

CITY OF WHITEHORSE
REGULAR Council Meeting #2025-15

DATE: Monday, August 11, 2025

TIME: 5:30 p.m.

Mayor Kirk Cameron
Deputy Mayor Paolo Gallina
Reserve Deputy Mayor Dan Boyd

AGENDA

CALL TO ORDER 5:30 p.m.

AGENDA Adoption

PROCLAMATIONS

MINUTES Regular Council meeting dated July 7, 2025

DELEGATIONS

PUBLIC HEARING

STANDING COMMITTEE REPORTS

Public Health and Safety Committee – *Councillors Middler and Boyd*

Corporate Services Committee – *Councillors Boyd and Melnychuk*

City Planning Committee – *Councillors Morris and Middler*

1. Public Hearing Report – Zoning Amendment – 10 Eldorado Drive
2. Public Hearing Report – Zoning Amendment – 14 Tarahne Way

Development Services Committee – *Councillors Gallina and Hamilton*

City Operations Committee – *Councillors Melnychuk and Morris*

Community Services Committee – *Councillors Hamilton and Gallina*

NEW AND UNFINISHED BUSINESS

1. Whitehorse North Trail Plan

BYLAWS

2025-27	Zoning Amendment – 10 Eldorado Drive	3 rd Reading
2025-29	Zoning Amendment – 14 Tarahne Way	3 rd Reading
2025-32	Fees and Charges Amendment – Street Occupancy Permits	3 rd Reading

ADJOURNMENT

MINUTES of REGULAR Meeting #2025-14 of the Council of the City of Whitehorse
called for 5:30pm on Monday, July 7, 2025, in Council Chambers, City Hall.

PRESENT: Mayor Kirk Cameron
Councillors Dan Boyd
Paolo Gallina
Jenny Hamilton
Eileen Melnychuk
Anne Middler
Lenore Morris

ALSO PRESENT: City Manager Jeff O'Farrell
A/Director of Community Services Keri Rutherford
Director of Corporate Services Valerie Braga
Director of Development Services Lindsay Schneider
Director of People, Culture, and Technology Landon Kulych

Mayor Cameron called the meeting to order at 5:30 p.m.

CALL TO ORDER

AGENDA

2025-14-01

It was duly moved and seconded
THAT the Agenda be adopted as presented.

Carried Unanimously

MINUTES

2025-14-02

It was duly moved and seconded
THAT the Minutes of the Regular Council meeting dated June
24, 2025 be adopted as presented.

Carried Unanimously

DELEGATE SUBMISSIONS

Liz Reichenbach spoke in opposition to allowing snowmobile access on non-motorized trails in the McPherson and Hidden Valley areas. The delegate questioned the accuracy of survey results used to justify the plan, recommended stronger bylaw enforcement and trail education, and urged Council to either reject or delay the proposed trail plan to allow for more informed public input.

Liz Reichenbach –
Whitehorse North Trail Plan

PUBLIC HEARING

Mayor Cameron advised that a Public Hearing was scheduled at this meeting to hear any submissions with respect to the Zoning Amendment related to 10 Eldorado Drive.

Zoning Amendment – 10
Eldorado Drive

Administration confirmed that at least 3 written submissions were received on this item, all in support.

Written submissions

Mayor Cameron called three times for submissions with respect to the Zoning Amendment related to 10 Eldorado Drive.

Zoning Amendment – 10
Eldorado Drive

There were no members of the public present to speak.

Hearing no submissions come forward, Mayor Cameron declared the Public Hearing for Zoning Amendment – 10 Eldorado Drive now closed.

Public Hearing Closed

Mayor Cameron advised that a Public Hearing was scheduled at this meeting to hear any submissions with respect to the proposed Zoning Amendment at 14 Tarahne Way.

Zoning Amendment – 14
Tarahne Way

Administration confirmed that at least 14 written submissions were received on this item, with 9 in opposition and 5 in support.

Written Submissions

Mayor Cameron called three times for submissions with respect to the proposed Zoning Amendment at 14 Tarahne Way.

Zoning Amendment – 14
Tarahne Way

Maija Pumphrey spoke in support of new amenities in Whistle Bend but opposed the proposed drive-through, citing concerns that it contradicts the City's Sustainability Plan by increasing greenhouse gas emissions, promoting unhealthy lifestyles, generating additional waste, and reducing walkability and community connection. It was noted that drive-throughs often benefit franchises over local businesses and may limit opportunities for a more inclusive, locally based food economy.

Maija Pumphrey

Tiara Topps spoke in strong opposition to the proposed drive-through, stating it contradicts the Whistle Bend Master Plan and City sustainability goals. Concerns included increased traffic, safety risks, environmental impacts, noise, reduced property values, and negative health outcomes. It was noted that a drive-through may limit access to a sit-down community hub for residents with mobility challenges.

Tiara Topps

Megan Foreman and Chris Shelley, on behalf of Northern Vision Development, spoke in support of the proposed zoning amendment, stating the development would provide essential services for Whistle Bend residents, reduce travel downtown, and support a complete, livable community. The speakers noted a drive-through could improve viability by helping attract long-term tenants, though no final decision has been made. Civil works could begin next summer, with construction expected in the fall.

Megan Foreman and Chris
Shelley, Northern Vision
Development

Hearing no further submissions, Mayor Cameron declared the Public Hearing for the proposed Zoning Amendment at 14 Tarahne Way now closed.

Public Hearing Closed

COMMITTEE REPORTS

Public Health and Safety Committee

Delegate Rick Karp spoke to Council on community safety, calling for greater clarity on the operation of local supportive housing facilities, including the Hearth and 405 Alexander Street. As requested by Committee members, the delegate confirmed a desire for better communication from the groups managing these facilities and the need for Mayor and Council to be informed on this matter.

Delegate Rick Karp –
Community Safety

Delegate Daniel Sokolov, a resident of Takhini North, raised concerns about escalating costs, project oversight, and supports for vulnerable tenants at the Hearth supportive housing project, urging Council to seek clearer information regarding this project.

Delegate Daniel Sokolov –
Community Safety

Corporate Services Committee

Administration provided the semi-annual procurement update in accordance with the Procurement Policy, summarizing activity from January to June 2025. In response to a question from a Committee member, Administration explained that sustainability is considered through procurement criteria and reported when relevant to larger contracts.

