



General Purposes Committee

Anderson Room, City Hall
6911 No. 3 Road

Tuesday, February 18, 2025
4:00 p.m.

Pg. # ITEM

MINUTES

GP-3 *Motion to adopt the **minutes** of the meeting of the General Purposes Committee held on February 3, 2025.*



PLANNING AND DEVELOPMENT DIVISION

1. **OFFICIAL COMMUNITY PLAN TARGETED UPDATE – PHASE ONE PUBLIC ENGAGEMENT SUMMARY AND PHASE TWO (NEXT STEPS)**
(File Ref. No. 08-4045-30-08) (REDMS No. 7902635)

GP-10

See Page GP-10 for full report

Designated Speakers: John Hopkins and Russell Nelson

STAFF RECOMMENDATION

- (1) *That the report entitled “Official Community Plan Targeted Update – Phase One Public Engagement Summary and Phase Two (Next Steps)” dated February 3, 2025, from the Director, Policy Planning, be received for information; and*

- (2) *That staff report back on proposed strategic policy directions related to Housing Affordability, Equity, Environmental Protection and Enhancement and Climate Mitigation and Adaptation as outlined in the report entitled “Official Community Plan Targeted Update–Phase One Public Engagement Summary and Phase Two (Next Steps)” dated February 3, 2025, from the Director, Policy Planning.*



COUNCILLOR CHAK AU

- 2. **ASSESSING THE IMPACT OF THE CANADA-U.S. TARIFF WAR AND REVIEWING RICHMOND’S PROCUREMENT POLICY**
(File Ref. No.) (REDMS No.)

GP-41

[See Page GP-41 for background materials](#)

MOTION

- (1) *Richmond City Council direct staff to conduct an assessment of the economic impacts of the Canada-U.S. tariff war on local businesses and residents;*
- (2) *City staff review the current procurement policy in light of recent trade developments and provide recommendations on how the City can prioritize the procurement of Canadian goods and services while remaining compliant with applicable trade agreements;*
- (3) *The City of Richmond engage with the provincial and federal governments to seek clarification on our trade obligations and advocate for increased municipal flexibility in procurement decisions to support local businesses;*
- (4) *A report with findings and recommendations be presented to Council for further discussion and potential policy adjustments.*



ADJOURNMENT





General Purposes Committee

- Date: Monday, February 3, 2025
- Place: Anderson Room
Richmond City Hall
- Present: Mayor Malcolm D. Brodie, Chair
Councillor Chak Au
Councillor Carol Day
Councillor Laura Gillanders
Councillor Kash Heed
Councillor Andy Hobbs
Councillor Alexa Loo
Councillor Bill McNulty
Councillor Michael Wolfe
- Call to Order: The Chair called the meeting to order at 4:00 p.m.

MINUTES

It was moved and seconded
That the minutes of the meeting of the General Purposes Committee held on December 16, 2024 and January 20, 2025, be adopted as circulated.

CARRIED

LAW AND COMMUNITY SAFETY DIVISION

1. **AWARD OF CONTRACT 8307P - PROVISION OF PARKING METER EQUIPMENT**

(File Ref. No. 12-8375-02) (REDMS No. 7807973)

Staff introduced Edwin Tahir, Program Manager, Parking and Animal Services.

It was moved and seconded

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- (1) *That Contract 8307P – Provision of Parking Meter Equipment be awarded to J.J. MacKay Canada Ltd. for a five-year term, for an estimated total value of \$1,041,056.50, excluding taxes as described in the report titled “Award of Contract 8307P - Provision of Parking Meter Equipment”, dated January 6, 2025, from the Director, Community Bylaws and Licencing;*
- (2) *That the scope change for the 2025 Capital Project Parking Meter Replacement as identified in the report titled, “Award of Contract 8307P - Provision of Parking Meter Equipment”, dated January 6, 2025, from the Director, Community Bylaws and Licencing be approved; and*
- (3) *That the Chief Administrative Officer and the General Manger, Law and Community Safety be authorized to execute the contract and all related documentation with J.J. MacKay Canada Ltd. including, subject to future budget approval, the contemplated five year extension agreement and related documents.*

CARRIED

2. **PLACEMENT OF FILL APPLICATION FOR THE PROPERTY LOCATED AT THE EASTERN TERMINUS OF FRANCIS ROAD - PID: 023-860-481 (CRANBERRY MEADOW FARMS LTD. – GORD MAICHIN)**

(File Ref. No. 2-8075-20-AMANDA#/) (REDMS No. 7838121)

In response to queries from Committee, staff advised that (i) the intent of the application is to deposit soil to improve the agricultural capability of the Property, (ii) no fill activities will impact the City-owned Riparian Management Area (RMA) without an RMA protection plan from a Qualified Environmental Professional (QEP) and a written review and approval by the City, (iii) the Applicant is proposing to deposit 72,800 cubic metres of soil over approximately eight hectares, (iv) there is no intention to deposit soil within the Environmentally Sensitive Area, (v) the City requires the project to be monitored by an Agrologist, who will provide inspection reports every 3,000 cubic metres, review source sites, and submit a memorandum confirming the soil's suitability before deposition, (vi) in addition to the expected reporting requirements of the Agrologist or other qualified professionals as per the City and Agricultural Land Commission (ALC), staff will maintain proactive inspection and enforcement on the property, (vii) the Applicant retains a qualified professional in addition to a City contracted consultant as per Bylaw standard due diligence procedures, (viii) tracking is not required by the bylaw or policy, and while staff are investigating it, there are no ALC regulations mandating a tracking system, (ix) regular inspections of the Property when soil importation/deposition is underway will ensure the permit conditions are respected, (x) staff work

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extensively with the ALC and there have been no preliminary concerns with the application, (xi) future owners would be bound by the same conditions of the fill application, and (xii) should the application be approved, there would be no impacts to the Vancouver Airport Fuel Facilities Corporation pipeline.

Discussion ensued regarding (i) the ALC's authority to require a performance bond, in addition to the City's security deposit, to ensure approval requirements are met, (ii) the application of the Kavanagh guidelines, (iii) compliance and the history of violations, (iv) the Francis Road unopened road allowance and access to the property, and (v) the proposed soil deposition application being in support of the City's Flood Protection Management Strategy.

Staff were directed to provide further information on the precedence for the requirements of the placement of fill and the financial requirements, including the standards set out by the Kavanagh Project.

Lucas Hogler, Cranberry Meadow Farms Ltd., Stewart Brown, PGL Environmental Consultants Ltd., and Gord Maichin, Applicant, spoke to their application and project overview, noting (i) suitable crops, (ii) an erosion and sediment control plan, and (iii) the soil deposition plan including drainage, geotechnical, and environmental considerations.

