

FRASER VALLEY REGIONAL DISTRICT

BOARD OF DIRECTORS MEETING

OPEN MEETING MINUTES

Wednesday, May 22, 2019
(Immediately following the FVRHD Board Meeting)
FVRD Boardroom, 45950 Cheam Avenue, Chilliwack, BC

Members Present: Director Jason Lum, City of Chilliwack, Chair
Director Patricia Ross, City of Abbotsford, Vice-Chair
Director Henry Braun, City of Abbotsford
Director Pam Alexis, District of Mission
Director Dennis Adamson, Electoral Area B
Director Wendy Bales, Electoral Area C
Director Kelly Chahal, City of Abbotsford
Director Hugh Davidson, Electoral Area F
Director Bill Dickey, Electoral Area D
Director Taryn Dixon, Electoral Area H
Director Orion Engar, Electoral Area E
Director Leo Facio, Village of Harrison Hot Springs
Director Brenda Falk, City of Abbotsford
Director Carol Hamilton, District of Mission
Director Chris Kloot, City of Chilliwack
Director Dave Loewen, City of Abbotsford
Director Bud Mercer, City of Chilliwack
Director Ken Popove, City of Chilliwack
Director Sylvia Pranger, District of Kent
Director Terry Raymond, Electoral Area A
Director Peter Robb, District of Hope
Director Ross Siemens, City of Abbotsford
Director Al Stobbart, Electoral Area G

Staff Present: Jennifer Kinneman, Acting Chief Administrative Officer
Mike Veenbaas, Director of Financial Services
Tareq Islam, Director of Engineering & Community Services
Margaret-Ann Thornton, Director of Planning & Development
Stacey Barker, Director of Regional Services
Milly Marshall, Director of EA Special Projects
Jaime Reilly, Manager of Corporate Administration
Christina Vugteveen, Manager of Parks Operations
Alison Stewart, Manager of Strategic Planning

Tyler Davis, Support Analyst
Chris Lee, Executive Assistant
Tina Mooney, Executive Assistant to CAO and Board (Recording Secretary)

Also Present: Alternate Director Scott Medlock, District of Hope
Matthew Boyd, Director, Corporate and Strategic Planning, BC Transit
4 Members of the Public

1. CALL TO ORDER

Chair Lum called the meeting to order at 7:17 pm

2. APPROVAL OF AGENDA, ADDENDA AND LATE ITEMS

Moved by MERCER
Seconded by POPOVE

THAT the Agenda, Addenda and Late Items for the Fraser Valley Regional District Board Open Meeting of May 22, 2019 be approved;

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

CARRIED
All/Unweighted

3. DELEGATIONS AND PRESENTATIONS

3.1 BC Transit Update and Service Expansion Planning 2020-21

Alison Stewart, Manager of Strategic Planning provided a presentation on *Transit Service Update and Expansion Planning 2020-2021*, highlighting the 2018 ridership for transit Routes 66 (Fraser Valley Express), Route 11 (Chilliwack-Agassiz-Harrison Hot Springs and Route 22 (Hope to Agassiz). She reported on the initiatives undertaken for these routes in 2018 and 2019 initiatives. She also highlighted on the proposed initiatives for 2020-2021, noting that the expansion as proposed by BC Transit may require additional subsidy from taxpayers.

Ms. Stewart concluded that the initiatives will be formalized in a Memorandum of Understanding between the FVRD and BC Transit to initiate the work and that the deadline for final commitment is June 28, 2019.

Discussion ensued around the breakdown of the ridership and there was general consensus for increased transit services. It was noted that it is difficult to request

increased transit services if member municipalities are not willing to financially support the increases.

Questions arose around amending the Establishment Bylaw and the cost and commitment implications for municipal participants.

