



ADOPTED

North Pender Island Local Trust Committee Minutes of Regular Meeting

Date: June 26, 2018
Location: Anglican Parish Hall
4703 Canal Road, RR 1, North Pender Island BC

Members Present: George Grams, Chair
Dianne Barber, Local Trustee
Derek Masselink

Staff Present: Justine Stark, Island Planner
Shannon Brayford, Recorder

Public Present: There were 16 members of the public present.

1. CALL TO ORDER

Chair Grams called the meeting to order at 4:00 p.m. He acknowledged that the meeting was being held in traditional territory of the Coast Salish First Nations.

Chair Grams noted that the meeting is being audio recorded.

2. APPROVAL OF AGENDA

Chair Grams recommended the addition of the following items:

- 10.3 Bylaw Law Referral Saturna Island No. 120 & 121
- 10.4 Bylaw Law Referral Saturna Island No. 122 & 123

By general consensus, the agenda was approved as amended.

3. TOWN HALL AND QUESTIONS

Marika Kenwell asked if research has been done on the number of secondary suites currently in existence.

Chair Grams recommended that the question be held until the Community Information Meeting.

4. COMMUNITY INFORMATION MEETING

4.1 North Pender Island Local Trust Committee Bylaws No. 216 & 217 – Secondary Suites

Chair Grams invited Planner Starke to speak. She provided an overview of the Community Information Meeting purpose and process. Planner Starke also provided an overview of the Secondary Suite project, including responses to referrals. Chair Grams invited comments from the public, and the following questions were asked and addressed by the LTC and Planner Starke:

- **Rhonda Plumb** requested information on the response from Razor Point.
- **Jack Ferguson** requested information on whether the Trincomali area has considered alternatives for water conservation.
- **Marika Kenwell** asked whether the current secondary suites have been counted and whether those suites will be allowed once the Bylaw is passed.
- **Marika Kenwell** asked whether the accessory building cottages in Magic Lake are being considered for inclusion.
- **Sarah Steil** asked how the LTC anticipates the Capital Regional District (CRD) to be able to monitor the carrying capacity of the island when they are evaluating permits.
- **Sarah Steil** asked how water sustainability is being evaluated.
- **Jack Ferguson** asked whether rain water collection is being considered to improve water conservation.
- **Dave Schissler** asked about the details on Short-Term Vacation Rentals and how their impact on the housing stock is being addressed.
- A member of the community requested whether secondary suites can receive building permits if they are on septic.

5. PUBLIC HEARING

5.1 Recess for Public Hearing

Chair Grams recessed the regular meeting at 4:27 p.m. and read a written statement.

5.2 Recall to Order

Chair Grams recalled the meeting to order at 4:41 p.m.

6. MINUTES

6.1 Local Trust Committee Minutes Dated May 24, 2018

By general consent, the Local Trust committee meeting minutes of May 24, 2018 were adopted as presented.

6.2 Section 26 Resolutions-without-meeting Report

None

6.3 Advisory Planning Commission Minutes

None

7. BUSINESS ARISING FROM THE MINUTES

7.1 Follow-up Action List Dated June 2018

Received for information

8. DELEGATIONS

None

9. CORRESPONDENCE

Correspondence received concerning current applications or projects is posted to the LTC webpage.

None

10. APPLICATIONS AND REFERRALS

10.1 NP-DVP-2018.2 (Yuan) - Staff Report

Planner Starke provided an overview of the report, noting that no responses were received.

NP-2018-061

It was moved and seconded,

That the North Pender Island Local Trust Committee approve issuance of Development Variance Permit NP-DVP-2018.2 (Yuan).

CARRIED

10.2 NP-TUP-2016.1 (Hardal Management) - Staff Report

Planner Starke provided an overview of the application, noting that a permit had been issued two years ago and that there have not been any complaints during that time.

NP-2018-062

It was moved and seconded,

That the North Pender Island Local Trust Committee approve the renewal of Temporary Use Permit NP-TUP-2016.1 (Hardal Management) for a period of three years.

CARRIED

10.3 Saturna Island Local Trust Area Referral Bylaws No. 120 & 121

NP-2018-063

It was moved and seconded,

That the North Pender Island Local Trust Committee respond to the referral for Saturna Island Local Trust Area Bylaws No. 120 & 121 with interests unaffected.

CARRIED

10. Saturna Island Local Trust Area Referral Bylaws No. 122 & 123

NP-2018-064

It was moved and seconded,

That the North Pender Island Local Trust Committee respond to the referral for Saturna Island Local Trust Area Bylaws No. 122 & 123 with interests unaffected.

CARRIED

11. LOCAL TRUST COMMITTEE PROJECTS

11.1 Secondary Suites - Staff Memo & Bylaws 216 & 217

Planner Starke provided an overview of the memo.

NP-2018-065

It was moved and seconded,

That the North Pender Island Local Trust Committee Bylaw No. 217, cited as “North Pender Island Official Community Plan Bylaw no. 171, 2007, Amendment No. 1, 2018,” be read a third time.

CARRIED

NP-2018-066

It was moved and seconded,

That the North Pender Island Local Trust Committee Bylaw No. 217, cited as “North Pender Island Land Use Bylaw, 103, 1996, Amendment No. 1, 2018,” be read a third time.

CARRIED

NP-2018-067

It was moved and seconded,

That the North Pender Island Local Trust Committee proposed Bylaws No. 216 and No. 217 be forwarded to the Secretary of the Islands Trust for Executive Committee Approval.

CARRIED

NP-2018-068

It was moved and seconded,

That the North Pender Island Local Trust Committee proposed Bylaw No. 216 be forwarded to the Minister of Municipal Affairs and Housing for approval.

CARRIED

12. REPORTS

12.1 Work Program Report

12.1.1 Top Priorities Report Dated June 2018

Trustee Masselink requested an update on the Waste Management Project.

Planner Starke provided an overview of the progress on the project, noting that a printed communication will be sent to residents and that a public hearing has been tentatively scheduled for September 22, 2018.

12.1.2 Projects List Report Dated June 2018

Received for information

12.2 Applications Report Dated June 2018

Received for information

12.3 Trustee and Local Expense Report

None

12.4 Adopted Policies and Standing Resolutions

Received for information

12.5 Local Trust Committee Webpage

No comments.

12.6 Chair's Report

Chair Grams reported that Executive had brought to Trust Council a recommendation that Trust Council take a strong stance against the pipeline. He remarked that Trust Council has agreed to partner with San Juan County Council and the Governor of Washington State to work on the matter.

12.7 Trustee Report

Trustee Barber reported that the Lieutenant Governor General visited the island and was given a tour.

Trustee Masselink reported that Trust Council was held and that some Penderites attended the meeting to address waste transfer.

12.8 Trust Fund Board Report Dated May 2018

Received for information

13. NEW BUSINESS

None

14. UPCOMING MEETINGS

14.1 Next Regular Meeting Scheduled for July 26, 2018, 4:00 p.m. at the Anglican Church Hall, Pender Island

15. TOWN HALL

Ann Burdett noted that the Islands Trust has a YouTube channel and wondered if meetings will be streamed live.

Chair Grams remarked that there is not a plan to do so.

Sarah Steil noted that attending Trust Council meetings on other islands can be prohibitive for members of the public and asked whether Islands Trust can help mitigate that.

A discussion was held regarding the community bus systems in the Outer Southern Gulf Islands.

16. CLOSED MEETING

None

17. ADJOURNMENT

By general consent the meeting was adjourned at 5:04 p.m.

George Grams, Chair

Certified Correct:

Shannon Brayford, Recorder