Discussion ensued regarding (i) the Applicant and owners of Cranberry Meadow Farms Ltd., (ii) the soil being sourced from locations within the Lower Mainland, and (iii) the presence of Sandhill cranes on the neighbouring property and the requirement to retain a QEP to assess the property for Sandhill crane activity, should the application be approved.

In response to queries from Committee, Mr. Brown advised that material brought to the site will have documentation from its place of origin to ensure there are no potential environmental risks, which typically requires completion of a Phase 1 Environmental Site Investigation.

It was moved and seconded

That the 'Placement of Fill' application submitted by Gord Maichin (Cranberry Meadow Farms Ltd.) proposing to deposit soil to improve the agricultural capability of the property PID: 023- 860-481 which is located at the Eastern Terminus of Francis Road be referred to the Agricultural Land Commission (ALC) for the ALC's review and decision.

CARRIED
Opposed: Cllr. Wolfe

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PLANNING AND DEVELOPMENT DIVISION

3. **2025 HEALTH, SOCIAL AND SAFETY GRANTS**

(File Ref. No. 08-4055-01) (REDMS No. 08-4055-01)

Discussion ensued regarding (i) Mission Possible Compassionate Ministries Society's pilot program in partnership with Alderbridge Supportive Housing, (ii) the possibility of increasing the funding for certain applicants, (iii) funding not being recommended due to duplication of existing services, (iv) increasing funding needs over time, (v) the Health, Social and Safety Grants providing funding to non-profit community organizations in delivering programs and services that benefit Richmond residents, and (vi) multiple applicants providing a community meal program and the number of meals provided.

It was moved and seconded

- (1) *That the 2025 Health, Social and Safety Grants be awarded for the total recommended amount of \$497,945 as identified in the staff report titled "2025 Health, Social and Safety Grants", dated January 21, 2025 from the Director, Community Social Development; and*
- (2) *That the grant funds be disbursed accordingly following Council approval.*

The question on the motion was not called as the following **amendment motion** was introduced:

It was moved and seconded

That the recommended amount of \$10,000 for Mission Possible Compassionate Ministries Society be deleted.

The question on the amendment motion was not called as staff were directed to provide a memorandum on the Mission Possible Compassionate Ministries Society by the February 10, 2025 Council meeting.

The question on the main motion was then called and it was **CARRIED**.

The following **referral motion** was introduced:

It was moved and seconded

That staff provide more information on Mission Possible Compassionate Ministries Society, Parish of St. Alban's (Richmond), Church on Five, and Christian Addictions Recovery Ministries Society, including whether they should be given more funding in addition to the grant amounts and the potential sources of funding.

CARRIED

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4. **2025 CHILD CARE GRANTS**

(File Ref. No. 07-3070-04) (REDMS No. 7870766)

Discussion ensued regarding (i) Hamilton Community Association's request for furnishings and the current state of their furniture and equipment and (ii) funding through the Ministry of Education and Child Care Maintenance Fund Emergency Repair and Replacement.

Staff advised that the overall budget for the Child Care Capital Grants is \$50,000.00 and the recommended amount is \$34,267.95.

Staff were directed to investigate Hamilton Community Association's equipment and provide additional information by the February 10, 2025 Council meeting.

It was moved and seconded

(1) *That as identified in the staff report titled "2025 Child Care Grants", dated January 17, 2025, from the Director, Community Social Development:*

(a) *Child Care Capital Grants in the amount of \$34,267.96 be awarded; and*

(b) *Child Care Professional and Program Development Grants in the amount of \$7,500.00 be awarded; and*

(2) *That the grant funds be disbursed accordingly following Council approval.*

CARRIED

PARKS, RECREATION AND CULTURE DIVISION

5. **2025 ARTS AND CULTURE GRANTS**

(File Ref. No. 03-1085-01) (REDMS No. 7879234)

It was moved and seconded

(1) *That the Arts and Culture Grants be awarded for the total recommended amount of \$130,039, as identified in Attachment 1 of the staff report titled "2025 Arts and Culture Grants", dated January 13, 2025, from the Director, Arts, Culture and Heritage Services; and*

(2) *That the grant funds be disbursed accordingly following Council approval.*

CARRIED

In accordance with Section 100 of the Community Charter, Cllr. Loo declared to be in a conflict of interest as she is the Recognition Chair of KidSport – Richmond Chapter, and Cllr. Loo left the meeting – 5:41 p.m.

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6. **2025 PARKS, RECREATION AND COMMUNITY EVENTS GRANTS**
(File Ref. No. 03-1085-01) (REDMS No. 7840684)

In response to queries from Committee, staff advised that (i) the City Grant Program supports non-profit organizations serving Richmond residents, but applications from outside Richmond will be considered if they demonstrate a direct community benefit and (ii) the Kwantlen Farmers Market Society and Richmond Agricultural and Industrial Society are not recommended for funding, as they will receive funding through the City's Support Food Security Through Community-Driven Events Grant.

Discussion ensued regarding the possibility of establishing an agricultural grants program.

It was moved and seconded

- (1) *That the 2025 Parks, Recreation and Community Events Grants be awarded for the total recommended amount of \$125,601, as identified in Attachment 1 of the staff report titled "2025 Parks, Recreation and Community Events Grants", dated January 13, 2025, from the Director, Parks Services, and the Director, Recreation and Sport Services; and*
- (2) *That the grant funds be disbursed accordingly, following Council approval.*

CARRIED

The following **referral motion** was introduced:

It was moved and seconded

That staff examine the propriety of setting up agricultural grants for various organizations that grow food or practice food security, noting the groups that would be removed from the Parks, Recreation and Community Events Grants.

CARRIED

Councillor Loo returned to the meeting (5:50 p.m.).

7. **2025 ENVIRONMENTAL ENHANCEMENT GRANTS**
(File Ref. No. 03-1085-07) (REDMS No. 7886244)

Discussion ensued regarding (i) the Green Teams of Canada's fee-for-service partnership with the City and (ii) volunteer invasive plant removal events.

Staff advised that there is an outstanding referral regarding invasive species management, including accelerating the eradication of blackberry, and a report is forthcoming.

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It was moved and seconded

- (1) *That the 2025 Environmental Enhancement Grants be awarded for the recommended amount of \$38,086 as identified in Attachment 1 of the staff report titled "2025 Environmental Enhancement Grants", dated January 13, 2025, from the Director, Parks Services; and*
- (2) *That the grant funds be disbursed accordingly following Council approval.*

CARRIED

ADJOURNMENT

It was moved and seconded

That the meeting adjourn (5:53 p.m.).

CARRIED

Certified a true and correct copy of the Minutes of the meeting of the General Purposes Committee of the Council of the City of Richmond held on Monday, February 3, 2025.

