

COLUMBIA SHUSWAP REGIONAL DISTRICT

Minutes of a Regular Board meeting held October 20, 2016
at the Board Room of the Regional District Office, Salmon Arm, BC

Note: The following minutes are subject to correction
when endorsed by the Board at the next Regular meeting.

PRESENT

Chair:	R. Martin	Electoral Area 'E'
Directors:	K. Cathcart	Electoral Area 'A'
	L. Parker	Electoral Area 'B'
	P. Demenok	Electoral Area 'C'
	R. Talbot	Electoral Area 'D'
	L. Morgan	Electoral Area 'F'
	Vice Chair	C. Moss*
M. McKee*		City of Revelstoke
N. Cooper*		City of Salmon Arm
C. Eliason*		City of Salmon Arm
T. Rysz*		District of Sicamous
Staff:	C. Hamilton	Chief Administrative Officer
	L. Shykora	Deputy Manager, Corporate Administration Services
	E. Johnson*	Executive Asst./Confidential Secretary
	B. Payne*	Manager, Information Systems
	J. Pierce*	Manager, Financial Services
	C. Kraft*	Deputy Treasurer, Financial Services
	R. Nitchie*	Team Leader, Community Services
	K. Mount *	Regional Fire Chief
	B. Van Nostrand*	Team Leader, Environmental Health Services
	T. Langlois*	Team Leader, Utilities
	S. Walker*	Building Inspector
	S. Berger	Team Leader, Development Services
	D. Passmore*	Senior Planner
J. Thingsted*	Long Range Planner	
C. LeFloch*	Development Services Assistant	

* attended part of meeting only

CALL TO ORDER

The Chair called the meeting to order at 9:30 AM

ADMINISTRATION

ADOPTION OF MINUTES

2016-1001
BOARD MEETING
MINUTES

Adoption of September 15, 2016 Regular Board Meeting Minutes.

M/S Directors Morgan/Talbot THAT:
the minutes of the September 15, 2016 Regular Board meeting be adopted.

CARRIED

**BUSINESS ARISING
FROM THE MINUTES**

**DEFERRED: DIRECTORS'
RENUMERATION**

The Directors Remuneration Review agenda matter from September 15, 2016 was deferred to October so that the Directors could review the Directors' Remuneration Report and provide comments to the Manager, Financial Services. This item will now be further deferred to the November Board meeting at the request of the Chair. The request for the deferral is due to deadlines and schedules of the Directors.

**DEFERRED: FUNDING
FOR GOLDEN AND
DISTRICT HISTORICAL
SOCIETY**

The Board received this correspondence for information on August 18, 2016 and referred the item to the Town of Golden and Golden Shared Services Committee. Item was intended to be brought forward to the October Board meeting but the Shared Services Committee is still considering this matter. This item will be brought forward once feedback has been received from the Shared Services Committee.

Director Moss advised the Board that the Town of Golden Council has approved a status quo budget for the Museum Grant-in-Aid for the 2017 budget year.

CORRESPONDENCE

**COLUMBIA BASIN TRUST
(CBT) – CSRD APPOINTEE
(JULY 20, 2016)**

Letter from CBT brought forward requesting that the CSRD Board advise CBT of the CSRD's recommended nominee(s) for the next term.

At the September Board meeting the Board passed the following motion:

- THAT: the letter from Columbia Basin Trust Board requesting the CSRD's recommendation for a nominee to the CBT Board be deferred to the October, 2016 Regular Board meeting.

Brought forward for discussion and selection of a nominee or nominees to send as a response to the CBT.

2016-1002

M/S Directors McKee/Morgan THAT:
Director Parker be nominated to the Columbia Basin Trust Board.

Discussion:

- there is a need for experienced representation and continuity from the CSRD Board;
- suggested the nomination of Mayor Oszust, Town of Golden;
- Board should establish its own criteria for nominees / representation to the Board, versus that established by the CBT;
- the nominee should be a CSRD Board member;
- recognition of both Director Parker and former Director Oszust as past CBT Board members;
- when other Boards are replacing members they typically are looking for a certain skill-set/criteria for a replacement member;
- the CSRD has requested in the past, but unfortunately the Province has not expanded additional membership on the CBT.

CARRIED
Director Moss Opposed.

CORRESPONDENCE,
Cont'd

2016-1003

M/S Directors McKee/Morgan THAT:
 future appointments to the Columbia Basin Trust Board be a Director of the CSR Board (would not include an Alternate Director of a CSR Board member).

Discussion:

- Is Alternate Director a member of the Board
- The Alternate Director is considered a member of the Board when acting on behalf of the Director at a meeting.

CARRIED

Directors Moss, Cooper and Rysz Opposed.

2016-1004

M/S by Directors Moss/Morgan THAT:
 the appointee to the Columbia Basin Trust Board alternate regularly between the City of Revelstoke and the Town of Golden.

Discussion:

- prefer to have simultaneous representation from both Golden and Revelstoke to the CBT Board.

MOTION DEFEATED

ACHIEVEMENT OF
 CARBON NEUTRALITY
 (SEPTEMBER 21, 2016)

Letter of congratulations from the Green Communities Committee advising that the CSR Board has been awarded Level 3 recognition – 'Achievement of Carbon Neutrality' for the 2015 reporting year.

OKANAGAN REGIONAL
 LIBRARY (ORL) PRESS
 RELEASE
 (SEPTEMBER 22, 2016)

Press release from ORL regarding the ORL Board review of the 2017 budget.

