

**MINUTES**  
**Camosun Community Association**  
**Zoom Video Conference**  
**Thursday May 18,, 2022 7 P.M.**

**Call to Order:** 7:00 PM. Present : Lisa Timmons, Leigh Urquhart, , Angus Whitmore, Andrea Gleichauf, Jamie Dopp, Meralin Young,. Absent Evan Fryer , Vernon Lord, Vicki Sanders

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**Approval of Agenda:** Motion by Lisa seconded by Jamie

**Approval of April 14th Minutes:** Motion by Lisa, seconded by Jamie

## **Reports:**

**President:** Lisa

- Regarding updates to the Overall Community Plan (OCP) - Saanich Planning is hosting a workshop for interested representatives of Saanich's community associations to discuss the recently initiated [Strategic OCP Update](#). The workshop will provide background on the project and seek input on potential policy directions related to targeted high-level land use policy changes. The workshop format will be an initial presentation followed by facilitated group discussions.

Topics anticipated to be covered include:

- Incorporating a new "Corridor" designation into the OCP land use framework;
- Updating Neighbourhood policies to provide initial direction on "missing middle" infill housing and high level criteria to assist in evaluating sites;
- Providing improved direction on how parks are linked with walkable communities and active transportation networks; and,
- Improving clarity for mapping of Centres and Villages within the OCP.

The CCA can send a maximum two representatives– June 15 7-9 PM Howard Johnson Hotel. Saanich contact **Amber Walker** – Planner.

- We received email with a concern over Community amenity contributions for new developments.

- The May 9<sup>th</sup> council meeting reviewed the Rezoning and Development Permit application for 1641 AND 1657 MCRAE AVENUE AND 3226 SHELBOURNE STREET. Lisa, Andrea and Jamie all spoke to council with concerns brought forward to the CCA with this project. Saanich planning recommended supporting the application. Council decided to proceed with a Public Forum.
- Lisa , Soren Henrich and Ian Graeme met along with legal council in a meeting with the Education Ministry over the proposed land disposal at Lansdowne South Campus. The message given to the Ministry was; if the Minister cannot sign off on the land sale because of a procedural error made by the school board, then it could be seen as a positive teachable moment for those SD61 trustees.
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**Treasurer: Vernon**

- One new member. Present bank balance is \$2376.90

**SCAN (Saanich Community Association Network): Jamie**

- Report on SCAN Meeting of May 4, 2022—Jamie Dopp
- Most of this meeting consisted of a presentation, followed by a question and answer period, with Ian Gibbs, the Saanich Police Department Contact Person for Block Watch. He explained the nature of the program and answered questions—some having to do with Block Watch, others having to do with neighbourhood safety more generally. The good news is that Saanich has a low crime rate overall and the crimes that occur are typically non-violent property crimes (like car thefts).
- Brody Porter from Mt. Tolmie CA then reported on the Community Amenities Contribution consultation conducted by Urban Systems. He said that, from his point of view, the session was disappointing. The feedback asked for had to do with “soft” questions like “what amenities were needed” and didn’t address more fundamental questions—like the mechanism for determining was a fair level of contribution was.

- There was a reminder that the Uptown Festival will occur on July 7. The group agreed to order a banner to advertise SCAN.
- There was an acknowledgement of the Bowker Creek Daylighting Report, which was received by Council recently. Also the fact that a report on Garden Suites was to be presented to Council on Monday May 9.
- There was also some discussion of the reorganization of Saanich departments and staff under the direction of Brent Reems (the acting CAO). Though it was hard to read the implications, the people who followed the changes tended to the view that they were designed to facilitate the new housing strategy.

### **Land Use:**

- Discussion regarding the McRae Ave.- Shelbourne St. development by Abstract. This project is headed to a public hearing. Someone asked at the council meeting why there isn't more commercial space in the building and planning replied that "it was too far from a center, little traffic and they did not want to see a boarded building" In contrast, the developer believes it is close to a center, so where is the truth? Only one councillor asked relevant questions regarding this project. Andrea is concerned and confused over the community amenity being discussed, is the developer paying enough to the community when they are building market rate housing, not affordable units here. Is not a sidewalk a necessity, not really an amenity offered in order to qualify for height variances.
- Jamie raised questions about third parties ( ie Urban Systems) doing surveys on community amenities rather than Saanich and another group the Urban Development institute doing a survey on development for SCAN, when this group has affiliates and professions in the development industry.
- The public is encouraged to attend the public hearing even though they feel disenfranchised over the fact that the Shelbourne Valley Action Plan has been discarded with the planned infill and height density that council is recommending. The Mcrae-Shelbourne project will set a precedent with 56% reduction in parking, proposed extra two stories all on a lot smaller than the 4 story Abstract project completed on North Dairy.
- Leigh noted that Saanich has the opportunity to substantially increase the dollar amount of the community amenity, and not accept just a sidewalk upgrade.

**Next Meeting:** June 9

**Adjournment**