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January 10, 2020

John Neill
Strathcona Regional District
301- 990 Cedar Street
Campbell River, BC V9W 7Z8

Dear Mr. Neill:

Re: Development Proposal file RZ 1B 19 – Cortes Island

I have been asked by Ian Scott to clarify the letters dated December 16, 2019 and January 9, 2020.

Our office is in support of the rezoning application and recommends approval, provided the applicant gains all the necessary approvals required for the project. This includes submitting an application for subdivision review should the property be rezoned in the future.

If the future subdivision meets the criteria as outlined in the *Subdivision Standards*, our office would recommend approval of the subdivision to the approving officer (Ministry of Transportation and Infrastructure).

The standards can be viewed on the VIHA website <https://www.viha.ca/NR/rdonlyres/67C5EDB3-9439-42B2-8E9D-E84965B62D31/0/VIHASubdivStandardsJuly172013.pdf>

The *Subdivision Standards* are in place to ensure that any new lots created are capable of being self-sustaining and to limit the cumulative impacts of onsite sewage disposal on the potential new lots and existing neighbouring lots. It is important to note that the *Subdivision Standards* are different from the Sewerage System Regulation's (SSR) *Standard Practice Manual* –as the SSR does not take into consideration self-sustainability and cumulative impacts.

Furthermore, if the project moves forward there may be other approvals necessary by this office, such as water system approval and the submission of sewerage disposal filings and letters of certification (if the sewage flow is designed to process less than 22,700 litres per day).

I trust that this is the information that you require. If you have any questions, please contact me at mia.sonnenburg@viha.ca.

Sincerely

A handwritten signature in blue ink, appearing to read "Mia".

Mia Sonnenburg, B. Tech, CPHI(C)
Environmental Health Officer

MS/dj