads.

My concern that this development not affect this path in any way, which includes snow removal and snow piling.

--

Andrew J. Ross

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

mailing address
20-2400 Cavendish way
Whistler bc
v8e 0l8

-----Original Message-----

From: Erna Staples-Horninger [REDACTED]

Sent: Tuesday, March 03, 2020 12:25 PM

To: corporate <corporate@whistler.ca>

Cc: Darryl Staples [REDACTED]

Subject: Zoning amendment WMSC 2256, 2020

Dear Mayor and Council,

With reference to the above zoning amendment I am concerned that a trail that has been used regularly and for decades by Whiski Jack condo and other Nordic residents to walk down to Creekside will be negatively impacted or made impassable due to the proposed development. I am the owner of #58 Whiski Jack and have used this trail for twenty years with my husband and friends.

It is especially critical because of the increase in traffic in recent years, which has made it almost impossible to turn south from Whistler Road to Highway 99 on weekends and holidays.

If people cannot use this trail conveniently, it will further increase traffic in the area and not only cause inconvenience to neighbours and tourists, but will ultimately lead to accidents.

Thank you for considering my concern.

Best regards,

Erna Staples-Horninger
58-2400 Cavendish Way
Whistler, V8E 0I8
[REDACTED]

Karen Olineck

To: Nikki Cooper; Roman Licko
Subject: RE: Zoning Amendment Bylaw (Whistler Mtn Ski Club) No. 2256, 2020 re. 2028 Rob Boyd Way

From: Frank Salter [REDACTED]
Sent: Tuesday, February 11, 2020 4:29 PM
To: corporate <corporate@whistler.ca>
Subject: Zoning Amendment Bylaw (Whistler Mtn Ski Club) No. 2256, 2020 re. 2028 Rob Boyd Way

C/O Legislative Services Department
4325 Blackcomb Way
Whistler, BC V0N 1B4
Email: corporate@whistler.ca

Re: Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020
Re: 2028 Rob Boyd Way

Dear Mayor and Council:

As Whistler's often described 'leading ski curator', I take a keen interest in local history. I have been following the WMSC's zoning application to redevelop its iconic Patroller's Cabin, and I wish to express my family's strong support.

The Patroller's Cabin represents some of Whistler's very first affordable employee housing, and its use predates the formation of the RMOW itself. As such, it is fully appropriate for the Resort Municipality to approve this initiative without condition, recognizing the pre-existing and prior status that the Patroller's Cabin holds relative to the subsequent massive (and lucrative) redevelopment of the Creekside area.

I have two young adult sons, one a Patroller and aspiring EMT, and the other a former freestyle competitor and active skier currently finishing up high school locally. Both sons wish to call Whistler home, for now, and in the future. Beds independently created and financed by employers like WMSC for their employees will alleviate pressure on WHA and market beds, those same beds that our next generation will seek.

Whistler, and its governing bodies, have a long history of facilitating altruistic volunteerism and self help initiatives such as this. I recommend support.

Please feel free to contact me for any further opinion or viewpoint clarification.

Please note that I have no vested interest in this development, I simply feel that this is a good and proper initiative for our community.

Sincerely,

Frank Salter
Alpine Way, Whistler
[REDACTED]

From: Barbara Boulanger - Whistler Excavations Ltd. [REDACTED]
Sent: Monday, February 10, 2020 2:28 PM
To: corporate <corporate@whistler.ca>
Subject: Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020 (2028 Rob Boyd Way)

Dear Mayor and Council,

We wholeheartedly support the Coach's Cabin Rezoning as contemplated. We became familiar with the project as part of the Applicant's research and due diligence on excavation matters. We have no relationship with the Applicant.

Our interest and support stems from the fact we are long time citizens of Whistler, parents of 2 young adults who aspire to live here, and the employers of over 40 local employees in the trades. We daily live the acute pressure employees face to secure housing as we actively compete for their talent. To 'break ground' on more Whistler employee housing, the trades need more employees. Our current and prospective employees need places to live.

Whistler needs more beds so that we can build beds and sustain current and future businesses. Every honest bed helps and opens more space for others. As an added benefit, too, many of the ski coaches off season have naturally gravitated to the building trades.

Please support the project, limiting non-essential administrative burdens on the Applicant.

Sincerely,

Paul and Barbara Boulanger
Whistler Excavations Ltd.
Suite 202 – 1400 Alpha Lake Road
Whistler, BC

[REDACTED]
[REDACTED]

As part of the budget open house in November 2020, an increase in 2021 municipal tax revenue of 4.89% was proposed. In light of additional revenue sources in the form of new government grants, coupled with the financial uncertainties impacting many residents and local businesses due to the ongoing COVID-19 pandemic, the 2021 municipal tax revenue requirement was lowered to 1.08%.

2021 Property Assessments

BC Assessment provides assessment values that reflect market conditions as of July 1, 2020. The assessed value of land and improvements, as well as the classification of property into different property classes, was reported to the Resort Municipality of Whistler (RMOW) on BC Assessment's Revised Roll date of March 31, 2021. Assessment totals for the community are comprised of both market and non-market change values. Market value changes reflect the change in value of existing properties from year to year, whereas non-market changes reflect the value of new development, property shifts between assessment class, subdivisions or amalgamations, and any change in exemption status from taxable to non-taxable, or vice versa.

The total 2021 assessment base (including non-market changes) has increased in Whistler by approximately \$252 million or 1.3% compared to 2020. Total non-market change for 2021 is approximately \$114 million, which is consistent with the \$115 million in 2020.

The impact of the change in total planned municipal tax collections and the resulting property tax rate on the amount of tax payable will vary based on a property's assessed value. Properties with an increase in assessed value greater than the average change for the community will likely see an increase in their tax payable. On the other hand, properties with a change in assessed value lower than the average, will likely see a decrease in their tax payable. In Whistler, the average change in assessed value for Class 1 Residential properties was a 2.1% increase, whereas Class 6 Businesses properties was a 12.3% decrease.

Other Government Agencies Property Taxes

Municipalities are required to collect taxes for general municipal purposes as well as on behalf of the Provincial government, regional taxing authorities and other agencies. These latter tax rates and amounts are neither budgeted nor controlled by Council and comprise approximately 40% of all property value taxes collected by the RMOW. The amounts levied for school, hospital, regional district and BC Assessment purposes are remitted to the respective government agency and are not municipal revenue.

Sewer, Water and Solid Waste Charges

Water and sewer parcel taxes are flat rate taxes levied on every property within 100 meters of service. User fees are levied for use of the water, sewer and solid waste systems and vary according to use. There is no increase to the water or sewer parcel tax and user fees this year, and no increase in the solid waste user fees. Water, sewer and solid waste user fees for most residential properties are included on the property tax notice.

OTHER POLICY CONSIDERATIONS

Community Charter section 197(1) requires the adoption of the annual property tax bylaws before May 15 each year in order to levy property taxes for the year.

BUDGET CONSIDERATIONS

Property tax rates for the RMOW's municipal taxes, as well as the water and sewer parcel taxes, set out in the above-noted bylaws were calculated to meet the budgeted revenue requirements

captured in the 2021 Five Year Financial Plan. Please note that the user fees from water, sewer and solid waste remain unchanged from 2020, and the related bylaws remain in effect.

Property tax rates for the Squamish Lillooet Regional District and Sea to Sky Regional Hospital District have no impact on the RMOW's Financial Plan.

COMMUNITY ENGAGEMENT AND CONSULTATION

Property and parcel tax revenue requirements were part of the community consultation process that informed the Five-Year Financial Plan.

SUMMARY

The Bylaws referenced herein detail the annual tax rates and user fees required to raise municipal revenue from each source as provided within the 2021 Fiver Year Financial Plan. Provincial legislation directs that property tax rates are calculated based on the budgeted tax revenue required to provide municipal services and the assessed value and class of properties as determined by BC Assessment. These rates also include the amounts to be collected for the year by the municipality to meet its taxing obligations to the Regional District and the Hospital District.

Respectfully submitted,

Ashley Palmer
MANAGER OF FINANCIAL SERVICES

for

Carlee Price
DIRECTOR OF FINANCE

for

Ted Battiston
GENERAL MANAGER OF COMMUNITY AND CORPORATE SERVICES



REPORT | ADMINISTRATIVE REPORT TO COUNCIL

PRESENTED: April 20, 2021

REPORT: 21-049

FROM: Corporate and Community Services

FILE: 2314

SUBJECT: FIVE-YEAR FINANCIAL PLAN 2021-2025 AMENDMENT BYLAW NO. 2314, 2021

COMMENT/RECOMMENDATION FROM THE CHIEF ADMINISTRATIVE OFFICER

That the recommendation of the General Manager of Corporate and Community Services be endorsed.

RECOMMENDATION

That Council consider giving first, second, and third readings to the “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021”.

REFERENCES

Appendix A – Schedule A of “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021”

Appendix B – Schedule B of “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021”

PURPOSE OF REPORT

This Report seeks consideration of first three readings of the “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021”, a bylaw to amend “Five-Year Financial Plan 2021-2025 Bylaw No. 2306, 2021” for the purposes discussed below.

DISCUSSION

The following five budget amendment items reflect a responsive approach to implementing Council directions and priorities. These particular amendments seek to:

- Enable a safer and more optimal summer experience for locals, tourists and businesses
- Address critical staff capacity issues to advance existing work and Council established priorities
- Leverage available grant opportunities

The intent of these amendments is to support the realization of Council priorities by improving capacity to deliver services and by leveraging grant funding opportunities. The timing of these amendment items is driven by critical project milestones, Council decisions, and in some cases the completion of internal reviews.

1. Summer Experience Plan

On March 16, 2021 Council adopted the 2021 Summer Experience Plan, as outlined in Administrative Report 21-028. Council also resolved “**That** Council direct staff to report back with any budget amendments requirements to deliver the 2021 Summer Experience Plan.” The inclusion of this item fulfills the budget amendment directive.

Visitor volumes in 2021 are expected meet or exceed 2020 levels. The Summer Experience Plan represents a comprehensive approach to maintaining COVID safety while addressing the capacity challenges associated with this outcome. The changes included in the plan aim to:

- preserve the condition of the parks themselves, and the quality of the visitor experience;
- mitigate potential negative impacts to the natural environment;
- support local businesses; and
- contain spill-over impacts on local neighbourhoods

Total value of the Summer Plan initiatives is \$1,720,590. Nearly two-thirds of this work (by value) is being supported by existing programs and projects that have already been approved. Of the remainder, \$464,315 in funding support is being provided through a realignment of FE&A opportunities. This leaves \$234,678 in net new spending associated with the plan, which is expected to be more than offset through the introduction of new parking revenues. Grant funding from the Canada Healthy Communities Initiative could potentially offset another \$198,000 to \$250,000 of total project costs, although this amount is not presumed in the financial schedules.

Summer Parks Plan

Expenditures

Total Value of Summer Initiatives	1,720,590
Funding within existing programs & projects	1,021,598
FE&A Funding realignment	464,315
New Operating & Capital spend	234,678

Revenues

Offsetting Revenues (parking + fines)	230,000
Net New Spending	4,678

Potential Grant Offset 198,000 - 250,000

In total the net 2021 budget amendment associated with the Summer Plan is \$4,678 before accounting for potential grant awards.

2. Protective Services Grant Applications

On April 6, 2021, Council endorsed two different grant applications. Both of the grants offer 100% funding for the associated initiatives. This means that: the work outlined in each grant application would create new expenditures which are then fully offset by equivalent funding (revenues) from the granting body. For the purposes of the 5YFP schedules, expenditures and revenues increase each by the amount of the grant award. No net effect on the operating position of the RMOW results. Because these amounts (the expenditure and the revenue) fall into different years, however, a change in planned reserve transfer 2021 (expenditure year) and 2022 (revenue year) is required. The work will only go ahead if the grant application is successful. The two grants are:

1. Union of British Columbia Municipalities (UBCM) Community Resiliency Investment (CRI) Program FireSmart Economic Recovery Fund (FERF) grant. \$75,000 to fund additional work by staff on existing **FireSmart** backlog. This work would take place in Q2 and Q3 of 2021.

2. Union of B.C Municipalities' Community Emergency Preparedness Fund (CEPF) grant. Maximum \$25,000 through the Emergency Operations Centre and Training stream to purchase 15 dual band **digital/analogue hand held radios**. The need for these radios was identified by the RMOW as part of an ongoing emergency communications that began in 2018.

There is no net impact on the operating position of the RMOW associated with these grant applications.

3. New Planning Department Structure

The Planning department provides a dual role of long range policy planning and development planning and has an overall responsibility for the delivery and development of standardized frameworks, policies and guidelines to ensure that development is consistent with the Official Community Plan (OCP). Capacity within the group has impacted the RMOW's ability to meet the needs of the development industry and to meet the expectations of the community as outlined in Council priorities. Additional resources have been identified as necessary to keep pace with the existing volume of work.

Changes to the planning department were initiated in 2019 and included the planned addition of a new Technical Planning Director position and the planned creation of a new Planner position to support a diverse range of projects. The budget for these roles was included in the 2021 Financial Plan and the new Planner has been recruited.

In 2021, new priorities and new complex development files have rendered further changes necessary. Proposed is the realignment of all department positions under three distinct groups: Current planning, Policy planning and Projects planning. Projects planning is being established to better facilitate the management of multi-year complex files. Also proposed is the creation of two new roles: Planning Manager and a new Planning Analyst, and the addition of another Planner to the team. The currently unfilled Technical Director position is being eliminated from the budget at the same time, and incoming revenue related to major files added. The annual net impact of these changes on the Planning department budget is \$40,000. Given the timing of the change in 2021, the in-year budget impact will be half of this amount, or \$20,000.

In total the net 2021 budget amendment associated with these Planning Department changes is \$20,000.

4. Lost Lake Park Snowmaking Infrastructure

The RMOW grant application for funding of the Lost Lake Park Snow Making Infrastructure and Green Power Project under the one-time Tourism Dependent Community Fund has been approved in the amount of \$750,000. This project will provide snowmaking infrastructure in Lost Lake Park, and will be powered by the installation of a green power micro hydro unit, with future net metering capabilities. This project is slated to begin planning and construction in 2021 and is required to be delivered prior to March 31, 2023.

The Lost Lake trails are one of the key winter activities offered by the RMOW. This project will help extend the winter season, even in light of warming winter temperatures, and improve the user experience.

Benefits of this proposed project include:

- Further expansion of the cross-country skiing and snowshoeing tourism, which in turn generates revenues for local businesses;
- Geographic dispersion of visitors;

- Increase capacity to welcome visitors during COVID-19; and
- Immediate job opportunities during construction phase and long-term tourism jobs on completion.

During a typical winter the Lost Lake trails are open from mid-December to mid-March, and attract 35,000 seasonal visits. With the improvements to infrastructure identified in this project, the winter operating season could be increased by 33%. This is accomplished via the installation of new water and electrical services to Lost Lake Park, which will enable snowmaking at a wide range of temperatures. The trails that will benefit include Lost Lake Loop, Beach Cut and portions of the access trail from the PassivHaus. Snowmaking will help the facility to achieve the 70 days ski assurance guarantee, which improves visitor and resident experience and increases retention of pass revenues.

In addition the installation of a green power unit with future net metering capabilities at the Blackcomb Creek intake will provide the electricity required for snowmaking as well as providing the power for all other Lost Lake Park amenities (e.g. washrooms, special events lawn, irrigation and warming hut) thus making the park increasingly self-sustaining and closer to carbon neutral.

Further, the snowmaking system would deliver large volumes of water into the forest network and act as a fire fighting system in the event of a fire. This network would give coverage to 42 hectares of the surrounding area with very quick setup. The system could also provide preventative opportunities to be used for wetting down the forest and trails in times of extreme fire danger.

The total grant request for the project was \$915,859, and the RMOW was awarded \$750,000. Staff will be seeking to find cost efficiencies and better understand if scope change or component-deferral can be accommodated. However, absent clear information in support of these changes, the full net spend amount of \$165,859 is proposed to be included in this amendment.

The total budget amendment associated with Lost Lake project is \$165,859.

5. Alta Vista Valley Trail & Lighting

Since 2018 the Infrastructure Services team has been working on the design of a large multi-service, multi-location capital asset upgrade project. The implementation of these upgrades in the Alta Vista neighbourhood spans three years from 2020 to 2022, and includes two Phases. Phase One was completed in 2020 and Phase Two is to be implemented in 2021 and 2022. The work includes the replacement of aging water mains; storm water drainage; upgrades to sanitary sewers, road surfaces and upgrades to sections of the valley trail in the Alta Vista neighbourhood.

The valley trail work aims to enhance connectivity, accessibility, resident and visitor safety and trail user experience by creating a continuous path from Blueberry drive to Lakeside Park. The project will upgrade an existing on-road, 800m section of community valley trail, with a focus on improving safety. Recommendations from the Valley Trail Safety Review (2019) inform this work. The trail will change from paint-line separated to a grade separated, 3m wide, dedicated Valley Trail connection.

In 2020, staff pursued an application to the Community Economic Recovery Infrastructure Program – Rural Economic Recovery for an amount of \$900,000 to cover the Valley Trail component of this work. This project currently appears in the 2021 budget with a full grant offset, meaning \$0 draw on municipal reserves. As a result of the unsuccessful outcome on the grant (notification of which was received on February 22, 2021), an amendment is required to cover the full cost of project funding. Also informing the amendment is the outcome of the recent tender process, which identified the value of the associated work as \$937,000. Including another 15% to account for contract administration, construction management and contingency yields total current budget of \$1,077,550.

Council may opt to remove the lighting portion of the project from the scope as it was made optional in the tender process. This would reduce the scope by \$358,000, but risks a loss of significant cost efficiencies as a joint project, should the work go ahead at a different time. Efficiencies include:

- Mobilization costs
- Material efficiencies
- Construction administration
- Traffic management coordination

The remaining \$579,000 of the work was not identified as optional in the current tender. Removing this from the scope of work would incur potential costs that would need to be negotiated with the contractor. The negotiation step is necessary due to the loss of profit for the contractor that would result from this change. If deferral of the lighting portion of scope is considered, executing it as a standalone project in future years would likely result in a more expensive project as a result of lost efficiencies, and as prices escalate year over year. The lighting portion of the project seeks to improve safety on the Valley Trail, which in this case lies within close proximity to the Village.

The total budget amendment associated with the Valley Trail portion of Alta Vista project is \$1,077,550.

OTHER POLICY CONSIDERATION

Section 165 of the *Community Charter* requires municipalities to prepare a five-year financial plan to be adopted annually by bylaw. Once adopted, the plan is in effect until it is amended, and may be amended by bylaw at any time.

The recommended resolutions included within this Report are consistent with the goals, objectives and policies included within “Official Community Plan Bylaw No. 2199, 2018”.

BUDGET CONSIDERATIONS

The five-year financial plan sets the budget for the next five years, and is prepared annually. It can be revised at any time by bylaw, and is being revised to reflect proposed changes. The budgeting process is premised on a longer term outlook in order to maintain relatively stable year to year fluctuations in fee and tax rate changes.

COMMUNITY ENGAGEMENT

The “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021” is being presented at a Regular Council Meeting consistent with *Community Charter* requirements.

SUMMARY

This Bylaw, the “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021” is to amend “Five-Year Financial Plan 2021-2025 Bylaw No. 2306, 2021”, in order to reflect changes in the proposed operational and project spending plans related to the Summer Experience Plan as presented to council March 16, 2021 (Admin Report 21-028).

