

File No.: GL-RZ-2017.2 (Mignault)

DATE OF MEETING: June 11, 2018

TO: Galiano Island Local Trust Committee

FROM: Kim Stockdill, Island Planner  
Robert Kojima, Regional Planning Manager  
Southern Team

SUBJECT: Rezoning of Lot 1, District Lot 8, Galiano island, Cowichan District, Plan VIP75578  
Applicant: Bernard Mignault  
Location: 2-720 Active Pass Drive

## RECOMMENDATION

1. That the Galiano Island Local Trust Committee Bylaw No. 267, cited as “Galiano Island Official Community Plan Bylaw No. 108, 1995, Amendment No. 1, 2018”, be read a first time.
2. That the Galiano Island Local Trust Committee Bylaw No. 268, cited as “Galiano Island Land Use Bylaw, 1999, Amendment No. 1, 2018”, be read a first time.
3. That the Galiano Island Local Trust Committee has reviewed the Directives Only Policy Checklist and determined that proposed draft Bylaw Nos. 267 and 268 are not contrary to or at variance with the Islands Trust Policy Statement.
4. That the Galiano Island Local Trust Committee directs staff to refer Bylaw Nos. 267 and 268 as per attached Attachment 4.

## REPORT SUMMARY

The purpose of this report is to review rezoning application GL-RZ-2017.2 which would rezone a 7.62 ha. (18.8 ac.) parcel to Rural 2 (R2) from its current Forest 2 (F2) zoning to bring the use of the land into compliance with the provisions of the Galiano Island land use bylaw (LUB).

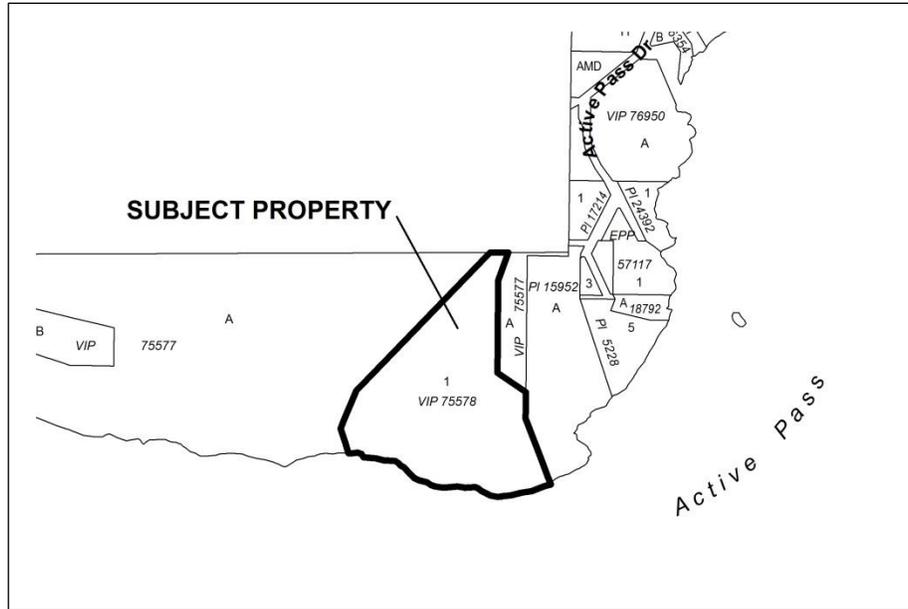
## BACKGROUND

The application was previously reviewed at the meeting of February 5, 2018, where the LTC gave direction to prepare draft bylaws, and at the meeting of March 5, 2018, where the LTC adopted the following motion:

### **GL-2018-018**

*That the Galiano Island Local Trust Committee refer the Mignault application to the APC, with attached background material including staff reports of February 5 and March 5, 2018.*

The APC responded to the referral on May 8<sup>th</sup>, (copy attached). Previous staff reports provided analysis and recommendations relating to the considerable history of the property, the policy and regulatory context, and potential impacts of the application. Staff reports and background information are available on the [webpage](#).



