



**ALBERNI-CLAYOQUOT REGIONAL DISTRICT**  
**BOARD OF DIRECTORS**  
**MINUTES**

**WEDNESDAY, MARCH 26, 2008**

**REGIONAL DISTRICT BOARD ROOM**

Present: Chairperson: Hira Chopra, Directors: Penny Cote, Patty Edwards, John Fraser, Ken McRae, Stefan Ochman, Glenn Wong, Tony Bennett (via teleconference), Alternate Directors: Dario Corlazzoli, Wayne Crowley.

Staff: Robert A. Harper, Administrator.

Other: Michael Woodward, Woodward Walker Barristers & Solicitors.

1. The meeting was called to order at 5:03 p.m.
2. Moved by P. Edwards, seconded by J. Fraser, "That the meeting be closed to the public to discuss matters relating to labour or other employee relations."  
  
"Carried"
3. The meeting was closed to the public at 5:04 p.m.
4. The meeting was re-opened to the public at 6:00 p.m.
5. Wendy Thomson, Deputy Corporate Secretary, Mike Irg, Manager of Planning and Development, Tom Gowan, Finance Manager, Drew Hadfield, Manager of Environmental Services entered the meeting at 6:00 p.m.

**PETITIONS, DELEGATIONS & PRESENTATIONS**

6. Moved by P. Edwards, seconded by P. Cote, "That Mr. Greg Mollon, Mollon Tyler-Mollon be invited to address the Regional District Board."

"Carried"

7. Mr. Mollon reviewed the Alberni-Clayoquot Regional District and Regional Hospital District audited financial statements as of December 31, 2007 and answered questions from Directors.
8. Moved by G. Wong, seconded by K. McRae, "That the Alberni-Clayoquot Regional District and Regional Hospital audited financial statements as of December 31, 2007 be received."

"Carried"



9. Moved by D. Corlazzoli, seconded by P. Cote, "That Ms. Tamara Cocco, Manager and Ms. Loretta Parkinson, RCMP Victim Witness Program be invited to address the Board of Directors."

"Carried"

10. Ms. Cocco introduced Loretta Parkinson, Chair of the Board and David Robertson, Treasurer and Volunteer. Ms. Cocco provided Directors with an update on the RCMP Victim Witness Program. The program has 7 volunteers who provide services to any victims of crime in the Alberni Valley, West Coast and Bamfield. Last year volunteers logged in 486 working hours and 1,888 hours on call. Ms. Cocco said volunteers are asked to do so much and provided an example of their services. She spoke to their grant-in-aid application and asked Directors to re-consider reducing their grant by \$2,000.00. Ms. Cocco said the missing money will affect volunteer mileage, training and recognition. She stressed the importance of volunteer training and recognizing volunteers for their hard work, long hours and dedication to the program. She asked Directors to re-consider the full grant-in-aid amount of \$17,000.00. The delegation answered questions from Directors.
11. The Chairperson thanked the delegation for their presentation and thanked the volunteers for their hard work on behalf of the community.

#### **ADOPTION OF MINUTES**

12. Moved by J. Fraser, seconded by P. Cote, "That the minutes from the regular Board of Directors meeting held on February 27, 2008 be adopted as circulated."

"Carried"

13. Moved by P. Edwards, seconded by S. Ochman, "That the To-Do List as of March 12, 2008 be received for information."

"Carried"

#### **COMMUNICATIONS/CORRESPONDENCE FOR INFORMATION**

14. Moved by K. McRae, seconded by P. Cote, "That the following correspondence be received for information: Municipal Finance Authority of BC re: MFA Program Dividends, Federation of Canadian Municipalities re: Climate Change re: 2008 Sustainable Communities Mission: BC, Union of British Columbia Municipalities re: Healthy Food & Beverage Sales in Recreation Facilities and Local Government Buildings - Phase I, re: Upcoming Grant Deadlines and New Programs, Transforming Communities through Tourism re: Professional



Development Opportunity, Wood Tech 21 re: Request for School District 70 to use wood in the New Senior Secondary School, City of Vancouver re: Funding or Municipal Police Forces' Beat Officers, Tom Wolanski re: Entrance to Port Alberni, Town of Comox re: Tsolum River Partnership Letter of Support, TimberWest re: Water Quality, Public Works Association of BC re: National Public Works Week - May 18 - 24, 2008 and Island Timberlands re: Watershed."

