

## REGIONAL DISTRICT BOARD

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Minutes of the meeting of the Board of Directors of the Strathcona Regional District held on Wednesday, June 28, 2023 at the Strathcona Regional District offices located at 990 Cedar Street, Campbell River, B.C.

A quorum having been confirmed, the Chair called the meeting to order at 12:31 p.m. with the following members physically in attendance or participating electronically:

<b>Chair:</b>	M. Baker	Village of Sayward
<b>Directors:</b>	D. Chapman	City of Campbell River
	J. Colborne	Village of Zeballos
	K. Dahl	City of Campbell River
	M. Davis	Village of Tahsis
	B. Lanyon	City of Campbell River
	M. Lott	Village of Gold River
	R. Mawhinney	Discovery Islands-Mainland Inlets (Electoral Area C)
	J. Rice	Oyster Bay-Buttle Lake (Electoral Area D)
	S. Sinnott	City of Campbell River
	M. Vonesch	Cortes Island (Electoral Area B)
	G. Whalley	Kyuquot/Nootka-Sayward (Electoral Area A)

## **FIRST NATIONS TERRITORIAL ACKNOWLEDGEMENT**

The Chair acknowledged that we are located on the traditional territory of the Laichwiltach people.

## **ADOPTION OF PUBLIC AGENDA**

Colborne/Whalley: SRD 543/23

THAT the agenda for June 28, 2023 regular meeting of the Board be adopted as presented.

Director Vonesch requested that an item of new business entitled "Electoral Area B Burning Bylaw" be added to the agenda.

Director Mawhinney requested that an item of new business entitled "Island Coastal Economic Trust (ICET)" be added to the agenda.

A vote was held on the amended motion and it was...

CARRIED

## **ADOPTION OF MINUTES**

Colborne/Whalley: SRD 544/23

THAT the minutes of the regular meeting of the Regional Board held on June 14, 2023 be adopted. [\[Item\]](#)

CARRIED

## **COMMITTEE CHAIR REPORTS**

### **Committee of the Whole**

Colborne/Whalley: SRD 545/23

THAT the draft minutes of the special meeting of the Committee of the Whole held on June 7, 2023 be received. [[Item](#)]

CARRIED

### **Electoral Areas Services Committee**

Whalley/Mawhinney: SRD 546/23

THAT the draft minutes of the regular meeting of the Electoral Areas Services Committee held on June 14, 2023 be received. [[Item](#)]

CARRIED

### **Strathcona Gardens Commission**

Mawhinney/Vonesch: SRD 547/23

THAT the draft minutes of the regular meeting of the Strathcona Gardens Commission held on June 14, 2023 be received. [[Item](#)]

CARRIED

## **EXTRATERRITORIAL REPORTS**

### **Black Creek-Oyster Bay Water System Referral**

Whalley/Rice: SRD 548/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Lott/Rice: SRD 549/23

THAT the Comox Valley Regional District be advised that the Strathcona Regional District wishes to provide input to the comprehensive rate review for the Black Creek-Oyster Bay water system should that process be authorized to proceed.

CARRIED

## **STAFF REPORTS**

### **Development Variance Permit Application (DV 3D 23-Fietz)**

Rice/Mawhinney: SRD 550/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Rice/Colborne: SRD 551/23

THAT development variance permit DV 3D 23 (Fietz), as presented in the staff report dated June 14, 2023 be approved, and

THAT the corporate office be authorized to issue the permit.

CARRIED

### **Dog Control Service for Cortes Island**

Vonesch/Rice: SRD 552/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Vonesch/Rice: SRD 553/23

THAT a further report be prepared to look at the cost, schedule and operational alternatives for providing a dog control service for Cortes Island.

CARRIED

**Financial Plan Amendment - Cortes Island Curbside Recycling**

Vonesch/Colborne: SRD 554/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Vonesch/Colborne: SRD 555/23

THAT the 2023-2027 Financial Plan be amended to transfer \$6,000 from the Cortes Island Waste Collection Operating Reserve to be used for the Cortes Island curbside collection service.