## ANALYSIS

The APC recommendation is that the LTC should not proceed with the application as requested, but rather consider amending the F2 zone to permit a residential “cabin”, with a maximum permitted floor area less than that of a cottage; and presumably also amend the home occupation regulations to permit an STVR home occupation in the cabin. The rationale for the recommendation is that amending the F2 zone would have less potential impact on the site than rezoning to Rural 2 and would continue to permit forestry uses. The issues with the APC’s recommendation include the following:

- Permitting an additional residential use in the F2 zone would require a policy amendment to the OCP, specifically to Forest Policy b(iii):

*Dwellings are permitted in the Forest designation in the following circumstances:*

*iii) on lands zoned F2 on the date of adoption of this policy, one accessory dwelling is permitted per lot.*

This would be a more significant OCP amendment than the map amendment required in the current draft bylaws. It would involve either a site-specific policy amendment, which is not typically recommended, or an amendment potentially affecting all F2 properties – i.e. permitting all lots in the F2 zone to have a second dwelling, either outright or by rezoning application. As a policy, this may have merit, but should be examined as part of larger review of Forest policies and regulations.

- Conservation: F2 zoning would not necessarily provide greater protection than the proposed R2 zone; the F2 permits timber production and harvesting, including sawmilling and planing, along with an accessory dwelling, other accessory buildings and structures, one accessory forestry building, and establishes no maximum lot coverage. Mapped conservation values on the property are already protected to an extent through the existing development permit areas and the applicant is not proposing further conservation measures or protection.
- It is questionable if the current uses, which the applicant is seeking to legalize, would be considered accessory to ‘timber production and harvesting’, which is the only permitted principal use in the F2 zone.

The application is to permit the current uses on the property, namely a single family dwelling, cottage, and accessory building, along with STVR home occupation use, all of which would be permitted in the R2 zone. The test for an accessory use is that it is “incidental, secondary, and exclusively devoted to” the principal use. It is unlikely that the current uses of the property would meet that test in relation to “timber production and harvesting”.

### **Rationale for Recommendations**

Given the above issues, staff are not recommending that the LTC consider the approach of amending the F2 zone and Forest policies to accommodate the application. Rather the LTC should consider whether or not to proceed with the application as applied for: to rezone to R2. As outlined in previous reports, the application would:

- Re-designate and rezone the property from Forest/F2 to Rural/R2.
- Permit one dwelling, one cottage, and accessory home occupations including STVR use (subject to the home occupation regulations) that the owner is currently conducting.
- The proposed change in designation would not affect the environmental and hazard protection offered by Development Permit Areas 2 (Shoreline), 5 (Sensitive Ecosystems) and 7 (Steep Slopes Moderate Hazard).
- The subject property, which is 7.62 ha in size, would not be subdividable.

The current uses are the subject of an active bylaw enforcement action. The owners of the property who live in the residence on the property have submitted the application to rezone their property to Rural 2 as a means to achieve compliance with the zoning requirements.

### **Consultation**

If the LTC does proceed with the application, the next step would be to conduct agency and First Nations referrals. Any land use bylaw and OCP amending bylaws will require a public hearing and the approval of the Executive Committee and, in the case of the OCP amendment, approval by the Minister of Municipal Affairs and Housing.

### **ALTERNATIVES**

The LTC may consider the following alternatives to the staff recommendation:

#### **1. Request further information**

The LTC may request further information be provided prior to making a decision. If selecting this alternative, the LTC should describe the specific information needed. Recommended wording for the resolution is as follows:

*That the Galiano Island Local Trust Committee request that the applicant submit to the Islands Trust [list information required].*

#### **2. Choose to proceed no further**

The LTC may choose to proceed no further with the application. If this alternative is selected, the LTC should state the reasons for this choice. Recommended wording for the resolution is as follows:

*That the Galiano Island Local Trust Committee proceed no further with application GL-RZ-2017.2 for the following reasons [insert reasons].*

### 3. Revise the bylaws

The LTC may choose to alter the draft bylaws, specifically to consider proceeding as recommended by the APC. Recommended wording for the resolution is as follows:

*That the Galiano Island Local Trust Committee request that staff prepare draft bylaws for application GL-RZ-2017.2 that would (1) amend the Forest policies to permit a second accessory dwelling, of a limited floor area, in the F2 zone by rezoning application and (2) amend the F2 zone on a site-specific basis to permit a second accessory dwelling, of a limited floor area, and STVR home occupation use, on the subject property.*