Respectfully submitted,

Carlee Price

DIRECTOR OF FINANCE

for

Ted Battiston

GENERAL MANAGER OF CORPORATE AND COMMUNITY SERVICES

and
Jessie Gresley-Jones
GENERAL MANAGER OF RESORT EXPERIENCE

**RESORT MUNICIPALITY OF WHISTLER
FIVE-YEAR FINANCIAL PLAN 2021 - 2025
CONSOLIDATED OPERATING SUMMARY**

**BYLAW 2314, 2021
SCHEDULE A**

	2021	2022	2023	2024	2025
REVENUE					
General Fund					
Property Taxes	40,713,890	42,342,446	43,951,459	45,533,711	47,172,925
Other Property Tax	1,048,364	1,073,364	1,098,364	1,123,364	1,148,364
Government Grants	788,422	715,000	720,000	725,000	730,000
Fees and Charges	10,500,439	11,902,947	12,557,609	12,934,337	13,322,367
Investment Income	1,939,612	2,009,612	2,079,612	2,149,612	2,219,612
RMI Grant	6,590,000	6,790,000	6,790,000	6,790,000	6,790,001
MRDT	6,287,622	7,230,765	8,315,380	9,146,918	9,604,264
Works and Service Charges	385,000	375,000	365,000	355,000	345,000
Water Fund					
Parcel Taxes	4,150,711	4,275,232	4,403,489	4,535,594	4,671,662
Fees and Charges	3,334,774	3,434,817	3,537,862	3,643,998	3,753,318
Works and Service Charges	25,000	25,000	25,000	20,000	20,000
Sewer Fund					
Parcel Taxes	4,301,725	4,430,777	4,563,700	4,700,611	4,841,629
Fees and Charges	4,063,964	4,185,883	4,311,459	4,440,803	4,574,027
Works and Service Charges	110,000	105,000	100,000	95,000	90,000
Solid Waste Fund					
Fees and Charges	5,937,513	6,145,326	6,360,412	6,583,027	6,813,433
Government Grants	579,598	604,598	629,598	654,598	679,598
	90,756,634	95,645,767	99,808,945	103,431,573	106,776,200
EXPENDITURE					
General Fund					
Payroll and Goods & Services	56,189,392	57,968,439	59,591,555	61,260,119	62,975,402
Debt Interest & Principal	236,171	236,171	236,171	236,171	236,171
Residents & Partners	5,529,802	6,359,272	7,313,163	8,044,479	8,446,703
Contingency	400,000	412,214	423,240	434,566	446,197
Water Fund					
Payroll and Goods & Services	2,026,773	2,067,309	2,108,655	2,150,828	2,193,844
Debt Interest & Principal	-	-	-	-	-
Sewer Fund					
Payroll and Goods & Services	3,113,772	3,176,047	3,239,568	3,304,360	3,370,447
Debt Interest & Principal	1,407,698	938,726	938,726	938,726	938,726
Solid Waste Fund					
Payroll and Goods & Services	5,382,830	5,490,487	5,600,297	5,712,303	5,826,549
Debt Interest & Principal	496,593	496,593	496,593	496,593	496,593
	74,783,032	77,145,258	79,947,969	82,578,144	84,930,633

**RESORT MUNICIPALITY OF WHISTLER
FIVE-YEAR FINANCIAL PLAN 2021 - 2025
CONSOLIDATED OPERATING SUMMARY**

**BYLAW 2314, 2021
SCHEDULE A Cont'd**

	2021	2022	2023	2024	2025
TRANSFERS TO (FROM)					
OTHER FUNDS / RESERVES					
Interest Paid to Reserves	1,745,651	1,807,609	1,872,098	1,935,098	1,998,098
Recreation Works Charges Reserve	210,000	205,000	200,000	195,000	190,000
Transportation Works Charges Reserve	175,000	170,000	165,000	160,000	155,000
Employee Housing Charges Reserve	-	-	-	-	-
RMI Reserve	2,394,304	2,490,180	2,490,180	2,490,180	2,490,180
MRDT Reserve	(1,367,795)	(873,166)	(330,809)	84,960	313,633
General Capital Reserve	3,843,999	4,636,682	4,555,310	4,235,866	4,087,338
Parking Reserve	-	-	-	-	-
Parkland and ESA Reserve	-	-	-	-	-
Vehicle Replacement Reserve	1,031,377	1,061,377	1,091,377	1,121,377	1,151,377
General Operating Surplus (Deficit)	-	-	-	-	-
General Operating Reserve	390,965	760,021	1,239,652	1,711,932	2,184,266
Water Works Charges Reserve	25,000	25,000	25,000	20,000	20,000
Water Capital Reserve	4,041,145	4,162,379	4,287,251	4,415,868	4,548,344
Water Operating Reserve	80,000	81,200	82,418	83,654	84,909
Water Operating Surplus (Deficit)	-	-	-	-	-
Sewer Works Charges Reserve	110,000	105,000	100,000	95,000	90,000
Sewer Capital Reserve	1,066,072	1,567,026	1,704,394	1,845,883	1,991,616
Sewer Operating Reserve	1,249,094	1,286,567	1,325,164	1,364,919	1,405,866
Sewer Operating Surplus (Deficit)	-	-	-	-	-
Solid Waste Capital Reserve	998,790	1,036,245	1,075,104	1,115,420	1,157,248
Solid Waste Operating Reserve	(20,000)	(20,611)	(21,162)	(21,728)	(22,310)
Solid Waste Surplus (Deficit)	-	-	-	-	-
	15,973,602	18,500,509	19,860,976	20,853,429	21,845,566
REVENUE LESS EXPENDITURE AND TRANSFERS	0	0	0	0	0

**RESORT MUNICIPALITY OF WHISTLER
FIVE-YEAR FINANCIAL PLAN 2021 - 2025
CONSOLIDATED PROJECT SUMMARY**

**BYLAW 2314, 2021
SCHEDULE B**

	2021	2022	2023	2024	2025
EXPENDITURE					
General Fund					
Non-capital Expenditure	1,804,782	4,882,200	657,000	957,000	692,000
Infrastructure Maintenance	11,088,035	10,058,976	11,799,877	5,754,935	4,946,168
Capital Expenditure	25,661,992	11,818,512	12,120,018	4,120,162	2,719,399
Water Fund					
Non-capital Expenditure	297,500	267,500	152,500	147,500	170,000
Infrastructure Maintenance	5,322,667	3,628,000	4,834,000	2,125,000	9,650,000
Capital Expenditure	435,550	193,150	1,031,350	1,004,950	104,950
Sewer Fund					
Non-capital Expenditure	-	-	-	-	-
Infrastructure Maintenance	13,824,167	7,805,000	3,861,000	4,222,000	6,502,000
Capital Expenditure	559,450	141,850	158,650	75,050	15,050
Solid Waste Fund					
Non-capital Expenditure	70,000	70,000	70,000	70,000	-
Infrastructure Maintenance	500,000	575,000	650,000	300,000	300,000
Capital Expenditure	1,135,000	145,000	35,000	25,000	25,000
All Funds					
Depreciation	14,391,162	14,891,162	15,391,162	15,891,162	16,391,162
	75,090,305	54,476,349	50,760,557	34,692,759	41,515,729

**RESORT MUNICIPALITY OF WHISTLER
FIVE-YEAR FINANCIAL PLAN 2021 - 2025
CONSOLIDATED PROJECT SUMMARY**

**BYLAW 2314, 2021
SCHEDULE B Cont'd**

	2021	2022	2023	2024	2025
TRANSFERS (TO) FROM OTHER FUNDS (RESERVES)					
RMI Reserve	7,759,060	4,219,863	4,229,177	981,835	879,168
MRDT Reserve	708,656	698,400	572,800	590,500	415,500
General Capital Reserve	18,790,693	12,258,716	10,338,772	3,080,136	2,295,387
Recreation Works Charges	80,000	1,220,000	1,820,000	20,000	-
Vehicle Replacement Reserve	1,648,491	1,517,500	2,285,000	1,893,000	1,485,000
Library Reserve	106,500	25,000	10,000	20,000	10,000
General Operating Reserve	2,711,593	2,264,100	1,943,800	1,825,314	1,514,000
Transportation Works Charges	3,933,670	3,189,560	2,402,780	1,887,500	1,492,500
Water Capital Reserve	5,329,220	3,180,210	5,526,630	3,129,950	9,754,950
Water Operating Reserve	297,500	267,500	152,500	147,500	170,000
Sewer Capital Reserve	12,902,620	6,378,910	2,853,930	3,595,050	5,915,050
Sewer Operating Reserve	1,052,000	927,000	827,000	702,000	602,000
Solid Waste Capital Reserve	1,635,000	720,000	685,000	325,000	325,000
Solid Waste Operating Reserve	70,000	70,000	70,000	70,000	-
	<u>57,025,007</u>	<u>36,936,765</u>	<u>33,717,397</u>	<u>18,267,795</u>	<u>24,858,567</u>
ADJUSTMENTS FOR NON CASH ITEMS AND CHANGES TO NET FINANCIAL ASSETS					
Depreciation	14,391,162	14,891,162	15,391,162	15,891,162	16,391,162
Third Party Repayments	(50,000)	(5,274,003)	(5,420,669)	(434,003)	(434,003)
	<u>14,341,162</u>	<u>9,617,160</u>	<u>9,970,493</u>	<u>15,457,160</u>	<u>15,957,160</u>
REVENUE AND TRANSFERS LESS EXPENDITURE					
	-	-	-	-	-

Background

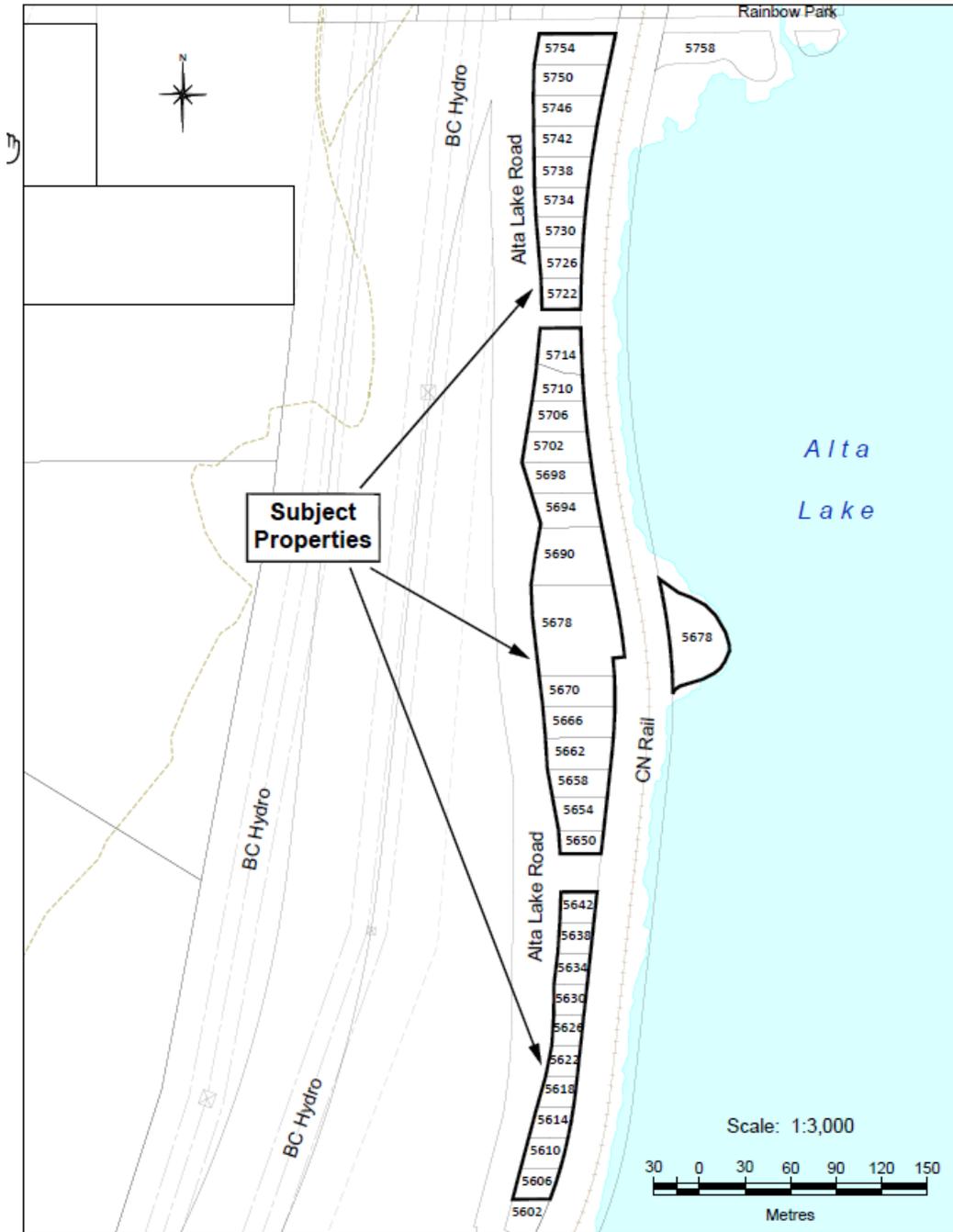
Since 2004, staff, consultants and residents have worked on moving this project forward. Significant costs and efforts have been spent over the past 15 years including seven applications for government grants (that were unsuccessful).

In September 2018, enough support and correspondence was received by Council from property owners residing on Alta Lake Road to proceed with a formal petition. In August 2019, a successful petition was received and the petition was given a certificate of sufficiency by the Municipal Clerk.

Following the approval to proceed from Council on October 18, 2019, the project team has completed the detailed design, tender package and procurement process for the sanitary gravity main civil works and purchase of the individual sewer lift stations.

The Local Area Service is shown below in Figure 1, indicating the 33 parcels that are remaining to be connected to the municipal sewer system.

Figure 1. Parcels which will be connected to the municipal sewer system.



TENDER RESULTS

The Invitation to Tender for the Alta Lake Road Sewer Upgrade Project was sent to the 24 qualified vendors that were successful in the December 2020 Request for Statement of Qualifications process. The Invitation to Tender was advertised publically between January 16 and March 8, 2021.

A non-mandatory site meeting was held for this project on November 15, 2020 with six contractor representatives in attendance.

Note: All costs stated in this discussion and subsequent sections are exclusive of GST.

This procurement process resulted in a total of 11 tenders being submitted for this work with the following results as shown below in Table 1:

Table 1: Alta Lake Road tender results summary

TENDER RESULTS		TOTAL PRICE (EXCLUDING GST)	VARIANCE TO ENGINEERS ESTIMATE (%)
1	GPM Civil Contracting Inc.	\$2,896,393.00	133
2	North Construction Ltd.	\$2,244,910.00	81
3	Drake Excavating	\$2,000,415.00	61
4	Terra Contracting Ltd.	\$1,972,960.00	59
5	Corona Excavations Ltd.	\$1,964,915.00	58
6	Coastal Mountain Excavations Ltd.	\$1,848,981.00	49
7	Complete Utility	\$1,608,945.00	30
8	Pedre Contractors Ltd.	\$1,520,930.00	23
9	Jacob Bros Construction Inc.	\$1,415,750.00	14
10	Hanna Infrastructure Ltd.	\$1,376,090.00	11
11	Conwest Contracting Ltd.	\$898,000.00	-28
	Engineer's Estimate (ISL Engineering)	\$1,240,500.00	

OCP POLICY CONSIDERATIONS

12.2. Goal - Whistler's sewer systems meet all applicable standards and are maintained in a manner that is cost-effective, ensures reliability and minimizes or eliminates environmental impacts.

12.2.1.1. Policy - Maintain a sewage collection and treatment system that transports and treats sufficient wastewater quantities for current and planned future development, and ensures discharge quality meets or exceeds the Operational Certificate issued by the B.C. Ministry of Environment & Climate Change Strategy.

BUDGET CONSIDERATIONS

The current budget for the Alta Lake Road Sewer Extension Project is drawn from two budget codes as shown in the approved sewer capital works project budgets, E320-07 and E320-09. The contract award recommendation for the civil work contract to install the gravity main draws from budget code E320-07, whereas E320-09 includes the residential lift stations and road restoration works.

As per the petition agreement between the RMOW and Alta Lake Road residents the design, procurement and construction of the sanitary sewer gravity main is set at a 50/50 cost share. The RMOW portion will be funded from the sewer capital reserve funds.

In 2020 the cost to complete the design and procurement was \$62,812. The maximum project costs are shown below with a total three year budget of \$3,565,312.

The residential portion of the costs for the gravity main installation (E320-07) will be borrowed from the Sewer Reserve Fund on a 20 year amortization schedule up to a maximum of \$900,000 at comparative Municipal Financing borrowing rates. The maximum total cost for each of the 33 parcels would be a total of \$27,300 or an annual cost of approximately \$1,700, amortized for 20 years, if the full \$900,000 is required to complete the project.

Given the results of this procurement process for the sewer gravity main, with the recommended bid significantly lower than the engineers cost estimate and budget, the project can potentially be delivered under budget, providing a cost savings to both the residential and municipal portions of the costs.

The total actuals to date and estimated future costs for this project from 2020 to 2022 are shown below in Table 2. This table also includes the comparison with the tender totals and variance to the 2021 budget. The table shows a large variance for the 2021 tender for the sewer gravity main installation work of \$1,304,500 and therefore a large total cost savings potential for the whole project. Note the budget for the 2021 sewer gravity main work also includes contract administration and construction management costs.

Table 2: Alta Lake Road Sewer Extension project total budget and tender comparison

BUDGET CODE NUMBER & NAME	2020 ACTUALS	2021 BUDGET	2022 BUDGET	TOTAL BUDGET 2020-2022	TENDER PRICE (2021)	VARIANCE - TENDER TO BUDGET (2021)
E320-07 - Design, procurement, sewer main installation, contract Administration and management & contingency (25%).	\$62,812	\$2,202,500	\$0	\$2,265,312	\$898,000	\$1,304,500
E320-09 – Purchase of 33 residential pump stations, landscape remediation and road upgrade	-	\$800,000	\$500,000	\$1,300,000	\$654,258	\$145,742
TOTALS	\$62,812	\$3,002,500	\$500,000	\$3,565,312	\$1,552,258	\$1,450,242
Total (Max) Residential Forecasted Cost	\$31,406	\$868,594	\$0	\$900,000		
Total (Max) RMOW Forecasted Cost	\$31,406	\$2,133,906	\$500,000	\$2,665,312		
TOTAL Project Budget				\$3,565,312		

SAFETY CONSIDERATIONS

Conwest Contracting Ltd., in addition to all RMOW vendors, will be following the recommended safety guidelines with respect to COVID as set forth by the BC Provincial Health Officer and the BC Construction Safety Alliance. Their safe work procedures will be reviewed, approved and adjusted daily (as required) prior to starting work.

COMMUNITY ENGAGEMENT AND CONSULTATION

RMOW staff are actively engaged with the neighbourhood residents and general public with regards to this project and its impact to the community via a number of communication channels:

- Letters to residents, project website, Pique Newspaper advertisement.
- An online public information session was held on October 6, 2020 to introduce the design details to residents. Approximately 15 residents were in attendance.
- Residents have been actively engaged in the development of this project and have provided constructive feedback which has been included in the design.
- Project updates can be found on the RMOW website at:
<https://www.whistler.ca/services/water-and-wastewater/wastewater/alta-lake-road-sewer-extension-project>

SUMMARY

Staff recommend Council award the contract for the Alta Lake Road Sewer Upgrade Project in the amount of \$898,000.00 (exclusive of GST) to Conwest Contracting Ltd. in accordance with their tender proposal dated March 8, 2021.

