

ADOPTED
MINUTES of the SALT SPRING ISLAND
LOCAL TRUST COMMITTEE REGULAR MEETING
Thursday, May 8, 2014 - 9:30 AM
Lions Club, Hart Bradley Hall - 103 Bonnet Avenue, Salt Spring Island

Members Present:

Sheila Malcolmson, Chair (arrived at 9:36 a.m.)
George Grams, Local Trustee
Peter Grove, Local Trustee

Staff Present:

Leah Hartley, Regional Planning Manager (RPM)
Stefan Cermak, Island Planner
Kristin Aasen, Planner 1
Torill Gillespie, Planner 1
Miles Drew, Bylaw Enforcement Officer (BEM)
Mike Richards, Grants Administrator
Sarah Shugar, Recorder

Media and Others Present:

Wayne McIntyre, Capital Regional District (CRD) Director
Gulf Islands Driftwood Reporter
Approximately 5 members of the public – morning
Approximately 10 members of the public – afternoon
Approximately 60 members of the public – evening

These minutes follow the order of the agenda although the sequence may have varied.

1. CALL TO ORDER

In Chair Malcolmson's absence, Alternate Chair Grams called the meeting to order at 9:30 a.m. He introduced himself, Trustee Grove and staff and acknowledged that the Local Trust Committee is meeting in the traditional territory of the Coast Salish people.

2. APPROVAL OF AGENDA

The following change was made to the agenda:

- Supplemental to Item 10. Correspondence – Item 10.2 Community Information Event – Riparian Area Regulations correspondence from M. Leichter dated May 1, 2014.

By general consent, the agenda was adopted, as amended.

3. CLOSED MEETING RESOLUTION

SS-2014-90

At 9:34 a.m. it was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee close this meeting to the public subject to Community Charter Section 90(1) (i) for receipt of legal advice and (k) regarding discussions respecting the proposed provision of municipal services that are in their preliminary stages and that staff and consultant N. Krieg be invited to remain. **CARRIED**

SS-2014-91

At 9:37 a.m., it was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee re-open this meeting to the public subject to Section 89 of the Community Charter. **CARRIED**

SS-2014-92

At 9:46 a.m., it was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee close this meeting to the public subject to Community Charter Section 90(1) (a) concerning personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of Islands Trust or another position appointed by the municipality and 90(1)(i) for receipt of legal advice and (g) litigation or potential litigation affecting the municipality and (k) regarding discussions respecting the proposed provision of municipal services that are in their preliminary stages and that staff and consultant N. Krieg be invited to remain. **CARRIED**

4. OPEN MEETING RESOLUTION

SS-2014-93

At 10:43 a.m., it was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee re-open this meeting to the public subject to Section 89 of the Community Charter. **CARRIED**

Chair Malcolmson called for a recess at 10:44 a.m. The meeting reconvened at 10:48 a.m. She introduced herself, the Trustees and staff and acknowledged that the Local Trust Committee is meeting in the traditional territory of the Coast Salish people.

5. RISE AND REPORT

- 5.1** The Salt Spring Island Local Trust Committee expressed appreciation to Whitepine Consulting Ltd. for initial work on the Ganges Boardwalk conceptual design and direct staff to continue working to develop a plan for extending the Boardwalk.

6. MINUTES AND RESOLUTIONS WITHOUT MEETING

6.1 Draft Minutes of the April 10, 2014 SSILTC Regular Meeting

The following amendments were introduced:

- Item 6.1 - Addition of the following sentence: "It was noted that these tasks will not start until one of the Salt Spring Island Local Trust Committee current top five priorities is complete."
- Item 14.5 - Addition of the following sentence: "**By general consent**, the Salt Spring Island Local Trust Committee deferred the recommendations in the staff report dated April 8, 2014 at the advice of staff."
- Item 15 – Replace the last sentence of the second paragraph with: "The Trustees and staff acknowledged Planner Starke's exceptional work and expressed their appreciation."

SS-2014-94

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee adopt the Minutes of the SSILTC Regular Meeting of April 10, 2014, as amended. **CARRIED**

6.2 Draft Minutes of the April 24, 2014 Advisory Planning Commission Meeting

The minutes were received for information.

6.3 Draft Minutes of the April 24, 2014 Agricultural Advisory Planning Commission Meeting

The minutes were received for information.

