



MINUTES OF THE REGULAR MEETING OF COUNCIL

September 3, 2025

6:00 pm

Council Chambers of City Hall

1100 Patricia Boulevard, Prince George, BC

*We respectfully acknowledge the unceded ancestral lands of the Lheidli T'enneh,
on whose land we live, work, and play.*

PRESENT: Mayor Simon Yu
Councillor Tim Bennett
Councillor Trudy Klassen <6:00 p.m. to 7:30 p.m.>
Councillor Ron Polillo
Councillor Cori Ramsay
Councillor Kyle Sampson
Councillor Susan Scott
Councillor Brian Skakun

IN ATTENDANCE: Walter Babicz, City Manager
Deanna Wasnik, Director of Planning and Development
Kris Dalio, Director of Finance and IT Services
Andy Beesley, Director of Civic Facilities and Events
Eric Depenau, Director of Administrative Services
Blake McIntosh, Director of Civic Operations
Ethan Anderson, Manager of Legislative Services/Corporate Officer
Leslie Kellett, Deputy Corporate Officer

A. ADOPTION OF THE AGENDA

Moved By Councillor Bennett
Seconded By Councillor Klassen

That the agenda for the regular meeting of Council scheduled for September 3, 2025, BE ADOPTED.

Carried Unanimously

B. MINUTES

B.1 Adoption of the Regular Council Meeting Minutes – August 18, 2025

Moved By Councillor Scott
Seconded By Councillor Polillo

That the minutes of the regular Council meeting held August 18, 2025, BE ADOPTED as read on this day and that such minutes as read set out all of the business before Council at that meeting and fully and properly record all of the resolutions passed by Council at that meeting.

Carried Unanimously

C. CONSENT AGENDA (FOR INFORMATION)

Council requested further consideration of consent agenda items C.1 and C.2.

C.1 Provincial Housing Target Order: City of Prince George Year 1 Progress Report

Moved By Councillor Sampson

Seconded By Councillor Skakun

That Council SUPPORTS advocacy efforts at the 2025 Union of BC Municipalities (UBCM) Convention, urging the Province to include BC Housing units in the calculation of municipal housing targets.

Carried Unanimously

C.2 Two year Report on the Implementation of Defensive Force Options

Moved By Councillor Ramsay

Seconded By Councillor Polillo

That Council RECEIVES FOR INFORMATION the report dated August 27, 2025 from the Director of Administrative Services titled “Two Year Report on the Implementation of Defensive Force Options – Bylaw Services.”

Carried

Councillor Klassen opposed.

D. REPORTS

COUNCILLOR TRUDY KLASSEN

D.1 Vacancy to Vitality: Launching a Temporary Use Pilot for Empty Storefronts in C1 Zone Downtown

The postponed motion from August 18, 2025 was withdrawn by unanimous consent.

Moved By Councillor Klassen

Seconded By Councillor Skakun

That Council DIRECTS Administration to contract with UNBC Planning Department and work with them as appropriate to research reasons for vacancies downtown and provide options for interventions and strategies, (including allowing container shops on vacant lots similar to the ones set up in Canada Games Plaza,) within the municipality’s control, up to an amount of \$10,000 from within department budget. The staff report back to Council would also include the original research produced by UNBC and should identify regulatory mechanisms and funding opportunities that council support implementation of the recommendations for implementation and public and private funding considerations.

Moved By Councillor Klassen

Seconded By Councillor Skakun

That Council REFERS the main motion to Administration for review and report back to Council at the time they report to Council regarding the Downtown Strategy and the Nightlife Economy Action Plan.

Defeated

Councillors Bennett, Polillo, Ramsay, and Sampson opposed.

Moved By Councillor Ramsay
Seconded By Councillor Skakun

*That Council AMENDS the main motion by removing the words
“, up to an amount of \$10,000 from within department budget”.*

Moved By Mayor Yu
Seconded By Councillor Klassen

*That Council AMENDS the amended motion by replacing the words
“contract with” with the word “contact”, and by removing the words
“Planning Department”.*

Carried

Councillor Sampson opposed.

Amendment motion as amended.

Carried

Councillor Sampson opposed.

Moved By Councillor Ramsay
Seconded By Councillor Skakun

*That Council REFERS the main motion to Administration for review and report
back to Council.*

Carried

Councillor Sampson opposed.

