



# TOWN OF VIEW ROYAL

## MINUTES OF AN OFFICIAL COMMUNITY PLAN REVIEW ADVISORY COMMITTEE MEETING HELD ON MONDAY, FEBRUARY 24, 2025 VIEW ROYAL MUNICIPAL OFFICE – COUNCIL CHAMBERS

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**PRESENT:** Mayor S. Tobias, Chair  
Councillor Lemon  
W. Abbott  
K. Abraham  
T. Allan  
C. Harris  
M. Lloyd  
K. Peatt  
J. Priest  
E. Willis

**PRESENT ALSO:** L. Taylor, Director of Development Services  
S. Scory, Senior Planner  
L. Curtis, Community Planner  
  
5 members of the public  
0 members of the press

1. **CALL TO ORDER** – The Chair called the meeting to order at 7:00 p.m.

The Mayor introduced Wade Abbott, a newly appointed committee member.

2. **APPROVAL OF AGENDA**

MOVED BY: J. Priest  
SECONDED: E. Willis

THAT the agenda be approved as presented.

**CARRIED**

4. **MINUTES, RECEIPT & ADOPTION OF**

MOVED BY: Councillor Lemon  
SECONDED: J. Priest

THAT the minutes of the Committee meeting held January 13, 2025, be received.

**CARRIED**

5. **CHAIR'S REPORT**

6. **PETITION & DELEGATIONS**

7. **BUSINESS ARISING FROM PREVIOUS MINUTES**

8. **REPORTS**

8.1 **STAFF REPORTS**

9. **CORRESPONDENCE**

- a) Email dated February 2, 2025, from P. Gooch, Re: Official Community Plan Feedback

MOVED BY: M. Lloyd  
SECONDED: C. Harris

THAT the email dated February 2, 2025 from P. Gooch, Re: Official Community Plan Feedback be received for information.

**CARRIED**

- b) Email dated February 23, 2025, from Mayor Tobias, Re: Official Community Plan Review Advisory Committee (OCPAC) Meeting

MOVED BY: M. Lloyd  
SECONDED: C. Harris

THAT the email dated February 23, 2025 from Mayor Tobias, Re: Official Community Plan Review Advisory Committee (OCPAC) Meeting be received for information.

**CARRIED**

## **10. NEW BUSINESS**

### **a) Draft Land Use and Housing Survey**

Staff explained that the intent of the Land Use and Housing Survey is to obtain direction from the community on growth concepts which could be used to inform future land use scenarios, which is the next step in Phase 1 of the Official Community Plan (OCP) review.

Staff noted that survey questions are based on existing policies and objectives within the Town's Community Development Framework as shown on Schedule "K" of the existing 2011 OCP.

The Committee provided comments on the draft survey as follows:

- include definitions in the questions;
- further define "Town Centre" and how it differs from "Neighbourhood Centre";
- provide context as to why Fort Victoria was identified as the Town Centre in 2011 OCP;
- list current permitted heights for Neighbourhood Centres, Town Centre and Corridors in the relevant survey questions;
- provide a map to show where development has occurred since adoption of 2011 OCP;
- add a question asking where respondents would like to see other mixed commercial uses and services; and
- include examples of housing types that correspond to proposed heights.

### **b) Verbal Update on March Engagement Week**

An OCP Engagement Week is planned for the second week of March. Engagement activities include in-person and virtual open houses as well as a land use and housing survey.

**11. TERMINATION**

MOVED BY: Councillor Lemon  
SECONDED: W. Abbott

THAT this meeting now terminate.  
Time: 9:05 p.m.

**CARRIED**

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CHAIR

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RECORDING SECRETARY