



Alberni-Clayoquot Regional District

MINUTES OF THE BOARD OF DIRECTORS MEETING HELD ON WEDNESDAY, MAY 10, 2023, 1:30 PM

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

DIRECTORS

PRESENT:

John Jack, Chairperson, Councillor, Huu-ay-aht First Nation
Debbie Haggard, Vice-Chair, Councillor, City of Port Alberni
Bob Beckett, Director, Electoral Area "A" (Bamfield)
Fred Boyko, Director, Electoral Area "B" (Beaufort)
Vaida Siga, Director, Electoral Area "C" (Long Beach)
Penny Cote, Director, Electoral Area "D" (Sproat Lake)
Susan Roth, Director, Electoral Area "E" (Beaver Creek)
Sharie Minions, Mayor, City of Port Alberni
Mike Sparrow, Director, Electoral Area "F" (Cherry Creek)
Marilyn McEwen, Mayor, District of Ucluelet
Tom Stere, Councillor, District of Tofino
Wilfred Cootes, Councillor, Uchucklesaht Tribe Government

REGRETS:

Kirsten Johnsen, Member of Council, Toquaht Nation
Jenny Touchie, Member of the Legislature, Yuułu?íł?ath Government

STAFF PRESENT:

Teri Fong, Chief Financial Officer
Mike Irg, General Manager of Planning & Development
Jenny Brunn, General Manager of Community Services
Wendy Thomson, General Manager of Administrative Services
Heather Zenner, Protective Services Manager
Charlie Starratt, Regional Fire Services Manager
Karen Freethy, Emergency Services Coordinator
Alex Dyer, Planning Manager
Janice Hill, Executive Assistant

The meeting can be viewed on the Alberni-Clayoquot Regional District website at:

<https://www.acrd.bc.ca/events/10-5-2023/>

1. CALL TO ORDER

The Chairperson called the meeting to order at 1:30 pm.

The Chairperson recognized this meeting is being held throughout the Nuuchahnulth territories.

The Chairperson reported this meeting is being recorded and livestreamed to YouTube on the Regional District website.

Introductions - Board Members and Staff present in the Boardroom.

2. APPROVAL OF AGENDA

MOVED: Director Cote
SECONDED: Director Sparrow

THAT the agenda be approved as circulated with the addition of the following late items:

- a. *Agenda Section 8 (e) Request for Decision – Sproat Lake Active Transportation Network Plan Award*
- b. *Agenda Section 12 (a) Late Business – Investigating options for holding Regional District hybrid meetings in different locations in the region.*

CARRIED

3. DECLARATIONS

4. ADOPTION OF MINUTES

a. **Board of Directors Meeting – April 26, 2023**

MOVED: Director Cote
SECONDED: Director Haggard

THAT the minutes of the Board of Directors meeting held on April 26, 2023 be adopted.

CARRIED

MOVED: Director Cote
SECONDED: Director Siga

THAT the ACRD Board of Directors instruct staff to contact the Ministry Environment requesting they conduct an assessment of Winer Bay Estuary and report back to the Board of Directors.

CARRIED

5. PETITIONS, DELEGATIONS & PRESENTATIONS

a. **Representatives, Calian Ltd., presentation of the newly developed Hazard, Risk and Vulnerability Assessment (HRVA).**

The delegation presented the Alberni-Clayoquot Regional District: Hazard, Risk, and Vulnerability Assessment for Electoral Area “A” (Bamfield), “C” (Long Beach) and the Alberni Valley.

- b. Inspector Eric Rochette, Officer In Charge, Port Alberni Detachment, RCMP regarding the Port Alberni RCMP Report for the first quarter of 2023 (January to March).**

The Inspector presented the Port Alberni RCMP Detachment first quarter policing report.

- c. Mr. Clay Steell, Bamfield Community member, supporting an EV charger station being built on an Alberni-Clayoquot Regional District (ACRD) property in Bamfield and request that federal and provincial granting opportunities be pursued on behalf of the Bamfield community with the ACRD being the primary applicant.**

The delegation spoke in support of an EV charger station being built on Regional District property in Bamfield and requested the Board pursue federal and provincial grants. He also discussed possible revenue generating options.

