



Regional Planning Committee Minutes of a Regular Meeting

Date: September 29, 2021

Location: Electronic Meeting

Members Present: Laura Busheikin, Chair
David Maude, Vice Chair
Jeanine Dodds, Local Trustee
Laura Patrick, Executive Committee Representative
Timothy Peterson, Local Trustee
Kate-Louise Stamford, Local Trustee
Jane Wolverton, Local Trustee
Peter Luckham, Ex Officio Member
Kees Langereis, Local Trustee

Staff Present: David Marlor, Director, Local Planning Services
Narissa Chadwick, Island Planner
Lisa Wilcox, Senior Intergovernmental Policy Advisor
Dionne LoForte, LPS Administrative Assistant/Recorder

Others Present: No members of the public present

1. CALL TO ORDER

The meeting was called to order at 10:03 a.m. Chair Busheikin acknowledged that the meeting was being held on Coast Salish traditional and treaty territories and that September 30 will be the first National Day for Truth and Reconciliation.

2. APPROVAL OF AGENDA

2.1 New Items and Re-ordering of the Agenda

The following addition to the agenda was presented for consideration, to be added to agenda item 6.1 Regional Planning Committee Budget and Work Program for FY2022/:

Resolution TC-2021-084

that Trust Council refer the Residential Floor Area report back to the Regional Planning Committee and request that the report incorporate the work being done on North Pender and South Pender and to update the report to identify environmental benefits.

2.2 Approval of Agenda

By general consent the Regional Planning Committee approved the agenda as amended.

ADOPTED

3. TOWN HALL

None

4. DELEGATIONS

None

5. ADOPTION OF MINUTES/COORDINATION

5.1 Minutes of Meetings

5.1.1 Regional Planning Committee Minutes of August 25, 2021

By general consent the Regional Planning Committee minutes of August 25, 2021, were approved as presented.

5.2 Resolutions Without Meeting

None

5.3 Follow-Up Action List

Director Marlor indicated that Staff will provide draft amendments to Trust Council Policy “5.9.1 Best Management Practices” at the November 3, 2021 RPC meeting.

6. WORK PROGRAM ITEMS

6.1 Regional Planning Committee Budget and Work Program for FY2022/23 – Business Cases - RFD

Create model density bonus bylaws for affordable housing

Discussion included:

- emphasize that housing is within the authority of Islands Trust;
- coordinate with other partners such as housing advocacy and environmental groups and First Nations;
- conduct community consultation;
- develop communication materials;
- broaden the business case to “create model bylaws to support affordable housing”;
- consider a dedicated staff person on housing throughout the entire Trust Area;
- the term “affordable housing” is problematic in that “affordable” may not be realistic and different islands have different housing needs.

RPC-2021-022

It was MOVED and SECONDED,

that Regional Planning Committee forward to the Financial Planning Committee for inclusion in the Fiscal Year 2022/23 the business case for Strategic Plan Item

ADOPTED

No. 4.4iv , as amended, to organize a workshop for planning staff to focus on the development of model bylaws to address housing options suitable to the Islands Trust area.

CARRIED

The Freshwater Sustainability Strategy (FWSS) - Cultural Knowledge and Engagement Program

Planner Chadwick presented the program and the interconnectedness of two other business cases, which are the Groundwater Sustainability Program and the Freshwater Sustainability Reporting Program. It was noted that:

- Islands Trust and local trustees are responsible for relationship building and collaboration with many stakeholders.
- The implementation of the outreach plan would happen in the following fiscal year (2023/24).
- There is on-going community engagement taking place already via Community Information Meetings.
- Senior Freshwater Specialist William Shulba will create a presentation on groundwater resources.

RPC-2021-023

It was MOVED and SECONDED,

that Regional Planning Committee forward to the Financial Planning Committee for inclusion in the Fiscal Year 2022/23 the business case for Strategic Plan Item No. 2.4 – to support a Fresh Water Sustainability Strategy outreach and engagement plan.

CARRIED

Freshwater Sustainability Reporting Program

Planner Chadwick spoke to the program. Discussion included whether the budget for this program is sufficient for it to be successful.

