



**NOTICE OF  
ELECTORAL AREA SERVICES COMMITTEE MEETING**

Tuesday,  
October 5, 2010  
Regional District Board Room  
175 Ingram Street, Duncan, BC

**3:00 pm**

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10. **PUBLIC/PRESS QUESTIONS**

11. **CLOSED SESSION**

Motion that the meeting be closed to the public in accordance with the Community Charter Part 4, Division 3, Section 90(1), subsections as noted in accordance with each agenda item.

**CSM1** Minutes of Closed Session EASC meeting of September 21, 2010.....44-45

12. **NEXT MEETING**

Tuesday, October 19, 2010

13. **ADJOURNMENT**

**NOTE: A copy of the full agenda package is available at the CVRD website [www.cvr.bc.ca](http://www.cvr.bc.ca)**

Director B. Harrison  
Director K. Cossey  
Director I. Morrison

Director M. Marcotte  
Director G. Giles  
Director K. Kuhn

Director L. Iannidinardo  
Director L. Duncan  
Director M. Dorey

M I

Minutes of the Electoral Area Services Committee Meeting held on Tuesday, September 21, 2010 at 3:00 pm in the Regional District Board Room, 175 Ingram Street, Duncan, BC.

**PRESENT**

Director B. Harrison, Chair  
Director M. Marcotte, Vice-Chair  
Director K. Kuhn  
Director M. Dorey  
Director G. Giles  
Director L. Iannidinardo  
Director L. Duncan  
Director I. Morrison  
Director K. Cossey

**CVRD STAFF**

Tom R. Anderson, General Manager  
Mike Tippet, Manager  
Brian Farquhar, Manager  
Alison Garnett, Planner  
Catherine Tompkins, Senior Planner  
Nino Morano, Bylaw Enforcement Official  
Brian Duncan, Chief Building Inspector  
Cathy Allen, Recording Secretary

**APPROVAL OF  
AGENDA**

The Chair noted changes to the agenda which included adding one listed item of New Business, and three additional items of new business.

It was Moved and Seconded  
That the agenda, as amended, be approved.

MOTION CARRIED

**M1 - MINUTES**

It was Moved and Seconded  
That the minutes of the September 7, 2010 EASC meeting, be amended by deleting all reference to the Public/Press Questions section, and that the minutes, as amended, be adopted.

MOTION CARRIED

**BUSINESS ARISING**

There was no business arising.

## **DELEGATIONS**

### **D1 - Jarvis**

Nino Morano, Bylaw Enforcement Officer, reviewed Staff Report dated September 1, 2010, regarding Notice on Title (File No. 7-A-10BE – Jarvis, 1695 Sandy Beach Road).

Brian Duncan, Chief Building Inspector, presented further information respecting noncompliance of required bank stabilization work.

Tom Jarvis, property owner, was not present.

The Committee directed questions to staff.

It was Moved and Seconded

1. That a Notice against Land Title be filed for the property owned by Tom & Corrine Jarvis located at 1695 Sandy Beach Road legally described as Lot 3, District Lot 79, Malahat District, Plan 13099, PID 004-716-655 (File No. 7-A-10BE).
2. That staff be directed to obtain an updated engineer's report respecting the stability of the bank, and if necessary seek legal counsel regarding risk associated with the unstable bank.

**MOTION CARRIED**

### **D2 – van der Have**

It was Moved and Seconded

That the request by Jan and Marilyn van der Have (referred back to EASC at the September 8<sup>th</sup> Board meeting) to allow additional bathroom fixtures (sink and toilet), and kitchen fixtures (fridge, sink, stove, and island space), in an existing accessory building at 2645 Mill Bay Road (Lot 3, Section 1, Range 9, Shawnigan District, Plan 41541 except part in Plan 45732 (PID 000-674-478), be referred to a future EASC meeting.

**MOTION CARRIED**

### **D3 - Warkentin**

Director Marcotte excused herself from the meeting and discussions regarding Application No. 2-H-09DP due a perceived conflict of interest as she has a personal and business relationship with the applicant.

Alison Garnett, Planner, presented Application No. 2-H-09DP (Yellow Point Ventures) to create six lots in a phased 17 lot subdivision of the 55 hectare subject property located at 3850 Yellow Point Road.

Harvey Nabb, property owner/ partner, was present, and responded to concerns noted in letter dated September 21, 2010, from the Stz'uminus First Nation.

The Committee directed questions to the delegate and staff.

It was Moved and Seconded

That Application No. 2-H-09DP be approved, and that a development permit be issued to Yellow Point Ventures for the 6 lot subdivision of Lot A, District lot 13, Oyster District, Plan VIP 77718, subject to compliance with the following:

- a. Compliance with the Riparian Areas Regulation Assessment dated May 12, 2009 by Madrone Environmental Services;
- b. Compliance with the Preliminary Geotechnical Assessment by Levelton Consultants Ltd, dated August 5, 2010;
- c. Compliance with the Groundwater Exploration Program by Levelton Consultants Ltd, revision dated July 23, 2010, including the following:
  - No underground heating oil storage tanks to be used, and containment systems be installed for any above ground storage tanks;
  - That future property owners be advised not to exceed the well rating estimates during long term pumping;
  - In compliance with Subdivision Bylaw No.1215, a covenant is registered on the proposed new lots, to ensure the wells are treated to the standards of the *Drinking Water Protection Act*, prior to residential use.
- d. Development of the property occurs in compliance with the *Heritage Conservation Act*, and a recommendation for a archaeological overview assessment is forwarded to the Ministry of Transportation and Infrastructure during the subdivision review process.

MOTION CARRIED

It was Moved and Seconded

That the CVRD respond to the Stz'uminus First Nation's letter dated September 21, 2010, respecting their concerns of Development Application – Lot A, DL 13, Oyster District, advising of the CVRD's application and bylaw consultation process, advise when the Official Community Plan was adopted, and advise that the application in question is for subdivision purposes and that the final subdivision approval is with the Ministry of Transportation and Infrastructure.

MOTION CARRIED

It was Moved and Seconded

That staff be directed to investigate the case of Baynes Sound Area Society for Sustainability v. Comox-Strathcona Regional District, 2009 BCSC 565 as noted in the Stz'uminus First Nation letter dated September 21, 2010, regarding Development Application – Lot A, DL 13, Oyster District (File No. 2-H-09DP).

MOTION CARRIED

Director Marcotte returned to the meeting at this point.

**D4 - Marrs**

Vikki Marrs presented the issue of allowing backyard chickens in residential zones in the CVRD. Ms. Marrs reviewed provisions that could be included in a proposed bylaw.

The Committee directed questions to staff and the delegate.

It was Moved and Seconded

That the material submitted by Vikki Marrs respecting standards for keeping domestic backyard chickens in residential zones of the CVRD, be referred to staff for review.

MOTION CARRIED

**STAFF REPORTS**

**SR1 – Events  
proposed at 1781  
Fenwick Road**

Nino Morano, Bylaw Enforcement Officer, reviewed Staff Report dated September 15, 2010, regarding proposed events at 1781 Fenwick Road in Cowichan Bay.

Susan Lagrove, member of the Cowichan Bay Maritime Centre, was present, and provided further information to the request to hold fundraising events.

The Committee directed questions to the delegate and staff.

It was Moved and Seconded

That the first event (September 29, 2010, only) of five proposed events (to March 2011) requested by Eric & Sally Smith and Robyn Quinn, be approved, that would relax the Area D – Cowichan Bay Zoning Bylaw to temporarily allow small scale events/meetings at 1781 Fenwick Road with a maximum of forty (40) attendees between the hours of 6:30 pm to 8:30 pm as part of the Cowichan Bay Maritime Centre “Ahoy! Campaign” and for utilizing the adjacent Lot A for the purpose of parking; and that, after the first event, the Bylaw Enforcement Officer will review any impacts, and if no concerns are reported, that the remaining four proposed events be approved, but if concerns are reported that the matter be brought back to EASC for further review.

MOTION CARRIED

**SR2 – Coble Hill  
Service Bylaw  
Amendment**

It was Moved and Seconded

1. That the annual maximum requisition limit for the Cobble Hill Community Hall Annual Contribution Service be increased from \$15,000 to \$18,000.
2. That CVRD Bylaw No. 3427 – Cobble Hill Community Hall Annual Contribution Service Amendment Bylaw, 2010, be forwarded to the Board for consideration of three readings and adoption.

MOTION CARRIED

**SR3 – Heron  
Protection Bylaw**

Catherine Tompkins, Senior Planner, reviewed Staff Report dated September 14, 2010, regarding Heron Habitat Protection Development Permit Area, in Area H – North Oyster Diamond.