Semi-Annual Procurement
Report (January – June) –
For Information Only

Administration presented the bi-monthly update on anticipated procurement projects over \$100,000 for July and August 2025, as required by the Procurement Policy. In response to a question from a Committee member, Administration explained that the facility lifecycle cost analysis will assess long-term building performance, identify impacts, and support planning to extend facility lifespan.

Upcoming Procurements –
For Information Only

2025-14-03

After discussion, it was duly moved and seconded
THAT Council direct that Bylaw 2025-32, a bylaw to amend the
Fees and Charges Bylaw, be brought forward for consideration
under the bylaw process with the revised fee structure setting
a rate of \$20 per meter per day for the first six months of a
Street Occupancy Permit, and \$10 per meter per day for any
days thereafter.

Fees and Charges Bylaw
Amendment – Street
Occupancy Permits

Carried (5-2)

IN FAVOUR: Mayor Cameron, Councillors Gallina, Melnychuk,
Morris and Middler

OPPOSED: Councillors Hamilton and Boyd

City Planning Committee

2025-14-04

It was duly moved and seconded
THAT Council authorize Administration to commence the
procurement of planning services for project 720c00925
Whistle Bend South Master Plan.

Commencement Report –
Whistle Bend South Master
Plan

Carried Unanimously

Development Services Committee

There was no report from the Development Services Committee

No report

City Operations Committee

There was no report from the City Operations Committee

No report

Community Services Committee

2025-14-05

It was duly moved and seconded
THAT Council authorize Administration to enter into a Trail
Construction Agreement with the Contagious Mountain Bike
Club for construction of a new type 3 single-track
recreational trail on Grey Mountain and update the City Trail
Maintenance Policy to include this trail.

Trail Development Application
– Amanda Taylor Memorial
Connector

Carried Unanimously

2025-14-06

It was duly moved and seconded
THAT Council authorize Administration to enter into a Trail
Construction Agreement with the Contagious Mountain Bike
Club for construction of a new single-track recreational trail
connector on Grey Mountain and update the City's Trail
Maintenance Policy to include this trail once complete.

Trail Development Application
– Yellow Brick Road
Connector

Carried Unanimously

After being duly moved and seconded, the decision to approve or not approve the Whitehorse North Trail Plan as a guiding document was postponed to the August 11, 2025 Regular Council meeting.

Motion to Postpone –
Whitehorse North Trail Plan

Delegates Michael Grooms and Arwen Rowe-Duguay spoke to Council, raising concerns about the shift to a lottery-based preschool registration system at the Canada Games Centre. They emphasized the importance of continuity in early childhood programming and highlighted the lack of notice, consultation, and communication around the change. In response to Council questions, the delegates confirmed families were notified shortly before registration opened and that City staff were presented with alternative options.

Delegate Michael Grooms
and Arwen Rowe-Duguay –
CGC Preschool Registration
Changes

Delegate Anthony Bier, representing the Contagious Mountain Bike Club, spoke to Council in support of two trail development applications meant to improve safety, rider experience, winter access, as well as reduce user conflicts. In response to Council questions, the delegate explained the concept of a pump track and outlined the Club's maintenance agreement with the City.

Delegate Anthony Bier,
Contagious Mountain biking
Club – Trail Development
Applications

Delegate Brad Halt, a resident of Takhini North, spoke to Council in support of the Amanda Taylor Memorial Connector, sharing that the trail is intended to honour a dedicated community member and former Contagious Mountain Bike Club board member who passed away in 2022. The proposed 900-metre trail would connect two sections of the Mount McIntyre trail network and was developed in collaboration with local trail users and organizations.

Delegate Brad Halt – Amanda
Taylor Memorial Connector

Delegate Keith Lay, speaking as an associate of Active Trails Whitehorse Association, urged Council to refer the Whitehorse North Trail Plan back to administration for further consideration. In response to Council questions, the delegate clarified their role with the association, spoke to past commitments made through the 2020 Trail Plan to develop neighbourhood trail plans using charrettes, and emphasized the importance of transparency and community-driven planning.

Delegate Keith Lay, Active
Trails Whitehorse Association
– Whitehorse North Trail Plan

BYLAWS

2025-14-07

It was duly moved and seconded
THAT Bylaw 2025-32, a bylaw to amend the Fees and
Charges Bylaw to reflect the addition of fees for metered
parking spaces under the Street Occupancy Permit section, be
given First Reading.

Carried (5-2)

IN FAVOUR: Mayor Cameron, Councillors Gallina, Melnychuk,
Morris, and Middler
OPPOSED: Councillors Hamilton and Boyd

BYLAW 2025-32

Fees and Charges Bylaw
Amendment – Street
Occupancy Permits
FIRST READING

2025-14-08

It was duly moved and seconded
THAT Bylaw 2025-32 be given Second Reading.

Carried (5-2)

IN FAVOUR: Mayor Cameron, Councillors Gallina, Melnychuk,
Morris, and Middler
OPPOSED: Councillors Hamilton and Boyd

BYLAW 2025-32

Fees and Charges Bylaw
Amendment – Street
Occupancy Permits
SECOND READING

2025-14-09

It was duly moved and seconded
THAT Bylaw 2025-30, a bylaw to acquire Lot 130 in the
Hillcrest Subdivision from the Government of Yukon, be given
Third Reading.

Carried Unanimously

BYLAW 2025-30

Land Acquisition – Lot 130
Hillcrest Subdivision
THIRD READING

There being no further business, the meeting adjourned at 7:15 p.m. **ADJOURNMENT**

Kirk Cameron, Mayor

Corporate Services



Minutes of the meeting of the Public Health and Safety Committee

Date	August 4, 2025	2025-15
Location	Council Chambers, City Hall	
	Councillor Anne Middler - Chair	
	Mayor Kirk Cameron	
Committee Members	Councillor Dan Boyd	
	Councillor Paolo Gallina	
Present	Councillor Jenny Hamilton	
	Councillor Eileen Melnychuk	
	Councillor Lenore Morris	
	Jeff O'Farrell, City Manager	
	Krista Mroz, Director of Community Services	
Staff	Valerie Braga, Director of Corporate Services	
Present	Mélodie Simard, A/Director of Development Services	
	Travis Whiting, Director of Operations	
	Landon Kulych, Director of People, Culture, and Technology	

Your Worship, the Public Health and Safety Committee respectfully submits the following report:

1. New Business – Yellowknife Travel and Wildfire Planning

Mayor Cameron and Administration spoke positively about the visit to Yellowknife for wildfire preparedness and evacuation planning briefings, calling the experience valuable. The discussions highlighted the importance of training, intergovernmental coordination, and clear, consistent public communication. A Committee member encouraged the public to review the official reports on the 2023 wildfire response and evacuation available online, published by the City of Yellowknife and the Government of the Northwest Territories.