### NEXT STEPS

Next steps would be to:

- Send out the referrals
- Report back to LTC with any recommended amendments as an outcome of that referral process
- Consider second readings and direction to schedule a public hearing

Submitted By:	Kim Stockdill Island Planner	June 8, 2018
Concurrence:	Robert Kojima Regional Planning Manager	June 8, 2018

### ATTACHMENTS

1. Policy Statement Directives Only Checklist
2. Draft OCP Bylaw No. 267
3. Draft LUB Bylaw No. 268
4. Referral Table



Islands Trust

## **POLICY STATEMENT DIRECTIVES ONLY CHECK LIST**

**Bylaw and File No: 267 (OCP) & 268 (LUB)  
GL-RZ-2017.2 (Mignault)  
LTC Endorsement:**

### **PURPOSE**

To provide staff with the Directives Only Checklist to highlight issues addressed in staff reports and as a means to ensure Local Trust Committee address certain matters in their official community plans and regulatory bylaws and Island Municipalities address certain matters in their official community plans and to reference any relevant sections of the Policy Statement.

### **POLICY STATEMENT**

The Policy Statement is comprised of several parts. Parts I and II outline the purpose, the Islands Trust object, and Council's guiding principles. Parts III, IV and V contain the goals and policies relevant to ecosystem preservation and protection, stewardship of resources and sustainable communities.

There are three different kinds of policies within the Policy Statement as follows:

- Commitments of Trust Council which are statements about Council's position or philosophy on various matters;
- Recommendations of Council to other government agencies, non-government organizations, property owners, residents and visitors; and
- Directive Policies which direct Local Trust Committees and Island Municipalities to address certain matters.

### **DIRECTIVES ONLY CHECK LIST**

The Policy Statement Directives Only Checklist is based on the directive policies from the Policy Statement (Consolidated April 2003) which require Local Trust Committees to address certain matters in their official community plans and regulatory bylaws and Island Municipalities to address certain a matters in their official community plans in a way that implements the policy of Trust Council.

Staff will use the Policy Statement Checklist (Directives Only) to review Local Trust Committee and Island Municipality bylaw amendment applications and proposals to ensure consistency with the Policy Statement. Staff will add the appropriate symbol to the table as follows:

- ✓ if the bylaw is **consistent** with the policy from the Policy Statement, or
- ✘ if the bylaw is **inconsistent (contrary or at variance)** with a policy from the Policy Statement, or
- N/A** if the policy is not applicable.

**Part III Policies for Ecosystem Preservation and Protection**

CONSISTENT	NO.	DIRECTIVE POLICY
	<b>3.1</b>	<b>Ecosystems</b>
✓	<b>3.1.3</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification and protection of the environmentally sensitive areas and significant natural sites, features and landforms in their planning area.
✓	<b>3.1.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the planning, establishment, and maintenance of a network of protected areas that preserve the representative ecosystems of their planning area and maintain their ecological integrity.
<b>N/A</b>	<b>3.1.5</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the regulation of land use and development to restrict emissions to land, air and water to levels not harmful to humans or other species.
	<b>3.2</b>	<b>Forest Ecosystems</b>
<b>N/A</b>	<b>3.2.2</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the protection of unfragmented forest ecosystems within their local planning areas from potentially adverse impacts of growth, development, and land-use.
	<b>3.3</b>	<b>Freshwater and Wetland Ecosystems and Riparian Zones</b>
<b>N/A</b>	<b>3.3.2</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address means to prevent further loss or degradation of freshwater bodies or watercourses, wetlands and riparian zones and to protect aquatic wildlife.
	<b>3.4</b>	<b>Coastal and Marine Ecosystems</b>
✓	<b>3.4.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the protection of sensitive coastal areas.
<b>N/A</b>	<b>3.4.5</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the planning for and regulation of development in coastal regions to protect natural coastal processes.

**PART IV: Policies for the Stewardship of Resources**

CONSISTENT	NO.	DIRECTIVE POLICY
	<b>4.1</b>	<b>Agricultural Land</b>
<b>N/A</b>	<b>4.1.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification and preservation of agricultural land for current and future use.
<b>N/A</b>	<b>4.1.5</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the preservation, protection, and encouragement of farming, the sustainability of farming, and the relationship of farming to other land uses.
<b>N/A</b>	<b>4.1.6</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the use of adjacent properties to minimize any adverse affects on agricultural land.