The Committee directed comments to staff.

It was Moved and Seconded

That the draft Official Community Plan Amendment Bylaw, Area H (Habitat Protection Development Permit Area) for the protection of the Ladysmith Heron Colony, be forwarded to the Board for consideration of first and second readings, and that a public hearing be scheduled with Director M. Marcotte, Director M. Dorey and Director L. Iannidinardo appointed as the hearing delegates.

MOTION CARRIED

**SR4 – Subdivision  
Bylaw**

It was Moved and Seconded

That the draft Subdivision Servicing Bylaw No. 3215 be forwarded to the Ministry of Transportation and Infrastructure for consideration.

MOTION CARRIED

Mr. Anderson requested that Directors submit written comments on the proposed subdivision bylaw to him so that he can include them in a report to a future EASC meeting.

**PK1 - Minutes**

It was Moved and Seconded

That the minutes of the Area C Parks Commission meeting of September 9, 2010, be received and filed.

MOTION CARRIED

It was Moved and Seconded

That the Cobble Hill Improvement District be permitted to build an above ground pump house at Galliers Park, subject to the design being approved by the Cobble Hill Parks and Recreation Commission and with the provision of a full service washroom being included in the design.

MOTION CARRIED

**PK2 – Minutes**

It was Moved and Seconded  
That the minutes of the Area H Parks Commission meeting of August 26, 2010,  
be received and filed.

MOTION CARRIED

**New Parks Business**

Director Iannidinardo requested that Brian Farquhar, Parks and trails Manager,  
look into providing Parks Commission members with vests that would help  
identify commissionaires.

Director Duncan reported that the Glenora Trails Head Park recent open house  
for their new playground was very successful and well attended by public from  
all over the CVRD.

**INFORMATION**

**IN1 – UBCM  
Resolutions**

It was Moved and Seconded  
That the FCABC Recap respecting 2010 UBCM resolutions, be received and  
filed.

MOTION CARRIED

**IN2 – Building Report**

It was Moved and Seconded  
That the August 2010 Building Report, be received and filed.

MOTION CARRIED

**CORRESPOND-  
ENCE**

**C1 – Grant in Aid**

It was Moved and Seconded  
That a grant-in-aid, Area B – Shawnigan Lake, be given to O.U.R. Ecovillage in  
the amount of \$2,000 to assist with costs associated with the Cowichan Wine  
and Culinary Festival.

MOTION CARRIED

It was Moved and Seconded  
That a grant-in-aid, Area D – Cowichan Bay, be given to O.U.R. Ecovillage in  
the amount of \$300 to assist with costs associated with the Cowichan Wine and  
Culinary Festival.

MOTION CARRIED



**C2 – Grant in Aid**

It was Moved and Seconded

That a grant-in-aid, Area E – Cowichan Station/Sahtlam/Glenora, be given to Cowichan Green Community in the amount of \$250 to assist with costs associated with the Cowichan Community EATS Festival.

MOTION CARRIED

It was Moved and Seconded

That a grant-in-aid, Area D – Cowichan Bay, be given to Cowichan Green Community in the amount of \$250 to assist with costs associated with the Cowichan Community EATS Festival.

MOTION CARRIED

**NEW BUSINESS**

**1 - Fireworks**

Nino Morano, Bylaw Enforcement Officer, reviewed Staff Report dated September 17, 2010, regarding Fireworks.

It was Moved and Seconded

That the CVRD deal with the 2010 Halloween season using the same practice as in 2009, whereby ticketing will only be enforced respecting the “sale of fireworks” and “discharge of fireworks in public places”, the Fireworks Safety Awareness Information package to be made available to the public, and require that the Fireworks Operator form be signed and submitted to the CVRD; and further, that the CVRD’s Information Package be sent to other local governments for distribution in their areas.

MOTION CARRIED

**2 – Mobile Signs**

Director Duncan reported problems with businesses placing sandwich signs and mobile signs along the highway and noted that the Ministry of Transportation and Infrastructure won’t deal with removing them.

It was Moved and Seconded

That staff pursue the Ministry of Transportation and Infrastructure to request that mobile business signs be removed from rights-of-way along the Trans Canada Highway in the Duncan and south areas.

MOTION CARRIED

**3 – Park Purchase**

Director Giles stated that the Evergreen Independent School and Area C Parks Commission would like the CVRD to acquire property which is the right-of-way to Jeune Avenue where a pathway could be constructed that would provide students with a safe walking area to school.

It was Moved and Seconded

That Parks staff be requested to investigate acquiring the right-of-way access to Jeune Avenue for Area C park purposes.

MOTION CARRIED

**PUBLIC/PRESS  
QUESTIONS**

No questions.

**CLOSED SESSION**

It was Moved and Seconded

That the meeting be closed to the public in accordance with the *Community Charter* Part 4, Division 3, Section 90(1), subsections as noted in accordance with each agenda item.

MOTION CARRIED

The Committee moved into Closed Session at 4:55 pm.

**RISE**

The Committee rose without report.

**ADJOURNMENT**

It was Moved and Seconded

That the meeting be adjourned.

MOION CARRIED

The meeting adjourned at 5:10 pm.

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Chair

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Recording Secretary



## STAFF REPORT

### ELECTORAL AREAS SERVICES COMMITTEE MEETING OF OCTOBER 5, 2010

**DATE:** September 29, 2010 **FILE NO:** 7960 Greendale Road  
**FROM:** Maddy Koch, Planning Assistant **BYLAW NO:**  
**SUBJECT:** 7960 Greendale Road- Appliances used in an accessory building

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**Recommendation:**

Committee direction is requested.

**Purpose:**

To obtain direction from the EASC with respect to a request to install a washer and dryer in an accessory building at 7960 Greendale Road in Area F.

**Interdepartmental/Agency Implications:** N/A

**Background:**

A request has been made by Brenda Brompton, owner of 7960 Greendale Road, to install her washer and dryer in an accessory building she is planning to build on her property. This request is being made simultaneously with the building permit application so that, in the event this request is granted, she can incorporate the washer and dryer plumbing into her building plans. The property is zoned RC3 (River Corridor 3) and is approximately one acre (0.4 hectares) in size.

The CVRD's policy with respect to plumbing fixtures within accessory buildings originates from the following January, 2004 Electoral Area Services Committee resolution:

"As a measure to reduce the number of illegal dwellings in the CVRD, that staff be authorized to allow for one toilet and one sink, and no other facilities such as showers, bathtubs, and laundry and kitchen facilities, in accessory buildings, without the specific authorization of the Board."

The following is the request made by the landowner:

"I am writing you this letter to ask for permission to install a washer and dryer in my garage. The reason I require laundry facilities in my garage are numerous. In my house the washer and dryer are in the closet. This set up has caused problems with the venting of the dryer and cleaning of the screens on the back of the washing

machine. In order to clean the screens on the washing machine the closet door and door jamb must be removed, the dryer lifted off the washing machine, then the washing machine pulled out. When putting the machines back the vent for the dryer is very hard to reconnect, and twice has come unattached making it a fire hazard. The screens on the washing machine have to be cleaned frequently as my water is pumped from the river and the silt collects in the screens. Unfortunately, my home is small and this was the only place for them. Relocating the washer and dryer to the garage would alleviate my problems listed above and my concern of a fire hazard. Thank you for taking the time to review my request.”

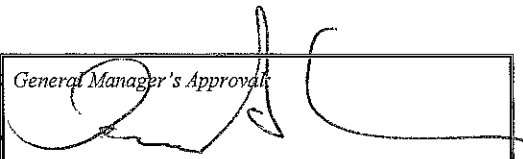
**Options:**

1. Allow installation of a washer and dryer in an accessory building located at 7960 Greendale Road, as requested by Brenda Brompton, subject to the registration of a covenant prohibiting occupancy of the accessory structure as a dwelling and removal of all additional facilities prior to change in ownership of the property.
2. Do not allow installation of a washer and dryer in an accessory building located at 7960 Greendale Road.