MOVED: Director Beckett

SECONDED: Director Cote

THAT the ACRD Board of Directors instruct staff to investigate grants available to install EV charging stations throughout the Region and report back to the Board by the second meeting in June 2023.

CARRIED

6. CORRESPONDENCE FOR ACTION

7. CORRESPONDENCE FOR INFORMATION

a. ISLAND COASTAL ECONOMIC TRUST

- Cortes island Outdoor Pavilion Will Invigorate Village Commons
- Local Non-Profit and Company Partner on Nature-Based Tourism in Cowichan Lake

b. UNION OF BRITISH COLUMBIA MUNICIPALITIES

2023 Association of Vancouver Island Communities Resolution(s)

MOVED: Director Sparrow

SECONDED: Director Stere

THAT the Board of Directors receive items a-b for information.

CARRIED

8. REQUEST FOR DECISIONS & BYLAWS

a. Request for Decision regarding ACRD Procedure Bylaw Amendment – Recording of Votes.

MOVED: Director Boyko
SECONDED: Director Roth

THAT the Board of Directors instruct staff to commence the process, including the public notice requirement, to amend Bylaw A1075, Regional District of Alberni-Clayoquot Procedure Bylaw respecting the recording of Directors votes in the official minutes of the Board and its' Committees for consideration of adoption by the Board of Directors.

CARRIED

b. Request for Decision regarding Building Bylaw PS1013 – BC Building Code Requirements for BC Energy Step Code Compliance.

MOVED: Director Haggard
SECONDED: Director Sparrow

THAT Bylaw PS1013, The Building Bylaw, 2023 be read a first time.

CARRIED

MOVED: Director Haggard
SECONDED: Director Sparrow

THAT Bylaw PS1013, The Building Bylaw, 2023 be read a second time.

CARRIED

MOVED: Director Haggard
SECONDED: Director Sparrow

THAT Bylaw PS1013, The Building Bylaw, 2023 be read a third time.

CARRIED

MOVED: Director Haggard
SECONDED: Director Cote

THAT Bylaw PS1013, The Building Bylaw, 2023 be adopted.

CARRIED

c. Request for Decision regarding A Bylaw to Expand the Boundaries of the Beaver Creek Fire Protection Service Area.

MOVED: Director Boyko
SECONDED: Director Roth

THAT the Alberni-Clayoquot Regional District Board of Directors give first reading to Bylaw E1052-6, Beaver Creek Fire Protection Service Area Amendment, 2023.

CARRIED

*MOVED: Director Boyko
SECONDED: Director Roth*

THAT the Alberni-Clayoquot Regional District Board of Directors give second reading to Bylaw E1052-6, Beaver Creek Fire Protection Service Area Amendment, 2023.

CARRIED

*MOVED: Director Boyko
SECONDED: Director Roth*

THAT the Alberni-Clayoquot Regional District Board of Directors give third reading to Bylaw E1052-6, Beaver Creek Fire Protection Service Area Amendment, 2023.

CARRIED

d. Request for Decision regarding Hazard and Risk Vulnerability Assessment (HRVA) Report.

*MOVED: Director Haggard
SECONDED: Director Siga*

THAT the Alberni-Clayoquot Regional District Board of Directors adopt the Alberni-Clayoquot Regional District Hazard and Risk Vulnerability Assessment (HRVA) Report.

CARRIED

e. Late Item – Request for Decision regarding Sproat Lake Active Transportation Network Plan Award

*MOVED: Director Cote
SECONDED: Director Haggard*

THAT the ACRD Board of Directors award the Sproat Lake Active Transportation Network Plan contract to WATT Consulting Group Ltd. in the amount of \$44,690.00 (excluding GST) and authorize the CAO to negotiate and execute the Sproat Lake Active Transportation Network Plan contract on behalf of the Regional District.

