

**FRASER VALLEY REGIONAL DISTRICT
ELECTORAL AREA SERVICES COMMITTEE
OPEN MEETING AGENDA**

Thursday, October 15, 2020

1:30 pm

FVRD Boardroom, 45950 Cheam Avenue, Chilliwack, BC

1. **CALL TO ORDER**
2. **CHAIR'S REPORT ON REGIONAL AND CORPORATE SERVICES COMMITTEE MEETING**
3. **APPROVAL OF AGENDA, ADDENDA AND LATE ITEMS**

MOTION FOR CONSIDERATION

THAT the Agenda, Addenda and Late Items for the Electoral Area Services Committee Open Meeting of October 15, 2020 be approved;

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

4. **DELEGATIONS AND PRESENTATIONS**

4.1. **BC Energy Step Code**

- Presentation by Nicole Bellay with respect to the BC Energy Step Code

5. **MINUTES/MATTERS ARISING**

5.1. **Draft Electoral Area Services Committee Meeting Minutes - July 14, 2020**

MOTION FOR CONSIDERATION

THAT the Minutes of the Electoral Area Services Committee Open Meeting held July 14, 2020 be adopted.

5.2. **Draft Electoral Area Services Committee Meeting Minutes - September 9, 2020**

MOTION FOR CONSIDERATION

THAT the minutes of the Electoral Area Services Committee Open Meeting held September 9, 2020 be adopted.

5.3. **Draft Electoral Areas Priority Setting Workshop Minutes - September 17, 2020**

MOTION FOR CONSIDERATION

THAT the minutes of the Electoral Areas Priority Setting Workshop held September 17, 2020 be adopted.

6. FINANCE

6.1. Funding Commitment - Sunshine Valley Community Recreation Society, Electoral Area "B"

- Corporate report dated October 15, 2020 from Kelly Lownsbrough, Director of Finance

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board authorize a conditional contribution up to \$100,000 to the Sunshine Valley Community Recreation Society, funded from Community Works Fund and Community Forest Dividend budgets, to contribute towards the construction of an outdoor rink, Splash Park and social seating areas, conditional upon the Sunshine Valley Community Recreation Society's successful application to the Investing in Canada Infrastructure Program to contribute the balance of the costs.

6.2. 2020 Grant-In-Aid Request – Spuzzum First Nation, Electoral Area "B"

- Corporate report dated October 15, 2020 from Kristy Hodson, Manager of Financial Operations
- Grant-in-Aid Application

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$2,500 to Spuzzum First Nation, funded from the 2020 Electoral Area "B" grant-in-aid budget, to help fund the purchase of highway signage for the community.

6.3. 2020 Grant-In-Aid Request – 1st Hope Scouting, Electoral Area "B"

- Corporate report dated October 15, 2020 from Kristy Hodson, Manager of Financial Operations
- Grant-in-Aid Application

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$2,600 to 1st Hope Scouting, funded from the 2020 Electoral Area "B" grant-in-aid budget to help offset the costs associated with purchasing one and two person tents, camping hammocks, small cook stoves and pots/pans.

6.4. 2020 Grant-In-Aid Request – Chilliwack River Valley Volunteer Fire Department, Electoral Area "E"

- Corporate report dated October 15, 2020 from Kristy Hodson, Manager of Financial Operations
- Grant-in-Aid Application

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$1,500 to the Chilliwack River Valley Volunteer Fire Department, funded from the 2020 Electoral Area “E” grant-in-aid budget to help offset the costs associated with hosting an annual Christmas appreciation meal.

6.5. 2020 Grant-In-Aid Request – McConnell Creek Farmers Institute, Electoral Area “F”

- Corporate report dated October 15, 2020 from Kristy Hodson, Manager of Financial Operations
- Grant-in-Aid Application

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board approve a Grant-in-Aid to the McConnell Creek Farmers Institute (community hall) in the amount of \$5,000 to be funded from the 2020 Electoral Area “F” grant-in-aid budget to cover fixed costs of the hall such as insurance, hydro, gas, telephone due to their inability to rent out the hall as a result of COVID-19 restrictions.