Mayor Malcolm D. Brodie
Chair

Shannon Unrau
Legislative Services Associate



City of Richmond

Report to Committee

To: General Purposes Committee

Date: February 3, 2025

From: John Hopkins
Director, Policy Planning

File: 08-4045-30-08/Vol 01

Re: **Official Community Plan Targeted Update – Phase One Public Engagement Summary and Phase Two (Next Steps)**

Staff Recommendations

1. That the report entitled “Official Community Plan Targeted Update – Phase One Public Engagement Summary and Phase Two (Next Steps)” dated February 3, 2025, from the Director, Policy Planning, be received for information; and
2. That staff report back on proposed strategic policy directions related to Housing Affordability, Equity, Environmental Protection and Enhancement and Climate Mitigation and Adaptation as outlined in the report entitled “Official Community Plan Targeted Update – Phase One Public Engagement Summary and Phase Two (Next Steps)” dated February 3, 2025, from the Director, Policy Planning.

John Hopkins
Director, Policy Planning
(604-276-4279)

JH:rn

Att. 2

REPORT CONCURRENCE		
ROUTED TO:	CONCURRENCE	CONCURRENCE OF GENERAL MANAGER
Intergovernmental Relations & Protocol	<input checked="" type="checkbox"/>	
Housing Office	<input checked="" type="checkbox"/>	
Community Social Development	<input checked="" type="checkbox"/>	
Climate & Environment	<input checked="" type="checkbox"/>	
Development Applications	<input checked="" type="checkbox"/>	
Transportation	<input checked="" type="checkbox"/>	
Parks Services	<input checked="" type="checkbox"/>	
SENIOR STAFF REPORT REVIEW	INITIALS:	APPROVED BY CAO

Staff Report

Origin

On September 9, 2024, Council endorsed a public engagement framework for the Official Community Plan Targeted Update as outlined in the staff report dated August 12, 2024, titled “Official Community Plan Targeted Update — Phase One Public Engagement Overview” from the Director, Policy Planning. Further, Council directed staff to report back with a public engagement summary with next steps in the Official Community Plan (OCP) targeted update.

This report presents the results of phase one of the OCP targeted update community engagement process including major themes that are emerging and an overview of the intended next steps.

This report supports Council’s Strategic Plan 2022–2026 Strategy #1 Proactive in Stakeholder and Civic Engagement.

Proactive stakeholder and civic engagement to foster understanding and involvement and advance Richmond’s interests.

This report supports Council’s Strategic Plan 2022-2026 Focus Area #2 Strategic and Sustainable Community Growth:

Strategic and sustainable growth that supports long-term community needs and a well-planned and prosperous City.

2.1 Ensure that Richmond’s targeted OCP update shapes the direction and character of the City.

This report supports Council’s Strategic Plan 2022-2026 Focus Area #5 A Leader in Environmental Sustainability:

Leadership in environmental sustainability through innovative, sustainable and proactive solutions that mitigate climate change and other environmental impacts.

Findings of Fact

Background

On September 9, 2024, Council endorsed a public engagement framework for the OCP targeted update, which was divided into three consultation phases:

1. Background Research & Public Engagement;
2. Strategic Options; and
3. Pulling the Plan Together.

Further details on the Council endorsed consultation phases can be found in Attachment 1.

This report provides an update to Council on the outcome of the phase one community engagement for the OCP targeted update. The newly revised OCP will be grounded in Council’s Strategic Directions and will respond to the new provincial legislation on housing policy. In 2022, Council approved a plan to update the OCP with themes of “Resiliency, Equity, Adaptation and Completeness” and six targeted areas including:

1. Housing Affordability
2. Equity
3. Environmental Protection and Enhancement
4. Climate Mitigation and Adaptation
5. Long-Term Planning for Emerging Trends and Transformational Technologies
6. Administrative Updates

At the time, Council endorsed the scope for a robust review of the existing OCP to strengthen its policies in areas such as affordable housing, equitable communities from a land-use perspective and environmental resilience. However, the process was interrupted by new provincial legislation (Bills 16, 44, 46 and 47) that altered the planning framework in British Columbia, requiring an extended pause to integrate these changes into local planning practices. This review must now address provincial deadlines such as the requirement to update the OCP by the end of 2025 and incorporating housing policies as they relate to Small-Scale Multi-Unit Housing (SSMUH) and Transit-Oriented Areas (TOA). Richmond’s OCP targeted update, from the perspective of public consultation, was relaunched in September 2024, starting with phase one of community engagement.

Phase one of the targeted update process encompassed raising awareness of the project, gathering feedback on the community’s perspectives, identifying areas for improvement and providing feedback on early ideas for each target area. There were over 740 interactions with people – from project page visits to online and in-person engagements. This input will inform the development of an updated OCP that reflects community perspectives and prepares Richmond for future growth. By providing opportunities for community engagement, the City is creating a more comprehensive and inclusive process to ensure the OCP reflects the aspirations of its residents in the long term.

Analysis

What We Heard

Various public and stakeholder engagement opportunities took place to discuss and receive feedback on the early ideas for the OCP update. They took place from September to December 2024.

In-person	<ul style="list-style-type: none"> ● 9 Pop-up booths throughout the city ● 4 Public open houses ● 5 Advisory Committee meetings 	<ul style="list-style-type: none"> ● 350 interactions ● 128 attendees ● 40 members
Online	<ul style="list-style-type: none"> ● Let’s Talk Richmond – Ask a Question ● Let’s Talk Richmond – Survey ● Let’s Talk Richmond – Get Snapping photo submission campaign 	<ul style="list-style-type: none"> ● 20 questions submitted ● 42 surveys submitted ● 35 photos submitted

Attachment 2 – What We Heard: Official Community Plan Targeted Update Phase One Engagement Summary – provides a comprehensive summary of the engagement timeline, details of the engagement events and activities and what was heard from those events and activities. Key themes are provided, along with graphics from the “LetsTalkRichmond” online survey and a summary of feedback.

Based on all the public engagement activities, and working with the framework of the OCP targeted update, the following recurring themes emerged:

- **Housing affordability:** Overall support for diverse housing options and affordability, with balanced density, infrastructure upgrades and provision for services and amenities. Concerns include housing affordability, traffic challenges, school use and capacity and active transportation options outside of the City Centre.
- **Equitable communities:** Overall there is a strong sense of community and safety, with an emphasis on fostering equitable policies and enhancing local services. Better support for unhoused individuals, crime reduction and cultural inclusivity are desired.
- **Environmental protection and enhancement:** Appreciation was voiced for an extensive park network, ecological areas and dike management. Suggestions were made for stronger environmental protection, urban forestry and climate adaptation strategies.
- **Climate mitigation and adaptation:** A focus emerged on protective measures against extreme weather events while balancing housing priorities.