"Carried"

### **REPORTS**

15. Moved by P. Edwards, seconded by G. Wong, "That the Building Report for the month of March 2008 be received for information."

"Carried"

16. Moved by K. McRae, seconded by S. Ochman, "That the Coastal Communities Network Report dated February 15, 2008 be received."

"Carried"

17. Director McRae reported on his attendance at an Industry Hake Advisory Committee meeting earlier today in Vancouver. The Committee reviewed the results of the Canada/US Star Panel Process. Director McRae said the Committee is going after the government to ratify the hake treaty. The next meeting of the Industry Hake Advisory Committee is April 16<sup>th</sup>. Moved by K. McRae, seconded by S. Ochman, "That the Board of Directors forward a letter to the Prime Minister, Minister of Fisheries and Oceans and MP urging the government sign the Hake Treaty between the US and Canada as soon as possible."

"Carried"

18. Director McRae provided an update on the West Island Woodlands Advisory Group. He said it was Island Timberland's turn at the last meeting. They are trying to get BC Timber to be part of their certification group. Director Cote reported on the recent green tree cut tour by Island Timberlands. She said the green tree cut is a positive move by the forestry company. Moved by J. Fraser, seconded by P. Cote, "That these verbal reports be received."

"Carried"



19. Director McRae provided an update on the Island Coastal Economic Trust. He said that six or seven proposals have gone through to the second stage and he has been assisting Director Ochman with a couple of ICET applications for the Bamfield area.  
Moved by S. Ochman, seconded by P. Cote, "That this verbal report be received."

"Carried"

20. Director Edwards reported on the Air Quality Council. On March 14<sup>th</sup> she and Bernadette Wyton met with the consultant hired by VIHA and provided an overview of their Committee's work to date. The Council is waiting to hear back from the VIHA on what programs they will participate in.  
Moved by P. Edwards, seconded by P. Cote, "That this verbal report be received."

"Carried"

### **STAFF REPORTS**

21. Moved by J. Fraser, seconded by P. Edwards, "That the Administrator's Report dated March 25, 2008 be received for information."

"Carried"

22. Moved by P. Edwards, seconded by J. Fraser, "That the Planning Department Report dated March 25, 2008 be received for information."

"Carried"

23. Moved by P. Edwards, seconded by D. Corlazzoli, "That the Financial Manager's Report dated March 18, 2008 be received for information."

"Carried"

24. Moved by P. Edwards, seconded by G. Wong, "That the Manager of Environmental Services Report dated March 17, 2008 be received for information."

"Carried"



### **OTHER REPORTS**

25. Director Wong reported on a meeting with Mike Conroy, Executive Vice-President and Chief Operating Officer, Vancouver Island Health Authority on March 17<sup>th</sup> in Port Alberni. Representatives from the Alberni-Clayoquot Continuing Care Society were also in attendance. Various health care issues in the region were discussed. Director Wong asked Mr. Conroy about the closure of the micro-biology lab at West Coast General Hospital on the weekend. Mr. Conroy said he wasn't aware of the closure and will investigate further. Director Wong said Mr. Conroy confirmed the CT scanner is on order and hopefully in place at WCGH by the end of 2008.  
Moved by K. McRae, seconded by P. Cote, "That this verbal report be received."

