



C·V·R·D

COWICHAN VALLEY REGIONAL HOSPITAL DISTRICT

COWICHAN VALLEY REGIONAL DISTRICT

**NOTICE OF REGULAR BOARD MEETING**

DAY: WEDNESDAY

DATE: MARCH 11, 2009

TIME: → REGULAR SESSION  
6:00 P.M.

PLACE: BOARD ROOM

175 INGRAM STREET

A handwritten signature in black ink, appearing to read 'Kathleen Harrison', written over a horizontal line.

Kathleen Harrison  
Deputy Corporate Secretary



**REGULAR BOARD MEETING**  
**WEDNESDAY, MARCH 11, 2009**  
**6:00 PM - CVRD BOARD ROOM**

---

<b>AGENDA</b>		<b>PAGES</b>
<b>1. <u>APPROVAL OF AGENDA:</u></b>		1-5
<b><u>RECOGNITION CEREMONY</u></b>		
<b>2. <u>ADOPTION OF MINUTES:</u></b>		
M1	Adoption of minutes of Special Board meeting – February 10, 2009	6-7
M2	Adoption of minutes of Board meeting - February 11, 2009	8-27
M3	Adoption of minutes of Special Board meeting - February 12, 2009	28-29
<b>3. <u>BUSINESS ARISING FROM THE MINUTES:</u></b>		
<b>4. <u>DELEGATIONS</u></b>		
<b>5. <u>REPORT OF THE CHAIRPERSON:</u></b>		
RC1	Appointment to the Nanaimo Airport Commission	Verbal
<b>6. <u>CORRESPONDENCE:</u></b>		
C1	Memorandum from the General Manager, Corporate Services Re: 2009 Budget Revision	30-64
<b>7. <u>INFORMATION:</u></b>		
<b>8. <u>COMMITTEE REPORTS:</u></b>		
CR1	Regional Services Committee – Director Kent Report and Recommendations of Meeting of February 25, 2009	65-66
CR2	Electoral Area Services Committee – Director Harrison Report and Recommendations of Meeting of February 17, 2009	67-69
	Electoral Area Services Committee - Director Harrison Report and Recommendations of Meeting of March 3, 2009	To Be Distributed 70
	Electoral Area Services Committee - Director Harrison Report and Recommendations of Special Meeting of March 3, 2009	To Be Distributed 71

CR3	Engineering Services Committee - Director Cossey Report and Recommendations of Meeting of February 25, 2009	72-73
CR4	Parks Committee - Director Dorey Report and Recommendations of Special Meeting of February 25, 2009	74
	Kinsol Trestle Revitalization Committee - Director Giles Report and Recommendations of Meeting of March 3, 2009	75
CR5	Island Savings Centre - Director Seymour Report and Recommendation of Meeting of February 19, 2009	76
	Island Savings Centre - Director Seymour Report and Recommendations of Special Meeting of March 3, 2009	77
CR6	Cowichan Lake Recreation Commission - Director McGonigle Report and Recommendation of Meeting of February 19, 2009	78
CR7	Kerry Park Recreation Commission - Director Iannidinardo Report and Recommendation of Meeting of February 24, 2009	79
<b>9.</b>	<b><u>STAFF REPORTS:</u></b>	
SR1	Staff Report from the Legislative Services Coordinator Re: Amendments to CVRD Bylaw No. 3085 - Cobble Hill Drainage Service	80
SR2	Staff Report from the Deputy Corporate Secretary Re: Results of Alternative Approval Process - Bylaw No. 3138 - south Cowichan Water Plan Study Service	81-82
SR3	Staff Report from the General Manager, Corporate Services Re: Strategic Community Investment Funds	83-90
SR4	Staff Report from the Parks Operations Superintendent, Parks, Recreation & Culture Department Re: Rescinding of February 11, 2009 Board Resolution 09-067 - Purchase of Used 4x4 Parks Truck	91
SR5	Staff Report from the Short Range Planner Re: Zoning Amendment Bylaw No. 3241 (Cottyn Development Ltd.)	92-94
SR6	Staff Report from the Manager, Development Services Division Re: Zoning Amendment Bylaw 3234 (Bahler)	95-98
SR7	Staff Report from the Division Manager, South Cowichan Recreation Re: Shawnigan Lake Community Centre 2009 Budget	99

- |     |  |                             |
|-----|--|-----------------------------|
| SR8 | Staff Report from the Administrator<br>Re: Recommended Projects for Application to the Canada-BC Building<br>Canada Fund   | 100-104                     |
| SR9 | Staff Report from the Long Range Planner<br>Re: CVRD Bylaw No. 3222 and Bylaw No. 3223 - Area B - Shawnigan<br>Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/<br>Elkington Estates) 2008 | To Be<br>Distributed<br>105 |

#### 10. PUBLIC HEARINGS:

- |     |  |         |
|-----|--|---------|
| PH1 | Public Hearing Report and Minutes<br>Re: Official Community Plan Amendment Bylaw 3231 and Zoning<br>Amendment Bylaw 3232 (Industrial Development Permit Area/Loken),<br>applicable to Electoral Area B - Shawnigan Lake. | 106-111 |
| PH2 | Public Hearing Report and Minutes<br>Re: Zoning Amendment Bylaw No. 3241 (Cottyn Developments Ltd.),<br>applicable to Electoral Area B - Shawnigan Lake.   | 112-121 |

#### 11. BYLAWS:

- |  |   |         |
|--|---|---------|
| B1   | "CVRD Bylaw No. 3085 - Cobble Hill Drainage System Service<br>Establishment Bylaw, 2008", RESCIND 3 <sup>rd</sup> reading.<br><br>"CVRD Bylaw No. 3085 - Cobble Hill Drainage System Service<br>Establishment Bylaw, 2008", be amended in accordance with Item SR1. | 122-124 |
| B1   | "CVRD Bylaw No. 3085 - Cobble Hill Drainage System Service<br>Establishment Bylaw, 2008", 3 <sup>rd</sup> reading as amended.   |         |
| B2   | "CVRD Bylaw No. 3138 - South Cowichan Water Plan Study Service<br>Establishment Bylaw, 2008", adoption.   | 125-126 |
| <b>Electoral Area Directors only vote on the following bylaws under<br/>Part 26 OR Section 791 of the <i>Local Government Act</i>:</b> |   |         |
| B3   | "CVRD Bylaw No. 3231 - Area B - Shawnigan Lake Official Community<br>Plan Amendment Bylaw (Industrial Development Permit Area/Loken),<br>2008", 3 <sup>rd</sup> reading.  | 127-133 |
| B3   | "CVRD Bylaw No. 3231 - Area B - Shawnigan Lake Official Community<br>Plan Amendment Bylaw (Industrial Development Permit Area/Loken),<br>2008", adoption.   |         |
| B4   | "CVRD Bylaw No. 3232 - Area B - Shawnigan Lake Zoning Amendment<br>Bylaw (Loken), 2008", 3 <sup>rd</sup> reading.   | 134-136 |
| B4   | "CVRD Bylaw No. 3232 - Area B - Shawnigan Lake Zoning Amendment<br>Bylaw (Loken), 2008", adoption.  |         |

B5	CVRD Bylaw No. 3234 - Area F - Cowichan Lake South/Skutz Falls Zoning Amendment Bylaw (Bahler), 2009", 1 <sup>st</sup> and 2 <sup>nd</sup> reading.	137-139
B6	"CVRD Bylaw No. 3241 - Area B - Shawnigan Lake Zoning Amendment Bylaw (Cottyn Developments Ltd.), 2008", 3 <sup>rd</sup> reading.	140-142
B7	"CVRD Bylaw No. 3222 - Area B - Shawnigan Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/Elkington Estates), 2008", 3 <sup>rd</sup> reading.	143-155
B8	"CVRD Bylaw No. 3223 - Area B - Shawnigan Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/Elkington Estates), 2008", 3 <sup>rd</sup> reading.	156-164

12. **RESOLUTIONS:**

RES1	Appointments to the Electoral Area C - Cobble Hill Parks and Recreation Commission.	165
RES2	Appointments to the South End Parks Commission.	166
RES3	Appointments to the Electoral Area G - Saltair/Gulf Islands Advisory Planning Commission	167
RES4	Appointments to the Electoral Area D - Cowichan Bay Parks and Recreation Commission	168
RES5	Appointments to the Electoral Area H - North Oyster/Diamond Parks and Recreation Commission	169
RES6	Appointments to the Electoral Area F - Cowichan Lake South/Skutz Falls Parks and Recreation Commission	170

13. **UNFINISHED BUSINESS:**

14. **NOTICE OF MOTION:**

15. **NEW BUSINESS:**

16. **QUESTION PERIOD:**

- a) Public
- b) Press

17. **CLOSED SESSION:**

CSM1	Adoption of Closed Session Minutes of February 11, 2009	171-173
CSCR1	Bylaw Enforcement {Sub (1) (f)}	174
CSSR1	Litigation {Sub (1) (g)}	Verbal Report

18. **ADJOURNMENT:**

The next Regular Board meeting will be held April 8, 2009 at 6:00 p.m., in the Board Room, 175 Ingram Street, Duncan BC.

# M1

Minutes of the Special meeting of the Board of the Cowichan Valley Regional District held in the Board Room, 175 Ingram Street, Duncan, BC, on Tuesday, February 10, 2009 at 7:01 p.m.

**PRESENT:** Chair G. Giles,  
Directors M. Dorey, L. Duncan,  
B. Harrison, D. Haywood, R. Hutchins <7:07 pm>,  
L. Iannidinaro, P. Kent, K. Kuhn, M. Marcotte,  
T. McGonigle, I. Morrison, G. Seymour  
and T. Walker

**ALSO PRESENT:** Warren Jones, Administrator  
Joe Barry, Corporate Secretary  
Jacob Ellis, Corporate Planning  
Mark Kueber, General Manager,  
Corporate Services Department  
Brian Dennison, General Manager, Engineering  
& Environmental Services Department  
Ron Austen, General Manager,  
Parks, Recreation & Culture Dept.  
Tom Anderson, General Manager,  
Planning & Development Dept.  
Kate Miller, Regional Environmental Policy Division

**ABSENT:** Director K. Cossey

**APPROVAL OF  
AGENDA  
09-055**

**It was moved and seconded that the agenda be approved.**

**MOTION CARRIED**

**INFORMATION**

**IN1**

**CVRD Staff Reorganization**

The Administrator provided an overview of the staff reorganization and responded to questions.

**7:07 pm**

Director Hutchins joined the meeting at 7:07 pm.

**ADJOURNMENT**

**09-056  
8:35 pm**

**It was moved and seconded that the Special Board meeting be adjourned.**

**MOTION CARRIED**

The meeting adjourned at 7:07 pm

Certified Correct:

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

Dated: \_\_\_\_\_



Minutes of the Regular meeting of the Board of the Cowichan Valley Regional District held in the Board Room, 175 Ingram Street, Duncan, BC, on Wednesday, February 11, 2009 at 6:02 pm.

**PRESENT:** Chair G. Giles,  
Directors K. Cossey, M. Dorey, B. Harrison,  
D. Haywood, R. Hutchins, L. Iannidinaro,  
P. Kent, K. Kuhn, M. Marcotte, T. McGonigle,  
I. Morrison, G. Seymour, T. Walker  
and Alternate Director D. George

**ALSO** Warren Jones, Administrator  
**PRESENT:** Joe Barry, Corporate Secretary  
Ron Austen, General Manager,  
Parks, Recreation & Culture

**ABSENT:** Director L. Duncan

**APPROVAL OF  
AGENDA  
09-057**

It was moved and seconded that the agenda be amended with the addition of New Business items:

**NB1 Report and Recommendations from the Parks Committee meeting of February 11, 2009;**

**NB2 Correspondence from the Cowichan Land Trust**

**NB3 Appointments to the CVRD Environment Commission**

**NB4 Appointments to the CVRD Economic Development Commission**

and further, that NB3 - Appointments to the CVRD Environment Commission be considered in Closed Session (Personal Information {Sub (1)(a)}), and that the agenda as amended be approved.

**MOTION CARRIED**

**ADOPTION OF  
MINUTES  
09-058**

It was moved and seconded that the minutes of the January 14, 2009 Regular Board meeting be adopted.

**MOTION CARRIED**

**09-059**

It was moved and seconded that the minutes of the January 28, 2009 Special Board meeting be adopted.

**MOTION CARRIED**

**BUSINESS  
ARISING OUT  
OF MINUTES**

No Business Arising Out of the Minutes.

**DELEGATIONS**

**D1** Rick Brant, CEO, 2008 Cowichan North American Indigenous Games  
Re: NAIG Report

Rick Brant provided an update on the status of the 2008 Cowichan North American Indigenous Games legacy as well as showing enlightening videos of the Tribal Journey and Games, and presented the CVRD with a miniature carved version of the Spirit Pole.

**09-060** **It was moved and seconded that the CVRD Board approve the location of a 2008 Cowichan North American Indigenous Games display case prominently on a CVRD property.**

**MOTION CARRIED**

**D2** Catherine Brandon, Executive Director, Chesterfield Sports Society  
Re: Cowichan Sportsplex - Review of Operating Budget with Respect to 2009 Grant-in-Aid Request

Catherine Brandon was joined by Richard Ellis, Don McClintock, President and John Campbell, Director.

Following a brief powerpoint presentation, Catherine Brandon responded to questions regarding the finances of the Chesterfield Sports Society.

Chair Giles advised that the Chesterfield Sports Society Regional Grant-in-Aid request would be considered during the budget discussions.

**REPORT OF  
CHAIRPERSON**

**RC1** Appointment to the Community Safety Advisory Committee

Chair Giles advised that she has made the following appointments to the Community Safety Advisory Committee for a term to expire November 30, 2009:

District of North Cowichan	Councillor John Koury
RCMP	Corporal Kevin Day

**CORRESPONDENCE**

**C1** Correspondence from Christine Fagan, Executive Directors, Cowichan Intercultural Society re: Attracting Immigrants to a Welcoming and Inclusive Community - asking for a Letter of Intent to partner with the Cowichan Intercultural Society

**09-061** It was moved and seconded that the correspondence from the Cowichan Intercultural Society dated February 2, 2009 re: Attracting Immigrants to a Welcoming and Inclusive Community be received and filed.

**MOTION CARRIED**

**09-062** It was moved and seconded that a letter be sent to the Cowichan Intercultural Society complimenting the Society on its good works in the community and explaining why the CVRD is declining the offer to send out the official invitations.

**MOTION CARRIED**

**INFORMATION**

**INI** Minutes of the South Cowichan Services & Governance Committee meeting of January 20, 2009 were considered for information.

**COMMITTEE REPORTS**

**CR1** The report and recommendations of the Electoral Area Services Committee of meeting of January 20, 2009 listing eleven items were considered:

**It was moved and seconded:**

- 09-063**
- 1. That a grant in aid (Electoral Area E – Cowichan Station/Sahtlam/Glenora) in the amount of \$325 be given to the Girl Guides of Canada – Mid-Island Area, to assist with water testing costs.**
  - 2. That a grant in aid (Electoral Area B – Shawnigan Lake) in the amount of \$325 be given to the Girl Guides of Canada – Mid-Island Area, to assist with water testing costs.**
  - 3. That the 2009-2010 Electoral Area A-E Community including Sub-Regional and Regional Park Maintenance Services Contract be awarded to Easy Living Holdings Ltd. of Nanaimo/Duncan in the amount of \$302,440.00 including GST, based on the RFP bid received Monday December 15, 2008.**

4. That the Community and Regional Parks Portable Toilet contract extension be awarded to Coast Environmental Ltd. for one year, commencing January 1, 2009, and completing December 31, 2009 at the following unchanged rates:
  - Additional weekly servicing of unit. @ \$30.30/servicing;
  - Pre-arranged moving/unit to new site @ \$27.55/move;
  - The supply of additional units @ \$99.15/unit/month;
  - Monthly rate for extension of units already in place - \$99.15/unit month;
  - Hand Sanitizers - \$12.50/per unit (charged monthly)
  - Wheel chair accessible portable toilet units \$127.15/unit/month; and
  - Replacement price for units damaged beyond repair - \$1,200.00.

**MOTION CARRIED**

09-064

It was moved and seconded:

6. 1. That OCP and Zoning Amendment Application No. 7-E-07RS (Cherry Blossom Park) be presented at a public meeting to obtain community input and that the application be reviewed at a future EASC meeting with a report documenting public input and draft bylaws;
  2. That the applicant provide a traffic impact assessment, a revised site plan showing an expanded agricultural buffer, buffer and boulevard landscape standards, a hydrological assessment and a preliminary riparian area assessment prior to public hearing;
  3. That the applicant obtains a certificate of compliance or approval in principle for remediation of the subject property from the Ministry of Environment prior to bylaw adoption.
7. That Application No. 2-C-08ALR (Leo & Valerie Gervais) for a subdivision in accordance with Section 21(2) of the *Agricultural Land Commission Act* be forwarded to the Agricultural Land Commission with a recommendation to approve the application.
  8. That Application No. 2-B-08DVP (Byron Weaver) for a variance to Section 8.5 (b)(3) of Zoning Bylaw No. 985, by decreasing the setback to a front parcel line for an existing residence from 7.5 metres to 4.9 metres, the setback for and exterior side from 4.5 metres to 2.0 metres and the setback for a rear parcel line from 4.5 to 2.5 metres on Lot 6, Block 3, Section 2, Range 4, Shawnigan District, Plan 1520, be approved and issued at such time as the property line between Lot 6 and Lot 7 is deleted and the two lots are amalgamated into one.

9. That Application No. 1-B-08ALR (Chuck Farrar/GT Farms Ltd.) for a boundary lot adjustment, be forwarded to the Agricultural Land Commission with a recommendation to approve; and further, that should this application proceed to subdivision approval, that a covenant be registered on the property prohibiting further subdivision of the new Lot A.
10. That the Cowichan Valley Trap & Skeet Club Shoot Schedule for 2009 be approved.
11. That Ministry of Transportation and Infrastructure application referral (MoT File #01-001-21284/CVRD File # 21284, Shawnigan Station Developments Ltd.), regarding proposed road closure - Meran and Knappett Road, be forwarded to the Ministry of Transportation and Infrastructure with no objections.

MOTION CARRIED

09-065

It was moved and seconded:

5. That Application No. 2-E-08ALR (VanHuizen/Rockycrest Holsteins Ltd.) made pursuant to Section 20(3) of the *Agricultural Land Commission Act* to place a third dwelling on the subject property, be forwarded to the Agricultural Land Commission with a recommendation to approve the application.

Opposed: Director Marcotte

MOTION CARRIED

The report and recommendations of the Electoral Area Services Committee of meeting of February 3, 2009 were considered.

09-066

It was moved and seconded:

1. 1. That the services of Bob Hamilton Enterprises Inc. be obtained to undergo negotiations, inspection and purchase of a used fire engine on behalf of the CVRD prior to the adoption of the CVRD 2009 Five-Year Financial Plan.
2. That the sole source purchase of a used fire engine for the Mesachie Lake Volunteer Fire Department, with overall expenditure not to exceed \$120,000, be approved.

3. That \$50,000 in short term borrowing for the purchase of a used fire engine for the Mesachie Lake Volunteer Fire Department to be paid over five years under the Liabilities Section 175 of the *Community Charter*, be approved.
  4. That the necessary Reserve Fund Expenditure Bylaw be prepared and that the bylaw be forwarded to the Board for consideration of three readings and adoption.
2. That a grant-in-aid (Electoral Area E - Cowichan Station/Sahtlam/Glenora) in the amount of \$1,000 be given to the Cowichan Agricultural Society to assist with education/workshop expenses.
  3. That staff proceed to work with the provincial government and the Cobble Hill Improvement District to determine the necessary requirements and approvals with respect to amending the Section 219 Covenant on Galliers Park limiting use of the land to public purposes only, and to amend the existing Crown lease for Fairfield Road Park held by the Regional District to permit establishment of a community wellhead by the Cobble Hill Improvement District at both of these sites, subject to the following conditions:
    - i. That the wellhead location, underground services and design/construction of the wellhead enclosure meet with CVRD Parks' approval, including the Area C Parks and Recreation Commission.
    - ii. That a one-time financial contribution be made by the Cobble Hill Improvement District to the Area C Community Parks function in the amount of \$3,450 for granting of the statutory right-of-way in favour of the Cobble Hill Improvement District to permit construction and operation of a wellhead within Galliers Park.
    - iii. Execution of the necessary amendments to the Section 219 Covenant on the Galliers Park property to permit installation of the necessary wellhead works.
    - iv. That staff take the necessary steps to register a statutory right-of-way or like tenure to permit public access on the Galliers Park property in favour of the Cobble Hill Improvement District.

5. That application be made to the Federal Cenotaph/Monument Restoration Program for a \$25,000 grant towards planned revitalization of the Cobble Hill Cenotaph site located within Liberation Park within Cobble Hill Village.

MOTION CARRIED

09-067

It was moved and seconded:

4. That a used 4x4 six passenger Crew Cab diesel truck and biodiesel storage tank be purchased through short term financing up to a maximum of \$30,000 with repayment of the loan to be apportioned through the annual Parks Summer Student Work Crew budgets in Functions 231, 232, 233, 234, 235, 239, 280, 281, and 282.

Opposed: Director Kuhn

MOTION CARRIED

09-068

It was moved and seconded:

7. 1. That Application No. 3-H-07RS (Chemainus First Nation) for a defined portion of Crown seabed in Ladysmith Harbour for the purposes of active management of the subject area's shellfish resource, be approved and that the subject Crown Foreshore be rezoned from W-1 and W-2 to a new W-4A Zone (Shellfish Culture), with predator netting being specifically excluded from the proposed zone, and further, that the appropriate amendment bylaw be prepared and forwarded to the Regional Board for consideration of 1<sup>st</sup> and 2<sup>nd</sup> readings;
2. That a public hearing be arranged to be held in North Oyster, and that Directors Marcotte, Dorey and Kuhn be delegated to the hearing.
3. That the referral of this application to the Ministry of Environment, Transport Canada, Town of Ladysmith, Integrated Land Management Bureau, and Fisheries and Oceans Canada be accepted.
8. That the CVRD allow the owners of 7420 Nantree Road to register a new covenant to replace existing covenant CA37414I which will facilitate a two-year extension for the completion of Building Permit #I-10-07 (Brooks).

9. That the Agricultural Land Commission be requested to forward a proposal to CVRD staff for review and comment providing direction on how to structure an Agricultural Advisory Committee, how to establish Terms of Reference for such a Committee, and further, outline how the Land Commission and CVRD together could enforce the *ALC Act* (further reaffirming previous Board Resolution No. 08-673.2 passed October 8, 2008).
  
10. That the CVRD contact the Liquor Control and Licensing Branch to request a further 90-day extension to submit a response respecting the Liquor License Application from the Youbou Bar and Grill to increase the maximum indoor capacity to 117 persons and the outdoor capacity to 78 persons for a total capacity of 195 persons.

**MOTION CARRIED**

09-069            It was moved and seconded that Application No. 7-A-08DVP (Tom Jarvis) be referred back to the Electoral Area Services Committee.

Opposed: Director Kuhn

**MOTION CARRIED**

CR2                The report and recommendations of the Engineering Services Committee of meeting of January 28, 2009 listing nine items were considered.

09-070            It was moved and seconded:

1. That a public consultation meeting be held regarding expansion of Mill Springs Development with the following staff recommendations being used as the guidelines for discussion:
  1. Previous Board resolution No. 98-246, approved in 1998, be rescinded.
  2. A review of the concepts, design and installation for existing sewer system and future expansion must be conducted and approved by CVRD engineering staff to ensure compliance with CVRD Design Standards and Subdivision Bylaw 1215 and the South Sector Liquid Waste Management Plan;
  3. Sewage disposal field capacity must be technically confirmed by the developer;
  4. All lands on which infrastructure works are located be transferred to the CVRD, except where not practical, in which case will be placed within registered Statutory Rights-of-way using the CVRD's standard charge terms;
  5. The owners transfer any reserve funds for the sewer system to the CVRD.



6. A utility transfer agreement be executed between the CVRD and the owners/developer;
7. The developer provides all sewer servicing infrastructure for future upgrades, including sewage treatment works, disposal system, pumps, controls, gensets, SCADA system and mainlines for the proposed development;
8. The developer undertakes to provide a two-year warranty on any future sewer works, backed by an irrevocable letter of credit;
9. Take-over of the sidewalk system is dependent upon a modification to provincial legislation allowing the CVRD to transfer liability for sidewalk snow and leaf removal to homeowners;
10. Further expansion of the service area beyond the Mill Springs development be subject to public consultation and that necessary environmental studies be undertaken;
11. A public consultation process regarding CVRD takeover must be undertaken by the owner, and petitions completed by at least 50% of the owners of parcels within the proposed service areas and the total value of their parcels represent at least 50% of the net taxable value of all land and improvements in the service areas.
12. That the developer provide suitable reserve funds for each of the utilities.

and further that an assessment of the three systems be carried out, funded to a maximum cost of \$20,000, with \$10,000 up front from the developer and \$10,000 from a Provincial Feasibility Study Grant, and that, upon completion of a successful petition process, bylaws be prepared to create service areas for these utilities.

2. That the CVRD grant approval in principle for takeover of the water and sanitary sewer systems for a proposed 90 lot strata subdivision, described as "*Lot 1, Section 8, Range 6, Sahtlam District, Plan 12309, Except Those Parts in Plans 22890, 23708, 25003 and 29157*", as requested in a letter from Robin Mayo, Ana Sona Investments Ltd., dated December 8, 2008, subject to the following conditions and without prejudice to the rezoning process:
  1. The preliminary concepts, detailed design and installation must be approved by Engineering Services staff to ensure compliance with CVRD Design Standards and Subdivision Bylaw 1215, and further that the treatment system meet a Class A standard.

2. The developer must have a qualified professional prepare and submit the Registration of Discharge form, Operation Plan and Environmental Impact Study, and all other necessary documentation, to the Ministry of Environment for the sewage treatment and disposal system.
3. That the developer provide a two-year warranty on the completed works, backed by an irrevocable Letter of Credit.
4. All lands on which infrastructure works are located are transferred to the CVRD, except where not practical, in which case will be placed within registered Statutory Rights-of-way using the CVRD's standard charge terms.
5. All sewage disposal capacities must be confirmed by the developer and disposal of effluent must be to ground.
6. The developer is required to provide a suitable reserve fund to start the water and sewer functions.
7. The developer is required to provide all water and sewer servicing infrastructure, including but not limited to, pumps, reservoir, SCADA system, fire protection, controls and mainlines, and sewage treatment works, disposal system, pumps, controls, gensets, and mainlines for the proposed development.
8. The developer shall pay all costs associated with monitoring and sampling requirements for the sewer system for the initial intensive monitoring period.
9. A utility transfer agreement must be executed between the CVRD and the owner/developer.
10. That the water source, treatment, reservoir and distribution works have adequate capacity and fire flow and have received approval from the Vancouver Island Health Authority.
11. That the developer provide an irrevocable letter of credit to be held as a contingency fund for up to two 2-years after 80% build-out of the development, in the event that it negatively impacts neighbouring wells, at which time it would be connected to a municipal system, using the developer's contingency fund.
12. That a successful petition process be carried out for establishment of service areas for the water and sewage systems;

and further that the necessary bylaws be prepared to create water and sewer service areas for these systems.

3. That the CVRD grant approval in principle for takeover of the water, sanitary sewer and storm drainage systems for the existing Arbutus Ridge strata subdivision in Cobble Hill, as requested in a letter from the owners, Arbutus Ridge Strata Corporation VIS 1601, subject to the following conditions:

1. All lands on which infrastructure works are located will be placed within registered Statutory Rights-of-way, using the CVRD's standard charge terms;
2. A utility transfer agreement must be executed between the CVRD and the owners/developer;
3. A public consultation process regarding CVRD takeover must be undertaken by the owner, and petitions completed by at least 50% of the owners of parcels within the proposed service area and the total value of their parcels represent at least 50% of the net taxable value of all land and improvements in the service area.  
and further that, upon completion of a successful petition process, bylaws be prepared to create a service area for these utilities.
4. That the Board provide approval to incur expenses against the following capital accounts prior to approval of the 2009 budget:
  - Cobble Hill Sewer System: \$ 75,000
  - Shawnigan Beach Estates Sewer System \$105,000
6. That the CVRD grant approval in principle to develop a partnership agreement for the development, ownership and usage of Wells A and B, located on the Shawnigan Lake School property subject to the following:
  1. Shawnigan Lake School will provide 100% of the funding for the initial pump testing, hydrological report and assessment of the wells.
  2. The CVRD will transfer ownership of the wells to the Shawnigan Lake School.
  3. An agreement is created that will outline all cost sharing, allowable daily, monthly, yearly flows and volumes of each partner as well as the operation and maintenance costs.
  4. Shawnigan Lake School will provide a statutory right-of-way to the CVRD over their property that will enable access to the wells for operation and maintenance purposes.
  5. Both parties will be responsible for the treatment of their allocated water.
7. That the Board designate the Kerry Village sewer treatment plant and disposal field repair and remediation as the sole Cowichan Valley Regional District application for the 2009 "Towns for Tomorrow" Provincial Grant Program.
8.
  1. That 3<sup>rd</sup> reading of "CVRD Bylaw No. 3085 - Cobble Hill Village Drainage System Establishment Bylaw, 2008" be **RESCINDED**.
  2. That Section 6 text – Maximum Requisition be deleted in its entirety and replaced with the following:

"The maximum amount of money that may be requisitioned annually in support of this service shall be the greater of \$9,912, or an amount that equals the amount raised by applying a property value tax rate of \$0.1434 per \$1,000.00 of the net taxable value of land and improvements in the service area."

3. That Schedule A to CVRD Bylaw No. 3085 be amended to include an additional 32 lots within the service area boundary.
4. That "CVRD Bylaw No. 3085 – Cobble Hill Village Drainage System Establishment Bylaw, 2008" be forwarded to the Board for 3<sup>rd</sup> reading, as amended; and following provincial and voter approval, adoption.

and further that this Bylaw be effective for the 2010 Assessment Roll.

9. That the CVRD support application of five infrastructure planning grants for the following utilities:
  - 1) Mill Springs Sewer Study Grant
  - 2) Shawnigan Lake Water Source Study Grant: 4-3-2-1 Compliance with Vancouver Island Health Authority
  - 3) Saltair Water Source Study Grant: 4-3-2-1 Compliance with Vancouver Island Health Authority
  - 4) Communications Study for Shawnigan Lake Water System
  - 5) Communications Study for Saltair Water System

**MOTION CARRIED**

It was moved and seconded:

5. That the Board approve:
  1. The purchase of a new Utilities truck for the Water Management Division in the amount of \$29,000.00, prior to the adoption of the CVRD 5-year Financial Plan.
  2. Up to \$29,000.00 in short term borrowing for 2009 in the Water Management Division to be paid back over five years, under the Liabilities Agreement Section 175 of the Community Charter.

09-071

It was moved and seconded that recommendation No. 5, proposed Utilities truck purchase, be referred back to staff for review of other purchasing options that reflect the Environmental Lens including secondhand options.

Opposed: Directors Kuhn and Cossey

**MOTION CARRIED**

**CR3** Report and recommendation of the Cowichan Lake Recreation Commission of meeting of January 22, 2009 listing one item was considered.