Director Morgan advised that the ORL Board will be finalizing its 2017 budget at the November, 2016 meeting.

RIDE SOURCING –
 PROVINCE OF B.C.
 (SEPTEMBER 23, 2016)

Letter from the Honourable Minister Fassbender, Minister of Community, Sport and Cultural Development, reporting the outcome of consultation which was conducted throughout the Province relative to ride sourcing in B.C.'s passenger transportation sector.

- For information.

COMMUNITY STOP OF
 INTEREST NOMINATIONS
 (SEPTEMBER 26, 2016)

The Minister of Transportation and Infrastructure invited the CSR Board's participation in the Province of B.C.'s Stop of Interest sign engagement and nomination process taking place until January 31, 2017.

2016-1005

M/S Directors Demenok/Morgan THAT:
 the letter from the Minister of Transportation and Infrastructure inviting the CSR Board to participate in the Province of BC's Stop of Interest sign engagement and nomination process be referred to Shuswap, Revelstoke/Area B Tourism and to Golden/Area A Tourism, to develop a list and submit nominations to the Stop of Interest Program, on behalf of the CSR Board.

CARRIED

CORRESPONDENCE**Cont'd**

AGRICULTURAL LAND
COMMISSION (ALC)
(SEPTEMBER 29, 2016)

2016-1006

Related to Item 3.3. – Minutes of Electoral Area Directors Meeting.

Expression of appreciation for recent tours and request to follow up with a meeting with the Regional Board in 2017 (including ALC CEO).

M/S Directors Parker/Demenok THAT:

a letter be written to the Agricultural Land Commission inviting the Executive Director to a future Board meeting to do a presentation.

CARRIED

CITY OF REVELSTOKE —
FIRE SERVICE
(OCTOBER 5, 2016)

2016-1007

City of Revelstoke seeking approval from the CSRD Board of Directors that the City of Revelstoke enter into a Fire Protection Service Agreement with Parks Canada Agency.

M/S Directors Eliason/Rysz THAT:

the Board approve the request of the City of Revelstoke to enter into a Fire Protection Service Agreement with the Parks Canada Agency to provide fire protection services in Federal Parks (residential compound in the Sky Parkway, Mount Revelstoke National Park).

CARRIED

OKANAGAN REGIONAL
LIBRARY – APPLICATION
FOR PERMISSIVE TAX
EXEMPTION
(OCTOBER 4, 2016)

2016-1008

Letter from the ORL requesting the Board's consideration for a 2017 exemption for each of the Falkland, South Shuswap and North Shuswap branches of the ORL.

Subsequently, the ORL wrote a letter to BC Assessment to make a direct application under Section 15 of the BC Taxation (Rural Tax) Act to gain the exemption.

M/S by Directors Eliason/Talbot THAT:

the CSRD Board send a letter to BC Assessment expressing the Board's displeasure at the process where the BC Assessment under its legislation granted a permissive tax exemption on the leasehold properties housing the Falkland, South Shuswap and the North Shuswap branches of the ORL.

Discussion:

- The exemption confers a benefit to owners of private owned premises being leased to Okanagan Regional Library for these branches;
- Commercial tax break;
- No consultation was done with the CSRD.

CARRIED

2016-1009

M/S Directors Rysz/Morgan THAT:
the correspondence contained on the October 20, 2016 regular Board agenda be received for information.

CARRIED

DELEGATIONS

CITY OF SALMON ARM –
CURBSIDE FOOD WASTE
TRIAL

Jennifer Wilson, Municipal Engineer with the City of Salmon Arm, attended the meeting to present the results of a curbside food waste collection trial.

Ms. Wilson informed the Board on the goals of the City of Salmon Arm Curbside Food Waste Trial Project. Details were provided, as contained in a Powerpoint presentation included with the meeting agenda, on the following:

- Trial Period Specifics;
- Trial Area (variety of property sizes and uses and demographics);
- Collection Statistics;
- Trial Project Feedback;
- Success/Overall feedback from Residents.

Ms. Wilson added that the costs to move forward with a Curbside Food Waste program cannot be determined until a formal tender process is completed.

Ms. Wilson responded to several questions from the Board, advising that the City of Salmon Arm budget was \$25,000 for this trial project, and that the CSRD covered tipping fees, liners, etc.. Ms. Wilson thanked the Board and the CSRD staff for assisting in this project.

NEILSON-WELCH
CONSULTING INC.

Allan Neilson was in attendance to review a report - Proposed Building Inspection Service – Business Case, dated October, 2016.

The Business Case explained the need for, and presented a complete outline of a proposed building inspection service for Electoral Areas B, C and E of the CSRD.

An overview of the report included:

- Chapter 1 (why building inspection is important and where it is provided);
- Chapter 2 (details of the proposed new building building service and the key elements associated with providing the service;
- Chapter 3 (how the service is established, including the legislative requirements and options for bylaw approvals, a suggested service start date of January 1, 2018, and the need for extensive community consultation).
- Next Steps: Choice between Options 1 and 2: Option 1 being a three standard inspections per permit regime; Option 2 a regime of six inspections. There is an alternative for the Board to choose a phased-in approach to implementation.

Mr. Neilson responded to several questions and comments of the Board, including information on the peer review (TNRD, FVRD, etc) he had done of those building inspection services/best practices; the need for a well-developed community consultation strategy particularly as this topic has been a controversial one in the past, for example in Electoral Area C.

