



## **MINUTES**

### **PUBLIC HEARING MEETING OF CITY COUNCIL**

**Monday, November 22, 2021, 6:00 p.m.**

**Via Teleconference Hosted in the Council Chamber, Saskatoon City Hall**

**PRESENT:**

- His Worship, Mayor C. Clark, in the Chair
- Councillor C. Block
- Councillor T. Davies
- Councillor R. Donauer
- Councillor B. Dubois
- Councillor S. Gersher
- Councillor H. Gough
- Councillor D. Hill
- Councillor Z. Jeffries
- Councillor D. Kirton
- Councillor M. Loewen

**ALSO PRESENT:**

- City Manager J. Jorgenson
- City Solicitor C. Yelland, in Council Chamber
- A/General Manager, Community Services L. Anderson
- General Manager, Transportation & Construction T. Schmidt
- City Clerk A. Tittlemore, in Council Chamber
- Deputy City Clerk S. Bryant, in Council Chamber

#### **1. CALL TO ORDER**

Mayor Clark called the Public Hearing Meeting to order and confirmed roll call.

## 2. CONFIRMATION OF AGENDA

**Moved By:** Councillor Hill

**Seconded By:** Councillor Dubois

1. That revised *Bylaw No. 9787* be added to Item 6.1.1;
2. That the letter from Sherry Tarasoff, dated November 22, 2021 be added to Item 6.1.1;
3. That the order of consideration of the Willows matters be Item 6.1.5, 6.1.4 then 6.1.6;
4. That the following letters be added to Items 6.1.4, 6.1.5 and 6.1.6:
  - Requests to Speak:
    - Connie Cuff, dated November 17, 2021;
    - Kerry Hataley, Woodbridge I & II Condos, dated November 17, 2021;
    - Brad Zurevinski, Dream Developments (Applicant), dated November 17, 2021;
    - Bob Cram, Waterford Neighbourhood Volunteer Street Committee, dated November 17, 2021;
    - Soledade Pedras, dated November 18, 2021;
  - Submitting Comments:
    - Sandra Mancusi, dated November 17, 2021;
    - Simon Wong, dated November 18, 2021;
    - Iva Lau, dated November 18, 2021;
    - Frances and Donald Jones, dated November 18, 2021;
    - Bob and Donna Cram, dated November 18, 2021;
    - Barry and Verone Charington, dated November 18, 2021;
    - Don and Delores Ebert, dated November 18, 2021;
    - Virginia Nykiforuk, dated November 19, 2021;
    - Mike Chyzowski, dated November 19, 2021;
    - Cindy Harrison and Darrell Fenner, dated November 19, 2021;

- Alice Miller, dated November 19, 2021;
  - James Douglas Thomson, dated November 20, 2021;
  - Donna Thomson, dated November 20, 2021;
  - JJ David Walker, dated November 21, 2021;
  - Debbie Walker, dated November 21, 2021;
  - Silas Halyk and Catherine Knox, dated November 21, 2021;
  - Beverly Dirk, dated November 21, 2021;
  - Ruby Farlane, dated November 21, 2021;
  - Don MacFarlane, dated November 21, 2021;
  - Carol and Ron Zerr, dated November 21, 2021;
  - Janice Theberge and Barry Morgan, dated November 21, 2021;
  - Garth Brown, dated November 21, 2021;
  - Neal Renwick, dated November 21, 2021;
  - James Gawluk, dated November 21, 2021;
  - Alexandra Jewell, dated November 21, 2021;
  - Neal Seaman, dated November 22, 2021;
  - Kerry Hataley, dated November 22, 2021;
  - Don Ratcliffe – Smith, dated November 22, 2021;
  - Betty Pollon, dated November 22, 2021;
  - Jackie Jewell, dated November 22, 2021;
5. That the following letters submitting comments be added to Item 6.2.1:
- Tom Maltman, TCRT Investments Inc., dated November 20, 2021;
  - Betty Chan, dated November 21, 2021; and
6. That the agenda be approved as amended.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**3. DECLARATION OF CONFLICT OF INTEREST**

There were no declarations of conflict of interest.

