

# ADOPTED

## Mayne Island Local Trust Committee

### Minutes of Special Meeting

**Date:** February 12, 2025  
**Location:** Electronic Meeting

**Members Present:** Tobi Elliott, Chair  
David Maude, Local Trustee  
Jeanine Dodds, Local Trustee

**Staff Present** Narissa Chadwick, Island Planner  
William Shulba, Senior Freshwater Specialist  
Landen Matechuk, GIS Scientist & Researcher  
Robert Kojima, Regional Planning Manager  
Carly Bilney, Recorder

#### 1. CALL TO ORDER

Chair Elliott called the meeting to order at 12:03 p.m. Chair Elliott acknowledged that the meeting was being held in the territory of the Coast Salish First Nations.

#### 2. APPROVAL OF AGENDA

**By general consent**, the agenda was approved as presented.

#### 3. BUSINESS ITEMS

##### 3.1 Suitable Land Analysis Review

Senior Freshwater Specialist William Shulba and Landen Matechuk, a Geographic Information System (GIS) scientist and researcher working with the Islands Trust on the Suitable Land Analysis and various other projects, introduced themselves.

The following comments were made about the Suitable Land Analysis methodology:

- The analysis involved collating and processing datasets and using existing maps and spatial information (no data was generated specifically for the project)
- The Suitable Land Analysis uses third party information (e.g. datasets from the provincial government and Capital Regional District) as well as primary data created by the Islands Trust
- The tool looks at two main themes of freshwater and environment, and how they align with sustainable infrastructure to find areas suitable for potential increased density

- The analysis uses ArcGIS Pro's Suitability Modeler Tool to weigh values (layers) using a multiple-criteria decision analysis (taking layers together and comparing them to each other, then calculating them into one final product)

Comments were made that it is possible to make the ArcGIS tool available online for community members to better access the Suitable Land Analysis, and that the Local Trust Committee could make this recommendation to the Regional Planning Committee.

A map was shared to show attendees the various colour-coded layers encompassed by the Suitable Land Analysis, and where areas of high, low and moderate suitability exist on the island. Discussion about water ensued, and concern was raised about inaccuracies in the well density layer.

Other challenges with the data were discussed

Comments were made that the data used for sensitive ecosystems, well density and saltwater intrusion would be further refined.

Comments were made that there will be more opportunity to discuss how the Suitable Land Analysis tool relates to housing at the next Local Trust Committee meeting.

#### 4. ADJOURNMENT

**By general consent** the meeting was adjourned at 1:29 p.m.

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Tobi Elliott, Chair

Certified Correct:

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Carly Bilney, Recorder