CARRIED

**Requisition Limit - Electoral Area C Streetlighting Service**

Whalley/Mawhinney: SRD 556/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Chapman/Mawhinney: SRD 557/23

THAT an amendment bylaw be prepared for further consideration that would increase the annual requisition limit for the Electoral Area C streetlighting service by up to 25%.

CARRIED

**Granite Bay Wharf Upgrade - Proposed Budget Amendment**

Whalley/Mawhinney: SRD 558/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Lott/Mawhinney: SRD 559/23

THAT the 2023-2027 Financial Plan be amended to allocate an additional \$70,000 from the Electoral Area C Gas Tax (Community Works Fund) Reserve to be utilized for the Granite Bay Wharf Refurbishment project in 2023.

CARRIED

**Quathiaski Cove Sewer System - User Rates**

Mawhinney/Whalley: SRD 560/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Mawhinney/Colborne: SRD 561/23

THAT a bylaw be prepared to amend the rates for the Quathiaski Cove sewer system to generate the revenue requirements identified in the 2023-2027 Financial Plan.

CARRIED

**Sayward Fire Protection - Contract Extension**

Whalley/Rice: SRD 562/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Whalley/Davis: SRD 563/23

THAT a further extension of the fire protection contract with the Village of Sayward be authorized until September 30, 2023 to allow the details of the subregional service model to be finalized.

CARRIED

### **Sayward Valley Firehall - Potable Water Concerns**

Whalley/Mawhinney: SRD 564/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Whalley/Lott: SRD 565/23

THAT up to \$45,000 in funding be allocated from capital reserves to install a dual-purpose potable water/firefighting cistern system at the Sayward Valley Firehall.

CARRIED

### **REC-REATE Project - Arena Design Contract**

Rice/Colborne: SRD 566/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Director Kerr joined the meeting.

Rice/Chapman: SRD 567/23

THAT contract for the detailed design of the Rod Brind'Amour arena renovations be awarded to the current design team of hcma Architecture + Design, MAKE Projects and Heatherbrae Builders Co. Ltd. for a total price of \$1,277,268.

CARRIED

### **REC-REATE Project - Permit Fees**

Colborne/Lott: SRD 568/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Rice/Sinnott: SRD 569/23

THAT the Regional District request the City of Campbell River waive the building permit fees and development permit fees for the REC-REATE project at the Strathcona Gardens.

CARRIED

### **Participation in Strathcona Gardens Recreation Service**

Colborne/Rice: SRD 570/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Whalley/Vonesch: SRD 571/23

THAT the matter be referred to the Electoral Areas Services Committee for further discussion.

DEFEATED

*Directors Baker,  
Chapman, Dahl,  
Lott, Rice, and  
Sinnott opposed*

Director Jack arrived in the meeting chambers.

Rice/Sinnott: SRD 572/23

THAT a report be prepared that explores options for additional participation in the Strathcona Gardens recreation service by Electoral Areas A, B and C.

Whalley/Mawhinney: SRD 573/23

THAT the motion be amended by adding "the Village of Sayward" after 'Electoral Areas A, B, and C'.

CARRIED

A vote was held on the amended motion and it was...

CARRIED

*Directors Davis,  
Lott, Mawhinney,  
Vonesch, and  
Whalley opposed*

Mawhinney/Whalley: SRD 574/23

THAT Strathcona Gardens recreation service requests for reports which have electoral area connections be forwarded to Electoral Areas Services Committee prior to bringing said request to the Board.

CARRIED

*Director Chapman  
opposed.*

The Chair introduced Matthew Jack, the newly appointed director representing the Ka:'yu:'k't'h'/Che:k'tles7et'h' First Nations.