CARRIED

9. PLANNING MATTERS

9.1 ELECTORAL AREA DIRECTORS ONLY

a. BEAVER CREEK WATER SYSTEM DEVELOPMENT COST CHARGE BYLAW AMENDMENT

Request for Decision and Bylaw F1133-1

MOVED: Director Roth

SECONDED: Director Sparrow

THAT the Alberni-Clayoquot Regional District Board of Directors give first reading to the Beaver Creek Water System Development Cost Charges Amendment Bylaw F1133-1, 2023.

CARRIED

MOVED: Director Roth

SECONDED: Director Sparrow

THAT the Alberni-Clayoquot Regional District Board of Directors give second reading to the Beaver Creek Water System Development Cost Charges Amendment Bylaw F1133-1, 2023.

CARRIED

MOVED: Director Roth

SECONDED: Director Sparrow

THAT the Alberni-Clayoquot Regional District Board of Directors give third reading to the Beaver Creek Water System Development Cost Charges Amendment Bylaw F1133-1, 2023.

CARRIED

b. RA21017, 1208840 BC LTD., 294 SOUTH BAMFIELD ROAD (BAMFIELD)

Rezoning Application – Memorandum and Bylaws P1459 and P1460

MOVED: Director Beckett

SECONDED: Director Cote

THAT Bylaw P1459, Bamfield Official Community Plan Amendment Bylaw be adopted.

CARRIED

MOVED: Director Beckett

SECONDED: Director Cote

THAT Bylaw P1460, Regional District of Alberni-Clayoquot Zoning Atlas Amendment Bylaw be adopted.

CARRIED

c. DVD22009, WALLEY, 10192 BISHOP DRIVE (SPROAT LAKE)

Development Variance Permit Application – Memorandum and Permit

MOVED: Director Cote
SECONDED: Director Sparrow

THAT the Board of Directors issue development variance permit DVD22009.

CARRIED

- d. RD21009, SPROAT LAKE LANDING INC., 10720 LAKESHORE ROAD (SPROAT LAKE)**
Rezoning Application – Memorandum

MOVED: Director Cote
SECONDED: Director Sparrow

THAT the Board of Directors receive the staff memorandum.

CARRIED

- e. CHERRY CREEK OFFICIAL COMMUNITY PLAN AMENDMENT BYLAW (CHERRY CREEK)**
Public Hearing Report, Public Hearing Minutes and Bylaw P1446

MOVED: Director Sparrow
SECONDED: Director Siga

THAT the Board of Directors receive the public hearing report.

CARRIED

MOVED: Director Sparrow
SECONDED: Director Cote

THAT the Board of Directors receive the public hearing minutes.

CARRIED

MOVED: Director Sparrow
SECONDED: Director Roth

THAT a second public hearing for Bylaw P1446 be held following further dialogue opportunities, such as an in-person open house held in Cherry Creek, to gather additional community input, and that the second public hearing be delegated to the Director for Electoral Area 'F', the Alternate Director or the Chairperson of the Regional District.

CARRIED

9.2 ELECTORAL AREA DIRECTORS AND TOFINO

a. ZONING BYLAW REVIEW PROJECT UPDATE – NEXT STEPS

Request for Decision

MOVED: Director Roth

SECONDED: Director Sparrow

THAT the Board of Directors direct staff to organize in-person open houses to be held in each Electoral Area to engage with community members on the draft updated Zoning Bylaws prior to the Board considering the bylaw for first reading

CARRIED

MOVED: Director Roth

SECONDED: Director Siga

THAT the Board of Directors direct staff to prepare zoning amendments to the current Zoning Bylaw No. 15 to incorporate existing Land Use Contracts into site-specific zones.

CARRIED

MOVED: Director Roth

SECONDED: Director Sparrow

THAT the Board of Directors direct staff to prepare zoning amendments to the current Zoning Bylaw No. 15 that would allow Accessory Dwelling Units in all OCP areas with a 90 square metre maximum floor area on lots 0.4 hectare or greater.