This project will construct a sanitary sewer system in the only established Whistler neighbourhood that does not yet have a sanitary sewer. This project will complete an important part of our liquid waste management system that serves residents and protects the environment.

Respectfully submitted,

Tammy Shore, P. Eng.
CAPITAL PROJECTS MANAGER
for
James Hallisey, P. Eng.
GENERAL MANAGER OF INFRASTRUCTURE SERVICES



REPORT | ADMINISTRATIVE REPORT TO COUNCIL

PRESENTED: April 20, 2021
REPORT: 21-051
FROM: Infrastructure Services
FILE: E32009-2021
SUBJECT: ALTA LAKE ROAD RESIDENTIAL SEWAGE PUMP STATION – CONTRACT AWARD

COMMENT/RECOMMENDATION FROM THE CHIEF ADMINISTRATIVE OFFICER

That the recommendation of the General Manager of Infrastructure Services be endorsed.

RECOMMENDATION

That Council award the contract for the supply of the Alta Lake Road residential sewage pump stations in the amount of \$654,258.00 (exclusive of GST) to Engineered Pump Systems Ltd. in accordance with their proposal dated February 23, 2021.

PURPOSE OF REPORT

The purpose of this Report is to inform Council of the process and outcomes of the 2021 residential sanitary pump station procurement process, and to request approval to proceed with the contract award in the amount of \$654,258.00 (exclusive of GST) in order to supply the residents of Alta Lake road with the necessary residential sewage pump stations as part of the Alta Lake road sanitary system extension project.

DISCUSSION

The Alta Lake Road sanitary extension project includes installing a new sanitary sewer gravity main on Alta Lake Road that will allow for the connection of 32 residential parcels and one RMOW owned parcel to the municipal sanitary system.

This project is resident driven with a successful petition being received by the RMOW in August 2019 for the implementation of the sanitary sewer system.

Following the approval for the project to proceed from Council on October 18, 2019, the project team has completed the detail design, tender package and completed a procurement process for the sanitary gravity main civil works and purchase of the individual sewer pump stations.

The design of the gravity main resulted in the requirement for each of the 33 parcels to have a small pump station in order to lift and bring the effluent from each private parcel to the gravity main along Alta Lake Road. Many design options and configurations were considered, but this configuration of a gravity sewer main buried at a normal depth of 1.8 metres and small pump stations to service all the properties was chosen as the best combination to allow a low installation cost, low risk to implement, and low cost to maintain.

While the RMOW is purchasing the pump stations and providing them to the property owners, it is up to the property owners to arrange and pay for the installation and on-going maintenance of the pump stations.

The provided pump stations are barrel shaped, approximately one metre in diameter, include two pumps (to ensure there is a back-up pump in case of problems) and all required electrical equipment.

TENDER RESULTS

The Request for Proposals was posted from February 2 to 23, 2021.

Note: All costs stated in this discussion and subsequent sections are exclusive of GST.

The procurement process resulted in 2 bids being received as follows:

TENDERER AND ENGINEERS ESTIMATE		TOTAL PRICE (EXCLUDING GST)
1	Engineered Pump Systems Ltd.	\$654,258.00
2	Aggressive Pump & Supply Inc.	\$712,955.00

The Request for Proposals (RFP) for these residential pump stations included the fabrication and delivery of 28 pump stations with an additional provisional supply of five more as required. Currently there are five parcels that have their own pump stations which they may be able to re-use, so the contract includes an option to supply and deliver five additional pump stations if they are required. The pump station supply contract will allow for twelve weeks delivery time once an order is placed with the RMOW project team by each resident.

OCP POLICY CONSIDERATIONS

12.2. Goal - Whistler's sewer systems meet all applicable standards and are maintained in a manner that is cost-effective, ensures reliability and minimizes or eliminates environmental impacts.

12.2.1.1. Policy - Maintain a sewage collection and treatment system that transports and treats sufficient wastewater quantities for current and planned future development, and ensures discharge quality meets or exceeds the Operational Certificate issued by the B.C. Ministry of Environment & Climate Change Strategy.

OTHER POLICY CONSIDERATIONS

None.

BUDGET CONSIDERATIONS

The current budget is as follows for the Alta Lake Road Sewer Extension Project that draws from this budget code in 2021: E320-09.

BUDGET CODE NUMBER & NAME	2021 BUDGET AMOUNT	TENDER PRICE	VARIANCE (%)
E320_09 – Sewer Main Upgrades	\$800,000	\$654,258.00	-18

SAFETY CONSIDERATIONS

Engineered Pump Systems, in addition to all RMOW vendors, will be following the recommended safety guidelines with respect to COVID as set forth by WSBC, the BC Provincial Health Officer and the BC Construction Safety Alliance. Their safe work procedures will be reviewed, approved and adjusted daily (as required) prior to starting work.

COMMUNITY ENGAGEMENT AND CONSULTATION

RMOW staff are actively engaged with the neighbourhood residents and general public with regards to this project and its impact to the community via a number of communication forums:

- Update letters to residents, website, Pique Newspaper advertisement.
- An online public information session was held on October 6, 2020 to introduce the design details to residents. Approximately 15 residents were in attendance.
- Residents have been actively engaged in the development of this project and have provided constructive feedback which has been included in the design with this sanitary sewer main extension project.
- Project updates can be found on the RMOW website at:
<https://www.whistler.ca/services/water-and-wastewater/wastewater/alta-lake-road-sewer-extension-project>

SUMMARY

Staff recommend Council award the contract for purchase of the sanitary sewer pump stations as part of the Alta Lake Road Sanitary Sewer Extension project in the amount of \$654,258.00 (exclusive of GST) to Engineered Pump Systems Ltd. in accordance with their tender proposal dated February 23, 2021.

Awarding this contract is an integral part of completing the installation of the sanitary sewer system in the only established Whistler neighbourhood that does not yet have access to a sanitary sewer.

Respectfully submitted,

Tammy Shore, P. Eng.
CAPITAL PROJECTS MANAGER
for
James Hallisey, P. Eng.
GENERAL MANAGER OF INFRASTRUCTURE SERVICES

1. Water system upgrades:
 - Pressure reducing valve station upgrade
 - Completion of water main on Alta Vista Road, Alpine Crescent and Archibald Crescent
 - Replace approximately 100 water service connections
2. Sewer system upgrades
 - Relining of sewer trunk main (600 & 675mm diameter) – 820 m total
 - Relining of 11 manholes
 - Upgrades to 80 meters of concrete sanitary sewer main
 - Replacement of 20 sanitary sewer service lines
3. Storm water system upgrades:
 - Upgrade of 450 metres of storm water system piping to PVC
 - Upgrade of 500 metres of storm water system piping to HDPE
 - Reshaping 90 metres of open ditches
 - Installation of 35 metre long x 1800mm diameter culvert
 - Upgrade of 80 metres of culverts by relining
4. Road Upgrades:
 - Resurfacing of 1.75 kilometres of roads for an estimated total of 3500 tonnes of asphalt to be placed
5. Valley Trail upgrades:
 - Upgrades to valley trail system creating a continuous path from Blueberry Drive to Lakeside Park including 700 metres of trail and lighting upgrades.

TENDER RESULTS

The Invitation to Tender for the Alta Vista Services Upgrade Project was sent to the 24 vendors from the pre-qualified Request for Supplier Qualifications (RFSQ) evaluation, completed in December 2020.

The tender was posted for these vendors to bid from February 12 to March 23, 2021. A non-mandatory pre-bid site meeting was held for this project on October 29, 2020 with nine contractor representatives in attendance.

The lowest priced tender was received from Coastal Mountain Excavations. Their tender contains an optional tender item for supply and installation of valley trail lighting in the amount of \$358,000. This optional item allows the RMOW to include or exclude this portion of the work at our discretion.

The four bids submitted on March 23, 2021 are show below in Table 1 compared to the engineers cost estimate. All costs stated in this discussion and subsequent sections are exclusive of GST.

Table 1: Tender bid summary

TENDERER SUMMARY		TOTAL PRICE (EXCLUDING GST)	VARIANCE TO ENGINEERS ESTIMATE
1	Coastal Mountain Excavations Ltd.	\$ 8,733,143.00	-0.1 %
2	Complete Utility Contracting	\$ 10,102,588.00	+16 %
3	Conwest Contracting Ltd.	\$ 11,656,730.30	+33 %
4	Hanna Infrastructure Ltd.	\$ 11,428,807.00	+31 %
	Engineer’s Estimate (R.F. Binnie)	\$ 8,742,226.09	

Official Community Plan

9.5.7. *Objective* - Provide a recreational Valley Trail network.

9.5.7.1. Policy - Maintain and protect a comprehensive multi-use recreational Valley Trail network that links built and natural amenities as shown in Schedules E1, E2, E3 and F.

9.5.7.3. Policy - Plan, improve, expand and connect the recreational Valley Trail network in support of the *RLMP*, *active transportation* objectives and the Cycling Network Plan as shown in Schedules E1, E2, E3 and F.

12.1. Goal - Whistler provides safe drinking water and reliable water supplies for residential, commercial and fire protection needs in a manner that is cost-effective, maintains reliable infrastructure and uses conservation to minimize environmental impacts.

12.1.1. *Objective* - Maintain a potable water supply system that continues to produce sufficient domestic water quantities for current and planned future development, and water quality that meets or exceeds the Canadian Drinking Water Guidelines and fulfils the requirements of the Permit(s) to Operate issued by the Local Health Authority.

12.1.1.1. Policy - Maintain a water supply system, as illustrated in Schedule H, that continues to produce sufficient domestic and firefighting water quantities for current and planned future development, and water quality that meets or exceeds the Canadian Drinking Water Guidelines and fulfils the requirements of the annual Permit(s) to Operate issued by the Local Health Authority.

12.2. Goal - Whistler’s sewer systems meet all applicable standards and are maintained in a manner that is cost-effective, ensures reliability and minimizes or eliminates environmental impacts.

12.2.1.1. Policy - Maintain a sewage collection and treatment system that transports and treats sufficient wastewater quantities for current and planned future development, and ensures discharge quality meets or exceeds the Operational Certificate issued by the B.C. Ministry of Environment & Climate Change Strategy.

OTHER POLICY CONSIDERATIONS

None.

BUDGET CONSIDERATIONS

The contract for the Phase 2 works will be spread across two years from spring 2021 to fall 2022. Any works not completed in 2021 will be completed the following year and budget remaining will be carried into 2022. The current budget for the Alta Vista Services Upgrade Project – Phase 2 works draws from the following budget codes in 2021 and 2022: E320, E205, E204, T001 and X156. The Phase 2 (2021-2022) works are shown below in Table 2.

The costs for the stormwater system and road upgrade works are close to the budget for those items with the other asset items for water and sewer upgrades showing below the current budget amounts.

The valley trail portion of the budget is less than the total tender price and does require a budget amendment to proceed. This budget amendment is also presented for Council consideration in a separate Council report at the April 20, 2021 meeting.

Valley Trail lighting was included as an optional item in the tender and can be removed from the scope at no cost. The cost of the valley trail upgrade could be reduced by \$358,000 if the lighting component of the work is removed.

Table 2: Phase 2 budget and tender price comparison

BUDGET CODE NUMBER & NAME	2021 BUDGET AMOUNT	2022 BUDGET	TOTAL PHASE 2 BUDGET	PHASE 2 TENDER PRICE	VARIANCE TENDER TO BUDGET
E320_04 – Sewer Main Upgrades	\$3,250,000	\$100,000	\$3,350,000	\$2,989,027	-11%
E205_07 – Water Main Upgrades	\$1,900,000	\$150,000	\$2,050,000	\$1,739,461	-15%
E204_04 – Pressure Reducing Valve Station	\$1,200,000	\$50,000	\$1,250,000	\$650,190	-48%
T001_08 – Road and Stormwater Upgrades	\$2,000,000	\$500,000	\$2,500,000	\$2,417,124	-3%
X156_01– Valley Trail & Lighting	\$0	\$1,077,550*	\$1,077,550	\$937,341	-13%
Total Phase 2	\$8,350,000	\$1,877,550	\$10,227,550	\$8,733,143	-15%

*A budget amendment will be required to complete the scope for the valley trail upgrade portion of this project.

TOTAL PROJECT COST OVERVIEW

The overall project spans five years from 2018 to 2022. Below is a summary of the total project cost for the Alta Vista Services Upgrade project including design, procurement and construction. The project costs are spread across five various asset categories for a total five-year forecasted cost of \$13,693,584.

Table 3: Total project costs 2018 - 2022

Budget Code Number & name	2018 Actuals	2019 Actuals	2020 Actuals	2021 Budget	2022 Budget	Phase 1 & 2 - TOTAL
Sewer Main Upgrades - E320_04	\$36,332	\$102,603	\$763,491	\$3,250,000	\$100,000	\$4,252,426
Water Main Upgrades - E205_07	\$36,332	\$85,839	\$1,860,470	\$1,900,000	\$150,000	\$4,032,641
Pressure Reducing Valve Station -E204_04	\$0	\$0	\$0	\$1,200,000	\$50,000	\$1,250,000
Road and Storm Upgrades- T001_08	\$36,332	\$0	\$544,636	\$2,000,000	\$500,000	\$3,080,968
Valley & Trail Lighting- X156_01	\$0	\$0	\$0	\$0	\$1,077,550*	\$1,077,550
TOTAL COST	\$108,995	\$188,442	\$3,168,597	\$8,350,000	\$1,877,550	\$13,693,584

*This budget item is pending approval of a budget amendment.

SAFETY CONSIDERATIONS

Coastal Mountain Excavations, in addition to all RMOW vendors, will be following the recommended safety guidelines with respect to COVID as set forth by the BC Provincial Health Officer and the BC Construction Safety Alliance. Their safe work procedures will be reviewed, approved and adjusted daily (as required) prior to starting work.

COMMUNITY ENGAGEMENT AND CONSULTATION

RMOW staff are actively engaged with the neighbourhood residents and general public with regards to this project and its impact to the community via a number of communication forums:

- Project update letters to residents, website, Pique Newspaper advertisements.
- A public information session was held on October 21, 2020 to review the design details with residents via a Zoom video conference.
- Residents have been actively engaged in the development of this project and have provided constructive feedback which has been included in the design.
- Project updates and contact information can be found on the RMOW website:
<https://www.whistler.ca/business/current-projects/alta-vista-services-upgrade-project>

SUMMARY

Staff recommend Council award the contract for the Alta Vista Services Upgrade Project – Phase 2 in the amount of \$8,733,143.00 (exclusive of GST) to Coastal Mountain Excavations Ltd. in accordance with their tender proposal dated March 23, 2021. This project will upgrade vital sections of our valley trail network, replace some of the oldest water, storm water and sewer infrastructure in Whistler, and is an important part of our on-going long-term asset management plan.

Respectfully submitted,

Tammy Shore, P. Eng.
CAPITAL PROJECTS MANAGER
for
James Hallisey, P. Eng.
GENERAL MANAGER OF INFRASTRUCTURE SERVICES



MINUTES

WHISTLER

REGULAR MEETING OF TRANSPORTATION ADVISORY GROUP
(TAG) COMMITTEE,
WORKSHOP 23 THURSDAY OCTOBER 8, 2020 STARTING AT 10:
A.M.

Remote Meeting Held via Zoom – Link available at
www.whistler.ca/municipal-gov/committees/transportation-advisory-group
with option to attend in person in Flute Room, RMOW Municipal Hall

PRESENT on-line	Mtgs. YTD (2)
Mayor, J. Crompton, Chair	2
Councillor, A. De Jong	1
Councillor, R. Forsyth	2
RMOW Chief Administrative Officer, V. Cullen	2
Tourism Whistler Vice President of Marketing Development & Sales, K. Goodwin	2
Whistler Chamber of Commerce Alternate, B. McMillan	2
Citizen at Large, J. Sobieniak	2
Citizen at Large, S. Pass	2
Citizen at Large, B. Murray	1
BC Transit Senior Manager, R. Ringma	2
RMOW Interim GM of Resort Experience, T. Metcalf	2
RMOW GM of Infrastructure Services, J. Hallisey	2
RMOW Transportation Demand Management (TDM) Coordinator, E. DalSanto	2
Recording Secretary, D. Taveira	1
Guests on-line	
Community Transportation Planner, R. Drdul	
Tourism Whistler, Director – Research, M. Kunza	
RMOW Sustainability Coordinator, L. Burhenne	
District of Squamish, Sustainability Coordinator, D. Gunn	
Facilitator on-line	
Whistler Center for Sustainability – Executive Director, C. Ho	2

REGRETS	
Whistler Blackcomb, Director- Government & Community Relations, S. McCullough	0
Citizen at Large, C. Doak	1
Whistler Chamber of Commerce, CEO, M. Pace	1
Ministry of Transportation and Infrastructure, Operations Manager, Howe Sound & Sunshine Coast, M. Braun	0

ADOPTION OF AGENDA

Moved by B. Murray
Seconded by R. Forsyth

That Transportation Advisory Group Committee (TAG) adopt the TAG Workshop Agenda of October 8, 2020.

CARRIED

ADOPTION OF MINUTES

Moved by R. Forsyth
Seconded by B. Murray

That Transportation Advisory Group Committee adopt the Regular TAG Committee Minutes of June 3, 2020 and October 3, 2019.

CARRIED

PRESENTATIONS/DELEGATIONS

Transportation
Today Updates and
Discussion

A presentation by RMOW Transportation Demand Management (TDM) Coordinator, E. DalSanto was given regarding High school Transit Passes.

- In the process of implementing Phase 2 of the program. 400 out of 600 passes have now been distributed to WSS students and none for the Waldorf school as waiting for student photos
- Will share the data with TAG once it has been completed
- Mask wearing on buses has been success due to the message that went out to families outlining the rules. Passes will be taken away if these polices and procedure aren't followed.
- All students received a mask along with the bus pass

A presentation by RMOW Transportation Demand Management Coordinator, E. DalSanto was given regarding Highway Updates.

- The highway capacity study has been completed, RMOW worked with MOTI on this study
- The capacity study results will be presented to Council October 20, 2020
- Study mainly focused on motor vehicle capacity, not people capacity

A presentation by RMOW GM of Infrastructure Services, J. Hallisey was given regarding Highway Emergency Protocol's

- Emergency protocol's when an accident on the highway
- In the past closures times have been significantly longer then presently
- A typical 8 hour closure has now been decrease to 4 hours which is a significant improvement

A presentation by RMOW Climate Action Coordinator L. Burhenne was given on the ZEV Application to NRCAN.

- Recently submitted an grant application to NRCAN for zero emission vehicle awareness

- Purpose of the grant application is to understand where people are at and to support them in order to reduce emissions
- If people still want to drive their cars the goal is to decarbonize the passenger transport

A presentation by RMOW Climate Action Coordinator L. Burhenne was given on the RMOW Transportation Big Moves

- Developed the Big Moves strategy to track emissions in whistler
- Big Moves focuses on 6 areas: getting people out of their cars, decarbonizing passenger transport, lowering visitor emissions, lower emissions from new buildings, existing buildings and waste.
- In the process of gathering feedback in order to develop the final strategy.