COUNCILLOR TRUDY KLASSEN AND COUNCILLOR TIM BENNETT

D.2 Riverfront Vitality

Moved By Councillor Bennett
Seconded By Councillor Klassen

BE IT RESOLVED that Council DIRECTS staff to:

- 1. Engage with the University of Northern BC (UNBC) to explore opportunities to work together on the development of a comprehensive Nechako and Fraser River Waterfront Plan, in collaboration with other community stakeholders as suitable, including but not limited to local businesses, interested members of the public, potential investors, community organizations, Indigenous governments, and relevant provincial and federal government agencies.*
- 2. Ensure the plan aligns with the City’s Strategic Plan and builds upon previous reports to Council, including the *Smart Growth on the Ground* report (2009), to protect and enhance public and tourism access to and enjoyment of the Nechako and Fraser River waterfronts within city limits, including but not limited to:*
 - Opportunities for the development of restaurants, accommodation and hospitality services;*
 - Facilities and infrastructure to support sporting activities, fishing, and other recreational uses;*
 - Measures to preserve and enhance the environmental, cultural, and historical integrity of the riverfronts;*
 - Strategies to promote sustainable tourism and community engagement;*

3. *Instruct staff to work with UNBC to establish a timeline for the development of the plan and provide quarterly updates and bi-annual reports to Council.*
4. *Allocate necessary resources (up to \$25,000 from Council Contingency) and support to facilitate stakeholder engagement and ensure the plan reflects the diverse needs and aspirations of the Prince George community; and*
5. *The plan, once developed, be presented to Council for review and approval, should identify regulatory mechanisms and funding opportunities that could support implementation of the recommendations for implementation and public and private funding considerations.*

Moved By Councillor Ramsay

Seconded By Councillor Skakun

That Council REFERS the main motion to Administration for review and report back to Council.

Carried

Councillors Ramsay, Sampson and Scott opposed.

H. PUBLIC HEARING(S) – COMMENCING AT 7:00 P.M.

The Regular Council Meeting adjourned to the Public Hearing at 7:11 p.m.

H.1 Official Community Plan Bylaw Amendment Application No. CP100218 (Bylaw No. 9545) and Zoning Bylaw Amendment Application No. RZ100841 (Bylaw No. 9546)

- Applicant: McWalter Consulting Ltd. on behalf of O'Brien Developments Ltd., Inc. BC0787781
- Location: 4330 Giscome Road

Documents for Council's consideration included:

1. Staff report dated August 20, 2025 from the Director of Planning and Development titled "Consultation for Official Community Plan Amendment Application No. CP100218 (Bylaw No. 9545);
 - a. Distribution Area Map (Exhibit "A" to CP100218);
 - b. Request for Comment Letter;
 - c. Facebook Post;
2. Previously submitted staff report dated July 9, 2025 from the Director of Planning and Development titled "Official Community Plan Bylaw Amendment Application No. CP100218 (Bylaw No. 9545) and Zoning Bylaw Amendment Application No. RZ100841 (Bylaw No. 9546) (Considered at the July 28, 2025 regular Council meeting);
 - a. Location and Existing Zoning Map;
 - b. Appendix "A" to Bylaw No. 9545;
 - c. Appendix "A" to Bylaw No. 9546;
 - d. Exhibit "A" to Application No. CP100218;
 - e. Rationale Letter;
 - f. Conceptual Site Layout;
 - g. Traffic Summary;
 - h. Servicing Brief;
 - i. Proposed Landscaping Plan.

Applicant:

The applicant was in attendance and available for questions.

Representations by Members of the Public:

There were no representations by members of the public.

Moved By Councillor Ramsay

Seconded By Councillor Scott

That Council CLOSES the Public Hearing regarding “Official Community Plan Bylaw Amendment Application No. CP100218 (Bylaw No. 9545) and Zoning Bylaw Amendment Application No. RZ100841 (Bylaw No. 9546)”.

Carried Unanimously

The Public Hearing adjourned to the Regular Council Meeting at 7:15 p.m.

Moved By Councillor Sampson

Seconded By Councillor Polillo

That Council RECEIVES FOR INFORMATION the report dated August 20, 2025 from the Director of Planning and Development, titled “Consultation for Official Community Plan Amendment Application No. CP100218 (Bylaw No. 9545)”.

Carried Unanimously

Moved By Councillor Bennett

Seconded By Councillor Sampson

That Council GIVES THIRD READING of “City of Prince George Official Community Plan Bylaw No. 8383, 2011, Amendment Bylaw No. 9545, 2025.”