CONSISTENT	NO.	DIRECTIVE POLICY
N/A	4.1.7	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the design of road systems and servicing corridors to avoid agricultural lands unless the need for roads outweighs agricultural considerations, in which case appropriate mitigation measures shall be required to derive a net benefit to agriculture
N/A	4.1.8	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address land uses and activities that support the economic viability of farms without compromising the agriculture capability of agricultural land.
N/A	4.1.9	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the use of Crown lands for agricultural leases.
	4.2	<b>Forests</b>
N/A	4.2.6	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the need to protect the ecological integrity on a scale of forest stands and landscapes.
N/A	4.2.7	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the retention of large land holdings and parcel sizes for sustainable forestry use, and the location and construction of roads, and utility and communication corridors to minimize the fragmentation of forests.
N/A	4.2.8	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the designation of forest ecosystem reserves where no extraction will take place to ensure the preservation of native biological diversity.
	4.3	<b>Wildlife and Vegetation</b>
	4.4	<b>Freshwater Resources</b>
N/A	4.4.2	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address measures that ensure neither the density nor intensity of land use is increased in areas which are known to have a problem with the quality or quantity of the supply of freshwater, water quality is maintained, and existing, anticipated and seasonal demands for water are considered and allowed for.
N/A	4.4.3	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address measures that ensure water use is not to the detriment of in-stream uses
	4.5	<b>Coastal Areas and Marine Shorelands</b>
N/A	4.5.8	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the needs and locations for marine dependent land uses.
N/A	4.5.9	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the compatibility of the location, size and nature of marinas with the ecosystems and character of their local planning areas.
N/A	4.5.10	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the location of buildings and structures so as to protect public access to, from and along the marine shoreline and minimize impacts on sensitive coastal environments.
N/A	4.5.11	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address opportunities for the sharing of facilities such as docks, wharves, floats, jetties, boat houses, board walks and causeways.
	4.6	<b>Soils and Other Resources</b>
N/A	4.6.3	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the

	protection of productive soils.
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**PART V: Policies for Sustainable Communities**

CONSISTENT	NO.	DIRECTIVE POLICY
	<b>5.1</b>	<b>Aesthetic Qualities</b>
✓	<b>5.1.3</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the protection of views, scenic areas and distinctive features contributing to the overall visual quality and scenic value of the Trust Area.
	<b>5.2</b>	<b>Growth and Development</b>
<b>N/A</b>	<b>5.2.3</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address policies related to the aesthetic, environmental and social impacts of development.
<b>N/A</b>	<b>5.2.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address any potential growth rate and strategies for growth management that ensure that land use is compatible with preservation and protection of the environment, natural amenities, resources and community character.
<b>N/A</b>	<b>5.2.5</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address means for achieving efficient use of the land base without exceeding any density limits defined in their official community plans.
✓	<b>5.2.6</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification of areas hazardous to development, including areas subject to flooding, erosion or slope instability, and strategies to direct development away from such hazards.
	<b>5.3</b>	<b>Transportation and Utilities</b>
<b>N/A</b>	<b>5.3.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the development of a classification system of rural roadways, including scenic or heritage road designations, in recognition of the object of the Islands Trust.
<b>N/A</b>	<b>5.3.5</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the impacts of road location, design, construction and systems.
<b>N/A</b>	<b>5.3.6</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the designation of areas for the landing of emergency helicopters.
<b>N/A</b>	<b>5.3.7</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the development of land use patterns that encourage establishment of bicycle paths and other local and inter-community transportation systems that reduce dependency on private automobile use.
	<b>5.4</b>	<b>Disposal of Waste</b>
<b>N/A</b>	<b>5.4.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification of acceptable locations for the disposal of solid waste.