Submitted by,



Maddy Koch  
Planning Assistant  
Planning and Development Department

General Manager's Approval

Signature

MK/ca  
Attachments

Brenda Brompton  
7960 Greendale Road  
Lake Cowichan, B.C.,  
V0R 2G0  
250-749-4139

September 14, 2010

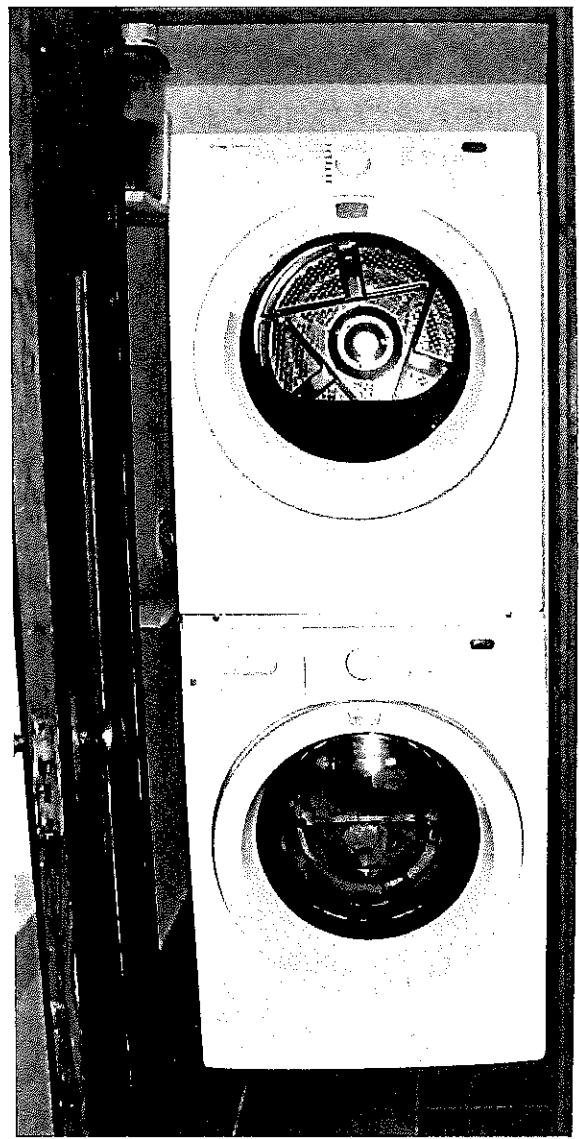
CVRD  
Planning & Development Department  
Duncan, B.C.  
V9L 1N8

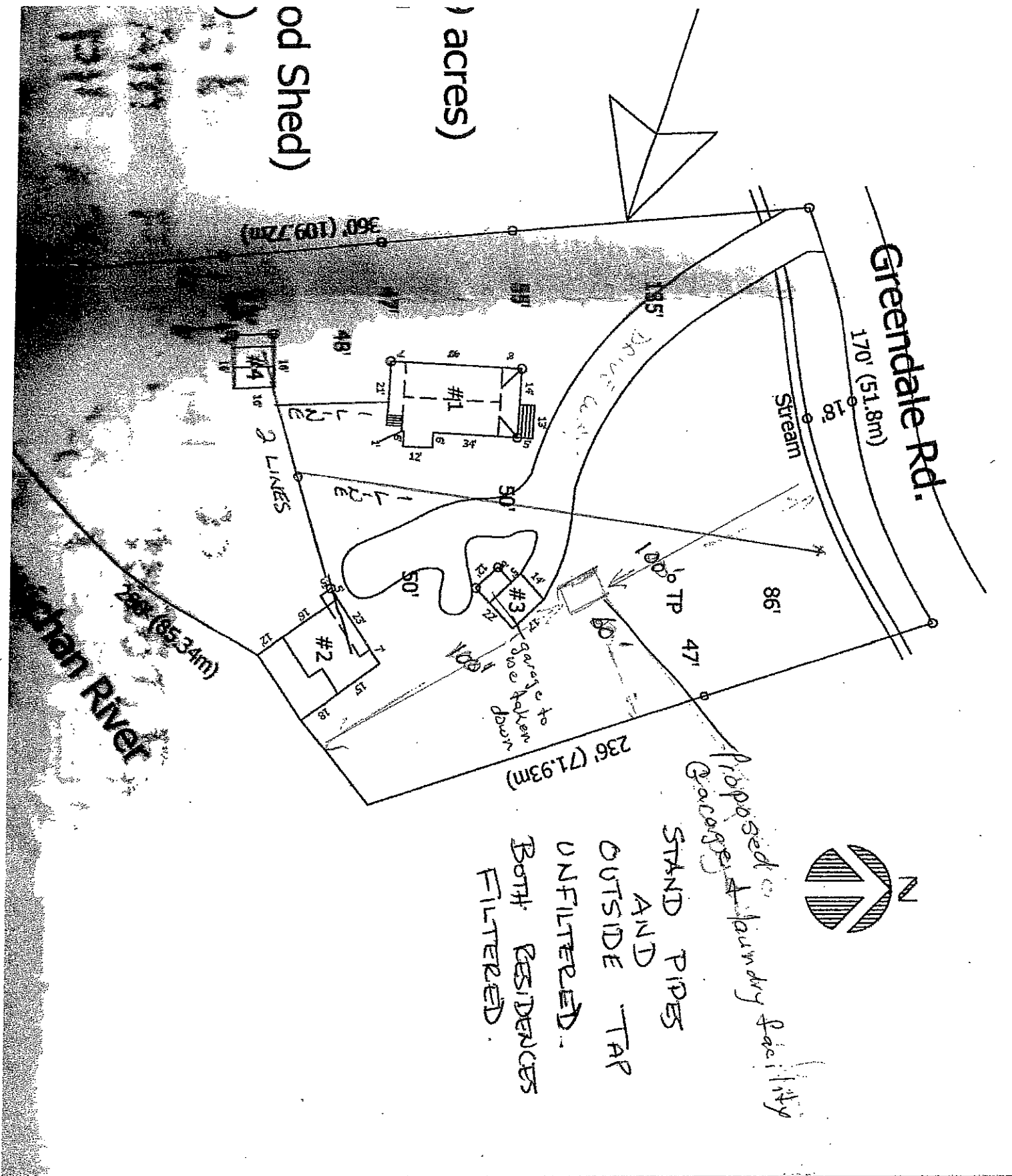
Maddy Koch,

I am writing you this letter to ask for permission to install a washer and dryer in my garage. The reason I require laundry facilities in my garage are numerous. In my house the washer and dryer are in the closet. This set up has caused problems with the venting of the dryer and cleaning of the screens on the back of the washing machine. In order to clean the screens on the washing machine the closet door and door jam must be removed, the dryer lifted off the washing machine, then the washing machine pulled out. When putting the machines back the vent for the dryer is very hard to reconnect, and twice has come unattached making it a fire hazard. The screens on the washing machine have to be cleaned frequently as my water is pumped from the river and the silt collects in the screens. Unfortunately, my home is small and this was the only place for them. Relocating the washer and dryer to the garage would alleviate my problems listed above and my concern of a fire hazard. Thank you for taking the time to review my request.

Sincerely,

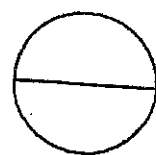
Brenda Brompton





SCALE 1"=50' DATE 23 APRIL 2006 DRAWN BY: CDM CHECKED:	<b>Existing Site Plan</b>			DWG. No.
APPROVED FOR BEGIN CONSTRUCTION	<b>Brampton Residence - As Found</b>			
PROJECT NO. 15	Project No. <b>David Coulson Design</b>	Rev. No. <b>00</b>	<b>15</b>	

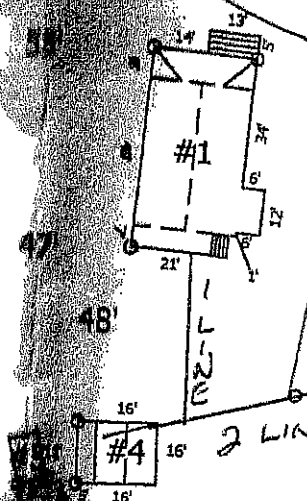
Approx Area =  $\approx 60,543$  sf (1.389 acres)  
Bldg #1 = 1548 sf  $\pm$  (Main House)  
Bldg #2 = 630 sf  $\pm$  (Cabin)  
Bldg #3 = 480 sf  $\pm$  (Garage & Wood Shed)  
Bldg #4 = 336 sf  $\pm$  (Storage Shed)  
Bldg #5 = 96 sf  $\pm$  (Garden Shed)  
Total Usage = 3090 sf (5.1%  $\pm$ )



Existing Site Plan

$\approx 1" = 50'$

360' (109.72m)



Plan: PH  
Scale: RPS. Sin  
Developer: David Couls  
Phone: 60-711 84

Note  
Meas





D2

## STAFF REPORT

### ELECTORAL AREA SERVICES COMMITTEE MEETING OF OCTOBER 5, 2010

**DATE:** September 29, 2010 **FILE NO:** 2-E-10DVP  
**FROM:** Maddy Koch, Planning Assistant **BYLAW NO:** 1840  
**SUBJECT:** Development Variance Permit Application No. 2-E-10DVP  
(Gregson)

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#### **Recommendation:**

That Application No. 2-E-10DVP by Trevor Gregson for a variance to Section 5.2 (e) of Zoning Bylaw No. 1840, increasing the permitted size of an accessory building from 100 square metres (1100 square feet) to 120 square metres (1300 square feet), be approved.

