

Adopted



Saturna Island Local Trust Committee Minutes of Regular Meeting

Date: October 15, 2020
Location: Electronic Meeting (Zoom Webinar)

Members Present: Laura Patrick, Chair
Paul Brent, Local Trustee
Lee Middleton, Local Trustee

Staff Present: Robert Kojima, Regional Planning Manager
Brad Smith, Island Planner
Maple Hung, Planning Team Assistant, Host

Public: There were approximately five (5) attendees in the Zoom Webinar.

1. CALL TO ORDER

Chair Patrick called the meeting to order at 11:33 p.m. She acknowledged that the meeting was being held in traditional territory of the Coast Salish First Nations.

2. APPROVAL OF AGENDA

By general consent the agenda was approved as presented.

3. TRUSTEE REPORTS

Trustee Middleton reported that some “No Parking” signs had been placed near the ferry terminal and access route, presumably by local residents. Tickets have been issued by the RCMP for non-compliance. A small committee has been established to develop a parking plan for ferry traffic. Public consultation will be included in the process.

Trustee Brent reported that he had attended a recent Local Trust Committee (LTC) Financial Committee meeting where the draft 2020-2021-2020 budget had been discussed. He commented that the draft budget provides for an increase, due primarily to staff wage increases. He advised that a motion had been passed to report back to the Committee with options for a reduced budget.

Trustees Brent and Middleton continue to participate in the Southern Resident Killer Whale initiative that Transport Canada is undertaking.

4. CHAIR'S REPORT

The Chair reported that the LTC Regional Planning Committee on which she sits, has several projects of note that Committee is engaged in, including the Coastal Douglas Fir protection plan, and is participating in the Local Planning Services (LPS) review. She had participated in the

September 2020 Trust Council and advised that a link to the meeting proceedings is available on the LTC website.

5. TOWN HALL AND QUESTIONS

The town hall discussion centred around proposed Temporary Use Permit (TUP) SA-TUP-2020.1 (Hannay.) See item 12.1. in these minutes for consideration and staff recommendation.

Issues raised by area residents included:

- That the residents were not informed of the project and it has been proven difficult to get information on the development;
- A question of under whose jurisdiction the construction project falls: federal, provincial or local government;
- Impacts of the installation on area residents the environment and wildlife, in particular on the killer whale population;
- The steps that will be taken to ensure that the project proceeds as communicated with the various government agencies;
- Whether a geotechnical assessment had been undertaken;
The upland portion of the site is zoned for residential use and the system is not a residential use;
- Whether an operating and decommissioning plans have been developed, noting that the monitoring project is anticipated to last seven(7) years;
- Concern with respect to the permitted uses if the upland parcel is sold;
- Concern related to the approval process and lack of transparency.

The applicant spoke on behalf of the project and stated that:

- The project is part of a federal undertaking by Transport Canada;
- The TUP addresses future construction and development on the site;
- It is anticipated that the contract with Transport Canada will expire in 2023, but applicant is hoping for an extension;
- The operation of equipment will be noise-free and data will be collected every two (2) weeks, all data collection equipped is housed within the existing structure;
- All work was done with the required federal and provincial approvals.

During further discussions, Trustees noted that:

- A TUP may include site specific conditions for monitoring and follow-up, whereas a change in zoning is not able to include these same types of conditions;
- This project is also valuable for assessing noise impacts by marine traffic, and the speed of ship traffic has been required to slow down as they go through Boundary Pass as a result.

6. COMMUNITY INFORMATION MEETING

None

7. PUBLIC HEARING

None

8. MINUTES

8.1 Local Trust Committee Minutes Dated July 9, 2020 (for Information)

By general consent the Local Trust Committee meeting minutes of the July 9, 2020 Saturna Island Local Trust Committee were adopted.

8.2 Section 26 Resolutions-without-meeting Report Dated October 2020

9. BUSINESS ARISING FROM THE MINUTES

9.1 Follow-up Action List Dated October 2020

10. DELEGATIONS

See item 5 (Town Hall and Questions) above.

11. CORRESPONDENCE

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

12. APPLICATIONS AND REFERRALS

12.1 SA-TUP-2020.1 (Hannay) - Staff Report

SA-2020-022

It was Moved and Seconded,

that the conditions of the Temporary Use Permit be amended by requiring that the applicant prepare and present to the Islands Trust an operational plan within six (6) months of issuance of the permit; and further that the applicant prepare and present to the Islands Trust a decommissioning plan within six (6) months of issuance of the permit.

CARRIED

SA-2020-023

It was Moved and Seconded,

that the Saturna Island Local Trust Committee approve the issuance of Temporary Use Permit SA-TUP-2020.1 (Hannay,) as amended, for a three (3) year period.