Minutes of the meeting of the Corporate Services Committee

Date	August 4, 2025	2025-15
Location	Council Chambers, City Hall	
	Councillor Dan Boyd - Chair	
	Mayor Kirk Cameron	
Committee	Councillor Paolo Gallina	
Members	Councillor Jenny Hamilton	
Present	Councillor Eileen Melnychuk	
	Councillor Anne Middler	
	Councillor Lenore Morris	
	Jeff O'Farrell, City Manager	
	Krista Mroz, Director of Community Services	
Staff	Valerie Braga, Director of Corporate Services	
Present	Mélodie Simard, A/Director of Development Services	
	Travis Whiting, Director of Operations	
	Landon Kulych, Director of People, Culture, and Technology	

Your Worship, the Corporate Services Committee respectfully submits the following report:

1. **Delegate Justin Lemphers, President, Yukon Employees' Union – Means of Addressing Permit Approvals**

Delegate Justin Lemphers, President of the Yukon Employees' Union, presented concerns regarding the use of contract work for permit approvals and inspections. Responding to questions from Committee members, the delegate confirmed that discussions with the City have taken place on this issue and that the Union remains open to resolving the concerns without arbitration.



Minutes of the meeting of the City Planning Committee

Date	August 4, 2025	2025-15
Location	Council Chambers, City Hall	
	Councillor Lenore Morris - Chair	
	Mayor Kirk Cameron	
Committee	Councillor Dan Boyd	
Members	Councillor Paolo Gallina	
Present	Councillor Jenny Hamilton	
	Councillor Eileen Melnychuk	
	Councillor Anne Middler	
	Jeff O'Farrell, City Manager	
	Krista Mroz, Director of Community Services	
Staff	Valerie Braga, Director of Corporate Services	
Present	Mélodie Simard, A/Director of Development Services	
	Travis Whiting, Director of Operations	
	Landon Kulych, Director of People, Culture, and Technology	
	Mathieu Marois, A/Manager, Planning and Sustainability Services	

Your Worship, the City Planning Committee respectfully submits the following report:

1. Public Hearing Report – Zoning Amendment – 10 Eldorado Drive

The Committee was presented with a summary of the Public Hearing held on July 7, 2025, regarding the proposed Zoning Amendment to allow for the development of a 1.8m high fence to provide security for the temporary shelter at 10 Eldorado Drive. Three written submissions were received in support, and no one spoke at the Public Hearing. Because the support received was based on the nature of the facility, the report recommended amending the bylaw to only allow the 1.8m high fence for a temporary shelter.

The Recommendation of the City Planning Committee is

THAT Council direct that Bylaw 2025-27, a bylaw to amend the zoning of 10 Eldorado Drive from PS – Public Service to PSx(f) – Public Service (modified), be amended to only apply to a temporary shelter use, and be brought forward at second and third reading under the bylaw process.

2. Public Hearing Report - Zoning Amendment – 14 Tarahne Way

The Committee received a summary of the July 7, 2025, Public Hearing on the proposed Zoning Amendment for a drive-through eating and drinking establishment at 14 Tarahne Way. Of nineteen written submissions, five supported the proposal and 14 opposed it. Three people spoke at the Public Hearing – two spoke in opposition, one of whom also submitted in writing, and the proponent of the application. The report addressed concerns about neighbourhood character, health impacts, traffic, vehicle idling, and local economic development, and proposed revisions to the bylaw to improve neighbourhood compatibility. As requested, Administration expanded on the litter and traffic capacity concerns, comparable past amendments, and the environmental impact of current drive-throughs in Whitehorse.

The Recommendation of the City Planning Committee is

THAT Council direct that Bylaw 2025-29, a bylaw to amend the zoning of 14 Tarahne Way, from CNC – Comprehensive Neighbourhood Commercial to CNCx(d) – Comprehensive Neighbourhood Commercial (modified), be amended to include additional requirements and restrictions that support active transportation and mitigate negative effects caused by idling vehicles, and be brought forward for second and third reading under the bylaw process.



Minutes of the meeting of the Development Services Committee

Date	August 4, 2025	2025-15
Location	Council Chambers, City Hall	
	Councillor Paolo Gallina - Chair	
	Mayor Kirk Cameron	
Committee	Councillor Dan Boyd	
Members	Councillor Jenny Hamilton	
Present	Councillor Eileen Melnychuk	
	Councillor Anne Middler	
	Councillor Lenore Morris	
	Jeff O'Farrell, City Manager	
	Krista Mroz, Director of Community Services	
Staff	Valerie Braga, Director of Corporate Services	
Present	Mélodie Simard, A/Director of Development Services	
	Travis Whiting, Director of Operations	
	Landon Kulych, Director of People, Culture, and Technology	

Your Worship, the Development Services Committee respectfully submits the following report:

1. Delegate Kate Mechan, Executive Director, Safe at Home Society – The Hearth Update

Delegate Kate Mechan, Executive Director of the Safe at Home Society, presented an update to Council regarding the Society's supportive housing project The Hearth, confirming the project is on budget and providing information on collaborative work to guide operation, methods to offset costs, and the staff team and training. The delegate responded to questions from Committee members regarding potential service gaps, housing units and rent, maintenance and operation costs, supportive programming for residents, as well as partnership and community engagement efforts.

2. Delegate Maddie Porter, Yukon Anti-Poverty Coalition – Community Action Plan to End Homelessness Progress Update

Delegate Maddie Porter, representing the Yukon Anti-Poverty Coalition, provided an update to Council on the Community Action Plan to End Homelessness, which included brief information on the draft recommendations informed by community engagement. The delegate confirmed the next steps are to finalize the recommendations based on partner feedback, secure endorsement, and begin implementation planning.



Minutes of the meeting of the City Operations Committee

Date	August 4, 2025	2025-15
Location	Council Chambers, City Hall	
	Councillor Eileen Melnychuk - Chair	
	Mayor Kirk Cameron	
Committee	Councillor Dan Boyd	
Members	Councillor Paolo Gallina	
Present	Councillor Jenny Hamilton	
	Councillor Anne Middler	
	Councillor Lenore Morris	
	Jeff O'Farrell, City Manager	
	Krista Mroz, Director of Community Services	
Staff	Valerie Braga, Director of Corporate Services	
Present	Mélodie Simard, A/Director of Development Services	
	Travis Whiting, Director of Operations	
	Landon Kulych, Director of People, Culture, and Technology	

Your Worship, there is no report from the City Operations Committee.