DELEGATIONS, Cont'd

Other comments were made in relation to a proposed building inspection service on:

- a 3 step versus a 6 step inspection standard;
- the need for community consultation also in Area F if the existing building inspection program expands from a 3 inspection to a 6 inspection standard;
- staffing considerations
- implications of initiating a building inspection program;
- what would be a fundamental change to interactions with the public.

REPORTS

2016-1010
REVELSTOKE AND AREA
ECONOMIC
DEVELOPMENT
COMMISSION MEETING
MINUTES – JULY 6, 2016

M/S Directors McKee/Rysz THAT:
the minutes of the Revelstoke and Area Economic Development Commission held July 6, 2016 be received for information.

CARRIED

2016-1011
SHUSWAP WATERSHED
COUNCIL MEETING
SUMMARY – SEPTEMBER
19, 2016

M/S Directors Demenok/Parker THAT:
the meeting summary of the Shuswap Watershed Council Meeting held on September 19, 2016 be received for information.

CARRIED

2016-1012
ELECTORAL AREA
DIRECTORS' COMMITTEE
MEETING MINUTES –
SEPTEMBER 22, 2016

M/S Directors Demenok/Talbot THAT:
the receipt of the Electoral Area Directors' Committee meeting minutes of September 22, 2016 be DEFERRED.

CARRIED

UBCM 2016
CONFERENCE

CSRD resolutions supported at UBCM:

- Sustained Funding for First Responder Agencies;
- BC Hydro Remote Community Electrification Program;
- Community Economic Development Investment Fund (CEDIF) Tax Credit.

Director Demenok reported on a positive meeting with the Minister of Finance during the UBCM Conference attendance. Director added that the Minister seemed interested in the suggestion of such a program.

For information.

2016-1013
FRASER BASIN COUNCIL
BOARD MEETING
HIGHLIGHTS
(OCTOBER 6, 2016)

M/S Directors Talbot/Morgan THAT:
the highlights of the Fraser Basin Council Board of Directors Meeting, dated October 6, 2016, be received for information.

CARRIED

BUSINESS GENERAL

2016-1014
RESCIND POLICY
A-08/A-09 ETHICAL
STANDARDS OF
CONDUCT FOR
ELECTED LOCAL
GOVERNMENT
OFFICIALS

Policy is redundant; Board has recently adopted Policy A-67 Code of Ethics Policy.

M/S Directors Cooper/Parker THAT:
“Policy A-08/A-09 Ethical Standards of Conduct for Elected Local Government Officials” dated April, 1981 be rescinded and be removed from the CSRD Policy Manual.

CARRIED

2016-1015
CSRD ADMINISTRATION
OVERHEAD AND OTHER
INDIRECT COSTS

Report from J. Pierce, Manager, Financial Services, dated October 6, 2016.

M/S Directors McKee/Rysz THAT:
the Board endorse Policy F-02 “CSR Administration Overhead Policy” and approve its inclusion into the CSR Policy Manual.

Discussion:

- Staff proposed recommendations that will follow the Local Government Act and provide a more equitable overhead cost allocation to the appropriate functions.
- Considerable discussion ensued on this complex topic.

CARRIED
Directors Cooper and Eliason - OPPOSED

2016-1016

M/S Directors McKee/Rysz THAT:
the Board rescind Policy F-28 “CSR Administration Charges to Functions” and approve its removal from the CSR Policy Manual.

CARRIED

2016-1017

M/S Directors McKee/Rysz THAT:
the Board endorse the allocation of Function 012 – Administrative Overhead and IT Services on an apportionment of charges by Employee Office Space basis.

CARRIED

2016-1018
APPOINTMENT OF FIRE
CHIEFS

Report from K. Mount, Regional Fire Chief, dated September 15, 2016.

M/S Directors Morgan/Talbot THAT:
the Board appoint Graham Lucas as Fire Chief of the Anglemont Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.

CARRIED

2016-1019

M/S Directors Morgan/Talbot THAT:
the Board appoint Roy Phillips as Fire Chief of the Celistra Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.

CARRIED

BUSINESS GENERAL,
Cont'd

- 2016-1020 M/S Directors Demenok/Parker THAT:
the Board appoint Alan Rendell as Fire Chief of the Eagle Bay Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1021 M/S Directors Talbot/Morgan THAT:
the Board appoint Troy Ricard as Fire Chief of the Falkland Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1022 M/S Directors Cooper/Parker THAT:
the Board appoint Joanne Held as Fire Chief of the Malakwa Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1023 M/S Directors Cathcart/Moss THAT:
the Board appoint Parker Vaile as Fire Chief of the Nicholson Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1024 M/S Directors Talbot/Morgan THAT:
the Board appoint Marvin Gros as Fire Chief of the Ranchero/Deep Creek Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1025 M/S Directors Morgan/Talbot THAT:
the Board appoint Mike Engholm as Fire Chief of the Scotch Creek/Lee Creek Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1026 M/S Directors Demenok/Parker THAT:
the Board appoint Gary Hoult as Fire Chief of the Shuswap Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1027 M/S Directors Talbot/Morgan THAT:
the Board appoint Len Sarrazin as Fire Chief of the Silver Creek Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.
CARRIED
- 2016-1028 M/S Directors Parker/Talbot THAT:
the Board appoint Dave Schurek as Fire Chief of the Swansea Point Fire Department for a thirty-eight month term commencing November 1, 2016 and expiring on December 31, 2019
CARRIED

BUSINESS GENERAL,
Cont'd

2016-1029 M/S Directors Demenok/Parker THAT:
 the Board appoint Jayson Tracy as Fire Chief of the White Lake Fire Department for a thirty-eight month term, commencing November 1, 2016 and expiring on December 31, 2019.