CONSISTENT	NO.	DIRECTIVE POLICY
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	<b>5.5</b>	<b>Recreation</b>
<b>N/A</b>	<b>5.5.3</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the prohibition of destination gaming facilities such as casinos and commercial bingo halls.
<b>N/A</b>	<b>5.5.4</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the location and type of recreational facilities so as not to degrade environmentally sensitive areas, and the designation of locations for marinas, boat launches, docks and anchorages so as not to degrade sensitive marine or coastal areas.
<b>N/A</b>	<b>5.5.5</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification of sites providing safe public access to beaches, the identification and designation of areas of recreational significance, and the designation of locations for community and public boat launches, docks and anchorages.
<b>N/A</b>	<b>5.5.6</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification and designation of areas for low impact recreational activities and discourage facilities and opportunities for high impact recreational activities.
<b>N/A</b>	<b>5.5.7</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the planning for bicycle, pedestrian and equestrian trail systems.
	<b>5.6</b>	<b>Cultural and Natural Heritage</b>
<b>N/A</b>	<b>5.6.2</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the identification, protection, preservation and enhancement of local heritage.
<b>N/A</b>	<b>5.6.3</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address the preservation and protection of the heritage value and character of historic coastal settlement patterns and remains.
	<b>5.7</b>	<b>Economic Opportunities</b>
<b>N/A</b>	<b>5.7.2</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address economic opportunities that are compatible with conservation of resources and protection of community character.
	<b>5.8</b>	<b>Health and Well-being</b>
<b>N/A</b>	<b>5.8.6</b>	Local Trust Committees and Island Municipalities shall, in their official community plans and regulatory bylaws, address their community's current and projected housing requirements and the long-term needs for educational, institutional, community and health-related facilities and services, as well as the cultural and recreational facilities and services.

<b>POLICY STATEMENT COMPLIANCE</b>	
✓	<b>COMPLIANCE WITH TRUST POLICY</b>
	<b>NOT IN COMPLIANCE WITH TRUST POLICY for the following reasons:</b>

**GALIANO ISLAND LOCAL TRUST COMMITTEE  
BYLAW NO. 267**

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**A BYLAW TO AMEND GALIANO ISLAND OFFICIAL COMMUNITY PLAN  
BYLAW NO. 108, 1995**

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The Galiano Island Local Trust Committee enacts in open meeting assembled as follows:

1. CITATION

This Bylaw may be cited for all purposes as “Galiano Island Official Community Plan Bylaw No. 108, 1995, Amendment No. 1, 2018”.

2. SCHEDULES

Galiano Island Local Trust Committee Bylaw No.108, cited for all purposes as “Galiano Island Official Community Plan Bylaw No. 108, 1995, is amended as shown on Schedule 1, attached to and forming part of this bylaw

READ A FIRST TIME THIS	_____	DAY OF	_____	2018
PUBLIC HEARING HELD THIS	_____	DAY OF	_____	20__
READ A SECOND TIME THIS	_____	DAY OF	_____	20__
READ A THIRD TIME THIS	_____	DAY OF	_____	20__
APPROVED BY THE EXECUTIVE COMMITTEE OF THE ISLANDS TRUST THIS	_____	DAY OF	_____	20__
APPROVED BY THE MINISTER MUNICIPAL AFFAIRS AND HOUSING THIS	_____	DAY OF	_____	20__
ADOPTED THIS	_____	DAY OF	_____	20__