Minutes of the meeting of the Community Services Committee

Date	August 4, 2025	2025-15
Location	Council Chambers, City Hall	
	Councillor Jenny Hamilton - Chair	
	Mayor Kirk Cameron	
Committee	Councillor Dan Boyd	
Members	Councillor Paolo Gallina	
Present	Councillor Eileen Melnychuk	
	Councillor Anne Middler	
	Councillor Lenore Morris	
	Jeff O'Farrell, City Manager	
	Krista Mroz, Director of Community Services	
Staff	Valerie Braga, Director of Corporate Services	
Present	Mélodie Simard, A/Director of Development Services	
	Travis Whiting, Director of Operations	
	Landon Kulych, Director of People, Culture, and Technology	

Your Worship, the Community Services Committee respectfully submits the following report:

1. Delegates Max Fraser and Pat Ellis – Grady-Miller House Exhibition Space

Delegates Max Fraser and Pat Ellis presented a proposal to repurpose the Grady-Miller House in Shipyards Park as a public exhibit showcasing Whitehorse's World War Two history, with a focus on the Alaska Highway and Canol Road projects. In response to questions from Committee members, the delegates clarified that the exhibit would feature photos displayed behind glass and would require minimal City resources to operate.

There being no further business the meeting adjourned at 7:22 p.m.

Kirk Cameron, Mayor

Corporate Services

NEW AND UNFINISHED BUSINESS

TO: Council
DATE: August 11, 2025
RE: Whitehorse North Trail Plan

ISSUE

Approval of the 2025 Whitehorse North Trail Plan as a guiding document

REFERENCE

- [City of Whitehorse Trail Plan \(2020\)](#)
- [June 30, 2025 Standing Committee Meeting Package](#)
- [Draft 2025 Whitehorse North Trail Plan](#)

HISTORY

Approval of the 2025 Whitehorse North Trail Plan as a guiding document was introduced at the June 30, 2025 Standing Committee meeting and originally scheduled for decision at the July 7, 2025 Regular Council meeting.

At the July 7 meeting, a motion to approve the plan as a guiding document was tabled, moved, and seconded. During discussion, Council voted to postpone the decision to the August 11, 2025 Regular Council meeting.

The following motion remains on the floor as an item of unfinished business:

THAT Council approve the 2025 Whitehorse North Trail Plan as a guiding document.

REVISED
CITY OF WHITEHORSE
BYLAW 2025-27

A bylaw to amend Zoning Bylaw 2012-20

WHEREAS section 289 of the *Municipal Act* provides that a zoning bylaw may prohibit, regulate and control the use and development of land and buildings in a municipality; and

WHEREAS section 294 of the *Municipal Act* provides for amendment of the Zoning Bylaw; and

WHEREAS it is deemed desirable that the Whitehorse Zoning Bylaw be amended to allow for the development of a fence with a maximum height of 1.8 m at LOT 335, PLAN 103882 CLSR YT, municipally known as 10 Eldorado Drive;

NOW THEREFORE the council of the municipality of the City of Whitehorse, in open meeting assembled, hereby ENACTS AS FOLLOWS:

1. Section 12.4 of Zoning Bylaw 2012-20 is hereby amended by adding a new subsection 12.4.7 f) as follows:

“f) Lot 335, Plan 103882 CLSR YT, located at 10 Eldorado Drive, is designated PSx(f) with the special modifications being:

Notwithstanding section 5.5.3.4 b) of this bylaw, **if the principal use is a temporary shelter**, fences and walls constructed in the front yard shall not exceed 1.8 m in height.”

2. The zoning maps attached to and forming part of Zoning Bylaw 2012-20 are hereby amended by changing the zoning of 10 Eldorado Drive from PS – Public Services to PSx(f) – Public Services (Modified) as indicated on Appendix A and forming part of this bylaw.
3. This bylaw shall come into force and effect upon the final passing thereof.

FIRST READING:

June 9, 2025

PUBLIC NOTICE:

June 13 and June 20, 2025

PUBLIC HEARING:

July 7, 2025

SECOND READING:

THIRD READING and ADOPTION:

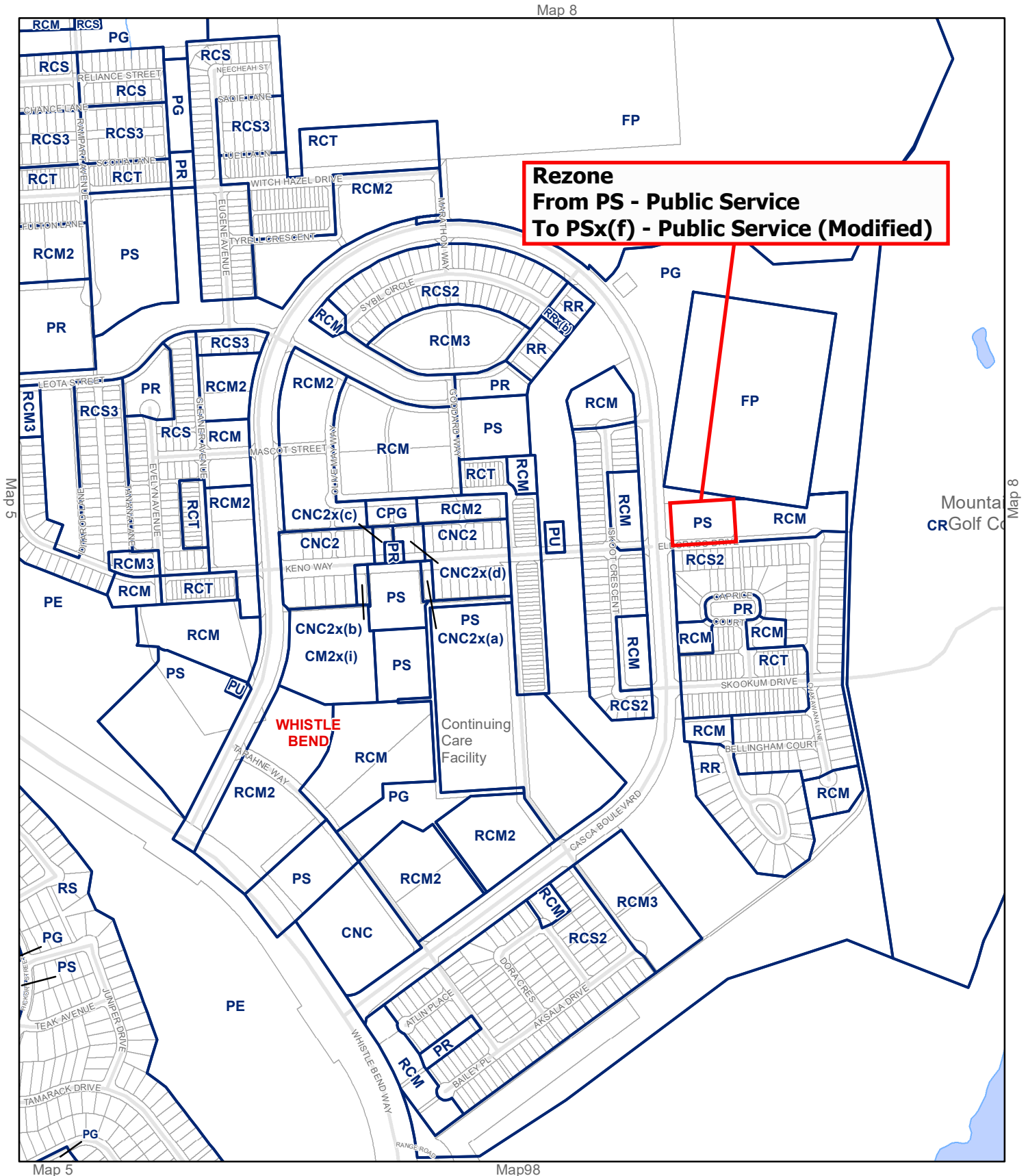
Kirk Cameron, Mayor

Corporate Services

MAP 7

Appendix A, Bylaw Map
Bylaw 2025-27

WHISTLE BEND (EAST)



Where a letter appears in brackets following a zoning designation, e.g. RSx(a), the letter corresponds to the 'special restrictions' subsection for that zone.

0 350
Meters
Projection: NAD 1983 UTM Zone 8

Consolidation date:
June 15, 2023

REVISED
CITY OF WHITEHORSE
BYLAW 2025-29

A bylaw to amend Zoning Bylaw 2012-20

WHEREAS section 289 of the *Municipal Act* provides that a zoning bylaw may prohibit, regulate and control the use and development of land and buildings in a municipality; and

WHEREAS section 294 of the *Municipal Act* provides for amendment of the Zoning Bylaw; and

WHEREAS it is deemed desirable that the City of Whitehorse Zoning Bylaw be amended to allow for an eating and drinking establishment with a drive-through component on Lot 117, Plan 103288 CLSR YT, Whistle Bend Subdivision, municipally known as 14 Tarahne Way;

NOW THEREFORE the council of the municipality of the City of Whitehorse, in open meeting assembled, hereby ENACTS AS FOLLOWS:

1. Section 10.9 of Zoning Bylaw 2012-20 is hereby amended by adding a new subsection 10.9.7 d) as follows:

“d) Lot 117, Plan 103288 CLSR YT, located at 14 Tarahne Way, is designated CNCx(d) with the special modifications being:

- (1) An eating and drinking establishment, including a drive-through component is a permitted use;
- (2) The maximum **permitted** density of eating and drinking establishments including a drive-through component ~~permitted~~ is 1 per 2.0 hectares;
- (3) **Drive-through queuing spaces shall not be located between the building façade and the fronting public street/side of any building with a drive-through component. Buildings fronting Whistle Bend Way are exempted;**
- (4) Drive-through queuing spaces **located adjacent to a street/sidewalk** shall be set back a minimum of 2.0 m ~~from any street~~, and the set back area shall be landscaped with a minimum of 1 tree or 2 shrubs per 8 m of frontage;
- (5) **To promote visual connection between the building and the street/sidewalk, development is encouraged to incorporate transparent glazing on the ground floor;**
- (6) **Any buildings including a drive-through component must provide at least one direct pedestrian walkway between the street and building. Pedestrian walkways shall not cross drive-through queuing spaces; and**
- (7) **Eating and drinking establishments with a drive-through component must include indoor dining spaces for seating and ordering.**

Zoning Amendment Bylaw 2025-29

2. The zoning maps attached to and forming part of Zoning Bylaw 2012-20 are hereby amended by changing the zoning of 14 Tarahne Way from CNC to CNCx(d) as indicated on Appendix "A" attached hereto and forming part of this bylaw.
3. This bylaw shall come into force and effect upon the final passing thereof.

FIRST READING:

June 9, 2025

PUBLIC NOTICE:

June 13 and June 20, 2025

PUBLIC HEARING:

July 7, 2025

SECOND READING:

THIRD READING and ADOPTION:

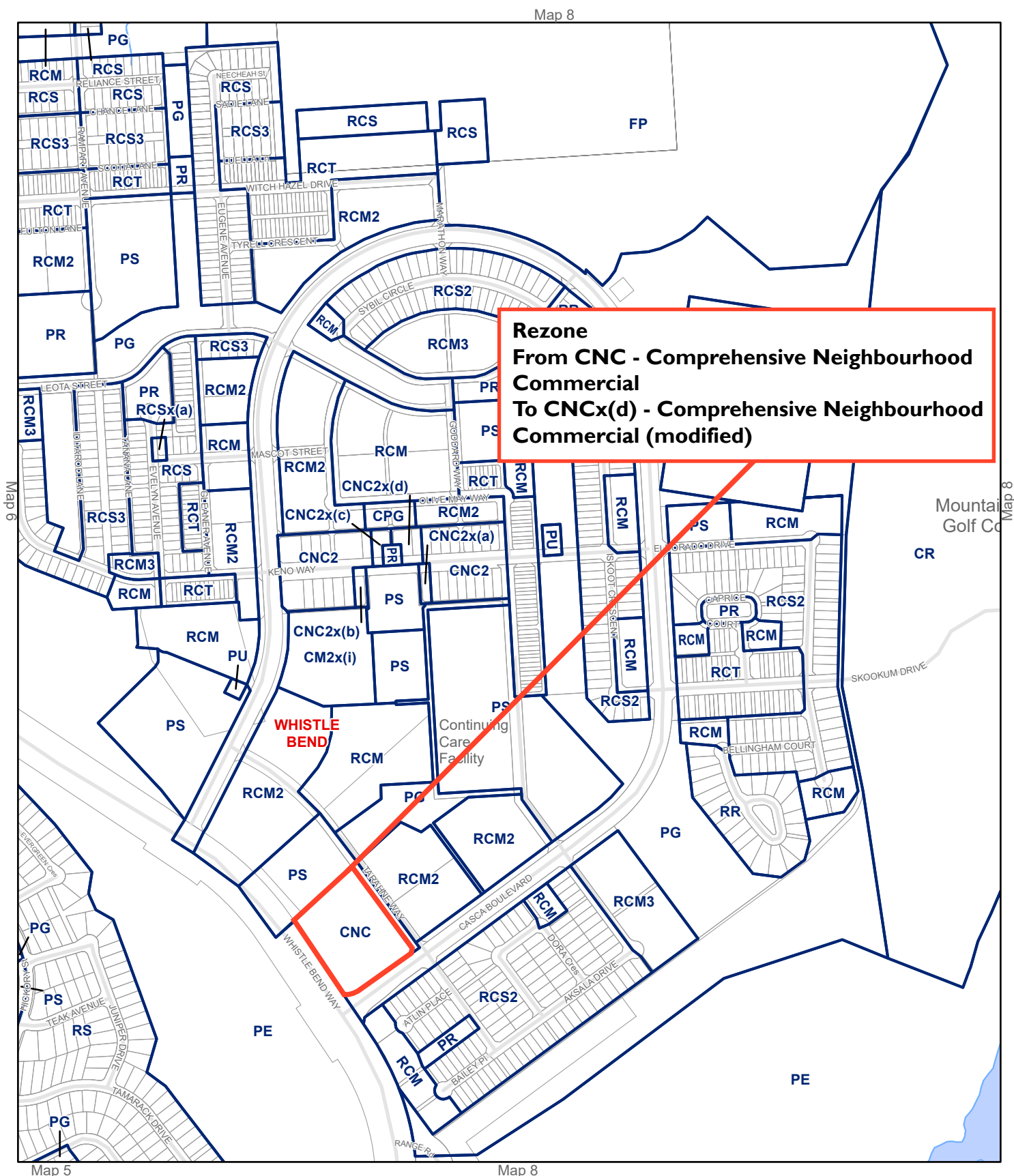
Kirk Cameron, Mayor

Corporate Services

MAP 7

Appendix A, Bylaw Map
Bylaw 2025-29

WHISTLE BEND (EAST)



Where a letter appears in brackets following a zoning designation, e.g. RSx(a), the letter corresponds to the 'special modifications' subsection for that zone.



0 360
Meters

Projection: NAD 1983 UTM Zone 8

Consolidation date:
February 18, 2025

CITY OF WHITEHORSE
BYLAW 2025-32

A bylaw to amend Fees and Charges Bylaw 2014-36

WHEREAS section 220 of the *Municipal Act* (R.S.Y. 2002) provides that council may by bylaw amend or vary bylaws; and

WHEREAS all City of Whitehorse municipal fees and charges are consolidated into one bylaw; and

WHEREAS it is deemed desirable that the Fees and Charges Bylaw be amended to reflect the addition of fees for metered parking spaces under the Street Occupancy Permit section;

NOW THEREFORE the council of the municipality of the City of Whitehorse, in open meeting assembled, hereby ENACTS AS FOLLOWS:

1. The fees schedule attached to and forming part of Fees and Charges Bylaw 2014-36 is hereby amended by repealing existing Schedule 2 (Bylaw) and substituting therefore new Schedule 2, attached hereto as Appendix "A" and forming part of this bylaw.
2. This bylaw shall come into full force and effect upon final passage thereof.

FIRST and SECOND READING:

July 7, 2025

THIRD READING and ADOPTION:

Kirk Cameron, Mayor

Corporate Services

**City of Whitehorse
Fees and Charges Manual**

**Bylaw 2025-32 Appendix A
Schedule 2 (Bylaw 2014-36)**

DEPARTMENT	FEE TYPE	DESCRIPTION	ADDITIONAL DETAILS	UNIT	BYLAW 2025-03	EFFECTIVE DATE	FEE IF GST APPLICABLE	BYLAW 2025-	EFFECTIVE DATE	FEE IF GST APPLICABLE
Bylaw Services	Impound Fee	Impounded - animal, other	Actual cost of seizure and impoundment	each	cost +	23-Feb-09	no gst	cost +	23-Feb-09	no gst
Bylaw Services	Pound Fee	Feed and care daily - dog/other	Daily	each	\$ 35.00	1-Jan-25	\$ 36.75	\$ 35.00	1-Jan-25	\$ 36.75
Bylaw Services	Pound Fee	Feed and care daily - cat	Daily	each	\$ 15.50	1-Jan-25	\$ 16.28	\$ 15.50	1-Jan-25	\$ 16.28
Bylaw Services	License (Lifetime) tag	Neutered - cat or dog	Lifetime fee	each	\$ 34.50	1-Jan-25	no gst	\$ 34.50	1-Jan-25	no gst
Bylaw Services	License administrative fee	Changing from un-neutered to neutered classification - cat or dog		each	\$ 11.00	23-Feb-09	no gst	\$ 11.00	23-Feb-09	no gst
Bylaw Services	License tag	Un-neutered cat or dog	Annual fee	each	\$ 75.00	1-Jan-25	no gst	\$ 75.00	1-Jan-25	no gst
Bylaw Services	License tag	Replacement tag - cat or dog		each	\$ 5.00	1-Jan-25	no gst	\$ 5.00	1-Jan-25	no gst
Bylaw Services	Special Permit	Application for special permit for 3 dogs or 3 cats		each	\$ 100.00	10-Jan-05	no gst	\$ 100.00	10-Jan-05	no gst
Bylaw Services	Dangerous Dog Fees	Licensing fee	Residing within the city limits	yearly	\$ 500.00	1-Jan-25	no gst	\$ 500.00	1-Jan-25	no gst
Bylaw Services	Impound Fee	Cat or dog - 1st impoundment in 12 month period		each	\$ 75.00	1-Apr-23	no gst	\$ 75.00	1-Apr-23	no gst
Bylaw Services	Impound Fee	Cat or dog- 2nd impoundment		each	\$ 150.00	2-Jan-02	no gst	\$ 150.00	2-Jan-02	no gst
Bylaw Services	Impound Fee	Cat or dog - 3rd or subsequent impoundment		each	\$ 300.00	1-Apr-23	no gst	\$ 300.00	1-Apr-23	no gst
Bylaw Services	Sale of Cat or Dog	Pound fee + feed and care costs		each	varies	22-Jun-98	no gst	varies	22-Jun-98	no gst
Bylaw Services	Special Permit	Application for special permit for 6 dogs - country residential		each	\$ 500.00	1-Jan-25	no gst	\$ 500.00	1-Jan-25	no gst
Bylaw Services	Animal Trap Rental	Rental of animal trap for cat or dog for 10 days		each	\$ 50.00	1-Jan-25	no gst	\$ 50.00	1-Jan-25	no gst
Bylaw Services	Bagged Meters	Funeral		first 5 meters	-	8-Oct-13	no gst	-	8-Oct-13	no gst
Bylaw Services	Bagged Meters	Per parking space		Daily	\$ 50.00	1-Jan-25	\$ 52.50	\$ 50.00	1-Jan-25	\$ 52.50
Bylaw Services	Bagged Meters	Parking spaces are used for pop-up patios or sidewalk cafes		meter/day	-	29-Mar-22	\$ -	-	29-Mar-22	\$ -
Bylaw Services	Parking Permit	Loading zone - Central Business District		day	\$ 10.00	1-Mar-15	no gst	\$ 10.00	1-Mar-15	no gst
Bylaw Services	Parking Permit	Loading zone - Central Business District		week	\$ 25.00	1-Mar-15	no gst	\$ 25.00	1-Mar-15	no gst
Bylaw Services	Parking Permit	Loading zone - Central Business District		year	\$ 50.00	1-Mar-15	no gst	\$ 50.00	1-Mar-15	no gst
Bylaw Services	Parking	Parking meter fee	Monday to Saturday	15 minutes	\$ 0.50	1-Jul-25	no gst	\$ 0.50	1-Jul-25	no gst
Bylaw Services	Parking	6th and Main Parkade	Monday to Friday	per hour	\$ 1.00	1-Jan-25	no gst	\$ 1.00	1-Jan-25	no gst
Bylaw Services	Noise Variance Letters	Administration fees, to extend hours		each	\$ 50.00	23-Feb-09	no gst	\$ 50.00	23-Feb-09	no gst
Bylaw Services	Parking Permit	Commercial accessible		each	\$ 45.00	1-Jan-25	no gst	\$ 45.00	1-Jan-25	no gst
Bylaw Services	Parking Permit	Temporary accessible		each	\$ 35.00	1-Jan-25	no gst	\$ 35.00	1-Jan-25	no gst
Bylaw Services	Parking Permit	Replacement accessible, all accessible parking permits		each	\$ 35.00	1-Jan-25	no gst	\$ 35.00	1-Jan-25	no gst
Bylaw Services	Parking Permit	Permanent accessible		each	\$ 35.00	1-Jan-25	no gst	\$ 35.00	1-Jan-25	no gst
Bylaw Services	Parking Permit	Fee for service vehicles issued on or before June 30 In any year		each	\$ 350.00	1-Jan-12	no gst	\$ 350.00	1-Jan-12	no gst
Bylaw Services	Commercial Parking Permit	Fee for service vehicle	Monthly fee	per vehicle	\$ 29.17	27-Feb-24	no gst	\$ 29.17	27-Feb-24	no gst
Bylaw Services	Parkade Rental	Main Steele Parkade, monthly rent per parking stall	Monday to Friday	month	\$ 173.33	1-Jan-11	\$ 182.00	\$ 173.33	1-Jan-11	\$ 182.00
Bylaw Services	Parkade Rental	Main Steele Parkade	Weekly (weekdays), weekly rental	week	\$ 45.00	1-Mar-15	\$ 47.25	\$ 45.00	1-Mar-15	\$ 47.25
Bylaw Services	Parkade Rental	Second Steele Parkade	Monday to Friday	month	\$ 173.33	1-Jan-11	\$ 182.00	\$ 173.33	1-Jan-11	\$ 182.00
Bylaw Services	Parkade Rental	Second Steele Parkade	Daily (weekdays), daily rental	day	\$ 10.00	1-Mar-15	\$ 10.50	\$ 10.00	1-Mar-15	\$ 10.50
Bylaw Services	Parkade Rental	6th and Main Parkade, monthly rent per parking stall	Monday to Friday	month	\$ 98.10	1-Jul-20	\$ 103.00	\$ 98.10	1-Jul-20	\$ 103.00
Bylaw Services	Residential Parking Permit	First permit - 1 per year	Program for persons residing adjacent to 2 hour zones outside of the Central Business District	each	\$ 50.00	1-Jan-14	\$ 52.50	\$ 50.00	1-Jan-14	\$ 52.50
Bylaw Services	Residential Parking Permit	Second permit - 1 per year	Program for persons residing adjacent to 2 hour zones outside of the Central Business District	each	\$ 350.00	1-Jan-14	\$ 367.50	\$ 350.00	1-Jan-14	\$ 367.50
Bylaw Services	Residential Parking Permit	Visitor -2 maximum per Year	Program for persons residing adjacent to 2 hour zones outside of the Central Business District	each	\$ 25.00	1-Jan-14	\$ 26.25	\$ 25.00	1-Jan-14	\$ 26.25
Bylaw Services	Residential Parking Permit	Replacement - as needed	Program for persons residing adjacent to 2 hour zones outside of the Central Business District	each	\$ 50.00	1-Jan-14	\$ 52.50	\$ 50.00	1-Jan-14	\$ 52.50
Bylaw Services	Road Closure Applications	Full day	Up to a maximum of 2 blocks	each	\$ 330.00	1-Jan-25	\$ 346.50	\$ 330.00	1-Jan-25	\$ 346.50
Bylaw Services	Road Closure Applications	1/2 day	Up to a maximum of 2 blocks	each	\$ 165.00	1-Jan-25	\$ 173.25	\$ 165.00	1-Jan-25	\$ 173.25
Bylaw Services	Road Closure Applications	Full day	For each additional block	each	\$ 165.00	1-Jan-25	\$ 173.25	\$ 165.00	1-Jan-25	\$ 173.25
Bylaw Services	Road Closure Applications	1/2 day	For each additional block	each	\$ 82.50	1-Jan-25	\$ 86.63	\$ 82.50	1-Jan-25	\$ 86.63
Bylaw Services	Road Closure Applications	Administration costs	To process the application	each	\$ 75.00	1-Jan-25	no gst	\$ 75.00	1-Jan-25	no gst
Bylaw Services	Street Occupancy Permit	Less than 1 week		each	\$ 50.00	1-Sep-24	no gst	\$ 50.00	1-Sep-24	no gst
Bylaw Services	Street Occupancy Permit	1 week to 1 month		each	\$ 75.00	1-Sep-24	no gst	\$ 75.00	1-Sep-24	no gst
Bylaw Services	Street Occupancy Permit	More than 1 month - per month		each	\$ 200.00	1-Sep-24	no gst	\$ 200.00	1-Sep-24	no gst
Bylaw Services	Street Occupancy Permit	Sidewalk closure fee - per week		each	\$ 100.00	1-Sep-24	no gst	\$ 100.00	1-Sep-24	no gst
Bylaw Services	Street Occupancy Permit	Metered parking stall occupancy- up to 6 months	Applies for the first 6 calendar months from the permit start date	day			\$	20.00	1-Jan-25	\$ 21.00
Bylaw Services	Street Occupancy Permit	Metered parking stall occupancy - after 6 months	Applies beginning the day after the 6- month threshold is reached	day			\$	10.00	1-Jan-25	\$ 10.50