CARRIED

2016-1030
 REPORT FROM
 NEILSON-WELCH
 CONSULTING INC.
 REGARDING
 PROPOSED BUILDING
 INSPECTION SERVICE

Report dated October, 2016.

M/S Directors Demenok/Parker THAT:
 the report from Allan Neilson-Welch Consulting Inc. regarding Proposed Building Inspection Service be received and the Report be referred to the next Electoral Area Directors' Committee Meeting for consideration.

CARRIED

BUSINESS BY AREA

2016-1031
 ELECTORAL
 GRANT IN AID
 REQUESTS

Report from J. Pierce, Manager, Financial Services, dated October 7, 2016.

M/S Directors Demenok/Parker THAT:
 the Board approve the following allocations from the 2016 Electoral Grant-in-Aids:

Area C

Sorrento Memorial Hall (Christmas Light up Event) \$2,500

Area E

Swansea Point Community Association (Insurance, communication program, community events & landscaping) \$3,000

Malakwa Playschool Society (Propane, insurance and radon testing). \$3,500

CARRIED

2016-1032
 REVELSTOKE/AREA B
 EOF APPLICATION –
 REVELSTOKE TECH
 STRATEGY

Report from J. Pierce, Manager, Financial Services, dated October 7, 2016.

City of Revelstoke Council passed a resolution of support.

M/S Directors Parker/McKee THAT:
 with the concurrence of the City of Revelstoke and the Electoral Area B Director, the Board approve funding from the Revelstoke and Area B Economic Opportunity Fund in the amount of \$30,000 for a Revelstoke Tech Strategy Initiative.

CARRIED

BUSINESS BY AREA,
Cont'd

2016-1033
 ENVIRONMENTAL
 EDUCATION –
 CONTRACT AWARD

Report from B. Van Nostrand, Team Leader, Environmental Health Services, dated October 7, 2016.

M/S Directors Moss/Cathcart THAT:
 the Board empower the authorized signatories to enter into an agreement with Wildsight to deliver classroom based solid waste and recycling educational programs in Revelstoke and Golden schools for a total cost of \$35,400 plus applicable taxes for a three year term expiring on July 31, 2019.

Discussion:

- Suggestion of setting up a separate budget to charge the City of Revelstoke and the Town of Golden for this service;
- Staff confirmed there is no mechanism to do so and pointed out the regional service program; geographically it is more difficult for CSRD staff to get to areas such as Areas A, B, Revelstoke and Golden;
- Money well spent to engage youth and foster environment for future generations;
- Directors in other areas would like to see a similar educational program in their respective areas, extending the program beyond the Revelstoke and Golden areas;
- Staff commented on balancing staff resources and the potential of an outside contractor, such as Wildsight, to deliver such a service.

CARRIED

ADMINISTRATION
BYLAWS

2016-1034
 WATERWORKS
 REGULATIONS AND
 RATES AMENDMENT

Report from T. Langlois, Team Leader, Utilities, dated October 7, 2016.

M/S Directors Morgan/Talbot THAT:
 Bylaw No. 5733, cited as "Columbia Shuswap Regional District Waterworks Regulations and Rates Amendment Bylaw No. 5733" be read a first, second and third time this 20th day of October, 2016.

CARRIED

2016-1035

M/S Directors Morgan/Talbot THAT:
 Bylaw No. 5733, cited as "Columbia Shuswap Regional District Waterworks Regulations and Rates Amendment Bylaw No. 5733" be adopted this 20th day of October, 2016.

CARRIED

2016-1036
 NICHOLSON FIRE
 SUPPRESSION LOCAL
 SERVICE AREA
 AMENDMENT

Report from D. Mooney, Manager, Operations Management, dated October 5, 2016.

M/S Directors Cathcart/Moss THAT:
 Bylaw No. 5732 cited as "Nicholson Fire Suppression Service Area Amendment Bylaw No. 5732", be read a first, second and third time this 20th day of October, 2016.

CARRIED

ADMINISTRATION
BYLAWS, Cont'd

2016-1037
 AMENDMENT TO
 'REGIONAL DISTRICT
 BOARD AND
 COMMITTEES
 PROCEDURE BYLAW
 NO. 5648'

Report from L. Shykora, Deputy Manager, Corporate Administration Services, dated October 11, 2016.

- The bylaw amendment would change the date of electing the Chair and Vice-Chair to November, annually.

M/S Directors Eliason/McKee THAT:
 'Regional District Board and Committees Procedure Amendment Bylaw No. 5734' be read a first, second and third time this 20th day of October, 2016.

CARRIED

2016-1038

M/S Directors Eliason/McKee THAT:
 'Regional District Board and Committees Procedure Amendment Bylaw No. 5734' be adopted this 20th day of October, 2016.

CARRIED

IN CAMERA

2016-1039
 IN CAMERA

M/S Directors Moss/Cathcart THAT:
 pursuant to Sections 90(1)(a)(e)(g)(i):

- Personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the regional district or another position appointed by the regional district;
- the acquisition, disposition or expropriation of land or improvements;
- litigation or potential litigation;
- the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose;

of the Community Charter, the Board move In Camera.

CARRIED

The Regular Board Meeting reconvened at 1:40 PM.

ALR APPLICATIONS

2016-1040
 AGRICULTURAL LAND
 COMMISSION (ALC)
 APPLICATION,
 SECTION 30 (1) –
 EXCLUSION FROM THE
 AGRICULTURAL LAND
 RESERVE (ALR)
 REGENCY
 CONSULTANTS LTD.
 (MR. BOB HOLTBY) C/O
 ILLECILLEWAET
 DEVELOPMENTS INC.