Carried Unanimously

Moved By Councillor Sampson

Seconded By Councillor Polillo

That Council GIVES THIRD READING of “City of Prince George Zoning Bylaw No. 7850, 2007, Amendment Bylaw No. 9546, 2025”.

Carried Unanimously

The Regular Council Meeting adjourned to the Public Hearing at 7:18 p.m.

H.2 Official Community Plan Bylaw Amendment No. CP100214 (Bylaw No. 9549) and Zoning Bylaw Amendment Application No. RZ100837 (Bylaw No. 9550)

- Applicant: L&M Engineering Ltd. for 646257 B.C. Ltd., Inc. No. BC1245290
- Location: 6174 Monterey Road West, 6166 Monterey Road West, and Monterey Road West (PID 015-217-493)

Documents for Council's consideration included:

1. Staff report dated August 20, 2025 from the Director of Planning and Development titled "Consultation for Official Community Plan Bylaw Amendment No. CP100214 (Bylaw No. 9549);
 - a. Exhibit "A" to Application No. CP100214;
 - b. Request for Comment Letter;
 - c. Facebook Post;
 - d. Supporting Documents:
 - i. Traffic Impact Study;
 - ii. Servicing Brief;
2. Previously submitted staff report dated May 2, 2025 from the Director of Planning and Development titled "Official Community Plan Bylaw Amendment No. CP100214 (Bylaw No. 9549) and Zoning Bylaw Amendment Application No.

RZ100837 (Bylaw No. 9550)" (Considered at the May 26, 2025 regular council meeting);

- a. Location and Existing Zoning Map
- b. Appendix "A" to Bylaw No. 9549
- c. Exhibit "A" to Application No. RZ100837
- d. Exhibit "A" to Application No. CP100214
- e. Supporting Documents:
 - i. Z17 Zone Redlined Version
 - ii. Trip Generation Letter
 - iii. Public Consultation Summary Report S

Applicant:

The applicant was in attendance and available for questions.

Tanner Fjellstrom, Engineer, L&M Engineering Ltd., attended Centre Table and responded to questions of Council regarding the Water Modelling Results and the recommended minimum fire flow noted in the Servicing Brief dated August 15, 2025 from L&M Engineering Ltd.

Representations by Members of the Public:

There were no representations by members of the public.

Moved By Councillor Skakun

Seconded By Councillor Polillo

That Council CLOSES the Public Hearing regarding "Official Community Plan Bylaw Amendment No. CP100214 (Bylaw No. 9549) and Zoning Bylaw Amendment Application No. RZ100837 (Bylaw No. 9550)".

Carried Unanimously

The Public Hearing adjourned to the Regular Council Meeting at 7:29 p.m.

Moved By Councillor Scott

Seconded By Councillor Polillo

That Council RECEIVES FOR INFORMATION the report dated August 20, 2025, from the Director of Planning and Development, titled "Consultation for Official Community Plan Bylaw Amendment No. CP100214 (Bylaw No. 9549)."

Carried Unanimously

Moved By Councillor Sampson

Seconded By Councillor Bennett

That Council GIVES THIRD READING of "City of Prince George Official Community Plan Bylaw No. 8383, 2011, Amendment Bylaw No. 9549, 2025."

Carried Unanimously

Moved By Councillor Sampson

Seconded By Councillor Scott

That Council GIVES THIRD READING of "City of Prince George Zoning Bylaw No. 7850, 2007, Amendment Bylaw No. 9550, 2025".

Carried Unanimously

Councillor Klassen exited Council Chambers at 7:30 p.m.

Mayor Yu called a recess of the Regular Council Meeting at 7:30 p.m.

The Regular Council Meeting reconvened at 7:40 p.m.

The attendance of Council and Staff was the same as at the time the recess was called.

STANDING COMMITTEE ON PUBLIC SAFETY – MAYOR SIMON YU, CHAIR

D.3 Block Watch Party Council Contingency Fund Recommendation

Moved By Councillor Ramsay

Seconded By Councillor Skakun

That Council ALLOCATES up to \$7500 from the Council Contingency Fund to support neighbourhood Block Watch Parties as described in the report dated August 26, 2025 from the Chair of the Standing Committee on Public Safety titled "Block Watch Party Council Contingency Fund Recommendation".

Carried

Councillor Sampson opposed.

DIRECTOR OF PLANNING AND DEVELOPMENT – DEANNA WASNIK

D.4 Official Community Plan Bylaw No. 9525 - Implementation of Council Resolutions

Moved By Councillor Polillo

Seconded By Councillor Scott

That Council RESCINDS SECOND READING of "City of Prince George Official Community Plan Bylaw No. 9525, 2025."

