



Gabriola Island Local Trust Committee Minutes of Regular Meeting

Date: May 3, 2018
Location: Gabriola Arts & Heritage Centre
 476 South Road, Gabriola Island, BC

Members Present: Laura Busheikin, Chair
 Melanie Mamoser, Local Trustee
 Heather O'Sullivan, Local Trustee

Staff Present: Sonja Zupanec, Island Planner
 Jaime Dubyna, Planner 1 (by telephone)
 Fiona MacRaid, Senior Intergovernmental Policy Advisor (by telephone)
 Nadine Mourao, Recorder

Others Present: There were approximately seven (7) members of the public and one (1) member of the media in attendance

1. CALL TO ORDER

"Please note, the order of agenda items may be modified during the meeting. Times are provided for convenience only and are subject to change."

Chair Busheikin called the meeting to order at 10:16 am. She acknowledged that the meeting was being held in territory of the Coast Salish First Nations, welcomed the public and introduced Trustees, staff and recorder.

2. APPROVAL OF AGENDA

By general consent the agenda was approved as presented.

3. TOWN HALL AND QUESTIONS

A member of the public spoke on behalf of the members of the Gabriola Agricultural Association Co-op and noted the following:

- They have filed requests to amend definitions of Bylaw 186 Limited Public Market, subsection v6.2, which states limited public market means the open-air sale of goods and crafts during the maximum two days a week between the hours of 8:00 am and 4:00 pm and open-air sale limitation of section G definitions; and
- Provided an overview of their co-operative and they looked forward to advice, assistance and expertise to make these bylaw changes.

Trustees responded with the following:

- They would like the definition of limited public market added to the Project List in order to provide recommendations for a standing resolution.

GB-2018-028**It was MOVED and SECONDED**

that the Gabriola Island Local Trust Committee add consideration of definition of limited public market to the Projects List and request staff to bring back information on creating a standing resolution regarding enforcement before the next Gabriola Island Local Trust Committee meeting.

CARRIED**4. COMMUNITY INFORMATION MEETING - none****5. PUBLIC HEARING - none****6. MINUTES****6.1 Local Trust Committee Minutes dated April 12, 2018 – for adoption**

The following amendments to the minutes were presented for consideration:

- Page 4, item 11.2, 3rd bullet, change to read “was potentially considered to be a fair approach to address varying size of lots.”

By general consent the minutes were adopted as amended.

6.2 Section 26 Resolutions-Without-Meeting Report dated April 26, 2018

Received for information.

6.3 Advisory Planning Commission Minutes - none

Fiona MacRaid, Senior Intergovernmental Policy Advisor joined the meeting via telephone at 10:30 am.

7. BUSINESS ARISING FROM MINUTES**7.1 Follow-up Action List dated April 24, 2018**

Planner Zupanec provided a status report on Bylaws 289/290 on the Follow-up Action List.

Fiona MacRaid, Senior Intergovernmental Policy Advisor spoke regarding furthering our relationship with Snuneymuxw First Nation and noted the following key points:

- Snuneymuxw First Nation have been very busy in the past few months, they have broken ground on a new school and a health and wellness centre, met with the Prime Minister and a couple of other Ministers, dealt with the Port Authority, as well as they have held an election;
- She encouraged the Gabriola Island Local Trust Committee (LTC) to be patient and continue in their efforts to reach out to Snuneymuxw First Nation, to reach out to Doug White and to keep this important action item in the forefront;
- Councillor Toby Joseph, Tsawout First Nation is joining her team and will be a great resource and advisor for the Islands Trust.
- BC Treaty Commission learned that many islanders are mystified when it comes to First Nation treaties;

- She cited a beneficial example when K'ómoks First Nation reached out to Comox in a series of three meetings, first a meet and greet, second to discuss issues with Island Trustees and the third with all the local governments together to discuss how to proceed; and
- Will continue to provide updates to Trustees.

Trustees noted the following:

- A Snuneymuxw First Nation Elder, Sandra Good is coming to do an indigenous voices event at the library;
- On May 21st, 2018 Tribal Journeys, an annual event that unites Coastal First Nations of the Pacific Northwest, led by Elder Gary Manson, Munu Canoe Family will paddle from Snuneymuxw Territory to Puyallup Territory in Washington State and are having a Munu Canoe Family Fundraiser and Cultural Demonstration at Gabriola Sands Provincial Park; and
- Trustees requested advice on, in absence of a formal meeting with Snuneymuxw First Nation, an opportunity to begin the conversation regarding Official Community Plan (OCP) changes prior to the end of their term.

Fiona MacRaild, Senior Intergovernmental Policy Advisor left the meeting at 10:44 am.

8. DELEGATIONS - none

9. CORRESPONDENCE

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

10. APPLICATIONS AND REFERRALS – none

Planner Dubyna joined the meeting via telephone at 10:50 am.

11. LOCAL TRUST COMMITTEE PROJECTS

11.1 Water Taxi Zoning Review Project – Memorandum

Planner Dubyna provided an amended draft community survey for this Top Priority item for consideration.