**4. ADOPTION OF MINUTES**

**Moved By:** Councillor Donauer

**Seconded By:** Councillor Kirton

That the minutes of the Public Hearing meeting of City Council held on October 25, 2021 be approved.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**5. PUBLIC ACKNOWLEDGEMENTS**

**6. PUBLIC HEARINGS**

**6.1 Land Use, etc.**

**6.1.1 Proposed Zoning Bylaw Text Amendment – Temporary  
Emergency Residential Shelters [File No. CK 4350-021-002]**

The following documents were provided:

- *Bylaw No. 9787;*
- Report of the General Manager, Community Services, dated November 22, 2021;
- Notice that appeared in the local press on November 6 and 8, 2021; and
- Letter from Sherry Tarasoff, dated November 22, 2021.

Mayor Clark introduced the matter and a motion to consider first reading of Bylaw No. 9787 was passed.

Darryl Dawson, Development Review Section Manager, Community Services Division, reviewed the proposed Zoning Bylaw Text Amendment and expressed the Division's support. It was

noted that this matter did not need to proceed through the Municipal Planning Commission.

Due to the response to COVID-19, there was no attendance by members of the public and therefore no speakers from the gallery. There were no submissions requesting to speak.

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Gersher

That permission be granted to introduce Bylaw No. 9787, and give same its FIRST reading.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Hill

**Seconded By:** Councillor Dubois

That the submitted report and correspondence be received.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Block

That the hearing be closed.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Hill

That Bylaw No. 9787 now be read a SECOND time.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Block

That permission be granted to have Bylaw No. 9787 read a third time at this meeting.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Gersher

That Bylaw No. 9787 now be read a THIRD time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

MOTION ARISING

**Moved By:** Councillor Hill

**Seconded By:** Councillor Donauer

That Administration report back on emergency residential shelters, and any necessary consultation with Municipal Planning Commission's review by September 2022.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**6.1.2 Concept Plan Amendment – Rosewood Neighbourhood – From R1A to R2 District [File No. CK 4351-021-012, x4110-40]**

The following documents were provided:

- Report of the General Manager, Community Services, dated October 26, 2021;
- Letter from the Municipal Planning Commission, dated November 8, 2021;
- Notice that appeared in the local press on November 6 and 8, 2021;

Mayor Clark introduced the matter and a motion to consider the recommendation was put forward.

Darryl Dawson, Development Review Section Manager, Community Services Division, reviewed the Rosewood Neighbourhood Concept Plan amendment and expressed the Division's support.

A recess occurred at 6:32 p.m. due to technical difficulties with the meeting reconvening at 6:50 p.m. with all members of Council in attendance.

Diane Bentley, Chair, Municipal Planning Commission, expressed the Commission's support of the Rosewood Neighbourhood Concept Plan amendment.

Due to the response to COVID-19, there was no attendance by members of the public and therefore no speakers from the gallery. There were no submissions requesting to speak.

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Donauer

That the submitted report and correspondence be received.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Jeffries

**Seconded By:** Councillor Gersher

That the hearing be closed.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Dubois

**Seconded By:** Councillor Loewen

That the Rosewood Neighbourhood Concept Plan as outlined in the October 26, 2021 report of the General Manager, Community Services be approved.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**6.1.3 Proposed Rezoning – Rosewood Neighbourhood – From R1A to R2 District [File No. CK 4351-021-012, x4110-40]**

The following documents were provided:

- *Bylaw No. 9784;*



- Report of the General Manager, Community Services, dated October 26, 2021 (See Item 6.1.2);
- Letter from the Municipal Planning Commission, dated November 8, 2021 (See Item 6.1.2);
- Notice that appeared in the local press on November 6 and 8, 2021;

Mayor Clark introduced the matter and a motion to consider first reading of Bylaw No. 9784 was passed.

Darryl Dawson, Development Review Section Manager, Community Services Division, reviewed the proposed rezoning and expressed the Division's support.

Diane Bentley, Chair, Municipal Planning Commission, expressed the Commission's support of the rezoning.