"Carried"

### **ADMINISTRATION**

26. Administrative Memo regarding Agricultural Advisory Committee Appointments. Moved by G. Wong, seconded by S. Ochman, "That the Board of Directors appoint Mr. Evan McLellan to the Agricultural Advisory Committee."  
"Carried"
27. Administrative Memo regarding Earth Hour - Turn it off on March 29<sup>th</sup> Challenge. Moved by S. Ochman, seconded by K. McRae, "That this correspondence be received."  
"Carried"
28. Director Bennett excused himself from the meeting at 7:00 p.m. due to a possible conflict of interest.
29. Administrative Memo regarding Extension of Existing Contract - West Coast Landfill.  
Moved by J. Fraser, seconded by P. Cote, "That this correspondence be received."  
"Carried"
30. Moved by J. Fraser, seconded by D. Corlazzoli, "That the Board of Directors extend the current contract with Ucluelet Disposal Ltd. for three (3) additional years (January 1, 2008 until December 31, 2010) for the sum of \$31,860 per month (\$382,320 for the first year). This amount will be increased for the second



and third years based on the price increase of the CPI for BC on December 31, 2008 for 2009 and December 31, 2009 for 2010.”

“Carried”

31. Director Bennett re-entered the meeting at 7:05 p.m.
32. Administrative Memo regarding Request to Waive Tipping Fees - Tseshaht First Nations Ongoing Community Clean-up.  
Moved by P. Cote, seconded by K. McRae, “That this correspondence be referred to staff to investigate and come back with recommendations.”

“Carried”

33. Administrative Memo regarding Supporting Treaty Implementation Pilot Project.  
Moved by T. Bennett, seconded by P. Edwards, “That the Regional District apply to the Union of British Columbia Municipalities for funding for a pilot program to develop agreements with Maa-Nulth First Nations to harmonize land use, to develop referral processes for planning and zoning decisions and related dispute resolution processes, AND THAT the Regional District provide a matching contribution of up to \$10,000 in cash or in-kind services.”

“Carried”

### **FINANCES**

34. Moved by G. Wong, seconded by K. McRae, “That the Financial Statements dated January 1 to February 29, 2008 be received.”

“Carried”

35. Administrative Memo regarding 2008 - 2012 Financial Plan.  
Moved by J. Fraser, seconded by S. Ochman, “That this correspondence be received.”

“Carried”

36. Moved by G. Wong, seconded by K. McRae, “That Bylaw F1078, 2008 - 2012 Financial Plan be read a third time.”

37. Moved by S. Ochman, seconded by P. Cote, “That Bylaw F1078, 2008 - 2012 Financial Plan, page 27, Waste Management - West Coast, be amended to read as follows:



Line	2008	2009	2010	2011	2012
Line 4 - Billing Garbage Pickup	\$100,561	\$132,534	\$132,534	\$132,534	\$132,534
Line 5 - Billing Recycling Pickup	\$55,690	\$71,585	\$71,585	\$71,585	\$71,585
Line 10 - Residential Recycling	\$89,540	\$91,385	\$91,385	\$91,385	\$91,385
Line 13 - Residual Waste Management	\$650,311	\$649,784	\$675,034	\$689,784	\$693,284

“Carried”

38. Moved by S. Ochman, seconded by P. Cote, “That Bylaw F1078, 2008 - 2012 Financial Plan be amended to read as follows: ‘This Bylaw may be cited as the 2008 to 2012 Financial Plan Bylaw No. F1078’.”

“Carried”

39. Moved by P. Edwards, seconded by P. Cote, “That Bylaw F0178, 2008 - 2012 Financial Plan, page 14, Building Inspection Service, be amended to include a permanent part-time 3 day per week building inspector position by increasing line 8, Labour and Related Costs by \$39,314.00 for 2008.”

“Carried”

40. Moved by P. Cote, seconded by K. McRae, “That Bylaw F1078, 2008 - 2012 Financial Plan, page 9, Sproat Lake Volunteer Fire Department, line 8 be amended to read: Capital Contributions \$118,000 for 2008, \$150,000 for 2009 and \$60,000 per year for 2010 to 2012.”

“Carried”

41. Moved by S. Ochman, seconded by D. Corlazzoli, “That Bylaw F1078, 2008 - 2012 Financial Plan, page 52, Grants-in-Aid (Bamfield), line 5, unallocated be increased to \$16,000.00.”

“Carried”



42. Moved by P. Cote, seconded by P. Edwards, "That Bylaw F1078, 2008 - 2012 Financial Plan, page 50, Grants-in-Aid (Region Wide) be amended by increasing line 6, Grant-in-aid Victim Witness Program to \$17,000.00."  
  