CARRIED

MOVED: Director Roth

SECONDED: Director Boyko

THAT the ACRD Board of Directors direct staff to prepare a report for consideration by the Board by the second meeting in July 2023 on what it would look like if each electoral area had individual zoning bylaws.

CARRIED

9.3 ALL DIRECTORS

a. AB23001, OOSTEROM, 8691 BLAND ROAD (BEAUFORT)

Agricultural Land Commission Application – Report

MOVED: Director Boyko

SECONDED: Director Roth

THAT the Board of Directors forward and support the application for subdivision to the Agricultural Land Commission, noting that the subdivision complies with the Beaufort Official Community Plan and the ACRD Zoning Bylaw.

CARRIED

b. AE22004, FREEMAN, LOT 22 - FERGUSON ROAD (BEAVER CREEK)
Agricultural Land Commission Application – Report

MOVED: Director Roth

SECONDED: Director Cote

THAT the Board of Directors forward the application for soil deposit to the Agricultural Land Commission, noting that the application complies with the Beaver Creek Official Community Plan and the ACRD Zoning Bylaw and recommending a soil management plan that includes soil testing and invasive species management.

CARRIED

c. REQUEST FOR DECISION
SUPPORT FOR ADDITION OF LAND TO TSESHAHT RESERVE

MOVED: Director Haggard

SECONDED: Director Roth

THAT the Board of Directors support and endorse Tseshah First Nation's application for Addition to Reserve Lands by forwarding a letter of support to Crown-Indigenous Relations and Northern Affairs Canada (CIRNAC).

CARRIED

d. REQUEST FOR DECISION
LIVESTOCK TRACEABILITY REQUIREMENTS AT AGRICULTURAL EXHIBITIONS

MOVED: Director Roth

SECONDED: Director Sparrow

THAT the Board of Directors support the Agricultural Development Committee's recommendation to sign the form letter supplied by the Canadian Association of Fairs and Exhibitions in response to the proposed amendments in the Canada Gazette re: Part XV of the Health of Animals Regulations.

CARRIED

Director Minions left the meeting at 3:15 pm.

10. REPORTS

10.1 STAFF REPORTS

10.2 COMMITTEE REPORTS

10.3 OTHER REPORTS

11. UNFINISHED BUSINESS

12. LATE BUSINESS

a. Late Business – Holding Hybrid Regional District Meetings in the Region

MOVED: Director Sparrow

SECONDED: Director Roth

THAT the Board of Directors instruct staff to investigate options for holding hybrid Regional District meetings in different locations in the region, including the ability to livestream and report back to the Board.

CARRIED

13. QUESTION PERIOD

Questions/Comments from the public. The Corporate Officer advised there were no questions or comments respecting an agenda topic from public:

- Participating in the Zoom webinar
- Submissions received by email at responses@acrd.bc.ca.
- Participating in person:

Heather MacDonald, 9458 Lakeshore Drive spoke to her business on Alberni Highway, the Holly's Golf Course and concerns with the property being rezoned to parks and recreation without her knowledge. She also expressed concerns with lack of communication with the Board, staff and public.

14. RECESS

MOVED: Director Cote

SECONDED: Director Sparrow

THAT the Regular Board of Directors meeting be recessed in order to conduct the Regional Hospital District meeting.

CARRIED

The meeting was recessed at 3:43 pm.

15. RECONVENE

The meeting was reconvened at 3:55 pm.

16. IN-CAMERA

MOVED: Director Jack
SECONDED: Director Haggard

THAT the meeting be closed to the public as per the Community Charter, sections:
i. 90 (2) (b) The consideration of information received and held in confidence relating to negotiations between the regional district and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party.

CARRIED

The meeting was closed to the public at 3:56 pm.

The meeting was re-opened to the public at 3:59 pm.

17. REPORT OUT – RECOMMENDATIONS FROM IN-CAMERA

18. ADJOURN

MOVED: Director Stere
SECONDED: Director Boyko

THAT this meeting be adjourned at 3:59 pm.

CARRIED

Certified Correct:

John Jack

John Jack,
Chairperson

Wendy Thomson

Wendy Thomson,
General Manager of Administrative Services