Next Steps – Phase Two

Phase two of the OCP targeted update will involve the development of a series of key strategic policy directions and options for Housing Affordability, Equity, Environmental Protection and Enhancement and Climate Mitigation and Adaptation targeted areas. Through this process, staff will explore multiple ideas that balance policy and technical analysis, the public feedback received in the phase one public engagement, and feedback and direction received from Council.

Phase two will be comprised of three primary steps:

1. Further developing draft policy directions within the six targeted areas in response to phase one engagement and feedback from Council advisory committees;
2. Presenting draft policy directions to Council for consideration/endorsement prior to community consultation; and
3. Endorsement of consultation plan and conducting consultation on draft policy directions.

Staff will keep Council informed regarding the progress of the OCP targeted update, as well as providing opportunities for Council to provide feedback and recommendations on proposed strategic policy directions before they are prepared for public engagement. To facilitate this intention, staff will prepare several reports to General Purposes Committee over the coming months that will address the targeted areas in the OCP review. This will allow Council to provide feedback on the targeted areas and enable staff to adjust the number of reports based on feedback.

The targeted areas and approximate time frame for these reports are as follows:

- ✓ Strategic Policy Directions: Environmental Protection and Enhancement, including a revised Environmentally Sensitive Areas (ESA) map and Climate Mitigation and Adaptation (March/April 2025)
- ✓ Strategic Policy Directions: Housing Affordability and Equitable Communities (April/May 2025)
- ✓ Strategic Policy Directions: Long-Term Planning for Emerging Trends and Transformational Technologies and Administrative Updates (e.g., revised Regional Context Statement) (May/June 2025)
- ✓ Endorsement of Strategic Policy Directions and consultation plan (May/June 2025)

The intent is to begin community consultation in June 2025 which will complete phase two of the OCP targeted review. Engagement with the School District will also encompass meetings and regular communications with their staff.

Phase three will incorporate feedback received through the phase two community consultation into a new OCP document. Further, the revised OCP will need to include updates to the land use designations and policies of the OCP to permit the 20-year supply and types of housing identified in the Interim Housing Needs Report (endorsed by Council in December 2024) which used methodology as prescribed by the Province.

The OCP must also include policies that incorporate regulations as they relate to Small-Scale Multi-Unit Housing (SSMUH) and Transit-Oriented Area (TOAs).

The intention is to bring a newly revised OCP document and bylaw for Council's consideration in the fall 2025. A public hearing will be required and work must be completed by December 31, 2025 based on provincial legislation.

Financial Impact

None.

Conclusion

This report presents the results of phase one of the OCP Targeted Update community engagement process including major themes that are emerging and an overview of the intended next steps. Overall, there were over 740 interactions with people online and in person. This input will inform the development of the updated OCP policies, reflecting community priorities and preparing Richmond for future growth.

Phase two will focus on the identification of proposed strategic policy directions for the four key target areas of Housing Affordability, Equity, Environmental Protection & Enhancement and Climate Mitigation and Adaptation. Multiple staff reports will be presented to Council to provide opportunities for feedback on proposed strategic policy directions prior to community consultation in late spring/early summer 2025.

Russell Nelson

Russell Nelson
Program Manager, Policy Planning
(604-276-4164)

Emily Huang

Emily Huang
Policy Planner 2
(604-204-8631)

EH:RN:cas

- Att. 1: Council Endorsed Consultation Phase
2: What We Heard:Official Community Plan Targeted Update Phase One
Engagement Summary

ATTACHMENT 1

Council Endorsed Consultation Phases	Timeframe
<p>1. Background Research & Public Engagement: Conduct background and contextual research on the six target areas noted above and other implications of provincial bills. Simultaneously, launch public engagements to garner awareness, educate and provide opportunities for the public to share feedback. Public open houses and an online survey would be scheduled for November. Staff will analyze engagement feedback and produce an engagement summary that will be shared with Council in the next stage as it relates to the Strategic Options.</p>	Q3 to Q4 2024
<p>2. Strategic Options: The second phase will involve drafting policy directions that are informed by the background research and the engagement feedback. Interdepartmental staff, advisory committees, and the public will provide input on the draft policy directions. During this period and into the Summer/Fall 2025, specific but related reports will come forward, per provincial requirements, including such matters as inclusionary zoning on TOA areas, DCC/ACC options, etc.</p>	Q1 to Q2 2025
<p>3. Pulling the Plan Together: The third phase will involve drafting clear policies and implementation actions. The public will provide feedback on the draft policies. Staff will seek Council’s consideration of the OCP Bylaw, including a required public hearing, to wrap up the third phase of engagement.</p>	Q3 to Q4 2025