"Defeated"
43. Moved by T. Bennett, seconded by P. Cote, "That Bylaw F1078, 2008 - 2012 Financial Plan, page 58, Grants-in-Aid (West Coast) be amended to include a grant-in-aid to Ucluelet Elementary School in the amount of \$500.00."  
  
"Carried"
44. Moved by S. Ochman, seconded by P. Cote, "That Bylaw F1078, 2008 - 2012 Financial Plan, page 50, Grants-in-Aid Region Wide, Line 7, be amended to include a \$10,000.00 grant-in-aid to the Pacific Rim Tourism Association and page 61, Grants-in-Aid (all but Bamfield) be amended by deleting the grant-in-aid to the Pacific Rim Tourism Association."  
  
"Carried"
45. The main motion, as amended, was;  
  
"Carried"
46. Moved by J. Fraser, seconded by K. McRae, "That Bylaw F1078, 2008 - 2012 Financial Plan be adopted."  
  
"Carried"
47. Administrative Memo regarding Staffing.  
Moved by S. Ochman, seconded by P. Edwards, "That the Board of Directors authorize the Administrator to increase the number of permanent employees by two employees: accounting clerk and recycling coordinator."
48. Moved by T. Bennett, seconded by S. Ochman, "That the motion be amended to include a third position, permanent part-time building inspector."  
  
"Carried"
49. The main motion, as amended, was  
  
"Carried"



50. Administrative Memo regarding Bamfield Water Lines - West Bamfield Servicing. Moved by S. Ochman, seconded by P. Cote, "That the Board of Directors award the tender for the extension of the water line to Brady's Beach and to replace a portion of the line on Kings Road (Crossing) to Dennis Francoeur Backhoeing for \$171,460 plus GST based on the estimated quantities."

"Carried"

### **PLANNING MATTERS**

51. DPA08004 - Otterson, Development Permit Application, Lot 2, Plan 8340, Section 19, Tp. 1, Barclay District, Electoral Area "A" (Bamfield). Moved by S. Ochman, seconded by T. Bennett, "That this correspondence be received and the Board of Directors concur with the recommendation of Planning Staff and authorize the Administrator to issue Development Permit Application DPA008004."

"Carried"

52. RD07009 - (42385 BC Ltd. Saunders), 9752 Lakeshore Road, Rezoning Application, Electoral Area "D" (Sproat Lake). Moved by P. Cote, seconded by S. Ochman, "That Bylaw P1196, Regional District of Alberni-Clayoquot Zoning Amendment be adopted."

"Carried"

53. DVD08001 - 423845 BC Ltd. - Saunders, Development Variance Application, Electoral Area "D" (Sproat Lake). Moved by P. Cote, seconded by P. Edwards, "That this correspondence be received and the Board of Directors concur with the recommendation of Planning Staff and approve Development Variance Application DVD08001."

"Carried"

54. DVD07006 - Ness - 10111 Klitsa Drive, Development Variance Application, Electoral Area "D" (Sproat Lake). Moved by P. Cote, seconded by T. Bennett, "That this correspondence be received and the Board of Directors concur with the recommendation of Planning Staff and approve Development Variance Application DVD07006."

"Carried"

55. RD07016 - 655570 BC Ltd. & Casavant - 10412 Lakeshore Road and 10400 Aldan Road, Rezoning Application, Electoral Area "D" (Sproat Lake).



Moved by P. Cote, seconded by S. Ochman, "That the public hearing report for Bylaws P1203 and P1204 be received."

"Carried"

56. Moved by P. Cote, seconded by G. Wong, "That the public hearing minutes for Bylaws P1203 and P1204 be received."

"Carried"

57. Moved by P. Cote, seconded by T. Bennett, "That Bylaw P1203, Sproat Lake Official Community Plan Amendment be read a second time."

"Carried"

58. Moved by P. Cote, seconded by G. Wong, "That Bylaw P1203, Sproat Lake Official Community Plan Amendment be read a third time."

"Carried"

59. Moved by P. Cote, seconded by T. Bennett, "That Bylaw P1204, Regional District of Alberni-Clayoquot Zoning Amendment be read a second time."