RPC-2021-024

It was MOVED and SECONDED,

that Regional Planning Committee forward to the Financial Planning Committee for inclusion in the Fiscal Year 2022/23 the business case for Strategic Plan Item No. 2.4 – to support the creation of a 2022 State of Freshwater Report.

CARRIED

Groundwater Mapping

Planner Chadwick presented the program on behalf of Senior Freshwater Specialist Shulba.

RPC-2021-025

It was MOVED and SECONDED,

that Regional Planning Committee amend the business case for Strategic Plan Item No. 2.5 - to finish Groundwater Mapping in the Trust Area to include Salt Spring.

CARRIED

RPC-2021-026

It was MOVED and SECONDED,

that Regional Planning Committee forward to the Financial Planning Committee for inclusion in the Fiscal Year 2022/23 the business case for Strategic Plan Item No. 2.5 - to finish Groundwater Mapping in the Trust Area.

CARRIED

Heritage Conservation Overlay Mapping

Director Marlor presented the business case.

RPC-2021-027

It was MOVED and SECONDED,

that Regional Planning Committee forward to the Financial Planning Committee for inclusion in the Fiscal Year 2022/23 the business case for Strategic Plan Item No. 4.8 - to finish the heritage conservation overlay mapping project.

CARRIED

Inclusion of Bylaw Enforcement and ITC in Local Government Development Approvals Program

Director Marlor presented the business case. Discussion included:

- A description of potential savings will be provided with updated business cases that will be presented at the next RPC meeting
- The software to be installed is already used in other local governments
- A description of the impact to working with other local government planning departments will be explored and reported on with updated business cases
- The impact to the Islands Trust Conservancy budget
- A user group to test the functionality of any new software include some trustees

RPC-2021-028

It was MOVED and SECONDED,

that Regional Planning Committee forward to the Financial Planning Committee for inclusion in the Fiscal Year 2022/23 the business case for items not covered by the grant for the application processing services review project; and that the Regional Planning Committee endorse the project.

CARRIED

Committee recessed at 12:13 p.m. and resumed at 12:46 p.m.

Budget Estimates of 2022/23 Business Cases

RPC-2021-029

It was MOVED and SECONDED,

that Regional Planning Committee request staff to review the budget estimates within the 2022/23 business cases to ensure they reflect the committee's discussion on September 29, 2021, and are adequate for the intended work.

New Item - Referral from Trust Council

Resolution TC-2021-084

That Trust Council refer the Residential Floor Area report back to the Regional Planning Committee and request that the report incorporate the work being done on North Pender and South Pender and to update the report to identify environmental benefits.

Director Marlor stated that a briefing will be brought to the next RPC meeting.

7. BUSINESS

7.1 Freshwater Sustainability Strategy

Planner Chadwick provided a verbal update, indicating that a draft plan is being circulated to staff for their review and will be circulated to the strategic advisory roundtable afterwards. It is expected that the draft plan will be presented at the next RPC meeting.

7.2 Healthy Watersheds Initiative Additional Funding

Planner Chadwick provided an update on additional funding provided by the Provincial Healthy Watersheds Initiative.

RPC-2021-030

It was MOVED and SECONDED,

that Regional Planning Committee endorse the acceptance of the additional Healthy Watersheds Initiative funding supporting the creation of the Indigenous perspectives films and the hosting of the Indigenous youth and elders gathering.

CARRIED

RPC-2021-031

It was MOVED and SECONDED,

that Regional Planning Committee endorse the reallocation of \$16,000.00 of the Healthy Watersheds Initiative funding from the Lasqueti watershed restoration project to the Galiano Ecocultural Mapping project.

CARRIED

8. NEW BUSINESS

None

9. WORK PROGRAM

9.1 Regional Planning Committee Work Program

Presented for information.

ADOPTED

10. NEXT MEETING

The next RPC meeting is scheduled for Wednesday, November 3rd, 2021.

12. ADJOURNMENT

By general consent the meeting adjourned at 1:19 p.m.

Laura Busheikin, Chair

Certified Correct:

Dionne LoForte, Local Planning Services & Bylaw Administrative Assistant/Recorder

Minutes are not official until adopted at a subsequent meeting.