Due to the response to COVID-19, there was no attendance by members of the public and therefore no speakers from the gallery. There were no submissions requesting to speak.

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Gersher

That permission be granted to introduce Bylaw No. 9784, and give same its FIRST reading.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Gersher

That the submitted report and correspondence be received.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Block

That the hearing be closed.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Gough

That Bylaw No. 9784 now be read a SECOND time.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Jeffries

That permission be granted to have Bylaw No. 9784 read a third time at this meeting.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Davies

That Bylaw No. 9784 now be read a THIRD time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

Item 6.1.5 was considered next.

#### **6.1.4 Concept Plan Amendment Application – Willows Neighbourhood [File No. CK 4131-24]**

The following documents were provided:

- Report of the General Manager, Community Services, dated October 26, 2021;
- Letter from the Municipal Planning Commission, dated November 8, 2021 (correspondence provided at the October 26, 2021 meeting can be found [here](#));
- Notice that appeared in the local press on November 6 and 8, 2021;
- Letters:
  - Requests to speak:
    - Glen MacKay, dated November 5, 2021;
    - W. Kirk Ready, dated November 9, 2021 (PowerPoint);
    - Sharon Yuzdepski, dated November 16, 2021;
    - Kelvin Dereski, dated November 16, 2021;

- Dale Ward, dated November 17, 2021 (including comments) (PowerPoint);
  - Connie Cuff, dated November 17, 2021;
  - Kerry Hataley, Woodbridge I & II Condos, dated November 17, 2021 (PowerPoint);
  - Brad Zurevinski, Dream Developments (Applicant), dated November 17, 2021;
  - Bob Cram, Waterford Neighbourhood Volunteer Street Committee, dated November 17, 2021 (PowerPoint);
  - Soledade Pedras, dated November 18, 2021 (PowerPoint);
- Submitting Comments:
- Marie Wheler, dated January 21, 2021;
  - Kerry and Bonnie Hataley, dated January 25, 2021;
  - Glen Stephenson, dated June 21, 2021;
  - Barry Charington, dated July 19, 2021
  - Peter Kilburn, dated September 16, 2021;
  - M. Soledade Pedras, dated November 2, 2021;
  - Dale Ward, dated November 2, 2021;
  - Maurice Lindsay, dated November 3, 2021;
  - Dale Johnson, dated November 5, 2021;
  - Brian Gerhardt, dated November 8, 2021;
  - Charles Rhodes, dated November 9, 2021;
  - Terry Bergan, dated November 9, 2021;
  - Yvette Sander, dated November 9, 2021;
  - John Len Gusthart, dated November 10, 2021;
  - Esther Gusthart, dated November 10, 2021;
  - Murray and Carol Osborn, dated November 10, 2021;
  - Lorraine Tucker, dated November 11, 2021;
  - Sandie Matheson, dated November 12, 2021
  - Joseph Monette, dated November 12, 2021;
  - August Sander, dated November 14, 2021;
  - Arnold Kostiuk, dated November 14, 2021;
  - A. Kirsten Logan, dated November 14, 2021;
  - Brant Requist, dated November 13, 2021;
  - Karen Willms, dated November 14, 2021;
  - Sandra Currie, dated November 14, 2021;
  - Ken Currie, dated November 14, 2021;
  - Ken Hoscheit, dated November 15, 2021;
  - Charles Rhodes, dated November 16, 2021;
  - Sharon Yuzdepski, dated November 16, 2021;
  - Kathleen Chipperfield, dated November 16, 2021;
  - Bonnie Hataley, dated November 16, 2021;