A presentation by RMOW Transportation Demand Management Coordinator, E. DalSanto was given regarding Transit related infrastructure projects underway.

- Emerald Layby: being constructed currently to create spaces for buses to pull off the road. The RMOW will come up with the design and MOT will review it. RMOW will pay for this upgrade.
- Village Gate Boulevard Bus Shelter accessibility upgrade: RMOW is looking at this design and possibly doing this retrofit in 2021.

A presentation by RMOW Transportation Demand Management Coordinator, E. DalSanto was given regarding Fall/Winter Parking Pass and Transit Pass Pricing.

- Fall/Winter parking & transit pass pricing: These items were suspended in summer 2020.
- Proposed increase to the LayLot rate for Lots 4/5 to \$6.00 or PayByPhone fee added to the rate (\$0.30/transaction). Pricing changes are being reviewed by the Day Lot Operating Committee.
- No global change to transit fares and passes
- Reduce the Spirit Transit Pass Price by an extra \$20 per pass type.
- Conference Centre & Library Underground: suspended the price change for the monthly pass and the day rates due to COVID 19

TAG asked questions regarding the presentation by R. Drdul regarding the 2020 Summer Monitoring program which was sent with the agenda package. The full 2020 winter and summer results will be presented to Council and then posted on www.whistler.ca/MovingWhistler

A presentation by Tourism Whistler, M. Kunza was given regarding summer 2020 visitors and forecasted winter outlook.

- Visitation in summer 2020 was largely from the BC market arriving by private vehicle
- Visitation grew when the travel restriction on non-essential travel were lifted on June 24, 2020
- The winter outlook is largely from the BC Market with an increased share of day trippers with the majority arriving by personal vehicle. It is anticipated that there will be a larger than normal disparity between midweek and weekend business levels.

Moved by R. Forsyth
Seconded by J. Crompton

THAT the Transportation Advisory Group recommends the following package of summer 2020 suspended actions regarding pricing changes for transit and parking be implemented for winter 2020/2021:

- Proposed increase in Day Lot day rate
 - ✓ Day Lots 4/5 to \$6 (from \$5)
 - ✓ Day Lots 1-3 to \$15 / day from (from \$10)
- Have PayByPhone fee added to the rate (\$0.30/transaction) instead of removed from the RMOW revenues
- No global change to transit fares and pass pricing
- Reduce the Spirit Transit Pass Price by an extra \$20
 - ✓ 6-month pass \$220 (\$37/month) – was \$240 or \$40/month
 - ✓ 12-month pass \$410 (\$35/month) – was \$450 or \$37.50/month
- Conference Centre & Library Underground
 - ✓ Consider small increase in fees by \$5 for December 1
 - monthly parking increase to \$70 from \$65
 - Increase day rate to \$20 from \$15

CARRIED

2021-2022 Action
Planning

A presentation by RMOW Transportation Demand Management Coordinator, E. DalSanto was given regarding short and medium-term actions that have not yet been initiated.

- Actions that have not been initiated from the short- and medium-term action plans have been added to the list of long-term action that are being workshopped in this meeting.
- Actions from the Climate Action Big Moves Strategy that are transportation related and are not already included in the Whistler Transportation Action Plan 2018 -2028 have also been added to the list of long-term action that are being workshopped in this meeting.

Prioritization Workshop Part 1 – Whistler Transportation Action Plan.

C. Ho introduced the prioritization exercise and moved TAG members into three breakout rooms.

In the three small groups, TAG member were asked to review the action prioritization exercise that was sent to members with the agenda package. The prioritization was at the Goal and Objective level using the Climate Action transportation Big Moves and COVID19 recovery as filter to prioritize actions to be started in 2021-22.

A list of recommended priorities for 2021-22 of Goals and Objectives will be circulated with the minutes.

OTHER BUSINESS

UBCM Active
Transportation
Grant & New OCP

C. Ho and E. DaSanto presented the UBCM Active Transportation Grant to TAG. The Transportation Advisory Group support submitting the application the application to UBCM.

Next Meeting

Scheduled for early winter 2021.

MOTION TO TERMINATE

Moved by K. Goodwin
Seconded by R. Forsyth

That the Transportation Advisory Group Committee Meeting of October 8, 2020 be terminated at 12:00 p.m.

CARRIED



Chair, J. Crompton

Denise Taveira

Recording Secretary, D. Taveira

RESORT MUNICIPALITY OF WHISTLER

FIVE-YEAR FINANCIAL PLAN 2021–2025 AMENDMENT BYLAW NO. 2314, 2021

A BYLAW TO AMEND “FIVE-YEAR FINANCIAL PLAN 2021–2025 BYLAW NO. 2306, 2021”

WHEREAS the Council must have a financial plan pursuant to Section 165 of the *Community Charter*;

AND WHEREAS the Council deems it necessary and appropriate to amend the five-year financial plan for the years 2020 to 2024;

NOW THEREFORE the Council of the Resort Municipality of Whistler in open meeting assembled, **ENACTS AS FOLLOWS:**

1. This Bylaw may be cited for all purposes as the “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021”.
2. Schedules “A” and “B” of the “Five-Year Financial Plan 2021-2025 Bylaw No. 2306, 2021” are replaced by Schedules “A” and “B” attached to and forming part of this Bylaw.

GIVEN FIRST, SECOND, and THIRD READINGS this ____ day of _____, 2021.

ADOPTED by Council this ____ day of _____, 2021.

Jack Crompton,
Mayor

Brooke Browning,
Corporate Officer

I HEREBY CERTIFY that this is a true copy of “Five-Year Financial Plan 2021-2025 Amendment Bylaw No. 2314, 2021”.

RESORT MUNICIPALITY OF WHISTLER

TAX RATES BYLAW NO. 2315, 2021

**A BYLAW FOR THE LEVYING OF TAX RATES FOR MUNICIPAL,
HOSPITAL AND REGIONAL DISTRICT PURPOSES FOR THE YEAR 2021**

The Council of the Resort Municipality of Whistler, in open meeting assembled, **ENACTS AS FOLLOWS:**

1. This Bylaw may be cited for all purposes as "Tax Rates Bylaw No. 2315, 2021".
2. The following tax rates are hereby imposed and levied for the year 2021:
 - (a) For all lawful GENERAL PURPOSES OF THE MUNICIPALITY on the assessed value of land and improvements taxable for general Municipal purposes, rates appearing in column A of the Schedule A attached to and forming part of this Bylaw.
 - (b) For HOSPITAL PURPOSES on the assessed value of land and improvements taxable for regional hospital district purposes, rates appearing in column B of the Schedule A attached to and forming part of this Bylaw.
 - (c) For PURPOSES OF THE SQUAMISH LILLOOET REGIONAL DISTRICT on the assessed value of land and improvements taxable for general Municipal purposes, rates appearing in column C of the Schedule A attached to and forming part of this Bylaw.
3. The minimum amount of taxation upon a parcel of real property shall be One Dollar (\$1.00).

GIVEN FIRST, SECOND and THIRD READINGS this ___ day of ___ 2021.

ADOPTED by Council this ___ day of _____, 2021.

Jack Crompton,
Mayor

Brooke Browning,
Corporate Officer

I HEREBY CERTIFY that this is a true copy of "Tax Rates Bylaw No. 2315, 2021".

TAX RATES BYLAW NO. 2315, 2021

SCHEDULE A

General Municipal Rate

	Class	A General Municipal Rate
01	Residential	1.5423
02	Utility	27.8916
05	Industrial	11.2529
06	Business / Other	7.3517
08	Recreation	7.2583

Hospital District Requisition Rate

	Class	B Hospital District Requisition Rate
01	Residential	0.0330
02	Utility	0.1155
05	Industrial	0.1122
06	Business / Other	0.0809
08	Recreation	0.0330

Regional District Requisition Rate

	Class	C Regional District Requisition Rate
01	Residential	0.0439
02	Utility	0.7939
05	Industrial	0.3203
06	Business / Other	0.2093
08	Recreation	0.2066

RESORT MUNICIPALITY OF WHISTLER

WATER TAX BYLAW NO. 2316, 2021

A BYLAW TO IMPOSE A WATER TAX

WHEREAS a Municipality may construct, acquire, operate and maintain trunk water main and water supply systems and may establish rates and charges to be imposed upon land and improvements and may provide a formula for imposing the cost of those municipal works and services;

AND WHEREAS pursuant to Section 200 of the *Community Charter*, the Municipality may impose a parcel tax to provide all or part of the funding for a service;

AND WHEREAS the benefiting area herein defined is that area of land within the Municipality which, in the opinion of Council, benefits or will benefit from the trunk water main and water supply systems of the Municipality;

NOW THEREFORE the Council of the Resort Municipality of Whistler, in open meeting assembled, **ENACTS AS FOLLOWS:**

1. This Bylaw may be cited for all purposes as "Water Tax Bylaw No. 2316, 2021".
2. In this Bylaw,

"benefiting area" means that area of land in which is located every parcel a boundary of which is within one hundred (100) meters of any part of a trunk water main and for which there is access permitting installation and maintenance of a connecting water line between the parcel and the trunk water main; and

"parcel" means a parcel of real property in the benefiting area and includes a strata lot.

3. A rate and charge of two hundred, eighty seven dollars and seventy-six cents (\$287.76) is hereby imposed as a tax against each parcel for the year ending December 31, 2021.
4. The owner of each parcel shall pay no later than July 2, 2021 the tax imposed by Section 3 hereof against that parcel.

GIVEN FIRST, SECOND and THIRD READINGS this ____ day of _____, 2021

ADOPTED this ____ day of _____, 2021.

Jack Crompton,
Mayor

Brooke Browning,
Corporate Officer

I HEREBY CERTIFY that this is a true copy of "Water Tax Bylaw No. 2316, 2021".

RESORT MUNICIPALITY OF WHISTLER

SEWER TAX BYLAW NO. 2317, 2021

A BYLAW TO IMPOSE A SEWER TAX

WHEREAS a Municipality may construct, acquire, operate and maintain sewers and sewage disposal facilities and may establish rates and charges to be imposed upon land and improvements and may provide a formula for imposing the cost of those municipal works and services;

AND WHEREAS pursuant to the *Community Charter*, the Municipality may impose a parcel tax to provide all or part of the funding for a service;

AND WHEREAS the benefiting area herein defined is that area of land within the Municipality which, in the opinion of Council, benefits or will benefit from the sewers and sewage disposal facilities of the Municipality;

NOW THEREFORE the Council of the Resort Municipality of Whistler, in open meeting assembled, **ENACTS AS FOLLOWS:**

1. This Bylaw may be cited for all purposes as "Sewer Tax Bylaw No. 2317, 2021".
2. In this Bylaw,

"benefiting area" means that area of land in which is located every parcel a boundary of which is within one hundred (100) meters of any part of a trunk sewer main and for which there is access, permitting installation and maintenance of a connecting sewer line or holding tank, between the parcel and the trunk sewer main; and

"parcel" means a parcel of real property in the benefiting area and includes a strata lot.

3. A rate and charge of two hundred, eighty-three dollars and forty cents (\$283.40) is hereby imposed as a tax against each parcel for the year ending December 31, 2021.
4. The owner of each parcel shall pay no later than July 2, 2021 the tax imposed by Section 3 hereof against that parcel.

GIVEN FIRST, SECOND and THIRD READINGS this ____ day of _____, 2021.

ADOPTED by the Council this __ day of _____, 2021.

Jack Crompton,
Mayor

Brooke Browning,
Corporate Officer

I HEREBY CERTIFY that this is a true copy of "Sewer Tax Bylaw No. 2317, 2021".

RESORT MUNICIPALITY OF WHISTLER
ZONING AND PARKING AMENDMENT BYLAW (WHISTLER MOUNTAIN SKI CLUB)
NO. 2256, 2020

A BYLAW TO AMEND THE WHISTLER ZONING AND PARKING BYLAW NO. 303, 2015

WHEREAS Council may, in a zoning bylaw pursuant to Section 479 of the *Local Government Act*, divide all or part of the area of the Municipality into zones, name each zone and establish the boundaries of the zone, regulate the use of land, buildings and structures within the zones, and may, pursuant to section 525 of the *Local Government Act* require the provision of parking spaces and loading spaces for uses, buildings, and structures;

NOW THEREFORE the Council of the Resort Municipality of Whistler, in open meeting assembled, ENACTS AS FOLLOWS:

1. This Bylaw may be cited for all purposes as “Zoning Amendment Bylaw (Whistler Mountain Ski Club) No. 2256, 2020”.
2. Zoning and Parking Bylaw No. 303, 2015 is amended as follows:
 - (a) Part 7 “Creation and Definition of Zones”, Section 1(1) is amended by adding “LR11 – Leisure Recreation Eleven” in alphanumerical order; and
 - (b) Part 6 “Parking and Loading Regulations” sub-section 2. (7) is amended by inserting “LR11” before “RS, RI1 and RT zones”; and
 - (c) Part 11 is amended by inserting as Section 20 the LR11 (Leisure Recreation Eleven) Zone, attached as Schedule “1” to this Bylaw; and
 - (d) The zoning designation of the land shown with the heavy black outline labelled “Subject land” on the plan attached to this Bylaw as Schedule “2”, which land is and more particularly described as PID 024-867-900; LOT 3 DISTRICT LOT 5316 GROUP 1 NEW WESTMINSTER DISTRICT PLAN LMP47410, is changed from CC2 (Commercial Core Two) Zone to LR11 (Leisure Recreation Eleven) Zone; and further
 - (e) Part 24 Schedule “A” Schedule of Zones is amended by adding “Recreation Eleven – LR11” in alphanumerical order under the “Leisure Zones” heading.
3. If any section or phrase of this Bylaw is for any reason held to be invalid by the decision of any court of competent jurisdiction, the decision shall not affect the validity of the remaining portions of this Bylaw.

GIVEN FIRST AND SECOND READINGS this 4th day of February, 2020 as amended.

Pursuant to Section 464 of the *Local Government Act*, a Public Hearing was held this this 3rd day of March, 2020.

GIVEN THIRD READING this ___ day of _____, 20__.

Approved by the Minister of Transportation and Infrastructure this ___ day of _____, 20__.

ADOPTED by the Council this ____ day of _____, 20__.

Jack Crompton,
Mayor

Brooke Browning,
Corporate Officer

I HEREBY CERTIFY that this is a
true copy of "Water Tax Bylaw No.
2316, 2021".

Schedule “1”

“LR11 Zone (Leisure Recreation Eleven)”

Intent

- (1) The intent of this zone is to provide a year-round ski club facility with associated employee housing.

Permitted Uses

- (2) The following uses are permitted and all other uses are prohibited:
 - (a) auxiliary buildings and auxiliary uses;
 - (b) ski club facility;
 - (c) auxiliary residential dwelling unit contained within the ski club facility;
 - (d) employee housing within a multiple residential building;
 - (e) park and playground.

Maximum Density

- (3) One ski club facility building with a maximum gross floor area of 900 square metres.
- (4) The total gross floor area of all buildings on a parcel shall not exceed 1422 square metres.

Height

- (5) The maximum permitted height of a ski club facility building is three storeys, to a maximum of 10 metres.
- (6) The maximum permitted height of an employee housing multiple residential building is three storeys to a maximum of 15 metres.

Parcel Dimensions

- (7) The minimum parcel area is 5690 square metres.
- (8) The minimum parcel frontage is 11 metres.

Setbacks and Siting

- (9) No building or structure shall be located within 20.0 metres of a front or rear parcel line.
- (10) No building or structure shall be located within 5.0 metres of a side parcel line.
- (11) Notwithstanding subsection (10) above, covered stairs or access ramps may be located within 3.0 metres of a side parcel line.

Off-Street Parking and Loading

- (12) Off-street parking and loading spaces shall be provided and maintained in accordance with the regulations contained in Part 6 of this Bylaw.

Other Regulations

- (13) An auxiliary residential dwelling unit shall not contain a gross floor area greater than 75 square metres or less than 32.5 square metres.

Schedule "2"

**Lands to be Rezoned from CC2 (Commercial Core Two) to LR11
(Leisure Recreation Eleven)**



Subject land

RESORT MUNICIPALITY OF WHISTLER

**ALTA LAKE ROAD SEWER EXTENSION LOCAL AREA SERVICE ESTABLISHMENT BYLAW NO.
2237, 2021**

**A BYLAW TO ESTABLISH A LOCAL AREA SERVICE FOR A SANITARY SEWER EXTENSION FROM
5606 TO 5754 ALTA LAKE ROAD**

WHEREAS section 210 of the *Community Charter* authorizes the Resort Municipality of Whistler to provide services that Council considers provide particular benefit to part of the Resort Municipality of Whistler as local area services;

AND WHEREAS the owners of parcels within the area shown on Schedule A of this Bylaw have submitted a sufficient and valid petition to provide for the design and construction of sanitary sewer works as contemplated by this Bylaw, and the cost recovery methods for that service;

AND WHEREAS the Council of the Resort Municipality of Whistler wishes to provide the local area service established by this Bylaw, and considers that the service provides, and is designed to provide, particular benefit to the properties shown on Schedule A and listed on Schedule B;

AND WHEREAS the Council considers that a maximum of \$900,000, representing 50 per cent of the estimated total cost of the design and construction of the sanitary sewer main contemplated by this Bylaw, should be recovered by way of a local service tax; and

NOW THEREFORE the Council of the Resort Municipality of Whistler **ENACTS AS FOLLOWS:**

1. This Bylaw may be cited for all purposes as “Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021”.
2. Definitions

“*Service Area*” means the area shown on Schedule A.

“*Works*” means the sanitary sewer collection mains, pipes, pumps, fittings and associated infrastructure for the collection of sewage within the Service Area and forming part of this Bylaw.
3. If any portion of this Bylaw is declared invalid by a court of competent jurisdiction, then the invalid portion must be severed, and the remainder of the Bylaw is deemed valid.
4. The Resort Municipality of Whistler hereby establishes a local area service, to be known as the Alta Lake Road Local Area Service, for the design and construction of the Works in the Service Area, in order to provide sewer capacity for the particular benefit of the said area.
5. The Resort Municipality of Whistler is authorized to undertake the construction of the Works and to do all things necessary in connection with that service.
6. The Resort Municipality of Whistler may acquire all real and personal property, rights of way and licences as may be necessary or desirable in connection with construction of the Works.
7. The area of the Alta Lake Road Local Area Service includes all parcels within the Service Area.
8. Cost Apportionment and Recovery

- a. The portion of the total cost of the design and construction of the sanitary sewer main for the Alta Lake Road Local Area Service which will be specifically charged against the parcels benefiting from the service is 50 per cent up to a maximum of \$900,000. The balance of the total cost will be funded by the existing sewer capital reserves of the Resort Municipality of Whistler.
- b. The owners' portion of the cost of the Alta Lake Road Local Area Service will be recovered by way of a parcel tax on the basis of a single amount which will be levied annually on each parcel within the Service Area for a period of twenty years.

GIVEN FIRST, SECOND and THIRD READINGS this 6th day of April, 2021.

ADOPTED this ____ day of _____, 2021.

Jack Crompton
Mayor

Brooke Browning
Corporate Officer

I HEREBY CERTIFY that this is a true copy of "Alta Lake Road Sewer Extension Local Area Service Establishment Bylaw No. 2237, 2021".

