

# Otter Point and Shirley Residents and Ratepayers Association

## Board Meeting Minutes

**Date:** April 12, 2010

**Time:** 7:30 pm

**Place:** SEAPARC Meeting Room

Present: Arnie Campbell, Sandy Barta, John Charles, Erik James, Bob Phillips, Fiona McDannold, Brenda Mark, Wayne Fritz

Welcome: Arnie Campbell welcomed Leslie Lajeunesse and Bob Dick, residents of Jordan River, to attend and participate in the board meeting.

### 1. Adoption of Agenda

Moved by A. Campbell and seconded by E. James subject to adding agenda item 4.3.9 "Update on the Arden Gravel Pit" and agenda item 5.7 " Meeting with Off-Roader Representative". Approved.

### 2. Appointment of Recorder

John Charles to be followed by Wayne Fritz, Fiona McDannold, Brenda Mark, Erik James, Sandy Barta, and Bob Phillips

### 3. Approval of the February 24, 2010 Board Meeting Minutes

Moved by S. Barta and seconded by F. McDannold. Approved.

### 4. Old Business

#### 4.1 Outstanding Correspondence

None outstanding.

#### 4.2 Correspondence Received

A. Campbell reviewed correspondence received from: Canadian Horizons Ltd., Heather Phillips, the Canadian Boy Scouts Association and the Girl Guides Association.

#### 4.3 Business Arising from Previous Meetings

##### 4.3.1 Discussion of AGM – General

There was a general discussion of the pros and cons of the decision to schedule the recent AGM on a Sunday afternoon rather than a weekday evening. Weather conditions and the availability of guests were identified as key factors for future decision-making. Consideration will be given to holding the fall general membership meeting on a weekday evening and the spring AGM on a weekend afternoon.

##### 4.3.2 Recommended Approval of the Draft March 21, 2010 AGM Minutes - B. Phillips

Moved by B. Phillips and seconded by E. James subject to amending *OPSRRA Members Present* to "36 and 4 guests." Approved.

##### 4.3.3 Adding Jordan River Residents to the General Membership – A. Campbell

A. Campbell reported that there were currently four associate OPSRRA members in Jordan River and that those members were interested in learning more about the issue of membership in OPSRRA for residents of Jordan River. Bob Dick indicated that there were about 40 households in Jordan River and that some residents were interested in learning more about what OPSRRA did and whether OPSRRA could help their community become better informed in dealing with future governance and development issues. There is currently no community

association nor community fire protection services in Jordan River. Mr. Dick indicated that he planned to canvas Jordan River residents to assess their interest in some level of involvement with OPSRRA. W. Fritz suggested that a "go slow" approach be used both for Jordan River residents to learn about OPSSRA and for OPSRRA to assess what a membership expansion west of "traditional" Shirley might mean for OPSRRA. B. Phillips pointed out that forthcoming reviews of the Regional Sustainability Strategy, the Shirley/Jordan River OCP and the JDF Zoning Bylaw could have significant impacts on Jordan River residents. It was agreed that OPSRRA Board members would be available to meet with Jordan River residents and that no decisions on the issue were likely to be made within the next six months

4.3.4 Report on Meeting with Western Forest Products – A. Campbell, B. Mark, B. Phillips

A. Campbell briefly reviewed a March 3, 2010 meeting in Duncan with David Byng of Western Forest Products. The meeting was requested by OPSRRA to remain informed about WFP land sales and to raise community concerns (see March Newsletter). A local contact person for WFP was provided to OPSRRA. The meeting was found to be helpful by the participating Board members. A. Campbell also provided an update on the properties currently placed on the market by Western Forest Products.

4.3.5 Report on Meeting with Cabinet Ministers – A. Campbell, F. McDannold, J. Charles, B. Phillips

A. Campbell summarized a March, 2010 meeting held with Minister Chong and Minister Bennett, and members of the OPSRRA Board (A. Campbell, Bob Phillips, J. Charles, F. McDannold) to discuss concerns about the impact of local WFP land sales on the community including OCPs, the protection for drinking water sources and Muir Creek, and to encourage provincial government support for CRD park land purchase.

A. Campbell also reported that subsequent to the meeting, the provincial government announced that it was providing \$2M to the CRD to assist in its proposed land purchases from the WFP.

4.3.6 Student Practicum - A. Campbell and W. Fritz

A. Campbell and W. Fritz reported that they had been unsuccessful to date in attempts to interest Royal Roads or the University of Victoria to establish a student practicum to carry out work dealing with governance or community planning issues in Otter Point and Shirley/Jordan River. It was agreed to end this initiative in order to concentrate on other activities.

4.3.7 Follow-up on the Regional Task Force Report on Governance – A. Campbell and W. Fritz

A. Campbell reported that Mr. Hicks, the Regional Director, indicated at the fall AGM that he intended to give greater priority to the issue of local governance this coming September. OPSRRA will follow-up on this issue with him at that time. A provincial government review of election policies to be observed in the election of school boards is underway. Public input into the review is encouraged.

4.3.8 Update on Arden Gravel Pit

B. Mark gave an update on local community concerns about the Arden Gravel Pit in Otter Point. A. Campbell reported that the CRD had approved proceeding with legal action to enforce compliance with their bylaw concerning the processing of gravel.