**09-072** **It was moved and seconded that the Cowichan Valley Regional District Board support the grant application to the Celebrate Canada Committee for British Columbia c/o Canadian Heritage for funds to host a Canada Day Celebration in the Cowichan Lake area.**

**MOTION CARRIED**

**OTHER COMMITTEES** Association of Vancouver Island and Coastal Communities.

Director Marcotte provided an update and advised that the Forestry Forum scheduled for February 27, 2009 has been cancelled; that the deadline for Resolutions has been extended to February 27, and that nominations for positions on the AVICC Executive have been extended to February 20<sup>th</sup>.

#### **STAFF REPORTS**

**SR1** Staff Report from the Manager Finance Division dated January 22, 2009 re: Interim Borrowing for the Regional District was considered.

**09-073** **It was moved and seconded that the Finance Division be authorized to proceed with Interim Borrowing through the Municipal Finance Authority in an amount not to exceed \$9,000,000. for operational purposes only and that CVRD Bylaw No. 3250 - Cowichan Valley Regional District 2009 Temporary Loan Bylaw be considered for 3 readings and adoption.**

**MOTION CARRIED**

**SR2** Staff Report from the General Manager, Corporate Services dated February 2, 2009 re: Spring Security Issuing Bylaw was considered.

**09-074** **It was moved and seconded that the CVRD Security Issuing Bylaw No. 3251 be considered for three readings and adoption.**

**MOTION CARRIED**

**SR3** Staff Report from the Planner III, dated February 4, 2009 re: Application No. 10-B-07RS (Lintaman/McMillan) was considered.

- 09-075**                    **It was moved and seconded:**
- 1. That Resolution No. 08-626 #7.1.2 adopted September 10, 2008 be rescinded.**
  - 2. That a Public Hearing be scheduled and that Director K. Cossey, Director G. Giles and Director B. Harrison be delegated to the hearing.**

**MOTION CARRIED**

**SR4**                    Staff Report from the Corporate Secretary dated February 5, 2009 re: CVRD Bylaw No. 3252 - Chairperson, Directors and Alternate Directors Remuneration, Expenses and Benefits Amendment Bylaw, 2009 was considered for information.

**PUBLIC HEARINGS**

**PH1**                    Public Hearing Report and Minutes re: Official Community Plan Amendment Bylaw No. 3222 and Zoning Amendment Bylaw NO. 3223 (Living Forest Planning Consultants/Elkington Estates, applicable to Electoral Area B - Shawnigan Lake were considered.

**09-076**                    **It was moved and seconded that the Public Hearing Report and Minutes re: Official Community Plan Amendment Bylaw No. 3222 and Zoning Amendment Bylaw No. 3223 (Living Forest Planning Consultants/Elkington Estates, applicable to Electoral Area B - Shawnigan Lake be received.**

**MOTION CARRIED**

**BYLAWS**

**B1**  
**09-077**                    **It was moved and seconded that "CVRD Bylaw No. 3235 - Social Planning Cowichan Annual Financial Contribution Service Establishment Bylaw, 2008", be adopted.**

**MOTION CARRIED**

**B2**  
**09-078**                    **It was moved and seconded that "CVRD Bylaw No. 3250 - Cowichan Valley Regional District Temporary Loan Bylaw, 2009", be granted 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> reading.**

**MOTION CARRIED**

**B2**  
**09-079**                    **It was moved and seconded that "CVRD Bylaw No. 3250 - Cowichan Valley Regional District Temporary Loan Bylaw, 2009", be adopted.**

**MOTION CARRIED**

**B3  
09-080** It was moved and seconded that "CVRD Bylaw No. 3251 - Security Issuing (Loan Authorization Bylaw No. 3352 and Loan Authorization Bylaw No. 3358) Bylaw, 2009", be granted 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> reading.

**MOTION CARRIED**

**B3  
09-081** It was moved and seconded that "CVRD Bylaw No. 3251 - Security Issuing (Loan Authorization Bylaw No. 3352 and Loan Authorization Bylaw No. 3358) Bylaw, 2009", be adopted.

**MOTION CARRIED**

**B4** It was moved and seconded that "CVRD Bylaw No. 3252 - Chairperson, Directors, and Alternate Directors Remuneration, Expenses and Benefits Amendment Bylaw, 2009", be granted 1<sup>st</sup>, 2<sup>nd</sup> and 3<sup>rd</sup> reading.

**B4  
09-082** It was moved and seconded that "CVRD Bylaw No. 3252 - Chairperson, Directors, and Alternate Directors Remuneration, Expenses and Benefits Amendment Bylaw, 2009", be referred to budget discussions.

Opposed: Directors Haywood, McGonigle, Cossey and Walker

**MOTION CARRIED**

**B5 and B6  
09-083** It was moved and seconded that "CVRD Bylaw No. 3222 - Area B - Shawnigan Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/Elkington Estates), 2008", and "CVRD Bylaw No. 3223 - Area B - Shawnigan Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/Elkington Estates), 2008", be referred to the Electoral Area Services Committee.

**MOTION CARRIED**

**RESOLUTIONS**

**RES 1  
09-084** It was moved and seconded that the following appointments to the Electoral Area I - Youbou/Meade Creek Advisory Planning Commission Appointments be approved:

Term to expire November 30, 2009:

Gerald Thom  
George deLure  
Kim Windecker  
Shawn Carlow  
Jeffrey Abbott  
Erica Griffith  
Patricia Weaver

**MOTION CARRIED**

RES 2  
09-085

It was moved and seconded that the following appointment to the Electoral Area H - North Oyster/Diamond Advisory Planning Commission be approved:

Term to expire November 30, 2009:  
Beth Cuthbert

MOTION CARRIED

RES 3  
09-086

It was moved and seconded that the following appointments to the Electoral Area F - Cowichan Lake South/Skutz Falls Parks and Recreation Commission be approved:

Term to expire December 31, 2010:  
Elected:  
Ron McKenzie  
Raymond Wear

Term to expire December 31, 2009:  
Appointed:  
Mary Lowther  
Jacquie Huene

MOTION CARRIED

RES4  
09-087

It was moved and seconded that the following appointments to the Electoral Area E - Cowichan Station/Sahtlam/Glenora Parks and Recreation Commission be approved:

Term to expire November 30, 2009:  
Elected:  
Irene Evans  
Howard Heyd  
Frank McCorkell  
Paul Slade  
Larry Whetstone

Term to expire November 30, 2009:  
Appointed:  
Ron Smith  
Phil Gates  
John Ramsey

MOTION CARRIED



RES5  
09-088

It was moved and seconded that the following appointments to the Electoral Area G - Saltair/Gulf Islands Parks Commission be approved:

Term to expire December 31, 2009:

Appointed:

Harry Brunt  
Glen Hammond  
Norm Flinton  
Dave Key

MOTION CARRIED

RES6  
09-089

It was moved and seconded that the following appointments to the Electoral Area G - Saltair/Gulf Islands Advisory Planning Commission Appointments be approved:

Term to expire November 30, 2009:

Ruth Blake  
Ted Brown  
Gary Dykema  
Karen Porter

MOTION CARRIED

UNFINISHED  
BUSINESS

NEW BUSINESS

NB1

Report and recommendations of the Parks Committee meeting of February 11, 2009 listing one item was considered:

09-090

It was moved and seconded:

1. That the application from The Experience Cycling Club to hold a cross-country mountain bike race on designated trails within the Cobble Hill Mountain Recreation Area on Sunday, May 10, 2009 be approved subject to the following conditions:
  - i. Proof of the \$5,000,000 liability insurance that the company has to cover the event, which also identifies the CVRD as an additional insured,
  - ii. A damage deposit of \$500 must be provided to the CVRD for confirmation that the company will clean up all garbage and fix any damaged trails on the race route upon completion of the event and that all racers will stay on designated trails identified on CVRD parkland.

- iii. Confirmations that there will be notices of the event posted along the trail in advance of, and during the day of, the event that will advise other trail users of the race.
- iv. That Alpine Stables be notified, by registered mail at least 30 days in advance, by Experience Cycling Club of the event.
- v. That the port-a-potties for this event be placed in a location as determined by the Cobble Hill Parks and Recreation Commission.

**MOTION CARRIED**

**NB2** Correspondence from the Cowichan Land Trust re: Support for Cowichan Valley Green Mapping Project requesting contribution of CVRD resources and services.

**09-091** It was moved and seconded that the CVRD approve the Cowichan Land Trust request dated February 2, 2009 with an in-kind contribution of CVRD resources and services for the Cowichan Valley Green Mapping Project.

**MOTION CARRIED**

**NB3** This item was moved to the Closed Session portion of the meeting at the adoption of the agenda.

**NB4** Appointments to the CVRD Economic Development Commission.

**09-092** It was moved and seconded that the following appointments to the CVRD's Economic Development Commission be approved:

- Term to expire December 31, 2010:
- George Robbins
- Wade Simmons
- Dave Jackson
- Dave Johel

**MOTION CARRIED**

**09-093** It was moved and seconded that a procedure be developed whereby consideration of names for appointments to regional commissions be dealt with in Closed Session.

**MOTION CARRIED**

**NB5** Director Marcotte queried the status of her previous motion that staff prepare a report outlining the options for moving forward with a comprehensive and detailed long-range transportation plan that would address current and future needs relating to all forms of transportation for the Island area north of the Malahat. The Administrator advised that he would investigate the matter.

**RESOLVING INTO CLOSED SESSION** It was moved and seconded that the meeting be closed to the public in accordance with the Community Charter Part 4, Division 3, Section 90, Subsection (1) (f) and (g) and Subsection (2) (b) be approved.

**09-094** MOTION CARRIED  
**7:49 pm**

**RISE FROM CLOSED SESSION** It was moved and seconded that the Board rise with report on Item CSNB3.

**09- 101** MOTION CARRIED  
**8:25 pm**

**09-098** It was moved and seconded that the following appointments to the CVRD Environmental Commission be approved:

- Term to expire December 31, 2009:
- Francis Hugo
- Chris Wood
- John T. Wilson
- Rodger Hunter
- Roger Dean Wiles

MOTION CARRIED

**09-099** It was moved and seconded that the following appointments to the CVRD Environment Commission be approved:

- Term to expire December 31, 2010:
- Bruce Sampson
- Bruce Fraser
- Judy Stafford
- Justin Straker
- Peter Keber

MOTION CARRIED

**ADJOURNMENT**

09-102  
8:25 pm

It was moved and seconded that the Regular Board meeting be adjourned.

**MOTION CARRIED**

The meeting adjourned at 8:25 pm

Certified Correct:

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

Dated: \_\_\_\_\_

Minutes of the Special meeting of the Board of the Cowichan Valley Regional District held in the Board Room, 175 Ingram Street, Duncan, BC, on Tuesday, February 12, 2009 at 4:00 p.m.

**PRESENT:** Chair G. Giles,  
Directors K. Cossey, M. Dorey, L. Duncan,  
B. Harrison, D. Haywood, L. Iannidinardo,  
P. Kent, K. Kuhn, M. Marcotte,  
T. McGonigle, I. Morrison, G. Seymour  
and T. Walker

**ALSO PRESENT:** Warren Jones, Administrator  
Joe Barry, Corporate Secretary  
Jacob Ellis, Corporate Planning  
Mark Kueber, General Manager,  
Corporate Services Department  
Ron Austen, General Manager,  
Parks, Recreation & Culture Dept.  
Tom Anderson, General Manager,  
Planning & Development Dept.  
Dan Derby, General Manager, Public Safety Dept.  
Sharon Moss, Finance Division  
Kate Miller, Regional Environmental Policy Division  
Brian Farquhar, Parks & Trails Division  
Dominique Beasley, Secretary I

**ABSENT:** Director R. Hutchins

## RESOLUTIONS

**RES1**                    **It was moved and seconded that the required Notice of Special Board**  
**09-103**                    **Meeting be waived.**

**MOTION CARRIED**

**APPROVAL OF**        **It was moved and seconded that the agenda be approved.**  
**AGENDA**  
**09-104**

**MOTION CARRIED**

**BYLAW**

**B1**                                    **It was moved and seconded that "CVRD Bylaw No. 3256 - Area H -**  
**09-105**                                **North Oyster/Diamond Zoning Amendment Bylaw (Chemainus First**  
    **Nation), 2009", be granted 1<sup>st</sup> and 2<sup>nd</sup> reading.**

**MOTION CARRIED**

**ADJOURNMENT**

**09- 106**                                **It was moved and seconded that the Special Board meeting be**  
**4:04 pm**                                **adjourned.**

**MOTION CARRIED**

The meeting adjourned at 4:04 pm

Certified Correct:

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

Dated: \_\_\_\_\_

**MEMORANDUM****DATE:** March 4, 2009**FILE NO:****TO:** CVRD Board of Directors**FROM:** Mark Kueber, General Manager of Corporate Services**SUBJECT:** 2009 Budget Revision

---

The 2009 Budget booklet was first presented to the Regional Board at a Special Regional Services Committee meeting on February 12, 2009, since that meeting there have been a number of committee and commission meetings where the budgets have been reviewed in detail. The resolutions from those meetings that adjust the budgets have all been forwarded to the Board March 11, 2009 meeting for your approval.

Two budgets have had to be amended due to late arriving 2008 invoices that effect the surplus carried forward, they are Emergency 911 and Shawnigan Lake Community Centre.

In addition to these adjustments, the Emergency 911 budget has been adjusted. The contract for service in this budget has increased from \$353,390. (that was in the proposed 2009 budget) to \$390,446. Their increase is due to higher wage costs that has resulted from contract negotiations and has just been sent to us by the city of Nanaimo.

For your convenience I have accumulated all the changes to the requisition and attached a list. Also attached are the budget analysis sheets that are typically in front of the Budget booklet.



Mark Kueber, C.G.A.  
General Manager, Corporate Services

MK:tk

Z:\Mark\Memos\2009 Budget Revision.doc

## Requisition Adjustments

General Government	100	Increase	80,000
Emergency 911	109	Increase	50,938
Area A Grant in Aid	111	Increase	7,500
Area C Grant in Aid	113	Increase	3,000
Area E Grant in Aid	115	Decrease	(1,526)
Area F Grant in Aid	116	Increase	3,000
Area I Grant in Aid	118	Increase	5,000
Emergency Planning	205	Increase	25,000
Area B Community Parks	232	Increase	152,000
Area F Community Parks	236	Increase	25,000
Regional Parkland Acquisition	285	Decrease	(200,000)
Building Inspection	320	Increase	7,500
Community Planning	325	Increase	11,250
North Oyster Fire	350	Increase	16,240
Cowichan Lake Fire	352	Decrease	(9,307)
Saltair Fire	353	Decrease	(1,054)
Cowichan Lake Recreation	405	Increase	114,263
Kerry Park Recreation	411-416	Decrease	(19,500)
Island Savings Centre	421-429	Decrease	(235,605)
Shawnigan Lake Community Centre	464	Increase	41,219
Senior Centre Grant	472	Increase	500
			<hr/>
Net Increases			\$75,418
Safer Futures	493	Increase	27,500
Social Planning Cowichan	494	Increase	50,000
South Cowichan Water Study	531	Increase	75,000
			<hr/>
Total Adjustments			<u><u>\$227,918</u></u>





C·V·R·D

**2009 ANNUAL BUDGET  
FINANCIAL ANALYSIS**

Cowichan Valley Regional District  
 2009 Annual Budget  
 Changes in Tax Requisition  
 2008 to 2009

Schedule "A"

<b>2008 Assessment Based Property Taxes</b>	19,352,030	
<b>New services provided</b>		
Safer Futures	27,500	
South Cowichan Water Study	75,000	
Social Planning	50,000	
Malahat Transit	73,776	
<b>Total for New Services</b>	<b>226,276</b>	<b>1.17%</b>
<b>Changes to transfers to other Jurisdictions</b>		
Library	61,619	0.32%
<b>Changes within existing service level</b>		
General Government	(243,806)	
9-1-1	74,939	
Grants in Aid	19,710	
Economic Development	103,225	
Electoral Feasibility Studies	(22,474)	
Emergency Preparedness	38,266	
Community Parks	311,800	
Electoral Area Services	(58,543)	
Park land Acquisition	(200,000)	
Animal Control	(4,931)	
Building Inspection	7,500	
Community Planning	406,490	
Cowichan Lake Recreation	(27,730)	
Kerry Park Recreation	114,518	
Island Savings Centre	94,961	
Theatre loan payments	11,290	
Shawnigan Lake Community Centre	89,171	
Critical Street Lighting	(500)	
Solid Waste	(134,364)	
Senior Centre Grant	500	
<b>Total for existing service level</b>	<b>580,022</b>	<b>3.00%</b>
<b>2009 General Assessment Based Taxes</b>	<b>20,219,947</b>	<b>4.48%</b>
Total Annual 2009 Property Taxes	21,737,616	
Less: Local Service Area Taxes	1,517,669	
2009 General Assessment Based Taxes	20,219,947	
2008 General Assessment Based Taxes	19,352,030	
change	<u>867,917</u>	<b>4.48%</b>

ω  
ω

Cowichan Valley Regional District

Schedule "B"

2009 Annual Budget

Effect of Requisition change by Jurisdiction

	2009 Annual	2008 Annual	% change from 2008 Annual	\$ change from 2008 Annual	New Services provided	change due to other jurisdiction	change for existing service level	2009 Cost per \$100,000. of assessed value	2008 Cost per \$100,000. of assessed value
<u>MUNICIPALITIES:</u>									
CITY OF DUNCAN	909,493	919,556	-1.09%	(10,063)	10,766		(20,829)	117.96	123.46
DISTRICT OF NORTH COWICHAN	4,615,028	4,626,059	-0.24%	(11,031)	44,114		(55,145)	115.27	118.00
TOWN OF LADYSMITH	567,961	581,234	-2.28%	(13,273)	7,487		(20,760)	47.86	50.97
TOWN OF LAKE COWICHAN	585,915	572,115	2.41%	13,800	738		13,062	143.49	146.92
<u>ELECTORAL AREAS:</u>									
ELECTORAL AREA A	1,636,686	1,472,590	11.14%	164,096	35,094	7,663	121,339	182.78	170.49
ELECTORAL AREA B	3,574,070	3,085,068	15.85%	489,002	52,214	13,480	423,308	226.90	202.75
ELECTORAL AREA C	1,817,637	1,729,758	5.08%	87,879	36,573	8,166	43,140	190.50	186.71
ELECTORAL AREA D	1,292,044	1,243,096	3.94%	48,948	22,659	4,691	21,598	240.18	237.58
ELECTORAL AREA E	1,233,836	1,136,485	8.57%	97,351	10,817	5,667	80,867	186.34	172.18
ELECTORAL AREA F	1,479,433	1,505,903	-1.76%	(26,470)	738	6,103	(33,311)	207.46	206.00
ELECTORAL AREA G	725,782	716,688	1.27%	9,094	4,340	5,888	(1,134)	114.62	112.79
ELECTORAL AREA H	473,199	462,601	2.29%	10,598		4,407	6,191	96.35	95.18
ELECTORAL AREA I	1,308,863	1,300,877	0.61%	7,986	738	5,554	1,694	201.69	201.72

Cowichan Valley Regional District  
 2009 Annual Budget  
 Historical Tax Requisition  
 By Jurisdiction

Schedule "C"

	2009 Annual	2008 Annual	2007 Annual	2006 Annual	2005 Annual	2004 Annual
<u>MUNICIPALITIES:</u>						
CITY OF DUNCAN	909,493	919,556	851,941	802,007	704,053	662,308
DISTRICT OF NORTH COWICHAN	4,615,028	4,626,059	4,122,421	3,865,588	3,201,336	3,041,699
TOWN OF LADYSMITH	567,961	581,234	506,711	456,549	328,694	306,491
TOWN OF LAKE COWICHAN	585,915	572,115	474,461	422,173	329,404	299,380
<u>ELECTORAL AREAS:</u>						
ELECTORAL AREA A	1,636,686	1,472,590	1,374,416	1,336,284	1,067,385	928,700
ELECTORAL AREA B	3,574,070	3,085,068	2,857,877	2,574,640	2,172,188	1,913,483
ELECTORAL AREA C	1,817,637	1,729,758	1,567,973	1,493,173	1,238,747	1,170,296
ELECTORAL AREA D	1,292,044	1,243,096	1,076,745	988,601	858,305	757,498
ELECTORAL AREA E	1,233,836	1,136,485	991,865	994,816	866,016	898,756
ELECTORAL AREA F	1,479,433	1,505,903	1,339,929	1,329,208	1,152,975	1,188,040
ELECTORAL AREA G	725,782	716,688	666,531	587,287	491,656	518,646
ELECTORAL AREA H	473,199	462,601	418,331	411,314	341,135	316,363
ELECTORAL AREA I	1,308,863	1,300,877	1,183,897	1,091,811	840,250	848,612

COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA A - Mill Bay/Malahat

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A."A" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:			
	100,000		TAX RATES	
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	1.40	0.00	0.0140	0.0000
Transit	9.09	9.45	0.0909	0.0945
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	1.52	0.83	0.0152	0.0083
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	10.64	4.62	0.1064	0.0462
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Sub-Regional Parks	0.58	0.60	0.0058	0.0060
South End Parks	1.26	1.30	0.0126	0.0130
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning	27.00	21.53	0.2700	0.2153
Kerry Park Recreation	58.54	57.56	0.5854	0.5756
Theatre	2.42	2.51	0.0242	0.0251
Victim Services	0.77	0.79	0.0077	0.0079
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
South Cowichan Community Policing	0.44	0.45	0.0044	0.0045
Solid Waste Complex	17.13	18.50	0.1713	0.1850
South Cowichan Water Study	1.89	0.00	0.0189	0.0000
Critical Street Lighting	0.16	0.16	0.0016	0.0016
<b>TOTAL</b>	<b>182.78</b>	<b>170.49</b>	<b>1.8278</b>	<b>1.7049</b>

PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:

Malahat Fire	106.25	97.59	1.0625	0.9759
Mill Bay Recreation	1.36	1.41	0.0136	0.0141
Sentinal Ridge Street Lighting	13.89	25.79	0.1389	0.2579
Sentinal Ridge Drainage	27.77	51.39	0.2777	0.5139

COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA B - Shawnigan Lake

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A."B" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	0.80	0.00	0.0080	0.0000
Transit	7.60	8.08	0.0760	0.0808
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	0.74	0.66	0.0074	0.0066
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All)	3.11	2.92	0.0311	0.0292
Community Parks	23.62	9.02	0.2362	0.0902
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Sub-Regional Parks	0.58	0.60	0.0058	0.0060
South End Parks	1.26	1.30	0.0126	0.0130
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning	27.00	21.53	0.2700	0.2153
Kerry Park Recreation	58.54	57.56	0.5854	0.5756
Shawnigan Lake Community Centre	33.59	28.98	0.3359	0.2898
Theatre	2.43	2.52	0.0243	0.0252
Victim Services	0.77	0.79	0.0077	0.0079
Shawnigan Lake Historical Society	0.54	0.56	0.0054	0.0056
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
South Cowichan Community Policing	0.44	0.45	0.0044	0.0045
Critical Street Lighting	0.03	0.01	0.0003	0.0001
South Cowichan Water Study	1.89	0.00	0.0189	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<u>226.90</u>	<u>202.75</u>	<u>2.2690</u>	<u>2.0275</u>

PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:

Malahat Fire	106.25	97.59	1.0625	0.9759
Arbutus Mt Street Lighting	74.62	0.00	0.75	0.0000
Arbutus Mt Drainage	131.58	0.00	1.32	0.0000
Shawnigan Lake East Drainage	377.36	0.00	3.77	0.00

COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA C - Cobble Hill

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A."C" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. FUNCTIONS:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:			
	100,000		TAX RATES	
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	1.31	0.00	0.0131	0.0000
Transit	9.07	11.02	0.0907	0.1102
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	1.36	0.94	0.0136	0.0094
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	14.67	15.10	0.1467	0.1510
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Sub-Regional Parks	0.58	0.60	0.0058	0.0060
South End Parks	1.26	1.30	0.0126	0.0130
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning	27.00	21.53	0.2700	0.2153
Kerry Park Recreation	58.54	57.56	0.5854	0.5756
Theatre	4.87	5.01	0.0487	0.0501
Victim Services	0.77	0.79	0.0077	0.0079
Cobble Hill Historical Society	1.57	1.62	0.0157	0.0162
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
South Cowichan Community Policing	0.44	0.45	0.0044	0.0045
Solid Waste Complex	17.13	18.50	0.1713	0.1850
South Cowichan Water Study	1.89	0.00	0.0189	0.0000
Critical Street Lighting	0.08	0.11	0.0008	0.0011
<b>TOTAL</b>	<u>190.50</u>	<u>186.71</u>	<u>1.9050</u>	<u>1.8671</u>

PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREA  
ARE ASSESSED THE APPLICABLE TAX:

Cobble Hill Recreation	1.57	1.62	0.0157	0.0162
Twin Cedars Street Lighting	26.51	0.00	0.2651	0.0000
Twin Cedars Drainage	40.59	0.00	0.4059	0.0000
Cobble Hill Drainage #2	804.60	0.00	8.0460	0.0000

COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA D - Cowichan Bay

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A. "D" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. FUNCTIONS:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000		2009	2008
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	1.62	0.00	0.0162	0.0000
Transit	11.74	13.47	0.1174	0.1347
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	2.48	2.62	0.0248	0.0262
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	18.24	19.87	0.1824	0.1987
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Sub-Regional Parks	0.58	0.60	0.0058	0.0060
South End Parks	1.26	1.30	0.0126	0.0130
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning (Excluding Properties Within Islands Trust)	27.00	21.53	0.2700	0.2153
Kerry Park	58.54	57.56	0.5854	0.5756
Island Savings Centre	44.37	44.57	0.4437	0.4457
Theatre Loan	0.76	0.61	0.0076	0.0061
Victim Services	0.77	0.79	0.0077	0.0079
Cowichan Wooden Boat Society	1.82	1.88	0.0182	0.0188
Cowichan Community Policing	1.96	2.03	0.0196	0.0203
Critical Street Lighting	0.07	0.08	0.0007	0.0008
South Cowichan Water Study	1.89	0.00	0.0189	0.0000
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<b>240.18</b>	<b>237.58</b>	<b>2.4018</b>	<b>2.3758</b>

PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:

Eagle Heights Fire	39.41	36.94	0.3941	0.3694
Cowichan Bay Street Lighting	12.94	15.35	0.1294	0.1535
Wilmot Road Street Lighting	14.37	17.47	0.1437	0.1747
Wilmot Road Drainage	35.93	43.68	0.3593	0.4368
Lanes Road Drainage	0.00	0.00	0.0000	0.00



COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA E - Cowichan Station/Sahtlam/Glenora

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A."E" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	1.00	0.00	0.0100	0.0000
Transit	11.06	0.00	0.1106	0.0000
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	0.00	0.00	0.0000	0.0000
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	21.14	21.31	0.2114	0.2131
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Sub-Regional Parks	0.58	0.60	0.0058	0.0060
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning	27.00	21.53	0.2700	0.2153
Island Savings Centre	55.44	55.06	0.5544	0.5506
Theatre Loan	0.76	0.61	0.0076	0.0061
Victim Services	0.77	0.79	0.0077	0.0079
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
Recreation - Glenora	1.13	1.14	0.0113	0.0114
Critical Street Lighting	0.38	0.46	0.0038	0.0046
<b>TOTAL</b>	<b>186.34</b>	<b>172.18</b>	<b>1.8634</b>	<b>1.7218</b>

PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:

Sahtlam Fire	65.04	61.97	0.6504	0.6197
Eagle Heights Fire	39.41	36.94	0.3941	0.3694

COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA F - Cowichan Lake South/Skrutz Falls

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A."F" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. FUNCTIONS:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000		2009	2008
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	0.10	0.00	0.0010	0.0000
Transit	9.14	11.15	0.0914	0.1115
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	1.41	1.44	0.0141	0.0144
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	20.19	16.24	0.2019	0.1624
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning	27.00	21.53	0.2700	0.2153
Cowichan Lake Recreation	77.14	78.93	0.7714	0.7893
Victim Services West	0.71	0.71	0.0071	0.0071
Cowichan Lake Activity Centre	3.10	3.11	0.0310	0.0311
Senior Centre Grant	0.81	0.80	0.0081	0.0080
Kaatza Historical Society	1.41	1.41	0.0141	0.0141
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<b>207.46</b>	<b>206.00</b>	<b>2.0746</b>	<b>2.0600</b>

PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:

Lake Cowichan Fire	62.90	65.17	0.6290	0.6517
Mesachie Lake Fire	118.88	114.11	1.1888	1.1411
Honeymoon Bay Fire	121.37	113.01	1.2137	1.1301
Sahtlam Fire	65.04	61.97	0.6504	0.6197
Mesachie Lake Street Lighting	9.88	10.76	0.0988	0.1076
Honeymoon Bay Street Lighting	13.29	12.46	0.1329	0.1246

**COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA G - Saltair/Gulf Islands**

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A. "G" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	0.15	0.15	0.0015	0.0015
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All)	3.11	2.92	0.0311	0.0292
Community Parks (Excluding Properties Within Islands Trust)	20.40	20.44	0.2040	0.2044
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning (Excluding Properties Within Islands Trust)	27.00	21.53	0.2700	0.2153
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<b>114.62</b>	<b>112.79</b>	<b>1.1462</b>	<b>1.1279</b>

**PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:**

Saltair Fire	35.85	31.25	0.3585	0.3125
Saltair Recreation	0.98	1.49	0.0098	0.0149
Frank Jameson Community Centre	8.51	8.50	0.0851	0.0850

**COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA H - North Oyster/Diamond**

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A. "H" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	0.00	0.00	0.0000	0.0000
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	2.91	2.98	0.0291	0.0298
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal Control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning (Excluding Properties Within Islands Trust)	27.00	21.53	0.2700	0.2153
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<b>96.35</b>	<b>95.18</b>	<b>0.9635</b>	<b>0.9518</b>

**PERSONS WHO OWN PROPERTY WITHIN  
THE FOLLOWING SPECIFIED AREAS  
ARE ASSESSED THE APPLICABLE TAX:**

North Oyster Fire	58.11	48.12	0.5811	0.4812
North Oyster Recreation	14.94	14.98	0.1494	0.1498

**COWICHAN VALLEY REGIONAL DISTRICT  
ELECTORAL AREA I - Youbou/Meade Creek**

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN E.A."I" ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Library	16.86	16.24	0.1686	0.1624
Commuter Transit	0.11	0.00	0.0011	0.0000
Transit	9.23	10.29	0.0923	0.1029
911	3.58	3.14	0.0358	0.0314
Grants-In-Aid	1.52	0.28	0.0152	0.0028
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Electoral Feasibility Studies	0.16	0.48	0.0016	0.0048
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Community Parks	14.18	13.95	0.1418	0.1395
Electoral Area Services	1.98	2.85	0.0198	0.0285
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Animal control	0.28	0.35	0.0028	0.0035
Building Inspection	2.36	2.30	0.0236	0.0230
Planning	27.00	21.53	0.2700	0.2153
Cowichan Lake Recreation	77.14	78.93	0.7714	0.7893
Victim Services West	0.71	0.71	0.0071	0.0071
Cowichan Lake Activity Centre	3.10	3.11	0.0310	0.0311
Senior Centre Grant	0.81	0.78	0.0081	0.0078
Kaatza Historical Society	1.41	1.41	0.0141	0.0141
Solid Waste Complex	17.13	18.50	0.1713	0.1850
Critical Street Lighting	0.05	0.05	0.0005	0.0005
<b>TOTAL</b>	<b>201.69</b>	<b>201.72</b>	<b>2.0169</b>	<b>2.0174</b>
<b>PERSONS WHO OWN PROPERTY WITHIN THE FOLLOWING SPECIFIED AREAS ARE ASSESSED THE APPLICABLE TAX:</b>				
Lake Cowichan Fire	62.90	65.17	0.6290	0.6517
Youbou Fire	60.78	63.35	0.6078	0.6335