6.6. 2020 Financial Plan Amendments

- Corporate report dated October 15, 2020 from Kelly Lownsbrough, Director of Finance

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board direct staff to prepare for the Board’s consideration an amendment to the Fraser Valley Regional District 2020 – 2024 Financial Plan Bylaw No. 1585, 2020 to include expenditures for the Frosst Creek Basin clean-out, FVRD boardroom technology upgrades, and the Hemlock Valley Transfer Station Relocation.

7. ENGINEERING & UTILITIES

7.1. Nominal Crown Tenure for Nicomen Island Shoreline Protection Project

- Corporate report dated October 15, 2020 from Sterling Chan, Manager of Engineering and Infrastructure

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board approve the submission of a Nominal Crown Tenure (NCT) application for the Nicomen Island Improvement District (NIID) dike improvement project.

7.2. Fraser Valley Regional District Hatzic Prairie Water System Service Area Amendment Bylaw No. 1561, 2020

- Corporate report dated October 15, 2020 from Sterling Chan, Manager of Engineering and Infrastructure
- Draft "Fraser Valley Regional District Hatzic Prairie Water System Service Area

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board consider giving first, second and third readings to the bylaw cited as *Fraser Valley Regional District Hatzic Prairie Water System Service Area Amendment Bylaw No. 1561, 2020*;

8. PLANNING, BUILDING INSPECTION AND BYLAW ENFORCEMENT

8.1. Development Variance Permit 2020-10 to reduce required setbacks for the existing patio and proposed addition to the Sasquatch Inn at 46001 Lougheed Highway, Area C

- Corporate report dated October 15, 2020 from Gavin Luymes, Planning Technician
- Draft DVP 2020-10
- DVP Application
- Highway Setback Permit
- Letters of Support

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board issue Development Variance Permit 2020-10 to reduce highway and rear setbacks for the property located at 46001 Lougheed Highway, Area C, subject to consideration of any comments or concerns raised by the public.

8.2. Development Variance Permit 2020-18 to vary the maximum height for an accessory building at 45713 Elizabeth Drive, Electoral Area H

- Corporate report dated October 15, 2020 from Gavin Luymes, Planning Technician
- Draft DVP 2020-18
- DVP Application

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board issue Development Variance Permit 2020-18 to vary the maximum height for an accessory building from 5.0 metres to 6.4 metres at 45713 Elizabeth Drive, Electoral Area H, subject to consideration of any comments or concerns raised by the public.

8.3. Development Permit 2020-19 for the form and character of Phase III subdivision of Aquadel Crossing at 1885 Columbia Valley Road Electoral Area "H" to permit the construction of a mix of ranchers, two storey, and three storey single family detached resort

- Corporate report dated October 15, 2020 from David Bennett, Planner II
- Schedule A - Location Map
- Scheduled B - Landscape Plan and Subdivision Layout
- Schedule C - Design Rationale Letter

- Schedule D - Phase 3 Drawings
- Schedule E - Design Guide
- Street View Photos
- Letter from Wedler Engineering dated July 15, 2020 with respect to civil grading
- Draft Development Permit 2020-19

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board issue Development Permit 2020-19 regarding the form and character of Phase III subdivision of Aquadel Crossing at 1885 Columbia Valley Road Electoral Area "H" to permit the construction of a mix of ranchers, two storey, and three storey single family detached resort residential dwellings;

AND THAT the Fraser Valley Regional District Board authorize amendments to the existing form and character covenant (charge CA5854378) to permit the form and character of Phase III of the development as detailed in Development Permit 2020-19

8.4. Official Community Plan Amendment Bylaw No. 1599, 2020 to implement the findings of two recent reports regarding the Chilliwack River Erosion Setback Line

- Corporate report dated October 15, 2020 from Katelyn Hipwell, Planner II and Andrea Antifaeff, Planner I
- Draft "Fraser Valley Regional District Official Community Plan for Electoral Area E and H Amendment Bylaw No. 1599, 2020"

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board consider giving first reading to *Fraser Valley Regional District Official Community Plan for Electoral Area E and H Amendment Bylaw 1599, 2020* to implement the findings of two recent reports regarding the Chilliwack River Erosion Setback Line;