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**Chair**

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**Secretary**

**GALIANO ISLAND LOCAL TRUST COMMITTEE  
BYLAW NO. 267**

**SCHEDULE 1**

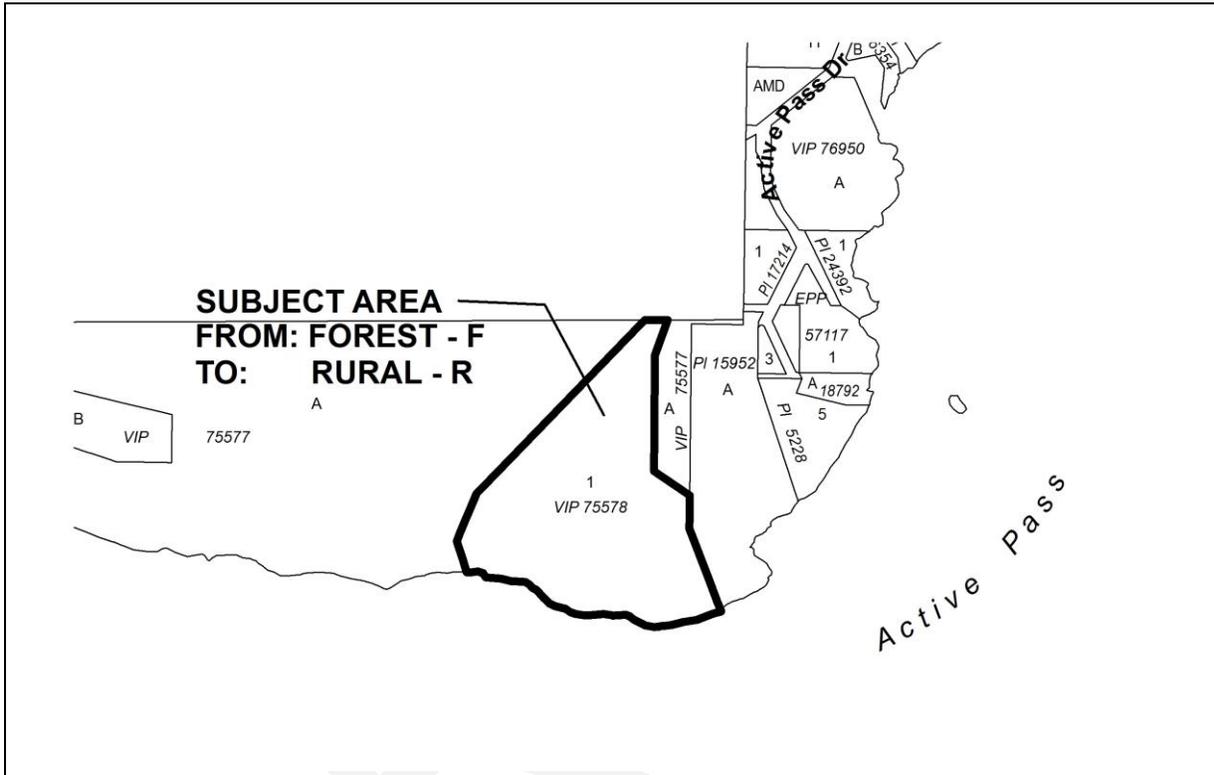
1. The Galiano Island Official Community Plan No. 108, 1995, is amended as follows:

1.1 Schedule "B" – LAND USE DESIGNATIONS is amended by changing the land use designation of Lot 1, District Lot 8, Galiano Island, Cowichan District, Plan VIP75578 (PID 025-710-231) as shown on Plan No. 1 attached to and forming part of this bylaw,

DRAFT

GALIANO ISLAND LOCAL TRUST COMMITTEE  
BYLAW NO. 267

PLAN NO. 1



**GALIANO ISLAND LOCAL TRUST COMMITTEE  
BYLAW NO. 268**

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**A BYLAW TO AMEND GALIANO ISLAND LAND USE BYLAW NO. 127, 1999**

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The Galiano Island Local Trust Committee, being the Trust Committee having jurisdiction in respect of the Galiano Island Local Trust Area under the *Islands Trust Act*, enacts as follows:

1. Citation

This bylaw may be cited for all purposes as “Galiano Island Land Use Bylaw, 1999, Amendment No. 1, 2018”.

2. SCHEDULES

Galiano Island Local Trust Committee Bylaw No. 127, cited as “Galiano Island Land Use Bylaw, 1999,” is amended as shown on Schedule No. 1 attached to and forming part of this bylaw.