COWICHAN VALLEY REGIONAL DISTRICT  
CITY OF DUNCAN

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN CITY OF DUNCAN ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Commuter Transit	0.77	0.00	0.0077	0.0000
Transit	10.85	14.45	0.1085	0.1445
911	3.58	3.14	0.0358	0.0314
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Island Savings Centre	55.44	55.06	0.5544	0.5506
Theatre Loan	0.76	0.61	0.0076	0.0061
Victim Services	0.77	0.79	0.0077	0.0079
Cowichan Community Policing	3.93	4.09	0.0393	0.0409
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<b>117.96</b>	<b>123.46</b>	<b>1.1796</b>	<b>1.2346</b>

**COWICHAN VALLEY REGIONAL DISTRICT  
DISTRICT OF NORTH COWICHAN**

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN NORTH COWICHAN ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Commuter Transit	0.25	0.00	0.0025	0.0000
Transit	6.52	6.91	0.0652	0.0691
911	3.58	3.14	0.0358	0.0314
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Island Savings Centre **	55.44	55.06	0.5544	0.5506
Theatre Loan	0.76	0.61	0.0076	0.0061
Theatre *	4.96	5.00	0.0496	0.0500
Victim Services	0.77	0.79	0.0077	0.0079
Cowichan Community Policing	1.13	1.16	0.0113	0.0116
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<b>115.27</b>	<b>118.00</b>	<b>1.1527</b>	<b>1.1800</b>

\*\* The North End of North Cowichan does not  
Participate in funding for this service

\* The South end of North Cowichan does not  
Participate in funding for this service

COWICHAN VALLEY REGIONAL DISTRICT  
TOWN OF LADYSMITH

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN TOWN OF LADYSMITH ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
911	3.58	3.14	0.0358	0.0314
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Theatre	2.42	2.51	0.0242	0.0251
Safer Futures	0.22	0.00	0.0022	0.0000
Social Planning	0.41	0.00	0.0041	0.0000
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<u>47.86</u>	<u>50.97</u>	<u>0.4786</u>	<u>0.5097</u>



COWICHAN VALLEY REGIONAL DISTRICT  
TOWN OF LAKE COWICHAN

Schedule "D"

ALL PERSONS WHO OWN PROPERTY WITHIN TOWN OF LAKE COWICHAN ARE ASSESSED TAXES FOR THE FOLLOWING C.V.R.D. SERVICES:	COST OF EACH SERVICE FOR A PROPERTY ASSESSED AT:		TAX RATES	
	100,000			
	2009	2008	2009	2008
General Government	12.95	14.99	0.1295	0.1499
Commuter Transit	0.18	0.00	0.0018	0.0000
Transit	14.93	13.13	0.1493	0.1313
911	3.58	3.14	0.0358	0.0314
Economic Development	2.98	2.33	0.0298	0.0233
Regional Tourism	0.82	0.84	0.0082	0.0084
Emergency Planning (All )	3.11	2.92	0.0311	0.0292
Regional Parks	2.18	5.75	0.0218	0.0575
Kinsol Trestle	0.00	0.00	0.0000	0.0000
Regional Parkland Acquisition	2.06	0.00	0.0206	0.0000
Cowichan Lake Recreation	77.14	78.93	0.7714	0.7893
Victim Services West	0.71	0.71	0.0071	0.0071
Cowichan Lake Activity Centre	3.10	3.11	0.0310	0.0311
Senior Centre Grant	1.22	1.16	0.0122	0.0116
Kaatza Historical Society	1.41	1.41	0.0141	0.0141
Solid Waste Complex	17.13	18.50	0.1713	0.1850
<b>TOTAL</b>	<u>143.49</u>	<u>146.92</u>	<u>1.4349</u>	<u>1.4692</u>

**COWICHAN VALLEY REGIONAL DISTRICT  
DEBENTURE DEBT SUMMARY  
as of December 31, 2008**

Schedule "E"

FUNCTION	PRINCIPAL OUTSTANDING	MATURITY DATE
ADMINISTRATION BUILDING	<u>2,398,764</u>	2022
COWICHAN CENTRE	399,245	2017
	<u>2,174,127</u>	2024
Sub Total	<u>2,573,372</u>	
KERRY PARK RECREATION CENTRE	166,017	2016
	<u>1,415,914</u>	2023
Sub Total	<u>1,581,931</u>	
SHAWNIGAN COMMUNITY HALL	109,260	2011
	117,077	2013
	46,838	2014
Sub Total	<u>273,175</u>	
HONEYMOON BAY FIRE	<u>189,759</u>	2017
SAHTLAM FIRE	<u>118,400</u>	2015
COWICHAN BAY SEWER	<u>499,734</u>	2023
SHAWNIGAN BEACH ESTATES SEWER	336,597	2019
	<u>82,914</u>	2021
Sub Total	<u>419,511</u>	
SHAWNIGAN LAKE NORTH WATER	<u>124,513</u>	2016
SATELLITE PARK WATER	<u>45,835</u>	2017
CENTRAL YOUNG WATER DEBT	<u>488,000</u>	2033
SOLID WASTE COMPLEX	544,556	2016
	2,788,254	2018
	<u>426,726</u>	2020
Sub Total	<u>3,759,536</u>	
<b>TOTAL</b>	<b><u>\$12,472,530</u></b>	

\*\*NOTE - This List Does Not Contain Debenture  
Issues for Which Payments Have Been Suspended.

**COWICHAN VALLEY REGIONAL DISTRICT**  
**SUMMARY OF RESERVE FUND BALANCES**  
as at December 31, 2008

Schedule "F"

RESERVE FUND	UNCOMMITTED BALANCE	RESERVE FUND	UNCOMMITTED BALANCE
General Government	17,128	Community Parks Area -	E 424,747
911 Emergency	233,939	Community Parks Area -	F 54,363
Emergency Planning	96,747	Community Parks Area -	G 56,051
Feasibility Study	34,308	Community Parks Area -	H 151,258
Lambourn Estates Water	15,010	Community Parks Area -	I 157,958
Arbutus Mountain Estates Water	40,159	Regional Parks	146,928
Fern Ridge Water	5,003	Regional Parks - parkland acquisition	501,302
Satellite Park Water	7,594	Parkland (5%) Area -	A 11,948
Saltair Water	88,224	Parkland (5%) Area -	B 139,753
Mesachie Lake Water	109,003	Parkland (5%) Area -	C 68,380
Youbou Water	13,018	Parkland (5%) Area -	D 29,197
Honeymoon Bay Water	0	Parkland (5%) Area -	E 222,427
Cherry Point Water	18,692	Parkland (5%) Area -	F 10,140
Shawnigan Lake North Water	74,756	Parkland (5%) Area -	G 55,688
Kerry Village Water	10,150	Parkland (5%) Area -	H 49,057
Cowichan Bay Sewer	216,592	Parkland (5%) Area -	I 1,805
Arbutus Mountain Estates Sewer	20,147	Solid Waste Complex	426,940
Eagle Heights Sewer	956,923	Engineering Services	12,617
Mesachie Lake Sewer	19,257	Island Savings Centre	267,763
Maple Hills Sewer	8,263	Kerry Park Recreation	296,352
Shawnigan Lake Sewer	21,651	Cowichan Lake Recreation	370,927
Eagle Heights Sewer - Forcemain	9,174	Cowichan Lake Arena-Accessibility	11,827
Kerry Village Sewer	13,997	Shawnigan Lake Community Centre	94,403
Creekside Sewer	19,219	Building Inspection	51,648
Sentinel Ridge Sewer	18,531	Planning	32,436
Twin Cedar Sewer	20,425	North Oyster Fire	438,803
Wilmont Road Drainage	10,790	Mesachie Lake Fire	63,809
Sentinel Ridge Drainage	10,298	Malahat Fire	103,667
Wilmont Road Street Lighting	2,158	Eagle Heights Fire	168,207
Sentinel Ridge Street Lighting	2,071	Sahtlam Fire	79,184
Community Parks Area -	A 82,251	Honeymoon Bay Fire	100,196
Community Parks Area -	B 1,235	Youbou Fire	166,085
Community Parks Area -	C 248,690	Note: Kinsol Trestle Fund	1,714,004
Community Parks Area -	D 58,538		

**COWICHAN VALLEY REGIONAL DISTRICT**

Schedule "G"

**2009 ANNUAL BUDGET**

**HISTORICAL ASSESSMENT BY JURISDICTION**

Member Municipalities:	2009	2009	2008	2008	2007	2007
	<u>Full Value</u>	<u>Converted</u>	<u>Full Value</u>	<u>Converted</u>	<u>Full Value</u>	<u>Converted</u>
City of Duncan	\$583,106,023	\$77,102,445	\$559,334,723	\$74,771,483	\$487,821,283	\$65,747,010
District of North Cowichan	4,147,465,746	500,495,278	4,066,043,747	489,692,212	3,464,775,723	419,296,798
Town of Ladysmith	1,052,780,449	118,681,857	1,013,508,583	114,471,908	898,680,115	101,313,385
Town of Lake Cowichan	375,261,252	41,002,372	351,923,400	39,271,503	292,210,450	32,239,216
	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>
MUNICIPAL SUB-TOTAL:	<u>\$6,158,613,470</u>	<u>\$737,281,952</u>	<u>\$5,990,810,453</u>	<u>\$718,207,106</u>	<u>\$5,143,487,571</u>	<u>\$618,596,409</u>
<b>Electoral Areas:</b>						
51 Electoral Area "A"	\$815,948,602	\$89,542,524	\$786,620,537	\$86,684,194	\$676,457,459	\$74,446,700
Electoral Area "B"	1,464,708,565	157,517,238	1,425,544,897	152,844,096	1,214,330,564	131,072,038
Electoral Area "C"	881,555,358	95,414,425	861,204,330	92,970,918	762,602,009	81,618,875
Electoral Area "D"	483,541,320	54,815,351	474,372,571	53,317,369	386,206,645	43,821,333
Electoral Area "E"	521,818,158	66,212,550	522,434,481	66,260,387	413,311,360	52,739,869
Electoral Area "F"	455,914,360	71,312,642	466,196,481	73,311,159	399,133,884	64,546,670
Electoral Area "G"	602,339,077	68,796,646	601,659,443	68,767,187	533,588,104	62,094,629
Electoral Area "H"	466,468,074	51,500,573	460,068,788	50,678,259	407,864,884	44,949,711
Electoral Area "I"	500,440,087	64,895,945	493,437,650	64,689,775	429,214,620	57,893,464
	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>
RURAL SUB-TOTAL	<u>\$6,192,733,601</u>	<u>\$720,007,894</u>	<u>\$6,091,539,178</u>	<u>\$709,523,344</u>	<u>\$5,222,709,529</u>	<u>\$613,183,289</u>
TOTAL	<u>\$12,351,347,071</u>	<u>\$1,457,289,846</u>	<u>\$12,082,349,631</u>	<u>\$1,427,730,450</u>	<u>\$10,366,197,100</u>	<u>\$1,231,779,698</u>

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "A" Requisition

classification	converted assessment	percentage	share
Residential	76,246,900	85.15%	1,393,664
Utilities	510,196	0.57%	9,326
Light Industry	336,022	0.38%	6,142
Business/other	11,314,822	12.64%	206,816
Managed Forest	974,280	1.09%	17,808
Recreation/Non-Profit	100,960	0.11%	1,845
Farm	59,344	0.07%	1,085
	<u>89,542,524</u>	100%	<u>1,636,686</u>

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "B" Requisition

<u>classification</u>	<u>converted assessment</u>	<u>percentage</u>	<u>share</u>
Residential	140,329,635	89.09%	3,184,083
Utilities	1,859,448	1.18%	42,191
Light Industry	780,028	0.50%	17,699
Business/other	6,019,123	3.82%	136,574
Managed Forest	8,407,890	5.34%	190,775
Recreation/Non-Profit	12,100	0.01%	275
Farm	109,014	0.07%	2,474
	<u>157,517,238</u>	<u>100%</u>	<u>3,574,070</u>

**COWICHAN VALLEY REGIONAL DISTRICT**  
**Break down of Area "C" Requisition**

classification	converted assessment	percentage	share
Residential	83,772,415	87.80%	1,595,858
Utilities	381,608	0.40%	7,270
Light Industry	4,113,524	4.31%	78,362
Business/other	6,898,269	7.23%	131,411
Recreation/Non-Profit	149,300	0.16%	2,844
Farm	99,309	0.10%	1,892
	<u>95,414,425</u>	<u>100%</u>	<u>1,817,637</u>

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "D" Requisition

classification	converted assessment	percentage	share
Residential	44,126,615	80.50%	1,040,101
Utilities	670,530	1.22%	15,805
Major Industry	803,556	1.47%	18,940
Light Industry	2,042,108	3.73%	48,134
Business/other	6,713,955	12.25%	158,254
Recreation/Non-Profit	380,120	0.69%	8,960
Farm	78,467	0.14%	1,850
	<u>54,815,351</u>	<u>100%</u>	<u>1,292,044</u>



**COWICHAN VALLEY REGIONAL DISTRICT**  
**Break down of Area "E" Requisition**

classification	converted assessment	percentage	share
Residential	43,968,545	66.41%	819,331
Utilities	2,576,140	3.89%	48,005
Light Industry	4,990,180	7.54%	92,989
Business/other	11,919,833	18.00%	222,120
Managed Forest	2,420,340	3.66%	45,102
Recreation/Non-Profit	145,700	0.22%	2,715
Farm	191,812	0.29%	3,574
	66,212,550	100%	1,233,836

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "F" Requisition

classification	converted assessment	percentage	share
Residential	32,426,543	45.47%	672,712
Utilities	266,140	0.37%	5,521
Light Industry	1,192,414	1.67%	24,738
Business/other	2,343,253	3.29%	48,613
Managed Forest	34,953,870	49.01%	725,144
Recreation/Non-Profit	122,000	0.17%	2,531
Farm	8,422	0.01%	175
	71,312,642	100%	1,479,433

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "G" Requisition

classification	converted assessment	percentage	share
Residential	55,527,830	80.71%	585,800
Utilities	736,890	1.07%	7,774
Light Industry	91,902	0.13%	970
Business/other	1,729,932	2.51%	18,250
Managed Forest	10,421,520	15.15%	109,944
Recreation/Non-Profit	264,110	0.38%	2,786
Farm	24,462	0.04%	258
	<u>68,796,646</u>	<u>100%</u>	<u>725,782</u>

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "H" Requisition

classification	converted assessment	percentage	share
Residential	43,430,000	84.33%	399,045
Utilities	822,150	1.60%	7,554
Light Industry	531,046	1.03%	4,879
Business/other	3,956,835	7.68%	36,356
Managed Forest	2,324,790	4.51%	21,361
Recreation/Non-Profit	321,900	0.63%	2,958
Farm	113,852	0.22%	1,046
	<u>51,500,573</u>	<u>100%</u>	<u>473,199</u>

COWICHAN VALLEY REGIONAL DISTRICT  
Break down of Area "I" Requisition

classification	converted assessment	percentage	share
Residential	42,578,690	65.61%	858,754
Utilities	1,660,721	2.56%	33,494
Light Industry	614,431	0.95%	12,392
Business/other	1,727,558	2.66%	34,842
Managed Forest	18,314,340	28.22%	369,375
Farm	205	0.00%	4
	64,895,945	100%	1,308,863

COWICHAN VALLEY REGIONAL DISTRICT  
City of Duncan  
Break down of Requisition

classification	converted assessment	percentage	share
Residential	45,771,130	59.36%	539,912
Utilities	2,238,810	2.90%	26,409
Business/other	29,049,723	37.68%	342,668
Recreation/Non-Profit	42,470	0.06%	501
Farm	312	0.00%	4
	77,102,445	100%	909,493

**COWICHAN VALLEY REGIONAL DISTRICT**  
**District of North Cowichan**  
**Break down of Requisition**

classification	converted assessment	percentage	share
Residential	368,595,960	73.65%	3,398,795
Utilities	6,805,960	1.36%	62,757
Major Industry	51,686,256	10.33%	476,595
Light Industry	18,357,416	3.67%	169,272
Business/other	52,506,427	10.49%	484,158
Managed Forest	554,220	0.11%	5,110
Recreation/Non-Profit	1,587,100	0.32%	14,635
Farm	401,939	0.08%	3,706
	<u>500,495,278</u>	<u>100%</u>	<u>4,615,028</u>

COWICHAN VALLEY REGIONAL DISTRICT  
Town of Ladysmith  
Break down of Requisition

classification	converted assessment	percentage	share
Residential	97,218,260	81.92%	465,245
Utilities	2,165,584	1.82%	10,364
Major Industry	3,813,746	3.21%	18,251
Light Industry	826,030	0.70%	3,953
Business/other	14,498,781	12.22%	69,385
Managed Forest	1,380	0.00%	7
Recreation/Non-Profit	155,500	0.13%	744
Farm	2,576	0.00%	12
	118,681,857	100%	567,961



COWICHAN VALLEY REGIONAL DISTRICT  
Town of Lake Cowichan  
Break down of Requisition

classification	converted assessment	percentage	share
Residential	35,248,600	85.97%	503,695
Utilities	393,855	0.96%	5,628
Major Industry	199,274	0.49%	2,848
Business/other	5,160,643	12.59%	73,744
	<u>41,002,372</u>	<u>100%</u>	<u>585,915</u>



CR1

**REGIONAL SERVICES  
COMMITTEE REPORT**

**OF REGULAR MEETING HELD FEBRUARY 25, 2009**

**DATE:** March 2, 2009

**To:** Chairperson and Directors of the Board

---

Your Regional Services Committee reports and recommends as follows:

1. That the Chairperson and Corporate Secretary be authorized to sign the Engagement Letter with the Auditors for the 2008 Audit.
2. That the CVRD provide tax exemption to the Capital Regional District for 2009 for parcel #4-765-11914.200.
3. That the CVRD Asset Disposal Policy be waived and that the Regional District donate the Cowichan SAR 1989 Ford Bus to the CRD Salt Spring Emergency Program for use by amateur radio, emergency program and search and rescue personnel as a radio communications link during emergency events.
4. That the 2009 Regional Grant in Aid request from the Chesterfield Sports Society dated December 17, 2008 for the Cowichan Sportsplex be approved for \$80,000. and be included in the 2009 Budget.
5. That the 2009 Regional Grant in Aid request from O.U.R. Ecovillage/O.U.R. Community Association dated September 1, 2008 for \$20,000. be included in the 2009 Budget.
6. That the 2009 Regional Grant in Aid request for the Olympic Torch Relay project be approved for \$20,000. and be included in the 2009 Budget.
7. That funding in the amount of \$75,000. for the South Cowichan Water Plan Study Function be included in the 2009 Budget.
8. That funding in the amount of \$27,500. for the Safer Futures Function be included in the 2009 Budget.
9. That funding in the amount of \$50,000. for the Social Planning Cowichan Function be included in the 2009 Budget.
10. That funding in the amount of \$25,000. for SAR Base of Operations, under Function 205 – Emergency Planning, be included in the 2009 Budget.

11. That the Town of Lake Cowichan's contribution to Function 472 – Senior Centre Grant be increased from \$4,500. to \$5,500. and that this amendment be included in the 2009 Budget.
12. That the requisition, under Function 113 – Grants-in-Aid Area C, be increased from \$9,994. to \$10,994. and that this amendment be included in the 2009 Budget.
13. That under Function 282 – South End Parks: Transfer/General Capital Fund be reduced by \$10,000.; an Expenditure be created for the Cowichan Cenotaph in the amount of \$10,000.; and that these amendments be included in the 2009 Budget.
14. That the requisition, under Function 115 – Grants-in-Aid Area E, be reduced to \$0. and that this amendment be included in the 2009 Budget.
15. That the requisition, under Function 111 - Grants-in-Aid Area A, be increased by \$3,500. and that this amendment be included in the 2009 Budget.
16. That under Function 355 – Fire Protection Malahat: Donations – Firemans Fund be increased to \$15,000.; Transfer/Reserve Fund be reduced by \$12,500.; and that these amendments be included in the 2009 Budget.
17. That the requisition for Function 285 – Regional Parkland Acquisition be reduced from \$500,000. to \$300,000. and that this amendment be included in the 2009 Budget.



CR2

**ELECTORAL AREA SERVICES  
COMMITTEE REPORT  
OF MEETING HELD FEBRUARY 17, 2009**

**DATE:** February 23, 2009

**To:** Chairperson and Directors of the Board

---

Your Electoral Area Services Committee reports and recommends as follows:

1. That the following Regional Board Policy be adopted:  
*“That relocated modular and mobile homes must be manufactured under the CSA Z-240 Standard for Mobile Homes, or A-277 Standard for Manufactured Homes. Further, that homes manufactured under the A-277 Standard, when relocated within the CVRD, must be placed on a permanent foundation. Z-240 mobile homes, single and doublewide, are permitted to be placed on strip footings and blocking.”*
2. That the CVRD compensate Ian & Kelli Anderson \$450 for their loss of livestock due to an attack by unknown dog(s).
3. That a grant-in-aid (Electoral Area E – Cowichan Station/Sahtlam/Glenora) in the amount of \$250 be given to The Cowichan Spirit of Women to assist with funding their programs and projects.
4. That a grant-in-aid (Electoral Area B – Shawnigan Lake) in the amount of \$1,500 be given to Cowichan Secondary School to provide two bursaries (\$750 each) to students living in Electoral Area B.
5. That a grant-in-aid (Electoral Area B – Shawnigan Lake) in the amount of \$1,800 be given to the Cowichan Family Caregivers Support Society to assist with the operation of the various Society Caregiver programs.
6. That a grant-in-aid (Electoral Area B – Shawnigan Lake) in the amount of \$1,000 be given to Frances Kelsey School to provide one bursary to a student living in Area B.
7. That a grant-in-aid (Electoral Area B – Shawnigan Lake) in the amount of \$250 be given to The Cowichan Spirit of Women to assist with funding their programs and projects.

8. That CVRD Bylaw No. 2057, Electoral Area B - Shawnigan Lake Parks and Recreation Commission Establishment Bylaw, 2000 be amended to increase the membership from seven (7) to nine (9) members and that the amendment bylaw be forwarded to the Board for three readings and adoption.
9. That a Part Time position in Bylaw Enforcement Function 328 be re-affirmed, and that \$25,000 be added to General Expenditures/Salaries/Part Time Regular.
10. That the proposed 2009 Area C Community Parks Budget Function 233 be amended by increasing the Revenue by \$365,000 with \$150,000 included as a bank loan and \$215,000 included as a transfer from reserve fund, and that the General Capital Fund under Expenditures be increased by \$365,000.
11. That the proposed 2009 Area H Community Parks Budget Function 238 be amended to reduce the Miscellaneous Equipment Budget Expenditures by \$9,884 and to increase the Transfer to Reserve by \$9,884.
12. That the proposed 2009 Area B Community Parks Budget Function 232 be amended by increasing the requisition by \$152,000 to \$372,000 and that the General Capital Fund under Expenditures be increased by \$152,000.
13. That a Reserve Fund be established for Bright Angel Park Function 281.

**Electoral Area Directors only vote on the following recommendations under Part 26 OR Section 791 of the *Local Government Act*:**

14. That Application No. 8-I-08DP be approved, and the Development Services Division be authorized to issue a development permit to Lucy and Doug Denham for the reconstruction of the principal residence on Lot 1, Section 45, Renfrew District, (situate in Cowichan Lake District), Plan VIP19229, subject to:
  - Strict compliance with RAR Report # 840 by Harry Williams, RP Bio, and
  - The 15 m Streamside Protection and Enhancement Area is flagged by a surveyor prior to construction and snow fencing is established separating the construction area from the SPEA;
  - The reconstruction is to be located outside the 15 metre Streamside Protection and Enhancement Area, measured from the 164 metre high water mark.
15. That Application No. 4-E-08ALR (Brant Raymond Weninger & Gwen Anne Siciliano) for a subdivision within the Agricultural Land Reserve, be forwarded to the Agricultural Land Commission with a recommendation to deny.

16. That the CVRD enter into a restrictive covenant with 613711 BC Ltd; T. A. Williams; P. A. Faganello, and D. J. Preston, which would protect the Streamside Protection and Enhancement Area of Strata Lots 1 through 11, Block 488, Cowichan Lake District, Plan VIS6095 in accordance with RAR Report No. 159 and establish a rent charge in the favour of the CVRD for the ongoing monitoring of the SPEA and related matters, and that the rent charge monies be directed to the *Protection of Waters and Riparian Areas on Cowichan Lake Fund*, established under CVRD Bylaw No. 2805.
17. That Official Community Plan Amendment Bylaw No. 3139 (Kaelble) and Zoning Amendment Bylaw 3140 (Kaelble) be referred back to the Board for consideration of third reading in their present form, with a recommendation to defeat, AND FURTHER that the question of the land use designation and zoning on this property be examined at the time of the Cowichan-Koksilah Official Community Plan review, presently scheduled to commence in 2010.



**ELECTORAL AREA SERVICES  
COMMITTEE REPORT**

**OF MEETING HELD MARCH 3, 2009**

**DATE:** March 5, 2009

**To:** Chairperson and Directors of the Board

---

---

Your Electoral Area Services Committee reports and recommends as follows:

1. That a Notice Against Land Title be filed for property owned by Erik & Margaret Simensen and Arild and Astrid & Solbakken, located at 11420 Youbou Road and legally described as PID 000-486-248, Plan 1736, Lot 35, Block 8, Cowichan Lake District.
2. That Notice Against Land Title be filed for property owned by Richard & Barbara Temple, located at 3579 Yellow Point Road and legally described as That part of parcel B (DD 12263N) of District Lot 36, Oyster District, Shown outlined in red on Plan 880R; and further, that legal action be held in abeyance at this time.
3. That a grant-in-aid (Electoral Area C – Cobble Hill) in the amount of \$500 be given to Cowichan Foundation to assist with on-going community work.
4. That a grant-in-aid (Electoral Area C – Cobble Hill) in the amount of \$1,000 be given to Cowichan Secondary School for two bursaries (\$500 each) to be awarded to students living in Electoral Area C.
5. That a grant-in-aid (Electoral Area C – Cobble Hill) in the amount of \$250 be given to Cowichan Spirit of Women to assist with operation costs of the Womens Resource Centre.
6. That a grant-in-aid (Electoral Area C – Cobble Hill) in the amount of \$1,500 be given to Frances Kelsey Secondary School for bursaries to be awarded to students living in Electoral Area C.
7. That a grant-in-aid (Electoral Area C – Cobble Hill) in the amount of \$500 be given to Cowichan Family Caregivers Society to assist with ongoing community work.
8. That a grant-in-aid (Electoral Area E – Cowichan Station-Sahtlam-Glenora) in the amount of \$375 be given to Bike to Work Cowichan to assist with program operation costs.

9. That a grant-in-aid (Electoral Area E – Cowichan Station-Sahtlam-Glenora) in the amount of \$500 be given to BC Coalition for Health Promotion to assist with production costs of an educational documentary.
10. That a grant-in-aid (Electoral Area D – Cowichan Bay) in the amount of \$500 be given to BC Coalition for Health Promotion to assist with production costs of an educational documentary.
11. That a grant-in-aid (Electoral Area B – Shawnigan Lake) in the amount of \$300 be given to BC Coalition for Health Promotion to assist with production costs of an educational documentary.
12.
  1. That the 2009-2010 Electoral Area F Community Parks Maintenance Services Contract be awarded to Easy Living Holdings Ltd. of Duncan in the amount of \$69,999.99 including GST, based on the RFP bid received Friday February 13, 2009.
  2. That the 2009-2010 Electoral Area I Community Parks Maintenance Services Contract be awarded to Easy Living Holdings Ltd. of Duncan in the amount of \$67,999.99 including GST, based on the RFP bid received Friday February 13, 2009.
11. That the Purchasing Policy be waived to allow the following list of works to proceed prior to the adoption of the CVRD 2009 Five Year Financial Plan in order to ensure the projects are completed prior to mid-spring when public use becomes very active at these parks and in particular at Saltair Centennial Park where the league play on the ball fields is scheduled to commence:
  1. Area C – Construction of Bike Skills Park at Quarry Nature Park;
  2. Area F – Emergency Repairs to Bear Lake Park Swim Float and approach ramp; and
  3. Area G – Installation of Irrigation system at Saltair Centennial Park ball field.
14. That Director K. Kuhn and Director I. Morrison be authorized to attend the next FCM conference to be held in Whistler, subject to budget funding.

**Electoral Area Directors only vote on the following recommendations under Part 26 OR Section 791 of the *Local Government Act*:**

15. That Development Variance Permit Application No. 1-E-09DVP be approved, and that the Planning Division be authorized to issue a Development Variance Permit to Werner and Maureen Schwan with respect to Lot 3, Section 3, Range 1, Cowichan District, Plan 25530 that would vary Section 7.3(b)(4) of Zoning Bylaw No. 1840 by 1.2 metres for the construction of an accessory building 1.8 metres from the interior side parcel line.





CR2

## ELECTORAL AREA SERVICES COMMITTEE REPORT

OF *SPECIAL MEETING HELD MARCH 3, 2009*

**DATE:** March 4, 2009

**To:** Chairperson and Directors of the Board

---

---

Your Electoral Area Services Committee reports and recommends as follows:

1. That Community Planning Function 325, 2009 Annual Budget, be approved.
2. That Building Inspection Function 320, 2009 Annual Budget, be approved.
3. That Area F Grants-in-Aid Function 116, 2009 Annual Budget, be amended by increasing the requisition amount by \$3000 from \$7072 to \$10,072, and that budget Function 116, as amended, be approved.
4. That Area C Grants-in-Aid Function 113, 2009 Annual Budget, be amended by a further increase of \$2000 (total increase \$3000), and that budget Function 113, as amended, be approved.
5. That Area I Grants-in-Aid Function 118, 2009 Annual Budget, be increased by \$5000 to \$10,000, and that budget Function 118, as amended, be approved.
6. That Area F Community Parks Function 236, 2009 Annual Budget, be amended by increasing the requisition to \$144,000 with a corresponding increase to Capital, and that budget Function 236, as amended, be approved.
7. That Bright Angel Park Function 281, 2009 Annual Budget, be approved.
8. That Animal Control Function 310, 2009 Annual Budget, be approved.
9. That North Oyster Fire Protection Function 350, 2009 Annual Budget, be amended by increasing the requisition to \$239,000 with increase directed to Transfer to Reserve, and that budget Function 350, as amended, be approved.
10. That Mesachie Lake Fire Protection Function 351, 2009 Annual Budget, be approved.

11. That Cowichan Lake Fire Protection Function 352, 2009 Annual Budget, be approved.
12. That Saltair Fire Protection Function 353, 2009 Annual Budget, be approved.
13. That Sahtlam Fire Protection Function 354, 2009 Annual Budget, be approved.
14. That Malahat Fire Protection Function 355, 2009 Annual Budget, be approved.
15. That Eagle Heights Fire Protection Function 356, 2009 Annual Budget, be approved.
16. That Honeymoon Bay Fire Protection Function 357, 2009 Annual Budget, be approved.
17. That Youbou Fire Protection Function 358, 2009 Annual Budget, be approved.



