

Meeting Minutes

Hospitals and Housing Committee

Wednesday, December 6, 2023

1:30 PM

6th Floor Boardroom
625 Fisgard St.
Victoria, BC V8W 1R7

PRESENT

Directors: K. Murdoch (Chair), J. Caradonna (Vice Chair), M. Alto (1:34 pm), P. Brent (EP), S. Brice (2:16 pm), Z. de Vries, G. Holman, P. Jones (1:36 pm), D. Kobayashi, C. McNeil-Smith, L. Szpak

Staff: T. Robbins, Chief Administrative Officer; R Lachance, Acting Chief Financial Officer (for N. Chan); K. Lorette, General Manager, Planning and Protective Services; M. Barnes, Senior Manager, Health and Capital Planning Strategies; D. Elliott, Senior Manager, Regional Housing; S. Powers, Senior Financial Advisor; C. Baynes, Manager, Housing Facilities & Maintenance; R. Fowles, Manager, Planning & Capital Projects; M. Lagoa, Deputy Corporate Officer; T. Pillipow, Committee Clerk (Recorder)

EP - Electronic Participation

Regrets: Director C. Plant

The meeting was called to order at 1:30 pm.

1. Territorial Acknowledgement

Chair Murdoch provided a Territorial Acknowledgement.

2. Approval of Agenda

MOVED by Director McNeil-Smith, **SECONDED** by Director de Vries,
That the agenda for the December 6, 2023 Hospitals and Housing Committee be approved.

CARRIED

3. Adoption of Minutes

3.1. [23-949](#) Minutes of the November 1, 2023 Hospitals and Housing Committee Meeting

MOVED by Director McNeil-Smith, **SECONDED** by Director de Vries,
That the minutes of the Hospitals and Housing Committee meeting of November 1, 2023 be adopted as circulated.

CARRIED

4. Chair's Remarks

The Chair thanked staff for all of their hard work this past year.

5. Presentations/Delegations

There were no presentations or delegations.

6. Committee Business

6.1. [23-904](#) 365 Latoria Drive, Colwood - Approval of Capital Bylaw No. 421

K. Lorette introduced staff in attendance and spoke to item 6.1.

Discussion ensued regarding the project's timeline.

Director Alto joined the meeting at 1:34 pm.

Director Jones joined the meeting at 1:36 pm.

**MOVED by Director McNeil-Smith, SECONDED by Director de Vries,
The Hospitals and Housing Committee recommends to the Capital Regional
Hospital District Board:**

**1. That Capital Regional Hospital District (CRHD) Bylaw No. 421, "Capital
Regional Hospital District Capital Bylaw No. 191, 2023" be introduced and read a
first, second and third time.**

2. That CRHD Bylaw No. 421 be adopted.

CARRIED

6.2. [23-907](#) 2024 Portfolio Operating Budgets

K. Lorette spoke to Items 6.2. through 6.5.

Discussion ensued regarding:

- the percentage of CRHC units eligible for rent increase
- the challenges to unit turn-over
- incorporating maintenance costs in the No Operating Agreement budget
- consideration of a water catchment system at the Drake Road property

Director Brice joined the meeting at 2:16 pm.

**MOVED by Director McNeil-Smith, SECONDED by Director de Vries,
The Hospitals and Housing Committee recommends to the Capital Region
Housing Corporation Board:**

- 1. That the 2024 Operating Budget for the Umbrella Operating Agreement be approved;**
- 2. That the 2024 Operating Budget for the No Operating Agreement be approved;**
- 3. That the 2024 Operating Budget for the Regional Housing First Program Agreement be approved;**
- 4. That the 2024 Operating Budget for the Investment in Housing Innovation be approved;**
- 5. That the 2024 Operating Budget for the Community Housing Fund (CHF) be approved;**
- 6. That the 2024 Operating Budget for the Independent Living BC Agreement be approved; and**
- 7. That any 2023 operating surplus/(deficits) to be transferred to/(from) the individual Portfolio Stabilization Reserves be approved.**

CARRIED

6.3. [23-906](#) 2024 Administration, Development Services & Routine Services Budgets

**MOVED by Director McNeil-Smith, SECONDED by Director de Vries,
The Hospitals and Housing Committee recommends to the Capital Region
Housing Corporation Board:**

- 1. That the Capital Region Housing Corporation 2024 Administration Budget be approved;**
- 2. That the Capital Region Housing Corporation 2024 Development Services Budget be approved; and**
- 3. That the Capital Region Housing Corporation 2024 Routine Replacement Services Budget be approved.**

CARRIED

6.4. [23-905](#) Five-Year Updated Routine Capital Plans (2024-2028)

MOVED by Director McNeil-Smith, **SECONDED** by Director de Vries,
The Hospitals and Housing Committee recommends to the Capital Region
Housing Corporation Board:

1. a) That the Capital Region Housing Corporation Umbrella Operating Agreement (UOA) Updated Five-Year Routine Capital Plan 2020-2024 be approved; and
b) That staff be authorized to implement the UOA 2024 Routine Capital Plan.
2. a) That the Independent Living BC 2 (ILBC2) Updated Five-Year Routine Capital Plan 2024-2028 be approved; and
b) That staff be authorized to implement the ILBC2 2024 Routine Capital Plan.
3. a) That the No Operating Agreement (NOA) Updated Five-Year Routine Capital Plan 2024-2028 be approved; and
b) That staff be authorized to implement the NOA 2024 Routine Capital Plan.
4. a) That the Investment in Housing Innovation (IHI) Updated Five-Year Routine Capital Plan 2024-2028 be approved; and
b) That staff be authorized to implement the IHI 2024 Routine Capital Plan.
5. a) That the Regional Housing First Program (RHFP) Updated Five-Year Routine Capital Plan 2024-2028 be approved; and
b) That staff be authorized to implement the RHFP 2024 Routine Capital Plan.
6. a) That the Community Housing Fund (CHF) Five-Year Routine Capital Plan 2024-2028 be approved; and
b) That staff be authorized to implement the CHF 2024 Routine Capital Plan.

CARRIED

6.5. [23-908](#) Major Capital Plan (2024-2028)

MOVED by Director McNeil-Smith, **SECONDED** by Director de Vries,
The Hospitals and Housing Committee recommends to the Capital Region
Housing Corporation Board:

1. That the Major Capital Plan (2024-2028) be approved; and
2. That the Chief Administrative Officer, or their duly authorized delegate, be authorized to apply for, negotiate and accept the terms to receive funds for up to six development projects through funding programs as necessary and as they become available.

CARRIED

7. Notice(s) of Motion

7.1. [23-909](#) Motion with Notice: Short Term Rentals in Salt Spring Island Electoral Area (Director Holman)

Discussion ensued regarding:

- how this applies to accessory dwelling units
- implications on staff resources
- the Province's rationale of excluding the electoral areas

**MOVED by Director Holman, SECONDED by Director Caradonna,
The Hospitals and Housing Committee recommends to the Capital Regional District Board:**

That the Capital Regional District Board request the Province to include Salt Spring Island in the new provincial legislation regarding short term vacation rentals.

CARRIED

8. New Business

There was no new business.

9. Adjournment

**MOVED by Director Kobayashi, SECONDED by Director de Vries,
That the December 6, 2023 Hospitals and Housing Committee meeting be adjourned at 2:52 pm.**

CARRIED

CHAIR

RECORDER