READ A FIRST TIME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2018

PUBLIC HEARING HELD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

READ A SECOND TIME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

READ A THIRD TIME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

APPROVED BY THE EXECUTIVE COMMITTEE OF THE ISLANDS TRUST THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

\_\_\_\_\_  
**Chair**

\_\_\_\_\_  
**Secretary**

**GALIANO ISLAND LOCAL TRUST COMMITTEE  
BYLAW NO. 268**

**SCHEDULE NO. 1**

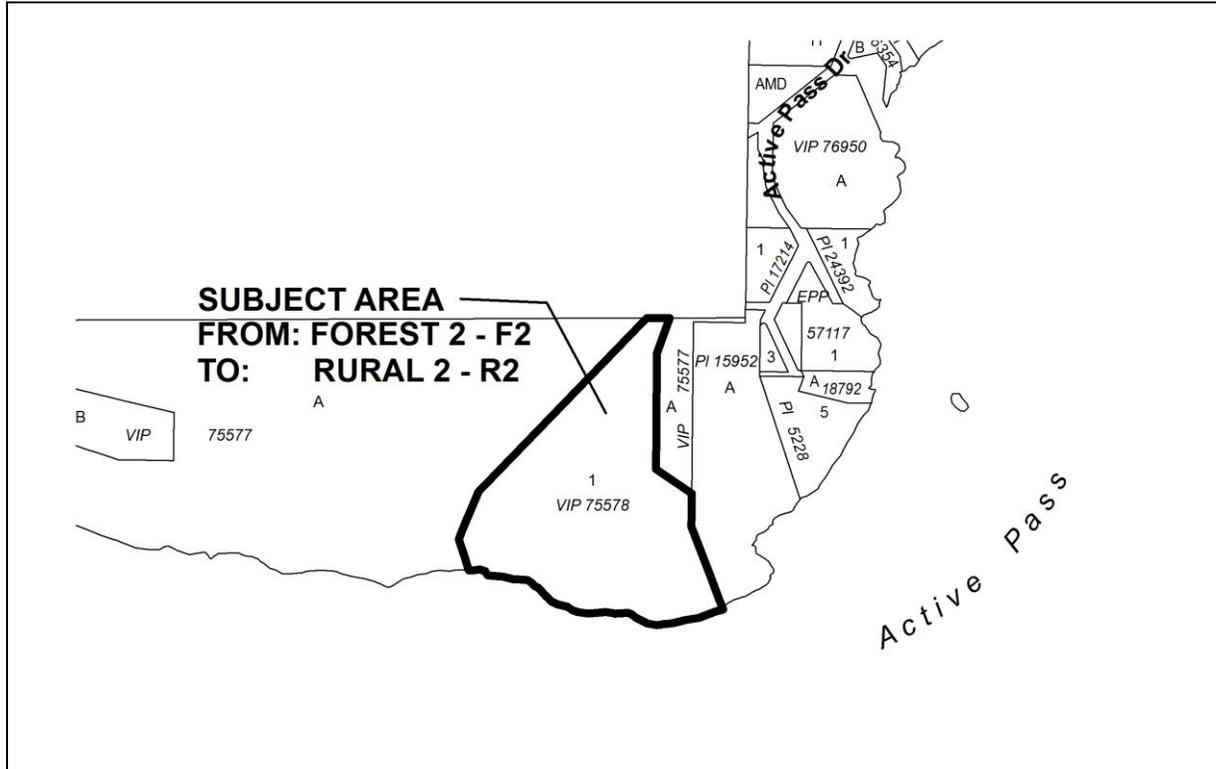
1. Bylaw No. 127 is amended as follows:

2.1 **Schedule "B" – (Zoning Sheet South)** is amended by changing the zoning classification of Lot 1, District Lot 8, Galiano Island, Cowichan District, Plan VIP75578 (PID 025-710-231) from Forestry 2 (F2) to Rural 2 (R2) as shown on Plan No. 1 attached to and forming part of this bylaw.

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GALIANO ISLAND LOCAL TRUST COMMITTEE  
BYLAW NO. 268

PLAN NO. 1



## Attachment 4 Referral Table

### **Provincial Agencies**

Ministry of Municipal Affairs and Housing  
Ministry of Transportation & Infrastructure  
BC Parks

### **First Nations**

Cowichan Tribes  
Halalt First Nation  
Lake Cowichan First Nation  
Lyackson First Nation  
Pauquachin First Nation  
Penelakut Tribe  
Semiahmoo First Nation  
Stz'uminus First Nation  
Tsartlip First Nation  
Tsawwassen First Nation  
Tsawout First Nation

### **Regional Agencies**

Capital Regional District – Electoral Area Director  
Capital Regional District – Building Inspection  
Island Health  
Galiano Island Fire Rescue

### **Adjacent Local Trust Committees and Municipalities**

Mayne Island Local Trust Committee  
Salt Spring Island Local Trust Committee  
Thetis Island Local Trust Committee

### **Non-Agency Referrals**

Galiano Island Parks and Recreation Commission