## ENGINEERING & ENVIRONMENTAL SERVICES COMMITTEE REPORT

OF MEETING HELD FEBRUARY 25, 2009

DATE: February 26, 2009

To: Chair and Directors of the Cowichan Valley Regional District

---

Your Engineering & Environmental Services Committee reports and recommends as follows:

1. That the CVRD provide the following relief to Vancouver Island Recycling Centre:
  1. Waive the \$400.00 monthly payment required under the current contract for a period not to exceed six months; and
  2. Impose a \$10 per tonne tipping fee for material accepted under the multi-bin program for a period not to exceed six months.
2.
  1. That "CVRD Bylaw No. 2942 - Air Pollution Control Service Establishment Bylaw, 2007", not be proceeded with.
  2. That staff prepare a new bylaw for air pollution control with the nine electoral areas as the participating areas.
  3. That "CVRD Bylaw No. 3258 - Air Pollution Control Service Establishment Bylaw, 2009", be forwarded to the Board for consideration of three readings, and following Provincial approval, adoption.
3. That the CVRD Board support the proposed workshop on environmental aspects to planning decisions, Saturday, March 28, 2009, and encourage appropriate CVRD and member municipal staff, advisory planning commission and park commission members and others to attend.
4.
  1. That "CVRD Bylaw No. 3253 – Cowichan Bay Sewer System Management Amendment Bylaw, 2009" be forwarded to the Board for three readings and adoption.
  2. That "CVRD Bylaw No. 3254 –Eagle Heights Sewer System Management Amendment Bylaw, 2009" be forwarded to the Board for three readings and adoption.
  3. That "CVRD Bylaw No. 3255 – Cobble Hill Sewer System Management Amendment Bylaw, 2009" be forwarded to the Board for three readings and adoption.
5.
  1. That CVRD Bylaw No. 3257 – Youbou Water System Management Amendment Bylaw, 2009, amending Schedule B – Metered Water Rates and Charges be forwarded to the Board for consideration of three readings and adoption.
  2. That Bylaw No. 3240 – Arbutus Mountain Estates Water System Management Amendment Bylaw, 2009 be forwarded to the Board for consideration of three readings and adoption.

.../2

6. That the Board approve the purchase of a new Skidsteer Loader for the Recycling and Waste Management Division in the amount of \$45,808.00, prior to the adoption of the CVRD 2009 Five-year Financial Plan.
7. That the CVRD Board authorize staff time to investigate takeover of the existing Douglas & Moth Water System located in Electoral Areas C and D, as requested in the attached correspondence from Leighton Mellemstrand, Secretary, Douglas Hill Ratepayers Association, subject to the following conditions:
  1. All lands on which infrastructure works are located will be placed within registered Statutory Rights-of-way, using the CVRD's standard charge terms;
  2. A utility transfer agreement be executed between the CVRD and the owners;
  3. A CVRD in-house review of the system be undertaken in order to address deficiencies in the water system;
  4. The owner of the Douglas and Moth Water Utility be willing to sell and/or transfer the system to the CVRD;
  5. A public consultation process regarding CVRD takeover be undertaken;
  6. A petition process be carried out and completed by at least 50% of the owners of parcels within the proposed service area with the total value of the parcels representing at least 50% of the net taxable value of all land and improvements in the service area.and further that, upon completion of a successful petition process, bylaws be prepared to create a service area for this utility.
8. That the following projects be submitted for funding under the Canada-British Columbia Building Canada Fund – Communities Component:
  1. Shawnigan Lake North Water System Upgrades
  2. Bings Creek Organics Tipping Floor
9. That the following amendments be made to the 2009 budgets and forwarded to the Board for consideration:
  1. Budget 670 – Cherry Point Estates Water Fund: Set Parcel Tax Requisition to \$18,750 and transfer \$3,327 to reserve.
  2. Budget 800 – Cowichan Bay Sewer Fund: Set Parcel Tax Requisition to \$147,620 and transfer \$56,295 to reserve.
  3. Budget 860 – Youbou Sewer Fund: Set Parcel Requisition to \$37,000 and transfer \$4,079 to reserve.
10. That the Board provide approval to incur a sole source expense of a Salness Filter against the Shawnigan Beach Estates Sewer System capital budget in the amount of \$105,000, prior to approval of the 2009 budget.



**PARKS COMMITTEE REPORT**  
**OF SPECIAL MEETING HELD FEBRUARY 25, 2009**

**DATE:** February 25, 2009

**To:** Chairperson and Directors of the Board

---

Your Parks Committee reports and recommends as follows:

1. That the 2009 Regional Parks Budget, Function No. 280, be approved.
2. That the 2009 Regional Parkland Acquisition Fund, Function No. 285, be approved.



**KINSOL TRESTLE REVITALIZATION COMMITTEE REPORT**  
**OF MEETING HELD MARCH 3, 2009**

**DATE:** March 3, 2009

**To:** Chairperson and Directors of the Board

---

---

Your Kinsol Trestle Revitalization Committee reports and recommends as follows:

1. 1) That the Board recognize the Kinsol Trestle as having heritage value and character, and that it be placed on a Community Heritage Register in the Cowichan Valley Regional District.
  - 2) That, pursuant to Section 974 of the *Local Government Act*, the CVRD notify the owner of the heritage property of the CVRD Board's intention to register the Kinsol Trestle on a Community Heritage Register in the Cowichan Valley Regional District.
  - 3) That, pursuant to Section 977 of the *Local Government Act*, the CVRD notify the Minister responsible for the *Heritage Conservation Act*, that the CVRD recognizes the Kinsol Trestle as having heritage value and character and that it be placed on a Community Heritage Register in the Cowichan Valley Regional District.
2. That the Board authorize final payment in the amount of \$13,617.14 to Commonwealth Historic Resource Management for consulting services to prepare the Kinsol Trestle Rehabilitation Phase II report.



**CR5**

**ISLAND SAVINGS CENTRE COMMISSION REPORT  
Of Meeting Held February 19, 2008**

**DATE:** February 24, 2009

**TO:** Chairperson and Directors of the Board

---

Your Island Savings Centre Commission reports and recommends as follows:

1. That the Board provide approval to incur the capital expense of purchasing the Arena Score Clock to a maximum of \$40,000, prior to the adoption of the 2009 CVRD Budget.



**CR5**

**ISLAND SAVINGS CENTRE COMMISSION REPORT  
of the Special Meeting Held Thursday, March 3, 2009**

**DATE:** March 4, 2009

**TO:** Chairperson and Directors of the Board

---

Your Island Savings Centre Commission reports and recommends as follows:

1. That the Board accept the revised 2009 Island Savings Centre Budget that reflects a budget reduction of \$258,090 from Function 421 to Function 438 inclusive, and that the amendments be included in the 2009 Budget.





CR6

## COWICHAN LAKE RECREATION COMMISSION REPORT

OF MEETING HELD FEBRUARY 19, 2009

**DATE:** FEBRUARY 25, 2009

**TO:** CHAIRPERSON AND DIRECTORS OF THE BOARD

---

Your Cowichan Lake Recreation Commission reports and recommends as follows:

1. That the CVRD Purchasing Policy be waived, and that the Chair and Corporate Secretary be authorized to sign an agreement with CEI Architecture Planning Interiors, for a cost of \$385,560, for the completion of architectural services for the Cowichan Lake Sports Arena project.
2. That the Board approve adding the following items back into Function 405 Cowichan Lake Recreation:

Salaries and Benefits	\$58,263
Miscellaneous Equipment	\$50,000
Capital Machinery and Equipment	\$6,000

for a total Function 405 increase of \$114,263 for a proposed 2% decreased requisition of \$1,364,566., and that the budget amendments be included in the 2009 Budget.



## KERRY PARK RECREATION COMMISSION REPORT

OF MEETING HELD FEBRUARY 24, 2009

**DATE:** March 4, 2009

**To:** Chair and members of the CVRD board

---

Your Kerry Park Recreation Commission reports and recommends as follows:

1. That the Cowichan Valley Regional District Board support the grant application to the Celebrate Canada Committee for British Columbia c/o Canadian Heritage for funds to host the Canada Day Celebration in the South Cowichan Area.
2. That the requisition, under Function 411 – Cost of Referendum - be increased by \$18,000 to a total of \$1,010,289 and that this amendment be included in the 2009 budget.
3. That the requisition, under Function 412 – Machinery and Equipment- be decreased by \$13,000 to a total of \$172,055 and that this amendment be included in the 2009 budget
4. That the requisition, under Function 413 – Buildings - be decreased by a total of \$24,500 to a total of \$221,500, and that this amendment be included in the 2009 budget.



C·V·R·D

SR1

**STAFF REPORT**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**DATE:** February 17, 2009 **BYLAW NO:** 3085  
**FROM:** Kathleen Harrison, Legislative Services Coordinator, (Deputy Corporate Secretary)  
**SUBJECT:** Amendments to CVRD Bylaw No. 3085 – Cobble Hill Drainage Service

**Recommendation:**

For information.

**Purpose:**

To re-introduce "CVRD Bylaw No. 3085 – Cobble Hill Drainage System Service Establishment Bylaw, 2008", as amended pursuant to Resolutions 09-070-8-2 and 09-070-8-3.

**Financial Implications:** Not applicable

**Interdepartmental/Agency Implications:**

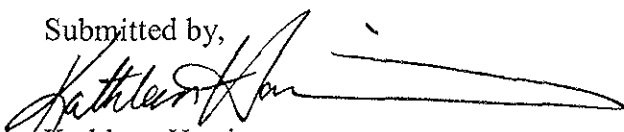
This bylaw requires the approval of the service area voters and the Inspector of Municipalities before it can be adopted. Pursuant to Section 797.5 of the *Local Government Act* and Section 84 of the *Community Charter*, voter approval may be obtained through an alternative approval process for the establishment of this service.

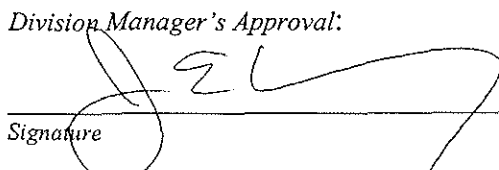
**Background:**

Following Third Reading on June 11, 2008, CVRD Bylaw No. 3085 was granted approval from the Inspector of Municipalities on July 18, 2008. The Regional Board, at its meeting held February 11, 2009, passed resolutions to extend of the service area boundaries to include 32 additional properties and to increase the maximum requisition limit from \$5,180. to \$9,912.

As a result of these amendments, Bylaw No. 3085 must be returned to the Province for the Inspectors approval prior to gaining voter approval. Bylaw No. 3085 appears in the Bylaw section of the March 11<sup>th</sup> Regular Agenda for the Board's consideration.

Submitted by,

  
Kathleen Harrison  
Legislative Services Coordinator, (DCS)  
Corporate Secretariat Division

Division Manager's Approval:  
  
Signature



STAFF REPORT

REGULAR BOARD MEETING  
OF MARCH 11, 2009

DATE: February 24, 2009 BYLAW NO: 3138  
FROM: Kathleen Harrison, Deputy Corporate Secretary  
SUBJECT: Results of Alternative Approval Process - Bylaw No. 3138 – South Cowichan Water Plan Study Service.

**Recommendation:**

That the *Certificate of Results* confirming that the CVRD Board may proceed to adopt Bylaw No. 3138 be received.

**Purpose:**

To present the results of the Alternative Approval Process for "CVRD Bylaw No. 3138 – South Cowichan Water Plan Study Service Establishment Bylaw, 2008".

**Financial Implications:**

N/A.

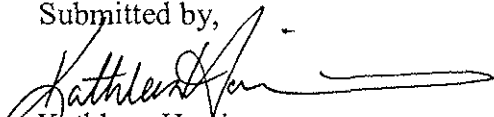
**Interdepartmental/Agency Implications:**

Once adopted, a certified copy of the bylaw must be filed with the Province.

**Background:**

Bylaw No. 3138 received the Inspector of Municipalities approval October 21, 2008, and approval of the electors via an Alternative Approval Process that closed February 23, 2009. As outlined in the attached *Certificate of Results*, four (4) *Elector Response Forms* were submitted indicating opposition to the adoption of Bylaw No. 3138. The number of electors opposed constitutes less than 10% of the total eligible to sign a form (15,138), therefore the Board may proceed with adoption. Bylaw No. 3138 appears in the Bylaw section of the March 11<sup>th</sup> Regular Agenda for consideration.

Submitted by,

  
Kathleen Harrison  
Deputy Corporate Secretary

*Division Manager's Approval:*

NOT AVAILABLE

*Signature*

Attachment: Certificate of Results – Bylaw No. 3138



C·V·R·D

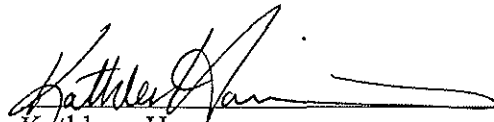
**CVRD Bylaw No. 3138  
Certificate of Results - Alternative Approval Process**

I hereby certify that four (4) *Elector Response Forms* were received in opposition to the adoption of "CVRD Bylaw No. 3138 – South Cowichan Water Plan Study Service Establishment Bylaw, 2008", which authorizes the Cowichan Valley Regional District to requisition up to One Hundred Thousand Dollars (\$100,000.) per year or an amount that equals the amount raised by applying a property value tax rate of \$0.0283 per \$1,000. to the net taxable value of land and improvements for the purpose of creating a study function for continued investigation of ground and surface water in the South Cowichan area and to develop a South Cowichan Water Plan.

The total number of electors in the service area to which the Alternative Approval Process applies is estimated at 15,138.

In accordance with Section 86 (1) of the *Community Charter*, the number of elector response forms received represents less than 10% of the electors in the area to which the Alternative Approval Process applies, and the Cowichan Valley Regional District may proceed to adopt CVRD Bylaw No. 3138.

DATED at Duncan, British Columbia )  
this 24<sup>th</sup> day of February, 2009 )

)   
) Kathleen Harrison  
) Deputy Corporate Secretary  
)

Number of Electors in the Service Area	10% of the Electors	Elector Response Forms Received
15,138	1,514	4

**STAFF REPORT****REGULAR BOARD MEETING  
OF MARCH 11, 2009****DATE:** March 3, 2009**FILE NO:****FROM:** Mark Kueber, General Manager, Corporate Services**BYLAW  
NO:****SUBJECT:** Strategic Community Investment Funds**Recommendation:**

That it be recommended that the Chair and Corporate Secretary be authorized to execute the Province of British Columbia's, Strategic Community Investment Funds agreement on behalf of the CVRD.

**Purpose:**

To obtain authorization from the Board to enter into an agreement with the Provincial Government so that the Regional District can receive funds from the Province under the Strategic Community Investment Funds program.

**Financial Implications:**

The CVRD will receive \$195,261. in March 2009, \$70,015. in July 2009 and \$42,120. in July 2010. The 2009 budget had anticipated receiving \$130,000. with another \$160,000. in 2010, this results in the Regional District receiving \$135,276. more in 2009 and \$117,880. less in 2010.

**Background:**

In prior years the Provincial Government gave unconditional grants to the Regional District in the amount of \$130,000. for General Administration and Revenue Sharing. These unconditional grants are being temporarily replaced with the Strategic Community Investment Funds which has two requirements. First that the Regional District will develop a plan that sets out the intended uses and performance targets of the funds and second that the Regional District will report publicly on the plan and the progress made towards achieving the performance targets for the funds. Reporting dates are June 30, 2010 and June 30, 2011.

Submitted by,

Mark Kueber, C.G.A.  
General Manager, Corporate Services

MK:tk

Attach.



February 25, 2009

To: All Municipal and Regional District Financial Administrators

Re: Strategic Community Investment Funds

The Province of British Columbia (Province) and the Union of British Columbia Municipalities acknowledge that we are facing a global economic crisis and that strategic spending by British Columbia communities can help stimulate local economies, encourage growth, create local jobs and help offset the effects of the economic downturn.

In recognition of this, the Province is restructuring key local government transfers, to provide Strategic Community Investment Funds (Funds) over the next two years. The Funds will temporarily replace the annual payments of small community, regional district and traffic fine revenue sharing grants for the 2009/10 and 2010/11 fiscal years.

Under the Funds arrangement the Province agrees to pay British Columbia local governments \$232.4 million by July 31, 2010. Payments will be made in three instalments. These will include an immediate one-time grant, along with a second instalment in July 2009 and a third instalment in July of 2010. Details of individual local government payment amounts are included in the attached Strategic Community Investment Funds Agreement (Funds Agreement). The Province will be asking the Legislative Assembly to approve funding for the first two instalments in spring 2009. The third instalment will be part of the 2010/11 budget, subject to the approval of the Legislature of that budget.

As the Funds are intended to support investments in local government services for smaller communities and regional districts as well as investments in policing and community safety, it is important to report to residents on how the funds are used. Local governments receiving funds agree to:

1. develop a plan that sets out the intended uses and performance targets for those Funds; and,
2. report publicly on that plan and progress made toward achieving the performance targets.

Both of these requirements can be accommodated within the legislated financial planning and annual reporting requirements, with only minor modifications to those reports.

In order to access the Funds, please sign the attached Funds Agreement to indicate your acceptance of the terms and conditions within and return to the Ministry of Community Development as soon as possible, and **no later than March 13, 2009.**

**The Province cannot ensure payment of Funds to local governments submitting signed Funds Agreements after March 13, 2009.**

In recognition of the short timeframe to sign and deliver the Funds Agreements, local governments can e-mail an electronic version of their signed Agreement and then follow this up by a hard copy original by mail.

Electronic copies of a signed Funds Agreements may be emailed to:

**Jennifer.Richardson@gov.bc.ca**

Hard copy original signed Funds Agreements, along with the Council/Board resolution authorizing entering into the Agreement, may then be sent to:

**Mailing Address**

Ministry of Community Development  
Local Government Infrastructure and Finance Division  
PO Box 9838 Stn Prov Govt  
Victoria, BC V8W 9T1

If you have any questions, please contact Jennifer Richardson at (250) 356-9609 or by e-mail at Jennifer.Richardson@gov.bc.ca.



## STRATEGIC COMMUNITY INVESTMENT FUNDS AGREEMENT

This Agreement made as of \_\_\_\_\_, 2009,

### **BETWEEN:**

Cowichan Valley Regional District (Local Government)

### **AND:**

HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA represented by the Deputy Minister of the Ministry of Community Development (the Province).

### **WHEREAS:**

- A. The Province and the Local Government acknowledge that they are facing a global economic crisis and that faster, strategic spending by British Columbia communities can help stimulate local economies, encourage growth, create local jobs and help offset the effects of the economic downturn.
- B. The Province agrees to strengthen its commitment to local governments by restructuring small community, regional district and traffic fine revenue sharing grants by providing Strategic Community Investment Funds (Funds) over the next two years.
- C. The Funds are intended to achieve the objectives of supporting local government efforts to stimulate local economies and providing local governments with increased financial certainty in uncertain economic times while continuing to support investments in community safety for which traffic fine revenue sharing grants are intended.
- D. The Province and the Local Government acknowledge the importance of reporting to residents on how the Funds are used.
- E. The Funds will be provided using a flexible, objective based approach to enable the money to flow quickly to communities, while ensuring a strong accountability and reporting framework

**NOW THEREFORE**, in consideration of the mutual promises herein, the Local Government and the Province agree as follows:

**1. PAYMENTS TO THE LOCAL GOVERNMENT FROM THE PROVINCE**

Provided the Local Government agrees to comply with this Agreement, the Province will pay the Funds in the following amounts, for the purposes identified, on or before the date indicated.

<b>Assured Funds</b>	<b>Use</b>	<b>Date</b>	<b>Amount</b>
RD Grants	local government services	March 2009	\$195,261
		July 2009	\$70,015
		July 2010	\$42,120

**2. CONDITIONS RELATING TO PAYMENTS BY THE PROVINCE**

Notwithstanding any other provision of this Agreement, the payment of money, or incurrence of an obligation or commitment, by the Province pursuant to this Agreement is subject to:

- (a) there being sufficient monies available in an appropriation, as defined in the *Financial Administration Act* (R.S.B.C. 1996, c. 138) (the "FAA"), to enable British Columbia in any fiscal year or part thereof when any such payment may be required, to make that payment; and
- (b) Treasury Board, as defined in the FAA, not having controlled or limited, pursuant to the FAA, expenditure under any appropriation referred to in section 2 (a).

**3. ACCOUNTABILITY AND REPORTING TO RESIDENTS**

- (a) Local Governments receiving Funds will develop a plan that sets out the intended uses and performance targets for those Funds.
- (b) By June 30, 2010 and by June 30, 2011 the Local Government will report publicly on the plan under section 3(a) and progress made toward achieving performance targets for those Funds.

**4. TERM**

This Agreement shall commence on the date that it is fully executed by both of the Parties and shall expire on July 31, 2011.

**SIGNATURES**

This Agreement has been executed on behalf of the Local Government by the duly authorized Corporate Officer pursuant to a resolution of the Council or Board, and on behalf of the Province, by the Deputy Minister, Ministry of Community Development.

Cowichan Valley Regional District

HER MAJESTY THE QUEEN IN RIGHT  
OF THE PROVINCE OF  
BRITISH COLUMBIA

---

Corporate Officer

---

Deputy Minister  
Ministry of Community Development

## Strategic Community Investment Funds Plan and Progress Report

- (1) **SCI Funds received or anticipated:** *Payments under the small community, regional district and traffic fine revenue sharing portions of the Strategic Community Investment Funds (SCI Funds) will be set out separately in the local government's SCI Funds Agreement.*

Strategic Community Investment Funds	Use	Date	Amount
SC Grants	local government services	March 2009	
		July 2009	
		July 2010	
RD Grants	local government services	March 2009	
		July 2009	
		July 2010	
TFRS Grants	Defray the cost of local police enforcement	March 2009	
		July 2009	
		July 2010	

- (2) **SCI Funds intended use, performance targets and progress made:**

### Small Community or Regional District Portion of the SCI Funds

Intended Use	Performance Targets	Progress made in first reporting period (by June 30, 2010)	Progress made in second reporting period (by June 30, 2011)
<i>State at least one intended use for the small community or regional district portion of the SCI Funds. If more than one use has been identified, each would be set out separately (use additional lines, if needed).</i>	<i>State at least one performance target for each intended use.</i>	<i>Describe how the local government has moved towards this performance target since the funds were received.</i>	<i>Describe how the local government has moved towards this performance target since the last report.</i>

### Traffic Fine Revenue Sharing Portion of the SCI Funds

Intended Use	Performance Targets	Progress made to first reporting period (by June 30, 2010)	Progress made in second reporting period (by June 30, 2011)
<i>State at least one intended use for the traffic fine revenue sharing portion of the SCI Funds. If more than one use has been identified, each would be set out separately (use additional lines, if needed).</i>	<i>State at least one performance target for each intended use.</i>	<i>Describe how the local government has moved towards this performance target since the funds were received.</i>	<i>Describe how the local government has moved towards this performance target since the last report.</i>

- (3) **Report Date:** \_\_\_\_\_

*First report must be by June 30, 2010, and second report must be by June 30, 2011.*

### Tips for filling out the Strategic Community Investment Funds Plan and Progress Report

- Use of this template to report on SCI Funds is not required. It is provided for convenience only, and local governments may choose to report using the template, or using some other format.
- SCI Funds received or anticipated can be obtained directly from the SCI Agreement.
- SCI Funds must be used for the purposes set out in the SCI Funds Agreement, which are: the small community and regional district portions must be used for local government services; and the traffic fine revenue sharing portion must be used to defray the cost of local police enforcement. Intended uses may be derived from the line items in financial plans, or may be stated more specifically.
- The report must state one or more performance targets relating to each of the Intended uses. These performance targets should facilitate measuring or determining progress made with the Funds.
- Progress reporting may be stated quite broadly, or more specifically, and the information that is presented may be quantitative or qualitative.
- The following are some **examples** of intended uses, performance targets and progress information.

#### Small Community or Regional District Portion of the SCI Funds

Intended Use	Performance Targets	Progress made to first reporting period (by June 30, 2010)	Progress made in second reporting period (by June 30, 2011)
Use funding to support regional district administration, other than electoral area administration.	100% of the RD SCI Funds are used to support RD administration over the term of the SCI Agreement.	<ul style="list-style-type: none"> <li>• 60% of the RD SCI Funds received to date were used to maintain RD administration services levels at those of previous years.</li> <li>• The remaining RD SCI funds were put aside in a reserve account so that they may be accessed for this purpose next year.</li> </ul>	100% of the SCI Funds were used towards regional district administration services.
Use funding to support local government services to avoid tax rate increases.	Minimize tax rate increases.	Tax rates remained consistent with prior year.	Moderate tax rate increases were needed due to general economic circumstances, although these were less than would be needed without SC SCI funds.
Use funding to support actions to reduce corporate emissions.	<ul style="list-style-type: none"> <li>• Hire consultant to complete fleet emissions strategy by August, 2009.</li> <li>• Replace furnace in municipal hall with a one that reduces energy consumption by 20%.</li> </ul>	<ul style="list-style-type: none"> <li>• Consultant engaged in July, 2009. Fleet emission strategy completed in December, 2009.</li> <li>• Issued tender documents for furnace replacement in March, 2010.</li> </ul>	<ul style="list-style-type: none"> <li>• Target met as of last report.</li> <li>• Furnace installed September 2010. Energy consumption since installation is down 15% from previous year.</li> </ul>

#### Traffic Fine Revenue Sharing Portion of the SCI Funds

Intended Use	Performance Targets	Progress made to first reporting period (by June 30, 2010)	Progress made in second reporting period (by June 30, 2011)
Use funding to support police enforcement.	100% of Funds are used to support police enforcement over the term of the SCI Agreement.	<ul style="list-style-type: none"> <li>• 30% of the TFRS SCI Funds received were used towards the police operating budget.</li> <li>• 30% of the TFRS SCI Funds were used towards purchase of 4 police cars.</li> <li>• The remaining TFRS SCI Funds were put aside in a reserve account for police operations next year.</li> </ul>	<ul style="list-style-type: none"> <li>• 100% of the TFRS SCI Funds were directed to the police operating budget, 70% for operations and 30% for capital.</li> </ul>
Use funding to reduce property crime.	<ul style="list-style-type: none"> <li>• 20 fewer household break-ins per year.</li> <li>• By December 2010, deliver a public education program on crime proofing vehicles.</li> </ul>	<ul style="list-style-type: none"> <li>• Neighbourhood watch program instituted.</li> <li>• Workshop developed for use of community groups.</li> </ul>	<ul style="list-style-type: none"> <li>• 15 fewer break-ins in neighbourhood watch areas.</li> <li>• Delivered 8 workshops between November 2010 and May 2011.</li> </ul>



# STAFF REPORT

## REGULAR BOARD MEETING OF MARCH 11, 2009

**DATE:** March 3, 2009 **FILE NO:**

**FROM:** Ryan Dias, Parks Operations Superintendant **BYLAW NO:**

**SUBJECT:** Rescinding of February 11, 2009 Board Resolution 09-067  
Purchase of used 4x4 Parks truck

**Recommendation:**

1. That Board Resolution 09-067 adopted February 11, 2009, be rescinded;
2. That up to a maximum of \$30,000 in short term borrowing for the purchase of a used 4x4 six passenger Crew Cab truck and biodiesel storage tank for the Parks and Trails Division, be approved, and that the loan be paid back over five years under the Liability Under Agreement Section 175 of the *Community Charter*.

**Financial Implications:** N/A

**Interdepartmental/Agency Implications:** N/A

**Background:**

Subsequent to adoption of Resolution 09-067 at the Regular Board meeting of February 11, 2009, staff became aware of the requirements of the District's financial provider (Municipal Finance Authority) for specific wording of Board resolutions authorizing the borrowing of funds. Therefore, in order to meet the financial provider's requirements, Resolution 09-067 needs to be rescinded and the following recommendation adopted by the Board in order to meet these requirements:

“That up to a maximum of \$30,000 in short term borrowing for the purchase of a used 4x4 six passenger Crew Cab truck and biodiesel storage tank for the Parks and Trails Division, be approved, and that the loan be paid back over five years under the Liability Under Agreement Section 175 of the *Community Charter*.”

Submitted by,

Ryan Dias,  
Parks Operations Superintendant  
Parks, Recreation & Culture Department

<p><i>Department Head's Approval:</i></p>
<p><i>Signature</i></p>



SR5

**STAFF REPORT**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**DATE:** March 3, 2009 **FILE NO:** 2-B-05RS  
**FROM:** Dana Beatson, Planner **BYLAW NO:** 3241  
**SUBJECT:** Zoning Amendment Bylaw No. 3241 (Cottyn Developments Ltd)

---

**Recommendation:**

Provided for technical clarification purposes only.

**Purpose:**

To consider third reading of Zoning Amendment Bylaw No. 3241 and to propose amendments to the size of the covenanted vegetation buffers along on the northern, western, eastern, and southern boundaries of the subject property.

**Financial Implications:**

None apparent

**Interdepartmental/Agency Implications:**

None apparent

**Background:**

Zoning Amendment Bylaw No. 3241 went to public hearing on January 29<sup>th</sup> and at that venue the public provided comments regarding the size of the proposed covenanted vegetation buffers along the northern, western, eastern, and southern boundaries of the subject property. Members of the public who attended the hearing suggested that:

- the covenanted vegetation buffers were excessive in size;
- the covenanted buffers were extensive; and
- the buffer should be narrower in size.

At the Electoral Area Services Committee meeting of November 4, 2008 Development Services staff recommended:

1. *“That Rezoning Application No. 2-B-05RS (Cottyn Development Ltd) to amend Electoral Area B – Shawnigan Lake Zoning Bylaw No. 985 to rezone Lot 3, District Lot 96, Malahat District, Plan 32725 from Primary Agricultural (A-1) to Secondary Agricultural (A-2) be approved, subject to the receipt of the following information prior to a public hearing:*
  - *A survey plan illustrating the 25 metre wide vegetated buffers along the northern, western, and southern property boundaries of the subject property and the 30 metre wide vegetated buffer along the eastern boundary of the property, and*
  - *A draft vegetation protection covenant for allocated buffered areas to ensure all trees and vegetation are retained within the buffered areas.*
2. *That a Zoning Amendment Bylaw be prepared that would amend the Shawnigan Lake Zoning Bylaw No. 985 by rezoning Lot 3, District Lot 96, Malahat District, Plan 32725 from Primary Agricultural (A-1) to Secondary Agricultural (A-2), and that the Zoning Amendment Bylaw be forwarded to the Regional Board for consideration of 1<sup>st</sup> and 2<sup>nd</sup> readings.*
3. *That Application 2-B-05RS be referred to the Electoral Area B Parks and Recreation Commission for comment.*
4. *That the application referrals to the Vancouver Island Health Authority; the Ministry of Transportation; the Shawnigan Lake Volunteer Fire Department, the School District No. 79, and the Agricultural Land Commission be accepted.*
5. *That a public hearing be arranged and that the Directors for Electoral Area B, C and D be delegated to the hearing.”*

This recommendation was ratified at the Board meeting held on November 12, 2008.

When considering if the bylaws should receive third reading, the Board may also wish to consider amending the width of the buffer areas to respond to the input received at the public hearing. Should the Board wish to consider a reduced buffer width, staff recommend the following:

**That a 15 metre covenanted vegetated buffer be provided around the perimeter of the property with provision for fencing and lot access where required.**

The possibility of reducing the size of the covenanted vegetation buffers was an issue that was openly discussed at the public hearing. A legal opinion was sought to determine whether bringing this amendment to the Board after the public hearing was held would be considered to be “new information” when it was received by the Board. Because the proposed changes to the covenanted areas resulted from an open discussion that took place at the public hearing, it is not considered to be “new information.”