richmond 2050
planning together



**What We Heard:
Official Community Plan Targeted Update
Phase One Engagement Summary**

February 2025

GP – 17



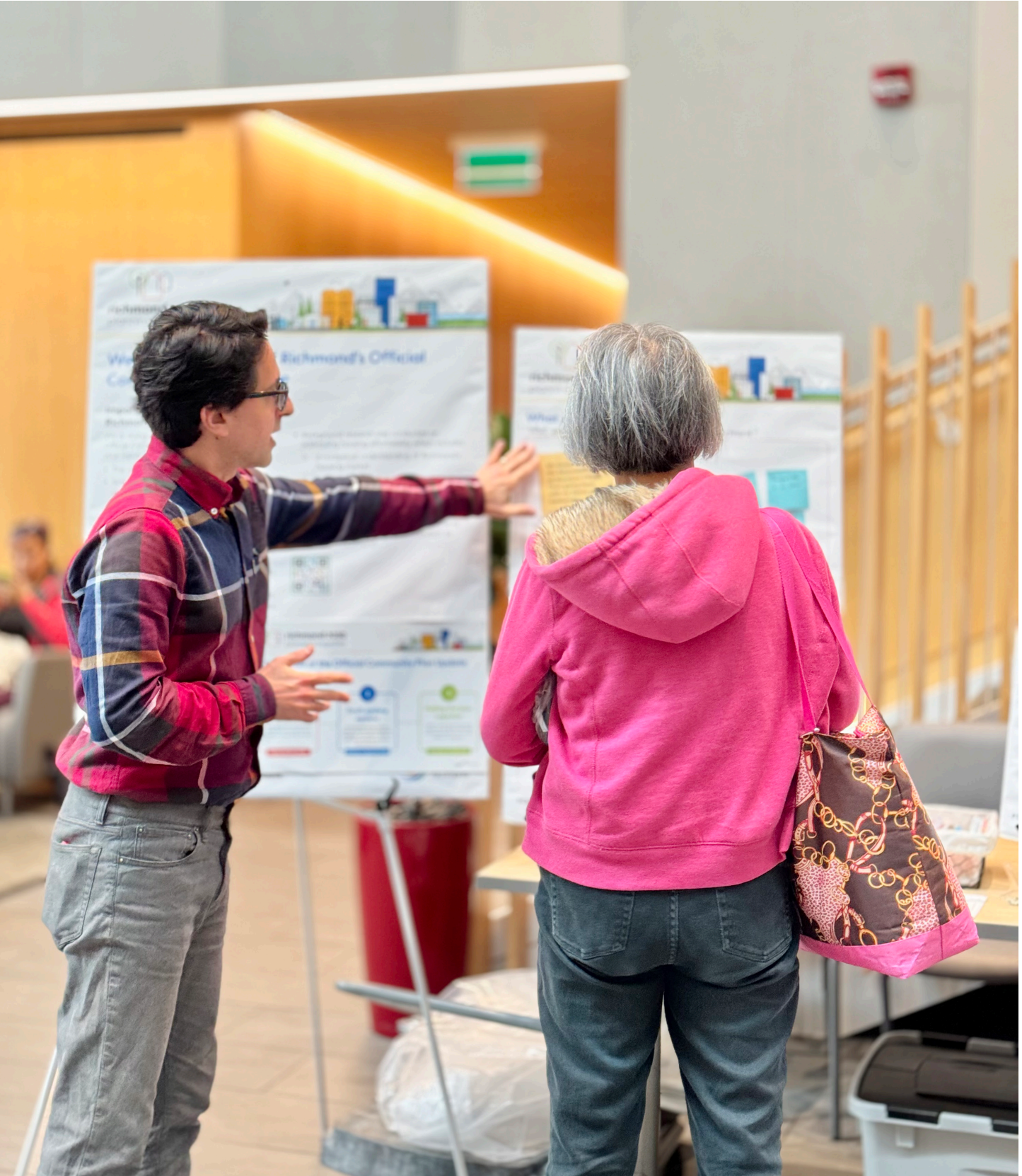


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Introduction

Richmond is undertaking a Targeted Update of its Official Community Plan (OCP) in 2024/2025 to address key priorities such as housing affordability, equity from a land-use perspective, and environmental resilience, while meeting new provincial requirements.

Since the adoption of the current OCP in 2012, Richmond’s population and economy have grown, and transformations in the above noted areas – particularly on vulnerable populations – have intensified. While the OCP has been amended over the years to remain effective, we are undertaking a targeted update to ensure our OCP aligns with current social, economic and environmental priorities, and community values, as well as new legislative mandates.

The update will take place over three phases. Phase one is now complete. It comprised of raising awareness and gathering feedback on areas for improvement and early ideas for targeted areas.

The community had online and in-person engagement opportunities to get involved from September to December 2024. This report represents the results and findings from community engagements which will help inform the next steps of Phase two and three.

OCP Update Themes and Target Areas

This Targeted OCP Update is guided by the overarching themes of **Resiliency, Equity, Adaptation,** and **Completeness** with six target areas. The first four target areas are the priority for this update:



1. Housing Affordability



4. Climate Mitigation & Adaptation



2. Equity



5. Long-Term Planning for Emerging Trends & Transformational Technologies



3. Environmental Protection & Enhancement



6. Administrative Updates

Engagement timeline

The OCP Targeted Update timeline is divided into three phases and encompasses the following steps:

1. Prepare engagement framework (Summer 2024)
2. OCP launch (September 2024)
3. Pop-up booths (September to October 2024)
4. Open houses and online survey (November 2024)
5. Community engagement analysis (December 2024 to January 2025)
6. Phases two and three (February to October 2025)
7. Seek Council consideration of the OCP bylaw with Public Hearing (October 2025)



Phase 1 of Community Engagement

The first phase of engagement focused on:

- raising awareness
- gathering feedback on the community, identifying areas for improvement
- providing feedback on early ideas for each target area.

We had over over 740 interactions with people – from online project page visits to participating in online and in-person engagements. This input will inform development of updated OCP policies to reflect community priorities and prepare Richmond for future growth.

By incorporating public feedback and addressing provincial requirements, the OCP Targeted Update aims to create a sustainable, equitable, and resilient plan that aligns with Richmond’s long-term vision.

Engagement Summary

Various public and stakeholder engagement opportunities took place to discuss and receive feedback on the early ideas for the OCP update. They took place from September to December 2024.

In-person	<ul style="list-style-type: none"> • 9 Pop-up booths throughout the city • 4 Public open houses • 5 Advisory Committee meetings 	<ul style="list-style-type: none"> • 350 interactions • 128 attendees • 40 members
Online	<ul style="list-style-type: none"> • Let’s Talk Richmond – Ask a Question • Let’s Talk Richmond – Survey • Let’s Talk Richmond – Get Snapping photo submission campaign 	<ul style="list-style-type: none"> • 20 questions submitted • 42 surveys submitted • 35 photos submitted

Details and feedback summaries follow in the next sections.



What We Heard – An Overall Summary

Based on all the engagement activities, the following overarching summaries emerged:

- **Housing affordability**
Overall support for diverse housing options and affordability, with balanced density, infrastructure upgrades, and provision for services and amenities. Concerns include housing affordability, traffic challenges, the capacity of schools, and alternative transportation options outside of the City Centre.
- **Equitable community**
Overall a strong sense of community and safety, with emphasis on fostering equitable policies and enhancing local services. Better support for unhoused individuals, crime reduction, and cultural inclusivity are desired.
- **Environmental protection & enhancement**
Appreciation for extensive park network, ecological areas and dike management. Suggestions for stronger environmental protection, urban forestry, and climate adaptation strategies.
- **Climate mitigation & adaptation**
A focus on protective measures against extreme weather events while balancing housing priorities.

Separate detailed feedback summaries for each of the engagement opportunities is provided later in this report.

What We Did

The following provides detailed information on each of the Phase one engagement opportunities that took place between September and December 2024.