CARRIED

13. LOCAL TRUST COMMITTEE PROJECTS

13.1 First Nations Relationship Building – Staff Report

SA-2020-024

It was Moved and Seconded,

that the Saturna Island Local Trust Committee direct staff to schedule a Public Hearing for Bylaw No.132.

CARRIED

SA-2020-025

It was Moved and Seconded,

that the Saturna Island Local Trust Committee direct staff to schedule a Community Information Meeting in conjunction with the Public Hearing for Bylaw No. 132.

CARRIED

13.2 Gulf Islands National Park Reserve Rezoning – Staff Report

SA-2020-026

It was Moved and Seconded,

that the Saturna Island Local Trust Committee Bylaw No. 129, cited as “Saturna Island Official Community Plan Bylaw No. 70, 2000, Amendment No. 1, 2020”, be read a first time.

CARRIED

SA-2020-027

It was Moved and Seconded,

that the Saturna Island Local Trust Committee Bylaw No. 130 cited as “Saturna Island Land Use Bylaw No. 119, 2018, Amendment No. 1, 2020”, be read a first time.

CARRIED

SA-2020-028

It was Moved and Seconded,

that the Saturna Island Local Trust Committee has reviewed the Islands Trust Policy Statement Directive Policies Checklist and determined that proposed Bylaw No. 129 and No. 130 are not contrary to or at variance with the Islands Trust Policy Statement.

CARRIED

SA-2020-029

It was Moved and Seconded,

that the Saturna Island Local Trust Committee direct staff to schedule a Public Hearing for Bylaw No.129 and Bylaw No. 130.

CARRIED

SA-2020-030

It was Moved and Seconded,

that the Saturna Island Local Trust Committee direct staff to schedule a Community Information Meeting in conjunction with the Public Hearing for Bylaw No. 129 and Bylaw No. 130.

CARRIED

The Local Trust Committee directed staff to schedule both Community Information Meetings and Public Hearings for Bylaw No. 132, Bylaw No.129, and Bylaw No. 130 at the same special meeting. The Local Trust Committee also agreed to hold that meeting on a weekday in order keep the additional costs of holding a meeting outside of Islands Trust staff members’ regular

working hours; and that the meetings be held prior to the upcoming February 18, 2021 Local Trust Committee meeting.

13.3 Update on Southern Gulf Islands Groundwater Sustainability Strategy - Staff Memo

14. REPORTS

14.1 Work Program Reports

14.1.1 Top Priorities Report Dated October 2020

14.1.2 Projects List Report Dated October 2020

The Local Trust Committee asked that the Top Priorities and Projects lists remain open so that the lists can be added to and amended as required.

14.2 Applications Report Dated October 2020

14.3 Trustee and Local Expense Report Dated August 2020

14.4 Adopted Policies and Standing Resolutions

Trustee Brent asked that the standing resolution relating to permanent occupancy of recreational vehicles not be enforced unless there are complaints from neighbours or health and safety issues.

RPM Kojima referred to the policy that bylaw referrals from adjacent Islands not be sent to the Local Trust Committee, but to individual Trustees instead. Trustee Brent noted that Trustees may still request that a bylaw referral be added to the agenda of the Local Trust Committee for formal consideration.

Trustee Middleton referenced the standing resolution that would align policies around whale watching throughout the Islands Trust areas. He asked that policies also reflect the regulatory framework in Washington State. Regional Planning Manager Robert Kojima suggested putting this item on the Projects list at the February 25, 2021 LTC meeting so that cross-border regulations can be researched and considered by LTC

14.5 Local Trust Committee Webpage – N/A

14.6 Islands Trust Conservancy Report Dated July 2020

Received for information.

15. NEW BUSINESS

None

16. UPCOMING MEETINGS

16.1 Next Regular Meeting

16.1.1 Draft 2021 LTC Meeting Schedule

SA-2020-031

It was Moved and Seconded,

that the Saturna Island Local Trust Committee approve the draft 2021 meeting schedule as presented.

CARRIED

17. TOWN HALL

Members of the public and the LTC further discussed application SA-TUP-2020.1 (Hannay). The applicant stated that he plans to release information to neighbouring residents from the research being conducted.

SA-2020-032

It was Moved and Seconded,

that the Saturna Island Local Trust Committee requests the Trust Executive Committee to release to the public the legal opinion with respect to the hydrophone installation at 198 East Point Road.

CARRIED

18. CLOSED MEETING

None

19. ADJOURNMENT

By general consent the meeting was adjourned at 1:53 p.m.

Laura Patrick, Chair

Certified Correct:

Kathy Gilbert, Recorder