SCHEDULE B

List of Properties included in the Local Area Service:

Civic Address	Legal Description	PID
5606 Alta Lake Road	Lot 38 Plan VAP5509 District Lot 2246	005-493-960
5610 Alta Lake Road	Lot 37 Plan VAP5509 District Lot 2246	011-147-857
5614 Alta Lake Road	Lot 36 Plan VAP5509 District Lot 2246	011-150-947
5618 Alta Lake Road	Lot 35 Plan VAP5509 District Lot 2246	009-656-677
5622 Alta Lake Road	Lot 34 Plan VAP5509 District Lot 2246	009-656-669
5626 Alta Lake Road	Lot 33 Plan VAP5509 District Lot 2246	011-147-822
5630 Alta Lake Road	Lot 32 Plan VAP5509 District Lot 2246	011-147-806
5634 Alta Lake Road	Lot 31 Plan VAP5509 District Lot 2246	011-147-768
5638 Alta Lake Road	Lot 30 Plan VAP5509 District Lot 2246	011-147-733
5642 Alta Lake Road	Lot 29 Plan VAP5509 District Lot 2246	011-147-709
5650 Alta Lake Road	Lot E Plan EPP53052 District Lot 2246	029-602-599
5654 Alta Lake Road	Lot D Plan VAP21648 District Lot 2246	010-123-598
5658 Alta Lake Road	Lot C Plan VAP21648 District Lot 2246	010-123-563
5662 Alta Lake Road	Lot 24 Plan VAP5509 District Lot 2246	011-147-695
5666 Alta Lake Road	Lot 23 Plan VAP5509 District Lot 2246	011-147-652
5670 Alta Lake Road	Lot 22 Plan VAP5509 District Lot 2246	011-147-644
5678 Alta Lake Road	Lot B Plan VAP14195 District Lot 2246	007-898-461
5690 Alta Lake Road	Lot 3 Plan LMP5450 District Lot 2246	017-916-241
5694 Alta Lake Road	Lot 2 Plan LMP5450 District Lot 2246	017-916-232
5698 Alta Lake Road	Lot 15 Plan VAP5509 District Lot 2246	011-147-113
5702 Alta Lake Road	Lot 14 Plan VAP5509 District Lot 2246	011-147-091
5706 Alta Lake Road	Lot 13 Plan VAP5509 District Lot 2246	011-147-075
5710 Alta Lake Road	Lot 12 Plan VAP5509 District Lot 2246	028-802-217
5714 Alta Lake Road	Lot A Plan VAP13031 District Lot 2246	028-802-225
5722 Alta Lake Road	Lot 9 Plan VAP5509 District Lot 2246	011-147-067
5726 Alta Lake Road	Lot 8 Plan VAP5509 District Lot 2246	011-147-041
5730 Alta Lake Road	Lot 7 Plan VAP5509 District Lot 2246	008-440-930
5734 Alta Lake Road	Lot 6 Plan VAP5509 District Lot 2246	005-517-788
5738 Alta Lake Road	Lot 5 Plan VAP5509 District Lot 2246	011-147-024
5742 Alta Lake Road	Lot 4 Plan VAP5509 District Lot 2246	008-198-152
5746 Alta Lake Road	Lot 3 Plan VAP5509 District Lot 2246	011-147-016
5750 Alta Lake Road	Lot 2 Plan VAP5509 District Lot 2246	011-147-008
5754 Alta Lake Road	Lot 1 Plan VAP5509 District Lot 2246	009-014-853

RESORT MUNICIPALITY OF WHISTLER
SOLID WASTE AMENDMENT BYLAW (TIPPING FEES) NO. 2305, 2020
A BYLAW TO AMEND THE "SOLID WASTE BYLAW NO. 2139, 2017"

WHEREAS the Council of the Resort Municipality of Whistler has adopted "Solid Waste Bylaw No. 2139, 2017";

AND WHEREAS it is deemed expedient to amend the Resort Municipality of Whistler "Solid Waste Bylaw No. 2305, 2020";

NOW THEREFORE the Council of the Resort Municipality of Whistler in open meeting assembled, **ENACTS AS FOLLOWS:**

- 1) This Bylaw may be cited for all purposes as the Resort Municipality of Whistler "Solid Waste Amendment Bylaw (Tipping Fees) No. 2267, 2019".
- 2) "Solid Waste Bylaw No. 2305, 2020" is amended:
 - a) By replacing Schedule "D" with Schedule "D" attached to, and forming part of this bylaw.

GIVEN FIRST, SECOND and THIRD READINGS this 15th day of December, 2020.

ADOPTED this ___ day of _____, 2021.

Jack Crompton,
Mayor

Brooke, Browning
Corporate Officer

I HEREBY CERTIFY that this is a true copy of "Solid Waste Amendment Bylaw (Tipping Fees) No. 2305, 2020".

**SCHEDULE D
TIPPING FEES**

**SOLID WASTE BYLAW NO. 2139, 2017
(Solid Waste Amendment Bylaw (Tipping Fees) No. 2305, 2020)**

The minimum charge for Solid Waste disposal at the Municipal Transfer Station is \$5/Load (with the exception of any material or item indicated as FREE). A maximum of five (5) mattresses can tipped at any one time.

Solid Waste Type	TIPPING FEE
Minimum Charge at Transfer Station Scale	\$5 per vehicle
Biosolids	\$185 per tonne
Clean Land Clearing Wood Waste	\$100 per tonne Chipped: FREE
Clean Yard Waste	\$30 per tonne Chipped: FREE
Dirty Wood Waste	\$150 per tonne
Bulky Items	\$190 per tonne
EPR Recyclable Materials (except tires)	FREE
Landfill Waste (GARBAGE)	\$190 per tonne
Mixed Waste	\$425 per tonne
Food Scraps or Food Waste	\$75 per tonne
Mattresses	\$20 each
Large Household Appliances - with refrigerant	FREE
Large Household Appliances - without refrigerant	FREE
Passenger and Light Truck Tires	\$10 per tire \$25 per tire with a rim
Gypsum Board	\$310 per tonne
Invasive Plant Species and Noxious Plant Matter	\$30 per tonne
Hazardous Waste	NOT ACCEPTED
Unsecured Loads	\$30 per load
SEPTAGE A – All Liquid Waste delivered via meter at the WWTP except as identified in “B” and “C” below.	\$30.00/m ³
B – Septage delivered from residential septic tanks within the RMOW.	\$2.75/m ³
C – Aerated holding tanks within the RMOW as approved under the RMOW Bylaw No. 551, Septage from RMOW transfer station and Whistler Compost Plant.	\$1.50/m ³

RESORT MUNICIPALITY OF WHISTLER

**CHEAKAMUS CROSSING AFFORDABLE EMPLOYEE HOUSING RESERVE FUND BYLAW NO.
2307, 2021**

A BYLAW TO ESTABLISH A RESERVE FUND

WHEREAS under s. 188 of the *Community Charter* the Council may, by bylaw, establish a reserve fund for a specified purpose and direct that money be placed to the credit of the reserve fund

NOW THEREFORE the Council of the Resort Municipality of Whistler in open meeting assembled **ENACTS AS FOLLOWS:**

1. This bylaw may be cited as “Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021”.
2. Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 1878, 2008 is repealed.
3. There is hereby established a reserve fund to be known as the Cheakamus Crossing Affordable Employee Housing Reserve Fund (the “Reserve Fund”) to be used for acquiring land for, or designing, constructing, financing, operating, maintaining, repairing or replacing affordable employee housing on land acquired by the Municipality from the Province of British Columbia under the Community Land Bank Agreement between the Municipality and the Province dated October 21, 2005 as subsequently amended.
4. In Section 3, “affordable employee housing” means housing units sold or rented at below market prices to persons who are employed in the municipality, or persons who, although retired, were employed in the municipality, with occupancy of such housing units restricted pursuant to the terms of a housing agreement under Section 483 of the *Local Government Act*, to the employees, retirees and members of their households.
5. The following shall be placed to the credit of the Reserve Fund:
 - a. all monies described in section 3 of the Community Land Bank Trust Declaration dated June 25th, 2013, a copy of which is attached to this bylaw as Schedule A;
 - b. all interest earned on the Reserve Fund;
 - c. all money that is placed in the reserve fund established by Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 1878, 2008 as of the date of adoption of this bylaw; and
 - d. money from other sources as determined by the Council from time to time.
6. “Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 1878, 2008” is repealed.

GIVEN FIRST, SECOND and THIRD READINGS this 6th day of April, 2021.

ADOPTED this ____ day of _____, 2021.

Jack Crompton,
Mayor

Brooke Browning,
Corporate Officer

I HEREBY CERTIFY that this is a true copy of "Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 2307, 2021".

SCHEDULE A

Copy of June 25, 2013 Trust Declaration (5 pages)

S. Flynn

COMMUNITY LAND BANK AGREEMENT

COMMUNITY LAND BANK TRUST DECLARATION

THIS DECLARATION dated for reference the 25th day of June 2013,

TO:

HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA, represented by the Minister of Agriculture and Lands, Parliament Buildings, Victoria, B.C. V8V 1X4 (the "Province")

FROM:

**RESORT MUNICIPALITY OF WHISTLER,
4325 Blackcomb Way,
Whistler, B.C.
VON 1B4
(the "Municipality")**

WHEREAS:

A. The Municipality acquired from the Province, pursuant to the Community Land Bank Agreement, as amended, those two properties legally described as:

Parcel Identifier: 026-772-213 Block A District Lot
8073 Group1 New Westminster District

("Block A")

and

Parcel Identifier: 027-018-474
Block B District Lot 8073 Group 1 New Westminster District

("Block B");

B. The Municipality was granted Block A by the Province on the basis that a portion of Block A (which portion is commonly known as the Athletes' Village land) would be developed mainly as housing for athletes for the 2010 Olympic and Paralympic Winter Games, and on the basis that after the Games, most of this housing would be made available on an affordable basis to Whistler employees and retirees, and the remainder of the housing could be sold at market prices;

C. The Municipality has notified the Province that it wishes to use a portion of Block A for market housing, and the Municipality has provided or will provide to the Province plans and specifics of that market housing;

D. The Province has agreed to the sale of market housing developed on Block A, with no price or occupancy restrictions, on the basis that if the sale of market housing on Block A generates a "Profit from Market Housing" (as defined

herein), then such profit would be reserved for development of Affordable Employee Housing (as defined herein) on the Lands and on other lands acquired by the Municipality from the Province under the Community Land Bank Agreement;

- E. On August 18, 2006 the Municipality and a corporation wholly owned by the Municipality, Whistler 2020 Development Corp. ("**WDC**"), entered into a Municipal Services Agreement, by which WDC agreed to provide, as a service on behalf of the Municipality, the design, financing, development, construction, marketing, selling and leasing of housing and commercial space on Block A;
- F. In order to facilitate the Municipal Services Agreement, by a Declaration of Limited Trust entered into on August 18, 2006, the Municipality transferred the beneficial ownership of Block A to WDC, subject to the limitations and terms of the Declaration of Limited Trust;
- G. Block A and Block B have subsequently been subdivided into those 17 parcels known as Lots 1 through 18 listed on Schedule "A" (with Lot 9 being a common lot), plus the Remainder of Block A, also listed on Schedule "A";
- H. Lots 1 through 18, but specifically excluding Lot 5 ("Lot 5", which generally corresponds to the area of Block B), but including the Remainder of Block A, are together referred to as the "Lands", which is the final area of the Athletes Village;
- I. The Municipality and WDC have amended the Municipal Services Agreement to provide that it now applies to the Lands, rather than Block A;
- J. The Municipality and WDC have replaced the Declaration of Limited Trust with a Declaration of Bare Trust and Agency Agreement, which applies to the Lands;
- K. The Municipality and WDC have agreed that net proceeds received from the sale of affordable and market residential properties on the Lands will be paid to the Municipality for its own use;
- L. The Municipality has or will have incurred debt to the Municipal Finance Authority ("**MFA**") for the development of the Lands and Lot 5, and for the retrofitting of residential properties after the 2010 Olympic and Paralympic Winter Games, pursuant to:

Resort Municipality of Whistler Athletes' Village Loan Authorization Bylaw No. 1831, 2008, and

Resort Municipality of Whistler Athletes' Village Temporary Borrowing Bylaw No. 1873, 2008
(the "**Municipal Debt**"),

with the Municipal Debt secured or to be secured by a mortgage over the Lands and other security in favour of MFA;

M. The Municipality has adopted "Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 1878, 2008", a copy of which is attached as Schedule "B";

NOW THEREFORE, for good and valuable consideration (the receipt and sufficiency of which are hereby acknowledged), the Municipality hereby agrees, promises and declares with and to the Province as follows:

Definitions

1. In this Declaration

(a) "Affordable Employee Housing" means housing units sold or rented at below market prices to persons who are employed in Whistler, or persons who, although retired, were employed in Whistler, with occupancy of those housing units restricted pursuant to the terms of a housing agreement under section 905 of the *Local Government Act*, to the employees, retirees and members of their households;

(b) "Project Costs" means the project costs for the overall development of affordable housing and market housing on the Lands, including, but not limited to, hard construction and site servicing costs and soft development costs; and

(c) "Profit from Market Housing" means:

Adjusted sales prices received from the sale of affordable housing and from the sale of market housing on the Lands

minus

Project Costs.

Reserve Fund

2. The Municipality hereby declares to the Province that it has established a reserve fund known as the "Cheakamus Crossing Affordable Employee Housing Reserve Fund" for the sole purpose of:

- i. acquiring land for; or
- ii. designing, constructing, financing, operating, maintaining, repairing or replacing,

Affordable Employee Housing on land acquired by the Municipality from the Province under the Community Land Bank Agreement.

Deposit to Reserve Fund

- 3. Subject to section 4, the Municipality declares to and agrees with the Province that the Profit from Market Housing that the Municipality receives from WDC or otherwise shall be held in trust and deposited to the credit of the Cheakamus Crossing Affordable Employee Housing Reserve Fund.
- 4. The Municipality is and will be borrowing money from the MFA for funding of the Project Costs and other expenses, and the Municipal Debt will be repaid in full to the MFA prior to the deposit of any monies into the Cheakamus Crossing Affordable Housing Reserve Fund.
- 5. The Municipality may deposit, to the credit of the Cheakamus Crossing Affordable Employee Housing Reserve Fund, monies from other sources.

Interest

- 6. Interest earned on the Cheakamus Crossing Affordable Employee Housing Reserve Fund shall be credited to the Fund.

IN WITNESS WHEREOF, the RMOW has executed this Agreement by their duly authorized representatives as of the date first written above.

DATED THIS 4 DAY OF July 2013

RESORT MUNICIPALITY OF WHISTLER

~~FRANZ WILHELM MORDEN~~
Mayor ~~MAYOR.~~ JAYSON FAULKNER
~~ACTING MAYOR~~

Corporate Officer SHANNON STORY
CORPORATE OFFICER

Schedule "A" to COMMUNITY LAND BANK TRUST DECLARATION

Legal Descriptions of 17 Subdivided Parcels and Remainder of Block A

Parcel Identifier:	Legal Description:
027-557-511	Lot 1 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-529	Lot 2 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-537	Lot 3 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-545	Lot 4 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-553	Lot 5 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-570	Lot 6 and an undivided 34/107 interest in Lot 9 District Lot 8073 Group 1 New Westminster District Plan EPP277 together they shall constitute a single parcel (limited access)
027-557-715	Lot 7 and an undivided 34/107 interest in Lot 9 District Lot 8073 Group 1 New Westminster District Plan EPP277 together they shall constitute a single parcel (limited access)
027-557-723	Lot 8 and an undivided 39/107 interest in Lot 9 District Lot 8073 Group 1 New Westminster District Plan EPP277 together they shall constitute a single parcel (limited access)
027-557-758	Lot 10 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-766	Lot 11 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-774	Lot 12 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-782	Lot 13 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-791	Lot 14 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-804	Lot 15 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-812	Lot 16 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-821	Lot 17 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-839	Lot 18 District Lot 8073 Group 1 New Westminster District Plan EPP277
026-772-213	Block A District Lot 8073 Group 1 New Westminster District Except: Plan EPP277

Schedule B

RESORT MUNICIPALITY OF WHISTLER

Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 1878, 2008

A bylaw to establish a reserve fund to be known as the Cheakamus Crossing Affordable Employee Housing Reserve Fund

WHEREAS:

- A. The Municipality acquired from the Province, pursuant to the Community Land Bank Agreement, as amended, properties referred to in this Bylaw as "Block A" and "Block B" (with their legal descriptions attached to this Bylaw as Schedule "A");
- B. Block A and Block B have subsequently been subdivided into those 17 parcels, known as Lots 1 through 18 (with Lot 9 being a common lot), plus the Remainder of Block A, listed on Schedule "B" attached to this Bylaw;
- C. Lots 1 through 18, except Lot 5 ("Lot 5"), are together referred to in this Bylaw as the "Lands", which area is commonly known as the Athletes' Village;
- D. The Municipality was granted the Lands by the Province on the basis that the Lands would be developed mainly as housing for athletes for the 2010 Olympic and Paralympic Winter Games, and on the basis that after the Games, most of this housing would be made available on an affordable basis to Whistler employees and retirees, and the remainder of the housing could be sold at market prices;
- E. The Province has agreed to the sale of market housing developed on the Lands, with no price or occupancy restrictions, on the basis that if the sale of market housing on the Lands generates a "Profit from Market Housing" (as defined herein), then such profit would be reserved for development of Affordable Employee Housing (as defined herein) on the Lands and on other lands acquired by the Municipality from the Province under the Community Land Bank Agreement;
- F. On August 18, 2006 the Municipality and a corporation wholly owned by the Municipality, Whistler 2020 Development Corp. ("WDC"), entered into a Municipal Services Agreement, by which WDC agreed to provide, as a service on behalf of the Municipality, the design, financing, development, construction, marketing, selling and leasing of housing and commercial space on Block A;
- G. In order to facilitate the Municipal Services Agreement, by a Declaration of Limited Trust entered into on August 18, 2006, the Municipality transferred the beneficial ownership of Block A to WDC, subject to the limitations and terms of the Declaration of Limited Trust;
- H. The Municipality and WDC have amended the Municipal Services Agreement to provide that it now applies to the Lands rather than Block A;

- I. The Municipality and WDC have replaced the Declaration of Limited Trust with a Declaration of Bare Trust and Agency Agreement, which applies to the Lands; ;
- J. The Municipality and WDC have agreed that net proceeds received from the sale of affordable and market residential properties on the Lands and net proceeds received from the lease and sale of commercial properties on the Lands will be paid to the Municipality for its own use;
- K. The Municipality has or will have incurred debt to the Municipal Finance Authority ("MFA") for the development of the Lands and Lot 5, and for the retrofitting of residential properties after the 2010 Olympic and Paralympic Winter Games, pursuant to:
 - Resort Municipality of Whistler Athletes' Village Loan Authorization Bylaw No. 1831, 2008
 - Resort Municipality of Whistler Athletes' Village Temporary Borrowing Bylaw No. 1873, 2008
 - (the "Municipal Debt"),with the Municipal Debt secured or to be secured by a mortgage over the Lands and other security in favour of MFA;
- L. Section 188(1) of the *Community Charter* authorizes Council to establish a reserve fund for a specified purpose and to direct that money be placed to the credit of the reserve fund;

NOW THEREFORE the Council of the Resort Municipality of Whistler in open meeting assembled enacts as follows:

Citation

- 1. This bylaw may be cited as "Cheakamus Crossing Affordable Employee Housing Reserve Fund Bylaw No. 1878, 2008".