Should this matter be referred back to the Electoral Area Services Committee (EASC), discussion of the application may be considered as “new information” and may necessitate another public hearing. Staff have received legal advice to this effect and therefore recommend that this amendment be reviewed at the Board level and not be sent back to the EASC for discussion.



Following direction from the Board and third reading of the Bylaw, staff will coordinate the registration of covenants for securing park dedication and vegetation and tree retention prior to adoption of the bylaws.

Submitted by,



Dana Beatson,  
Planner  
Development Services Department

DB/ca

<i>Department Head's Approval:</i> 
<i>Signature</i>



**STAFF REPORT**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009, 2008**

**DATE:** March 2, 2009 **FILE NO:** 4-F-07RS (Bahler)  
**FROM:** Rob Conway, Manager, Development Services **BYLAW NO:** 2600  
Division  
**SUBJECT:** First and Second Reading of Zoning Amendment Bylaw 3234 (Bahler)

---

**Recommendation:**

- 1. That Rezoning Application 4-F-07RS (Bahler) be approved;**
- 2. That Zoning Amendment Bylaw No. 3234 to rezone Lot 10, Section 10, Range 4, Sahtlam District, Plan 46107 from F-1 (Forestry Resource 1) to F-2A (Forestry Residential) be forwarded to the Regional Board for consideration of first and second reading;**
- 3. That a public hearing be scheduled for Zoning Amendment Bylaw No. 3234 and that Directors Morrison, Duncan and Kuhn be delegated to the hearing.**

**Purpose:**

To provide an update regarding a rezoning application referral to the Area "F" Parks Commission associated with rezoning application 4-F-07RS and Zoning Amendment Bylaw No. 3234 (Bahler).

**Financial Implications:** NA

**Interdepartmental/Agency Implications:** NA

**Background:**

An application to rezone a property at 6011 Paldi Road from F-1 (Forestry Resource 1 Zone) to F-2A (Forestry/Residential) was reviewed by the Electoral Area Services Committee at its November 4, 2008 meeting where the following motion was passed:

- 1. That Rezoning Application 4-F-07RS (Bahler) be approved;*
- 2. That a Zoning Amendment Bylaw to rezone Lot 10, Section 10, Range 4, Sahtlam District, Plan 46107 from F-1 (Forestry Resource 1) to F-2A (Forestry Residential) be prepared and forwarded to the Regional Board for consideration of first and second reading;*
- 3. That a public hearing be scheduled and that the Directors for Area E, F and I be delegated to the hearing.*

In addition, the Committee requested that the recommendations not be forwarded to the Board until after the application was reviewed by the Area "F" Parks Commission. As the Parks Commission has now reviewed the application, the Electoral Area Services Committee's recommendation is being presented to the Board for consideration.

**Parks and Trails Issues:**

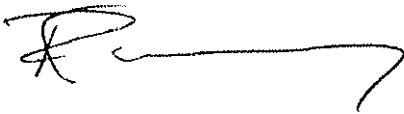
The reason the EASC referred the application to the Area "F" Parks Commission was because the APC had suggested that the riparian area that is located through the middle of the property should be considered as park dedication rather than protection by restrictive covenant. The Parks Commission reviewed the application on February 5, 2009, where it recommended approval of the application without dedication of the riparian corridor to the Regional District. Protection of the riparian area would be provided by an existing 15 metre riparian area covenant that is registered on the title of the subject property.

Since the application was considered by the EASC, Parks and Trails Division staff have suggested a buffer along the north boundary of the property would be appropriate to provide separation between future residential and non-residential activities on the subject property and the Trans Canada Trail. Although a 15 metre wide buffer was recommended by staff, the applicant believes this is excessive given that the trail corridor is 30 metres wide. The applicant, however, has offered to provide an 8 metre covenant along the northern boundary to ensure that future buildings on the property are set-back from the trail corridor.

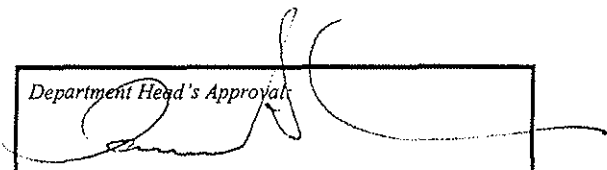
**Options:**

- A. 1. That Rezoning Application 4-F-07RS (Bahler) be approved;  
 2. That Zoning Amendment Bylaw No. 3234 to rezone Lot 10, Section 10, Range 4, Sahtlam District, Plan 46107 from F-1 (Forestry Resource 1) to F-2A (Forestry Residential) be forwarded to the Regional Board for consideration of first and second reading;  
 3. That a public hearing be scheduled for the Zoning Amendment Bylaw No. 3234 and that Directors Morrison, Duncan and Kuhn be delegated to the hearing.
- B. That Rezoning Application 4-F-07RS (Bahler) be denied.

Submitted by,



Rob Conway, MCIP  
 Manager  
 Development Services Division  
 Planning and Development Department

<p><i>Department Head's Approval</i></p>  <p><i>Signature</i></p>
---

RB/ca

E & N RAILWAY  
(ABANDONED)

PLAN OF PROPOSED SUBDIVISION OF  
LOT 10, SECTION 10, RANGE 4  
SAHTLAM DISTRICT, PLAN 46107.

Scale = 1:2000

LEGEND

All distances are in metres and decimals thereof.  
Dimensions are approximate and subject to  
change upon final survey.

97

9

11

1

61.4

118.8

96.6

122.1

97.7

46.3

91.8

78.8

$\alpha = 225.2$

145.3

60.0

13.9

66.7

20.0

A

4.0 ha

B

4.1 ha

387.4

PLAN 46107

PLAN 4498

PALDI ROAD

Proposed 8m  
Covenant area

approx location of creek

N

©

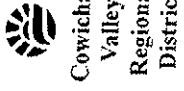
BOWERS & ASSOCIATES

B.C. LAND SURVEYOR  
2856 Caswell Street  
Chemalrus, B.C., V0R 1K3  
phone/fax: 250-246-4928

CLIENT: Mr. & Mrs. G. LIVINGSTON

DATE: 2006/07/31 FILE: 3440.SKT

' = in feet



**Cowichan  
Valley  
Regional  
District**

This map is compiled from various sources for internal use and is designed for reference purposes only.

The Regional District does not warrant the accuracy.

All persons making use of this compilation are advised that amendments have been consolidated for convenience purposes only and that boundaries are representational.

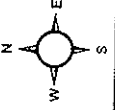
The original Bylaws should be consulted for all purposes of interpretation and application of the Bylaws.

**FILE: 4-F-07-RS**

**Legend**



Subject Property



385

POWER AUTHORITY

A

635 RW

2381 RW

JIMBO RD

"A"

BISHAM RD

CINDY RD

RAINJEET RD

61230

874

874

10

9

98

8

10

13

46107

PALDI

4498

11

**SUBJECT PROPERTY**





**SR7**

**STAFF REPORT**

**DATE:** March 4, 2009  
**FROM:** Kim Liddle, Division Manager, South Cowichan Recreation  
**SUBJECT:** Shawnigan Lake Community Centre 2009 Budget

---

**Recommendation:**

That the following amendments to the Shawnigan Lake Community Centre 2009 Budget be approved:

- Increase the Tax Requisition of Function 464 to a total of \$529,171,
- Increase the Transfer from Reserve Fund to a total of \$43,475,
- Increase Rentals to a total of \$24,000,
- Increase Telephone to a total of \$5,000,
- Increase fuel to a total of \$5650,
- Increase Electricity to a total of \$17,300,
- Increase Capital Buildings to a total of 533,900,

and, that the budget amendments be included in the 2009 Budget.

**Purpose:**

To allow for the extended leasing costs of Elsie Miles School; cover the increase costs of utilities within the Elsie Miles School Building; to allow for roof repairs that are necessary following the recent snowfall.

**Background:**

With the delay of purchasing the Elsie Miles School site, rental costs will be incurred within the 2009 budget year. Shawnigan Lake Community Centre roof suffered damage from the recent snowfall that needs repair. The Shawnigan Lake Community Centre Commission supports these adjustments through verbal communications.

Sincerely,

*for:*   
Kim Liddle, Division Manager,  
South Cowichan Recreation.

**STAFF REPORT****REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**DATE:** March 4, 2009  
**FROM:** Warren Jones, Administrator  
**SUBJECT:** Recommended Projects for Application to the Canada-BC Building Canada Fund

---

**Recommendation:**

**That the following projects for application to the *Canada-British Columbia Building Canada Fund Program (BCF-CC)* be approved:**

- 1. Lake Cowichan Arena & Training Facility Upgrade**
- 2. Trans Canada Trail (North) Completion**
- 3. Historic Kinsol Trestle Rehabilitation**
- 4. Shawnigan Lake North Water Conservation and Quality Enhancements**
- 5. Peerless Road Ashfill Reclamation and Recycling Project**
- 6. Saltair Water Conservation & Quality Project**
- 7. Mesachie Lake Waste Water & Habitat Protection Project**

**Background:**

The *Canada-British Columbia Building Canada Fund Program – Communities Component (BCF-CC)* is an application based program designed to help communities address their infrastructure needs. In total the program will invest \$408 million towards infrastructure projects in BC. The focus of the BCF-CC program is on delivering cleaner air & water, safer roads, shorter commutes, and prosperous & liveable communities.

The first deadline is March 16, 2009, and the final deadline for this intake is April 24, 2009. The Regional District may submit one application per “community” defined as a “clustered settlement within a regional district electoral area.” Eligible project categories for this application intake are:

Drinking Water	Public Transit	Culture
Wastewater	National Highway System	Sport
Local Roads	Green Energy	Connectivity & Broadband
Tourism	Solid Waste Management	Local & Regional Airports
Shortline Railways	Brownfield	Collaborative Projects
Short Sea Shipping	Redevelopment	Disaster Mitigation

The specific eligibility criteria are somewhat limiting so many important projects are not currently eligible for grants. During the past month, a coordinated effort was undertaken by staff to identify and agree on projects suitable for application to the program. The following summary provides an overview of the seven agreed upon projects. Detailed proposals for application will be developed over the next couple of weeks.

**1. Cowichan Lake Sports Arena & Training Facility Upgrade (Category: Sport)**

The Cowichan Lake Sports Arena was constructed in 1969, and opened in January, 1970. This almost forty year old facility continues to be a focal point for resident's recreation, and a sports tourism destination that annually hosts:

- High performance BC Hockey camps in the Under 16 and Under 17 categories
- BC Hockey officiating schools
- Regional curling competitions
- One of the stops on one of the top 5 mountain biking races in the world, the BC Bike Race
- The finish line for the annual ultramarathon known as the Great Lake Walk
- The Island Cup, a preseason exhibition hockey tournament for teams in the Junior A BC Hockey League.

Notable other events recently hosted include two provincial curling championships in the Juvenile and Senior categories, provincial hockey championships, and an International Tankard curling challenge event, a friendly competition between British Columbia and Washington State.

This renovation would upgrade the facility with needed repairs and new amenities, including replacement of the roof, the construction of four new arena dressing rooms, the upgrading of other existing hockey dressing rooms, new washrooms that are handicapped accessible, new administrative offices, new meeting rooms, a new playschool room, renovations to existing catering facilities, and the installation of a new concrete surface in the curling rink, both to improve conditions and create a more multi use space. The renovation has a budget of \$7.5 million, with an anticipated construction start late in the summer of 2009.

**2. Trans Canada Trail (North) Completion (Category: Local Roads)**

The Cowichan Valley Trail – Northern Completion is an ambitious project of the Cowichan Valley Regional District's Regional Parks Program to complete northern sections of the over 120 km multi-use pathway through the region. A major component of this project is linking of communities across the region with a safe, accessible non-motorized multi-use pathway for recreation and commuter use year-round. Segments of the route incorporate separated alignment of the pathway within designated corridors while other segments involve roadside pathway development. Application to the Local Roads – Building Canada Fund is proposed under two phases for works in 2009 and 2010. In 2009 the project focus would be on segments between the Town of Lake Cowichan and Duncan, TCH and Chemainus, and Ladysmith through to the Regional District of Nanaimo boundary. The overall length of this major portion of the Cowichan Valley Trail to be completed is 50 kilometres.

Funds proposed for from Building Canada Fund in 2009 are \$800,000 (\$400,000 Federal and \$400,000 Provincial) and would be matched with \$400,000 in the 2009 Regional Parks budget (\$200,000 Regional Parks and \$200,000 from Island Coastal Economic Trust). For Phase II (2010) an additional \$400,000 is proposed (\$200,000 Federal and \$200,000 Provincial) and would be matched with \$200,000 identified for the 2010 Cowichan Valley Trail Completion Initiative previously endorsed by the Board under the Regional Parks budget (\$200,000



Regional Parks and \$200,000 from Island Coastal Economic Trust). For 2010, the focus would be on segments between Chemainus and Ladysmith in addition to further work between Duncan and Chemainus.

**3. Historic Kinsol Trestle Rehabilitation (Category: Culture)**

Under the Culture Category of the Building Canada Fund – Communities component it is proposed application be made for a total of \$2 million (\$1 million each from the Federal and Provincial governments) for the historic Kinsol Trestle Rehabilitation project, with the required matching local government contribution being recognized as the previously approved \$1 million Island Coastal Economic Trust (ICE-T) Fund grant for this project. This project achieves key objectives of the Culture Category to generate significant positive local/regional economic impacts through actions of the estimated \$5.7 million cost to rehabilitate of this spectacular historic structure, both with respect to direct local economic benefits associated with the rehabilitation project and ongoing economic benefits realized through increased tourism (both recreation and cultural tourism. The project currently has \$4.1 million in funding commitments (Provincial Funding and ICE-T). The merits of this project for consideration as an application to for the Building Canada Fund are the broad regional community support for rehabilitation, extensive background studies which support rehabilitation (including a proposed rehabilitation design approach) and economic feasibility studies which indicate favourable economic benefits to the regional community of the trestle's rehabilitation as part of the overall Cowichan Valley Trail/Trans Canada Trail completion initiative linking communities across the region.

**4. Shawnigan Lake North Water Conservation and Quality Enhancements (Category: Drinking Water)**

The CVRD is planning on undertaking a water conservation initiative in the Shawnigan Lake North water service area by implementing a water metering program to encourage water conservation and decrease the annual water consumption by the users of the system. Annual consumption numbers for Shawnigan Lake show that we have exceeded our water license for 3 out of the last 7 years. Implementing a universal metering program will reduce water consumption by up to 35% and allow the CVRD to better estimate water losses in the system due to leaks. The estimated cost to upgrade the 600 water users with water meters is \$652,000.

As a second phase to this project, upgrades to the Shawnigan Lake North water treatment plant are necessary to bring it in compliance with the new Vancouver Island Health Authorities 4-3-2-1 water treatment requirements. The estimate to make these upgrades and bring the plant into compliance with the new regulations is \$750,000.

**5. Peerless Road Ashfill Reclamation and Recycling Project (Category: Brownfield Redevelopment)**

The CVRD is responsible for the remediation of its three incinerator sites that operated from the 1970's through the late 1990's. One of these sites, the Peerless Road facility, currently hosts a recycling drop-off depot that has dramatically grown in popularity over recent years. It is now at the point that it must be replaced and expanded to safely and conveniently serve customers. Part of this expansion requires some 5,000 cubic yards of fill for a large above ground, lock-

block compound that would serve as a raised area for residents to deposit their recyclables into below-grade roll-off recycling bins. Funding for this project has been secured through the Canada/BC Gas Tax Program – Regionally Significant Projects.

Directly adjacent to the proposed recycling drop-off area remains an unlined, uncovered ashfill. This proposal aims to fully remediate an existing environmental liability, in the most sustainable manner, while supporting future waste management initiatives. This will be accomplished through the following steps:

1. Mine and screen the ashfill for ferrous and non-ferrous metals for recycling to market;
2. Add an inner liner to the proposed lock-block compound, then use the residual ash screenings as fill, as it has superb compaction qualities and is widely used for road base;
3. Cap the compound as planned with an impervious surface - thereby entombing the ash as a recycled product;
4. Complete any final remediation works required on the original ashfill site.

This proposal is a practical and environmentally sustainable solution that will serve as a positive legacy for generations to come. It not only limits long-term monitoring and liabilities through entombing a potentially hazardous material - instead of simply capping it to restrict leachate production, but it is a fiscally responsible approach. It also has a smaller environmental footprint by making land available in the centre of an existing industrial park, and avoids the production and hauling of off-site materials for fill. Total estimated project cost is \$450,000.

#### **6. Saltair Water Conservation & Quality Project (Category: Drinking Water)**

The Saltair water distribution system consists of 100 & 150 diameter asbestos cement pipe. Significant variations in pressure are experienced across the system, resulting in leakage and frequent repairs. Small diameters of pipe throughout the system and lack of looping result in extensive pressure loss and reduced fire flow. Based on an engineering study, this project proposed to replace undersize pipe, loop distribution sections and replace pressure reducing stations in a three phase approach. The cost for phase 1 for 2009-2011 is \$1,285,000. The cost for phase 2 for 2012-2014 is \$1,310,000 and for Phase 3 for 2015 the cost is \$465,000. Estimated total project cost is \$3,060,000.

#### **7. Mesachie Lake Waste Water & Habitat Protection Project (Category: Waste Water)**

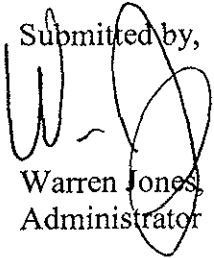
Mesachie Lake Sewer system consists of two substandard gravity collection systems draining to substandard disposal systems consisting of large septic tanks. This project involves the provision of new sewer mains, a pump station to a new re-circulating sand filter to provide secondary treatment followed by UV disinfection to new infiltration beds for ground disposal. Gas-tax funding has been allocated previously, however additional infrastructure funding would alleviate financial burden on this small community. Estimated Project Cost is \$1,560,200.

#### **Financial Implications:**

Funding through the *BCF-CC* covers up to 66.66% of eligible costs for all proposed projects, with the Regional District responsible for the remaining 33.33%. As such, any successful applications will simply reduce the CVRD portion cost of the projects to as little as 33.33%. Obtaining the necessary authority for borrowing the CVRD's portion of the costs would still

need to take place for several of the projects listed above, and would occur upon successful application to the *BCF-CC* program

Submitted by,

A handwritten signature in black ink, appearing to be 'Warren Jones', written over the printed name.

Warren Jones,  
Administrator



## STAFF REPORT

### REGULAR BOARD MEETING OF MARCH 11, 2009

<b>DATE:</b>	March 10, 2009	<b>FILE NO:</b>	13-B-07RS 14-B-07RS
<b>FROM:</b>	Catherine Tompkins, Planner III	<b>BYLAW NO:</b>	3222, 3223
<b>SUBJECT:</b>	OCP Amendment Bylaw No. 3222 and Zoning Amendment Bylaw No. 3223 (Elkington Estates/Macaroff/Gates)		

---

**Action:**

Provided for technical clarification purposes only.

**Purpose:**

To consider third reading of OCP Amendment Bylaw No. 3222 and Zoning Amendment Bylaw No. 3223.

**Financial Implications:**

None apparent

**Interdepartmental/Agency Implications:**

None apparent

**Background:**

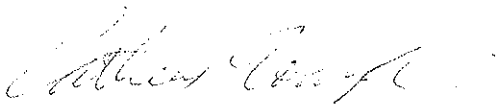
On February 11, 2009, OCP Amendment Bylaw 3222 and Zoning Amendment Bylaw 3223 were on the Regional Board agenda for consideration of third reading. At that time, the Regional Board referred the bylaws back to the Electoral Area Services Committee for further discussion.

However, a public hearing was held on December 16, 2008. Should the two bylaws be referred back to the Electoral Area Services Committee (EASC), the resulting discussion may be considered as "new information" and may necessitate another public hearing. Staff has received legal advice to this effect and therefore recommends that Bylaws 3222 and 3223 not be referred to the EASC unless the Board wishes to risk holding another hearing.

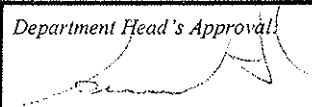
The December 16, 2008 public hearing was delegated by the Board to Director Cossey, who chaired the hearing, and Director Giles, who attended. The Board may now consider whether to pass third reading, with or without conditions attached to final approval. Such conditions would be brought forward by the hearing delegation, and may include the following:

1. A requirement for the applicant to agree (through statutory agreements) to provide a detailed Fire Protection Plan, for the General Manager of CVRD Public Safety and the Malahat Volunteer Fire Chief. The Plan should include a service area, to be included in the Malahat Fire Protection Area, Equipment, Fire Hall, Water Supply, Infrastructure and the phasing of fire protection infrastructure and equipment.
2. A requirement for the applicant to agree to construct shared sewage treatment systems for each of the proposed hamlet areas to the specifications of the CVRD Engineering and Environmental Services Department, with effluent quality to meet Class A requirements for ground discharge and further, the application will consider reuse options.
3. A requirement for the applicant to agree to construct a community water system serving the hamlet areas to the specifications of the CVRD Engineering and Environmental Services Department, which will be subject to a covenant that allows transfer of the system to the CVRD once, in the opinion of the CVRD Engineering and Environmental Services Department, the system has reached an economically viable size.
4. A requirement for the applicant to agree to provide a rainwater management system to the specifications of the Engineering and Environmental Services Department.
5. A requirement for conservation covenants and eco-forestry covenants to be registered on the title of the subject property, to ensure that a minimum of 85% of the subject property is used for long term ecological protection and sustainable eco-forestry practices, and that the Land Conservancy of Canada and the CVRD be signatories to the covenant for ecological protection, and the Land Conservancy of Canada, the Forest Stewardship Council and the CVRD be signatories to the covenant for eco-forestry areas.
6. A requirement that the CVRD receive written notice from the Capital Regional District that the CRD Water Management Division does not oppose the development.
7. A requirement that restrictive covenants or like agreements be provided for CVRD's acquisition of parkland and built park amenities as committed to by the applicant and agreed to by the CVRD, including parkland inclusive of trailhead parking and covered washroom/picnic shelter next to the Cowichan Valley Trail, a nature conservation park and lands for a sensitive conservation area.

Submitted by,



Catherine Tompkins MCIP,  
Planner III  
Community and Regional Planning Division  
Planning and Development Department

<i>Department Head's Approval</i>  <i>Signature</i>
---

CT/ca



**PUBLIC HEARING REPORT**  
**Bylaws No. 3231 and 3232**

---

Following is a summary of the proceedings of the Public Hearing for Official Community Plan Amendment Bylaw No. 3231 and Zoning Amendment Bylaw No. 3232 (Industrial Development Permit Area/Loken), applicable to Electoral Area B – Shawnigan Lake, held on Thursday, January 29, 2009, at the Shawnigan Lake Community Centre, 2804 Shawnigan Lake Road, Shawnigan Lake, BC, at 7:00 pm:

**HEARING DELEGATES** Director K. Cossey, Electoral Area B – Shawnigan Lake, Chairperson  
Director G. Giles, Electoral Area C – Cobble Hill  
Director L. Iannidinardo, Electoral Area D – Cowichan Bay

**CVRD STAFF PRESENT** Mr. R. Conway, Assistant Manager, Development Services Department  
Ms. D. Beatson, Short Range Planner, Development Services Department  
Ms. J. Hughes, Recording Secretary, Development Services Department

Members of the Public:  
There were approximately 21 members of the public present.

**CALL TO ORDER** Director K. Cossey, Chaired the Hearing and called the meeting to order. The Chairperson introduced the Hearing Delegates and CVRD Staff present.

**PROCEDURES** Mr. Conway explained the requirements under Section 890 of the *Local Government Act*. He advised that notice of the Hearing was advertised in two consecutive issues of the *Citizen* (Wednesday, January 21, 2009 and Friday, January 23, 2009) and in the *Leader Pictorial* (Wednesday, January 21, 2009 and Saturday, January 24, 2009) and letters had also been sent to adjacent owners and occupiers of the property as required by the *Local Government Act*.

**Official Community Plan Amendment Bylaw No. 3231** proposes to amend Official Community Plan Bylaw No. 1010, applicable to Electoral Area B – Shawnigan Lake by creating an Industrial Development Permit Area that would apply to Lot 1, District Lot 132, Malahat District, Plan VIP75146. The Industrial Development Permit Area would establish objectives and guidelines for the development of the subject property.

**Zoning Amendment Bylaw No. 3232** proposes to amend CVRD Zoning Bylaw No. 985, applicable to Area B – Shawnigan Lake, by rezoning Lot 1, District Lot 132, Malahat District, Plan VIP75146 from I-1B (Sawmill) to I-1A (Light Industrial). The purpose of Zoning Amendment Bylaw 3232 is to

allow the property to be used for light industrial uses.

Mr. Conway stated that no letters of response had been received at the CVRD office from the date the advertising was placed within the local newspapers to the close of the CVRD office today, January 29, 2009 at 4:30 pm.

- Correspondence** The following item was received and is attached to the Minutes as an Exhibit:
- 1) Letter dated January 29, 2009, from Jim and Betty Lord (EXHIBIT 1);
- Location of File** Director Cossey advised that the Information Binder was available for review on the side table, along with copies of the proposed Amendment Bylaws and advised that any letters or submissions which were to be included as part of the Public Hearing record must be received at the front table prior to the close of the Public Hearing.
- APPLICANT,  
Matt Loken** Matt Loken was present and stated the following with regard to his Rezoning Application:
- He has owned the parcel for a number of years and that it is presently zoned I-1B (Sawmill) Industrial;
  - Proposed zoning will down zone the subject property in hopes to attract some local businesses or warehousing facility onto the property;
  - They want to restore the roadside screening, clean-up the sawmill site and have something on site that brings forward some positive revenue.
- QUESTION PERIOD** Director Cossey opened the public question period of the Public Hearing. He stated that the Public Hearing Delegates and Staff members could answer questions at this time, and that after the close of the Question Period and the opening of the official Public Hearing there could be no questions taken.
- Mackenzie Brooks,  
770 Shawnigan Lake  
Road**
- She lives across the street from the subject property;
  - What is being planned to be developed on site?
- Matt Loken**
- Not sure at this time what will be located on site but noted he would like to see a smaller warehousing business or smaller businesses on site that would be permitted under the proposed Light Industrial Zone.
- Mackenzie Brooks**
- She understood that there is a stream on site and that development could not occur in that stream area.
- Matt Loken**
- Correct he cannot develop in the riparian area zones.
- Mary Desmond,  
1878 Flicker Road**
- Will proposed businesses be storage oriented?
- Matt Loken**
- Not sure at this time what types of businesses will be on site and it was

possible there could be a storage business on the site.

- Mackenzie Brooks** ➤ Where are the permitted uses for the I-1A (Light Industrial) Zone located?
- Rob Conway** ➤ List of permitted uses is found within the Zoning Bylaw;  
➤ Read verbatim the permitted uses from I-1A (Light Industrial) Zone.
- Mackenzie Brooks** ➤ Asked if auction was a permitted use?
- Rob Conway** ➤ Auction is a permitted use within the proposed Zone.
- Mackenzie Brooks** ➤ Asked the definition of industrial processing?
- Rob Conway** ➤ Read verbatim the definition of industry from the Zoning Bylaw.
- Bob Scroeder,  
2373 White Eagle  
Road** ➤ Is a single family dwelling a permitted use?
- Rob Conway** ➤ An accessory single family dwelling is permitted but noted that there has to be a principal use on site to be eligible for the accessory dwelling.
- Bob Scroeder** ➤ Asked if the subject property is zoned Agriculture?
- Rob Conway** ➤ The subject property is presently zoned I-1B (Sawmill).
- Bob Scroeder** ➤ Asked if the property would be subdivided?
- Matt Loken** ➤ Not subdividing the subject property;  
➤ He would like to clean it up by changing the permitted uses and down zone the subject property.
- Bob Scroeder** ➤ Asked if a warehouse and a single family dwelling could be built on site?
- Matt Loken** ➤ One accessory single family dwelling would be permitted if there was a warehouse facility on site.
- Director Cossey** ➤ Asked for questions from the public present with regard to the proposed Amendment Bylaws.
- Mackenzie Brooks** ➤ Asked if someone is not in compliance with the noise regulations what enforcement issues are in place?
- Rob Conway** ➤ CVRD does have a Noise Bylaw that is enforced by the CVRD's Bylaw Enforcement Officer;  
➤ If something was being carried out on property that was not compliant with zoning that would be considered an enforcement issue;



- Development Permit Area is also being proposed on site that would deal with aesthetic considerations.
- Mackenzie Brooks** ➤ What can the CVRD do to keep someone compliant with the Bylaws that are in place?
- Director Cossey** ➤ New Ticketing Bylaw is in place that gives the CVRD Bylaw Enforcement Officer more powers with regard to writing tickets and enforcing the Bylaws.
- Mackenzie Brooks** ➤ Asked if the ticket is a fine?
- Director Cossey** ➤ A ticket is a fine that starts at a certain dollar amount and if compliance is not reached that dollar amount escalates.
- Director Cossey** Asked for further questions from the public present regarding Official Community Plan Amendment Bylaw No. 3231 and Zoning Amendment Bylaw No. 3232.
- PUBLIC COMMENTS**
- The Public Hearing was then opened to those members of the public present who deemed themselves affected by the proposed Amendment Bylaws. Chair Cossey reminded the public that the Information Binder was available for review located on the side table, along with copies of the proposed Amendment Bylaws, and that all submissions must be received at the head table prior to the close of the Public Hearing.
- Shane Anderson,  
684 Shawnigan Lake  
Road** ➤ Supports the proposed rezoning application.
- Pat Lintaman** ➤ He owns property adjoining the subject property and he has spoken with Mr. Loken about his intentions and commitment with regard to re-establishing the roadside landscape screening;  
➤ He feels the proposed application would be an improvement to the area and supports the rezoning application.
- Elizabeth Lord,  
1888 Flicker Road** ➤ Read verbatim an excerpt from her submitted letter (EXHIBIT 1) with regard to Amendment Bylaws No. 3231 and 3232.
- Dave Cauffman,  
770 Shawnigan Lake  
Road** ➤ Supported the proposed rezoning application.
- Mary Desmond,  
1878 Flicker Road** ➤ No objection to the proposed rezoning as long as it is not environmentally harmful;  
➤ Ensure that the riparian buffers are mandated through the Industrial Development Permit Area and the Provincial *Best Management Practices*

as there is a fish bearing stream on site.

**Mackenzie Brooks,  
770 Shawnigan Lake  
Road**

- Supports the proposed rezoning application;
- Over the last 5 years, while living on her property, she has noticed the devastation in the area and has seen horrific flooding over the years and she would like to see an assurance that the environmental concerns are addressed and not negatively impacting the aesthetics;
- She hopes that whatever businesses locate on site they will consider potential impacts on adjacent properties and be respectful of the neighbours.

**Bob Schroeder,  
2373 White Eagle  
Road**

- Supports the proposed rezoning application and further advised that he would like to see development finished once it starts.

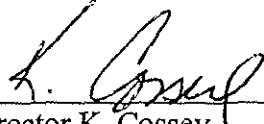
**ADJOURNMENT**


Chairperson Cossey asked for public comments or submissions three times from the public present regarding Official Community Plan Amendment Bylaw No. 3231 and Zoning Amendment Bylaw No. 3232.


Chairperson Cossey declared the Public Hearing closed at 7:28 pm.