- Peter Kilburn, dated November 17, 2021;
- Kelvin Dereski, dated November 17, 2021;
- H. Ravi Ravichander, dated November 17, 2021;
- Anita Rhodes, dated November 17, 2021;
- Sandra Mancusi, dated November 17, 2021;
- Simon Wong, dated November 18, 2021;
- Iva Lau, dated November 18, 2021;
- Frances and Donald Jones, dated November 18, 2021;
- Bob and Donna Cram, dated November 18, 2021;
- Barry and Verone Charington, dated November 18, 2021;
- Don and Delores Ebert, dated November 18, 2021;
- Virginia Nykiforuk, dated November 19, 2021;
- Mike Chyzowski, dated November 19, 2021;
- Cindy Harrison and Darrell Fenner, dated November 19, 2021;
- Alice Miller, dated November 19, 2021;
- James Douglas Thomson, dated November 20, 2021;
- Donna Thomson, dated November 20, 2021;
- JJ David Walker, dated November 21, 2021;
- Debbie Walker, dated November 21, 2021;
- Silas Halyk and Catherine Knox, dated November 21, 2021;
- Beverly Dirk, dated November 21, 2021;
- Ruby Farlane, dated November 21, 2021;
- Don MacFarlane, dated November 21, 2021;
- Carol and Ron Zerr, dated November 21, 2021;
- Janice Theberge and Barry Morgan, dated November 21, 2021;
- Garth Brown, dated November 21, 2021;
- Neal Renwick, dated November 21, 2021;
- James Gawluk, dated November 21, 2021;
- Alexandra Jewell, dated November 21, 2021
- Neal Seaman, dated November 22, 2021;
- Kerry Hataley, dated November 22, 2021;
- Don Ratcliffe – Smith, dated November 22, 2021;
- Betty Pollon, dated November 22, 2021; and
- Jackie Jewell, dated November 22, 2021.

This item was not considered as proposed Bylaw No. 9785 under item 6.1.5 was not passed.

### **6.1.5 Proposed Official Community Plan Text and Map Amendment – Willows Neighbourhood [File No. CK 4131-24]**

The following documents were provided:

- *Bylaw No. 9785*;
- Report of the General Manager, Community Services, dated October 26, 2021 (See Item 6.1.4);
- Letter from the Municipal Planning Commission, dated November 8, 2021 (correspondence provided at the October 26, 2021 meeting can be found [here](#)) (See Item 6.1.4);
- Notice that appeared in the local press on November 6 and 8, 2021;
- Letters (See Item 6.1.4):
  - Requests to speak:
    - Glen MacKay, dated November 5, 2021;
    - W. Kirk Ready, dated November 9, 2021 (PowerPoint);
    - Sharon Yuzdepski, dated November 16, 2021;
    - Kelvin Dereski, dated November 16, 2021;
    - Dale Ward, dated November 17, 2021 (including comments)(PowerPoint);
    - Connie Cuff, dated November 17, 2021;
    - Kerry Hataley, Woodbridge I & II Condos, dated November 17, 2021 (PowerPoint);
    - Brad Zurevinski, Dream Developments (Applicant), dated November 17, 2021;
    - Bob Cram, Waterford Neighbourhood Volunteer Street Committee, dated November 17, 2021 (PowerPoint);
    - Soledade Pedras, dated November 18, 2021 (PowerPoint);
  - Submitting Comments:
    - Marie Wheler, dated January 21, 2021;
    - Kerry and Bonnie Hataley, dated January 25, 2021;
    - Glen Stephenson, dated June 21, 2021;
    - Barry Charington, dated July 19, 2021
    - Peter Kilburn, dated September 16, 2021;
    - M. Soledade Pedras, dated November 2, 2021;
    - Dale Ward, dated November 2, 2021;
    - Maurice Lindsay, dated November 3, 2021;