Definitions

- 2. In this bylaw,
 - (a) "Affordable Employee Housing" means housing units sold or rented at below market prices to persons who are employed in Whistler, or persons who, although retired, were employed in Whistler, with occupancy of those housing units restricted pursuant to the terms of a housing agreement under section 905 of the *Local Government Act*, to the employees, retirees and members of their households;

- (b) "Project Costs" means the project costs for the overall development of affordable housing and market housing on the Lands, including, but not limited to, hard construction and site servicing costs and soft development costs; and
- (c) "Profit from Market Housing" means:

Adjusted sales prices received from the sale of affordable housing and from the sale of market housing on the Lands

minus

Project Costs.

Establishment of Reserve Fund

- 3. There is hereby established a reserve fund to be known as the "Cheakamus Crossing Affordable Employee Housing Reserve Fund" for the sole purpose of:
 - (i) acquiring land for; or
 - (ii) designing, constructing, financing, operating, maintaining, repairing or replacing.

Affordable Employee Housing on land acquired by the Municipality from the Province under the Community Land Bank Agreement.

Deposit to Reserve Fund

- 4. Subject to section 5, there shall be deposited to the credit of the Cheakamus Crossing Affordable Employee Housing Reserve Fund the Profit from Market Housing.
- 5. The Municipality is and will be borrowing money from the MFA for funding of the Project Costs and other expenses, and the Municipal Debt will be repaid in full to the MFA prior to the deposit of any monies into the Cheakamus Crossing Affordable Housing Reserve Fund.
- 6. The Municipality may deposit, to the credit of the Cheakamus Crossing Affordable Employee Housing Reserve Fund, monies from other sources.

Interest

- 7. Interest earned on the Cheakamus Crossing Affordable Employee Housing Reserve Fund shall be credited to the Fund.

Severability

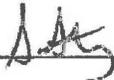
8. If a portion of this bylaw is held invalid by a court of competent jurisdiction, then the invalid portion must be severed and the remainder of this bylaw is deemed to have been adopted without the severed section, subsection, paragraph, subparagraph, clause or phrase.

GIVEN FIRST THREE READINGS this 3rd day of November, 2008.

ADOPTED this 17th day of November, 2008.



Mayor: Ken Melamed



Corporate Officer: Shannon Story

I HEREBY CERTIFY that this is a true copy of "Cheakamus Crossing Employee Housing Reserve Fund Bylaw No. 1878, 2008".

Shannon Story
Corporate Officer

Schedule "A"

Parcel Identifier: 026-772-213

Block A District Lot 8073 Group 1 New Westminster District

("Block A")

Parcel Identifier: 027-018-474

Block B District Lot 8073 Group 1 New Westminster District

("Block B")

Schedule "B"**Legal Descriptions of 17 Subdivided Parcels and Remainder of Block A**

Parcel Identifier	Legal Description
027-557-511	Lot 1 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-529	Lot 2 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-537	Lot 3 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-545	Lot 4 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-553	Lot 5 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-570	Lot 6 and an undivided 34/107 interest in Lot 9 District Lot 8073 Group 1 New Westminster District Plan EPP277 together they shall constitute a single parcel (limited access)
027-557-715	Lot 7 and an undivided 34/107 interest in Lot 9 District Lot 8073 Group 1 New Westminster District Plan EPP277 together they shall constitute a single parcel (limited access)
027-557-723	Lot 8 and an undivided 39/107 interest in Lot 9 District Lot 8073 Group 1 New Westminster District Plan EPP277 together they shall constitute a single parcel (limited access)

Parcel Identifier	Legal Description
027-557-758	Lot 10 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-766	Lot 11 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-774	Lot 12 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-782	Lot 13 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-791	Lot 14 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-804	Lot 15 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-812	Lot 16 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-821	Lot 17 District Lot 8073 Group 1 New Westminster District Plan EPP277
027-557-839	Lot 18 District Lot 8073 Group 1 New Westminster District Plan EPP277
026-772-213	Block A District Lot 8073 Group 1 New Westminster District Except: Plan EPP277

Dear Mayor and Council,

Hope you are all doing well!

We just wanted to write to you regarding our amazing free bus passes. We use the bus multiple times a day as our main way of transportation; we use it to get to skiing, to get to school, and to get to and from friends' houses. It is so convenient for us and it would be a lot harder for us to get around without it, as we can't drive yet and our parents definitely don't want to drive us everywhere. We do value taking the bus as it saves us from using gas, therefore saving us money and reducing GHG, so even if we could drive, I'm sure loads of us will continue to ride the bus.

We can't thank you enough for these free bus passes and hope that these passes can continue.

Thank you.

WeiTien Ho, Skylar Duncan, Liam Forsyth, Tristan Curran, Leif Gascoigne, Kane Gascoigne, Kai Schnur, Felix Schnur, Mickey Furey, Marcus Goguen and Caspar Martin.

Address:
8231 Mountain View Drive,
Whistler
V8E 0G3



OFFICE OF THE MAYOR

1100 Patricia Blvd. | Prince George, BC, Canada V2L 3V9
p: 250.561.7600 | www.princegeorge.ca

March 17, 2021

Transmitted via email: patty.hajdu@parl.gc.ca

The Honourable Patty Hajdu, P.C. M.P.
Minister of Health
House of Commons
Ottawa, Ontario K1A 0A6

RE: Opioid Crisis and Call for Overdose Action Plan

Dear Minister,

The City of Prince George Council and Staff have taken part in conversations with many stakeholders across our community regarding the impact of the opioid crisis on local health and policing resources. We acknowledge the steps taken by the Government of Canada thus far in addressing the need to improve access to treatment and harm reduction services, legal protection for individuals seeking emergency services during an overdose by way of the Good Samaritan Drug Overdose Act, awareness and prevention around the use of opioids, and the continued work to reduce the illegal and often tainted opioid supply.

To further support the country's effort in addressing the opioid crisis, the City of Prince George calls upon the Government of Canada to further its work through the implementation of a National Overdose Action Plan. As such, the City supports the following resolution shared by other municipal councils across the province:

WHEREAS the opioid crisis is one of the largest public health emergencies of our lifetime, with a death about every two hours on average and a death toll of over 16,360 since 2016 (January 2016 to March 2020);

AND WHEREAS other countries have significantly reduced drug-related fatalities with reforms such as legal regulation of illicit drugs to ensure safe supply and decriminalization for personal use;

AND WHEREAS the federal government has indicated it is premature to discuss these measures until there are comprehensive supports for people to get well;

AND WHEREAS supports are needed, but measures that save lives are essential if people are to survive and access supports;

AND WHEREAS the Canadian Association of Chiefs of Police has stated that they agree the evidence suggests “decriminalization for simple possession as an effective way to reduce the public health and public safety harms associated with substance use”;

AND WHEREAS the overdose crisis rages, showing few signs of abating;

THEREFORE BE IT RESOLVED that Council:

- a) *request that the Government of Canada:*

 - i) *declare the overdose crisis a national public health; and*
 - ii) *immediately seek input from the people most affected by this crisis and meet with provinces and territories to develop a comprehensive, Pan-Canadian overdose action plan, which includes comprehensive supports and full consideration of reforms that other countries have used to significantly reduce drug-related fatalities and stigma.*

On behalf of Council, thank you for your consideration of this request.

Sincerely,



Mayor Lyn Hall
City of Prince George

cc: All UBCM Member Local Governments
Todd Doherty, MP for Cariboo-Prince George
Bob Zimmer, MP for Prince George-Peace River-Northern Rockies



March 31, 2021

The Honourable Harry Bains
Minister of Labour
PO Box 9064, Stn Prov Govt
Victoria, BC V8W 9E2

Dear Minister Bains,

On behalf of Victoria City Council, I am writing today to request favourable consideration for the below motion passed at the March 11, 2021 Council meeting:

WHEREAS the covid pandemic has exacerbated existing inequalities and its social, health, and economic impacts are particularly devastating for women and racialized communities; and

WHEREAS the tourism and hospitality industries have been drastically impacted; and

WHEREAS of the 50 000 hotel workers that were laid of in March 2020, the majority are women and people of colour; and

WHEREAS the duration of the pandemic means that recall rights require extension; and

WHEREAS there are reports of hotels in British Columbia refusing to commit to bringing workers back to their jobs when business returns; and

WHEREAS the City of City of Victoria is committed to a COVID recovery plan that takes better care of people, the environment, and the community than the systems we had before the pandemic; and

WHEREAS the City of City of Victoria recognizes hotel workers and people who work in the tourism industry as valued and valuable members of our community;

THEREFORE, BE IT RESOLVED THAT the City of City of Victoria affirms that people should not lose their livelihoods due to the pandemic; and

.../2

THAT the City of Victoria write to the Ministers of Labour and Tourism expressing our support for the right for laid off workers to return to their jobs when the pandemic eases; and

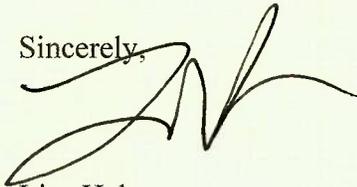
THAT this letter be forwarded to all BC municipalities asking to write their support; and

THAT the City of Victoria writes to the Association of Vancouver Island and Coastal Communities.

Though not expressly in the resolution, the intention of this motion was to write to both the Association of Vancouver Island and Coastal Communities and the Union of BC Municipalities, encouraging them to host future conferences and events in venues that respect worker rights and pay at least a living wage. A copy has been sent to both organizations.

Thank you for your time and consideration. Please do not hesitate to reach out should you have any questions regarding this letter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Lisa Helps', with a stylized flourish extending to the right.

Lisa Helps
Victoria Mayor

Cc: Honourable Melanie Mark, Minister of Tourism, Arts, Culture and Sport
The Association of Vancouver Island and Coastal Communities (AVICC)
The Union of British Columbia Municipalities (UBCM)



Mayor's Office, City of Penticton

171 Main Street, Penticton, B.C. V2A 5A9

Tel: 250-490-2400 Fax: 250-490-2402

www.penticton.ca

April 13, 2021

President Brian Frenkel
c/o Union of British Columbia Municipalities
525 Government Street
Victoria, BC V8V 0A8

Re: B.C. Government's Use of Provincial Paramourncy to Undermine Local Government Bylaws

Dear President Frenkel:

On behalf of Penticton City Council, I am requesting the Union of British Columbia Municipalities write a letter to Premier John Horgan requesting the reconsideration of invoking Provincial Paramourncy as it relates to the violation of Penticton City Council's authority and the City of Penticton's Zoning Bylaws at 352 Winnipeg Street, Penticton, BC.

The following is a timeline of events:

- When COVID-19 struck in March, 2020 many facilities that provided showers, laundry services, and meals to our most vulnerable in our community had to close and/or adapt. The City via its Emergency Operations Centre (EOC), Emergency Management BC and BC Housing worked together to find a temporary "hygiene station" and isolation shelter for anyone that was needing to isolate during COVID.
 - 352 Winnipeg Street was not an ideal site for a hygiene station as it was adjacent to two seniors' homes. However, as the site contained a vacant and free standing building that could quickly be fitted for a hygiene station, the EOC supported and worked with BC Housing to quickly stand-up the hygiene station.
- In September, 2020 BC Housing approached the City to turn the isolation shelter into a 42 bed Temporary Emergency Winter Shelter. This use was contrary to City Zoning Bylaws and although met with trepidation from the neighbourhood, Council ultimately approved a Temporary Use Permit (TUP) for the isolation shelter to be converted and operate as Temporary Winter Shelter until April 1, 2021.
 - Video of the lengthy Council debates from our October 6th and 20th, 2020 meetings can be found on our website to better understand how clear individual Council members were that this was not an appropriate location, but that in the midst of the pandemic, they would grant a TUP on this one occasion.

- In March 2021, BC Housing sought an extension to this TUP until March 31, 2022 in effect changing the use from a temporary, emergency winter shelter to a year round shelter. Council denied this request based on zoning bylaws and the previous clearly communicated unsuitability of this location.
 - Via resolution, Council further directed Penticton’s Safety and Security Advisory Committee to develop location selection criteria for a new, permanent winter shelter for Penticton.
 - Council initially learned of the Province’s interests in exploring the use of paramourncy via an interview on Global news with Minister David Eby, who had met with Council twice early in the year to discuss a supportive housing project at 3240 Skaha Lake Rd., Penticton, BC.
- Again in March, BC Housing stated their intention to continue operations of the facility “on a balance of convenience” and asked Council to reconsider. Having been presented no alternate location as requested or new information; based on zoning bylaws and the previously communicated unsuitability of this location Council did reconsider the request and again denied the request.
 - Via resolution, Council further directed staff to work with BC Housing to find alternate solutions.
- At the writing of this letter, 352 Winnipeg now operates in contravention of the City of Penticton bylaws as a newly established year round shelter following the threat of Provincial Paramourncy.

While the issue at hand is a matter of land use and planning, it is important to note according to data provided directly from the current Minister responsible for Housing to City Council, Penticton has the highest number of supportive housing beds per capita in the Interior region. Each of these beds was developed with Penticton City Council’s input and with respect for their role in the local decision making process.

In closing, Penticton City Council is hoping Minister David Eby, whom has invoked paramourncy on behalf of the Province, or Premier John Horgan as the head of a Government that promised to work collaboratively with Local Governments, reconsiders their position and adheres to our City’s bylaws. As this could happen to any one of the other 188 local governments in B.C., we ask that the Union of British Columbia Municipalities, on behalf of its membership, request Premier John Horgan reconsider the use of Provincial Paramourncy with respect to 352 Winnipeg Street, Penticton, BC.

Yours truly,



John Vassilaki

Mayor

- cc. Penticton City Council
 Donny van Dyk, Chief Administrative Officer
 Dan Ashton, Member of Legislative Assembly
 BC Local Government Elected Officials

SPOTTED OWL SURVIVAL IN OUR HANDS



March 18, 2021

Dear Mayor and Council,

Only three spotted owls are left in the wild in Canada. **They're on the path to disappearing.** Ongoing industrial logging is destroying their old-growth forest home.

But this owl, as well as many other wild species that live in the ancient forests, can be brought back to healthy numbers again. **That's why we're seeking your help to protect old-growth forests within your municipality.**

Enclosed is our latest newspaper: ***Spotted Owl: Spirit of the Ancient Forest***. In it you'll learn about the desperate battle to stop the loss of the last remaining population of wild spotted owls located on Spô'zêm Nation's traditional territory in southwest BC.

You'll read about how this happened: the history of industrial logging in their habitat, the legal battles to protect them and the dire situation facing other species that rely on these same old forests.

You'll also read a wonderful story about people coming together to make a stand for nature. Last year we travelled to the owl's ancient forest home with members of Spô'zêm Nation. We teamed up with lawyers at Ecojustice and together we all put the federal government on notice — **if they don't take action as obligated under the federal Species at Risk Act to preserve the remaining old-growth forest critical habitat, we will take them to court.** In response, the feds came to the table and brought the province.

Spô'zêm Nation made it crystal clear to BC and Canada — they want all logging to halt in their territory to give the owls a chance to survive. **As a result of such strong support for**

continued over...



**WILDERNESS
COMMITTEE**

NATIONAL OFFICE
46 E. 6th Avenue
Vancouver, BC V5T 1J4

Toll Free: 1-800-661-9453
In Vancouver: (604) 683-8220
WildernessCommittee.org

• PEOPLE POWERED WILDERNESS PRESERVATION FOR A WILD FUTURE •

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habitat protection, BC just announced a hold on logging in the two valleys where the last spotted owls live.

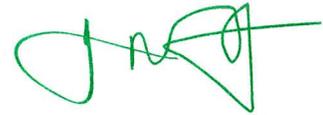
That is amazing news! But there's a catch — the promise to halt logging only lasts for one year. So now, more than ever, we need to fight as hard as we can.

Will you join with us and stand for the owls and their forest? We have to make this halt on logging permanent and see all the spotted owl's remaining old forest habitat fully protected.

Please contact Canada's and British Columbia's environment ministers and demand they comply with the wishes of the Spó'zêm Nation to protect spotted owl's remaining old-growth forest critical habitat and to provide proper funding to bring this endangered species back to healthy numbers again.

Contact me at joe@wildernesscommittee.org if you want to discuss this further, or receive additional maps, newspapers or information about the remaining old-growth forests — and what can be done to protect them.

For the wild,



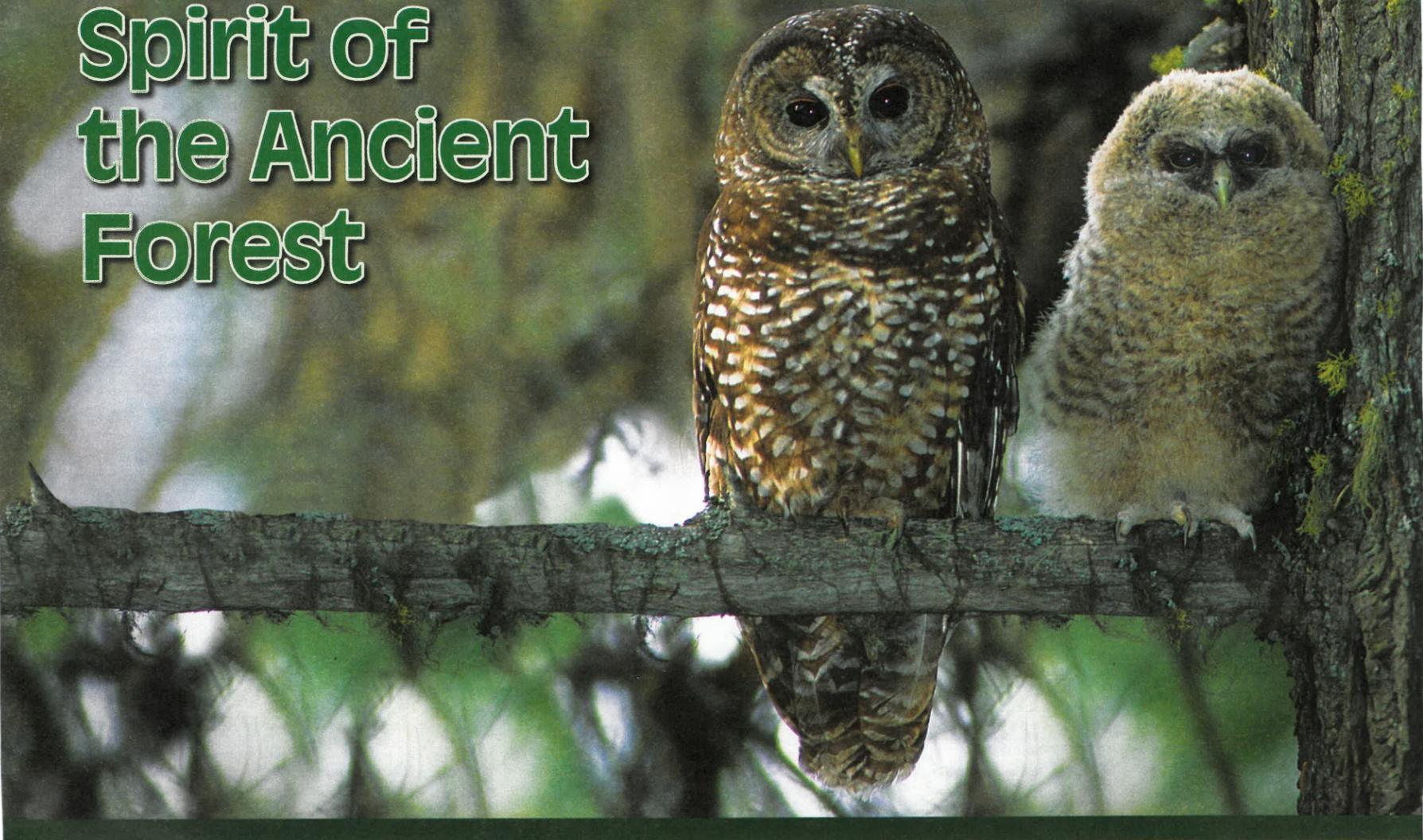
Joe Foy | Protected Areas Campaigner





SPOTTED OWL

Spirit of the Ancient Forest



THE FINAL FIGHT. THE ELEVENTH HOUR. TAKE A STAND FOR THE SPOTTED OWL.