6.4 Resolutions-Without-Meeting Report – None

7. NEW BUSINESS

7.1 Advisory Committee Resignations and Appointments

Planner Aasen reviewed a memorandum dated April 30, 2014 regarding the Advisory Planning Commission.

Further to discussion, the following resolution was introduced.

SS-2014-95

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee accept the resignation of Advisory Planning Commissioners D. Bender-Graves, Z. Pereboom and R. Brenan and thank them for their service. **CARRIED**

8. LOCAL TRUST COMMITTEE PROJECTS

8.1 Watershed Management

RPM Hartley reviewed a staff report dated April 16, 2014 regarding Watershed Management.

The Trustees requested that the next update of the Local Trust Committee project charter include other watersheds beyond St. Mary Lake, to indicate that there will be further work beyond March 2015.

Further to discussion, the following resolution was introduced.

SS-2014-96

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee endorse the Project Charter for Watershed Management version 5.0, last updated April 16, 2014. **CARRIED**

The Trustees thanked Planner Starke and Grants Manager Mike Richards for their contributions to the Watershed Project Charter.

9. BUSINESS ARISING FROM MINUTES

9.1 Follow-Up-Action-List

The report was received.

10. CORRESPONDENCE

10.1 A. Skuce, President - SSI Climate Action Council Society dated April 1, 2014

Further to discussion, the following resolution was introduced.

SS-2014-96

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee request the community offers received at the April and May LTC meetings for work on climate action be noted as possible actions on the Local Trust Committee projects list.

CARRIED

10.2 Community Information Event – Riparian Area Regulations - M. Leichter dated May 1, 2014

The correspondence was received.

Chair Malcolmson called for a recess at 11:30 a.m. The meeting reconvened at 12:00 p.m. At that time, she welcomed the members of the public and thanked them for attending the meeting. She introduced the Trustees and staff and reviewed the audio recording practices.

11. TRUSTEE REPORTS

Trustee Grove reported that he attended the following meetings: concerning the Ganges Boardwalk; with the Advisory Planning Commission (APC) and the Agricultural Advisory Planning Commission (AAPC); with the Eggheads Group; concerning the SSI Fire Hall; concerning the SSI Ferry Action Alliance; with Neddy Harris to discuss affordable housing opportunities; with Dr. Varzeliotis regarding Booth Canal; a CRD orientation meeting. He attended a BC Transit Workshop and the Earth Day Festivities at Centennial Park. He was a guest speaker on Dan Miller's radio show on CFSI.

Trustee Grams reported that he attended the following meetings: the Islands Trust Local Planning Committee meeting in Victoria; the SSI Ferry Action Alliance; the Salt Spring Island Watershed Protection Authority (SSIWPA) Technical Advisory Committee as well as a general meeting of the SSIWPA; the Industrial Advisory Planning Commission (IAPC); with island residents regarding various governance issues. He attended the Association of Vancouver Island Coastal Communities conference.

12. CHAIR'S REPORT

Chair Malcolmson reported on the following from the Trust Council Executive Committee meeting in Victoria: the approval of an Official Community Plan and Land Use Bylaw for the Ballenas – Winchelsea Islands and of the Gabriola Island Riparian Area Regulation Bylaw. She attended the North Pender Local Trust Committee Annual Stewardship Day and a Nanaimo Community Forum entitled "Tankers, Toxins and Climate Change" where she presented Trust Council's Oil Spill Preparedness program. She attended the Association of Vancouver Island and Coastal Communities conference and met with the UBCM Select Committee on the BC Ferries' socio economic impact. She reported that 18% of the Islands Trust Area is now under permanent protection. She also advised that the next meeting of the Islands Trust Council is set for June 17 - 19, 2014 on Saturna Island.

13. CRD DIRECTOR'S REPORT

CRD Director McIntyre reported that he attended the following meetings: with the Ganges Sewer Commission; a CRD team workshop and a BC Transit Workshop. He reported on the following items: Honourable Naomi Yamamoto, Minister of State for Small Business is expected to visit Salt Spring Island in June 2014; the Gulf Islands Secondary School was the recipient of the CRD Green 365 award; the CRD Saturday Market in the Park survey results will be released soon; Partners Creating Pathways was the recipient of a CRD Active

Transportation Infrastructure grant. He sent a letter on behalf of the three Salt Spring Island elected officials to Honourable Coralee Oakes, Minister of Community, Sport and Cultural Development regarding the impact of the BC Ferries fare increases and service reductions.

