



Alberni-Clayoquot Regional District

MINUTES OF THE BEAUFORT ADVISORY PLANNING COMMISSION MEETING HELD ON TUESDAY, MARCH 31 2026, 7:00 PM

Hybrid - Zoom/Board Room, 3008 Fifth Avenue, Port Alberni, BC

MEMBERS

PRESENT:

Les Toth (Chairperson)
Graham Tate
Lisa Aylard
Shane Eckenswiler
Peter Dekens
George Haack
Douglas Hedman
Claude Lessard
Steve Mabley

OTHERS PRESENT: Fred Boyko, Director, Electoral Area “B” (Beaufort)
Star Hoerauf, applicant (TUP26001)

STAFF PRESENT: Alex Dyer, General Manager of Planning and Development
Kylie Pettifer, Community Project and Engagement Manager
Charlene Harrison, Planning Assistant

The meeting can be viewed on the Alberni-Clayoquot Regional District website at:
<https://www.acrd.bc.ca/events/31-3-2026/>

1. CALL TO ORDER

The meeting was called to order at 7:11 pm.

It was recognized that this meeting was held throughout the Nuu-chah-nulth territories.

The General Manager of Planning and Development reported this meeting is being recorded and livestreamed to YouTube on the Regional District website.

Introductions - Committee Members and Staff present in the Boardroom and via Zoom.

2. APPROVAL OF AGENDA

The Motion was MOVED and SECONDED

THAT the agenda be approved as circulated.

CARRIED UNANIMOUSLY

3. **DECLARATIONS**

4. **MINUTES**

5. **CORRESPONDENCE**

6. **PLANNING APPLICATIONS**

a. **TUP26001 – 9010 Bryson Rd (Hoerauf)**

The APC received an overview of the application, noting that the applicant is seeking to allow for agri-tourism accommodation. The applicant is proposing the addition of six rustic unserviced glamping sites, with three of the sites to be developed presently, if approval granted. The applicant did note that there is a sea can on the property for food storage.

APC members discussed the following items:

- concern for visitors entering onto neighbouring properties.

The applicant identified that signage will be installed on the property to outline trails available and that a portion of the property has fencing.

The Motion was MOVED and SECONDED

THAT the Beaufort Advisory Planning Commission recommend that the Alberni-Clayoquot Regional District Board of Directors consider Temporary Use Permit Application TUP26001 subject to the following:

- *Health and safety inspection by the ACRD Building Inspector.*
- *Neighbourhood notification as per Local Government Act s.494.*

CARRIED UNANIMOUSLY

7. **PLANNING REPORTS**

a. **Beaufort Official Community Plan (OCP) Update Project**

Planning staff informed members that the third Beaufort OCP meeting will be held in late May and Planning staff will attend the upcoming June Beaufort Townhall. Planning staff presented information on the Beaufort OCP, which included a summary of what was heard from members at the prior meeting including the following principles:

- respect for neighbours,
- protecting the rural way of life,
- flexibility, and
- support for farming and local economy.

Planning staff explained that an OCP is a high-level vision for what the community wants and the difference between an OCP and the Zoning Bylaw.

APC members discussed the following items:

- Affordability for future generations and desire for the OCP to support generations to live on shared family land.
- Housing and an increase in density in a way that supports the rural nature of Beaufort.
- The importance of collaboration with governments, agencies, and organizations in the OCP update, including Ministry of Agriculture, Ministry of Transportation and Transit, Farmers Institute, Agriculture Advisory Committee and Agriculture Development Committee.

L. Aylard joined the meeting at 8:21 pm.

8. LATE BUSINESS

9. ADJOURN

The Motion was MOVED and SECONDED

THAT the meeting be adjourned at 8:33 pm.

CARRIED UNANIMOUSLY

Certified Correct:

Les Toth

Les Toth,
Chairperson

Charlene Harrison

Charlene Harrison,
Planning Assistant