### **2023 UBCM Convention and Ministerial Meetings**

Colborne/Whalley: SRD 575/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

After a brief discussion, the Board decided that a request be made with the Minister of Municipal Affairs to discuss the following topics:

- i) Island Coastal Economic Trust (ICET);
- ii) Infrastructure deficits faced by small communities; and
- iii) Regional Transportation.

After a brief discussion, the Board decided that a request be made with the Premier to discuss the following topics:

- i) Reinstatement of Campbell River pathology lab;
- ii) Tax Program for empty homes; and
- iii) Regional District Legislative Reform.

### **Request for Financial Assistance - Campbell River Motocross Association**

Rice/Lanyon: SRD 576/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Rice/Mawhinney: SRD 577/23

THAT the Board approve a grant for the Campbell River Motocross Association in the amount of \$5,000 to assist with costs associated with facility and equipment repairs and upgrades to be paid from the Electoral Area D grant in aid budget.

CARRIED

**Requests for Financial Assistance- Electoral Area C**

Mawhinney/Vonesch: SRD 578/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Mawhinney/Whalley: SRD 579/23

THAT the Board approve grants in aid to be paid from the Electoral Area C grant in aid budget as follows:

- i) \$2,500 to the Quadra Island Climate Action Network (ICAN) to assist with insurance costs;
- ii) \$1,485 to the Quadra Island Conservancy & Stewardship Society to assist with insurance costs for the Morte Lake property;
- iii) \$1,000 to the Quadra Concerts Society to assist with 2023-24 Quadra Island concert series; and
- iv) \$4,000 to the Quadra Circle Community Connections Society to assist with 2023 expenses.

CARRIED

**BYLAWS**

**Bylaw No. 483 - Rezoning Application (RZ 1C 21 - Craddock)**

Mawhinney/Whalley: SRD 580/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Mawhinney/Whalley: SRD 581/23

THAT Bylaw No. 483, being a bylaw to amend the zoning regulations applicable to the Quadra Island area, be now introduced and read a first time.

Director Sinnott declared a business conflict and left the meeting chambers.

A vote was held on the motion and it was...

DEFEATED

*Directors  
Mawhinney, Rice,  
Vonesch and  
Whalley opposed*

Director Sinnott returned to the meeting chambers.

**Bylaws No. 497 & 498 - OCP Amendment and Rezoning Application - April Point Developments**

Mawhinney/Whalley: SRD 582/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Mawhinney/Vonesch: SRD 583/23

THAT Bylaw No. 497, being a bylaw to amend the Quadra Island official community plan be now introduced and read a first time.

CARRIED

Mawhinney/Vonesch: SRD 584/23

THAT Bylaw No. 497 be given second reading.

CARRIED

Mawhinney/Vonesch: SRD 585/23

THAT Bylaw No. 498, being a bylaw to amend the zoning regulations applicable to Quadra Island, be now introduced and read a first time.

CARRIED

Director Lanyon left the meeting chambers.

Mawhinney/Vonesch: SRD 586/23

THAT Bylaw No. 498 be given second reading.

CARRIED

Mawhinney/Vonesch: SRD 587/23

THAT an in-person public hearing to consider Bylaws No. 497 and 498 be scheduled for 6:30 p.m. on Wednesday, September 13, 2023 at the Quadra Island Community Centre located at 970 West Road, Quathiaski Cove, BC and

THAT the holding of the public hearing be delegated to the Electoral Area C director.

CARRIED

**Bylaws No. 503 & 504 (OCP/Rezoning) Couverdon Application to Facilitate Subdivision**

Rice/Mawhinney: SRD 588/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)

CARRIED

Director Lanyon returned to the meeting chambers.  
Director Chapman left the meeting chambers.

Rice/Vonesch: SRD 589/23

THAT Bylaw No. 503, being a bylaw to amend the Oyster Bay-Buttle Lake official community plan, be now introduced and read a first time.

