

# FRASER VALLEY REGIONAL DISTRICT



## BOARD OF DIRECTORS

### OPEN MEETING AGENDA

Wednesday, September 18, 2019  
( Immediately following the FVRHD Open Meeting )  
FVRD Boardroom, 45950 Cheam Avenue, Chilliwack, BC

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1. CALL TO ORDER
2. APPROVAL OF AGENDA, ADDENDA AND LATE ITEMS

*All/Unweighted*

#### MOTION FOR CONSIDERATION

**THAT** the Agenda, Addenda and Late Items for the Fraser Valley Regional District Board Open Meeting of September 18, 2019 be approved;

**AND THAT** all delegations, reports, correspondence committee and commission minutes, and other information set to the Agenda be received for information.

3. DELEGATIONS AND PRESENTATIONS

None

4. BOARD MINUTES & MATTERS ARISING

- 4.1 Board Meeting - July 23, 2019

*All/Unweighted*

#### MOTION FOR CONSIDERATION

**THAT** the Minutes of the Fraser Valley Regional District Board Open Meeting of July 23, 2019 be adopted.

5. COMMITTEE AND COMMISSION MINUTES FOR INFORMATION AND MATTERS ARISING - (5.1 to 5.4)

- 5.1 EASC Priorities Setting Session - July 23, 2019

- 5.2 Draft Cultus Lake Advisory Planning Commission - August 21, 2019

5.3 Board of Variance (Harper) - July 16, 2019

5.4 Board of Variance (Martens) - July 16, 2019

## 6. CORPORATE ADMINISTRATION

6.1 Building Bylaw and BC Building Code Contraventions at 12958 Sylvester Road, Electoral Area F, Legally Described as: Lot 12 Except: Parcel A (Explanatory Plan 56487) Section 30 Township 21 New Westminster District Plan 38134 (PID: 000-533-785).

### *All/Unweighted*

- Corporate report dated September 10, 2019 from Louise Hinton, Bylaw Compliance and Enforcement Officer
- Letter dated August 16, 2019 to Property Owner
- Letter dated July 18, 2019 to Property Owner
- Letter dated July 18, 2019 to Property Owner
- Current Title Search
- Property Information Report
- Property Information Map

### MOTION FOR CONSIDERATION

[EASC-SEPT 2019] THAT the Fraser Valley Regional District Board direct staff to file a Notice in the Land Title Office in accordance with Section 57 of the *Community Charter* due to the contraventions of the *Fraser Valley Regional District Building Bylaw No. 1188, 2013 and the BC Building Code*, at 12958 Sylvester Road Electoral Area F, Fraser Valley Regional District, British Columbia, Legally described as: Lot 12 Except: Parcel A (Explanatory Plan 56487) Section 30 Township 21 New Westminster District Plan 38134 (PID: 000-533-785).

6.2 Grant Application for the Volunteer and Composite Fire Department Training and Equipment Fund

### *All/Unweighted*

- Corporate report dated September 10, 2019 from Reg Dyck, Manager of Electoral Area Emergency Services

### MOTION FOR CONSIDERATION

[EASC-SEPT 2019] THAT the Fraser Valley Regional District Board endorse a grant application of up to \$175,000 under UBCM's Community Emergency Preparedness Fund towards training and equipment to support our seven Electoral Area fire departments.

## 7. FINANCE

7.1 Grant-In-Aid Request – Hope & District Arts Council, Electoral Area “B”

***All/Unweighted***

- Corporate report dated September 18, 2019 from Kristy Hodson, Manager of Financial Operations
- GIA Application
- Submission from Hope and District Arts Council

**MOTION FOR CONSIDERATION**

**THAT** the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$2,000 to the Hope & District Arts Council (HDAC), funded from the Electoral Area “B” grant-in-aid budget, to provide funds for supporting arts and cultural programming attended by residents of Hope, Yale, Sunshine Valley, Laidlaw and surrounding areas.

**8. BYLAWS**

**8.1 Bylaw Offence Notice Enforcement Amendment Bylaw No. 1540, 2019**

***Motion No. 1: First Reading-All/Unweighted***

***Motion No. 2: Second and Third Reading - All/Unweighted***

***Motion No. 3: Adoption - All/Unweighted (2/3 Majority)***

- Corporate report dated September 10, 2019 from Louise Hinton, Bylaw Compliance and Enforcement Officer
- Draft Bylaw No. 1540, 2019

**MOTION FOR CONSIDERATION**

**MOTION NO. 1: [EASC-SEPT 2019]** THAT the Fraser Valley Regional District Board consider giving first reading to the bylaw cited as *Fraser Valley Regional District Bylaw Offence Notice Enforcement Amendment Bylaw No. 1540, 2019*.