Moved by ROSS
Seconded by FACIO

THAT the Fraser Valley Regional District Board confirm support in principle for the 2020/2021 expansion initiative to extend the Fraser Valley Express service to TransLink's Lougheed Sky Train station at an annual net cost of \$494,000 subject to further discussions with BC Transit and area service participants regarding timing, costing and service levels;

AND THAT BC Transit and the FVRD undertake more detailed costing analysis relating to the potential 2021-2022 service expansions to:

- North Fraser Valley: subject to public engagement and local government support, implement transit service on the north side of the Fraser River between the District of Kent and District of Mission.
- Agassiz-Harrison and Hope: subject to municipal approval, improve and expand regional services in the eastern Fraser Valley based on items identified in the Transit Future Action Plan.
- Cultus Lake: year-round service subject to local government support.

CARRIED
All/Unweighted

4. BOARD MINUTES & MATTERS ARISING

4.1 Board Meeting - April 25, 2019

Moved by ALEXIS
Seconded by KLOOT

THAT the Minutes of the Fraser Valley Regional District Board Open Meeting of April 25, 2019 be adopted.

CARRIED
All/Unweighted

5. COMMITTEE AND COMMISSION MINUTES FOR INFORMATION AND MATTERS ARISING

The following Commission minutes were provided for information.

- 5.1 **Draft Regional and Corporate Services Committee - May 8, 2019**
- 5.2 **Draft Electoral Area Services Committee - May 8, 2019**
- 5.3 **Internal Affairs Committee - April 24, 2019**
- 5.4 **Draft Internal Affairs Committee - May 2, 2019**
- 5.5 **Draft Recreation, Culture and Airpark Services Commission - April 16, 2019**

6. CORPORATE ADMINISTRATION

- 6.1 **Building Bylaw and BC Building Code Contraventions at 49200 Trans Canada Hwy, Electoral Area A, (PID: 003-318-273) and (PID: 003-318-206)**

Moved by RAYMOND
Seconded by ADAMSON

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 49200 Trans Canada Hwy Electoral Area A, Fraser Valley Regional District, British Columbia (legally described as That Portion of Legal Subdivision 15 Section 2 Lying Easterly of the – Way of the Canadian Northern Pacific Railway; Township 11 Range 26 West of the 6th Meridian Yale Division Yale District Except Plan H670 (PID: 003-318-273) and Legal Subdivision 16 Section 2 Township 11 Range 26 West of the 6th Meridian Yale Division Yale District Except Plan G670 (PID: 003-318-206).

**CARRIED
All/Unweighted**

- 6.2 **Building Bylaw and BC Building Code Contraventions at 13085 Degraff Road, Electoral Area F, Legally Described as: Lot 14 Section 25 Township 18 East of the Coast Meridian New Westminster District Plan 2782 (PID: 010-712-453)**

Moved by DAVIDSON
Seconded by STOBART

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 13085 Degraff Road Electoral Area F, Fraser Valley Regional District, British Columbia (Legally described as: Lot 14 Section 25 Township 18 East of the Coast Meridian New Westminster District Plan 2782. (PID: 010-712-453).

CARRIED
All/Unweighted

7. FINANCE

7.1 Fraser Valley Regional Library Branch Improvements – Yale & Boston Bar

Moved by ADAMSON
Seconded by RAYMOND

THAT the Fraser Valley Regional District Board approve \$45,000 for FVRL Yale Branch and \$58,000 for FVRL Boston Bar Branch for additional improvements being requested at the Boston Bar Branch.

CARRIED
All/Weighted

8. BYLAWS

8.1 FVRD Cultus Lake Integrated Water Supply and Distribution System Service Area Amendment Bylaw No. 1523, 2019. Electoral Area "H"

Moved by DIXON
Seconded by ROBB

THAT the Fraser Valley Regional District Board adopt the bylaw cited as *Fraser Valley Regional District Cultus Lake Integrated Water Supply and Distribution System Service Area Amendment Bylaw No. 1523, 2019*.