THAT *Fraser Valley Regional District Official Community Plan for Electoral Area E and H Amendment Bylaw No. 1599, 2020* be forwarded to Public Hearing;

THAT the Fraser Valley Regional District Board delegate the holding of the Public Hearing with respect to proposed Bylaw 1599, 2020;

THAT Director Engar, or his Alternate in his absence, preside over and Chair the Public Hearing with respect to proposed Bylaw 1599, 2020;

THAT the Chair of the Public Hearing be authorized to establish procedural rules for the conduct of the Public Hearing with respect to proposed Bylaw 1599, 2020 in accordance with the Local Government Act;

THAT in the absence of Director Engar and his Alternate at the time of the Public Hearing with respect to proposed Bylaw No. 1599, 2020 the Fraser Valley Regional District Chair is delegated the authority to designate who shall preside over and Chair the Public Hearing regarding this matter;

AND THAT in accordance with Section 475 of the Local Government Act, the Fraser Valley Regional District Board adopt the Official Community Plan consultation strategy as outlined in the corporate report dated October 15, 2020 for Bylaw 1599, 2020. The consultation strategy includes a notice and referral to the Stò:lō Connect referral system;

AND FURTHER THAT the Fraser Valley Regional District Board consider Bylaw 1599, 2020 in relation to the FVRD financial plan and the FVRD waste management plan.

8.5. Sandpiper Golf Course redevelopment proposal and Neighbourhood Plan process at 14282 Morris Valley Road, Electoral Area C

- Corporate report dated October 15, 2020 from David Bennett, Planner II
- Letter of Understanding from FVRD to Sandpiper Resort dated September 25, 2020
- Letter from FVRD to Sandpiper Resort dated August 10, 2020 with respect to a potential Official Community Plan Amendment and Rezoning Amendment

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board direct staff to prepare a Request for Proposals for professional services to develop a Neighbourhood Plan for Morris Valley, Areas C on the basis on funding from Sandpiper Resort.

8.6. Commercial Gravel Operation Permit 2020-01 for Statlu Resources, 12 km Chehalis FSR, Electoral Area C

- Corporate report dated October 15, 2020 from Graham Daneluz, Director of Planning & Development
- Commercial Gravel Operation Permit Application, Statlu Resources
- Draft Commercial Gravel Operation Permit 2020-01
- Corporate report dated July 14, 2020 from Graham Daneluz, Director of Planning & Development and Gavin Luymes, Planning Technician
- Statlu Resources Communication Plan
- Chehalis FSR Assessment
- Public Input

MOTION FOR CONSIDERATION

THAT the FVRD Board issue Commercial Gravel Operations Permit 2020-01 to Statlu Resources INC for the gravel operation at 12 KM of the Chehalis Forest Service Road in Area C.

THAT the FVRD Board direct staff to work with the Ministry of Forests, Lands, Natural Resource Operations and Rural Development and the Ministry of Transportation & Infrastructure to address community concerns regarding dust, traffic and safety associated with the Chehalis Forest Service Road.

AND THAT the FVRD Board direct staff to work with the Ministry of Energy & Mines to address community concerns with potential environmental impacts and potential conflicts with recreation uses associated with the Statlu Resources pit on the Chehalis Forest Service Road.

9. OTHER MATTERS

9.1. Developing a Policy for Classification of Regional Versus Community Parks and Trails

- Corporate report dated October 15, 2020 from David Urban, Manager of Outdoor Recreation Planning

MOTION FOR CONSIDERATION

THAT the Fraser Valley Regional District Board direct staff to develop a policy to guide the designation of parks and trails as either regional or community assets to provide clarity on the appropriate funding model.

10. ADDENDA ITEMS/LATE ITEMS

11. REPORTS BY STAFF

12. REPORTS BY ELECTORAL AREA DIRECTORS

13. PUBLIC QUESTION PERIOD FOR ITEMS RELEVANT TO AGENDA

Email submissions can be made to info@fvrld.ca before 1 pm, October 14. Alternatively, you may participate in public question period live on Zoom, by phone or computer using the Zoom information provided on the FVRD website.

14. ADJOURNMENT

MOTION FOR CONSIDERATION

THAT the Electoral Area Services Committee Open Meeting of October 15, 2020 be adjourned.