#### **Purpose:**

To consider an application to increase the permitted size of an accessory building from 100 square metres (1100 square feet) to 120 square metres (1300 square feet).

#### **Background**

**Location of Subject Property:** 5122 Lee Road

**Legal Description:** Lot 2, Section 11, Range 2, Quamichan District, Plan 25415 PID: 000-601-594

**Date Application and Complete Documentation Received:** July 28th, 2010

**Owner:** Trevor Gregson

**Applicant:** As above

**Size of Parcel:** 2.96 acres (1.2 hectares)

**Zoning:** A-1

**Accessory Building Size Permitted by Zoning:** 100 square metres (1100 square feet)

**Proposed Accessory Building Size:** 120 square metres (1300 square feet)

Existing Plan Designation: Agriculture

Existing Use of Property: Residential

Existing Use of Surrounding Properties:

North:	Agricultural Residential (A-1)
South:	Agricultural Residential (A-1)
East:	Agricultural Residential (A-1)
West:	Agricultural Residential (A-1)

Services:

<u>Road Access:</u>	Lee Road
<u>Water:</u>	Well
<u>Sewage Disposal:</u>	On-site septic

Agricultural Land Reserve Status: In

Environmentally Sensitive Areas: None identified

Archaeological Site: None identified

**The Proposal:**

The subject property is located at 5122 Lee Road in Electoral Area E - Cowichan Station/Sahtlam/Glenora. It is three acres in size with a significant portion of the property being treed. There is currently one home and several accessory buildings on the subject property. The applicant has purchased and is proposing to construct a pre-fabricated building for use as boat storage and a workshop. It would be located in the northern portion of the subject property as indicated on the attached site plan.

A Development Variance Permit is required as the applicants are requesting to increase the permitted size of an accessory building from 100 square metres (1100 square feet) to 120 square metres (1300 square feet). This is a variance of 20 square metres (215 square feet).

**Planning Division Comments:**

A 20 square metre (215 square foot) variance to the accessory building size requirement has been requested as the applicant has purchased a pre-fabricated accessory building which is 120 square metres (1300 square feet) in size. At the time of purchase, the applicant was under the impression that the pre-fabricated accessory building was in compliance with the size requirements in the zoning bylaw. In order for the accessory building to serve its originally intended purpose as boat storage and a workshop, construction of the entire 120 square metre (1300 square foot) accessory building would be needed.

The accessory building would comply with setback requirements and be visually buffered from surrounding properties by the trees which skirt the subject property.

Staff is recommending approval of the requested variance because the increased size would not visually impact surrounding properties and the applicant could not use the building for its intended use without building the entire structure.

**Surrounding Property Owner Notification and Response:**

A total of eight (8) letters were mailed-out or hand delivered, as required pursuant to CVRD Development Application and Procedures and Fees Bylaw No. 3275. The notification letter described the purpose of this application and requested comments regarding this variance within a recommended time frame. To date, no correspondence for or against granting this variance has been received.

**Options:**

1. That the application by Trevor Gregson for a variance to Section 5.2 (e) of Zoning Bylaw No. 1840, increasing the permitted size of an accessory building from 100 square metres (1100 square feet) to 120 square metres (1300 square feet) **be approved**.
2. That the application by Trevor Gregson for a variance to Section 5.2 (e) of Zoning Bylaw No. 1840, increasing the permitted size of an accessory building from 100 square metres (1100 square feet) to 120 square metres (1300 square feet) **not be approved**.

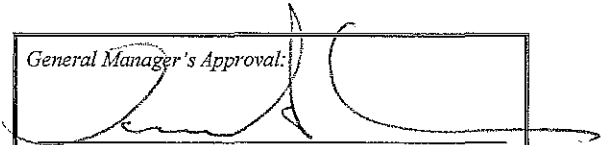
Option 1 is recommended.

Submitted by,

*Maddy Koch*

Maddy Koch,  
Planning Assistant  
Planning and Development Department

MK/ca  
Attachments

General Manager's Approval:	
Signature	

### 7.3 A-1 ZONE - PRIMARY AGRICULTURAL

Subject to compliance with the General Requirements in Part Five of this Bylaw, the following provisions apply in this Zone:

(a) Permitted Uses

The following *uses*, *uses* permitted under Section 4.4, and no others are permitted in an A-1 zone:

- (1) *agriculture, horticulture, silviculture, turf farm\*, fish farm;*
- (2) *one single family dwelling;*
- (3) *a second single family dwelling on parcels six hectares or larger\*;*
- (4) *one additional single family dwelling as required for agricultural use\*;*
- (5) *bed and breakfast accommodation\*;*
- (6) *daycare, nursery school accessory to a residential use\*;*
- (7) *home occupation\*;*
- (8) *horse riding arena, boarding stable\*;*
- (9) *kennel\*;*
- (10) *sale of products grown or reared on the property;*
- (11) *secondary suite;*
- (12) *small suite on parcels two hectares or larger\*.*

\* subject to Land Reserve Commission approval: It is the mandate of the ALC to preserve agricultural land and encourage agriculture. Therefore, the ALC will base its decision on the benefit to or impact on agriculture.

(b) Conditions of Use

For any *parcel* in an A-1 zone:

- (1) the *parcel coverage* shall not exceed 30 percent for all *buildings* and *structures*;
- (2) notwithstanding Section 7.3(b)(1) *parcel coverage* may be increased by an additional 20% of the site area for the purpose of constructing greenhouses;
- (3) the *height* of all *buildings* and *structures* shall not exceed 10 metres except for *accessory buildings* which shall not exceed a *height* of 7.5 metres;
- (4) the *setbacks* for the types of *parcel* lines set out in Column I of this section are set out for residential and *accessory uses* in Column II, for *agricultural* and *accessory uses* in Column III and for *auction use* in Column IV:

COLUMN I Type of Parcel Line	COLUMN II Residential & Accessory Uses	COLUMN III Agricultural and Accessory Uses	COLUMN IV Auction Use
Front	7.5 metres	30 metres	45 metres
Interior Side	3.0 metres	15 metres	45 metres
Exterior Side	4.5 metres	15 metres	45 metres
Rear	7.5 metres	15 metres	45 metres

- (5) Notwithstanding Section 7.3(b)(4), a *building* or *structure* used for the keeping of livestock shall be located not less than 30 metres from all *watercourses*, sandpoints or wells.
- (6) Processing of any farm material not grown or raised on the parcel shall be specifically prohibited;
- (7) A slaughterhouse, abattoir or stockyard shall be specifically prohibited;
- (8) Maintenance and repair of any materials offered for sale shall be specifically prohibited.

(c) Minimum Parcel Size

Subject to Part 12, the minimum *parcel* size shall be 12 Ha.





SR1

## STAFF REPORT

### ELECTORAL AREA SERVICES COMMITTEE MEETING OF OCTOBER 5, 2010

**DATE:** September 28, 2010 **FILE NO:** 1-B-09RS  
**FROM:** Rob Conway, MCIP **BYLAW NO:**  
Manager, Development Services Division  
Planning and Development Department  
**SUBJECT:** Rezoning Application No. 1-B-09RS (Partridge)

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#### **Recommendation:**

That amendment bylaws for application 1-B-09RS (Partridge) be given first and second reading and a public hearing be scheduled with Directors Cossey, Duncan and Kuhn appointed as delegates of the Board.

#### **Purpose:**

To review draft bylaws OCP and zoning amendment bylaws

**Financial Implications:** N/A

**Interdepartmental / Agency Implications:** N/A

#### **Background:**

At the September 8, 2010 Regular Board meeting, the following motion was passed:

1. *That Application No. 1-B-09RS (Craig Partridge) proceed and that the applicant be requested to provide a wildland urban interface assessment and confirm commitments with respect to park land dedication;*
2. *That application referrals be sent to the Ministry of Transportation and Infrastructure, the Central Vancouver Island Health Authority, the Ministry of Environment, Ministry of Forests; Malahat First Nations, Cowichan Tribes, School District 79 and Shawnigan lake Fire improvement District;*
3. *That draft bylaws be prepared and presented at a future EASC meeting for review.*

In accordance with Board direction, draft bylaws are attached to this report for review and updates regarding the wildland urban interface assessment and park land dedication commitments are provided.