CARRIED
All/Unweighted

8.2 FVRD Cultus Lake Integrated Water Supply and Distribution System Capital Construction Service Area Amendment Bylaw No. 1524, 2019

Moved by DIXON
Seconded by KLOOT

THAT the Fraser Valley Regional District Board adopt the bylaw cited as *Fraser Valley Regional District Cultus Lake Integrated Water Supply and Distribution System Capital Construction Service Area Amendment Bylaw No. 1524, 2019* be adopted

**CARRIED
All/Unweighted**

8.3 FVRD Emergency Program Regulations Establishment Bylaw No. 1526, 2019

This item was withdrawn.

8.4 FVRD Bylaw No. 1525, 2019 - to amend the Comprehensive Development 1 (CD-1) zone to permit the construction of Enclosed Decks in the Bridal Falls RV Resort located at 53480 Bridal Falls Road, Electoral Area "D".

Moved by DICKY
Seconded by ADAMSON

THAT the Fraser Valley Regional District Board give first reading to the bylaw cited as *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019* to permit the construction of Enclosed Decks in the Bridal Falls RV Resort;

THAT the *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019* be forwarded to Public Hearing;

THAT the Fraser Valley Regional District Board delegate the holding of the Public Hearing with respect to the proposed *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019* to Director Dickey or his alternate in his absence;

THAT Director Dickey or his alternate in his absence, preside over and Chair the Public Hearing with respect to proposed *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019*;

AND THAT the Chair of the Public Hearing be authorized to establish procedural rules for the conduct of the Public Hearing with respect to proposed *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019* in accordance with the Local Government Act;

AND FURTHER THAT in the absence of Director Dickey, or his alternate in his absence at the time of the Public Hearing with respect to proposed *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019*, the Fraser Valley Regional District Board Chair is delegated the authority to designate who shall preside over and Chair the Public Hearing regarding this matter.

**CARRIED
EAs/Unweighted**

Moved by ENGAR
Seconded by RAYMOND

THAT the Fraser Valley Regional District Board authorize its signatories to execute all documents relating to *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1525, 2019*

**CARRIED
All/Unweighted**

8.5 FVRD Bylaw No. 1518, 2019 - Rezoning amendment application for 10180 Royalwood Boulevard, Electoral Area "D" to facilitate an increase in lot coverage

Moved by DICKY
Seconded by DAVIDSON

THAT the Fraser Valley Regional District Board give second and third reading to the bylaw cited as *Fraser Valley Regional District Electoral Area D Zoning Amendment Bylaw No. 1518*.

**CARRIED
EAs/Unweighted**

9. PERMITS

9.1 Application for Development Variance Permit 2018-28 to reduce the rear setback to facilitate the construction of an accessory structure (shed) at #129-14500 Morris Valley Road, Electoral Area "C"

Chair Lum provided an opportunity for the public comments. No comments were offered

Moved by BALES
Seconded by DAVIDSON

THAT the Fraser Valley Regional District Board refuse Development Variance Permit 2018-28 for the property located at #129-14500 Morris Valley Road, Electoral Area C to reduce the rear lot line setback from 7.6 metres (24.9 feet) to 5.0 metres (16.4 feet), clear to sky to facilitate the construction of an accessory structure (shed);

AND THAT the Fraser Valley Regional District Board direct staff to consider zoning regulations related to accessory structures (sheds) in the Private Resort Development (PRD-1) zone at the time that staff are reviewing the consolidated zoning bylaw;

AND FURTHER THAT the Fraser Valley Regional District Board direct staff to take no further bylaw enforcement actions at #129-14500 Morris Valley Road with respect to the shed, provided that the accessory structure (shed) is moved to the proposed location in the application for Development Variance Permit 2018-28 and pending resolution of the PRD-1 accessory structure (shed) zoning regulations in the consolidated zoning bylaw.