"Carried"

60. Moved by P. Cote, seconded by P. Edwards, "That Bylaw P1204, Regional District of Alberni-Clayoquot Zoning Amendment be read a third time."

"Carried"

61. Administrative Memo regarding DVE07009 - Dhillon - 5510 Highland Drive, Development Variance Application, Electoral Area "E" (Beaver Creek). Moved by P. Edwards, seconded by G. Wong, "That this correspondence be received."

"Carried"

62. Moved by P. Edwards, seconded by P. Cote, "That the Board of Directors concur with the recommendation of Planning Staff and approve Development Variance Application DVE07009."

"Carried"

63. RF07017 - Elsdon - 6253 Cherry Creek Road, Rezoning Application, Electoral Area "F" (Cherry Creek). Moved by G. Wong, seconded by P. Cote, "That this correspondence be received and the Board of Directors at this time, dispose to deny this application"



and prior to doing so the Board wishes to offer the applicants the opportunity to present their own case as to why this matter should not be denied.”

“Carried”

64. RF07022 - Alberni Boat Centre (429296 BC Ltd.), 2945 Alberni Highway, Application for Rezoning, Lot 18, District Lot 18, Alberni District, Plan 906, Except part in Plan 2051 RW, Electoral Area “F” (Cherry Creek).  
Moved by G. Wong, seconded by P. Cote, “That this report be received.”

“Carried”

65. Moved by G. Wong, seconded by P. Cote, “That the Board of Directors concur with the recommendation of Planning Staff and proceed with first reading of Bylaw P1211 subject to:
- I) meeting all technical referral agency requirements;
  - ii) post development drainage flows from this property are not to exceed pre-development flows;
  - iii) commercial development on this property will require a Development Permit in accordance to the Development guidelines as outlined in the Cherry Creek Official Community Plan, and,

the public hearing for Bylaw P1211 be delegated to the Director for Electoral Area “F”, his Alternate Director or the Chairperson of the Board as a delegate of the Regional District Board.”

“Carried”

66. Moved by G. Wong, seconded by P. Cote, “That Bylaw P1121, Regional District of Alberni-Clayoquot Zoning Amendment be read a first time.”

“Carried”

67. RF08001 - Reite, 6620 Elstow Road, Application for Rezoning, Lot A, District Lot 111, A/D, Plan 9149 and Lot 3, District Lot 111, Alberni District, plan 1731, Except plan 9149, Electoral Area “F” (Cherry Creek).  
Moved by G. Wong, seconded by P. Cote, “That this report be received and the Board of Directors concur with the recommendation of Planning Staff and proceed with first reading of Bylaws P1212 and P1213 subject to meeting technical referral agency requirements and that the public hearing for Bylaws P1212 and P1213 be delegated to the Director for Electoral Area “F”, his alternate director or the Chairperson of the Regional District Board.”

“Carried”



68. Moved by G. Wong, seconded by P. Edwards, "That Bylaw P1212, Cherry Creek Official Community Plan Amendment be read a first time."

"Carried"

69. Moved by G. Wong, seconded by P. Edwards, "That Bylaw P1213, Regional District of Alberni-Clayoquot Zoning Atlas Amendment be read a first time."

"Carried"

### **CHAIRPERSON'S REPORT**

70. Moved by J. Fraser, seconded by S. Ochman, "That the Chairperson's report for March 2008 be received for information."

"Carried"

### **UNFINISHED BUSINESS**

71. Moved by J. Fraser, seconded by P. Cote, "That the Alberni-Clayoquot Regional District Short Term Action Plan be received."

"Carried"

### **MEETING SCHEDULE**

72. Moved by S. Ochman, seconded by D. Corlazzoli, "That the Regional District meeting schedule for the month of April 2008 be received."

"Carried"

73. Moved by S. Ochman, seconded by W. Crowley, "That this meeting now stand adjourned."

"Carried"

74. The meeting adjourned at 8:25 p.m.

Certified Correct:

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Hira Chopra,  
Chairperson

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Robert A. Harper,  
Administrator