**MOTION FOR CONSIDERATION**

**MOTION NO. 2: [EASC-SEPT 2019]** THAT the Fraser Valley Regional District Board consider giving second and third reading to the bylaw cited as *Fraser Valley Regional District Bylaw Offence Notice Enforcement Amendment Bylaw No. 1540, 2019*.

**MOTION FOR CONSIDERATION**

**MOTION NO. 3: [EASC-SEPT 2019]** THAT the Fraser Valley Regional District Board consider adopting the bylaw cited as *Fraser Valley Regional District Bylaw Offence Notice Enforcement Amendment Bylaw No. 1540, 2019*.

**8.2 Cultus Lake Park Collector Sewer System Fees and Charges Amendment**

***Motion No. 1: First Reading - All/Weighted***

***Motion No. 2: Second and Third Reading - All/Weighted***

***Motion No. 3: Adoption - All/Weighted (2/3 Majority)***

- Corporate report dated September 18, 2019 from Mike Veenbaas, Director of Financial Services
- Draft Bylaw No. 1541, 2019

**MOTION FOR CONSIDERATION**

**MOTION NO. 1:** THAT the Fraser Valley Regional District Board consider giving first reading to the bylaw cited as *Fraser Valley Regional District Cultus Lake Park Collector Sewer System User Fees and Charges Amendment Bylaw No. 1541, 2019*.

**MOTION FOR CONSIDERATION**

**MOTION NO. 2:** THAT the Fraser Valley Regional District Board consider giving second and third reading to the bylaw cited as *Fraser Valley Regional District Cultus Lake Park Collector Sewer System User Fees and Charges Amendment Bylaw No. 1541, 2019*.

**MOTION FOR CONSIDERATION**

**MOTION NO. 3:** THAT the Fraser Valley Regional District Board consider adopting the bylaw cited as *Fraser Valley Regional District Cultus Lake Park Collector Sewer System User Fees and Charges Amendment Bylaw No. 1541, 2019*.

**8.3 Official Community Plan Amendment Bylaw No. 1533, 2019 for Electoral Areas E & H**

***Motion No. 1: Second and Third Reading - EAs/Unweighted***

***Motion No. 2: Adoption - EAs/Unweighted***

- Corporate report dated September 18, 2019 from Graham Daneluz, Deputy Director of Planning and Development
- Draft Bylaw No. 1533, 2019
- Public Hearing Report dated August 28, 2019

**MOTION FOR CONSIDERATION**

**MOTION NO. 1:** THAT *Fraser Valley Regional District Official Community Plan Amendment Bylaw No. 1533, 2019* be given second and third reading.

**MOTION FOR CONSIDERATION**

**MOTION NO. 2:** THAT *Fraser Valley Regional District Official Community Plan Amendment Bylaw No. 1533, 2019* be adopted.

**9. PERMITS**

***[ OPPORTUNITY FOR MEMBERS OF THE PUBLIC TO BE HEARD ]***

**9.1 Application for Development Variance Permit 2019-19 to vary the off-street motor vehicle parking dimensions at 19 Lakeshore Drive, Cultus Lake Park – Electoral Area H**

***EAs/Unweighted***

- Corporate report dated September 10, 2019 from Andrea Antifaeff, Planner I

- Draft DVP 2019-19
- Corporate report dated July 9, 2019 from Andrea Antifaeff , Planner I- background report
- Submission from Commissioner Bauer, Cultus Lake Park Board
- Submission from Roger Burrows (applicant) dated September 8, 2019

**MOTION FOR CONSIDERATION**

**[EASC-SEPT 2019] THAT** the Fraser Valley Regional District Board issue Development Variance Permit 2019-19 for the property located at 19 Lakeshore Drive, Cultus Lake Park – Electoral Area H to vary the off-street motor vehicle parking dimensions for two 90 degree parking spaces from 2.8 metres (9.2 feet) wide by 5.5 metres (18 feet) long to 2.56 metres (8.4 feet) wide by 4.57 metres (15 feet) long, subject to consideration of any comments or concerns raised by the public;

**AND THAT** the Fraser Valley Regional District Board consider directing staff to conduct a parking study of waterfront lots in Cultus Lake Park to develop a consistent approach for off-street residential parking;

**AND FURTHER THAT** the Fraser Valley Regional District Board consider deferring any future development variance permit applications for off-street parking variances until a parking study of waterfront lots in Cultus Lake Park is completed.