- Dale Johnson, dated November 5, 2021;
- Brian Gerhardt, dated November 8, 2021;
- Charles Rhodes, dated November 9, 2021;
- Terry Bergan, dated November 9, 2021;
- Yvette Sander, dated November 9, 2021;
- John Len Gusthart, dated November 10, 2021;
- Esther Gusthart, dated November 10, 2021;
- Murray and Carol Osborn, dated November 10, 2021;
- Lorraine Tucker, dated November 11, 2021;
- Sandie Matheson, dated November 12, 2021
- Joseph Monette, dated November 12, 2021;
- August Sander, dated November 14, 2021;
- Arnold Kostiuk, dated November 14, 2021;
- A. Kirsten Logan, dated November 14, 2021;
- Brant Requist, dated November 13, 2021;
- Karen Willms, dated November 14, 2021;
- Sandra Currie, dated November 14, 2021;
- Ken Currie, dated November 14, 2021;
- Ken Hoscheit, dated November 15, 2021;
- Charles Rhodes, dated November 16, 2021;
- Sharon Yuzdepski, dated November 16, 2021;
- Kathleen Chipperfield, dated November 16, 2021;
- Bonnie Hataley, dated November 16, 2021;
- Peter Kilburn, dated November 17, 2021;
- Kelvin Dereski, dated November 17, 2021;
- H. Ravi Ravichander, dated November 17, 2021;
- Anita Rhodes, dated November 17, 2021;
- Sandra Mancusi, dated November 17, 2021;
- Simon Wong, dated November 18, 2021;
- Iva Lau, dated November 18, 2021;
- Frances and Donald Jones, dated November 18, 2021;
- Bob and Donna Cram, dated November 18, 2021;
- Barry and Verone Charington, dated November 18, 2021;
- Don and Delores Ebert, dated November 18, 2021;
- Virginia Nykiforuk, dated November 19, 2021;
- Mike Chyzowski, dated November 19, 2021;
- Cindy Harrison and Darrell Fenner, dated November 19, 2021;
- Alice Miller, dated November 19, 2021;
- James Douglas Thomson, dated November 20, 2021;
- Donna Thomson, dated November 20, 2021;
- JJ David Walker, dated November 21, 2021;
- Debbie Walker, dated November 21, 2021;
- Silas Halyk and Catherine Knox, dated November 21, 2021;
- Beverly Dirk, dated November 21, 2021;

- Ruby Farlane, dated November 21, 2021;
- Don MacFarlane, dated November 21, 2021;
- Carol and Ron Zerr, dated November 21, 2021;
- Janice Theberge and Barry Morgan, dated November 21, 2021;
- Garth Brown, dated November 21, 2021;
- Neal Renwick, dated November 21, 2021;
- James Gawluk, dated November 21, 2021;
- Alexandra Jewell, dated November 21, 2021
- Neal Seaman, dated November 22, 2021;
- Kerry Hataley, dated November 22, 2021;
- Don Ratcliffe – Smith, November 22, 2021;
- Betty Pollon, dated November 22, 2021; and
- Jackie Jewell, dated November 22, 2021.

Mayor Clark introduced the matter and a motion to consider first reading of Bylaw No. 9785 was passed.

Adam Tittlemore, City Clerk, reviewed meeting process.

Darryl Dawson, Development Review Section Manager, Community Services Division, outlined the process for consideration of the matters pertaining to the Willows neighbourhood, indicating that this matter is to be considered first in order to allow for the concept plan amendment and subsequent zoning bylaw text amendment to proceed.

Leanne Delong, Senior Planner, Community Services Division, reviewed aspects of the application with a PowerPoint and responded to questions of Council.

Diane Bentley, Chair, Municipal Planning Commission, expressed the Commission's support of the Official Community Plan Amendment noting the vote was not unanimous.

Due to the response to COVID-19, there was no attendance by members of the public. A number of requests to speak were provided as noted above.

Brad Zurevinski, Dream Development, displayed a map of the area and spoke regarding the project asking for Council's support. He responded to questions of Council.

The meeting recessed at 8:39 p.m. and reconvened at 8:50 p.m. with all members of Council in attendance.



Council heard from the following speakers:

Glen MacKay, a lawyer with Leland Kimpinski, representing 401 and 408 Cartwright Street properties, spoke in opposition to the proposed development and responded to questions of Council.

W. Kirk Ready provided a PowerPoint and spoke in opposition to the proposed development.

Sharon Yuzdepski spoke in opposition to the proposed development.

Kelvin Dereski spoke in opposition to the proposed development.

Dale Ward provided a PowerPoint and spoke in a opposition to the proposed development.

Connie Cuff spoke in opposition to the proposed development.

Kerry Hataley, representing Woodbridge I & II Condos, provided a PowerPoint and spoke in opposition to the proposed development.

Bob Cram provided a PowerPoint and spoke in opposition to the proposed development.

Soledade Pedras provided a PowerPoint and spoke in opposition to the proposed development.