### **Staff Comments:**

***Wildland Urban Interface Assessment*** – The applicant has advised that he is pursuing the assessment and has agreed to provide it prior to a public hearing being scheduled. Recommendations of the assessment report may need to be incorporated into the development approval.

***Park Land Dedication*** – In response to recommendations by the Area B Parks Commission and the CVRD's Parks and Trails Division, the applicant has agreed to provide a 7 metre wide park dedication along the east, south and west property boundary for a future trail, and a 10 metre dedication along the north property boundary for a buffer from the Trans Canada Trail. A plan showing the proposed park dedication is attached to this report.

***Draft Bylaws*** – Draft OCP and Zoning amendment bylaw are attached. The OCP Amendment bylaw adds a new policy to the Forestry section of the plan. The policy identifies a new F-3 zone (Forestry Conservation) and establishes criteria for where the new zone will be considered.

The draft zoning amendment bylaw creates a new F-3 (Forestry Conservation) zone and changes the zoning on the subject property from F-1 to F-3. The Committee should note that the minimum lot size proposed for the F-3 zone is 7.0 hectares, rather than the 8.0 hectare lot sized described when the Committee reviewed the application in early September. The minimum lot size has been reduced to 7.0 hectares so that the lot yield the applicant has proposed will not be reduced by the park land dedication.

### **Options:**

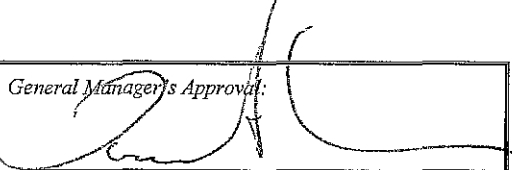
1. That amendment bylaws for application 1-B-09RS (Partridge) be given first and second reading and that a public hearing be scheduled with Directors Cossey, Duncan and Kuhn appointed as delegates of the Board.
2. That amendment bylaws for application 1-B-09RS (Partridge) be amended in accordance with Committee direction.

Option 1 is recommended.

Submitted by,



Rob Conway, MCIP  
Manager, Development Services Division  
Planning and Development Department

<p>General Manager's Approval:</p>  <p>Signature</p>
------------------------------------------------------------------------------------------------------------------------------------------

RC/ca



## COWICHAN VALLEY REGIONAL DISTRICT

### BYLAW No. 3XXX

#### **A Bylaw For The Purpose Of Amending Official Community Plan Bylaw No. 1010, Applicable To Electoral Area B – Shawnigan Lake**

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**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend official community plan bylaws;

**AND WHEREAS** the Regional District has adopted an official community plan bylaw for Electoral Area B – Shawnigan Lake, that being Official Community Plan Bylaw No. 1010;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Community Plan Bylaw No. 1010;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District, in open meeting assembled, enacts as follows:

#### **1. CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. - Area B – Shawnigan Lake Official Community Plan Amendment Bylaw No. XXXX (Partridge), 2010**".

#### **2. AMENDMENTS**

Cowichan Valley Regional District Official Community Plan Bylaw No.1010, as amended from time to time, is hereby amended as outlined on the attached Schedule A.

#### **3. CAPITAL EXPENDITURE PROGRAM**

This bylaw has been examined in light of the most recent Capital Expenditure Program and Solid Waste Management Plan of the Cowichan Valley Regional District and is consistent therewith.



READ A FIRST TIME this \_\_\_\_\_ day of \_\_\_\_\_ , 2010.

READ A SECOND TIME this \_\_\_\_\_ day of \_\_\_\_\_ , 2010.

READ A THIRD TIME this \_\_\_\_\_ day of \_\_\_\_\_ , 2010.

I hereby certify this to be a true and correct copy of Bylaw No. XXXX as given Third  
Reading on the \_\_\_\_\_ day of \_\_\_\_\_ , 2010.

\_\_\_\_\_  
Secretary

\_\_\_\_\_  
Date

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_ , 2010.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Secretary



## CVRD

### SCHEDULE "A"

CVRD Bylaw No. XXXX

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Schedule A to Official Community Plan Bylaw No. 1010 is hereby amended by adding the following policy after Policy 2.10:

#### POLICY 2.11

The F-3 (Forestry Conservation) Zone will be considered within the Forestry designation as a transition between Primary Forestry and Residential zones, with a minimum lot size of 7 hectares. The zone is intended to maintain rural character, encourage conservation of wildlife habitat and forest ecosystems and accommodate rural residential use. In considering applications for the rezoning of F-1 (Primary Forestry) to F-3 (Forestry Conservation), the Regional Board will give preference to proposals that meet the following criteria:

- a) the subject lands are designated Forestry in the Official Community Plan;
- b) the lands are located adjacent to residentially-designated land and are not considered suitable for commercial forestry;
- c) Wildfire hazards have been assessed and potential risk has been reduced through mitigation measures;
- d) A substantial dedication of public land for park, trail, and/or community forest is provided in a location and of a character considered by the Board to be beneficial to the community and the Region.



## COWICHAN VALLEY REGIONAL DISTRICT

### BYLAW No. XXXX

#### A Bylaw for the Purpose of Amending Zoning Bylaw No. 985 Applicable to Electoral Area B – Shawnigan Lake

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**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend zoning bylaws;

**AND WHEREAS** the Regional District has adopted a zoning bylaw for Electoral Area B – Shawnigan Lake, that being Zoning Bylaw No. 985;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Zoning Bylaw No. 985;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District, in open meeting assembled, enacts as follows:

#### 1. CITATION

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. XXXX - Area B – Shawnigan Lake Zoning Amendment Bylaw (Partridge), 2010**".

#### 2. AMENDMENTS

Cowichan Valley Regional District Zoning Bylaw No. 985, as amended from time to time, is hereby amended in the following manner:

- a) The Table of Contents are amended by adding "Section 7.7 F-3 Zone – Forestry Resource"
- b) Section 6.1 is amended by adding "F-3, Forestry Resource Zone"
- c) The following is added after Section 7.6:

7.7 F-3 ZONE – FORESTRY RESOURCE ZONE(a) Permitted Uses

The following uses and no others are permitted in an F-3 Zone:

- (1) management and harvesting of primary forest products excluding sawmilling and all manufacturing and dry land log sorting operations;
- (2) silviculture;
- (3) agriculture;
- (4) horticulture;
- (5) single family residential dwelling or mobile home;
- (6) two single family dwellings on parcels 7.0 ha. or larger.
- (7) secondary suite or small suite.
- (8) home occupation – domestic industry;

(b) Number of Dwellings

No more than two dwellings per parcel are permitted, including secondary suite or small suite.

Prior to issuance of a building permit for a second dwelling, the applicant will be required to register a restrictive covenant in favour of the Regional District prohibiting fee simple or strata subdivision of the second dwelling.

(c) Conditions of Use:

For any parcel in the F-3 zone:

- (1) the parcel coverage shall not exceed 10 percent for all buildings and structures;
- (2) the height of all buildings and structures shall not exceed 10 metres;
- (3) setbacks for buildings and structures shall comply with the following:

<b>COLUMN I Type of Parcel Line</b>	<b>COLUMN II Non-Agricultural and Accessory Uses</b>	<b>COLUMN III Agricultural Uses</b>
Front	7.5 metres	30 metres
Side (Interior)	3.0 metres	15 metres
Side (Exterior)	4.5 metres	30 metres
Rear	7.5 metres	15 metres

- d) Section 13.1 is amended by adding “F-3, Forestry Resource Zone” to the list of zoning classifications and identifying a minimum parcel size for the zone of 7.0 ha.

- e) Schedule B (Zoning Map) to Electoral Area B – Shawnigan Lake Zoning Bylaw No. 985 is amended by rezoning Lot 10, District Lot 15, Helmcken District, Plan 2210, Except Parts in Plan 47997 and VIP76565, as shown outlined in a solid black line on Schedule A attached hereto and forming part of this bylaw, numbered Z-XXX from F-1 (Primary Forestry) to F-3 (Forestry Resource)

### 3. **FORCE AND EFFECT**

This bylaw shall take effect upon its adoption by the Regional Board.