Engagement Events & Activities

Let's Talk Richmond

- Details:
 - The project was created on LetsTalkRichmond.ca to inform the public about the OCP Targeted Update. There is an option to submit questions and receive a response from staff.
 - Date(s): September 2024 to December 2025
 - Location(s): Online
 - Engaged: 137 webpage visits, 20 submitted questions

Pop-up Booths

- Details:
 - Nine pop-up booths were set up at various locations, and on various days, throughout the city to raise awareness about the project and provide opportunities for the public to learn and get involved. The purpose of these booths was to connect with passersby by "meeting people where they are," reaching those who might not have the chance to provide input online or attend scheduled engagement events. The booths featured display boards explaining the OCP Targeted Update and an interactive activity board where passersby were invited to share what they appreciate about Richmond and what they would like to see improved.
 - Date(s): September to October 2024
 - Location(s): Nine pop-ups across the city
 - Engaged: 350 interactions

Public Open Houses

- Details:
 - Four in-person public open houses were held to share early ideas for the target areas and provide additional opportunities for feedback. Display boards showcased information and attendees had the chance to speak with City staff and have their questions answered.
 - Date(s): November 20, 21, 27, 28, 2024
 - Location(s): Steveston Community Centre, Richmond Public Library Brighthouse, Thompson Community Centre, East Richmond Community Hall
 - Engaged: 128 attendees

Let's Talk Richmond Survey

- Details:
 - An online survey was hosted on LetsTalkRichmond.ca, allowing participants to provide input. The survey, which took less than 10 minutes to complete, focused on the four prioritized target areas. The intent of the survey was to be accessible and high level so that community members could complete the survey without having to review the open house display boards.
 - Date(s): November 20 to December 22, 2024
 - Location(s): Online
 - Engaged: 42 participants

Advisory Committees

- Details:
 - Five Advisory Committee meetings were held independently with the Community Services Advisory Committee, Economic Development Advisory Committee, Child Care Development Advisory Committee, Youth Advisory Committee, and Advisory Committee on the Environment. Staff liaisons from these committees reached out to Policy staff requesting presentations with the purpose of raising awareness and promoting ways to get involved with the OCP update.
 - Date(s): September to October 2024
 - Location(s): In-person and online
 - Engaged: Approximately 40 members

Get Snapping Photo Opportunity

- Details:
 - This initiative was hosted on LetsTalkRichmond.ca. Local residents were invited to share photos of their favourite places in Richmond and generate interest throughout the engagement phase. All participants' names were entered into a random draw and five participants were selected to receive a nominal prize. Select photos are featured on the LetsTalkRichmond.ca Get Snapping webpage.
 - Date(s): September to December 2024
 - Location(s): Online
 - Engaged: 50 webpage visits, 35 photo submissions

Outreach and Promotion

Advertising and promotion of the community engagement opportunities took place via various e-channels, including:

- News releases
- City of Richmond project webpage
- Let's Talk Richmond engagement page
- Events calendar
- City e-newsletters
- The Richmond Sentinel online newspaper ads
- Social media posts (Facebook, X, Instagram)
- Posters
- Bus shelter ads
- Emails to Let's Talk Richmond subscribers, Advisory Committees, Residents Associations, local community groups and organizations, community centres, libraries, public schools, civic facilities and Richmond Centre.



What We Heard: Summary of Input & Themes

The following is a breakdown of details and feedback themes received for each engagement method.

Pop-up Booths Engagement

During the pop-up booths, display boards highlighted the OCP Targeted Update to raise awareness. Passersby were asked the following two questions:

- “What do you love about Richmond?”
- “What would you like to see happen in the next 25 years in Richmond?”

Key Themes

Community members shared their feedback using sticky notes.

The following themes emerged for **“What do you love about Richmond?”** by order of frequency:

1. **Services and amenities:** Robust provision of services and amenities in the city, in particular, good community centres, facilities, shopping areas, and schools.
2. **Safety and community:** Appreciation for the diversity and sense of community in Richmond. Overall, the city feels safe and is a good place to grow up as a youth.
3. **Greenspace, trees and public space:** Appreciation for Richmond’s extensive parks, greenways and landscaping.
4. **Pedestrian infrastructure:** Richmond has a lot of walkability opportunities, especially for seniors.
5. **Housing affordability and density:** The city is relatively affordable, however there is a need to ensure density is balanced with infrastructure upgrades and amenity provision.
6. **Road and street infrastructure:** Appreciation for walkways on and beside raised dikes.
7. **Culture, equity, access:** Appreciation for food, restaurants, and the city’s history.
8. **Public transportation and cycling infrastructure:** Public transit in Richmond is reliable.
9. **Traffic and parking:** Generally the city has good traffic.
10. **Environment:** Overall good air quality.

The following themes emerged for **“What would you like to see happen in the next 25 years in Richmond?”** by order of frequency:

- 1. Housing affordability and density:** Concerns about housing affordability and the need for more social and co-op housing. Increasing density also puts a strain on services and amenities.
- 2. Services and amenities:** Needed in various neighbourhoods. Some facilities such as the aquatic centre and the hospital are too small and senior citizen programs are not affordable. Having more seating and “places to stay” would be appreciated.
- 3. Public transportation and cycling infrastructure:** Need for more public transit and cycling infrastructure, including more bike lanes and easy connections across the city.
- 4. Road and street infrastructure:** Improve road infrastructure, such as road signs, drainage, and pot holes gradually.
- 5. Traffic and parking:** Increase in density and lack of accessible parking spaces cause traffic and parking challenges.
- 6. Safety and community:** Richmond should continue helping the unhoused and improve overall community safety.
- 7. Greenspace, trees and public space:** Richmond could have more parks and lively public spaces.
- 8. Culture, equity, access:** Create more opportunities to share input and have more diverse food choices.
- 9. Pedestrian infrastructure:** Need for safer and more pedestrian walkway connectivity.
- 10. Environment:** Concern for the loss of productive farmlands over the years.

Open House Engagement

The in-person open house display boards showcased early ideas for each target area. One of the display boards shared what the City is “thinking about for the OCP targeted Update”, which includes:

- Increasing housing supply, broadening housing choices and addressing affordability to support Richmond’s diverse and growing population
- Extreme weather events and the effects of climate change have intensified
- Improving protection and increasing integration of green spaces, natural areas and trees
- Coordinating where we live and how we move around—land use, walking, cycling, transit
- Responding to cost of living that continues to rise—housing, food, energy, among others
- Creating an environment where the local economy/jobs can grow with an increasing population
- Guiding the design of new residential development to support livability, quality of life and healthy neighbourhoods



Key Themes

Based on what the City is “thinking about for the OCP targeted Update”, attendees were asked if there is “**anything we are missing and should consider**”. The following themes highlight what we heard by order of frequency:

- **Road and street infrastructure:** Appreciate the overall dike upgrades in Richmond. There is also a need for road upgrades, traffic signal improvements and more walking paths.
- **Housing affordability and density:** Increasing density through infill housing for single-family zones should be encouraged. There is also a need to build density beyond just along arterial roads. More mixed-use zoning would be beneficial and senior homes are much needed in the city.
- **Public transportation, cycling and pedestrian infrastructure:** Bike lanes and pedestrian walkways can be better distinguished to improve safety.
- **Services and amenities:** Build more amenities such as schools, hospitals, public space, and arts and cultural facilities. Services and amenities should be accessible and affordable as well. Existing schools such as those in the City Centre is already over capacity.
- **Process:** The development review process could be sped up for improved efficiency. The City could also better inform owners whose properties are designated under the Environmentally Sensitive Area Development Permit area.
- **Culture, equity, access:** Improve immigration integration and cultural sensitivity. Small businesses also need more affordable commercial spaces.
- **Public transportation and cycling infrastructure:** Bike lane upgrades to encourage active transportation would help support the City’s transportation and climate goals. Overall bus service could be improved as well.
- **Safety and community:** Community safety and lowering crime rates should be a priority.