14. DELEGATIONS

14.1 T. Varzeliotis – Concerning Booth Canal

Mr. Varzeliotis spoke and provided a written submission titled “Tom’s Town Hall Placard – A page from the Trust’ Code of “Ethics”” dated May 8, 2014.

15. TOWN HALL

Chair Malcolmson opened the Town Hall at 12:36 p.m.

One member of the public spoke to a density transfer that is held in reserve by the Province of BC.

The Trustees requested a brief description of the item that was raised by the town hall participant to be included in the next work program report.

One member of the public requested and received an update on the status of the Governance Study.

Chair Malcolmson called for a recess at 12:43 p.m. The meeting reconvened at 12:48 p.m.

16. APPLICATIONS, PERMITS, BYLAWS AND REFERRALS

16.1 SS-DP-2014.2 – T. Bowland – 256 Robinson Road

Planner Gillespie presented a staff report dated April 30, 2014 regarding an application for Development Permit Area 5 – Community Well Capture Zones.

The applicant was present and was invited to speak.

Further to discussion, the following resolution was introduced.

SS-2014-97

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee approve issuance of Development Permit SS-DP-2014.2 to Cathryn Bowland for Lot 1, Sections 6 and 7, Range 3 East and Section 7, Range 4 East, North Salt Spring Island, Cowichan District, Plan 32053 (256 Robinson Road). **CARRIED**

16.2 SS-RZ-2013.2 – Bylaw No. 470 – Polaris Land Surveying - 250 Collins Road

RPM Hartley presented a staff report dated April 30, 2014 regarding an application to amend the Land Use Bylaw.

The applicant was not present.

Further to discussion, the following resolution was introduced.

SS-2014-98

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee adopt Bylaw No. 470, cited as "Salt Spring Island Land Use Bylaw, 1999, Amendment No. 4, 2013" (RZ 2013.2, 250 Collins Road). **CARRIED**

16.3 SS-RZ-2013.1 – Bylaw No. 472 – M. & M. Macalpine - 1351 Mountain Road

RPM Hartley presented a staff report dated April 30, 2014 regarding Bylaw 472 for consideration of second reading.

The applicants were present and were invited to speak.

Further to discussion, the following resolutions were introduced.

SS-2014-99

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee amend Bylaw No. 472, cited as Salt Spring Island Land Use Bylaw, 1999, Amendment No. 5, 2013 (RZ 2013.1, 1351 Mountain Road) by inserting the following "Total float area not to exceed 65 square metres ." in Section 1.1. after the use "Floating breakwaters."

CARRIED

SS-2014-100

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee give Second Reading to Bylaw No. 472 as amended, cited as Salt Spring Island Land Use Bylaw, 1999, Amendment No. 5, 2013 (RZ 2013.1, 1351 Mountain Road).

CARRIED

Chair Malcolmson OPPOSED

SS-2014-101

It was **MOVED** and **SECONDED** that the Salt Spring Island Local Trust Committee determines that Bylaw No. 472 is not contrary to or at variance with the Islands Trust Policy Statement.

CARRIED

17. REPORTS

17.1 Work Program Top Priorities Report

The report was received.

17.2 Projects List

The report was received.

17.3 Applications with Status Report

The report was received.

17.4 Expense Summary Report

The report was received.

18. UPCOMING MEETINGS

The next regular meeting of the Salt Spring Island Local Trust Committee is scheduled for 9:30 a.m. on Thursday, May 29, 2014 at the Hart Bradley Hall (Lions Club), 103 Bonnet Avenue, Salt Spring Island.

19. RECESS

By general consent, the meeting recessed at 1:18 p.m.

The meeting will reconvene at 5:00 p.m. at ArtSpring, 100 Jackson Avenue for a community information event regarding the implementation of the Riparian Areas Regulation on Salt Spring Island.

20. RECONVENE

By general consent, the regular meeting of the Salt Spring Island Local Trust Committee reconvened at 5:30 p.m. for a community information event regarding the implementation of the Riparian Areas Regulation on Salt Spring Island.

The Trustees presented opening remarks.

Planner Cermak presented the proposed Riparian Areas Regulations and next steps.

At 6:25 p.m., the participants broke into smaller group activities and at 7:30 p.m., the groups reported their key findings and comments to the Local Trust Committee.

21. ADJOURNMENT

By general consent, the meeting adjourned at 7:45 p.m.

Sheila Malcolmson, Chair

CERTIFIED CORRECT:

Sarah Shugar, Recorder