READ A FIRST TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

READ A SECOND TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

READ A THIRD TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Secretary



Cowichan  
Valley  
Regional  
District

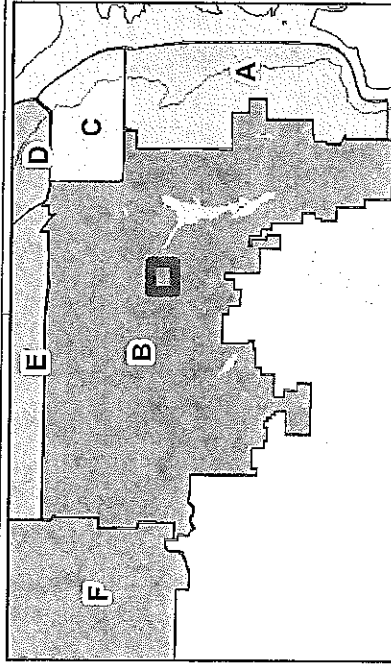
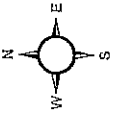
This map is compiled from various sources for internal use and is designed for reference purposes only. The Regional District does not warrant the accuracy.

All persons making use of this compilation are advised that amendments have been consolidated for convenience purposes only and that boundaries are representational.

The original Bylaws should be consulted for all purposes of interpretation and application of the Bylaws.

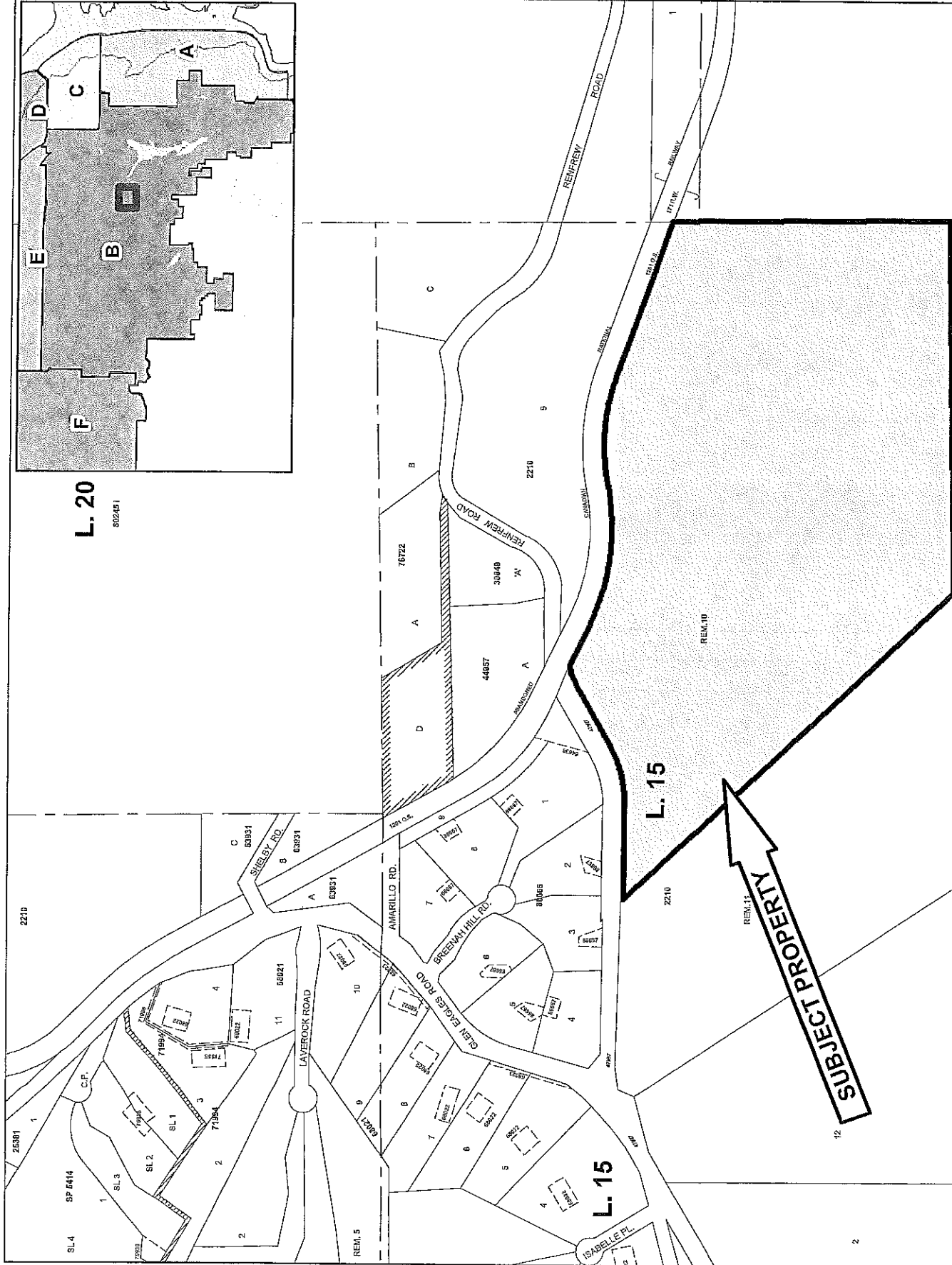
FILE: 1-B-09-RS

Legend  
 Subject Property



L. 20

802451



30

0 25 50 100  
Meters

PLAN OF PROPOSED SUBDIVISION OF THE REMAINDER OF LOT 10.  
DISTRICT LOT 15, HELMCKEN DISTRICT, PLAN 2210. EXCEPT  
PLANS VIP47997 AND VIP76765.

Scale 1:3000 (All dimensions are in meters.)

0 10 20 30 40 50 60 70 80 90 100 meters

PLAN VIP76665

PLAN 47997

RENFREW ROAD

TRANS CANADA TRAIL

10 m Park Dedication

PLAN 1201 B.S.

A

Approx. area 8 ha

D

approx. area 8 ha

B

Approx. area 8.8 ha

C

Approx. area 8.8 ha

7m Park Dedication

3.5m wide 'E' (park)

REM LOT 11  
PLAN 2210

632.2m

Total area Lot E 3318 m<sup>2</sup> ±

Rubin LeGerff, BC Land Surveyor  
50-1751 Northgate Road,  
Cobble Hill, BC V0R 1L5  
Phone/Fax 250-743-4912

BLOCK 215

## Advisory Planning Commission Minutes Area D – Cowichan Bay

<b>Date:</b>	September 15, 2010
<b>Time:</b>	7:00 PM

Minutes of the Electoral Area D Advisory Planning Commission held on the above noted date and time at Bench Elementary School, Cowichan Bay.

### PRESENT

### ALSO PRESENT

<b>Chair</b>	Calvin Slade	<b>CVRD Rep</b>	None
<b>Secretary</b>	Dan Butler		
<b>Members</b>	Dave Paras	<b>Guests:</b>	Margo Layher
	Brian Hosking		Sheri Cleugh
	Al Jones		
	Cal Bellerive		
	Hilary Abbott		
	Linden Collett		
	David Slang		
	Kevin Maher		
<b>Absent</b>	Robert Stitt		
<b>Director</b>	Lori Iannidinardo		
<b>Alt. Director</b>			

### ORDER OF BUSINESS

#### 1. Rezoning application 1-D-10RS (Layher)

##### Presentation By Margo Layher

- There are currently three mobile homes on the site – two are owned by the property owner and one is owned by the occupant.
- Current non-conforming use precludes improving or replacing units.
- The front unit needs to be upgraded or replaced as it is currently in very poor shape. The current renter has a replacement unit they could move in, if permitted.
- The three units are currently serviced by a single well on the site and are connected to the community sewer system.
- There are currently a variety of lot sizes in the area.
- The proposed bare land strata sub-division would permit the replacement of the front unit and give security of tenure to the mobile home currently owned by the occupant.
- This proposal would also protect badly needed affordable housing.



**Questions/Discussion:**

- Although community water is close by, the cost and availability of hook up is not known at this time. Members expressed concern that the current water system would not be acceptable to the regional district or other authorities having jurisdiction.
- The fact that the site is in the 200 year flood plain was raised as a concern.
- The area currently is a very mixed use neighbourhood, and it is possible that residential may not be the best long term use in this area as it is close to a major commercial area that may grow. Confirmation of anticipated long term use will be known in about a year when the new OCP is complete.
- Increasing density in a property bordering ALR land is a concern as setbacks do not meet current guidelines.
- Members all complemented the applicant on her desire to protect affordable housing and provide security of tenure to current occupants, however, they all raised issues about the suitability of legitimizing the current non-conforming use.

**Recommendation**

By a vote of 9-0, the members recommend the re-zoning application not be approved.

The members recommended to the applicant that she discuss options other than re-zoning with regional district staff that might enable her to meet objective of upgrading or replacing the one mobile home that is in poor condition.