CERTIFICATION:


We attended the Public Hearing on Thursday, January 29, 2009, and hereby certify that this is a fair and accurate report of the Public Hearing.

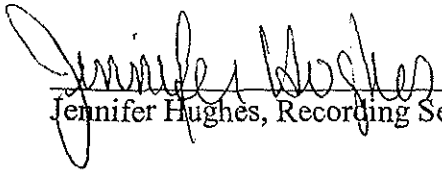
  
\_\_\_\_\_  
Director K. Cossey Date MARCH 3/09

  
\_\_\_\_\_  
Director G. Giles Date March 3, 2009

  
\_\_\_\_\_  
Director L. Iannidinardo Date March 3/09

  
\_\_\_\_\_  
Rob Conway, Assistant Manager Date March 2, 2009

  
\_\_\_\_\_  
Dana Beatson, Short Range Planner Date March 2, 2009

  
\_\_\_\_\_  
Jennifer Hughes, Recording Secretary Date March 2, 2009



C·V·R·D

PH2

**PUBLIC HEARING REPORT**  
**Bylaw No. 3241**

---

Following is a summary of the proceedings of the Public Hearing for Zoning Amendment Bylaw No. 3241 (Cottyn Developments Ltd.), applicable to Electoral Area B – Shawnigan Lake, held on Thursday, January 29, 2009, at the Shawnigan Lake Community Centre, 2804 Shawnigan Lake Road, Shawnigan Lake, BC, at 7:36 pm:

**HEARING DELEGATES** Director K. Cossey, Electoral Area B – Shawnigan Lake, Chairperson  
Director G. Giles, Electoral Area C – Cobble Hill  
Director L. Iannidinaro, Electoral Area D – Cowichan Bay

**CVRD STAFF PRESENT** Ms. D. Beatson, Short Range Planner, Development Services Department  
Mr. R. Conway, Assistant Manager, Development Services Department  
Ms. J. Hughes, Recording Secretary, Development Services Department

Members of the Public:  
There were approximately 20 members of the public present.

**CALL TO ORDER** Director K. Cossey, Chaired the Hearing and called the meeting to order. The Chairperson introduced the Hearing Delegates and CVRD Staff present.

**PROCEDURES** Ms. Beatson explained the requirements under Section 890 of the *Local Government Act*. She advised that notice of the Hearing was advertised in two consecutive issues of the *Citizen* (Wednesday, January 21, 2009 and Friday, January 23, 2009) and in the *Leader Pictorial* (Wednesday, January 21, 2009 and Saturday, January 24, 2009) and letters had also been sent to adjacent owners and occupiers of the property as required by the *Local Government Act*.

**Zoning Amendment Bylaw No. 3241** proposes to amend CVRD Zoning Bylaw No. 985, applicable to Area B – Shawnigan Lake, by rezoning Lot 3, District Lot 96, Malahat District, Plan 32725 from A-1 (Primary Agriculture) to A-2 (Secondary Agricultural). The purpose of Zoning Amendment Bylaw No. 3241 is to allow the property to be subdivided into seven parcels to be used for a mix of residential and agricultural uses.

Ms. Beatson further advised that:

- The subject property located at the junction of Baldy Mt. Road and Sylvester Road and is approximately 16 ha (39.5 acres).
- There is a single family dwelling located in the north-west corner on the property;

- Site is mainly treed on all four sides and centre of site has been cleared to accommodate the existing dwelling;
- Parcel is not located in the ALR but noted there are some adjacent ALR designated lands on the eastern boundary of the property;
- Current zoning is A-1 (Primary Agriculture) and it is designated Agriculture in the Official Community Plan and noted that designation is not being changed;
- Conceptual site plan submitted by the applicant shows seven (7) proposed lots ranging in size from 2.02-3.29 ha, access is proposed off Baldy Mt. Road;
- Proposed trail dedication has been discussed and the application has been referred to the Area B Parks Commission but noted they have not formally reviewed the application yet;
- The tree buffer surrounding the subject property consists of a 30 m (eastern), 25 m (southern), 25 m (western) and 25 m (northern) and the CVRD is proposing a covenant that will state there be no tree or vegetation removal in those buffer areas.

Ms. Beatson stated that no letters of response had been received at the CVRD office from the date the advertising was placed within the local newspapers to the close of the CVRD office today, January 29, 2009 at 4:30 pm.

#### **Correspondence**

The following items were received and are attached to the Minutes as Exhibits:

- 1) Letter dated January 29, 2009, from Jim and Betty Lord (EXHIBIT 1);
- 2) Letter dated January 29, 2009, from Aaron Wade (EXHIBIT 2).

#### **Location of File**

Director Cossey advised that the Information Binder was available for review on the side table, along with copies of the proposed Amendment Bylaw and advised that any letters or submissions which were to be included as part of the Public Hearing record must be received at the front table prior to the close of the Public Hearing.

#### **APPLICANT, Cottyn Developments Ltd.**

Gina MacKay, Planning Consultant, was present acting as Agent for Cottyn Developments Ltd. and stated the following with regard to the Rezoning Application:

- Handed out a proposed site plan of the subject property that showed the proposed seven (7) lots and noted that the smallest lot was approximately 5 acres in size;
- Mr. Cottyn has owned the subject property for quite some time and he would like to subdivide in order to be able to give one of the proposed lots to his Daughter and another lot to his Son;
- Buffer will provide security to surrounding ALR lands and other parcels in the area.

#### **QUESTION**

Director Cossey opened the public question period of the Public Hearing. He

- PERIOD** stated that the Public Hearing Delegates and Staff members could answer questions at this time, and that after the close of the Question Period and the opening of the official Public Hearing there could be no questions taken.
- Dave Caufman,  
770 Shawnigan Lake  
Road** ➤ Asked for clarification on the dotted lines found on the site plan she handed out?
- Gina MacKay** ➤ Dotted lines on the proposed seven lots are the proposed perc test areas for septic fields.
- John Stewart,  
3615 Cedardale Road** ➤ If he was to purchase a lot how far away from the buffer zone would a fence be permitted along the agricultural sides?
- Gina MacKay** ➤ Covenant before the CVRD states that no vegetation or trees be removed or buildings be erected in that covenanted area;  
➤ A fence would have to be erected on the other side of that covenanted area.
- John Stewart** ➤ Is the subject property unusable for most animals?
- Gina MacKay** ➤ It would depend on what type of animals.
- Dana Beatson** ➤ Covenant can be worded to permit fencing in the covenanted areas as the Covenant is still in draft form.
- David Craven,  
1270 Shawnigan  
Mill Bay Road** ➤ Why is there such a large buffer being proposed on site?
- Dana Beatson** ➤ When the Rezoning Application was referred to the local Advisory Planning Commission for comment part of their recommendation was to have a 30 m buffer on the eastern side of the property to mitigate any negative impacts to the agricultural lands on that side boundary. The APC also recommended that a 25 m buffer be placed on all remaining sides of the property.
- David Craven** ➤ He would like to see a buffer between the residential and farmland areas but felt the proposed buffer was excessive.
- John Stewart** ➤ Why is there a buffer to a road and non agriculture lands?
- Dana Beatson** ➤ Agriculture lands do surround part of the subject property and displayed on the wall map the ALR lands and the subject property;  
➤ It was recommended by the Advisory Planning Commission that there be a buffer along the eastern side of the property.
- John Stewart** ➤ Concerned that if he was to purchase property he would not be able to use

that land within the buffer area.

- Dana Beatson** ➤ The Covenant states no vegetation removal or tree removal within that buffer area.
- Troy Birtwistle,  
2301 Sylvester Road** ➤ Presently an existing driveway goes through Proposed Lot 6 off Sylvester Road onto the subject property and asked if that access would be the main access or would that driveway be completely blocked off?
- Mr. Cottyn** ➤ If it was his decision he would block access from Sylvester Road and have no access from Sylvester Road at all.
- Director Cossey** ➤ Ministry of Transportation is the subdivision authority and they will make the final decision as to where driveway access would be permitted;  
➤ CVRD can make that request, at the time of subdivision, to the Ministry of Transportation, that there be no access off Sylvester Road.
- Dale Erb,  
1775 Sooke Lake Road** ➤ Asked if the property was within the ALR?
- Dana Beatson** ➤ Subject property is not in the ALR but noted that it is zoned Agricultural.
- Dale Erb** ➤ Asked why the subject property was zoned agricultural?
- Director Cossey** ➤ Stated that the subject property does not fall within the ALR boundaries but is presently zoned A-1 (Primary Agriculture).
- Bob Scroeder,  
2373 White Eagle Road** ➤ Asked if the application had to go before the Land Reserve?
- Director Cossey** ➤ Application did not have to go before the Land Reserve as it does not fall within their boundaries.
- Bob Scroeder** ➤ Presently there is no vegetation at the back of his property onto the subject property and asked if he was to purchase a lot that backs onto his property could he go through that buffer?
- Gina MacKay** ➤ The buffer recommendation was brought forward by the local Advisory Planning Commission to the Regional District and noted that the applicant was offering up the buffer and Covenant;  
➤ If the public does not support the proposed buffer they should make their comments to that effect to possibly have that buffer amended.  
➤ Under the proposed Covenant there would be limited uses permitted within that buffer area.
- Bob Scroeder** ➤ Feels that the buffer is ridiculous as trees presently from that area fall across the road and powerlines.

- Mackenzie Brooks,  
770 Shawnigan Lake  
Road** ➤ Is the land good farmland and could food be grown on it?
- Gina MacKay** ➤ Property is not currently used for growing purposes but noted it may be possible, with a lot of work, to have a hobby farm on it;  
➤ Property has had farm animals on it in the past.
- Mr. Cottyn** ➤ Property was removed from the ALR right after it was originally put into it;  
➤ Previous owner had 20 cattle on site and he also created a pond area on site for irrigation and further noted that there was very little good topsoil found on the property even for a garden.
- Dana Beatson** ➤ The Electoral Area Services Committee Staff Report states the ALR soil classifications and she read those classifications to the public.
- Dale Erb** ➤ Asked if those classifications were taken off a map or a report?
- Dana Beatson** ➤ Classifications came from the Canadian Land Inventory (CLI) Maps.
- Mackenzie Brooks** ➤ Was the property originally within the ALR?
- Gina MacKay** ➤ When the ALR was first implemented the property was put into it and then it was taken out by the Commission after further review of the soils.
- Mackenzie Brooks** ➤ Asked for the locations of the surrounding ALR properties?
- Dana Beatson** ➤ Displayed on the wall map the locations of the surrounding ALR properties.
- Mackenzie Brooks** ➤ Asked if those surrounding ALR parcels are being farmed?
- Dana Beatson** ➤ Some of those properties are being farmed.
- Director Cossey** ➤ Asked for questions a first and second time with regard to the proposed Amendment Bylaw.
- Bob Scroeder** ➤ He has seen several projects in the past start and then stop and asked why those applications stop and do not finish?
- Director Cossey** ➤ Stated that he could not respond as to why those other developments have stopped and not finished.
- Bob Scroeder** ➤ Supports the proposed application 100 percent as long as the applicant finishes what he starts.



- Director Cossey** ➤ Asked for further questions from the public present with regard to Zoning Amendment Bylaw No. 3241.
- Dale Erb** ➤ Asked how someone gets to be one of the applications that are actually approved to proceed for development as he has tried to increase his agricultural land by 30 acres and felt he had been stopped by the Area Director?
- Director Cossey** ➤ Stated that issue could be discussed at some other time.
- Director Cossey** Asked for further questions from the public present regarding Zoning Amendment Bylaw No. 3241.
- PUBLIC COMMENTS** The Public Hearing was then opened to those members of the public present who deemed themselves affected by the proposed Amendment Bylaw. Chair Cossey reminded the public that the Information Binder was available for review located on the side table, along with copies of the proposed Amendment Bylaw, and that all submissions must be received at the head table prior to the close of the Public Hearing.
- Elizabeth Lord,  
1888 Flicker Road** ➤ Read verbatim an excerpt from her submitted letter (EXHIBIT 1) with regard to Amendment Bylaw No. 3241 which noted that she was not in favour of any more subdivision on forestry and farmland in Area B.
- John Stewart,  
Cedardale Road** ➤ He would like to purchase a piece of property from Mr. Cottyn but noted that the proposed buffer zone would make it difficult and he would like further clarification on that issue.
- Aaron Wade,  
998 Loralee Road** ➤ Read verbatim his letter (EXHIBIT 2) with regard to Zoning Amendment Bylaw No. 3241 noting that he supports the proposed application.
- Mary Desmond,  
1878 Flicker Road** ➤ Not in favour of any more subdivision in the area;  
➤ Wants to see the existing zoning remain in place as she felt the property could be used for certain agricultural activities or a forestry site which could provide revenue for the property;  
➤ No provision in A-2 zoning to ensure the owners do use the land in that manner and felt that it was not a suitable location for more households as it is located too far from existing shops, services and public transit;  
➤ There has been so much land subdivided in Area B over the last 10-15 years that land is not moving at the present time and that to her calls for a slow down on approving subdivision applications until a clear need for more housing is demonstrated;  
➤ Wants to see the existing A-1 zoning respected.
- Mackenzie Brooks,  
770 Shawnigan Lake  
Road** ➤ Not in support of any further subdivisions at this point of time;  
➤ She has read about residences located next to farmlands and noted that situations have come forward with regard to smells and noises that are

brought up as conflict and she felt by mixing them up did not make sense for future planning;

➤ Does not support the proposed Rezoning Application.

**Bob Scroeder,  
2373 White Eagle  
Road**

➤ He is surrounding neighbour and totally supports the proposed application as he felt the land is not good for anything else and someone could not make a living off of it;

➤ Feels a wonderful neighbourhood of 5 acre lots is being proposed not just small lots.

**Roger Brammal,  
2200 Sylvester Road**

➤ Reminded everyone that the subject property is located adjacent to a very large existing industrial property which could make it a very noisy site for those proposed lots.

**Dale Erb,  
1775 Sooke Lake  
Road**

➤ Stated that it is really important to know what no means and understand what forestry and agricultural permits on property;

➤ He is in support of the proposed application but noted that he did not agree with the berm that was being creating as he felt it should be narrower in size;

➤ He does not live near the subject property but felt that the reality is people need to understand the options what can and cannot be done on property and he hoped the Board understands that.

**Bev Braithwaite,  
1593 Baldy Mtn.  
Road**

➤ Her property is 8 acres and she has pasture with sheep on it and stated that she felt it was a wonderful idea to have 5 acre lots for people and young children to be able to have goats, sheep or chickens on their property;

➤ She feels the buffer zone is not a good idea as she felt that would be an area for atv's and bikes to run around on and that she would rather see a fence in place of the buffer as that will also keep it rustic and rural.

**Troy Brooks,  
2301 Sylvester Road**

➤ Supports the proposed rezoning application;

➤ He listens to the existing industrial property operation and stated that it is a busy street and that he supports the buffer zone as it offers privacy and that is why he bought his 5½ acre parcel.

**Mackenzie Brooks,  
770 Shawnigan Lake  
Road**

➤ The mix use of residential and industrial can lead to a different lifestyle as she stated if she had known about the industrial lands in her area she would not have purchased her property as she advised listening to noise is very intrusive.

**Bob Scroeder**

➤ He would like to see the buffer zone narrowed in size.

**Jennifer**

➤ She is related to the developer and even if she wasn't she would still support the application as she believes that sustainability through small agricultural acreages is not always available for people;

➤ The idea of sustainability of the environment for families is wonderful and environmentally responsible;

- Covenant should be worded to allow certain uses within that buffer area;
  - Supports the proposed Rezoning Application as she has walked the land and knows it very well and is also well aware that the industrial land is adjacent to the subject property. She also noted that she has owned a house in an urban area in Langford on a very busy street and stated every piece of property has a positive and drawback to it and felt that it is what and where people to choose to buy;
  - Feels very good idea to approve the proposed subdivision.
- John Stewart**
- Stated that it is not a pretty view looking at the industrial lands.
- Bob Starkey,  
3277 Renfrew Road**
- Does not support the proposed Rezoning Application.
- Mary Desmond,  
1878 Flicker Road**
- Another concern is the subject property is a fairly good size and stated there is a number of other agricultural lots in the immediate area and she does not want to see a domino effect occur as a result of the proposed subdivision;
  - She knows of a lot of smaller lots in the South Cowichan area that are zoned A-2 and that she felt it is sad that not everyone takes the opportunity and practice a small hobby farm.
- David Craven,  
Shawnigan Mill Bay  
Road**
- The subject property is poorly classed and that if developed it would be better than what is presently zoned;
  - Feels the proposed buffer is extensive and the proposed 5 acre lots located next to agricultural lands would be a better buffer.
- Director Cossey**
- Asked for further comments from the public present with regard to Bylaw No. 3241.
- Curtis**
- He just sold his property and he is looking for a larger parcel to raise his family on it where he could have farm animals as he grew up on a large farm in Alberta and supports smaller agricultural parcels that are less than 5 acres in size.
- Winston Craven**
- Owns 35 acres north of the subject property and he farms 10-15 acres of it;
  - Felt that if the subject property is subdivided there would be seven lots with seven people farming it compared to the one owner who owns it now and that it would be a better use for the property.
- Mary Desmond,  
1878 Flicker Road**
- She has heard a lot of people state at the meeting that they would like to have 5 acre lots but noted that she felt there are numerous amounts of available lots in the market today.
- Director Cossey**
- Asked for further comments or submissions with regard to Zoning Amendment Bylaw No. 3241.


- Jennifer**                   ➤ She purchased her house three years ago and has been looking for acreage for six years in the area and that she cannot afford a house on a smaller lot and felt that it would be better to build an affordable house that will fit her family.
- Director Cossey**           ➤ Asked for further comments or submissions regarding Amendment Bylaw No. 3241.
- Dale Erb,  
1775 Sooke Lake  
Road**                   ➤ Felt it was interesting listening to the comments made about how many lots are for sale in the area but thought he was attending the meeting to listen to a land use issue.
- Director Cossey**           ➤ The Public Hearing was within the official comment section and debate on public comments was not permitted.

**ADJOURNMENT**           Chairperson Cossey asked for public comments or submissions three times from the public present regarding Zoning Amendment Bylaw No. 3241.

Chairperson Cossey declared the Public Hearing closed at 8:26 pm.

CERTIFICATION:

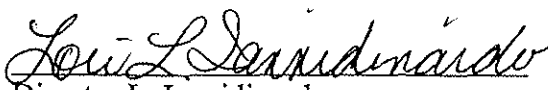
We attended the Public Hearing on Thursday, January 29, 2009, and hereby certify that this is a fair and accurate report of the Public Hearing.

  
\_\_\_\_\_  
Director K. Cossey


Date MARCH 3/09

  
\_\_\_\_\_  
Director G. Giles


Date March 3, 2009

  
\_\_\_\_\_  
Director L. Iannidinardo

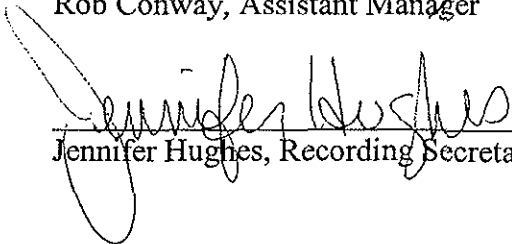
Date March 3/09

  
\_\_\_\_\_  
Dana Beatson, Short Range Planner

Date March 2, 2009

  
\_\_\_\_\_  
Rob Conway, Assistant Manager

Date March 2/09

  
\_\_\_\_\_  
Jennifer Hughes, Recording Secretary

Date March 2, 2009



**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3085**

**A Bylaw to Establish a Drainage Service in a Portion of  
Electoral Area C – Cobble Hill**

---

**WHEREAS** pursuant to Sections 796(1) and 800(1) of the *Local Government Act*, a regional district may, by bylaw, establish and operate any service that the Board considers necessary or desirable for all or part of the Regional District;

**AND WHEREAS** the Board of the Cowichan Valley Regional District wishes to establish a drainage service in a portion of Electoral Area C – Cobble Hill;

**AND WHEREAS** the Board of the Cowichan Valley Regional District has obtained the approval of the service area electors in accordance with the *Local Government Act* and the *Community Charter*;

**AND WHEREAS** the Director of Electoral Area C – has consented, in writing, to the adoption of this bylaw;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District, in open meeting assembled, enacts as follows:

1. **CITATION**

This bylaw may be cited for all purposes as "**CVRD Bylaw No. 3085 – Cobble Hill Drainage System Service Establishment Bylaw, 2008**".

2. **SERVICE BEING ESTABLISHED**

The service being established under the authority of this bylaw is the operation and maintenance of a drainage service system.

3. **SERVICE AREA BOUNDARIES**

The boundaries of the service area are that portion of Electoral Area C – Cobble Hill shown outlined in Schedule A of this bylaw. The service area shall be known as the "Cobble Hill Drainage System Service Area".

4. **PARTICIPATING AREA**

Electoral Area C – Cobble Hill is the only participating area for this service.

5. METHOD OF COST RECOVERY

The annual cost of providing this service shall be recovered by one or more of the following:

- (a) property value taxes requisitioned and collected on the basis of the net taxable value of land and improvements within the service area, as per the *Local Government Act*;
- (b) revenues raised by other means authorized by the *Local Government Act*.

6. MAXIMUM REQUISITION

The maximum amount of money that may be requisitioned annually in support of this service shall be the greater of \$9,912. or an amount that equals the amount raised by applying a property value tax rate of \$0.1434 per \$1,000.00 to the net taxable value of land and improvements in the service area.

READ A FIRST TIME this 11<sup>th</sup> day of June, 2008.

READ A SECOND TIME this 11<sup>th</sup> day of June, 2008.

READ A THIRD TIME this 11<sup>th</sup> day of June, 2008.

APPROVED BY THE INSPECTOR OF MUNICIPALITIES this

18<sup>th</sup> day of July, 2008.

THIRD READING RESCINDED this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

READ A THIRD TIME AS AMENDED this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

I hereby certify this to be a true and correct copy of Bylaw No. 3085 as given Third Reading on the \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Corporate Secretary

\_\_\_\_\_  
Date

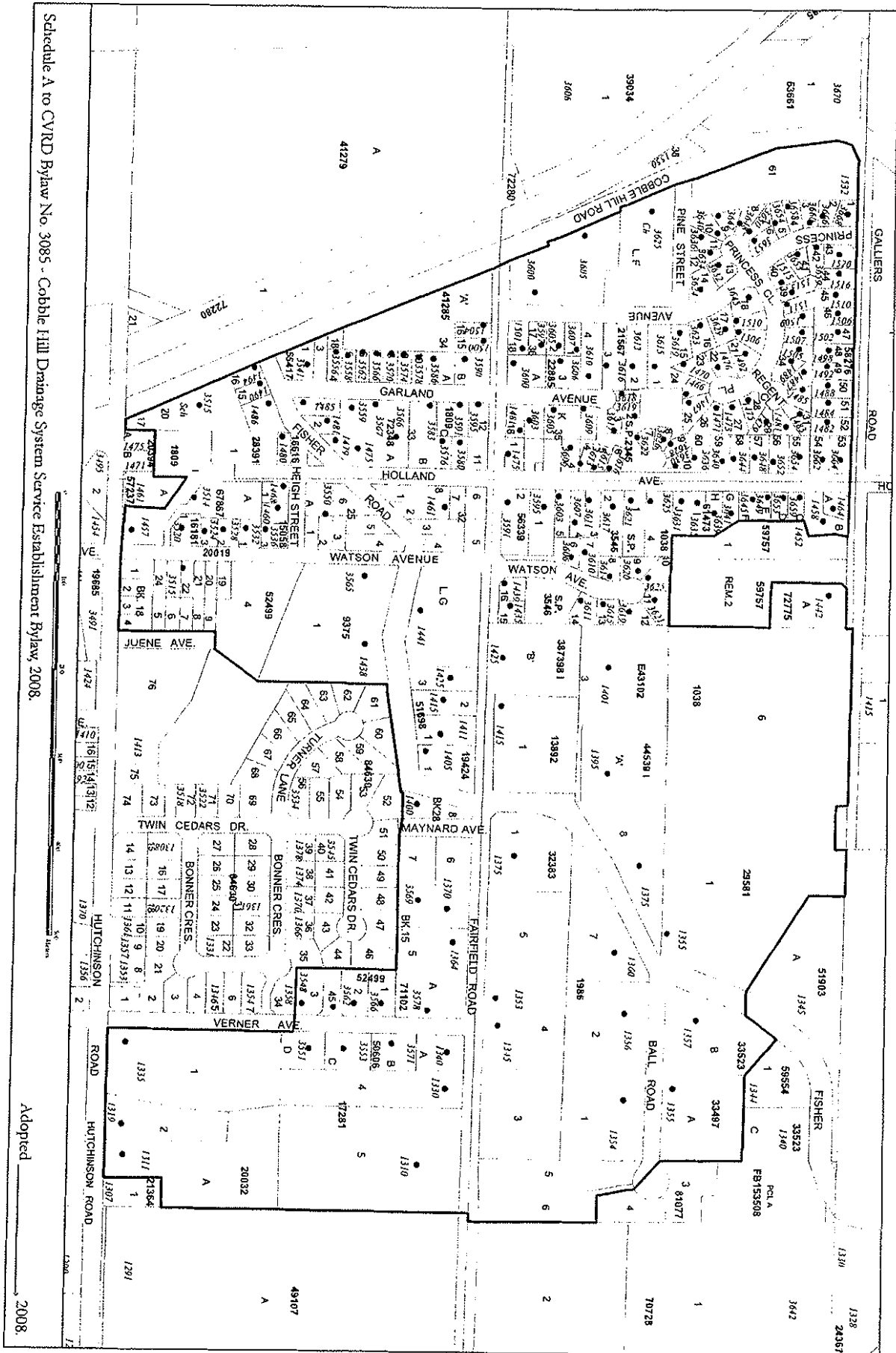
APPROVED BY THE INSPECTOR OF MUNICIPALITIES this

\_\_\_\_\_ day of \_\_\_\_\_ 2009.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Chairperson

1 ~~2~~ Corporate Secretary



Schedule A to CVRD Bylaw No. 3085 - Cobble Hill Drainage System Service Establishment Bylaw, 2008.

Adopted \_\_\_\_\_ 2008.





**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3138**

**A Bylaw to Establish a Service within Electoral Areas A – Mill Bay/Malahat, B – Shawnigan Lake, C – Cobble Hill and D –Cowichan Bay for the purpose of funding the South Cowichan Water Plan Study**

---

**WHEREAS** pursuant to Sections 796(1) and 800(1) of the *Local Government Act*, a regional district may, by bylaw, establish and operate any service that the Board considers necessary or desirable for all or part of the Regional District;

**AND WHEREAS** the Board of the Cowichan Valley Regional District wishes to establish a service within Electoral Areas: A – Mill Bay/Malahat; B – Shawnigan Lake; C – Cobble Hill; and D –Cowichan Bay, for the purpose of funding the South Cowichan Water Plan Study;

**AND WHEREAS** the Board of the Cowichan Valley Regional District has obtained the approval of the service area electors in accordance with the *Local Government Act* and the *Community Charter*;

**AND WHEREAS** the Directors of Electoral Areas: A – Mill Bay/Malahat; B – Shawnigan Lake; C – Cobble Hill; and D –Cowichan Bay; have consented, in writing, to the adoption of this bylaw;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District, in open meeting assembled, enacts as follows:

1. **CITATION**

This bylaw may be cited for all purposes as "**CVRD Bylaw No. 3138 – South Cowichan Water Plan Study Service Establishment Bylaw, 2008**".

2. **PARTICIPATING AREAS**

The boundaries of the service area are all of Electoral Areas: A – Mill Bay/Malahat; B – Shawnigan Lake; C – Cobble Hill; and D –Cowichan Bay. The service area shall be known as the "South Cowichan Water Plan Study Area".

.../2

5. METHOD OF COST RECOVERY

The annual cost of providing this service shall be recovered by property value taxes requisitioned and collected on the basis of the net taxable value of land and improvements within the service area, as per the *Local Government Act*.

6. MAXIMUM REQUISITION

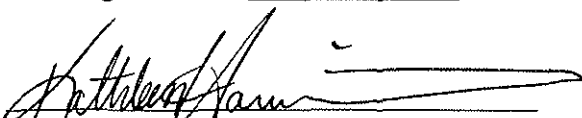
The maximum amount of money that may be requisitioned annually in support of this service shall be the greater of One Hundred Thousand (\$100,000.) Dollars or an amount that equals the amount raised by applying a property value tax rate of \$0.0283 per \$1,000.00 to the net taxable value of land and improvements in the service area.

READ A FIRST TIME this 11<sup>th</sup> day of June, 2008.

READ A SECOND TIME this 11<sup>th</sup> day of June, 2008.

READ A THIRD TIME this 11<sup>th</sup> day of June, 2008.

I hereby certify this to be a true and correct copy of Bylaw No. 3138 as given Third Reading on the 11<sup>th</sup> day of June, 2008.

  
Deputy Corporate Secretary

June 16, 2008  
Date

APPROVED BY THE INSPECTOR OF MUNICIPALITIES this

21<sup>st</sup> day of October 2008.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2008/9.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary



**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3231**

**A Bylaw for the Purpose of Amending Official Community Plan  
Bylaw No. 1010, Applicable to Electoral Area B – Shawnigan Lake**

---

**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend official community plan bylaws;

**AND WHEREAS** the Regional District has adopted an official community plan bylaw for Electoral Area B – Shawnigan Lake, that being Official Community Plan Bylaw No. 1010;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Community Plan Bylaw No. 1010;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District enacts as follows:

1. **CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. 3231 - Area B – Shawnigan Lake Official Community Plan Amendment Bylaw (Industrial Development Permit Area/Loken), 2008**".

2. **AMENDMENTS**

Cowichan Valley Regional District Official Community Plan Bylaw No. 1010, as amended from time to time, is hereby amended as outlined on the attached Schedule A.

3. CAPITAL EXPENDITURE PROGRAM

This bylaw has been examined in light of the most recent Capital Expenditure Program and Solid Waste Management Plan of the Cowichan Valley Regional District and is consistent therewith.

READ A FIRST TIME this     12<sup>th</sup> day of     November , 2008.

READ A SECOND TIME this     12<sup>th</sup> day of     November , 2008.

READ A THIRD TIME this     \_\_\_\_\_ day of     \_\_\_\_\_ , 2009.

ADOPTED this                     \_\_\_\_\_ day of     \_\_\_\_\_ , 2009.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary



C.V.R.D

SCHEDULE "A"

To CVRD Bylaw No. 3231

---

Schedule A to Official Community Plan Bylaw No. 1010 is hereby amended as follows:

- (a) That PART FOUR be amended by adding the following section after Section 12.8:

12.9 INDUSTRIAL DEVELOPMENT PERMIT AREA

***Category***

The Industrial Development Permit Area is designated pursuant to Section 919.1 (a) and (f) of the *Local Government Act* for the purpose of protecting the natural environment, its ecosystems and biological diversity and the establishment of objectives for the form and character of industrial development.

***Justification***

The CVRD Board wishes to ensure that the Shawnigan Lake watershed is protected from potential impacts of industrial development. The Board also wishes to ensure that industrial development occurs in a manner that is consistent with community expectations and so that potential conflicts with adjacent uses are minimized.

***Area***

The Industrial Development Permit Area applies to all lands shown on Figure 5f.