Carried Unanimously

Moved By Councillor Polillo

Seconded By Councillor Ramsay

That Council AMENDS "City of Prince George Official Community Plan Bylaw No. 9525, 2025" by replacing Schedule 1 with the attachment '2025 OCP – Final Version (August 2025)' as attached to the report dated August 1, 2025 from the Director of Planning and Development titled "Response to Council Resolutions: Official Community Plan Bylaw No. 9525."

Carried Unanimously

Moved By Councillor Scott

Seconded By Councillor Polillo

That Council GIVES SECOND READING to the amended "City of Prince George Official Community Plan Bylaw No. 9525, 2025."

Carried Unanimously

Moved By Councillor Bennett

Seconded By Councillor Ramsay

That Council DIRECTS Administration to schedule a public hearing for "City of Prince George Official Community Plan Bylaw No. 9525, 2025", as amended, at 7:00 p.m. on Wednesday, October 1, 2025, in Council Chambers.

Moved By Councillor Bennett
Seconded By Councillor Sampson

That Council AMENDS the main motion by changing the time of the public hearing from 7:00 p.m. to 6:00 p.m.

Carried

Mayor Yu, Councillor Ramsay and Councillor Sampson opposed.

Main motion as amended.

Carried Unanimously

D.5 Zoning Bylaw Amendment Application No. RZ100848 (Bylaw No. 9573)

- Applicant: M'akola Development Services for Aboriginal Housing Society of Prince George, S0019321
- Location: 1700 Yew Street

Documents for Council's consideration regarding "Zoning Bylaw Amendment Application No. RZ100848 (Bylaw No. 9573)" included:

1. Staff report dated July 31, 2025 from the Director of Planning and Development titled "Zoning Bylaw Amendment Application No. RZ100848 (Bylaw No. 9573)";
 - a. Location and Existing Zoning Map; and
 - b. Appendix "A" to Bylaw No. 9573.

Moved By Councillor Sampson
Seconded By Councillor Polillo

That Council GIVES FIRST THREE READINGS of "City of Prince George Zoning Bylaw No. 7850, 2007, Amendment Bylaw No. 9573, 2025."

Carried Unanimously

DIRECTOR OF ADMINISTRATIVE SERVICES – ERIC DEPENAU

D.6 Support of Grant Application to Union of BC Municipalities (UBCM) Community to Community Program 2025

Moved By Councillor Sampson
Seconded By Councillor Polillo

That Council SUPPORTS an application being submitted by the City of Prince George under the Union of BC Municipalities (UBCM) 2025 Regional Community to Community (C2C) Program for up to \$20,000 in grant funding to initiate two C2C forums between the Lheidli T'enneh First Nation, City of Prince George and Regional District of Fraser-Fort George, and CONFIRMS that the City of Prince George will participate in the two planned C2C forums.

Carried Unanimously

E. BYLAWS – FINAL READING AND ADOPTION

F. NOTICE OF MOTION

COUNCILLOR RON POLILLO AND COUNCILLOR CORI RAMSAY

F.1 FIFA World Cup Viewing Watch Parties in June and July 2026

To be considered at the September 17, 2025 Regular Council Meeting.

G. CORRESPONDENCE

- G.1** Correspondence dated August 12, 2025 from Mayor Simon Yu to New Horizons for Seniors Program, Government of Canada: Letter in Support of a Grant Application from Indo-Canadian Seniors Society of Prince George
- G.2** Correspondence received August 13, 2025 from Councillor Trish Mandewo, Union of BC Municipalities President: Canada Community-Building Fund: First Community Words Fund Payment for 2025/2026
- G.3** Correspondence dated August 26, 2025 from Mayor Simon Yu to New Horizons for Seniors Program, Government of Canada: Letter in Support of a Grant Application from Hart Pioneer Centre

Moved By Councillor Scott
Seconded By Councillor Polillo

That Council RECEIVES FOR INFORMATION correspondence items G.1 to G.3.

Carried Unanimously

I. ADJOURNMENT

Moved By Councillor Polillo
Seconded By Councillor Scott

That there being no further business the Regular Council Meeting, BE ADJOURNED.

Carried Unanimously

THE REGULAR MEETING OF COUNCIL ADJOURNED AT 8:15 P.M.

CHAIRPERSON

CERTIFIED CORRECT