## 5. New Business

- 5.1 Meeting with Canadian Horizons Development Ltd.– A. Campbell  
A. Campbell reported that OPSRRA had received an invitation (two board members only) to attend an April 28, 2010 meeting with Canadian Horizons Development Ltd. to hear a presentation on their "early" plans for developing their 500+ acres property north of the Otter Point Fire Hall. It was decided that A. Campbell and E. James would attend with W. Fritz filling in if either could not attend the meeting.
- 5.2 OPSRRA Input into the Review of the Otter Point OCP – A. Campbell and W. Fritz  
A. Campbell reported that an Otter Point Advisory Planning Commission meeting was scheduled for April 27, 2010 to assess the process being proposed by the JDFA for reviewing the Otter Point Official Community Plan. W. Fritz noted that the proposed role of the APC in reviewing the OCP needed some clarification. More information about the proposed review process will be obtained before the OPSRRA Board decides about its role in the review process.
- 5.3 Update on "Shores Subdivision" Rezoning - F. McDannold  
F. McDannold reported that the proposed rezoning for the Shores Subdivision has been given first and second reading by the CRD Board and will be proceeding to a public hearing on May 5, 2010 at the Shirley Community Hall.
- 5.4 Camp Barnard Fundraiser – A. Campbell  
A. Campbell reported that OPSRRA had been invited to a May 19, 2010 fundraiser for Camp Barnard. Background information forwarded with the invitation showed that approximately 10,500 campers and guests visited Camp Barnard last year. A. Campbell indicated that he was impressed by the economic development impact of Camp Barnard and that he had forwarded this information to the JDF Economic Commission and the Regional Director for their information.
- 5.5 Submission to the Rural Observer? – A. Campbell  
A. Campbell reported that he had spoken with Terri Alcock from the Rural Observer about submitting articles from OPSRRA to the Rural Observer. She indicated that the Rural Observer would only accept articles not printed elsewhere. However, a new OPSRRA article could be printed if it was submitted by May 11, 2010. It was agreed that A. Campbell and W. Fritz would work together to submit an article dealing with the forthcoming review of the Otter Point Official Community Plan.
- 5.6 Mobile Manufactured Home Park Policy – A. Campbell  
A. Campbell reported that OPSRRA was likely to be contacted by mobile home residents in Otter Point for support in developing a JDF bylaw which would give greater protection to "pad renting" mobile home residents from being evicted if their mobile home park was redeveloped for other purposes. A recent court decision in Parksville dealing with non-conforming mobile home issues may be of some interest.
- 5.7 Meeting With Off-Roading Representative  
A. Campbell reported that he had been contacted by Don McLaren who wished to meet with the OPSRRA Board to discuss issues of concern by off-roaders who want access to forest roads and other areas in the JDFA. Although a director with the Victoria Motorcycle Club, he is acting independently of the organization. The VMC has a 1,000+ acre lease on property west of the Totangi Subdivision in Jordan River to use as an off-road driving area. Mr. McLaren would like to see a similar development at Blueberry Flats in Shirley for motorcycle and four-wheeler off-roading. It was agreed that A. Campbell would arrange a meeting date with Mr. McLaren and e-mail the date/time/place to board members. Those board members who could attend would contact Arnie to confirm their participation in the meeting.

## 6. Updates on Responsibilities of Directors

- 6.1 Land Use Committee – Fiona McDannold, Wayne Fritz

See agenda item 5.3.

6.2 Liaison with Regional Director – Arnie Campbell

Nothing additional to report.

6.3 Liaison with Shirley – Brenda Mark, Fiona McDannold

In Shirley, there will be Shirley Quilters Sale on May 2, 2010 and a fundraising supper for the Shirley Community Association on April 24, 2010.

6.4 Liaison with MLA - Arnie Campbell

Nothing new to report.

6.5 Strategic Vision – Wayne Fritz, Arnie Campbell

Nothing new to report.

6.6 Governance Activities – Brenda Mark, John Charles

See agenda item 4.3.5.

6.7 Regional Sustainability Strategy Review – Wayne Fritz, Arnie Campbell

Nothing new to report.

6.8 OPSRRA Website – Sandy Barta

Nothing new to report.

6.9 OPSRRA Newsletter – Arnie Campbell

S. Barta suggested that the newsletter be circulated in future in PDF format. A. Campbell and S. Barta will explore this option.

6.10 Publicity – Wayne Fritz

Nothing new to report.

6.11 Community Bulletin Boards – Bob Phillips, John Charles

Maintenance work on the boards will begin as the weather improves.

6.12 Treasurer's Report – Bob Phillips

The main OPSRRA account balance is \$346.03.

The petty cash account balance is \$18.54

The Strategic vision account balance is \$1201.75.

6.13 Membership – Erik James

Work is underway to update the membership list following the recent membership telephone follow-up survey.

6.14 Update on SEAPARC and JDF Parks Commission – John Charles, Brenda Mark

A clean up of the Priest's Cabin Park in Shirley/Jordan River is scheduled for April 24, 2010. An open house to obtain public feedback about the JDF Parks Plan was held in April.

7. Date for Next Meeting

It was agreed that the next meeting would be scheduled for May 17, 2010.

8. Adjournment

Motion to adjourn by W. Fritz at 9:50 pm. Approved