**City of Whitehorse
Fees and Charges Manual**

**Bylaw 2025-32 Appendix A
Schedule 2 (Bylaw 2014-36)**

DEPARTMENT	FEE TYPE	DESCRIPTION	ADDITIONAL DETAILS	UNIT	BYLAW 2025-03	EFFECTIVE DATE	FEE IF GST APPLICABLE	BYLAW 2025-	EFFECTIVE DATE	FEE IF GST APPLICABLE
Bylaw Services	Street Occupancy Permit	Traffic control plan review fee Category #1		each	\$ 25.00	1-Sep-24	no gst	\$ 25.00	1-Sep-24	no gst
Bylaw Services	Street Occupancy Permit	Traffic control plan review fee Category #2		each	\$ 100.00	1-Sep-24	no gst	\$ 100.00	1-Sep-24	no gst
Bylaw Services	Street Occupancy Permit	Traffic control plan review fee Category #3		each	\$ 200.00	1-Sep-24	no gst	\$ 200.00	1-Sep-24	no gst
Bylaw Services	Parade/Road Closure	Traffic control	For each intersection bylaw staffs during parade	each	\$ 45.00	1-Apr-23	\$ 47.25	\$ 45.00	1-Apr-23	\$ 47.25
Bylaw Services	Safe Snowmobile Card	Fee paid by the person receiving the card after passing a snowmobile safety course exam online		each	\$ 34.95	1-Oct-12	\$ 36.70	\$ 34.95	1-Oct-12	\$ 36.70
Bylaw Services	Impound Fee	Impound	Snowmobile Bylaw and All-Terrain Bylaw	each	\$ 150.00	1-Oct-12	no gst	\$ 150.00	1-Oct-12	no gst
Bylaw Services	Special Events Permit	Request to use snowmobile in a prohibited area	Snowmobile Bylaw and All-Terrain Bylaw	each	\$ 50.00	1-Oct-12	no gst	\$ 50.00	1-Oct-12	no gst
Bylaw Services	Site Inspection for Special Events Permit	Request to use snowmobile in a prohibited area	Snowmobile Bylaw and All-Terrain Bylaw	each	\$ 110.00	1-Oct-12	no gst	\$ 110.00	1-Oct-12	no gst
Bylaw Services	Driver Permit	New or renewal	Vehicle for hire	each	\$ 75.00	1-Jan-12	no gst	\$ 75.00	1-Jan-12	no gst
Bylaw Services	Driver Permit	Replacement or changing companies	Vehicle for hire	each	\$ 50.00	1-Apr-23	no gst	\$ 50.00	1-Apr-23	no gst
Bylaw Services	Vehicle Operators Decal	Decal	Vehicle for hire	each	\$ 75.00	1-Apr-23	no gst	\$ 75.00	1-Apr-23	no gst
Bylaw Services	Inspection Fee	Inspection outside of scheduled dates	Vehicle for hire	each	\$ 250.00	1-Jan-25	no gst	\$ 250.00	1-Jan-25	no gst
Bylaw Services	Brokerage Permit	Operator's license	Vehicle for hire	each	\$ 500.00	1-Jan-25	no gst	\$ 500.00	1-Jan-25	no gst
Bylaw Services	Vehicle for Hire plate	Vehicle license plate	Vehicle for hire	each	\$ 495.00	1-Jan-25	no gst	\$ 495.00	1-Jan-25	no gst
Bylaw Services	Transfer fee	Transfer of plate registration and inspection	Vehicle for hire	each	\$ 1,500.00	1-Jan-25	no gst	\$ 1,500.00	1-Jan-25	no gst
Bylaw Services	Administrative penalty	Failure to comply with requirements of Vehicle for Hire Bylaw	Vehicle for hire	each	\$ 250.00	1-Jan-25	no gst	\$ 250.00	1-Jan-25	no gst
Bylaw Services / Land and Building Services	Vacant and Unoccupied Buildings permit	Permit	First year	each	\$ 1,500.00	1-Jan-25	no gst	\$ 1,500.00	1-Jan-25	no gst
Bylaw Services / Land and Building Services	Vacant and Unoccupied Buildings permit	Permit	Second year	each	\$ 3,500.00	1-Jan-25	no gst	\$ 3,500.00	1-Jan-25	no gst
Bylaw Services / Land and Building Services	Vacant and Unoccupied Buildings permit	Permit	Third year	each	\$ 5,500.00	1-Jan-25	no gst	\$ 5,500.00	1-Jan-25	no gst
Bylaw Services / Land and Building Services	Vacant and Unoccupied Buildings permit	Permit	Fourth year	each	\$ 8,000.00	1-Jan-25	no gst	\$ 8,000.00	1-Jan-25	no gst
Bylaw Services / Land and Building Services	Vacant and Unoccupied Buildings permit	Permit	Fifth year and subsequent years	each	\$8,000 plus 1% of assessed value	1-Jan-25	no gst	\$8,000 plus 1% of assessed value	1-Jan-25	no gst