***Exemptions***

An industrial development permit is not required for the following development:

- (a) Subdivision;
- (b) Temporary construction trailers, buildings and structures permitted by a temporary use permit;
- (c) Interior alterations to existing buildings;
- (d) Construction of an accessory building or alterations principal buildings with a gross floor area of 50 square metres or less;
- (e) Replacement of a building that has been destroyed by natural causes where the replacement building is identical to the original in form and location.

***Guidelines***

Prior to commencing any construction or alteration to lands, a property owner or occupier contained within the Industrial Development Permit Area must obtain a development permit, which shall conform to the following guidelines:

.../2

*Site Planning:*

- 1.1 Exterior storage areas will be located at the rear or sides of buildings, away from public view;
- 1.2 Extensive site re-grading is discouraged;
- 1.3 Site access and internal circulation will be designed to emphasize safety and efficiency;
- 1.4 On-site circulation of heavy truck and emergency vehicles will be considered and accommodated;
- 1.5 Public parking areas will be separated from industrial traffic areas and shall be linked with public buildings via pedestrian walkways;

*Building Design:*

- 2.1 Large blank building facades along public roadways will be avoided;
- 2.2 Building setbacks will be provided in proportion to the scale and height of the structure and in consideration to existing development adjacent to it;
- 2.3 Public entrances will be identified with awnings, roof gables, or other architectural features;
- 2.4 Exterior finishes will be durable and neutral in tone and colour;
- 2.5 Temporary buildings (trailers) are permitted, but may require architectural treatment;

*Landscape Screening:*

- 3.1 Existing trees and vegetation will be retained wherever possible;
- 3.2 Low maintenance, drought resistant plant species are encouraged;
- 3.3 Landscaping on or along the base of retaining walls and blank building facades facing public roadways and adjacent non-industrial land will be provided;
- 3.4 A landscape screen along public roadways in accordance with zoning bylaw requirements will be provided;
- 3.5 Chain link fencing is permitted, but will be green or black in colour;
- 3.6 Temporary or permanent irrigation will be provided for all landscaped areas;

*Environmental Protection:*

- 4.1 To ensure that spills do not contaminate lands and watercourses, hard surfaces shall be provided for internal roadways, parking areas and entrances to and from the site. Oil separators or other water quality protection measures will be required for hard-surfaced areas to protect ground and surface water;
- 4.2 Spill containment pads will be provided for work areas that may be vulnerable to contaminant spills;
- 4.3 Development will be done in accordance with the Ministry of Environment's *Best Management Practices*;
- 4.4 Rain water management techniques will be employed to preserve pre-development water quality, quantity and flows leaving the development site;

.../3

***Variances***

Where a proposed development plan adheres to the guidelines of this Development Permit Area, the Regional Board may give favourable consideration to variances of the terms of its zoning, sign, and parking bylaw, where such variances are deemed by the Regional Board to have no negative impact on adjacent parcels and would enhance the aesthetics of the site in question. Such variances may be incorporated into the development permit.

***Requirements***

Before the CVRD Board authorizes the issuance of a development permit for a parcel of land in the Industrial Development Permit Area, the applicant for a development permit will submit a development permit application, which at a minimum, will include:

1. Information with respect to the proposed development in the form of one or more site plans, elevations, etc. as follows:
  - a. Location and extent of proposed work;
  - b. Site plan showing existing and proposed parcel lines; existing and proposed building and structures; vehicular access points, roads, driveways, and parking areas; location of refueling areas and fuel storage, location of vehicle wash facilities;
  - c. Location of all natural watercourses/water bodies, including top of bank;
  - d. Setback distances from watercourses and water bodies, including springs;
  - e. Location of trees and vegetation and areas proposed to be cleared;
  - f. Existing and proposed grading plans;
  - g. Architectural plans including building elevations, floor plans and cross sections;
  - h. Landscape plan showing existing vegetation to be retained, proposed hard and soft landscaping and a plant schedule showing proposed plant size, species and quantities.
  
2. In addition to the requirements listed above, the CVRD Board may require the applicant to furnish, at the applicant's expense, any of the following studies (the recommendations of which may be included in the development permit):
  - a. Biological inventory of the property, including all watercourses;
  - b. A report by a hydrogeologist (Qualified P.Eng. or P.Geo.) to assess the suitability of the soil for the proposed use including information on soil depth, textures, composition and groundwater table.
  - c. Comprehensive drainage and rain water management plan based on Ministry of Environment Best Management Practices.

.../4

3. Prior to issuance of a Development Permit the applicant must provide a landscape bond in the form of cash or an irrevocable letter of credit equal to 100% of the estimated cost of all proposed hard and soft landscape works. Upon completion of all required landscaping, 80% of the landscape bond shall be refunded, with the remainder returned following successful completion of a two year maintenance period.

***Concurrent Development Permit Areas***

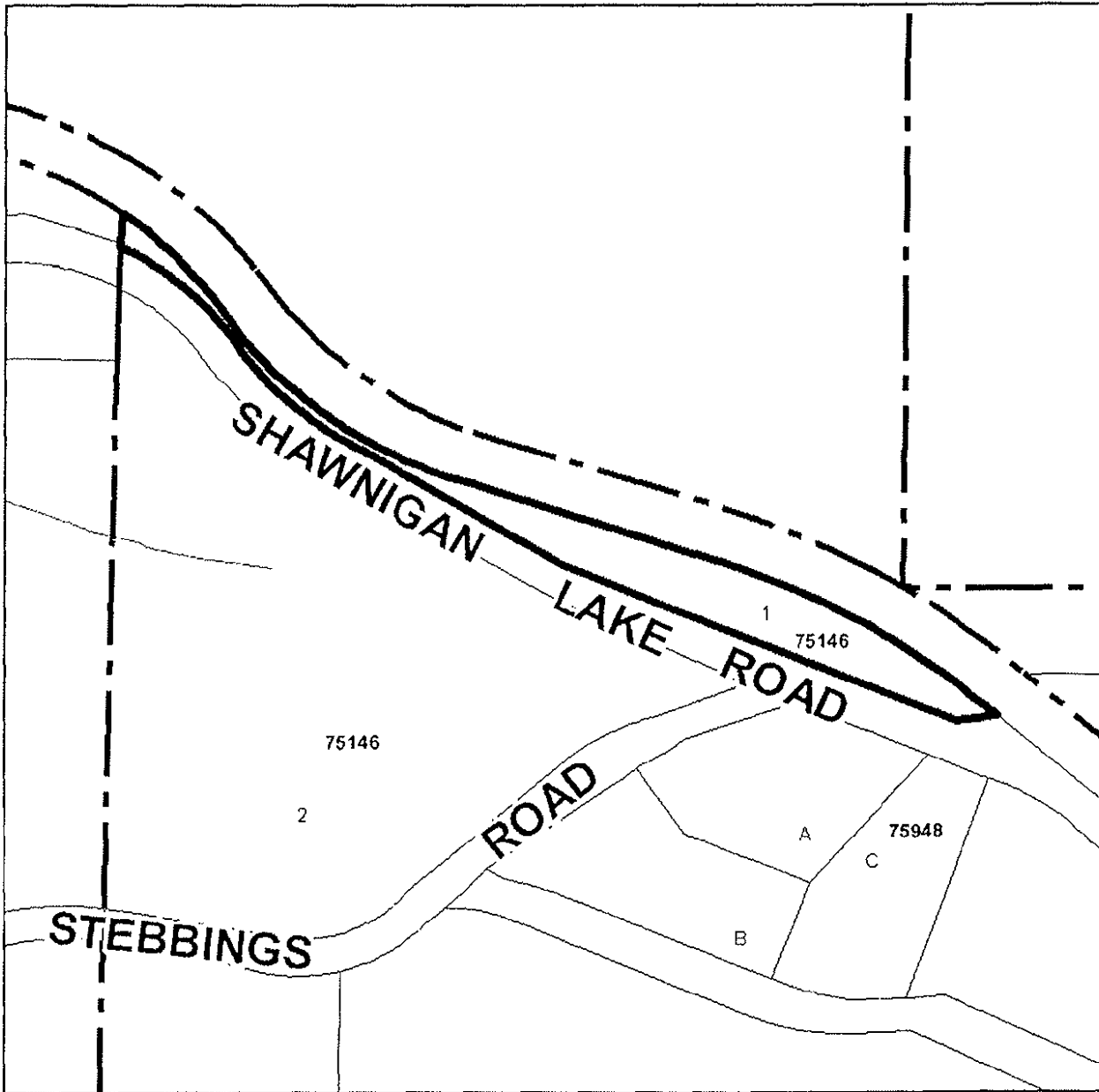
Where more than one development permit applies to land in the Industrial Development Permit Area, a single development permit may be issued.

- (b) That Figure 5f be added following Section 12.8.

.../5



**FIGURE 5f**



**INDUSTRIAL DEVELOPMENT PERMIT AREA**



**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3232**

**A Bylaw for the Purpose of Amending Zoning Bylaw No. 985  
Applicable to Electoral Area B – Shawnigan Lake**

**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend zoning bylaws;

**AND WHEREAS** the Regional District has adopted a zoning bylaw for Electoral Area B – Shawnigan Lake, that being Zoning Bylaw No. 985;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Zoning Bylaw No. 985;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District enacts as follows:

1. **CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. 3232 - Area B – Shawnigan Lake Zoning Amendment Bylaw (Loken), 2008**".

2. **AMENDMENTS**

Cowichan Valley Regional District Zoning Bylaw No. 985, as amended from time to time, is hereby amended in the following manner:

- a) That Schedule B (Zoning Map) to Electoral Area B – Shawnigan Lake Zoning Bylaw No. 985 is further amended by rezoning Lot 1, District Lot 132, Malahat District, Plan VIP75146, as shown outlined in a solid black line on Schedule A attached hereto and forming part of this bylaw, numbered Z-3232 from I-1B (Sawmill) to I-1A (Light Industrial).

.../2

3. **FORCE AND EFFECT**

This bylaw shall take effect upon its adoption by the Regional Board.

READ A FIRST TIME this 12<sup>th</sup> day of November, 2008.

READ A SECOND TIME this 12<sup>th</sup> day of November, 2008.

READ A THIRD TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

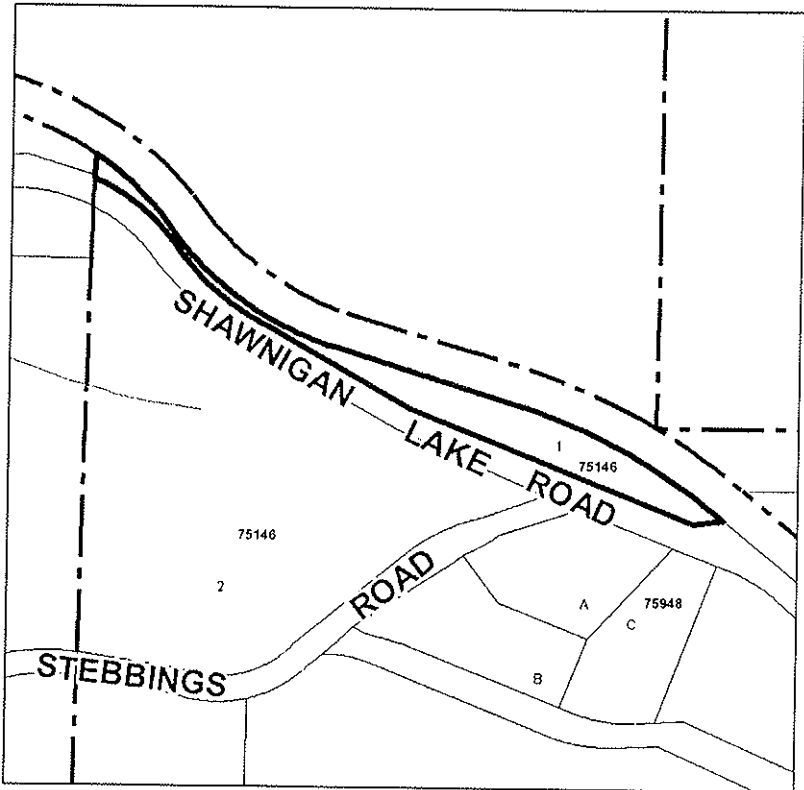
\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

PLAN NO. Z-3232

SCHEDULE "A" TO ZONING AMENDMENT BYLAW NO.  
OF THE COWICHAN VALLEY REGIONAL DISTRICT

3232



THE AREA OUTLINED IN A SOLID BLACK LINE IS REZONED FROM

I-1B (Sawmill) TO

I-1A (Light Industrial) APPLICABLE

TO ELECTORAL AREA B



**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3234**

**A Bylaw for the Purpose of Amending Zoning Bylaw No. 2600  
Applicable to Electoral Area F – Cowichan Lake South / Skutz Falls**

---

**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend zoning bylaws;

**AND WHEREAS** the Regional District has adopted a zoning bylaw for Electoral Area F – Cowichan Lake South / Skutz Falls, that being Zoning Bylaw No. 2600;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Zoning Bylaw No. 2600;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District enacts as follows:

1. **CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. 3234 - Area F – Cowichan Lake South/Skutz Falls Zoning Amendment Bylaw (Bahler), 2009**".

2. **AMENDMENT**

Cowichan Valley Regional District Zoning Bylaw No. 2600, as amended from time to time, is hereby amended in the following manner:

- a) That Schedule A (Zoning Map) to Electoral Area F – Cowichan Lake South/Skutz Falls Zoning Bylaw No. 2600 is further amended by rezoning Lot 10, Section 10, Range 4, Sahtlam District, Plan 46107, as shown outlined in a solid black line on Schedule A attached hereto and forming part of this bylaw, numbered Z-3234 from F-1 (Forestry Resource 1) to F-2A (Forestry Residential).

.../2

3. FORCE AND EFFECT

This bylaw shall take effect upon its adoption by the Regional Board.

READ A FIRST TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2009  
READ A SECOND TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2009  
READ A THIRD TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2009  
ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2009

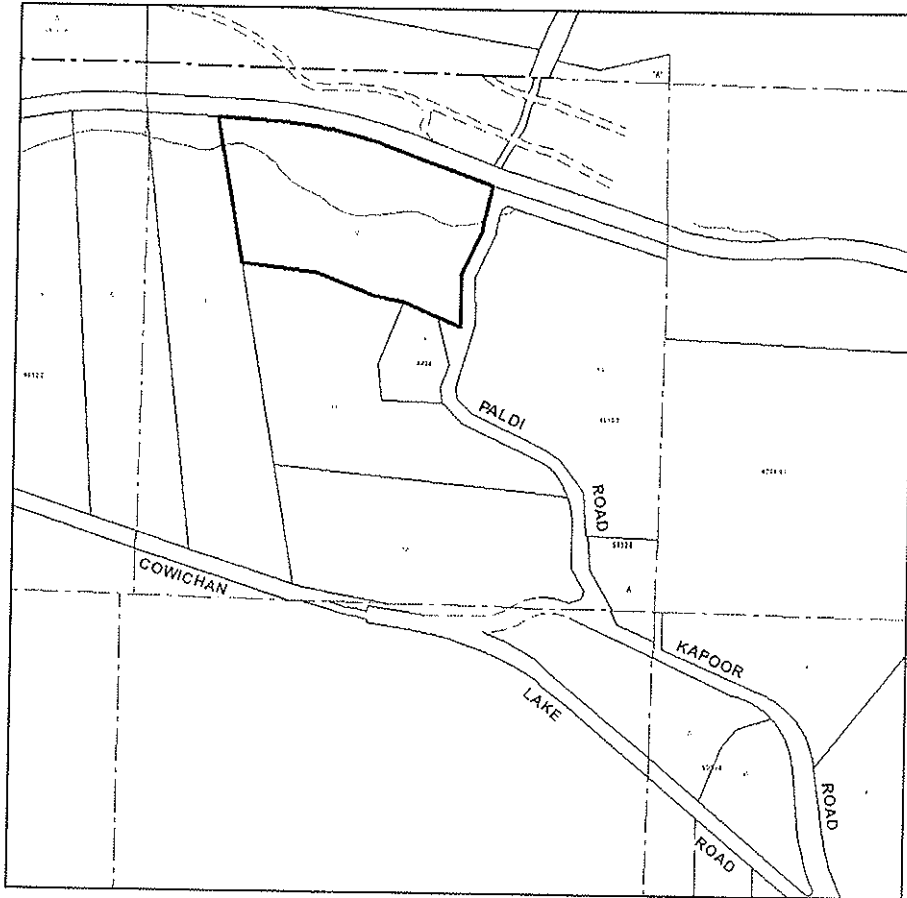
\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

PLAN NO. Z-3234

**SCHEDULE "A" TO ZONING AMENDMENT BYLAW NO.  
OF THE COWICHAN VALLEY REGIONAL DISTRICT**

3234



THE AREA OUTLINED IN A SOLID BLACK LINE IS REZONED FROM

F-1 (Forestry Resource 1)

TO

F-2A (Forestry Residential)

APPLICABLE

TO ELECTORAL AREA F



**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3241**

**A Bylaw for the Purpose of Amending Zoning Bylaw No. 985  
Applicable To Electoral Area B – Shawnigan Lake**

---

**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend zoning bylaws;

**AND WHEREAS** the Regional District has adopted a zoning bylaw for Electoral Area B – Shawnigan Lake, that being Zoning Bylaw No. 985;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Zoning Bylaw No. 985;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District, in open meeting assembled, enacts as follows:

1. **CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. 3241 – Area B – Shawnigan Lake Zoning Amendment Bylaw (Cottyn Developments Ltd.), 2008**".

2. **AMENDMENT**

Cowichan Valley Regional District Zoning Bylaw No. 985, as amended from time to time, is hereby amended in the following manner:

- a) That Schedule B (Zoning Map) to Electoral Area B – Shawnigan Lake Zoning Bylaw No. 985 is further amended by rezoning Lot 3, District Lot 96, Malahat District, Plan 32725, as shown outlined in a solid black line on Schedule A attached hereto and forming part of this bylaw, numbered Z-3241, from A-1 (Primary Agricultural) to A-2 (Secondary Agricultural).

.../2



3. FORCE AND EFFECT

This bylaw shall take effect upon its adoption by the Regional Board.

READ A SECOND TIME this 10<sup>th</sup> day of December, 2008.

READ A SECOND TIME this 10<sup>th</sup> day of December, 2008.

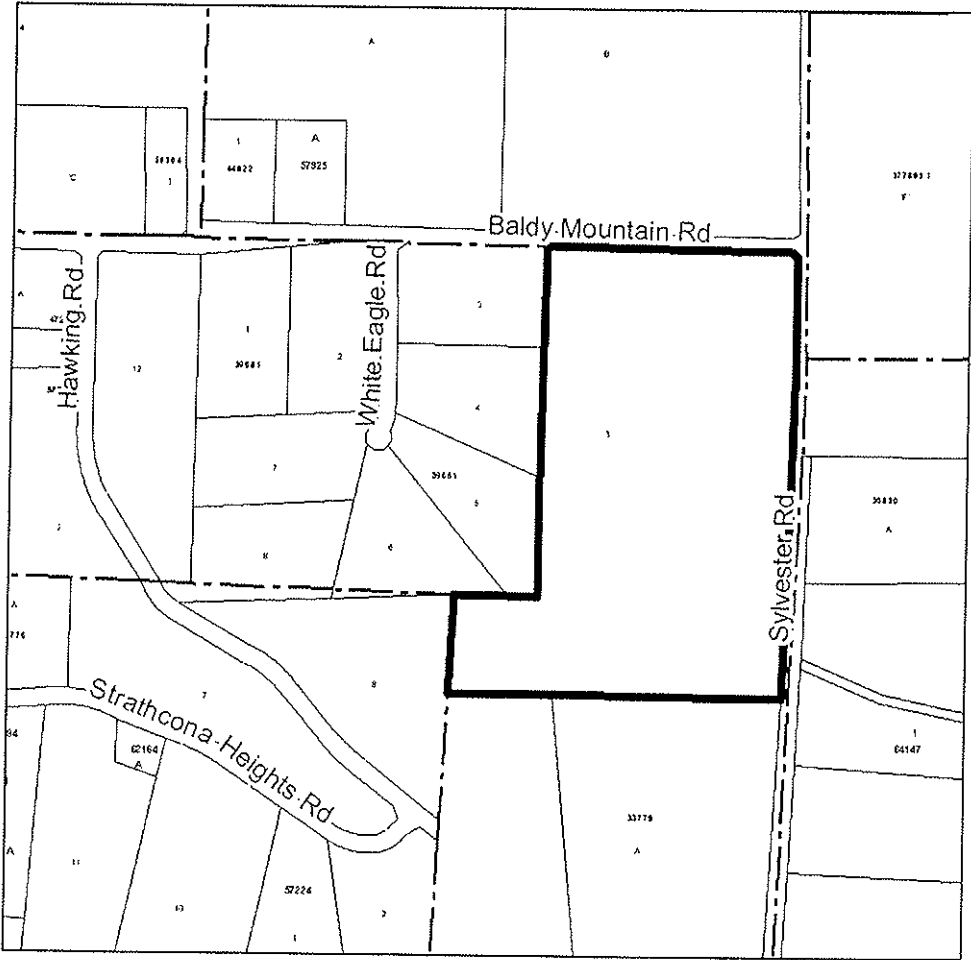
READ A THIRD TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

**SCHEDULE "A" TO ZONING AMENDMENT BYLAW NO. 3241 OF THE COWICHAN VALLEY REGIONAL DISTRICT**



**THE AREA OUTLINED IN A SOLID BLACK LINE IS REZONED FROM**

A-1 (Primary Agricultural) **TO**

A-2 (Secondary Agricultural) **APPLICABLE**

**TO ELECTORAL AREA B**



**C·V·R·D**

**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3222**

**A Bylaw for the Purpose of Amending Official Community Plan Bylaw No. 1010, Applicable to Electoral Area B – Shawnigan Lake**

---

**WHEREAS** the *Local Government Act* hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend official community plan bylaws;

**AND WHEREAS** the Regional District has adopted an official community plan bylaw for Electoral Area B – Shawnigan Lake, that being Official Community Plan Bylaw No. 1010;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Community Plan Bylaw No. 1010;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District enacts as follows:

1. **CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. 3222 - Area B – Shawnigan Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/Elkington Estates) 2008**".

2. **AMENDMENTS**

Cowichan Valley Regional District Official Community Plan Bylaw No. 1010, as amended from time to time, is hereby amended as outlined on the attached Schedule A.

**3. CAPITAL EXPENDITURE PROGRAM**

This bylaw has been examined in light of the most recent Capital Expenditure Program and Solid Waste Management Plan of the Cowichan Valley Regional District and is consistent therewith.

READ A FIRST TIME this 12<sup>th</sup> day of November, 2008

READ A SECOND TIME this 12<sup>th</sup> day of November, 2008.

READ A THIRD TIME this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

I hereby certify this to be a true and correct copy of Bylaw No. 3222 as given Third Reading on the \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Corporate Secretary

\_\_\_\_\_  
Date

APPROVED BY THE MINISTER OF COMMUNITY DEVELOPMENT UNDER SECTION 913(1) OF THE *LOCAL GOVERNMENT ACT*

this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary



C·V·R·D

**SCHEDULE "A"**

**To CVRD Bylaw No. 3222**

---

Official Community Plan Bylaw No. 1010, is hereby amended as follows:

1. Part Four PLAN POLICIES is amended by adding the following after Section 9:

10. COMPREHENSIVE DESIGNATION POLICIES

**a. Community Land Stewardship Designation Policies**

Policy 10.1

The Community Land Stewardship Designation affects 411 hectares of land within Block 270 Malahat District; District Lot 201, Malahat District; Block 281, Malahat District; and that part of Block 201, Malahat District including part of amended Parcel A (DD1896741) of said Block, and Lot 26, District Lot 201, Malahat District Plan VIP78459.

Policy 10.2

The Community Land Stewardship Designation aims to provide for the ecological sustainability of the land by requiring conservation and eco-forestry covenants on 85% of the land. The covenants are designed to protect the long term ecological functioning of the land, provide long-term employment (eco-forestry and organic agriculture)), and mitigate climate change impacts. The remaining 15% of the land will incorporate low impact infrastructure, narrow roads, and site designs that limit and contain the ecological footprint of the development.

Policy 10.3

The Community Land Stewardship Designation is intended only for lands at least 400 ha in area, located in close proximity to existing communities or transportation routes between existing communities, with mature forest cover existing on at least 70% of the lands.

Policy 10.4

Within the Community Land Stewardship Designation, a minimum of 85% of the land will be within the Ecological Conservation and Eco-forestry sub-areas. Up to 15% of the land base may be within the Agro-forestry, Hamlet and Low-Density sub-areas. The five sub-areas within the Community Land Stewardship Designation are shown on Figure 2B "Community Land Stewardship Designation Sub-Areas Map".

.../2

**Policy 10.5**

Buffer areas will be established on either side of watercourses and wetlands, according to the provincial Riparian Areas Regulation, the Forest Stewardship Council requirements, or equivalent, to protect the ecological integrity of these systems from potentially harmful human activities.

**Policy 10.6**

The 385 hectares of land within Block 270 Malahat District; District Lot 201, Malahat District; Block 281, Malahat District; and that part of Block 201, Malahat District including part of amended Parcel A (DD1896741) of said Block will be limited to not more than 85 dwellings. Furthermore, the 26 hectares within Lot 26, District Lot 201, Malahat District Plan VIP78459 will be limited to 5 dwellings.

**Policy 10.7**

While primarily a conservation area, the permitted uses within the Ecological Conservation Area will include trails and the management of forests so as to maintain the health of the forest and minimize the risk of wild fire, wind throw or the spread of invasive species.

**Policy 10.8**

Lands within the Ecological Conservation Area will be subject to a conservation covenant, held by the CVRD and the Land Conservancy of Canada, registered on the title of the lands.

**Policy 10.9**

Uses permitted within the Eco-forestry Area will include timber harvesting according to a Forest Stewardship Council management plan (or equivalent), silviculture, horticulture, cultivation of non-timber forest products and agro-forestry products. This sub-area will also permit recreational trails and small facilities or structures for ecological education, which may include non-habitable tree top canopy structures. Limited, small-scale timber milling, wood processing and other timber based manufacturing activities will be encouraged.

**Policy 10.10**

Lands within the Eco-Forestry Area will be subject to a forestry conservation covenant, held by the CVRD and the Land Conservancy of Canada, and registered on the Title of the Parcels. Uses within the Eco-Forestry Area will be subject to the "Small Operations Standards of the Forest Stewardship Council Regional Certification Standards for British Columbia (2005), or equivalent.

**Policy 10.11**

Uses permitted within the Agro-forestry Area, which is a more intensive agricultural land sub-area than the Eco-Forestry Area, will include eco-forestry based forest management systems, including timber harvesting according to a Forest Stewardship Council management plan (or equivalent), silviculture, horticulture, cultivation of non-timber forest products and agro-forestry products. This sub-zone will also permit recreational trails and small facilities or structures for ecological education, which may include tree top canopy structures. Small scale, value-added agriculture, organic gardening, food production and processing, greenhouses, and horticulture will be encouraged in this area. Limited, small scale, value added timber manufacturing, sawmills, planer mills and other low impact timber based manufacturing activities will be encouraged in this area.

## Policy 10.12

Uses permitted within the Low-Density Area will include Single Family residential units to a maximum density of five (5) dwellings in Area A, eight (8) dwellings in Area B, and fourteen (14) dwellings in Area C. All Single Family dwellings may have a home occupation, a secondary suite, and a bed and breakfast accommodation. Other permitted uses include agriculture, recreational trails and the management of forests in order to maintain the health of the forest and minimize the risk of wild fire, wind throw or spread of invasive species.

## Policy 10.13

Within the Low Density Area, no dwelling shall be greater than 400 square metres in floor area.

## Policy 10.14

Uses permitted within the Hamlet Area will include Single Family and multi-family residential units. Up to 77 dwelling units will be permitted in the Hamlet Area and the Low Density Area C Combined. Therefore, between 63 and 77 dwellings may occur in the Hamlet Area, depending on density within the Low Density Area C area. All Single Family dwellings may have a home occupation, a secondary suite, and/or a bed and breakfast accommodation.

## Policy 10.15

Within the Hamlet Area, all intensive residential and multi-family dwellings will be subject to the Community Land Stewardship Development Permit Area.

## Policy 10.16

Within the Hamlet Area, no dwelling shall be greater than 370 square metres in floor area (including basements).

## Policy 10.17

Within the Hamlet Area, a Guest Lodge for tourist accommodation is permitted with up to 12 suites within the Lodge, and with up to 6 accessory tree top canopy units for tourist accommodation. These tree top canopy units will not exceed 40 m<sup>2</sup>, and may be located in an Eco-forestry, Agro-forestry, Low-Density, or Hamlet Area, provided that they are located within 300 metres of the Guest Lodge.

## Policy 10.18

Within the Hamlet Area, a community centre facility is permitted, not to exceed 100 square meters in area. In addition, community structures, gazebos, amphitheatres, community fire response centres or civic buildings are permitted. Not more than one Guest Lodge and one community centre is permitted within the Community Land Stewardship Designation.

## Policy 10.19

Within the Hamlet Area, a convenience store, not exceeding 100 square meters in floor area, will be permitted.

**Policy 10.20**

Within the Hamlet Area, other permitted uses include recreational trails and the management of forests so as to maintain the health of the forest and minimize the risk of wild fire, wind throw or spread of invasive species.

**Policy 10.21**

Land uses within the Community Land Stewardship Designation will utilize water resources found within the designation area, in order to contain the ecological footprint of the development.

**Policy 10.22**

An Archeological Overview Assessment was conducted for the Subject property in 2007. Although all developable areas within the Community Land Stewardship Designation have been identified as having low probability of archaeological resources, nevertheless archaeological resources should be considered during all phases of project development.

2. That Figure 2B be added to Section 10.
3. That existing Sections 10 through 12 be renumbered accordingly.
4. That Section 13 (formerly Section 12) be amended by adding the following subsection after 13.8:

**13.9 COMMUNITY LAND STEWARDSHIP DEVELOPMENT PERMIT AREA***Category*

The Community Land Stewardship Development Permit Area is designated pursuant to Section 919.1(1)(a), (b), (e), (f), (h), (i) and (j), for

- (a) Protection of the natural environment, its ecosystems and biodiversity;
- (b) Protection of development from hazardous conditions,
- (c) Establishment of objectives for the form and character of intensive residential development;
- (d) Establishment of objectives for the form and character of commercial, industrial and multifamily residential development;
- (e) Establishment of objectives to promote energy conservation;
- (f) Establishment of objectives to promote water conservation; and
- (g) Establishment of objectives to promote the reduction of greenhouse gas emissions.

*Justification*

The objectives of the Community Land Stewardship Development Permit Area are:

- (a) The Community Land Stewardship Development Permit Area encompasses Devereaux Lake, Stebbings Lake and Stebbings Creek, which come to a confluence on the property to form Shawnigan Creek. The Stebbings Lake and Devereaux Lake watersheds constitute the complete upper watershed for Shawnigan Lake and, as such, have a very significant ecological value for the Shawnigan Lake community. The Board aims to protect the ecological values of this area.



- (b) The Board aims to protect life and property from hazardous conditions, including flooding, mud flows, torrents of debris, erosion, land slip, rock falls, subsidence, avalanche, and wildfire.
- (c) The Board wishes to promote energy conservation, water conservation and a reduction in greenhouse gas emissions.
- (d) The Board wishes to minimize the degree of forest carbon emissions.
- (e) The Board wishes to ensure that the form and character of intensive residential, commercial and industrial development conforms to basic principles of ecological sustainability, and vernacular traditional urban design as set out below.