Joe Foy
Protected Areas Campaigner
@JoeFoyWild

With a wingspan of up to four feet (121 centimetres) but weighing a mere one and a half pounds (680 grams) on average, piercing dark eyes nested in defining facial disks of feathers, and not surprisingly covered in white “spots,” the northern spotted owl is a species of legends. Mating for life, each pair of spotted owls needs a large territory of its own for hunting and nesting, building nests in natural snags and hollows of the oldest trees that give lots of shade and have good perches

for roosting.¹ Spotted owls once thrived in the old-growth forests of southwest mainland British Columbia, nesting in centuries-old Douglas fir, western hemlock and western red cedar trees. Once numbering 500 pairs prior to the arrival of settlers, the spotted owl is following the course of more than 30 wildlife species that became extinct in Canada as a result of colonization and out-of-control industrial activities.²

Only three spotted owls are left in the wild in Canada.

Only three spotted owls are left in the wild in Canada. Two of them are a breeding pair. Spó'zêm (Spuzzum) Nation, whose territory is one of many that provided a home to the owls since time immemorial, regard the spotted owl as a “messenger between this world and the Spirit World. The message of their extirpation both symbolizes and prophesizes our environmental crisis.”³

That message is loud and clear, here and around the world — we are facing a mass extinction crisis.⁴

A long-time economic reliance in Canada on the production and export of large amounts of raw natural

resources has had and continues to have a devastating impact on wildlife habitat. This includes logging, fishing, mining, oil and gas and agriculture.⁵

Canada has been built around the dispossession of the Indigenous people who've always stewarded the lands and waters here. The violation of Indigenous rights, the exploitation of ecosystems and resources and the impacts on biodiversity go hand in hand.

Weak federal, provincial and territorial enactment and enforcement of laws to protect species have allowed this crisis to grow. Canada has a federal Species at Risk Act which provides some protection for species, but not nearly enough. B.C.'s provincial government promised in 2017 to enact a provincial species at risk protection law — but in

2020 reneged on their promise.^{6,7}

Today, at-risk wildlife needs champions. The newest champions may just be that last breeding pair of wild spotted owls who've refused to give up and who've produced chicks two years in a row. Their determination to live is an inspiration to wildlife defenders everywhere.

We must join them and demand the governments of Canada and B.C. step up and take responsibility for their protection, and return management of these lands to Indigenous communities. The battle over protecting this old-growth forest wildlife habitat from industrial logging is reaching a critical moment — and it's a battle we can win.



Photo: spotted owl habitat in 26 Mile Valley (WC files).



Photo top: spotted owl mother and chick (Jared Hobbs). Photo bottom: clearcut spotted owl habitat in Spó'zêm Nation territory (WC files).

HOW TO PUSH A SPECIES TO EXTINCTION

Every spotted owl in Canada is in southwest mainland British Columbia.⁸ Its range extends from east of Vancouver north to the village of Lillooet and as far south as the U.S. border. In fact, the majority of spotted owl range is in the U.S., located in old-growth forests found in Washington State, Oregon and northern California.

Concern over steep declines in spotted owl numbers in the mid-1980s caused wildlife managers in Canada and the U.S. to plan measures to halt the population drop.

In the U.S. almost ten million

acres of forests were eventually protected from logging. In Canada, attempts to rein in B.C.'s powerful logging industry went nowhere and logging of the owl's old-growth habitat continues full speed ahead.

Prior to the start of industrial logging in the late 1880s, an estimated 500 pairs of spotted owls called southwestern B.C. their home. By

1991, biologists found the surviving population had declined to 100 pairs due to ongoing logging of the owl's old-growth forest habitat. In 2002, the estimate was 30 pairs. Five years later only 19 spotted owls were found.

Today biologists have only been able to find three remaining owls, two of them form the last surviving pair.

A lack of provincial species at risk legislation, delays in federal government mapping of their critical habitat, and continued logging by the provincial government's own logging company, BC Timber

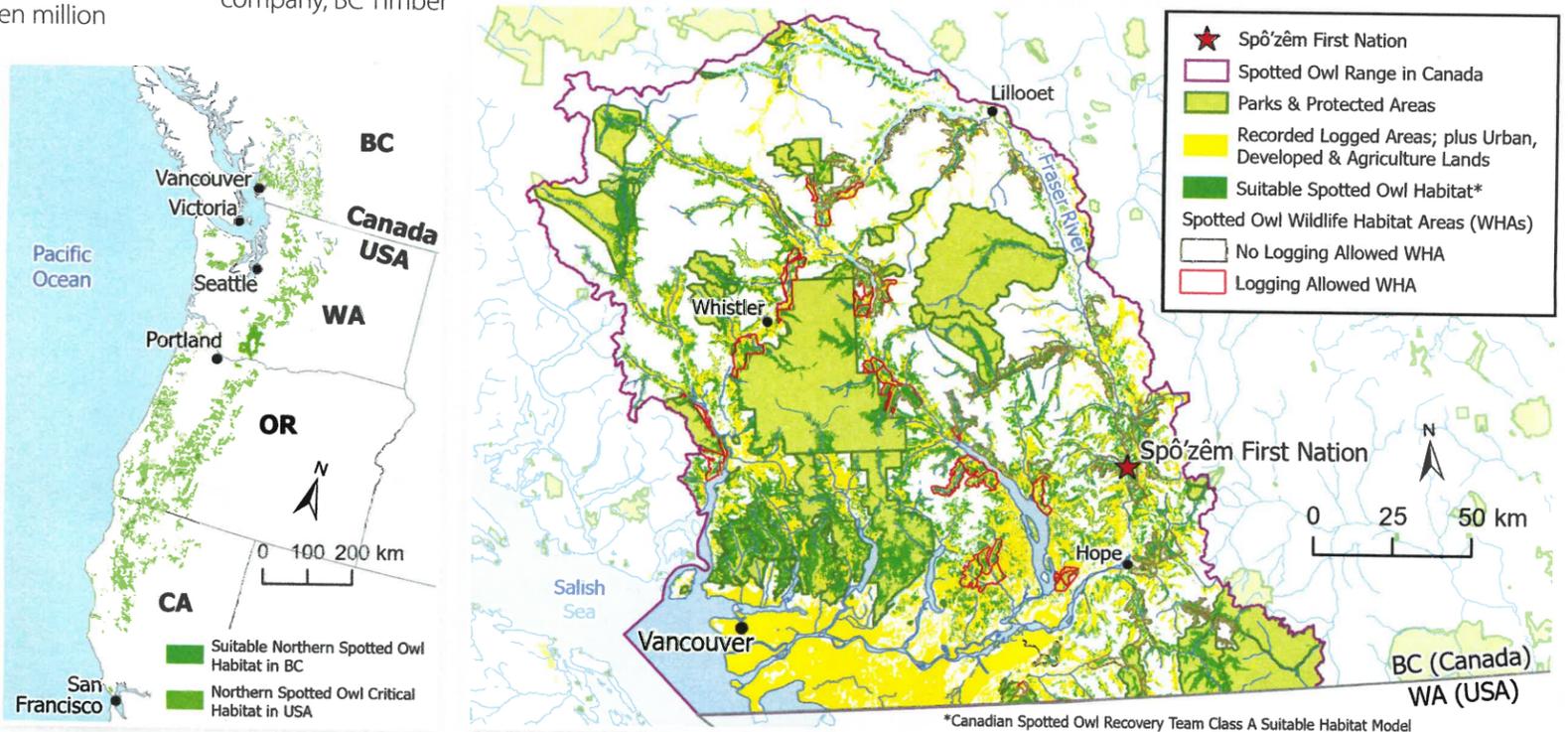
Sales and private logging companies, make their survival seem impossible.⁹

Yet against all odds, these last three owls endure and the pair has produced baby chicks two years in a row. Because people didn't give up on them. Environmental groups in B.C. continue to strive for their survival. Indigenous communities such as Spó'zēm First Nation are leading the fight.

Now, the governments of Canada and B.C. have been brought to the

table to work with First Nations towards protecting the owl's remaining forest habitat. Which makes now a critical time to ensure they hear from all of us loud and clear.

There are hopeful examples of species in dire straits coming back to healthy numbers, like the story of the sea otters off the Pacific coast of North America.¹⁰ Today they thrive. That too can be the future of the spotted owl.



CAGED

In 2006 the B.C. government initiated the Northern Spotted Owl Breeding Program. They captured some of the last remaining wild spotted owls and stuck them in cages. Their goal was to produce a supply of captive-bred young owls for reintroduction into their old-growth forest range.

They committed to providing adequate funding to support their plan of raising and releasing about 20 owls per year into the wild for a total of 240 owls by 2021, as their way of addressing spotted owl extinction. There are currently 28 spotted owls in captivity, including seven breeding pairs.¹¹

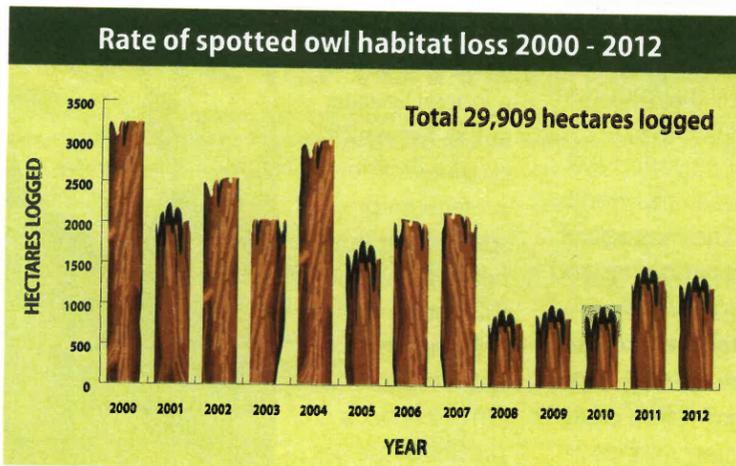
The problem is over the past 15 years exactly zero owls have been released back into the wild. None.

Perhaps that's due to the government underfunding the program so badly it's constantly seeking public donations to scrape by.¹² Or since the government hunted down and captured

some of these last wild owls, they've continued to issue logging permits to cut down more and more old-growth forest habitat — about 1,400 hectares per year on average.¹³ And the worst offender is BC Timber Sales, the government's own logging company.¹⁴

The only way this captive breeding program will stop being a macabre spotted owl zoo is for the B.C. government to keep their promise to fund the work necessary and release owls into the wild to survive and thrive. That requires an increase in funding, an immediate end to logging and permanent protection of spotted owl old-growth habitat.

It's time to set the owls' on their path back home.



UNDER THE OWL'S WINGS

Sharing the spotted owl's forest habitat are a number of other at-risk species. Their fate also rests in stopping the logging of remaining old forests and protecting second-growth forests so they can grow to become suitable habitats once again.

Birds like the marbled murrelet and coastal western screech-owl, listed under the federal Species at Risk Act as threatened, require healthy old forests to survive. They are joined by amphibians like the coastal giant salamander, listed as threatened and the coastal tailed frog, listed as special concern.

Then there are species outside these forests who also need them

to survive. Central among these are the wild Pacific salmon reliant on ancient forests to stabilize stream banks and provide shade and water filtration for their spawning beds and rearing pools. Their populations have declined dangerously due in part to industrial logging.

Grizzly bears, northern goshawk, cutthroat trout, martens, fishers, pileated woodpeckers, harlequin ducks, hooded mergansers and flammulated owls are also members of the long list of species that will benefit from preserving the old forest habitat of the spotted owls. These are just some of the beautiful wild creatures living under the owl's wings.¹⁵



Photo: fisher (The Degners).



Photo: tailed frog (Wayne Lynch).



STOLEN LANDS

Within the range of the spotted owl are the territories of about 50 Indigenous communities representing several Salish languages including Halq'éméylem, N?e?kepmxcín, S'xáx'ímxc, SEN?O?EN and Skwxwú7mesh. Since ancient times much of these territories were blanketed by old-growth forests.¹⁶

From these forests clean water flowed, providing drinking water and a home for the many runs of salmon and other fish that fed the people. Red cedar trees provided material for house building and canoes. Every tree, plant and creature in the old-growth forest helped to make the lives of the people better. Old-time stories handed down from generation to generation are often vivid accounts of long-ago when humans, spirit beings and wild creatures could communicate with each other and weren't seen as so different from one another as they seem today.

But starting in the mid 19th century, settlers with little knowledge of the local history, ecology, traditions, laws, spirituality or expertise began to pour into these Indigenous territories. Soon after, the uninvited newcomers



Photo: logs from old-growth forest spotted owl habitat in Spó'zém Nation territory (WC files).

began to build towns and cities, clearing forests as they went. A growing trade based on the production of logs plundered from clearcutting stolen old-growth forests became an economic mainstay of the new settler communities.

Huge swaths of forests were cut down along the Pacific Coast, up the Fraser River Valley and eventually up most of the tributary valleys. Today, only a remnant of the original old forests remain, but government and industry still target them relentlessly. It's in these forests

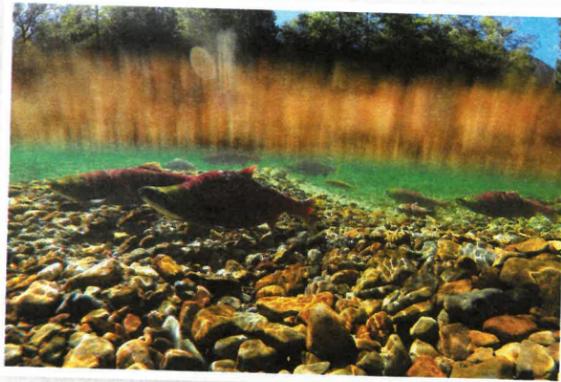


Photo: sockeye salmon, upper Chilliwack River, Ts'elxwéyeqw Tribe territory (WC files).

that lies the hope of survival for at-risk species like the spotted owl.

These forests, and management of them, must be returned to the original and rightful owners who have lived with them far longer than the thousand years

it takes a big red cedar tree to reach old age. Compared with the old-growth forests in spotted owl habitat Canada, formed in 1867, is a mere sapling under the shade of ancient giants.

Governments of Canada and British Columbia have

a duty to work with Indigenous nations on conservation planning and long-term management and ensure species and forest habitat protection is properly funded and backed up by strong species legislation.

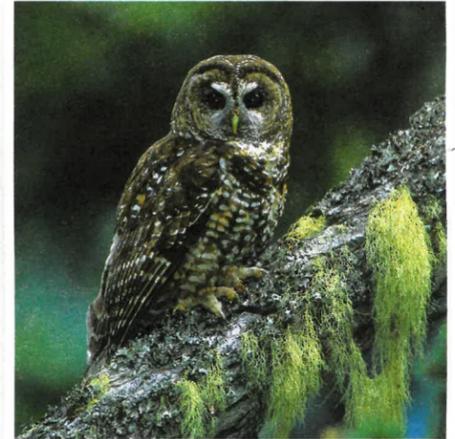


Photo: adult spotted owl (Jared Hobbs).



Photo: huge logs cut from old-growth forest spotted owl habitat in Spó'zém Nation territory (WC files).

FOREST HOMES CAN'T BE REPLACED

A single pair of adult spotted owls needs a home territory of 2,800 to 3,400 hectares of old forests. Given the average size of a sports field is one hectare, owls need a lot of space.

They need big, old trees to find a good nest site, favouring the broken tops of centuries-old Douglas-fir. Deep dark forests to hide from predators like the great horned owl or competitors like the barred owl. Shade from

the canopy to cool them from the hot summer sun and block the cold winds of winter. Old-growth trees with good spacing to fly through the canopy at night in the hunt for their preferred prey — flying squirrels and bushy-tailed woodrats. After young spotted owls leave their nest to look for their own territory, they need connecting corridors of old-growth forest for safe travel.

This last part is why spotted owls have declined so drastically. Young

owls haven't been able to safely navigate through clearcuts and tree plantations, avoiding predators and starvation, to find new territory and a mate. There aren't many mates to find these days, especially since B.C. began capturing all the wild owls they could get their hands on.¹⁷

The good news is suitable old-growth forests still exist in the owl's range. There are still 533,306 hectares of suitable old-growth forest habitat remaining, with 151,428 already preserved in parks and protected areas, and a further 66,919 hectares protected in Wildlife Habitat Areas, designated to put spotted owl habitat off-limits to logging.

However, the remaining 314,959 hectares is still open to industrial logging, without any concern for spotted owl survival. This forest must be protected from logging now. Additional second-growth forests must be protected to fill in the habitat gaps created by an insatiable logging industry that's consumed far too much.¹⁸

By moving forward quickly to designate a network of new Indigenous protected areas,



Photo: spotted owl habitat at Eaton Creek (WC files).

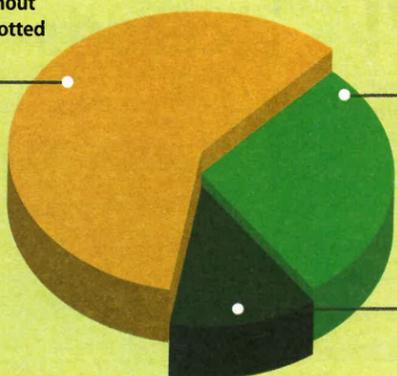
wildlife conservation areas and places important for outdoor recreation within spotted owl range, the governments of B.C., Canada and First Nations can create an expanded protected area system capable of saving endangered wildlife. In doing so, we preserve the natural spaces and species we want to pass down to future generations.

It is nothing short of a miracle two owls have survived, eluded capture, found each other and produced young two years in a row. Wouldn't it be wonderful to look back one day and realize the last pair of wild spotted owls united us in the quest to turn around habitat loss and species endangerment because of their inspiring story and will to survive?

Total area of suitable old-growth spotted owl habitat in its range

Unprotected old-growth habitat on Timber Harvesting Land Base. Commercial logging permitted without survey or regard for spotted owl recovery.

(314,959 ha) 59%



Protected old-growth habitat within all parks and Greater Vancouver Regional District lands

(151,428 ha) 28.5%

Protected old-growth habitat under the 2009-2019 Spotted Owl Management Plan

(66,919 ha) 12.5%

SPIRIT OF COOPERATION REQUIRED

Three last remaining wild spotted owls in Canada currently reside within the territory of the Nlaka'pamux community of Spó'zém First Nation. The Nation has demanded the B.C. government cease logging in their territory immediately to give the surviving owls a chance at life.¹⁹

Sadly, the B.C. government has continued year after year to issue logging permits in Spó'zém Nation territory and elsewhere throughout the spotted owl's range. B.C.'s ongoing liquidation of forests is propelling a continuous death spiral for spotted owls and other creatures that have lived in these forests for millennia.