Trustees discussed the draft public survey and the following key points were noted:

- Concern was expressed regarding the anonymous nature of the survey approach and staff was requested to include name collection and a privacy statement disclaimer added to assure process validity;
- Changes to the draft survey were identified for staff to implement before distribution;
- Distribution to include online poll via survey monkey, paper form distribution in the Gabriola Sounder, and pick up at the library and Islands Trust Office; and
- The geographic extent of distribution to include Gabriola, Mudge and DeCourcy Islands.

Planner Dubyna left the meeting at 11:25 am.

12. REPORTS**12.1 Work Program Reports****12.1.1 Top Priorities Report dated April 24, 2018**

Received for information.

12.1.2 Projects List Report dated April 24, 2018

As per above Town Hall, item has been added. No further updates.

12.2 Applications Report dated April 24, 2018

No updates.

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 changes requested.

12.6 Chair's Report

Chair Busheikin reported on the following:

- Attended an Executive Committee on Gabriola and noted the following:
 - Discussed resolutions on Salt Spring Island that on a temporary basis they be allocated additional staffing to deal with a backlog of applications and a very long Project List. This will come before the Financial Planning Committee;
 - Updated on the Provincial Housing Initiatives, giving local municipalities the power to create rental specific zoning that is to be voted on provincially;
 - Brief update on cannabis legislation, in which municipalities are concerned, as most have not had time to put in legislation regarding large scale cannabis production;
 - What orientation might look like next year for the new term, asked for feedback from Trustees;
 - A report on the effectiveness of Council Committees and a report will be provided, possibly at the June LTC meeting;
 - Session on Agriculture Land Commissions and *Islands Trust Act* Amendments; and
- On Denman and Hornby Islands, the K'ómoks First Nation put up totem poles with ceremonies and the Denman Island Reconciliation Group put on a workshop on indigenous law. Trustees may be interested in having a knowledge session at an LTC meeting.

12.7 Trustee Reports

Trustee O’Sullivan reported the following:

- Attended a Trust Programs Committee (TPC) meeting on Salt Spring which focused on ways service integration could be improved. On May 14th, 2018 in the Regional District of Nanaimo building, there will be a TPC meeting where the public is welcome to attend to discuss different levels of government and if they are working together to serve the islands; and
- The next Ferry Advisory Committee and BC Ferries Terminal Development meetings are on May 16th, 2018 in the Arts Council Building. All members of the public are invited to give feedback on what they would like to see included in the redevelopment of Gabriola Island’s ferry terminal.

Trustee Mamoser reported the following:

- Reviewed the Gabriola Housing Needs Assessment with Trustee O’Sullivan and it will be officially adopted at the May 24th, 2018 Local Planning Committee.

12.8 Electoral Area Director's Report - none

12.9 Trust Fund Board Report dated April, 2018

Chair Busheikin noted that this report could soon be renamed Islands Trust Conservancy Report.

13. NEW BUSINESS

13.1 Gabriola Local Trust Committee Annual Report Submission - Request for Decision

Trustees requested that “the GB LTC considered Bylaw Nos. 289 and 290 to amend the Gabriola Island OCP and LUB” be removed as this was completed in the previous fiscal year.

GB-2018-029

It was MOVED and SECONDED

that the Gabriola Island Local Trust Committee approve the attached text as amended for inclusion in the 2017-2018 Annual Report for approval by Trust Council and submission to the Minister of Municipal Affairs & Housing.

CARRIED

14. UPCOMING MEETINGS

14.1 Next Regular Meeting Scheduled for Thursday, June 14, 2018 at The Gabriola Arts and Heritage Centre, 476 South Road, Gabriola Island, BC

Trustees confirmed the next regular meeting date and location.

15. TOWN HALL

- Derek from the Gabriola Sounder gave a suggestion for the paper mock up for the Water Taxi survey.
- A member of public questioned the Water Taxi survey questions and the mandate of Islands Trust regarding to serve and protect the environment and archeological issues.

- Trustees would like verbiage added to questions 4 and 5 regarding the zoning changes and the trust policy statement.
- A member of the public suggested a non-binding referendum at the next election this Fall regarding Water Taxi zoning as a result of the survey.

By general consent the meeting was recessed at 12:06 pm and reconvened at 12:22 pm.

16. CLOSED MEETING

16.1 Motion to Close the Meeting

GB-2018-030

It was MOVED and SECONDED

that the meeting be closed to the public in accordance with the Community Charter, Part 4, Division 3, s.90(1)(d) and s.90(1)(i) for the purpose of considering Adoption of In-Camera Meeting Minutes dated April 12, 2018 and receiving Legal Advice subject to Solicitor-Client Privilege, including communications necessary for that purpose, and that the recorder and staff attend the meeting.

CARRIED

Chair Busheikin closed the meeting to the public at 12:23 pm.

16.2 Recall to Order

By general consent the regular meeting was recalled to order at 12:52 pm.

16.3 Rise and Report

Chair Busheikin reported that the In-Camera meeting minutes dated April 12, 2018 were adopted.

17. ADJOURNMENT

By general consent the meeting was adjourned at 12:53 pm.

Laura Busheikin, Chair

Certified Correct:

Nadine Mourao, Recorder