

# Otter Point and Shirley Residents and Ratepayers Association Board Meeting Minutes

**Date:** August 22, 2011

**Time:** 7:30 pm

**Place:** SEAPARC Meeting Room

Present: Arnie Campbell, Fiona McDannold, Bob Phillips, Sandy Barta, Marika Nagasaka, Erik James, Wayne Fritz, Bob Dick, Leslie Lajuenesse

Welcome and Introductory Comments – A. Campbell

1. Adoption of Agenda

Moved: B. Mark

Seconded: M. Nagasaka

Approved: Subject to:

2. Appointment of Recorder – Fiona McDannold followed by Brenda Mark, Sandy Barta, Marika Nagasaka, Bob Phillips, Wayne Fritz and Erik James

3. Approval of the June 13, 2011 Board Meeting Minutes

Moved: E. James

Seconded: F. McDannold

Approved: Subject to:

- adding W. Fritz to the list of attendee's

4. Old Business

4.1 Outstanding Correspondence

A. Campbell reported that:

- the Chair of the CRD Board, Geoff Young has not yet responded to the email from OPSRRA regarding the absence of key information when LUC made their decision regarding MTH rezoning application. It was decided to let this matter carry over until the Sept meeting.

4.2 Correspondence Received

A. Campbell reported that :

Replies have been received from Minister Ida Chong, MLA John Horgan and Regional Director Mike Hicks regarding a governance round table. CRD Chair Geoff Young has not yet replied.

4.3 Business Arising from Previous Meetings

4.3.1 Community Signage – A. Campbell, W. Fritz

A. Campbell gave an update on the community signage project. Enough money has been raised to cover the costs of the signs with approximately \$100 to spare. Donations are still being solicited and tax receipts will be given for any donation. A permit is required by the Ministry of Highways and Arnie has submitted the paperwork. It is hoped that the signs will be ready in early

September. B. Mark expressed concern regarding vandalism. This was discussed and it was decided to wait and see what happened. OPSRRA is responsible for the maintenance of the signs once installed

#### 4.3.2 Update on the Otter Point Official Community Plan Review - B. Phillips, W. Fritz, A. Campbell

W. Fritz and B. Phillips provided an update on the ongoing review of the Otter Point Official Community Plan. There were 4 recommendations made at the Wednesday, August 15 meeting of the OP OCP Review committee. First, that within existing Settlement Containment Areas (SCA) the lot sizes should be an average of 1 ha with a minimum of .4 ha. Second, a new category of lands called the "Otter Point Resource Lands", generally those which are currently agriculture, watershed or forestry lands, and would have a 4 ha minimum parcel size. Third, Crown Lands are recognized in the OCP and Fourth, those areas not covered by the SCA, Otter Point Resource Lands, ALR land or crown lands, ie those currently zoned Rural A, have a 2 ha density with a minimum lot size of 1 ha. There is a concern that these changes will increase density in the area, thus impacting the rural nature of Otter Point

B. Phillips discussed the issues around the sensitive eco systems, development permits and enforcement.

A. Campbell who is the Chair of OCP Review Committee, reported on the difficulties around the 4<sup>th</sup> recommendation. A 2<sup>nd</sup> motion was proposed which caused procedural difficulties. A meeting will be held in late September to resolve the problem.

Due to conflict, A. Campbell turned the chair to F. McDannold

B. Phillips moved: That OPSRRA support the motion which would have 2 ha density and 1 ha minimum lot size for those lands outside the SCA and not in the Otter Point Resource Lands. S. Barta seconded Discussion followed with concerns noted that it was questionable that this issue was in OPSRRA's mandate and that it was important to represent the entire membership. B. Phillips withdrew the motion.

A. Campbell resumed the chair.

#### 4.3.3 Governance Initiatives – A. Campbell

A. Campbell reported that MP Randall Garrison had made a public comment regarding the purchase of lands between the JdF Marine Trail and Highway 14. It was decided that a letter would be sent to both Randall Garrison and John Horgan asking to meet regarding this issue. E. James will contact S. Jorna of JdF Trails Society to see if they want to participate in a meeting.

A. Campbell reported that RD Hicks and MLA Horgan have agreed to a governance meeting to be held after Sept 1. Minister Chong's office has received the letter but needed more information. It was decided that another letter would be written to formally set up a meeting.

Some discussion was held regarding the difficulties of obtaining monies and programs for Regional Districts as there is a bias toward incorporated areas.

#### 4.3.4 Water Forum – B. Phillips, B. Mark, M. Nagasaka

This item was put off to the September meeting

4.3.5 Liaison with the T'Sou'ke First Nation – A. Campbell, B. Phillips

A. Campbell reported on difficulty in contacting the T'Sou'ke Nation, B. Phillips will try to talk to the Chief in person.