Report from D. Passmore, Senior Planner, dated September 8, 2016.

The owners previously obtained ALC approval for a non-farm use for an adventure park and a subdivision approval for land in the ALR. The owner submitted an application for rezoning that reflected the ultimate design for the park and the ALC noted that the bylaws were not consistent with the non-farm use approval. The owner then amended the rezoning proposal to be consistent with the non-farm approval, but has submitted this exclusion application as ALC staff had advised the applicant that the properties would need to be excluded from the ALR in order to permit the ultimate build out to realize their ultimate design. The subject properties are partially within the ALR.

The applicant and consultant were in attendance.

CIVIC ADDRESS:
 354 LEOFFLER
 ROAD/GREELY ROAD

M/S Directors Moss/Cathcart THAT:
 Application No. LC2524B, Section 30(1) Exclusion from the ALR, for:

1. Legal Subdivision 4, Section 3, Township 24, Range 1, W6M, Kootenay District, Except Parts included in R/W Plans 633A and 15088 and Plan NEP22512 (PID: 016-775-988);
2. That Part of Legal Subdivision 3, Section 3, Township 24, Range 1, W6M, Kootenay District, Which lies west of a line parallel to and 5 chains distant from the westerly boundary, Except parts included in R/W Plans 633A and 15088 (PID: 016-777-751);
3. Block A, Section 3, Township 24, Range 1, W6M, Kootenay District, Except parts included in plans 15088 and NEP22512 (PID: 018-834-434);
4. Legal Subdivision 16, Section 33, Township 23, Range 1, W6M, Kootenay District, Except Parts included in R/W 36 (PID: 016-777-905);
5. That Part of the SE ¼, Section 4, Township 24, Range 1, W6M, Kootenay District Which lies to the South of the left bank of the Illecillewaet River, Except (1) Part included in R/W DD12340, (2) Part included in R/W Plan 633A, and (3) Part included in Plans 15089 and NEP22512 (PID: 018-522-475);
6. That Part of Fractional Legal Subdivision 14, Section 33, Township 23, Range 1, W6M, Kootenay District, Which lies south of the left bank of the Illecillewaet River, Except Parts included in R/W Plans 633A and R/W 35 (PID: 016-777-883);
7. Legal Subdivision 15, Section 33, Township 23, Range 1, W6M, Kootenay District, Except Parts included in R/W Plans 633A and R/W 35 (PID: 016-777-891); and,
8. Part of the NW 1/4, Section 34, Township 14, Range 1, W6M, Kootenay District (Crown Land, no PID);

be forwarded to the Provincial Agricultural Land Commission recommending refusal on this 20th day of October, 2016.

Discussion:

- Opposed to staff recommendation because at the time the Area B Official Community Plan was adopted, there was no contemplation of such a large scale development nor specific property evaluations for agricultural purposes;
- There is generally not good farm land in the Greely area;
- Staff confirmed that the ALR application to exclude lands from the Agricultural Land Reserve is for the full-scale large scale development originally proposed by the applicant;
- Comment on aspect of economic development and added diversity to the area;
- Area B Advisory Planning Commission agreed unanimously to support this exclusion application.
-

MOTION DEFEATED

2016-1041

M/S Directors Parker/McKee THAT:

Application No. LC2524B, Section 30(1) Exclusion from the ALR, for:

1. Legal Subdivision 4, Section 3, Township 24, Range 1, W6M, Kootenay District, Except Parts included in R/W Plans 633A and 15088 and Plan NEP22512 (PID: 016-775-988);
2. That Part of Legal Subdivision 3, Section 3, Township 24, Range 1, W6M, Kootenay District, Which lies west of a line parallel to and 5 chains distant from the westerly boundary, Except parts included in R/W Plans 633A and 15088 (PID: 016-777-751);
3. Block A, Section 3, Township 24, Range 1, W6M, Kootenay District, Except

- parts included in plans 15088 and NEP22512 (PID: 018-834-434);
4. Legal Subdivision 16, Section 33, Township 23, Range 1, W6M, Kootenay District, Except Parts included in R/W 36 (PID: 016-777-905);
 5. That Part of the SE ¼, Section 4, Township 24, Range 1, W6M, Kootenay District Which lies to the South of the left bank of the Illecillewaet River, Except (1) Part included in R/W DD12340, (2) Part included in R/W Plan 633A, and (3) Part included in Plans 15089 and NEP22512 (PID: 018-522-475);
 6. That Part of Fractional Legal Subdivision 14, Section 33, Township 23, Range 1, W6M, Kootenay District, Which lies south of the left bank of the Illecillewaet River, Except Parts included in R/W Plans 633A and R/W 35 (PID: 016-777-883);
 7. Legal Subdivision 15, Section 33, Township 23, Range 1, W6M, Kootenay District, Except Parts included in R/W Plans 633A and R/W 35 (PID: 016-777-891); and,
 8. Part of the NW 1/4, Section 34, Township 14, Range 1, W6M, Kootenay District (Crown Land, no PID);

be forwarded to the Provincial Agricultural Land Commission recommending approval on this 20th day of October, 2016.

CARRIED

DIRECTOR'S REPORTS **COMMUNITY EVENTS**

None.

Director McKee left the meeting at this time.

