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August 22, 2024 Salt Spring Island Local Trust Committee (LTC) with the Salt Spring Island Local Community Commission Special Meeting Highlights:

The CRD hosted Town Hall Meeting had the public in attendance.

- Items addressed during the meeting included the following topics:
 - Updating the Official Community Plan and Land Use Bylaw
 - Short Term Vacation Rentals
 - Ganges Village Planning
 - Housing
 - Agency Meetings- UBCM
 - Future Joint meeting planning

September 12, 2024 Salt Spring Island Local Trust Committee Regular Meeting Highlights:

Regular Meetings also includes a morning Town Hall session. The seventh of the ten Town Hall Regular Meetings had 16 members of the public in attendance. One member raised concerns about roosters and the need for zoning to protect homeowners due to closely spaced lots. They urged the LTC to reassess allowed activities in each zone during the OCP/LUB Bylaw review. On September 12, 2024

- [Office Relocation](#)

The Islands Trust office on Salt Spring Island will be moving to a new conveniently located office space this winter. Islands Trust has secured a multi-year lease for new office space in Ganges Village, Salt Spring Island at 121 McPhillips Avenue. The new Islands Trust location is adjacent to the Capital Regional District location, facilitating continued cooperation.
- During the business portion of the meeting the LTC:
 - [North Salt Spring Water District Presentation](#) by Mark Boysen presented a roadmap for moratorium decision-making. Discussions covered the removal of a key OCP policy on zoning and water supply, prioritization of water services for affordable housing, growth analysis, and NSSWD updates to the LTC, culminating in a motion to collaborate with water agencies on housing policy.
 - [Complete Communities Assessment](#) Presentation by Christopher Cameron provided an update on the assessment study, recognizing the rural characteristics of Salt Spring Island and announcing an open house in October 2024.
 - [Proposed Bylaw No. 537](#) - Accessory Dwelling Units: Concerns were raised about communication with Tsawout First Nation and frustrations regarding the bylaw process. Two motions were carried: one to rescind the third reading of the bylaw and another to refer it to the Tsawout First Nation for review.
 - Rainbow Road Housing Agreement Repeal Bylaw: A staff report was presented on discharging a housing agreement, along with motions to read Bylaw No. 540 twice, both of which were approved.
 - Considered the following [development applications](#):
 - SS-DVP-2024.5 (860 Sunset Drive): Approved issuance of variance permit for rock retaining walls and steps within the setback.
 - SS-DP-2021.4/SS-DVP-2021.22 (270 Furness Road): Approved permit issuance with conditions on landscaping.
 - PLDVP20240088 (166 Rainbow Road): Approved variance to relax setback for a temporary tent.
 - SS-DVP-2024.3 (230 Smith Road): Approved variance for front lot line setback.

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Bowen Denman Hornby Gabriola Galiano Gambier Lasqueti Mayne North Pender Salt Spring Saturna South Pender Thetis

- SS-RZ-2024.1 (Vesuvius Ferry Terminal): Multiple bylaws read for the first time, referrals requested.
 - PLHAP20240142 Heritage Alteration Permit (116 Hereford Avenue): Approved permit to allow restoration of Salt Spring Island Linen & Drycleaners building which was damaged by fire in February of 2023.
 - SS-SUB-2021.3 Covenant Acceptance (150 Margolin Drive): Approved acceptance and signing of the covenant.
- [Local Trust Committee Projects](#): Discussions focused on the need for OCP/LUB updates and frustrations over housing delays. Motions were passed to evaluate housing needs assessment methodologies and to receive updates on suitable land analysis.
 - Standing Resolution for Travel Costs: Motions to approve funding for travel expenses related to joint meetings and for the Chair's travel for a specific meeting were both carried
 - Special Meeting: A motion to schedule an electronic special meeting for October 1, 2024, was also approved.

Overall, the meeting focused on important community planning and housing issues, leading to various motions aimed at improving communication and project management.

The next Salt Spring [LTC Special Meeting](#) will be held on [October 1st, 2024, 1:30 p.m. electronically](#).

The next [Regular Salt Spring LTC Meeting will take place at 9:30 a.m. on October 10, 2024](#) at the Meaden Hall, 120 Blain Road, Salt Spring Island.

If you have any questions, contact the Salt Spring Island office at 250-537-9144 or at ssiinfo@islandstrust.bc.ca.

To learn more about the Salt Spring Local Trust Committee visit: <https://islandstrust.bc.ca/location/salt-spring/>