4.3.6 Liaison with Jordan River

B. Dick reported on the rezoning issues in Jordan River. There has been a meeting with the community regarding commercial zoning. B. Dick raised a concern about the development at the bottom of Trailhead Dr. The question was raised as to whether JdF Planning Department had any involvement in this. A. Campbell will talk to the Planning Office to get more information.

5. New Business

5.1 A. Campbell reported on the Executive Meeting held earlier in the summer. Some of the items discussed have been dealt with earlier in the meeting. Membership and website issues will be brought back under Old Business in the September meeting. Directors were asked to bring ideas regarding the website and membership to the September meeting

5.2 Draft Submission for MTH Public Hearing

There was discussion as to whether OPSRRA should be making a submission to this public hearing. It was decided that A. Campbell, B. Mark and F. McDannold would work on a draft to be circulated to the directors.

5.3 Steep Slopes Public Hearing

A. Campbell reported that the change to the Steep Slope criteria did not go back to the APC's. A. Campbell will be making a personal submission to the public hearing regarding this.

5.4 Meeting re JDF Parkland Purchase – deal with under 4.3.3

5.5 Preparing for Fall Elections

Preliminary discussions regarding All Candidates Meetings in early Nov. To be brought forward to September meeting.

5.6 Fall Membership Meeting

Possible dates for the Fall Membership meeting were discussed. Sunday, December 4, was suggested.

5.7 Smart Meters

A. Campbell reported that an OPSRRA member had expressed concern regarding the installation of smart meters. A. Campbell suggested she contact the Regional Director and the MLA. No action was taken by OPSRRA.

5.8 Business Listings

B. Mark, F. McDannold and M. Nagasaka to liaise with S. Barta

6. Updates on Responsibilities of Directors

6.1 Treasurer's Report – B. Phillips

B. Phillips submitted a Treasurer's Report dated 22 August 2011. In summary: OPSRRA Account balance is \$277.83, the Vision Account balance is \$1201.75 and

the Petty Cash Float is \$10.36. A breakdown of the Signage Project was also provided. \$4,074.95 has been received in donations, To date \$998.75 has been spent with the current balance being \$3076.92

B. Phillips moved acceptance of the treasurer's report

Seconded by E. James

Carried

6.2 Membership Report – E. James

Since the last Directors Meeting 3 members have been lost from Otter Point for a total of 317 members in Otter Point, 58 in Shirley and 21 associate members for a total of 396 members

E. James moved acceptance of the membership report

Seconded by M. Nagasaka

Carried

6.3 JDF Land Use Committee – F. McDannold, W. Fritz

F. McDannold and W. Fritz provided an update on the last LUC meeting. In the July 19 meeting, the OCP changes regarding greenhouse gases, steep slopes were referred to CRC Land Use Committee A At the Aug 16 meeting, a property owner on Denewood Rd in Shirley wanted approval for a development permit which would allow a septic system very close to Goudie Creek which is the water supply for the Sheringham Pt. Estates. This application was opposed by the neighbors, however it was approved by LUC..

6.4 Liaison with Regional Director – A. Campbell

Nothing new to report

6.5 Liaison with Shirley – F. McDannold

SEAS has had an AGM and will become more active. Shirley Day was Sunday Aug 21 and went well.

6.6 Liaison with MLA - A. Campbell

See agenda item 4.3.3

6.7 Liaison with First Nations – A. Campbell

See agenda item 4.3.5

6.8 Governance Activities – A. Campbell

See agenda item 4.3.3

6.9 Regional Sustainability Strategy Review – A. Campbell, B. Phillips, W. Fritz

Nothing new to report

6.10 OPSRRA Website – S. Barta

Nothing new to report.

6.11 OPSRRA Newsletter – A. Campbell

A. Campbell reported that he has a 100 year old receipt for his series on 100 years ago

6.12 Publicity – W. Fritz

Nothing new to report.

6.13 Community Bulletin Boards – B. Phillips

B. Phillips is repairing boards which are damaged

6.14 JDF Parks and Recreation Commission – B. Mark

B. Mark reported that the Parks Commission is needing more funds to carry out its mandate.

6.15 Otter Point Fire Department – A. Campbell

Nothing to report.

6.16 Shirley Volunteer Fire Department – Brenda Mark

Nothing to report.

6.17 Kemp Lake Waterworks District – W. Fritz, B. Phillips

AGM will be Sept 11.

6.18 Liaison for Emergency Services – E. James

Shakeout BC will be Oct 20

7. Date for Next Meeting

Several dates were suggested, Sept 20, 21 or 26<sup>th</sup> Confirmation to be made once calendars are consulted.

8. Adjournment - Adjourned at 10:00 pm on a motion by B. Phillips.