**9.2 Application for Development Variance Permit 2019-23 to vary the definition of height to allow for a three storey single family home at 47020 Snowmist Drive, Electoral Area C**

***EAs/Unweighted***

- Corporate report dated September 10, 2019 from Julie Mundy, Planning Technician
- DVP Application
- Draft DVP 2019-23

**MOTION FOR CONSIDERATION**

**[EASC-SEPT 2019] THAT** the Fraser Valley Regional District Board issue Development Variance Permit 2019-23 to vary the number of permitted storeys from two to three for a single family residence at 47020 Snowmist Drive, subject to consideration of any comments or concerns raised by the public

**9.3 Application for Development Variance Permit 2019-25 to reduce the lot line setbacks at PID: 002-404-290, Maple Falls Road, Electoral Area H**

***EAs/Unweighted***

- Corporate report dated September 10, 2019 from Julie Mundy, Planning Technician
- DVP Application
- Draft DVP 2019-25

**MOTION FOR CONSIDERATION**

**[EASC-SEPT 2019] THAT** the Fraser Valley Regional District Board issue Development Variance Permit 2019-25 for PID 002-404-290 Maple Falls Road, Electoral Area H, to reduce all property line setbacks from 7.62 metres (25 feet) to 4.5 metres (14.76 feet), clear to sky, to facilitate the construction of a residence, subject to consideration of any comments or concerns raised by the public.

**9.4 Application for Development Variance Permit 2019-27 to increase the maximum allowable area for a storage shed at #136-1436 Frost Road, Electoral Area H**

***EAs/Unweighted***

- Corporate report dated September 10, 2019 from Julie Mundy, Planning Technician
- Draft Application
- Draft DVP 2019-27

**MOTION FOR CONSIDERATION**

**[EASC-SEPT 2019] THAT** the Fraser Valley Regional District Board issue Development Variance Permit 2019-27 to increase the maximum allowable area of a storage shed from 6 square metres to 10.04 square metres, subject to the consideration of any comments or concerns raised by the public.

**9.5 Application for Development Variance Permit 2019-28 to reduce side setbacks on corner Lot 107 from 2.0m to 1.5m in the final phase of the Creekside Mills development located at 1687 Columbia Valley Road, Electoral Area H**

***EAs/Unweighted***

- Corporate report dated September 10, 2019 from David Bennett, Planner II
- DVP Application
- Draft DVP 2019-28

**MOTION FOR CONSIDERATION**

**[EASC-SEPT 2019] THAT** the Fraser Valley Regional District Board issue Development Variance Permit 2019-28 to reduce the side setbacks on proposed lot 107 from 2.0m to 1.5m subject to comments or concerns raised by the public.

**10. CONTRACTS, COVENANTS AND OTHER AGREEMENTS**

**10.1 Subdivision Covenants for PID 000-493-961 (Stave Lake Road), Electoral Area F**

***All/Weighted***

- Corporate report dated September 18, 2019 from Andrea Antifaeff, Planner I

**MOTION FOR CONSIDERATION**

**THAT** the Fraser Valley Regional District Board authorize its signatories to execute all legal documents relating to the two-lot subdivision of PID 000-493-961 (Stave Lake Road), Electoral Area F, file 3320-20 2018-05642.

## 11. OTHER MATTERS

### 11.1 Consultation for the Province of BC's Plastics Action Plan

#### *All/Unweighted*

- Corporate report dated September 10, 2019 from Jamie Benton, Environmental Services Coordinator
- Clean BC Plastics Action Plan - Policy Consultation Paper

#### **MOTION FOR CONSIDERATION**

**[RACS-SEPT 2019] THAT** the Fraser Valley Regional District Board provide a submission to the BC Ministry of Environment and Climate Change Strategy regarding their Plastics Action Plan consultation paper.

### 11.2 Proposed Community Park in Yale, Electoral Area B

#### *All/Unweighted*

- Corporate report dated September 10, 2019 from David Urban, Manager of Outdoor Recreation Planning

#### **MOTION FOR CONSIDERATION**

**[EASC-SEPT 2019] THAT** the Fraser Valley Regional District Board support a community institutional Crown land tenure application (#100296409) to develop two Crown parcels on Front Street in Yale into a community park.

## 12. CONSENT AGENDA

### 12.1 CONSENT AGENDA - FULL BOARD

#### *All/Unweighted*

*All staff reports respecting these items are available in the Directors' Office and on the FVRD website.*

#### **MOTION FOR CONSIDERATION**

**THAT** the following Consent Agenda items 12.1.1 to 12.1.3 be endorsed:

#### 12.1.1 RACS-SEPT 2019

**THAT** the Fraser Valley Regional District Board formally accept Squamish-Lillooet Regional District *Regional Growth Strategy Bylaw No. 1062, 2008 (RGS Amendment Bylaw 1562-2018)*, per Section 436 (1) of the Local Government Act.

