

## North Pender Island Local Trust Committee

The Committee met on August 28<sup>th</sup> at the Community Hall with Local Trustees Ken Hancock and Gary Steeves in attendance. Islands Trust Council Vice Chair Peter Luckham chaired the meeting. Regional Planning Manager Robert Kojima, Island Planner Justine Starke and Recording Secretary Zorah Staar also attended.

### Minutes

The minutes of the June 2014 meeting of the Local Trust Committee were received and adopted. They are available on line at the North Pender webpage. See [www.islandstrust.bc.ca](http://www.islandstrust.bc.ca). The Notes of the Community Information Meeting held on June 26<sup>th</sup> were received as was the Public Hearing Record of the same date.

### Correspondence

A letter was received from a resident of Liberto Road regarding a proposed Einar's Hill Bypass Trail. By resolution the Committee directed the Chair to respond to her. The Committee directed the correspondence to note that the proposal was a Capital Regional District initiative and had neither a budget nor permission from senior governments to proceed.

### Application, Permits and Referrals

An application for the renewal of a Temporary Use Permit (TUP) for Shaw Cable's broadcasting equipment was discussed at length. The TUP has been in place for three years and the application was seeking permission to operate under the same conditions for an additional three years. The LTC discussed the conditions and whether there had been any problems with compliance with those conditions. The Committee did not make a decision on the application at the meeting as it asked for confirmation that no herbicides or pesticides were being used in the gardening and landscaping plan.

The TUP extension has since been approved by Resolution-Without-Meeting as confirmation was received that all the conditions of the permit have been adhered to by the applicant. The extension is for three years after which the permit will expire. Beyond the three years Shaw will have to seek a new permit or rezone the property to the Community Service Zone under North Pender by-laws.

The Development Permit on the subject property was also amended to allow Shaw to continue its operations. The LTC complimented Shaw on the remediation and landscape work done on the site and noted that the work was done mainly by a local contractor.

An application was received to rezone a water lot to permit a dock which is larger than permitted by the Land Use Bylaw. The application raises a number of issues as a Natural Area Protection Tax Exemption Plan (NAPTEP) application and a subdivision application are proceeding at the same time. More information is required and the LTC, by resolution, instructed staff to proceed with the application process, gather the necessary information and reports and draft a bylaw for future consideration.

A referral was received from the Ministry of Forests, Lands and Natural Resource Operations concerning the installation of new fibre optic cable. The installation complies with land use zoning on both North Pender and Mayne Islands. The work was being done by Leducor on behalf of Shaw. The construction of the new manhole access has been completed.

A referral was received from the Capital Regional District concerning an initiative known as 'Experience the Southern Gulf Islands Cycling and Pedestrian Trail Plan.' Some will know it as ETGI.

The LTC, by resolution, raised a number of points including the need for comprehensive public consultation consistent with the CRD's policy. The resolution also addressed the need for proper planning to prevent the circulation of maps showing trails across private property where no legal right exists and across environmentally sensitive lands and water recharge areas. The resolution also noted a number of planning and development issues that the CRD needs to consider.

#### Local Trust Committee (LTC) Projects

The LTC has been considering the possibility of providing conservation subdivision options in the North Pender Bylaws. The topic has been discussed at a number of LTC meetings including a Community Information Meeting and a workshop for the large-lot property owners on the island.

A wide variety of options exist and the LTC has continued its information gathering phase by referring the topic and Staff Reports to the North Pender Advisory Planning Commission (APC) for their review and advice. No decisions will be made by the LTC until the APC advice is received and until further examination of the options has taken place at future LTC meetings. A resolution passed at the LTC meeting resolved that no activity would be taken by the LTC until advice was received from the APC.

The LTC's other top priority project is called Age and Disability Friendly Communities. The LTC adopted a project charter that commits it to looking at a wide range of issues related to making the community friendlier for seniors and those with disabilities.

All of the Staff Reports and associated materials for Applications and Committee projects are available on line at [www.islandstrust.bc.ca](http://www.islandstrust.bc.ca). Just click on Trust Areas>North Pender>Applications.

#### Town Hall and Adjournment

Members of the public had several questions for the LTC. One question pertained to Driftwood handicapped parking spaces. Handicapped parking spaces are designated in the Driftwood Centre's Development Permit. The concern raised was that markings for the spaces have either worn off the paved surface or the signage is covered by plants and shrubs. Bylaw enforcement has been advised and will be following up with the property owner. It was noted that issues such as this are part of the rationale for the Age and Disability Friendly Community project.

Another member of the public asked why his letter, submitted at a recent public hearing, had been handled in a certain way. The Chair and the staff explained the legislated procedure for handling correspondence to a public hearing. Staff explained that the correspondence had been handled in a matter consistent with Islands Trust Council Correspondence Policy.

The meeting adjourned following the Town Hall session.

Respectfully submitted

Ken Hancock and Gary Steeves  
North Pender Trustees