ELECTORAL AREA DIRECTORS

PLANNING BYLAWS

2016-1042
ELECTORAL AREA 'F'
OFFICIAL COMMUNITY
PLAN AMENDMENT
(GATEWAY LAKEVIEW
ESTATES) BYLAW NO.
830-14

Report from D. Passmore, Senior Planner, dated October 3, 2016.

Item brought forward from August Board agenda.

SCOTCH CREEK/LEE
CREEK ZONING
AMENDMENT
(GATEWAY LAKEVIEW
ESTATES) BYLAW NO.
825-31

Staff have reviewed proposal(s) from Gateway Lakeview Estates and prepared the report attached to the Board meeting agenda. The latest proposal contains four solutions to deal with sewerage disposal/wastewater: lake outfall, rapid infiltration basins, reclaimed water reuse through drip-irrigation and a raised mound disposal area.

Letter dated October 17, 2016 from Gateway Lakeview Estates was circulated as part of the Board meeting agenda for information.

The applicant was in attendance.

LAKES ZONING
AMENDMENT
(GATEWAY LAKEVIEW
ESTATES) BYLAW NO.
900-12
CIVIC ADDRESS:
2533 AND 2633
SQUILAX-ANGLEMONT
ROAD

M/S Directors Parker/Cathcart THAT:

"Electoral Area 'F' Official Community Plan Amendment (Gateway Lakeview Estates) Bylaw No. 830-14", be given no further readings this 20th day of October, 2016.

Discussion:

- Comment that as a lay-person realizes it is not wise to add liquid to an area that floods; concerned about potential contamination of wells/drinking water in the area next to the development; drip

irrigation proposed appears not be the best solution for development; large lots starting out as seasonal versus growing into year round use; unable to support the proposal and supports staff recommendations;

- Wants to see outfall out of the lake despite the fact that it is treated effluent - as he understands it even a high quality effluent would not remove certain influences (ie endocrine blockers, hormones, or pharmacological influences);
- Does not agree with rapid infiltration in a floodplain area;
- The raised sand mound approach in more areas than the Development Area 4 may be considered if proposed by the applicant;
- Unable to support proposal as presented with the variety of sewage disposal methods;
- Will not support any development with sewage into lake – supports staff recommendations;
- 3 major concerns: flooding, affects on drinking water and putting treated effluent into the lake (all of which undermine everything that is being done by the Shuswap Watershed Council service);
- Current proposal is a patchwork of solutions to solve the discharge of treated effluent into the lake;
- High public opposition at the Public Hearing;
- Applicant could take these comments under advisement;
- Onus is on applicant to re-evaluate their proposal and to bring forward a solution.

CARRIED

Director Morgan OPPOSED

2016-1043

M/S Directors Parker/Cathcart THAT:
"Scotch Creek/Lee Creek Zoning Amendment (Gateway Lakeview Estates) Bylaw No. 825-31", be given no further readings this 20th day of October, 2016.

CARRIED

Director Morgan OPPOSED

2016-1044

M/S Directors Parker/Cathcart THAT:
"Lakes Zoning Amendment (Gateway Lakeview Estates) Bylaw No. 900-12", be given no further readings this 20th day of October, 2016.

CARRIED

Director Morgan OPPOSED

Directors Rysz and Moss left the meeting at this time.

BUSINESS BY AREA

2016-1045
DEVELOPMENT
VARIANCE PERMIT
641-18
STEVE CONNOLLY AND
PATRICIA DEHART
(AGENT)

CIVIC ADDRESS:
LOT 1 = 2473 STEVENS
ROAD, MAGNA BAY
LOT A = VACANT

Report from J. Sham, Planner, dated September 27, 2016.

The owners have made application for a subdivision to adjust the boundary between the two lots. The proposed new Lot 1 is within the Secondary Settlement area and is less than 1 ha in size. Conditions of subdivision approval include connection to a community sewer system and community water system. There is currently no community sewer or water system in Magna Bay. The owners are applying for a Development Variance Permit to allow the subdivision to proceed without connecting to these services. Further, Lot A, Plan 25890 is currently vacant and the owners are applying to waive Part 8 (proof of water quality and quantity) requirements for this property only.

Staff noted that no submissions from adjacent land owners were submitted to the CSRD in relation to the proposed variances.

The applicants were not present.

M/S Directors Morgan/Talbot THAT:

in accordance with Section 498 of the Local Government Act, Development Variance Permit No. 641-18, for Lot 1, Section 13, Township 23, Range 10, West of the 6th Meridian, Kamloops Division Yale District, Plan 24279 and Lot A, Section 13, Township 23, Range 10, West of the 6th Meridian, Kamloops Division Yale District, Plan 25890, varying Subdivision Servicing Bylaw No. 641, as amended (Bylaw No. 641), as follows:

- 1) Schedule 'A' – Levels of Service, Minimum Parcel Size for new subdivisions within a Secondary Settlement Area where not serviced by a Community Water System and a Community Sewer System is varied from 1.0 ha to a minimum of: 0.578 ha for proposed Lot 1, of the proposed 2 lot boundary adjustment subdivision, as shown on Schedule 'B', subject to registration of a suitably worded Section 219 covenant on the title of the new Lot 1 requiring connection to a community water system and a community sewer system when one becomes available; and,
- 2) waiving Part 8 requirements for proposed Remainder Lot A, Plan 25890, as shown on Schedule 'B', subject to a suitably worded Section 219 covenant being registered on title prohibiting residential use and/or subdivision until such time that the property is provided with a source of water in compliance with the regulations of Bylaw No. 641;

be approved for issuance this 20th day of October, 2016.