*Reference item 7.3.1 of September 10, 2019 RACS Agenda.*

#### 12.1.2 RACS-SEPT 2019

**THAT** the Fraser Valley Regional District Board receive the *Village of Harrison*

*Hot Springs Official Community Plan Amendment Bylaw No. 1142, 2019 and that the comments outlined in Fraser Valley Regional District staff report dated September 10, 2019 be forwarded to the Village of Harrison Hot Springs.*

*Reference item 7.3.2 of September 10, 2019 RACS Agenda.*

**12.1.3 EASC-SEPT 2019**

**THAT** the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$2,500 to the Fraser Valley Bald Eagle Festival Society, funded from the 2019 Electoral Area “C” grant-in-aid budget, to assist in the funding of their annual Fraser Valley Bald Eagle Festival.

*Reference item 7.1 of September 10, 2019 EASC Agenda.*

**12.2 CONSENT AGENDA - ELECTORAL AREAS**

*EAs/Unweighted*

**MOTION FOR CONSIDERATION**

**THAT** the following Consent Agenda items 12.2.1 to 12.2.3 be endorsed:

**12.2.1 EASC-SEPT 2019**

**THAT** consideration of the matter with respect to authorization of \$50,000 for a cellular and internet connectivity assessment within the Electoral Areas for the purposes of identifying potential infrastructure requirements be postponed until a presentation from a cellular and internet service provider be made to the EASC Committee.

*Reference item 11.2 of September 10, 2019 Agenda.*

**12.2.2 EASC-SEPT 2019**

**THAT** the Fraser Valley Regional District Board authorize up to \$50,000 for a cellular and internet connectivity assessment within the Electoral Area F Community Works Fund for the purposes of identifying potential infrastructure requirements and in preparation for funding opportunities.

*Reference item 11.2 of September 10, 2019 EASC Agenda.*

**12.2.3 EASC-SEPT 2019**

**THAT** item 12.1 with respect to ‘The Use of Land for Processing Aggregates in FVRD’s Electoral Area Zoning Bylaws’ be postponed to the Electoral Area Services Committee October 8, 2019 meeting.

*Reference item 12.1 of September 10, 2019 EASC Agenda.*

**13. ADDENDA ITEMS/LATE ITEMS**



14. REPORTS FROM COMMITTEE MEETINGS - FOR INFORMATION

- 14.1 Report dated September 10, 2019 on 'Summary of Mountain Biking on Sumas Mountain (Sept 2019 RACS).
- 14.2 Consultation Summary - Popkum-Bridal Falls Official Community Plan Update (Sept 2019 EASC)

15. ITEMS FOR INFORMATION AND CORRESPONDENCE (15.1-15.8)

- 15.1 Letter dated July 17, 2019 from Ministry of Environment (BC Parks and Conservation Officer Service Division) regarding renaming of Chilliwack Lake Provincial Park.
- 15.2 Letter dated August 15, 2019 from District of Saanich to UBCM regarding resolution with respect to 'Clean up of Needles and Other Harm Reduction Paraphernalia'.
- 15.3 Letter dated August 15, 2019 from District of Saanich to UBCM regarding resolution with respect to 'Proceeds of Crime'.
- 15.4 Letter dated August 2, 2019 from City of Pitt Meadows to Ministry of Education regarding support for City of Victoria's resolution requesting provincial support for libraries.
- 15.5 Letter dated July 24, 2019 from City of Pitt Meadows to the District of West Vancouver regarding support for resolution regarding 'Confirming Municipal Jurisdiction to Regulate Single-Use Items'.
- 15.6 Letter dated September 5, 2019 from City of Enderby regarding 'Fostering Transportation Network Services in Small Communities'.
- 15.7 Fraser Basin Council - Fraser Valley Update, September 2019
- 15.8 Squamish-Lillooet Regional District Update - June, July and August 2019

16. REPORTS BY STAFF

17. REPORTS BY BOARD DIRECTORS

18. PUBLIC QUESTION PERIOD FOR ITEMS RELEVANT TO AGENDA

19. RESOLUTION TO CLOSE MEETING

*All/Unweighted*

MOTION FOR CONSIDERATION

THAT the Meeting be closed to the public, except for Senior Staff and the Executive Assistant, for the purpose of receiving and adopting Closed Meeting Minutes convened in accordance to Section 90 of the *Community Charter* and to consider matters pursuant to:

- Section 90(1)(c) of the *Community Charter* - labour relations or other employee relations;

- Section 90(1)(g) of the *Community Charter* - litigation or potential litigation affecting the regional district;
- Section 90(1)(i) of the *Community Charter* - the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and
- Section 90(2)(b) of the *Community Charter* - the consideration of information received and held in confidence relation to negotiations between the regional district and a provincial government or the federal government or both, or between a provincial government or the federal government and a third party.

## R E C E S S

20. RECONVENE OPEN MEETING

21. RISE AND REPORT OUT OF CLOSED MEETING

22. ADJOURNMENT

*All/Unweighted*

### MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board Open Meeting of September 18, 2019 be adjourned.