CARRIED

Rice/Mawhinney: SRD 590/23

THAT Bylaw No. 503 be given second reading.

CARRIED

Vonesch/Rice: SRD 591/23

THAT Bylaw No. 504, being a bylaw to amend the zoning regulations applicable to Electoral Area D (Oyster Bay-Buttle Lake), be now introduced and read a first time.

CARRIED

Vonesch/Mawhinney: SRD 592/23

THAT Bylaw No. 504 be given second reading.

CARRIED

Rice/Vonesch: SRD 593/23

THAT an in-person public hearing to consider Bylaws No. 503 and 504 be scheduled for 7:00 p.m. on Wednesday, July 19, 2023 at the Oyster Bay Resorts Horst Henning Hall located at 4357 South Island Highway, Campbell River, BC and

THAT the holding of the public hearing be delegated to the Electoral Area D director.

Director Lott left the meeting chambers.

A vote was held on the motion and it was...

CARRIED

### **Bylaw No. 505 - Electoral Area C Advisory Planning Commission**

Mawhinney/Vonesch: SRD 594/23

THAT the report from the Chief Administrative Officer be received. [[Item](#)]

CARRIED

Mawhinney/Vonesch: SRD 595/23

THAT Bylaw No. 505, being a bylaw to establish an advisory planning commission for Electoral Area C (Discovery Islands-Mainland Inlets) of the Regional District, be now introduced and read a first time.

CARRIED

Mawhinney/Vonesch: SRD 596/23

THAT the rules be suspended and Bylaw No. 505 be given second and third readings.

CARRIED

Mawhinney/Vonesch: SRD 597/23

THAT Bylaw No. 505, being Electoral Area C Advisory Planning Commission Establishing Bylaw 2023, be reconsidered, finally passed and adopted.

CARRIED

## **CORRESPONDENCE**

### **Community and Regional Advisory Positions - ICET**

Director Chapman returned to the meeting chambers.

Director Lott returned to the meeting chambers.

Vonesch/Davis: SRD 598/23

THAT the June 13, 2023 news release from the Island Coastal Economic Trust regarding the hiring of community and regional advisory positions be received. [[Item](#)]

CARRIED

## **NEW BUSINESS**

### **Electoral Area B Burning Bylaw**

Vonesch/Davis: SRD 599/23

THAT staff prepare an open burning bylaw for Electoral Area B for the Board's consideration.

CARRIED



**Island Coastal Economic Trust (ICET)**

Mawhinney/Vonesch: SRD 600/23

THAT staff prepare a report on the regional representation for ICE-T.  
CARRIED

**ADDENDUM ITEMS**

Colborne/Davis: SRD 601/23

THAT the addendum item be considered.  
CARRIED

**Healthcare Workforce Housing - Just Like Home Lodge**

Colborne/Mawhinney: SRD 602/23

THAT the report from the Chief Administrative Officer be received. [\[Item\]](#)  
CARRIED

Vonesch/Chapman: SRD 603/23

THAT a report be prepared for further consideration to explore the possibility of incorporating healthcare workforce housing accommodation into the Just Like Home lodge project.

CARRIED

**CLOSED SESSION**

Colborne/Whalley: SRD 604/23

THAT the report from the Chief Administrative Officer be received [\[Item\]](#)  
CARRIED

Lott/Chapman: SRD 605/23

THAT the meeting be closed to the public to consider matters deemed to fall within the parameters of subsections 90(1)(c), (e), (g), (i), (n), (o), 90(2)(a) and (b) of the Community Charter.

CARRIED

**RECONVENE**

The Board reconvened in public at 2:25 p.m.

**TERMINATION**

Colborne/Whalley: SRD 613/23

THAT the June 28, 2023 regular meeting of the Regional Board be terminated.  
CARRIED

Time: 2:25 p.m.

Certified Correct:

\_\_\_\_\_  
Chair

\_\_\_\_\_  
Corporate Officer