**NEXT MEETING**

Wednesday October 20, 2010 at Bench Elementary School

**ADJOURNMENT**

The meeting was adjourned at 9:00 PM

<b>Dan Butler</b> <b>Secretary</b>
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PK1

## **Shawnigan Lake Parks and Recreation Commission**

Sep 16, 2010 SLCC

**Attendees:** Margaret Symon, Betty Lord, Bill Savage, Ryan Dias, Lori Treloar, Al Brunet, Catherine Whittome, Ken Cossey

**Scribe:** Lori Treloar

**Guest:**

**Meeting called to order:** 7:05

**Minutes:** from June 2010. Approved: Betty Lord

**Old business:**

**Shawnigan Lake Parks and Trails Master Plan:** Ryan Dias

Ryan will email with details including the board approval date and he will also arrange for copies. Ken noted that the finalized plan will be presented at the next CVRD board meeting on the 2<sup>nd</sup> Wednesday of October. It is the first plan to be completed and he suggested that commission members were welcome to attend.

**Shawnigan Hills Athletic Park – Ryan Dias**

There is a tender out for the work required for the next phase at Shawnigan Hills Athletic Park. Work will likely start in October and take 6-8 weeks. The smaller infield will be decommissioned and the area seeded over. The North infield will need to be filled and graded and the ball diamond will be expanded to spec. The overall design will include the potential for a permanent backstop but that will not be included in this upgrade. No fencing will be done at this time as there is not enough money in the budget at this time. A running trail/track will be developed around the outside of the park. Services, including water, power upgrades, sewer, for current and future development will be brought into the park by conduits to the future electrical room in the planned washroom building. Underground wiring will also be directed to four locked boxes on the property that will be used for future field lighting. The biggest cost in this phase will be the electrical improvements. There is not enough money at this time to build the washroom facility but the power and water will be installed so that it is ready to go for next year. Our budget is approx. \$300000 and will not cover everything that we have planned at this time. In addition, there is very little money in the budget for further improvements. Ryan felt that the completion of all of the proposed improvements were likely to happen over the next 3-5 years with the sport court and tennis courts and lighting farther down the road. The washroom building, which is our first priority, will be in the range of \$150000-\$175000, and the required fencing will be approx. \$60000. In the meantime, the commission can decide what we need/want in size and features for the washroom over the next few meetings so that the engineer can draw up the design. It is possible to have the building and fences in place for the 2011 ball season if the money is found. We currently will have approx \$90000 for improvements in 2011. If the Elsie Miles purchase doesn't go through in 2010, there will be more money available. Ryan indicated that the infield for the new ball field can be a provisional item at this time if money is short. Ken thinks that the

tax increase two years ago should have been enough to cover the Elsie Miles acquisition and the upgrades to Shawnigan Hills.

-Margaret indicated that she had a call about no toilet paper in the stalls at Mason's Beach on the long weekend. Ryan said to call him, in those instances, and he would follow up.

-Bill suggested that we consider selling park properties that are not being effectively used to add to our budget. This idea has been discussed in the past. We would need to find out the process for discarding surplus parkland.

## **Youth Services**

A summer student conducted a Shawnigan Wharf user study this summer. Margaret will follow up to get a summary of the study.

## **Fuel Management**

The CVRD provided 50 days for a JOP crew to work on fuel reduction. The crew mainly consisted of First Nation forest workers who had been laid-off. They worked over 19 hectares in several areas including Cobble Hill, Silvermine, Mill Bay Nature Park and Quarry Park. Much of the work in Mill Bay was done by manual labour due to the fire rating. After the fire season, there will be a couple of days of work on Memory Island as well. Bill has agreed to transport the crew to the island.

## **Subdivision Proposal – Renfrew Road**

Margaret advised that land from this property, as per our site visit in July, has been designated parkland. Ken noted that the subdivision approval has not been finalized at this time.

## **New Business:**

### **Budget**

Ryan provided a proposed budget for 2011 expenditures. The document also included the 2010 budget and actual figures. We reviewed the budget and discussed where to find the additional money to continue with the upgrades at Shawnigan Hills. Some possibilities are: to increase the requisition; obtain additional funds from the current budget if the sale of Elsie Miles doesn't go through; or, to look into some corporate, or sports club, sponsorship. Ken will explore that possibility. The budget will go to Ken for final review.

### **Area Directors Report**

-Ken discussed the wakeboard structure near Memory Island. Rob Webb (RCMP) had discussed the removal of the ramp with the builder and he had agreed to remove it. Then Sgt. Webb contacted Transport Canada and now there is a file to investigate whether it is a navigational hazard.

-the fence that is under construction along the road on the southeast side of the lake is being investigated as well. Apparently, it is not on road allowance but it could be on part of the foreshore. The Integrated Land Bureau is involved.

-The OCP committee took the summer off but will be meeting again in late September. The plan is expected to be completed in January or February of 2011. If you have any comments, they can be forwarded to Katy Tompkins (project manager) at the CVRD.

-the Governance review: The second phase was supposed to begin in February 2010 but the Government said that there weren't enough funds to do the study and they would try to use staff members to work on it in the meantime. The second phase looks at the financial (costs), the

benefits to the community and the potential boundaries. As it stands now the second phase may not resume until 2012.

-The proposed ECODepot is not a final deal at this time. There are still a lot of issues to be worked out. The CVRD planners are working with a Neighbourhood Advisory Group to deal with some of the potential issues such as increased traffic, environmental issues etc. There will not be any commercial waste and there will only be 14 bins. The land has been purchased by the CVRD, but if the project proceeds, the Depot will not be in operation before late 2011 or early 2012.

-A new water quality study is underway. A group, including Graham Ross-Smith, Mary Desmond and Dr. Mazumder, has been appointed to undertake the study. There is a budget of \$100000 with a further \$25000 available to keep Dr. Mazumder.

-Ken advised that the CRD has purchased crown land within the boundary of the CVRD for the watershed. Ken has suggested to the CRD that we (Shawnigan Lake) create an agreement for potential water rights from this new area in case it becomes necessary in the future. At this time he has not had a response from the CRD.

-September 30, 2010 - 7pm. The Cowichan Valley School District will hold an open house for the community regarding the status of Elsie Miles School and grounds.

### **CVRD Parks, Trails, Culture**

-two new positions have been created at the CVRD

-Tracey Lowery has been hired as a Parks capital project specialist. This will alleviate some of Tanya's workload and allow her to concentrate on her planning and visionary work.

-Graham Gidden, an architectural landscaper, has been hired as a park planning technician.

### **Other:**

-Bill asked how others felt about the RCMP presence on the lake this summer. Bill felt that they were not on the lake often enough. Lori agreed, at least on the south half of the lake. Al felt that they were on the lake more often but not at the peak use times. Ken said there would be a follow up meeting, with the RCMP and Transport Canada, later in the fall to discuss the issues.

-Catherine asked how the Shawnigan Gravel pit is allowed to operate on that property (Shawnigan Road, north of the RCMP station)? It is creating mess and throwing dust everywhere. Ken advised that it is okay according to the current By-laws.

-Catherine asked for a letter of support, from the Commission, for the necessary upgrades to Kerry Park.

-Bill asked Ryan about the outhouses on Memory Island. The outhouses are desperately in need of repair and the pits have reached their capacity. Ryan said that the issue is at a standstill. He has met with BC Parks regarding the failing infrastructure but there is no solution outlined at this time. He is open to any creative ideas.

-Margaret advised that the Elkington project is now approved.

-Margaret mentioned John Bothello's bad accident. He fell off his bike in a bike race in Vancouver. Doctors put him into an induced coma to relieve the swelling in his head. Catherine had heard that he had recently opened his eyes. Margaret suggested that we send a card.

Adjourned: 9:00pm

Next meeting: October 21, 2010



PK 2

**MINUTES OF ELECTORAL AREA "G" (SALT AIR/GULF ISLANDS)  
PARKS COMMISSION MEETING**

**DATE:** September 13th, 2010

**TIME:** 7:00 PM

**MINUTES** of the Electoral Area G Parks Commission regular meeting held on the above noted date and time at the Water Board Building, Saltair, BC. Meeting called to order by Chair at 7:04 pm.

**PRESENT:**

Chairperson: Harry Brunt

Secretary: Jackie Rieck

Members: Tim Godau, Paul Bottomley, Norm Flinton,

**ABSENT:**

Members: Dave Key, Glen Hammond, and Kelly Schellenberg

**ALSO PRESENT:**

Director: Mel Dorey

Guest: Ryan Dias (CVRD)

**ACCEPTANCE OF MINUTES:**

It was Moved and Seconded that the minutes of the Area G Parks Commission Meeting of September 12, 2010 be accepted.

