

REGIONAL DISTRICT OF NANAIMO

**MINUTES OF THE ELECTORAL AREA PLANNING COMMITTEE MEETING
OF THE REGIONAL DISTRICT OF NANAIMO HELD ON
TUESDAY, NOVEMBER 10, 2015 AT 6:32 PM IN THE
RDN BOARD CHAMBERS**

In Attendance:

Director B. Veenhof	Chairperson
Director A. McPherson	Electoral Area A
Director M. Young	Electoral Area C
Director B. Rogers	Electoral Area E
Director J. Fell	Electoral Area F
Director J. Stanhope	Electoral Area G

Also in Attendance:

P. Thorkelsson	Chief Administrative Officer
J. Hill	A/Director of Corporate Services
R. Alexander	Gen. Mgr. Regional & Community Utilities
G. Garbutt	Gen. Mgr. Strategic & Community Development
D. Trudeau	Gen. Mgr. Transportation & Solid Waste
J. Holm	Mgr. Current Planning
P. Thompson	Mgr. Long Range Planning
C. Golding	Recording Secretary

CALL TO ORDER

The Chairperson called the meeting to order and respectfully acknowledged the Coast Salish Nations on whose traditional territory the meeting took place.

ELECTORAL AREA PLANNING COMMITTEE MINUTES

Minutes of the Regular Electoral Area Planning Committee meeting held Tuesday, October 13, 2015.

MOVED Director Stanhope, SECONDED Director Fell, that the minutes of the Regular Electoral Area Planning Committee meeting held Tuesday, October 13, 2015, be adopted.

CARRIED

DEVELOPMENT PERMIT

Development Permit Application No. PL2015-127 – 1764, 1768 and 1772 Cedar Road, Electoral Area 'A'.

MOVED Director McPherson, SECONDED Director Fell, that Development Permit Application No. PL2015-127 in conjunction with a proposed lot line adjustment and a three-lot subdivision be approved subject to the conditions outlined in Attachments 2 to 4.

CARRIED

DEVELOPMENT PERMIT WITH VARIANCE

Development Permit with Variance Application No. PL2015-026 – 1604 Cedar Road, Electoral Area ‘A’.

MOVED Director McPherson, SECONDED Director Young, that the Board approve Development Permit with Variance Application No. PL2015-026 as proposed subject to the conditions outlined in Attachments 1 to 3 and direct staff to proceed with notification.

CARRIED

Development Permit with Variance Application No. PL2015-115 – 1100 Pepper Place, Electoral Area ‘G’.

MOVED Director Stanhope, SECONDED Director Young, that staff be directed to complete the required notification.

CARRIED

MOVED Director Stanhope, SECONDED Director Young, that Development Permit with Variance Application No. PL2015-115 to reduce the front lot line setback from 8.0 metres to 3.5 metres for a dwelling footprint be approved subject to the conditions outlined in Attachments 2 and 3.

CARRIED

Development Permit with Variance Application No. PL2015-123 – 5451 Island Highway West, Electoral Area ‘H’.

MOVED Director Stanhope, SECONDED Director Rogers, that staff be directed to complete the required notification.

CARRIED

MOVED Director Stanhope, SECONDED Director Rogers, that Development Permit with Variance Application No. PL2015-123 to permit the renovation and minor expansion of an existing dwelling unit be approved subject to the conditions outlined in Attachments 2 to 4.

CARRIED

OTHER

Electoral Area ‘H’ Official Community Plan Review.

MOVED Director Stanhope, SECONDED Director McPherson, that the Electoral Area ‘H’ Official Community Plan Review Project be initiated through endorsement of the Terms of Reference and Engagement Plan as attached.

CARRIED

Ministry of Agriculture’s Discussion Paper and Proposed Minister’s Bylaw Standards Regulating Agri-tourism and Farm Retail Sales in the Agricultural Land Reserve.

MOVED Director Rogers, SECONDED Director Stanhope, that the Board receive the report for information.

CARRIED

MOVED Director Rogers, SECONDED Director Stanhope, that the Minister's proposed set of bylaw standards be considered when drafting new bylaws.

CARRIED

MOVED Director Rogers, SECONDED Director Stanhope, that the Regional District of Nanaimo respond to the Ministry of Agriculture's request for comments on the draft criteria for developing local government bylaws related to agri-tourism, agri-tourism accommodation, and farm retail sales with the following comments:

- a) that the Regional District of Nanaimo does not support the prohibition of cooking facilities within agri-tourism accommodation sleeping units, specifically cabins.
- b) that the Agriculture Land Reserve Use, Subdivision, and Procedure Regulation and relevant Agricultural Land Commission Policies be updated, where appropriate, to be consistent with the Minister's "Guide for Bylaw Development in Farming Areas".

CARRIED

ADJOURNMENT

MOVED Director Young, SECONDED Director Stanhope, that this meeting be adjourned.

CARRIED

TIME: 6:57 PM

CHAIRPERSON

CORPORATE OFFICER