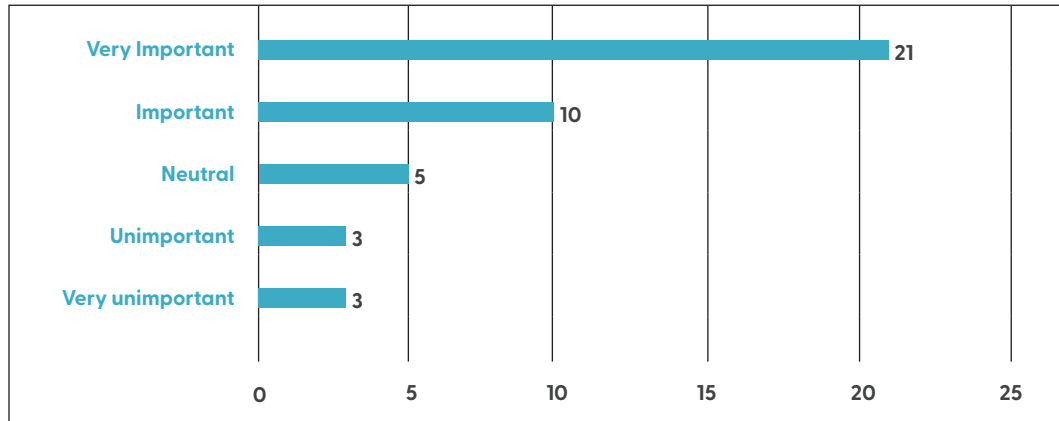
Let's Talk Richmond Survey

An online survey was hosted on LetsTalkRichmond.ca from November 20 to December 22, 2024. It focused on the four prioritized target areas. The survey was developed to be high level and simple so that participants do not need to do a comprehensive review of the open house display boards in order to complete the survey.

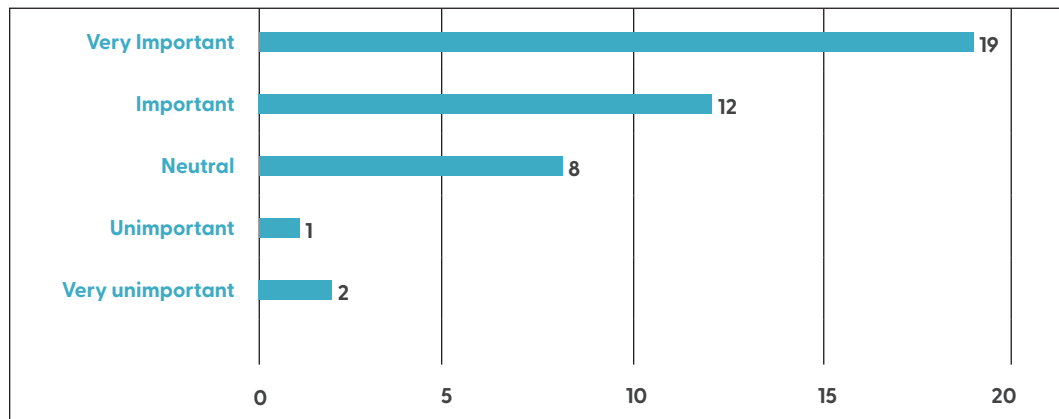
Results

The results of the four questions are shown in the charts below:

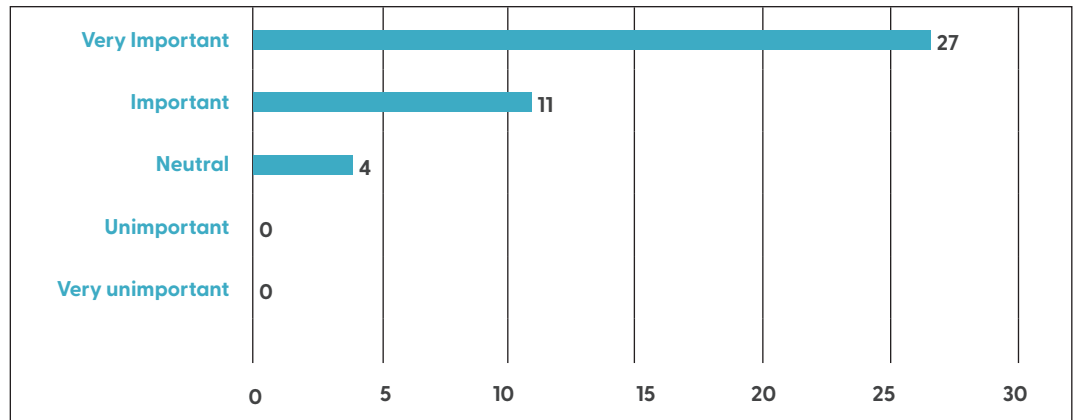
How important is it to build more “affordable housing” and more housing choices outside the City Centre? (42 responses)



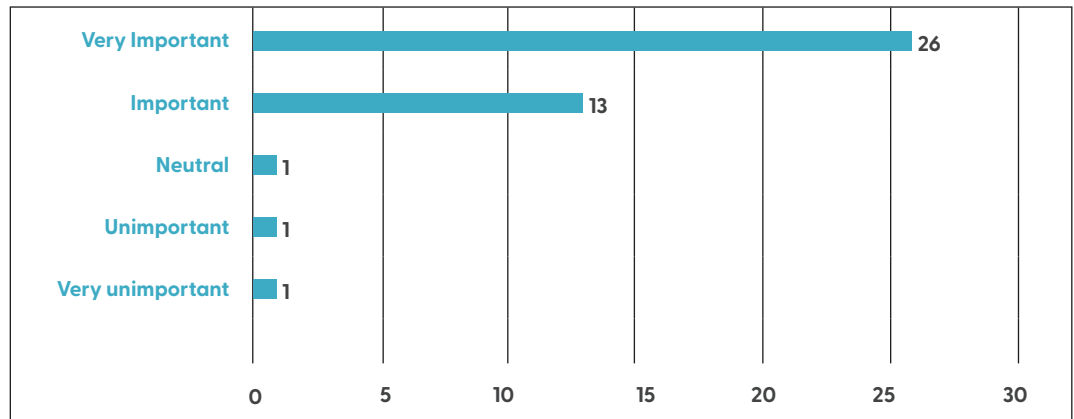
How important is it to strengthen policies to ensure a more equitable and inclusive city? (42 responses)



How important is it to strengthen ecological health, environmentally sensitive areas, and urban forestry? (42 responses)



How important is it to enhance climate change mitigation and adaptation? (42 responses)



Key Themes

Several key themes were heard which are acknowledged below. Concerns related to the target areas will be considered through the OCP Targeted Update.