**CARRIED
EAs/Unweighted**

9.2 Application for Development Variance Permit 2019-09 to reduce the front lot line setback to permit the re-construction of a residential porch at 35103 North Sward Road, Electoral Area "F"

Chair Lum provided an opportunity for the public comments. No comments were offered

Moved by DAVIDSON
Seconded by STOBART

THAT the Fraser Valley Regional District Board issue Development Variance Permit 2019-09 for 35103 North Sward Road, Electoral Area F, to reduce the front lot line setback from 6.0 metres (19.7 feet) to 2.1 metres (6.9 feet), to facilitate the re-construction of a residential porch, subject to the issuance of an Encroachment Permit from the BC Ministry of Transportation and Infrastructure, and subject to consideration of any comments or concerns raised by the public.

**CARRIED
EAs/Unweighted**

9.3 Application for Development Variance Permit 2019-10 to vary the maximum height and size requirements for an accessory building at 10395 Wildrose Road, Electoral Area "D"

Chair Lum provided an opportunity for the public comments. No comments were offered

Moved by DICKY
Seconded by RAYMOND

THAT the Fraser Valley Regional District issue Development Variance Permit 2019-10 to increase the maximum permitted area of an accessory building from 45 square metres to 58 square metres and to increase the maximum permitted height of an accessory building from 5.0 metres to 5.2 metres, subject to consideration of any comment or concerns raised by the public.

**CARRIED
EAs/Unweighted**

9.4 Application for Development Variance Permit 2019-12 to vary the maximum height and size requirements for an accessory building at 10163 Royalwood Blvd, Electoral Area "D"

Chair Lum provided an opportunity for the public comments. No comments were offered

Moved by DICKY
Seconded by ENGAR

THAT the Fraser Valley Regional District issue Development Variance Permit 2019-12 to increase the maximum permitted area of an accessory building from 45 square metres to 76 square metres and to increase the maximum permitted height of an accessory building from 5.0 metres to 5.3 metres, subject to consideration of any comment or concerns raised by the public.

**CARRIED
EAs/Unweighted**

9.5 Aquadel Crossing Ltd. applied to amend an existing Development Permit (relating to form and character) to permit fencing across common strata property at the development known as Aquadel Crossing, 1885 Columbia Valley Road, Electoral Area "H".

The Acting Chief Administrative Officer confirmed that the opportunity for public comments took place at a previous meeting.

Moved by DIXON
Seconded by DICKEY

THAT the Fraser Valley Regional District Board refuse Development Permit 2019-02.

CARRIED
EAs/Unweighted

10. CONTRACTS, COVENANTS AND OTHER AGREEMENTS

10.1 Animal Control Shelter Lease

Moved by POPOVE
Seconded by ENGAR

THAT the Fraser Valley Regional District Board authorize its signatories to enter into a lease agreement for the continued use of the City of Chilliwack's Animal Control Shelter located at 44860 Wolfe Road in Chilliwack, in the amount of \$40,000 annually for a term of 5 years.

CARRIED
ALL/Weighted

11. OTHER MATTERS

11.1 UBCM Resolution Re: Provincial Response to Homeless Camps on Crown Lands

Moved by ENGAR
Seconded by DIXON

THAT the Fraser Valley Regional District Board forward a resolution on the need for a provincial strategy to address rural homelessness and encampments on Crown land to the Union of BC Municipalities for consideration at its September 2019 convention.

CARRIED
ALL/Unweighted

2. CONSENT AGENDA

12.1 CONSENT AGENDA - FULL BOARD

Moved by PRANGER
Seconded by ALEXIS

THAT the following Consent Agenda items 12.1.1 to 12.1.4 be endorsed:

- 12.1.1 THAT** the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$1,100 to the Chilliwack Vedder River Cleanup Society, funded from the 2019 Electoral Area “E” grant-in-aid budget to help offset the costs associated with hosting the Chilliwack Vedder River cleanups on April 13 and September 22 of 2019.
- 12.1.2 THAT** the Fraser Valley Regional District Board approve a grant-in-aid to the Deroche & District Community Association in the amount of \$5,000, to be funded from the 2019 Electoral Area “G” grant-in-aid budget to help offset the costs of building a community tennis court
- 12.1.3 THAT** the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$2,500 to the Chilliwack Area Lions Clubs, funded from the Electoral Area “H” grant-in-aid budget, to help offset the costs of the Cultus Lake Pike Minnow Fishing Derby
- 12.1.4 THAT** the Fraser Valley Regional District Board authorize a grant-in-aid in the amount of \$3,500 to the Cultus Lake Community and Events Engagement Committee with the grant being funded from the Electoral Area “H” grant-in-aid budget to help offset the costs of the annual Cultus Lake Day event.

