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REPORT TO HOSPITALS AND HOUSING COMMITTEE MEETING OF WEDNESDAY, JUNE 02, 2021

SUBJECT 3656 Raymond Street Housing Agreement Rescission Bylaw

ISSUE SUMMARY

The Capital Regional District (CRD) needs to approve a bylaw that repeals Bylaw No. 4402 because the developer-initiated housing development proposed for 3656 Raymond Street South was not supported by the District of Saanich Council.

BACKGROUND

The CRD's Regional Housing Division, through discussions with the District of Saanich staff and Abstract Developments (the Developer), agreed to enter into a housing agreement for a development located at 3656 Raymond Street South in the District of Saanich.

At its March 10, 2021 meeting, the CRD Board approved Bylaw No. 4402 to support the CRD entering into a Housing Agreement with Abstract Developments to administer resales of six below-market units within the development.

On April 21, 2021, Abstract Developments informed the CRD in writing that the proposed development was not supported by District of Saanich Council, and that Abstract Developments was withdrawing its application.

ALTERNATIVES

Alternative 1

The Hospitals and Housing Committee recommends to the Capital Regional District Board:

1. That Bylaw No. 4427, "Resale Control and Housing Agreement Rescission Bylaw (3656 Raymond Street South), 2021" be introduced and read a first, second and third time; and
2. That Bylaw No. 4427 be adopted.

Alternative 2

That the 3656 Raymond Street Housing Agreement and Bylaw report be referred back to staff for additional information based on Hospitals and Housing Committee direction.

IMPLICATIONS

Service Delivery Implications

This decision will relieve the CRD of its statutory obligations outlined in CRD Bylaw No. 4402.

CONCLUSION

The CRD agreed to enter into a Housing Agreement with Abstract Developments in order to administer resales of below-market housing units. The project was not supported by District of Saanich Council and the CRD needs to rescind Bylaw No. 4402 in order to relieve itself of its commitments under the Bylaw.

RECOMMENDATION

The Hospitals and Housing Committee recommends to the Capital Regional District Board:

1. That Bylaw No. 4427, “Resale Control and Housing Agreement Rescission Bylaw (3656 Raymond Street South), 2021” be introduced and read a first, second and third time; and
2. That Bylaw No. 4427 be adopted.

Submitted by:	Don Elliott, MUP, Senior Manager, Regional Housing
Concurrence:	Kevin Lorette, P. Eng., MBA, General Manager, Planning & Protective Services
Concurrence:	Kristen Morley, J.D., General Manager, Corporate Services & Corporate Officer
Concurrence:	Robert Lapham, MCIP, RPP, Chief Administrative Officer

ATTACHMENT

Appendix A: Bylaw 4427