The Wilderness Committee, represented by Ecojustice lawyers, teamed up a number of times in the past in court challenges against logging companies and the governments of Canada and B.C., in a bid to get more spotted

owl habitat protected. Those battles put pressure on both governments, resulting in tens of thousands of hectares of old-growth forests designated as Wildlife Habitat Areas, some of which are off-limits to logging.^{20,21}

However, until now logging of old-growth forests outside the protected Wildlife Habitat Areas hasn't slowed down. Consequently, the footprint of logging continues to spread with a deadly disease of logging roads, clearcuts and tree plantations.

Recently we partnered again with Ecojustice and put the federal government on notice. Unless Canada enforces the Species at Risk Act to map and protect all of the spotted owl's remaining critical habitat, we will

take them to court once again. The federal government responded by committing to complete the long-awaited critical habitat mapping process for the spotted owl this year. They've reached out to B.C. and First Nations, including Spó'zém Nation, to cooperate on habitat protection.

In the face of such strong support for habitat protection from the Spó'zém Nation, B.C. has committed to halting logging in the valleys where the last owls live.

Partnership among these three governments presents a once in a lifetime opportunity for the last wild spotted owls. A cooperative habitat protection plan must quickly deliver

new protected areas, including Indigenous protected areas, and strengthen protection within existing Wildlife Habitat Areas.

Swift and strong actions are required to bring back spotted owls to healthy numbers and ensure the survival of all the at-risk creatures who share these ancient forests. This inclusive, cooperative and timely action to protect endangered habitats and species, while respecting First Nations' governance, is the way forward for species at risk across Canada.



Photo: Mount Urquhart, one of Spó'zém Nation's impressive peaks (WC files).



Photo: Spó'zém Nation open house event (WC files).

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TAKE ACTION

Give a hoot for the owls

It's a big world out there. That last pair of wild spotted owls are pretty small in comparison. But their survival and the survival of future generations of owls will make a huge impact on all of us. They need us to weigh in on their side right now. Please write Canada's and British Columbia's environment ministers and demand they:

- ▶ **Work in cooperation with First Nations to permanently protect all remaining forest habitat within the spotted owl's range as fast as possible**
- ▶ **Successfully begin releasing captive-bred owls back into their forest home**

Visit SaveSpottedOwls.ca to take action

To stay informed and up to date with our campaigns, sign up for updates: WildernessCommittee.org/SignUp



Photo: juvenile spotted owl (Francois-Xavier DeRuydts).



SCAN ME

YES! I'LL PROTECT SPOTTED OWL HABITAT TODAY!

A gift today supports on-the-ground documentation and monitoring, actions to end unfettered logging activities, and advocacy for strong, effective legislation for spotted owl and other species at risk.



Return to:
Wilderness Committee
46 E. 6th Avenue,
Vancouver, BC V5T 1J4



click
WildernessCommittee.org/SaveSpottedOwls



call
604-683-8220 in the Lower Mainland, BC
1-800-661-9453 toll-free elsewhere in Canada

Enclosed is: \$35 \$60 \$150 Other \$ _____
Fed. reg. charity #11929-3009-RR001

NAME _____ PHONE _____

ADDRESS _____ CITY _____

PROVINCE _____ POSTAL CODE _____ EMAIL Yes, send me updates via email.
 Email my tax receipt.

Your gift will support our critical wildlife habitat protection work.

WildernessCommittee.org

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Mayor and Council
Resort Municipality of Whistler
4325 Blackcomb Way
Whistler, BC V8E 0X5

Dear Mayor and Council:

Re: Time to stop logging old forests

The 2-hour open house for the Cheakamus Community Forest (CCF) March 29 was very disappointing. Here are some key points that were obviously missing from the presentation:

- Acknowledgement that pandemics such as coronavirus are the result of humanity's destruction of nature, and it must stop.
- Awareness that not all forests are renewable. Logging old-growth forests is not sustainable—it is extinction.
- Recognition that two of the three CCF partners want to protect old-growth forests. Squamish Nation wants to start protecting the last remaining old-growth stands in its territory and Whistler Mayor and Council have all said they want to protect old-growth forests.
- Acknowledgement that within the last year *A New Future for Old Forests: A strategic review of how British Columbia manages for old forests within its ancient ecosystems* has come out and that the province has committed to implementing its 14 old-growth management strategies to meet society's demands to maintain ecological values.
- An answer to the question asking if the CCF is logging simply to provide jobs. If yes, then let's provide them, but in a different way.
- Recognition that old-growth forests burn less readily than younger forests. When the CCF logs old growth, it increases our second growth forests which increases Whistler's wildfire risk. At the same time, the RMOW has a wildfire hazard reduction program. There was no acknowledgement that these two programs are working against each other.
- Appreciation that forests have intrinsic value for living things; they do not exist to provide value to humans. We heard a lot about the urgency for wildfire hazard reduction to protect the homes of human animals. We did not hear any concern about how many non-human animals will die when we destroy their homes by logging and wildfire hazard reduction.
- Acknowledgement that old growth forests are *the* most critical areas for carbon storage in BC.
- Recognition that we need to manage for ecosystem health, not for timber. The notion that the province will revoke forest tenures if not enough trees are logged has been disproven. The door is wide open to challenge outdated rules like the annual allowable cut. It's been opened by science, the climate emergency and the biodiversity crisis.

- Acknowledgement that forests and ecosystems are so complex that we will never fully understand them. Using the precautionary principle to end old-growth logging is the only moral way to move forward. In other words, where there are threats of serious or irreversible damage, lack of full scientific certainty shall not be used as a reason for postponing measures to prevent environmental degradation.
- Recognition that logging old growth negatively affects mental health in Whistler. Many of us already suffer from eco-anxiety and actions by the CCF makes it worse.

The best thing about the open house were fellow community members who attended and who also questioned the plan to log old growth. They are one reason for hope. Another reason is that nature is exceedingly resilient and will recover ***IF*** we stop actively destroying it.

“We have as much power as we believe we have. If we believe we have no power, it’s a self-fulfilling prophecy. But if we believe we have power, we can change the world.” – Herb Hammond

We look forward to continuing the discussion,

Kristina Swerhun
14-4815 Glacier Lane

████████████████████
██████████

Jane Millen
5-4815 Glacier Lane

████████████████████
██████████

Mayor and Council
Resort Municipality of Whistler
4325 Blackcomb Way
Whistler, BC V8E 0X5
April 6 2021

Dear Mayor and councillors,

I am writing this letter in reference to a bylaw that requires a building permit for re-roofing existing homes. The issues we and our competitors are having are as follows.

- 1) The costs associated to the home owners is very high.
- 2) The turn around from application to engineering to receiving a permit and then doing the work can take up to 1.5 years.
- 3) The re-roof season and weather window is very short.
- 4) I personally don't know of any other municipality requiring a permit.
- 5) Other companies are coming from elsewhere to do the work, not taking out a permit because no one in the sea to sky corridor wants to deal with the requirement.

I believe that with out the required permit, the liability is solely held by the roofing contractor.

Currently, a permit is required when one is changing to different type of roofing product, ie. Cedar shake to metal, or if one is to add plywood over top of existing wood strapping, thus improving the R value, waterproof underlayment and seismic integrity of the structure.

I understand the need for permits when re-roofing a large strata complex, but not single family homes and duplex's.

An idea I thought of to reduce risk to the Muni, if that is a concern, would be to ask for a copy of the contractors insurance, upon application or renewal of the Whistler business licence.

I hope you will consider removing this bylaw, allowing all of us to improve efficiency

Thank you

Peter Pocklington

President /Senior Estimator
Pocklington Building Systems Ltd.

1002 Lynham Rd, Whistler, BC V0N 1B1
C: 604-967-1129
O: 604-932-1838
www.pbswhistler.com

From: Manish Rughani [<mailto:mrughani@walkforvalues.com>]
Sent: Sunday, April 4, 2021 9:50 PM
To: Jack Crompton
Subject: Request for proclamation ~ April 24, 2021 as Human Values Day

Your Worship Mayor Jack Crompton

On behalf of the Steering Committee and the large number of community volunteers of the Walk for Values, we like to express our deep gratitude to you, all council members and citizens of The Resort Municipality of Whistler for supporting and proclaiming April 24 in the past as “Human Values Day” and raise awareness to practice Human Values and to building the “Communities of Character”. Canada is a great country and we are proud of its multiculturalism and the rich values we hold.

I am writing to request that April 24, 2021 be proclaimed as the Human Values Day in The Resort Municipality of Whistler.

We propose that we all take the time to reflect on ourselves and observe April 24 every year as “Human Values Day.” This proclamation will dedicate a day each year to increasing awareness of Canada’s commitment to human values by encouraging citizens to foster a climate that promotes, supports and celebrates “excellence in character” in our schools, businesses, homes and community-based organizations in order to strengthen the families and communities in Canada and around the world. Rekindling human values around the world by Canadian initiative is step forward to achieving universal peace and security on the planet, and harmonious coexistence among different people and cultures.

Since 2015, April 24 has been proclaimed by Province of British Columbia, Province of Manitoba, Province of Nova Scotia and Province of Newfoundland & Labrador and over 300 municipalities across Canada as Human Values Day. Also various landmarks across Canada like CN Tower, Niagara Falls, Toronto 3D sign, City Hall in Toronto, Hamilton Signature Sign, Mississauga Clock Tower, The Peace Bridge, BC Place in Vancouver, High Level Bridge in Edmonton and City Hall Vancouver have observed Human Values Day on April 24.

With this request I have attached Summary of the organization

This year we will not have our walk but we are planning for Food Drives to support communities during this difficult times of pandemic.

In addition, if you have any suggestions in bringing the transformation and it will be very much appreciated.

Thank you in advance.

Respectfully submitted,

Manish Rughani (Advisor Team - Walk for Values)

**Manish Rughani – Advisory Team Walk For Values | mrughani@walkforvalues.com
www.walkforvalues.com | [Facebook](#) | [Twitter](#) | [Instagram](#)**



Walk for Values

A Walk for me, my family and my community!
Celebrating 19 Years of Walk For Values



www.walkforvalues.com

What is Walk for Values?

Walk for Values is a walkathon which was started in the town of Malvern, ON., in 2003 by the Parent Council of the Sathya Sai School of Toronto - Canada, an independent elementary school, registered with the Ontario Ministry of Education. The school's thrust is **Education in Human Values**, where the staff, parents, students and volunteers all focus on *integrating human values* into the regular curriculum.

In 2004, this Walk became a national event being conducted annually in the cities of Ottawa, Kingston, Toronto, Saskatoon, Winnipeg, Edmonton, Calgary, and *Coquitlam* where representatives from Vancouver, Surrey, and Abbotsford join together with the City's Teddy Bear Parade. In 2007, it continued at Dundas Square, in downtown Toronto and in 2007, it also became *international* when it was done in Australia in 5 major cities on a national scale. This is **the little Walk that grew** from just over 3000 walkers in Malvern in 2003 to over 5000 participants in 2010 at Yonge-Dundas Square, the heart of downtown Toronto, growing by the end of 2014 to an annual **international event**. Today this walk has grown to over **40 major cities** across **6 continents** and counting! Since 2013, this Walk is being conducted from the prestigious **Nathan Phillips Square**, at Toronto City Hall.

This Walk is aimed at raising awareness of the importance of practicing **positive values** at helping in the eradication of violence, bullying, drugs, crime, disrespect and greed in our society. The uniqueness of the event is that **it is not a fundraiser**. Rather, each participant resolves to make the community richer **by pledging to practice a value of his or her choice**. In this way, it is a "**walk of love**" aimed at making our city, one citizen at a time, richer in our commitment to human values as a first step towards raising our social conscience.

Mission Statement

"Walk for Values" is a walk designed to raise awareness of *Human Values* and to promote individual and collective responsibility for the progress of humanity, one step at a time.

Vision Statement

A non-monetary, non-denominational event, this unique initiative, based on the five basic universal human values of Truth, Right Conduct, Peace, Love and Non-violence, is part of a global drive to seed human consciousness with timeless affirmations such as hope, kindness, patience and honesty, along with other positive values deemed integral to the sustenance and survival of mankind.

It calls for an honest self-examination from all its participants who identify areas for personal growth and pledge to practice associated values not only for self-transformation but also collectively for social, environmental and global reformation.

The Objective of the "Walk for Values"

The objective of the "Walk for Values" is to give members of the community, participating organisations and students a clearer understanding of the importance of a values-based life. Basic Human Values of truth, right conduct, peace, love and non-violence have been on the decline in our communities and our nations. We can see this in the daily reports in the newspapers, radio and TV news broadcasts. Guns, violence and drugs have infiltrated our streets, our communities and our families. By doing nothing we contribute to the increase of this decline. As responsible citizens, we simply must do something about it. This WALK is an opportunity to fulfil that responsibility in a positive way by raising the awareness of human values in our community.



Walk for Values

A Walk for me, my family and my community!
Celebrating 19 Years of Walk For Values



www.walkforvalues.com

The Values we walk for are Values to live by

TRUTH - honesty, integrity, optimism, excellence

RIGHT CONDUCT - courtesy, gratitude, fairplay, perseverance, determination, responsibility, sacrifice, initiative, leadership, courage, duty, ethics

PEACE - contentment, discipline, humility, patience, satisfaction, self-control, self-confidence, self-respect, understanding, modesty

LOVE - caring, compassion, reverence, forgiveness, generosity, kindness, enthusiasm, tolerance, dedication, devotion, unity

NON-VIOLENCE - gentleness, consideration, moderation, cooperation, brotherhood, equality, cultural respect, social justice

Current Locations, touching the 6 continents ~ North America, South America, Europe, Australia, Asia and Africa.

Canada: Ottawa, Kingston, Toronto, Saskatoon, Winnipeg, Edmonton, Calgary Fort McMurray and Coquitlam. **USA:** New York, Austin, Houston, Dallas, Raleigh, Seattle, Detroit, Ann Arbor, Chicago and Tampa. Mexico **Australia:** Sydney, Melbourne, Adelaide, Canberra, Perth and Brisbane. **India:** Chandigarh, Visakhapatnam New Delhi. **New Zealand:** Auckland. **Malaysia:** Kuala Lumpur **Hong Kong:** The city of Hong Kong. **Europe:** UK. **South America:** Suriname **Africa:** Hosted in all 13 regions in South Africa, covering 9 locations around the country.

Event Highlights focusing on the 10th to 18th Anniversary of Walk For Values

- It's not a fund raiser, but an event to promote Human Values and Character Development.
- The only major public event that supports & promotes excellence in Character in communities
- Collection of non-perishable food items - **with goal of 10 tons** - on a **National** basis for the Food Banks across Canada
- Conducting a **National Blood Donation** drive in partnership with CBS
- Collecting new and re-usable **clothing** to be distributed to the needy
- Donated **108 Children's' beds to charity** through the agency of 'Furniture Bank'
- Colorful floats, music bands and participation by other local public schools
- Motivational keynote speakers from the various community organizations
- "Go Green" was the theme for 2009 and continues as an underlying goal of all events
- Promotion of family values with fun games and prizes for children
- Leaders from the three levels of Government and other community organisations lead the parade
- Ignite Partner of Pan Am Games
- Alliance Partner for Canada 150
- Park cleaning
- Received Proclamation of Human Values Day Across Canada from 4 Provinces and over 300 municipalities across Canada since 2015
- 2020 – We could not have our walk but support had Food Drive event and collected 7,485 lbs to support Daily Bread Food Bank and 650 lbs to support Malvern food bank.

Respectfully submitted,

Manish Rughani (Advisor Team - Walk for Values)

Hosted by the Parent Council - Sathya Sai School of Toronto – Canada, Sathya Sai International Organization, Canada
451 Ellesmere Rd., Toronto, ON., Canada M1R 4E5; T. 416-297-7970; F. 416-297-0945; www.sathyasaischool.ca
Values Without Borders!



Ottawa, April 1st, 2021

Subject: Europe Day - Special lighting of the Fitzsimmons Creek Bridge

Dear Mayor Crompton,
Dear Councillors,

Every year on 9 May, Europeans and friends of Europe around the world celebrate Europe Day, the historic day in 1950 when French Foreign Minister Robert Schuman called for the unification of Europe in the wake of the devastation of World War II.

For years, Europe has been truly privileged to count Canada among our closest friends and partners. We share a common history and worldview, and many Canadians still have ties with Europe through friends, close or distant family. This year also marks a milestone in the historic relations between Canada and the European Union as we celebrate the 45th anniversary of our diplomatic presence in Canada.

With the background of our close ties and shared history, we would like to give European communities and Friends of Europe in Canada an opportunity to be part of worldwide celebrations by treating them to special lightings of Canadian landmarks and flag-raising ceremonies across the country.

In the current circumstances where we are prevented from gathering to celebrate together, we believe these lightings will be a great way to celebrate our close transatlantic ties while respecting physical distancing measures.

The Delegation of the European Union to Canada would therefore like to enquire about the possibility to light the Fitzsimmons Bridge in Whistler in EU colours (Blue (RGB: 0/51/153) and Yellow (RGB: 255/204/0)) on May 9th or at some point around this date. Your support and friendship would be immensely appreciated and we would be delighted to count once again the City of Whistler amongst our partners to celebrate Europe Day in Canada.

Sincerely,

Melita GABRIC

His Worship Jack Crompton,
Mayor of the Resort Municipality of Whistler,
& the Council of the Resort Municipality of Whistler



Landmark Lighting Request Form

Please complete the form and scan/email to corporate@whistler.ca along with your cover letter addressed "To Mayor and Council" with information regarding your campaign or cause.

We will contact you to confirm the status of your request.

Contact Name	Thomas Gilbert
Organization	Delegation of the European Union to Canada
Business Address	1900-150 Metcalfe Street
City/Province/Postal Code	Ottawa, ON K2P 1P1
Business Phone Number	+1 613 563 6353
Business Email	thomas.gilbert@eeas.europa.eu
Website Address	https://eeas.europa.eu/delegations/canada_en
Brief description of the event associated with your request - 75 words or less <i>(Information here will be used for communications and the sign on the bridge. RMOW will edit copy if necessary.)</i>	<p>Every year on 9 May, Europeans and friends of Europe around the world celebrate Europe Day.</p> <p>For years, Europe has been truly privileged to count Canada among our closest friends and partners.</p> <p>With the background of our close ties and shared history, we would like to give European communities and Friends of Europe in Canada an opportunity to be part of worldwide celebrations by treating them to special lighting of Canadian landmarks and flag-raising ceremonies across the country, celebrating our close transatlantic ties.</p>
Optional: Social Media Campaign Title <i>(include hashtags)</i>	
Landmark Choice	<input type="checkbox"/> Fitzsimmons Covered Bridge
Date of Event	May 9, 2021
Colour Request	Blue (RGB: 0/51/153) and Yellow (RGB: 255/204/0)

Signature: GILBERT Thomas Digitally signed by GILBERT Thomas
Date: 2021.03.31 18:37:11 -04'00'

Date: March 31, 2021

This application does not guarantee that your event lighting request will be approved or your date is available.