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**PRESENT:** Councillor Sinclair, Chairperson  
Councillor Fathers, Vice-Chairperson  
D. Bar-Dayana (arrived at 4:08 p.m.)  
R. Borutski  
N. Emmott  
B. Holm  
A. McCorkell  
D. McLean (arrived at 4:08 p.m.)

**ABSENT:** D. Darrell

**STAFF:** C. Isaak, Manager, Planning  
L. Sym, FOI & Committee Clerk

**GUESTS:** D. Tennant, Semiahmoo House Society  
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**1. CALL TO ORDER**

The Chairperson called the meeting to order at 4:00 p.m.

**2. ADOPTION OF AGENDA**

**It was MOVED and SECONDED**

THAT the Rental Housing Task Force adopts the September 14, 2016 agenda as circulated.

**CARRIED**

**3. ADOPTION OF MINUTES**

a) July 13, 2016

**It was MOVED and SECONDED**

THAT the Rental Housing Task Force adopts the July 13, 2016 minutes as circulated.

**CARRIED**

**4. PRE-DRAFT OCP HOUSING POLICIES - INITIAL DISCUSSION**

Staff reviewed meetings held by the Task Force and noted progress made to date.

A survey was sent to Task Force members, and five out of eight responded. Staff reviewed the survey responses.

Staff noted that after the Official Community Plan (OCP) process is complete, the Task Force will be asked to review the draft results in 2017.

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The Task Force noted that transit is important in any community, in attempt to reduce parking requirements and enable transportation for disabled or low income residents. Currently the bus services runs hourly and does not run after 7:00 p.m. Staff are currently reviewing TransLink's bus routes to ensure better service to current residents.

Members discussed secondary suites and noted that off-street parking is often impossible, putting an added strain on street parking.

It was also suggested that the City of White Rock allow a greater diversity of building on single family lots to encourage additional lower income residential.

It was noted that at the October 12, 2016 meeting, Canadian Mortgage and Housing (CMHC) and BC Housing will be invited to speak to the Task Force.

**5. SEMIAHMOO HOUSE SOCIETY – DOUG TENNANT**

Mr. Tennant gave the Task Force an overview of a project called "Chorus" that was a partnership project for an inclusive residential rental building for 15% under market units. The project is on 24<sup>th</sup> Avenue and 153<sup>rd</sup> Street in South Surrey, close to transit and shopping.

There are 71 self contained units, with 51 units rented at an affordable below market rents to people without disabilities. The balance 20 units are available for disabled, complete with covenants on title. It was noted that an inclusive residential would be beneficial to both low income and disabled as a community.

Under the Local Government Act, this type of development would be eligible for a waiver of Development Cost Charges, as affordable housing for non-profit. This type of waiver of fees really helps such a development become a reality. The model for municipal tax relief is for licensed facilities only.

On October 14, 2016 at 10:00 a.m. there will be a ribbon cutting ceremony and tours of the facility for anyone wanting to attend.

**6. PRE-DRAFT OCP HOUSING POLICIES – FURTHER DISCUSSION**

Members discussed the licensing and inspection of secondary suites to ensure that suites are up to code. Also noted was the possibility of allowing more than one secondary suite if the property can accommodate off street parking.

**7. OTHER BUSINESS**

There was no other business.

**8. NEXT MEETING**

The next scheduled meeting will be held on October 12, 2016.

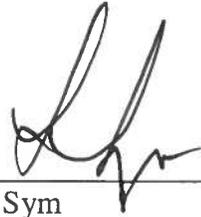
**9. CONCLUSION OF THE MEETING**

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The Chairperson declared the meeting concluded at 6:00 p.m.



Councillor Sinclair,  
Chairperson



Lorraine Sym  
FOI & Committee Clerk