Brad Zurevinski provided closing comments and responded to further questions of Council.

The hearing adjourned at 11:03 p.m. and reconvened on November 23, 2021 at 1:00 p.m. All members of City Council were in attendance.

Leanne Delong responded to further questions of Council.

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Dubois

That permission be granted to introduce Bylaw No. 9785, and give same its FIRST reading.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Gough

That the submitted report and correspondence be received.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Block

That the hearing be closed.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Gough

That Bylaw No. 9785 now be read a SECOND time.

Against: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**DEFEATED (0 to 11)**

Darryl Dawson noted that as this item was not passed, that items 6.1.4 and 6.1.6 do not require consideration.

Item 6.2.1 was considered next.

### **6.1.6 Proposed Zoning Bylaw Text and Map Amendment – Willows Neighbourhood [File No. CK 4131-24]**

The following documents were provided:

- Bylaw No. 9786;
- Report of the General Manager, Community Services, dated October 26, 2021 (See Item 6.1.4);
- Letter from the Municipal Planning Commission, dated November 8, 2021 (correspondence provided at the October 26, 2021 meeting can be found [here](#)) (See Item 6.1.4);
- Notice that appeared in the local press on November 6 and 8, 2021;
- Letters (See Item 6.1.4):
  - Requests to speak:
    - Glen MacKay, dated November 5, 2021;
    - W. Kirk Ready, dated November 9, 2021 (PowerPoint);
    - Sharon Yuzdepski, dated November 16, 2021;
    - Kelvin Dereski, dated November 16, 2021;
    - Dale Ward, dated November 17, 2021 (including comments) (PowerPoint);
    - Connie Cuff, dated November 17, 2021;
    - Kerry Hataley, Woodbridge I & II Condos, dated November 17, 2021 (PowerPoint);
    - Brad Zurevinski, Dream Developments (Applicant), dated November 17, 2021;
    - Bob Cram, Waterford Neighbourhood Volunteer Street Committee, dated November 17, 2021 (PowerPoint);
    - Soledade Pedras, dated November 18, 2021 (PowerPoint);
  - Submitting Comments:
    - Marie Wheler, dated January 21, 2021;
    - Kerry and Bonnie Hataley, dated January 25, 2021;
    - Glen Stephenson, dated June 21, 2021;
    - Barry Charington, dated July 19, 2021

- Peter Kilburn, dated September 16, 2021;
- M. Soledade Pedras, dated November 2, 2021;
- Dale Ward, dated November 2, 2021;
- Maurice Lindsay, dated November 3, 2021;
- Dale Johnson, dated November 5, 2021;
- Brian Gerhardt, dated November 8, 2021;
- Charles Rhodes, dated November 9, 2021;
- Terry Bergan, dated November 9, 2021;
- Yvette Sander, dated November 9, 2021;
- John Len Gusthart, dated November 10, 2021;
- Esther Gusthart, dated November 10, 2021;
- Murray and Carol Osborn, dated November 10, 2021;
- Lorraine Tucker, dated November 11, 2021;
- Sandie Matheson, dated November 12, 2021;
- Joseph Monette, dated November 12, 2021;
- August Sander, dated November 14, 2021;
- Arnold Kostiuk, dated November 14, 2021;
- A. Kirsten Logan, dated November 14, 2021;
- Brant Requist, dated November 13, 2021;
- Karen Willms, dated November 14, 2021;
- Sandra Currie, dated November 14, 2021;
- Ken Currie, dated November 14, 2021;
- Ken Hoscheit, dated November 15, 2021;
- Charles Rhodes, dated November 16, 2021;
- Sharon Yuzdepski, dated November 16, 2021;
- Kathleen Chipperfield, dated November 16, 2021;
- Bonnie Hataley, dated November 16, 2021;
- Peter Kilburn, dated November 17, 2021;
- Kelvin Dereski, dated November 17, 2021;
- H. Ravi Ravichander, dated November 17, 2021;
- Anita Rhodes, dated November 17, 2021;
- Sandra Mancusi, dated November 17, 2021;
- Simon Wong, dated November 18, 2021;
- Iva Lau, dated November 18, 2021;
- Frances and Donald Jones, dated November 18, 2021;
- Bob and Donna Cram, dated November 18, 2021;
- Barry and Verone Charington, dated November 18, 2021;
- Don and Delores Ebert, dated November 18, 2021;
- Virginia Nykiforuk, dated November 19, 2021;
- Mike Chyzowski, dated November 19, 2021;
- Cindy Harrison and Darrell Fenner, dated November 19, 2021;
- Alice Miller, dated November 19, 2021;
- James Douglas Thomson, dated November 20, 2021;
- Donna Thomson, dated November 20, 2021;
- JJ David Walker, dated November 21, 2021;