**MOTION CARRIED**

**APPROVAL OF AGENDA**

Motion to approve the agenda as submitted.

**MOTION CARRIED**

## **STANDING REPORTS:**

### **CVRD UPDATE:**

Special guest Ryan Dias (CVRD) presented the "Electoral Area "G" 2011 Community Parks Budget Planning Draft". A handout spreadsheet of the Budget Plan was reviewed and discussed.

Long term potential ideas for future projects in Saltair included: a community hall, additional tree planting in Centennial Park and possible paving of the gravel path leading from the north entrance parking lot of Centennial Park to the Picnic Shelter and public washrooms.

### **CENTENNIAL PARK:**

Ryan Dias reported the cost of the Centennial Park -- north entrance beautification project would amount to approximately \$10,000 to \$12,000 dollars. This would include the clean up of the tree beds and possible replacement of diseased trees located near the picnic shelter.

**MOTION:** It was moved and seconded to proceed with the beautification project of the north entrance of Centennial Park.

### **MOTION CARRIED**

### **STOCKING CREEK PARK:**

Plans were discussed to provide a wood hand-railed safety fence along the cliff edge of the East Side of Stocking Creek falls. The construction of a staircase down to the falls on the West Side bank of the creek will require further evaluation by a CVRD engineer. Ryan is to arrange a visit to the site with interested Commission members.

**MOTION:** It was moved and seconded to approve construction of a wood hand-railed fence along the cliff edge of the East Side of Stocking Creek Falls.

### **MOTION CARRIED**

### **CLOSED SESSION:**

Discussed land acquisitions

#### PRINCESS DIANA PARK:

It was noted that the East Entrance to Princess Diana Park was too narrow for maintenance vehicle access. To provide easier access, the culvert area would need lengthening. A suggestion was also made to add a garbage bin near the East Entrance area. Paul Bottomley volunteered to provide and place garbage can in an appropriate location.

**MOTION:** It was moved and seconded to proceed with the lengthening of the culvert area at the East Entrance of Princess Diana Park.

#### **MOTION CARRIED**

#### BEACH ACCESS:

The bottom flight of stairs at the Cliffco Beach Access now have the required hand rail. CVRD maintenance crew applied a protective stain on all beach access wooden railings.

#### LADYSMITH PARKS & REC:

No news from Ladysmith Parks

#### BASEBALL:

It was noted that the baseball player's conduct had a marked improvement over last season. Concession stand still requires cleaning and cigarette butts are also an issue. Harry to follow-up.

#### DIRECTOR'S REPORT:

Saltair's 100<sup>th</sup> year Celebration was an enormous success!

#### SPECIAL EVENTS:

The Annual Halloween Party is planned for October 31<sup>st</sup> in Centennial Park. Dave Key will be handling the fireworks display. It was suggested to raise the firework's budget to \$2,000.00.

**MOTION:** It was moved and seconded to increase the firework's budget to \$2,000.00

#### **MOTION CARRIED**

OTHER:

- a). Ball hockey teams need to be spoken to regarding their behaviour ie: alcohol consumption, cigarette butts, foul language and garbage issues. It was suggested they be required to pay a damage deposit or a user fee to use the hockey court. Harry to follow up.
- b). "Map of Saltair" draft was reviewed and will be passed on the "Saltair Ratepayer's" for further detailed amendments. Costs are projected to be approximately \$600.00 to \$800.00

NEXT MEETING:

**Next meeting scheduled for Monday, October 4<sup>th</sup> 7:00 pm at the CVRD Water Board building.**

**ADJOURNMENT:**

Meeting was adjourned at 8:55 pm.



# REC

C1



CVRD

SEP

COWICHAN VALLEY REGIONAL DISTRICT Financial Services Department

SUBMISSION FOR A GRANT-IN-AID (ELECTORAL AREAS)

Submitted by Director IANNIDINARDO Area D

Grantee: <u>COWICHAN VALLEY</u> NAME: <u>ARTS COUNCIL</u> ADDRESS: <u>2687 JAMES STREET -</u> <u>DUNCAN BC</u> <u>V9L 2X5</u>	Grant Amount \$ <u>500.00</u>
Contact Phone No: <u>JUDY BRAYDEN</u> / <u>HERB RICE</u> <span style="float: right;">748-1313</span>	
PURPOSE OF GRANT: <u>SUPPORT FOR WORKSHOPS</u> <u>FOR GLOVES OFF - A HOCKEY OPERA IN</u> <u>THREE ACTS</u>	
REQUESTED BY: <u>Lou L. Iannidinardo</u> Director Requesting Grant	

ACCOUNT NO.	AMOUNT	GST CODE
61-2-1950-0301-114	500.00	10.0

FOR FINANCE USE ONLY

BUDGET APPROVAL [Signature]

VENDOR NO. \_\_\_\_\_

Disposition of Cheque:

Mail to above address: \_\_\_\_\_

Return to \_\_\_\_\_

Attach to letter from \_\_\_\_\_

Other \_\_\_\_\_

Approval at Regional Board Meeting of \_\_\_\_\_

Finance Authorization

Lori Iannidinardo  
Area D – Director  
Cowichan Valley Regional District



Dear Ms Iannidinardo,  
Cowichan Bay resident, Susan Hannah Rankin, has written an opera entitled:

**Gloves Off! - A Hockey Opera in Three Acts.**

It was inspired by the brawl that took place between Todd Bertuzzi and Steve Moore several years ago. Although it evokes many of the emotions that Canadians felt during that event, it is a completely fictionalized story.

The first step in doing a full fledged production of this opera is "**Workshopping**". *Workshopping* is a scaled down version of the production that has a minimal number of singers singing with a piano accompaniment.

**Christopher Reiche**, a composer whose compositions have been played throughout Canada, has agreed to be Musical Director!! To date Christopher has been working on reductions of the 16 new songs written by Susan. These reductions will be played on piano in accompaniment to the vocals of the 9 Opera singers playing the parts in *Gloves Off!*

September 18<sup>th</sup> & 19<sup>th</sup> have been booked for Auditions at the Island Savings Rehearsal hall.

October : two weekends in October have been booked for rehearsals

November 9<sup>th</sup>, and 15<sup>th</sup> have been booked at the Cowichan Theatre stage for Workshopping

November 27<sup>th</sup> has been booked at the Knox Presbyterian hall in Victoria for the final workshop.

With so much participation at the Cowichan Theatre the management has agreed to let their name be added as "Co-Sponsor" to this production.

In seeking sponsorship we would like to ask that the CVRD allow a "**Grant in Aid**" to this locally written production. Like our other sponsors, CVRD will receive publicity in announcements and in the programs that will be distributed at the workshops, as well as complimentary invitations for themselves and their guests.

The total cost of these workshops will be \$4000.00. We are just over half way to our goal and whatever you can grant would be very helpful.

As you are a respected community leader, we would like to invite you to participate in this unique artistic endeavor.

Sincerely

Herb Rice (250)748-1313

Glove Off! Production Crew

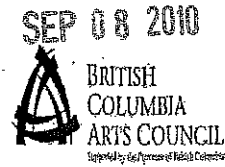
Wild Salmon Productions

Cowichan Theatre: Dancing Feet Web Design: Van Isle Music Makers: Coast Salish Journey

RECEIVED



**Cowichan Valley Arts Council**  
2687 James Street, Duncan BC V9L 2X5



September 7, 2010

To whom it may concern:

The Cowichan Valley Arts Council is pleased to write this letter in support of Ms. Susan Hannah Rankin and Mr. Herb Rice of *Wild Salmon Productions*, and *Coast Salish Journey* in their undertaking, *Gloves Off, A Hockey Opera in Three Acts*, an opera workshopping experience.

This is scheduled to take place during the months of September, October and November 2010, at various venues around the Cowichan Valley, and notably at the Cowichan Theatre in November.

The goals of this project are three:

- 1.) to facilitate the further refinement of this local production;
- 2.) to build a support /sponsor group interested in continued opera workshopping in the Cowichan Valley and
- 3.) to provide local area musicians an opportunity to participate in this genre and in the workshopping format.

The involvement of Mr. Chris Reiche as Musical Director is extremely exciting and we look forward to the involvement of our members in this unique cultural experience.

Sincerely

A handwritten signature in cursive script, appearing to read "Judy Brayden".

Ms. Judy Brayden  
President,  
Cowichan Valley Arts Council