**CARRIED
ALL/Unweighted**

12.2 CONSENT AGENDA - ELECTORAL AREAS

Moved by STOBART
Seconded by DAVISON

THAT the following Consent Agenda item 12.2.1 be endorsed:

- 12.2.1 THAT** the application for a two (2) lot subdivision within the Agricultural Land Reserve for the property located at 1385 Frost Road, Electoral Area “H”, be forwarded to the Agricultural Land Commission for consideration with the following comments from the FVRD Board.

The subject property under the ownership of the applicant over the past few years has lost the appearance of a viable farming operation and the lands appear to be degraded. The property also no longer has farm status. If the Agricultural Land Commission is considering the approval of the two lot subdivision as proposed, the FVRD Board recommends that the ALC holds the property owner accountable to invest in the property to resume viable farming operations;

AND FURTHER THAT the Agricultural Land Commission consider the staff report dated May 8, 2019 under file number 3015-20 2019-05

**CARRIED
EAs/Unweighted**

13. ADDENDA ITEMS/LATE ITEMS

None.

14. REPORTS FROM COMMITTEE MEETINGS - FOR INFORMATION (14.1 and 14.2)

The following reports were provided for information only.

14.1 Report regarding 'Island 22 Regional Park - Bike Skills Park Upgrades' - May 2019 RACS

14.2 Bill 18 - 2018 Local Government Statutes Amendment Act, 2018 - Housing Needs Reports - May 2019 RACS

Discussions ensued about the benefits of collaborating with the FVRD, highlighting the importance of member municipalities and electoral areas working together to share data to complete their respective reports for their areas.

15. ITEMS FOR INFORMATION AND CORRESPONDENCE (15.1 and 15.2)

The following items were provided for information only:

15.1 Fraser Basin Council - Fraser Valley Update, May 2019

15.2 Squamish-Lillooet Regional District Update - April 2019

16. REPORTS BY STAFF

None.

17. REPORTS BY BOARD DIRECTORS

Director Robb introduced the District of Hope's Alternate Director Scott Medlock.

Director Facio thanked those that participated in the successful Lower Mainland Local Government Association (LMLGA) Conference that was recently held in Harrison Hot Springs and thanked the committee for all their hard work.

Director Raymond thanked the FVRD Board Members that presented at LMLGA.

18. PUBLIC QUESTION PERIOD FOR ITEMS RELEVANT TO AGENDA

None.

19. RESOLUTION TO CLOSE MEETING

Moved by FACIO
Seconded by KLOOT

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)(a) of the *Community Charter* - 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;
- Section 90(1)(c) of the *Community Charter* - labour relations or other employee relations;
- Section 90(1)(e) of the *Community Charter* - the acquisition, disposition or expropriation of land or improvements, if the Board considers that disclosure could reasonably be expected to harm the interests of the regional district;
- 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 relating to negotiations between the regional district and a provincial government or the federal government or both, or between the provincial government or the federal government or both and a third party.

The Open Meeting recessed at 8:15 p.m.

**CARRIED
ALL/Unweighted**

20. RECONVENE OPEN MEETING

The Open Meeting reconvened at 10:01 p.m.

21. RISE AND REPORT OUT OF CLOSED MEETING

None.

22. ADJOURNMENT

Moved by ALEXIS
Seconded by KLOOT

THAT the Fraser Valley Regional District Board Open Meeting of May 22, 2019 be adjourned at 10:01 p.m.

**CARRIED
ALL/Unweighted**

MINUTES CERTIFIED CORRECT:

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Chair Jason Lum

.....
Corporate Officer / Deputy