CARRIED

PLANNING BYLAWS,
CONTINUED

2016-1046
 ELECTORAL AREA 'B'
 OFFICIAL COMMUNITY
 PLAN AMENDMENT
 (ILLECILLEWAET
 DEVELOPMENT INC.)
 BYLAW NO. 850-11

Report from D. Passmore, Senior Planner, dated September 6, 2016.

The proposal is to re-designate the subject properties from RSC Rural Resource to RC – Resort Commercial and to rezone the subject properties from RH – Rural Holdings to a proposed new CDB4 Comprehensive Development Zone B4 (Revelstoke Adventure Park) to allow for an adventure park.

ELECTORAL AREA 'B'
 ZONING AMENDMENT
 (ILLECILLEWAET
 DEVELOPMENT INC.)
 BYLAW NO. 851-10

The applicants were present.

M/S Directors Parker/Demenok THAT:
 "Electoral Area 'B' Official Community Plan Amendment (Illecillewaet Development Inc.) Bylaw No. 850-11" be read a third time, this 20th day of October, 2016.

CIVIC ADDRESS:
 354 LEOFFLER
 ROAD/GREELEY ROAD

Discussion:

- Supported by Area B Advisory Planning Commission and the Revelstoke/Area B Economic Development Commission;
- The public hearing reflected no one speaking in opposition to the proposed development;
- Provides summer recreation opportunities to the area.

CARRIED

2016-1047

M/S Directors Parker/Demenok THAT:
 "Electoral Area 'B' Zoning Amendment (Illecillewaet Development Inc.) Bylaw No. 851-10" be read a third time, this 20th day of October, 2016.

CARRIED

2016-1048
 LAKES ZONING
 AMENDMENT (CSR D)
 BYLAW 900-14

Report from J. Sham, Planner, dated September 30, 2016.

It was noted that a corrected copy of Page 1 of Bylaw 900-14 was circulated in the Late Agenda package. The corrected copy related to a typographical error in the original proposed bylaw.

CIVIC ADDRESS: 7429
 SUNNYBRAE-CANOE
 POINT RD, SUNNYBRAE

This is an amendment to the Lakes Zoning Bylaw No. 900 to recognize the existing commercial dock, oversized swimming platform, and 25 private mooring buoys associated with Totem Pole Resort. The proposed amendment is to rezone a portion of Shuswap Lake from FM2 Foreshore Multi-Family 2 to FC2 Foreshore Commercial 2, which portion lies adjacent to the common property on Strata Plan K46, Section 5, Township 22, Range 8, W6M, KDYD, and includes DL2015, Section 5, Township 22, Range 8, W6M, which contains the existing commercial dock and swimming platform. Further, the proposal is to allow 25 private mooring buoys instead of the 15 private mooring buoys currently allowed in the site specific FM2 zone. The proposed bylaw amendment is a housekeeping amendment initiated by the CSR D.

M/S Directors Demenok/Parker THAT:
 "Lakes Zoning Amendment (CSR D) Bylaw No. 900-14" be adopted, this 20th day of October.

CARRIED

PLANNING BYLAWS,
CONTINUED

- 2016-1049
LAKES ZONING
AMENDMENT (FINZ
RESORT LTD.) BYLAW
NO. 900-17
SOUTH SHUSWAP

ZONING AMENDMENT
(FINZ RESORT LTD.)
BYLAW NO. 701-84

CIVIC ADDRESS:
2001 EAGLE BAY ROAD
- Report from D. Passmore, Senior Planner, dated September 7, 2016.
- The proposal is to amend the FC3 – Foreshore Commercial 3 Zone of Lakes Zoning Bylaw No. 900 to allow an addition onto existing non-conforming structures on a portion of a Crown Land Lease area (current Lease 333195) described as District Lot 6021 (DL 6021, K.D.Y.D.). Concurrently, the South Shuswap Zoning Bylaw No. 701 is proposed to be amended by exempting DL 6021 from the application of Floodplain Specifications. These zoning amendments would bring an existing business into compliance with CSRD regulations in conjunction with an application made by the owner of the upland property to obtain a modified tenure to address the encroachment of structures into the foreshore area currently being reviewed by the Ministry of Forests, Lands and Natural Resource Operations (MFLNRO).
- The applicant was in attendance.
- M/S Directors Demenok/Parker THAT:
"Lakes Zoning Amendment (Finz Resort Ltd.) Bylaw No. 900-17" be read a third time this 20th day of October, 2016.
- CARRIED
- 2016-1050
- M/S Directors Demenok/Parker THAT:
"Lakes Zoning Amendment (Finz Resort Ltd.) Bylaw No. 900-17" be adopted this 20th day of October, 2016.
- CARRIED
- 2016-1051
- M/S Directors Demenok/Parker THAT:
"South Shuswap Zoning Amendment (Finz Resort Ltd.) Bylaw No. 701-84" be read a third time this 20th day of October, 2016.
- CARRIED
- 2016-1052
- M/S Directors Demenok/Parker THAT:
"South Shuswap Zoning Amendment (Finz Resort Ltd.) Bylaw No. 701-84" be adopted this 20th day of October, 2016.
- CARRIED
- 2016-1053
SALMON VALLEY LAND
USE AMENDMENT
(RALSTON) BYLAW NO.
2557

CIVIC ADDRESS:
9050 & 9126 70TH AVE
SW, SALMON ARM, BC
- Report from J. Sham, Planner, dated September 27, 2016.
- The applicant would like to redesignate and rezone the subject property, which is located in Electoral Area 'D', west of the City of Salmon Arm, from R Rural to RR Rural Residential to facilitate a 3 lot subdivision.
- The applicant was not in attendance.
- M/S Directors Talbot/Morgan THAT:
"Salmon Valley Land Use Amendment (Ralston) Bylaw No. 2557" be read a third time this 20th day of October, 2016.
- CARRIED

2016-1054

M/S Directors Talbot/Morgan THAT:
"Salmon Valley Land Use Amendment (Ralston) Bylaw No. 2557" be adopted this 20th day of October, 2016.