- Debbie Walker, dated November 21, 2021;
- Silas Halyk and Catherine Knox, dated November 21, 2021;
- Beverly Dirk, dated November 21, 2021;
- Ruby Farlane, dated November 21, 2021;
- Don MacFarlane, dated November 21, 2021;
- Carol and Ron Zerr, dated November 21, 2021;
- Janice Theberge and Barry Morgan, dated November 21, 2021;
- Garth Brown, dated November 21, 2021;
- Neal Renwick, dated November 21, 2021;
- James Gawluk, dated November 21, 2021;
- Alexandra Jewell, dated November 21, 2021
- Neal Seaman, dated November 22, 2021;
- Kerry Hataley, dated November 22, 2021;
- Don Ratcliffe – Smith, dated November 22, 2021;
- Betty Pollon, dated November 22, 2021; and
- Jackie Jewell, dated November 22, 2021.

This item was not considered as proposed Bylaw No. 9785 under item 6.1.5 was not passed.

## **6.2 Public Notice Matters**

### **6.2.1 Proposed Closure of Right-of-Way – Portion of Lane between 201 20th Street West and 309 Avenue B South – Riversdale Neighbourhood [File No. CK 6295-021-004]**

A report of the General Manager, Transportation and Construction, dated November 22, 2021 was provided along with *Bylaw No. 9783* and notice that appeared in the local press on November 6 and 8, 2021.

The following letters submitting comments were also provided:

- Tom Maltman, TCRT Investments Inc., dated November 20, 2021; and
- Betty Chan, dated November 21, 2021.

Mayor Clark introduced the matter. A motion to consider first reading of Bylaw No. 9783 was passed.

General Manager, Transportation and Utilities Schmidt reviewed the report.

Due to the response to COVID-19, there was no attendance by members of the public and therefore no speakers from the gallery. There were no submissions requesting to speak.

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Block

That permission be granted to introduce Bylaw No. 9783, and give same its FIRST reading.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Hill

That Bylaw No. 9783 now be read a SECOND time.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen  
**Seconded By:** Councillor Dubois

That permission be granted to have Bylaw No. 9783 read a third time at this meeting.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Davies

That Bylaw No. 9783 now be read a THIRD time, that the bylaw be passed and the Mayor and the City Clerk be authorized to sign same and attach the corporate seal thereto.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**Moved By:** Councillor Loewen

**Seconded By:** Councillor Gersher

1. That after closure, the right-of-way be sold to TCRT Investments Inc. for \$65,000.00 + GST; and
2. That all costs associated with closure be paid for by the applicant, including Solicitor's fees and disbursements.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

## **7. PROCLAMATIONS AND FLAG RAISINGS [File No. CK 435-48]**

A list of flag raising and proclamation requests received for the month of October 2021 is provided.

**Moved By:** Councillor Dubois

**Seconded By:** Councillor Jeffries

That the information be received.

In Favour: (11): Mayor C. Clark, Councillor Block, Councillor Davies, Councillor Donauer, Councillor Dubois, Councillor Gersher, Councillor Gough, Councillor Hill, Councillor Jeffries, Councillor Kirton, and Councillor Loewen

**CARRIED UNANIMOUSLY (11 to 0)**

**8. URGENT BUSINESS**

**9. ADJOURNMENT**

The Public Hearing Meeting adjourned at 2:29 p.m. on November 23, 2021.

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Mayor

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City Clerk