The following themes highlight what we heard by order of frequency:

Affordable housing

- Prioritize housing and access for those who work minimum wage, service sector workers, young families, people with disabilities, and seniors.
- Increase housing diversity across all affordability levels, including cooperative housing and four-plex rentals.
- Affordable housing should be developed in areas where there are fewer services and amenities, such as outside the City Centre, not just in areas with existing density.
- Affordable housing units in Richmond are not affordable. Tenants struggle to pay rent, purchase groceries, and pay expenses.
- Concern that affordable housing would increase infrastructure cost which would negatively impact tax payers.
- The City should only be mandated to provide affordable housing to Richmond residents, rather than those who are not currently residing in Richmond.

Housing form and density

- More housing density in transit villages outside the City Centre would help distribute the need for affordable housing across the city. Transit villages would support amenities and services and will help minimize traffic issues.
- More market housing should be developed on arterial roads with the highest densities surrounding neighbourhood shopping centres, which would help with housing affordability.
- Support for townhouse developments along arterial roads but not supportive of replacing single-family housing on interior streets.
- Increase density in areas that are only single-family housing would provide more housing choice.
- Increasing density and placing a cap on the rent or sale price of the units would help with housing affordability.
- Current townhouses are not liveable due to the narrow layouts.
- Concern that high rise development would contribute to unstable ground structure.

Environmental protection

- Garden City Lands, environmentally sensitive areas, and agricultural lands should be better protected against development and growth.
- Protect against sea level rise by considering methods such as beach nourishment, coastal tidal marsh construction. Use alternative dike construction methods to encourage growth of native riparian or marine vegetation.
- Reduce the negative affects on wild animals from urbanization such as light pollution and developments.
- Maintain the existing greenery and ecological habitat which makes Richmond unique.
- Concern that environmental protection policies are at odds with development.
- The public should be able to easily access ecological areas for leisure and enjoyment.
- Richmond has the responsibility to plan for and mitigate against environmental risks.
- All areas along the river should have maximum protection for wildlife, including a buffer area.

Climate change

- Efforts to implement climate change mitigation and adaptation are important even though Richmond's efforts are miniscule against global climate change.
- A healthy environment would help mitigate the effects of climate change, considering the past extreme heat events were fatal to the most vulnerable.
- Methods such as energy step codes and heat pump installation would increase housing prices and could contribute to climate change.
- Housing affordability should take priority over climate change. Some issues should be the responsibility of the provincial and federal government.
- Consider expanding District Energy into all neighbourhoods.
- Protection from the effects of extreme weather is important but it takes time for people's behaviour to change.
- Incorporate climate change education into school curriculum.

Parks and greenspace

- Close access to park space is important for people living in high density areas with small living unit sizes.
- Park space would benefit from planting native plant and tree species, with increased efforts to eliminate invasive species.
- Urban forestry, tree canopy, and nature corridors are important for ecological health.
- Encourage the use of public rooftops for solar power or green roofs.

Public and active transportation

- Increase buses on major roads and active transportation options, such as more bike lanes, to encourage alternative methods of transportation and a healthier lifestyle.
- Bike lanes would be safer for cyclists.
- Walkability to essential services would support a healthy lifestyle.

Services and amenities

- Ensure services and amenities are accessible and neighbourhoods such as Hamilton should have more adequate services and amenities as they are more isolated from the city.
- Incorporate more car sharing and EV chargers.

Policy and process

- Improve efficiency by reducing permit approval time and regulations.
- Consider incentives for commercial and residential property developers to adopt energy efficiency measures.
- Consider lifting restrictions on areas that prohibit residential uses, such as areas that are currently designated for industrial. Removing these barriers could allow for more affordable housing developments.
- Tackling land speculation is key to stabilizing housing demand and housing affordability issues.
- Energy guidelines are important but should not burden builders and negatively impact housing cost.
- Review the current bylaws on heat pumps as some residential buildings may struggle to meet these requirements.

Parking

- Adequate parking space and bylaw enforcement should be balanced with increasing affordable housing developments.

Equity

- Equity is important however, there are existing policies that prioritizes some groups over others.

Community connection and belonging

- Ensure all residents feel equally welcomed at all businesses and that English language signage is given equal prominence by ethnically-Asian businesses

Tree bylaw

- Tree bylaws are too restrictive for private properties, especially if a tree poses a danger to the house and its occupants.

City partnerships

- City partnerships with non-profit organizations that deliver services should be well maintained and benefit the community.



Photo credit: Mok, West Dyke Hill Fun

Next Steps

City staff will draft policies and provide further opportunities for feedback in late spring 2025. The new OCP bylaw will be prepared for Council consideration with a Public Hearing at the end of 2025.

Ongoing information is available at richmond.ca/ocp-update

Contact:

City of Richmond
Planning and Development Division
CommunityPlanning@richmond.ca





City of Richmond

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NOTICE OF MOTION

To: Richmond City Council

From: Chak Au

Date: February 4, 2025

Meeting Date: Next General Purposes Committee Meeting (February 17, 2025)

Subject: Assessing the Impact of the Canada-U.S. Tariff War and Reviewing Richmond's Procurement Policy

WHEREAS:

1. The ongoing tariff dispute between Canada and the United States has created economic uncertainty, which may have significant impacts on Richmond's local businesses, residents, and the overall economy;
2. The federal and provincial governments have taken measures to support Canadian businesses affected by these trade disruptions, and it is important for municipalities to align with and complement these efforts;
3. Under existing trade agreements, municipalities have been required to open procurement processes to U.S. suppliers, limiting our ability to prioritize Canadian and local businesses;
4. Given the current trade climate, it is prudent to re-examine whether these obligations remain valid and whether Richmond should adjust its procurement policy to better support Canadian and local suppliers;
5. Strengthening local procurement policies may provide economic resilience and stability while promoting local employment and business growth in Richmond.

THEREFORE BE IT RESOLVED THAT:

1. Richmond City Council direct staff to conduct an assessment of the economic impacts of the Canada-U.S. tariff war on local businesses and residents;
2. City staff review the current procurement policy in light of recent trade developments and provide recommendations on how the City can prioritize the procurement of Canadian goods and services while remaining compliant with applicable trade agreements;
3. The City of Richmond engage with the provincial and federal governments to seek clarification on our trade obligations and advocate for increased municipal flexibility in procurement decisions to support local businesses;
4. A report with findings and recommendations be presented to Council for further discussion and potential policy adjustments.