CARRIED

2016-1055
LAKES ZONING
AMENDMENT
(REMINGTON) BYLAW
900-16
CIVIC ADDRESS:
643 SWANBEACH ROAD

Report from C. LeFloch, Development Services Assistant, dated September 26, 2016.

The applicants have applied to amend the Lakes Zoning Bylaw No. 900 to recognize the existing fixed, oversized dock, associated with 643 Swanbeach Road. The proposed amendment would add a special regulation to the FR1 Foreshore Residential 1 zone, which would apply to the portion of Mara Lake lying adjacent to the property, which contains the existing fixed dock. Further, the proposal is to allow the existing dock to be relocated in conformance with the required setbacks.

The applicants were not in attendance.

M/S Directors Parker/Talbot THAT:
first reading given to "Lakes Zoning Amendment (Remington) Bylaw No. 900-16" by resolution #2016-0423", be rescinded, this 20th day of October, 2016.

Discussion:

- Staff confirmed only floating docks are allowed under the bylaw versus the application to recognize the fixed, oversized dock;
- Staff confirmed the original dock and walkway were installed in 1992, considered legally non-conforming status; due to storm damage in the spring, 2015, the owner replaced the walkway and installed new pilings (and other work); the structure is no longer considered legally non-conforming;
- What is rationale to approve a dock 50% larger than allowed? Concern with setting precedent (7 neighbouring docks) and other concern is the inability for the public to gain access to Crown land;
- Staff replied that the applicant indicated a bit of hardship involved – recommendation is to proceed to Public Hearing in order to derive input/comments from the public;
- Will lead to other applicants requesting oversize dock(s);
- Issue with 37 sq. m. size dock; need consistency with Provincial regulations and to minimize bylaw enforcement resources; these two things are at odds;
- Staff advised that the Province's size requirements and the CSRD's general size is the same, but for docks above the general size, a zoning amendment comes into play through the CSRD;
- Additional comment that an issue in this case is the walkway (no access to Crown land), versus the dock; wants to hear public feedback.

CARRIED

2016-1056

M/S Directors Parker/Talbot THAT:
"Lakes Zoning Amendment (Remington) Bylaw No. 900-16" be read a first and second time this 20th day of October, 2016.

CARRIED

2016-1057

M/S Directors Parker/Talbot THAT:
a public hearing to hear representations on "Lakes Zoning Amendment (Remington) Bylaw No. 900-16" be held;

THAT:

notice of the public hearing be given by the staff of the Regional District on behalf of the Board in accordance with Section 466 of the Local Government Act;

AND FURTHER THAT:

the holding of the public hearing be delegated to Director Rhona Martin, as Director of Electoral Area 'E' being that in which the land concerned is located, or Alternate Director Brian Thurgood, if Director Martin is absent and the Director or Alternate Director, as the case may be, give a report of the public hearing to the Board.

CARRIED

2016-1058
MAGNA BAY ZONING
AMENDMENT
(SCHNEIDER) BYLAW
NO. 800-29

CIVIC ADDRESS:
CASABELLO ROAD,
MAGNA BAY

Report from J. Sham, Planner, dated September 30, 2016.

The proposal is to build a 57.9 m² over-height garage, within the interior side parcel boundary setback area, on the subject property. Further, with the construction of this garage, in addition to the existing buildings on the property, the parcel coverage will exceed the maximum of 25%. This bylaw amendment includes the following variances:

- Setback from the interior side parcel boundary line from 2 m to 1.39 m (to the eaves);
- Maximum parcel coverage from 25% to 30%; and,
- Maximum height of an accessory building from 6 m to 7.72 m.

The applicant was not in attendance.

M/S Directors Morgan/Talbot THAT:
"Magna Bay Zoning Amendment (Schneider) Bylaw No. 800-29" be read a first time this 20th day of October, 2016;

AND THAT:

the Board utilize the simple consultation process for Bylaw No. 800-29 and it be referred to the following agencies and First Nations:

- Area 'F' Advisory Planning Commission;
- Interior Health;
- Ministry of Environment;
- Ministry of Forest, Lands and Natural Resource Operations – Archaeology Branch;
- CSRD Operations Management;
- School District No. 83; and
- Relevant First Nations Bands and Councils.

CARRIED

**RELEASE OF
IN-CAMERA
RESOLUTIONS**

The following resolution was authorized for release from the October 20, 2016 Closed (In-Camera) meeting:

Resignation of Area A Local Advisory Committee member:

“THAT the Board accept the resignation of Tracy Giles from the Area A Local Advisory Committee this 20th day of October, 2016;

AND FURTHER THAT the above resolution be authorized for release from the Closed (In Camera) meeting.”

ADJOURNMENT

2016-1059
ADJOURNMENT
AT 3:02 PM

M/S Directors Morgan/Demenok THAT:
the regular Board meeting of October 20, 2016 be adjourned.

CARRIED

CERTIFIED CORRECT:

CHAIR

CHIEF ADMINISTRATIVE OFFICER