#### *Area*

The Community Land Stewardship Development Permit Area applies to those lands shown outlined in a thick black line on Figure 5F.

#### *Guidelines*

Subject to the exemptions listed below, prior to commencement of any development, including subdivision, construction, or land clearing, on lands within the Community Land Stewardship Development Permit Area, the owner shall submit information that demonstrates how the proposed development meets the following guidelines:

#### Environmental Protection

1. A sustainable rain water management plan, based on Ministry of Environment Best Management Practices, will be required to ensure gradual dispersal of water to constructed wetlands or into natural groundwater infiltration system, in order to prevent channelization, soil erosion, or sedimentation flowing into existing watercourses.
2. A rain water runoff plan will be prepared for every proposed building lot and reviewed for compliance with the sustainable rain water management plan.
3. A Canadian Green Building Council LEED certification system, or its equivalent as agreed upon by the CVRD, is required for the Hamlet sub areas and all commercial and industrial buildings.
4. The latest Best Management Practices for land development of the Ministry of Environment will be used.
5. Proposed sewage treatment and disposal methods will be designed to avoid impacts upon the environment and shall meet the requirements of the South Sector Liquid Waste Management Plan.
6. The South Sector Liquid Waste Management Plan will be respected.
7. Potable water must be provided from underground sources within the subject property.

#### Hazardous Conditions

8. The CVRD Board may, where it believes that development is proposed near or in an area that may be subject to erosion or ground instability, require the applicant, at the applicant's expense, to hire an engineer, experienced in natural hazards identification and mitigation. The engineer's recommendations will be incorporated into a Development Permit, if one is issued.

.../6

9. Provision of Fire Smart Measures will be implemented, including appropriate fire fighting equipment on site, thinning of fuels around buildings, design of all dwellings with sprinklers and non-combustible roofing materials.

#### Form and Character of Development within the Hamlet Areas

10. Narrow roads will be encouraged that follow the natural contours of the land and minimize cutting or filling. Where possible, steep slopes shall be avoided.
11. Light pollution shall be avoided. Street and common area lighting design will provide adequate lighting while ensuring that there is no spillover into adjacent areas.
12. Dwellings will have vertical proportions with one, two and two and a half storey construction.
13. The architecture will be predominately simple geometric proportions and massing; square, rectangular, T-shape, cruciform, H shape, etc., with dormers, gables, projecting balconies, recessed decks and doors, covered porches, and bay and box windows, designed with vertical proportions.
14. The main portion of all roofs will be a minimum of 12/12 pitch, in grey, black, copper, and other metal colors.
15. A palette of natural materials will be used, such as exposed timber frame trusses, beams, wood siding or shingles, and small areas of non-combustible rough textured stucco.
16. Dwellings will not exceed 200 m<sup>2</sup> in footprint, emphasizing efficiency in use of space, high quality design, and practical storage areas. The exception is the Low-Density Areas, which would include some larger, more private and less vertically oriented buildings.
17. Dwellings will front onto a public square or common area, to be accessible and public, while the backs of the homes will be more private.
18. The street frontage will be designed to reflect visual continuity with neighbouring houses, with common but not mimicking features.
19. Deep usable porches, windows overlooking the street, and clearly visible entrances are encouraged. Except for “curb-cuts” for driveways, there should be a continuity of the street wall incorporating the face of the dwellings, frontage walls, trellises, and vegetation.
20. Carports, garages, and parking areas are to be hidden on the side or rear of houses, or tucked into basement areas.
21. Fencing and walls to be restricted to portions of yards and gardens immediately adjacent to the dwelling, and to areas that are intensively cultivated, farmed, or used for agro-forestry uses (deer fencing is permitted).
22. All public use areas will be landscaped in accordance with an overall landscape plan. The landscape plan may be reviewed in accordance with the British Columbia Society of Landscape Architects (BCSLA) and the British Columbia Nursery Trades Association (BCNTA).
23. Crime Prevention through Environmental Design (CPTED) will be considered in landscaping plans and building designs.
24. Vehicle access points, pedestrian pathways, and parking and circulation patterns within the Hamlet Areas will be physically linked and, where feasible, shared in order to encourage as safety and avoid unnecessary duplication.

.../7

25. Safe pedestrian routes across, within, and between sites shall be clearly delineated by means of separate walkways, sidewalks, or raised paths where they cross parking areas.
26. Signs will be designed to reflect the architecture of the site and be in harmony with the landscaping plans for the site, but shall be limited in height and area commensurate with the site characteristics.
27. Where possible, underground wiring is encouraged rather than overhead wiring.

#### Energy Conservation, Water Conservation and Reduction of Greenhouse Gas Emissions

28. The use of rainwater catchment tanks and cisterns for re-use in irrigation is required.
29. The use of alternative and renewable sources of energy is required.
30. A Canadian Green Building Council LEED Rating system, or its equivalent, is required.
31. Site planning for buildings and land uses will incorporate studies, submitted to the CVRD, to facilitate utilization of energy and water conservation measures, including solar orientation, prevailing wind direction, elevation contours, existence of significant vegetation and means to retain mature vegetation.

#### *Exemptions*

The terms of the Community Land Stewardship Development Permit Area shall not apply to:

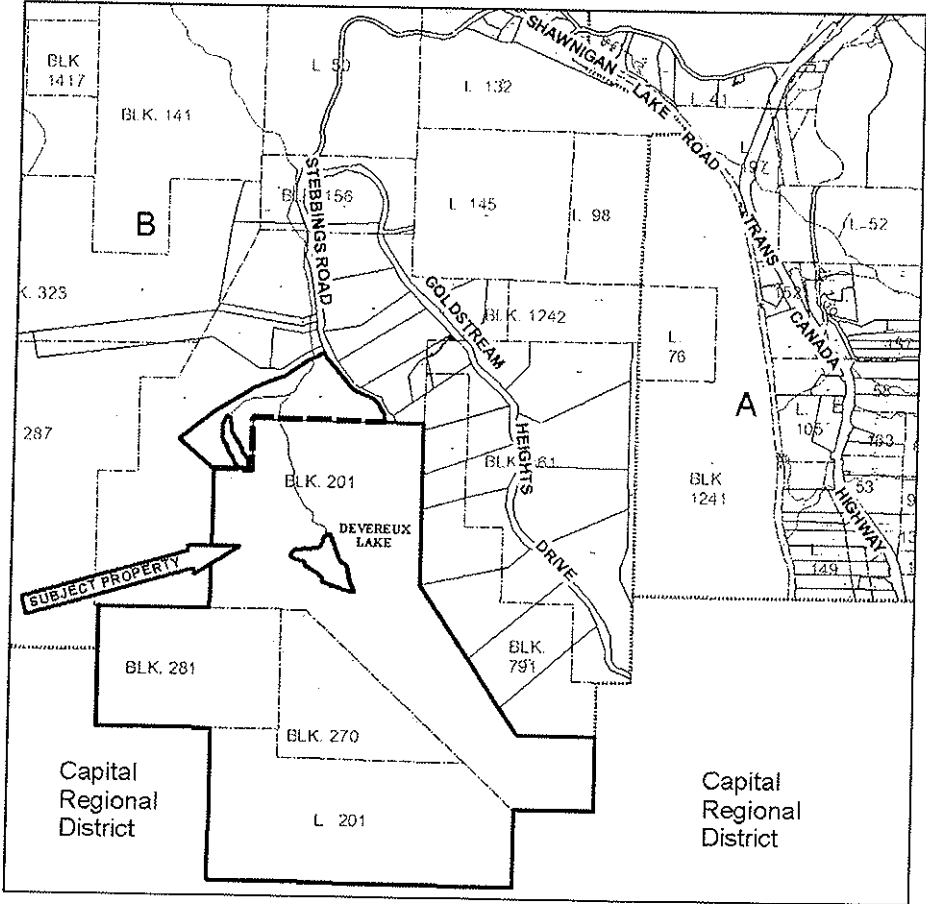
1. Lot consolidations and minor boundary realignments;
2. Interior renovations and minor exterior renovations of existing structures;
3. Forest Management that does not require the use of buildings or structures;
4. Recreational trails and small facilities or structures for ecological education.

#### *Requirements*

- (a) Before the CVRD authorizes the issuance of a development permit for a parcel of land in the **Community Land Stewardship Development Permit Area**, the applicant must submit a development permit application, which at a minimum includes:
  1. a written description of the proposed project;
  2. reports or information as listed in the relevant Development Permit Guidelines;
  3. information in the form of one or more maps at a scale of 1:2000, as follows:
    - a. Location and extent of proposed work;
    - b. Site plan showing existing and proposed parcel lines, existing and proposed buildings and structures, vehicular access points, roads, driveways and parking areas;
    - c. Location of all natural watercourses/waterbodies, including springs;
    - d. Setback distances from watercourses/waterbodies, including springs;
    - e. Existing tree cover, areas of sensitive native plant communities, proposed areas to be cleared;
    - f. Locations and size of treed buffers;
    - g. Topographical contours (1 metre), location of slopes exceeding 25 percent grade.

- h. location of lands subject to periodic flooding;
  - i. percentage of existing and proposed impervious surfaces;
  - j. existing and proposed trails;
  - k. existing and proposed stormwater management works, including retention areas and drainage pipes or ditches;
  - l. existing and proposed erosion mitigation and bank alterations;
  - m. existing and proposed sewage works, treatment systems and fields;
  - n. existing and proposed water lines and well sites;
- (b) In addition to the requirements listed above, the CVRD may require the applicant to furnish, at the applicant's expense, any of the following studies (the recommendations of which may be included in the development permit):
- a. a hydrogeological report, which includes an assessment of the suitability and stability of the soil for the proposed project, including information on soil depths, textures, and composition;
  - b. a report on the safety of the proposed use and structures on-site and off-site, indicating that the land may be used safely for the use intended; and/or
  - c. a rainwater management plan, which includes an assessment of the potential impact of the development on the groundwater resource.
  - d. an environmental impact assessment, certified by a registered professional biologist, assessing any impacts of the project on watercourses and lands in the area.
  - e. The ecological baseline study, which was prepared in 2007 as a component of the development process to allow for the Community Land Stewardship Designation, and any current updates, to be made available to all homeowners, residents or users of the land, to ensure awareness of the biological functioning of the eco-system communities and awareness of the dangers of invasive species.
2. That Schedule B (OCP Map) to Electoral Area B -- Shawnigan Lake Official Community Plan Bylaw No. 1010 be amended by redesignating Block 270 Malahat District; District Lot 201, Malahat District; Block 281, Malahat District; and that part of Block 201, Malahat District including part of amended Parcel A (DD1896741) of said Block, and Lot 26, District Lot 201, Malahat District Plan VIP78459, as shown outlined in a solid black line on Schedule B attached hereto and forming part of this bylaw, numbered Z-3222, from Forestry to Community Land Stewardship.

SCHEDULE "B" TO PLAN AMENDMENT BYLAW NO.  
OF THE COWICHAN VALLEY REGIONAL DISTRICT



THE AREA OUTLINED IN A SOLID BLACK LINE AND SHADED IS REDESIGNATED FROM  
Forestry TO  
Community Land Stewardship APPLICABLE  
TO ELECTORAL AREA B

Figure 2B  
Community Land Stewardship  
Designation Sub-Areas

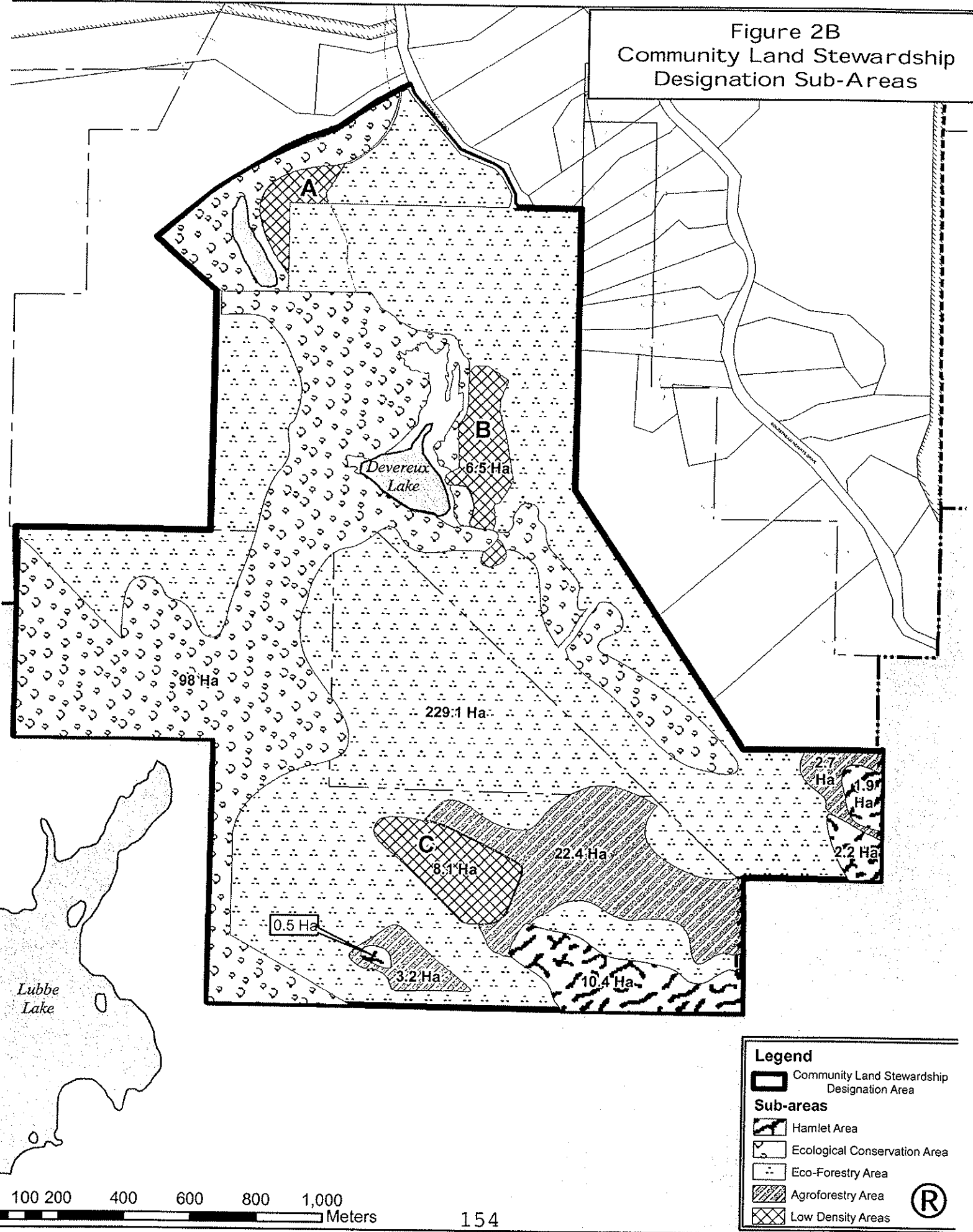
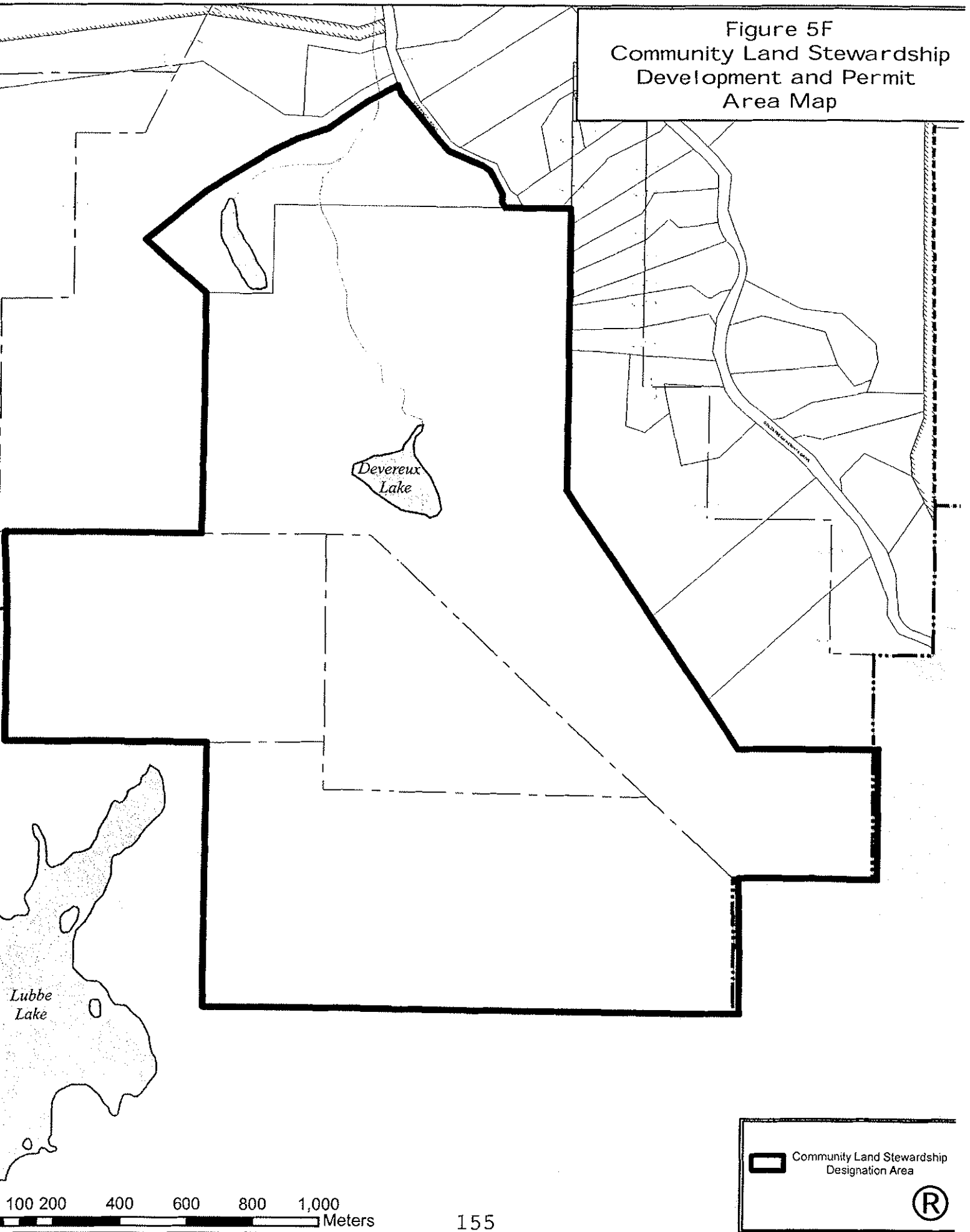


Figure 5F  
Community Land Stewardship  
Development and Permit  
Area Map



100 200 400 600 800 1,000  
Meters

Community Land Stewardship  
Designation Area

®



**COWICHAN VALLEY REGIONAL DISTRICT**

**BYLAW NO. 3223**

**A Bylaw for the Purpose of Amending Zoning Bylaw No. 985  
Applicable to Electoral Area B – Shawnigan Lake**

---

**WHEREAS** the *Local Government Act*, hereafter referred to as the "*Act*", as amended, empowers the Regional Board to adopt and amend zoning bylaws;

**AND WHEREAS** the Regional District has adopted a zoning bylaw for Electoral Area B – Shawnigan Lake, that being Zoning Bylaw No. 985;

**AND WHEREAS** the Regional Board voted on and received the required majority vote of those present and eligible to vote at the meeting at which the vote is taken, as required by the *Act*;

**AND WHEREAS** after the close of the public hearing and with due regard to the reports received, the Regional Board considers it advisable to amend Zoning Bylaw No. 985;

**NOW THEREFORE** the Board of Directors of the Cowichan Valley Regional District enacts as follows:

1. **CITATION**

This bylaw shall be cited for all purposes as "**CVRD Bylaw No. 3223 - Area B – Shawnigan Lake Zoning Amendment Bylaw (Living Forest Planning Consultants/Elkington Estates), 2008**".

2. **AMENDMENTS**

Cowichan Valley Regional District Zoning Bylaw No. 985, as amended from time to time, is hereby amended in the following manner:

- a) That following Part 11, a new Section be added as follows:

“PART TWELVE COMPREHENSIVE ZONES

**12.0 Comprehensive Zones**

Community Land Stewardship Zone

.../2



## General Regulations

1. The following general regulations apply in the Community Land Stewardship Zone:
  - a) Within the CLS Zone, there are five distinct sub-zones as identified on the CLS-1 Sub-Zone Map. The five sub-zones are: Ecological Conservation Sub-Zone, Eco-Forestry Sub-Zone, Agro-Forestry Sub-Zone, Low Density Sub-Zone(A,B and C), and Hamlet Sub-Zone.
  - b) Forestry industrial uses, including timber processing, sawmill, planer mill and secondary wood processing and manufacturing, and accessory uses, shall not exceed 2 hectares for the entire Community Land Stewardship Zone;
  - c) Agro-forestry processing, greenhouses and accessory buildings shall not exceed 1500 m<sup>2</sup> for the entire Community Land Stewardship Zone;
  - d) Not more than one community centre facility is permitted within the entire Community Land Stewardship Zone.
  - e) Not more than one retail commercial area shall be permitted within the entire Community Land Stewardship Zone.
  - f) Not more than one Guest Lodge shall be permitted within the entire Community Land Stewardship Zone.
  - g) No more than six guest lodge tree top canopy units are permitted within the entire Community Land Stewardship Zone, and no Guest Lodge tree top canopy unit is to be located more than 300 metres from the Guest Lodge, the main building of which is permitted within the Hamlet Sub-Zone.
  - h) Kitchen facilities are prohibited in the guest lodge tree top canopy units.
  - i) Ecological education and interpretive structures shall not exceed 160 sq metres in total floor area for the entire Community Land Stewardship Zone.
  - j) Excavation and extraction of gravel, soil, fill and rock, shall be used only within the Community Land Stewardship Zone and shall not exceed 2 hectares in total land area;
  - k) A fire hall is permitted in any sub-zone within the Community Land Stewardship Zone.

### Ecological Conservation Sub-Zone

1. The following uses and no others are permitted in the Ecological Conservation Sub-Zone:
  - a) Trails for use by pedestrians, bicyclists and emergency and security vehicles;
  - b) Management of forests for the purpose of maintaining the health of the forest, and minimizing the risk of wild fire, wind throw, or spread of invasive species.
2. Conditions on Use for Ecological Conservation Sub-Zone
  - a) Setbacks from watercourses and natural features shall be a minimum of 30 meters or as otherwise determined by the Riparian Areas Regulation.

.../3

Eco-forestry Sub-Zone

- 1 The following uses and no others are permitted in the Eco-forestry Sub-Zone:
  - a) Silviculture;
  - b) Horticulture;
  - c) Management, harvesting and cultivation of non-timber forest products and agro-forestry products;
  - d) Trails for use by pedestrians, bicyclists and emergency and security vehicles;
  - e) Timber processing, including sawmill, planer mill and secondary wood processing and manufacturing;
  - f) Excavation and extraction of gravel, soil, fill and rock, for use only within the Community Land Stewardship Zone;
  - g) Guest Lodge tree top canopy units;
  - h) Non-habitable ecological education structures.
  
- 2 Conditions on Use for Eco-forestry Sub-Zone
  - a) Buildings and structures shall be set back a minimum of 15.0 metres from parcel lines, where the abutting parcel is not zoned as CLS-1 (Community Land Stewardship 1 Zone);
  - b) Buildings and structures shall be set back a minimum of 15.0 metres from lands outside of the Eco-forestry Sub-Zone;
  - c) The buildings and structures associated with permitted wood processing, sawmills, timber manufacturing, agro-forestry, greenhouses, and educational and recreational facilities shall be limited to a maximum height of 10.0 m, and a building footprint of 2000 m<sup>2</sup> in area, within the entire Community Land Stewardship Designation;
  - d) Setbacks from watercourses and natural features shall be a minimum of 30 meters or as otherwise determined by the Riparian Areas Regulation;
  - e) No ecological education structure shall exceed 40 m<sup>2</sup> in floor area;
  - f) Soil, fill and rock excavated and extracted on site shall only be used within the Community Land Stewardship Zone and shall not exceed 2 hectares in total land area;

Agro-forestry Sub-Zone

1. The following uses and no others are permitted in the Agro-forestry Sub-Zone;
    - a) Silviculture;
    - b) Horticulture;
    - c) Management, harvesting and cultivation of non-timber forest products and agro-forestry products, including horticulture;
    - d) Agro-forestry processing, greenhouses and accessory buildings;
- .../4

- e) Trails for use by pedestrians, bicyclists and emergency and security vehicles;
- f) Timber processing, including sawmill, planer mill and secondary wood processing and manufacturing;
- g) Excavation and extraction of gravel, soil, fill and rock, for use only within the Community Land Stewardship Zone;
- h) Guest lodge tree top canopy units.

2. Conditions on Use for Agro-forestry Sub-Zone

- a) Buildings and structures shall be set back a minimum of 10 metres from parcel lines, where the abutting parcel is not zoned as CLS-1 (Community Land Stewardship 1 Zone);
- b) Buildings and structures shall be set back a minimum of 10 metres from lands outside of the Agro-forestry Sub-Zone;
- c) The non-habitable buildings and structures associated with permitted wood processing, sawmills, timber manufacturing, agro-forestry, greenhouses, and educational and recreational facilities shall be limited to a maximum height of 10.0 m, and a building footprint of 2000 m<sup>2</sup> in area;
- d) Agro-forestry processing, greenhouses and accessory buildings, shall not exceed 1500 m<sup>2</sup> for the entire Community Land Stewardship Zone;
- e) Setbacks from watercourses and natural features shall be a minimum of 30 meters or as otherwise determined by the Riparian Areas Regulation.
- f) Soil, fill and rock excavated and extracted on site shall only be used within the Community Land Stewardship Zone and shall not exceed 2 hectares in total land area.

Low Density Sub-Zone (A, B, and C)

1. The following uses and no others are permitted in the Low-Density Sub-Zone;

- a) Management of forests for the purpose of ensuring the practice of eco-system based forestry and maintaining the health of the forest, and minimizing the risk of wild fire, wind throw, or spread of invasive species;
- b) Trails for use by pedestrians, bicyclists and emergency and security vehicles;
- c) A maximum of five (5) single family dwellings within Low-Density Sub-Zone A, a maximum of eight (8) single family dwellings in Low-Density Sub-Zone B, and a maximum of 14 dwellings in Low-Density Sub-Zone C. For the purposes of this section, a dwelling does not include a secondary suite;
- d) Home Occupation;
- e) Secondary Suites;
- f) Bed and Breakfast (B & B) accommodation;
- g) Guest lodge tree top canopy suites.

.../5

## 2. Conditions on Use for Low-Density Sub-Zone

- a) The minimum parcel size within the Low-Density Subzone is 1 ha, where the parcel not serviced by a community water system or a community sewer system, and 0.4 ha where a community water system and a community sewer system are provided.
- b) The maximum height of all dwellings shall be 12 meters;
- c) Setbacks for structures or buildings shall be a minimum of 5 m from parcel boundaries, not including strata property lines;
- d) Dwellings shall be no greater than 400 sq. metres in floor area;
- e) Secondary suites shall be located within the footprint of the principal dwelling;
- f) Not more than one secondary suite shall be permitted within a dwelling;
- g) Setbacks from watercourses and natural features shall be a minimum of 30 meters or as otherwise determined by the Riparian Areas Regulation;
- h) Kitchen facilities are prohibited in guest house tree top canopy units.

### Hamlet Sub-Zone

#### 1. The following uses and no others are permitted in the Hamlet Sub-Zone;

- a) Management of forests for the purpose of ensuring the practice of eco-system based forestry and maintaining the health of the forest, and minimizing the risk of wild fire, wind throw, or spread of invasive species;
- b) Trails for use by pedestrians, bicyclists and emergency and security vehicles;
- c) Single Family and multi-family dwellings, to a maximum density of one dwelling per 4.5 ha land total land area, and where no more than a total of 77 dwellings are permitted in the combined Hamlet Sub-Zone and the Low-Density C Sub-Zone, and no more than 90 dwellings are permitted within the entire Community Land Stewardship Zone. For the purposes of this section, a dwelling does not include a secondary suite;
- d) Home Occupation;
- e) Secondary Suite;
- f) Bed and Breakfast (B & B) accommodation;
- g) Community centre building or structure;
- h) Convenience store;
- i) Guest Lodge, including tree top canopy units;
- j) Ecological education and interpretive recreational facilities, including tree top and ground based structures;

#### 2. Conditions on Use for Hamlet Sub-Zone

- a) The maximum height of all dwellings shall be 12 meters;
- b) The maximum floor area of a dwelling shall not exceed 370 m<sup>2</sup>;

- c) Setbacks for structures or buildings shall be a minimum of 1.5 m from side and rear parcel boundaries, not including strata property lines;
  - d) Setbacks from watercourses and natural features shall be a minimum of 30 meters or as otherwise determined by the Riparian Areas Regulation.
  - e) The total number of dwellings permitted in the in the combined Low-Density and Hamlet Sub-Zones, is limited to a maximum of 90 dwelling units, not including secondary suites. The average overall density will not be greater than one dwelling unit per 4.5 hectares of land, based on a land area of 411 hectares as shown in the Community Land Stewardship Sub-zone Map;
  - f) Secondary suites shall be located within the footprint of the principal dwelling;
  - g) Not more than one secondary suite shall be permitted within a dwelling;
  - h) Dwellings will not exceed 200 m<sup>2</sup> in footprint.
  - i) The community centre facility shall not to exceed 100 square meters in floor area.
  - j) The Guest House shall have a maximum floor area of 2000 sq metres, including the treetop canopy suites and the spa and wellness facility;
  - k) The Guest house is intended solely for the temporary accommodation of tourists, and shall consist of:
    - i. not more than 12 Guest Lodge accommodation suites within the main Eco-Tourism Guest Lodge;
    - ii. a Spa and wellness facility accessory to the Guest Lodge, to a maximum of 400 sq m in floor area;
    - iii. a maximum of 6 treetop canopy suites (for the entire Community Land Stewardship Zone, where each treetop canopy suite shall not exceed a total floor area of 40 sq m, and shall not be located more than 300 m from the main Guest Lodge;
  - l) Kitchen facilities are prohibited in guest house tree top canopy units.
  - m) The convenience store shall not exceed 100 square meters in floor area.
- b) That the Community Land Stewardship Sub-zone Map be attached to Section 12.1 CSL-1-Community Land Stewardship Zone;
- c) That existing Section 12 be renumbered accordingly.
- d) That Schedule A (Zoning Map) to Electoral Area B – Shawnigan Lake Zoning Bylaw No. 985 be amended by rezoning Block 270 Malahat District; District Lot 201, Malahat District; Block 281, Malahat District; and that part of Block 201, Malahat District including part of amended Parcel A (DD1896741) of said Block, and within Lot 26, District Lot 201, Malahat District Plan VIP78459 outlined in red on Plan 1522R; as shown outlined in a solid black line on Schedule A attached hereto and forming part of this bylaw, numbered Z-3223, from F-1 (Primary Forestry) to CLS-1 (Community Land Stewardship 1).
- e) That CLS-1 (Community Lands Stewardship 1 Zone) be added to map legend.

.../7

**3. FORCE AND EFFECT**

This bylaw shall take effect upon its adoption by the Regional Board.

READ A FIRST TIME this     12<sup>th</sup> day of     November , 2008.

READ A SECOND TIME this     12<sup>th</sup> day of     November , 2008.

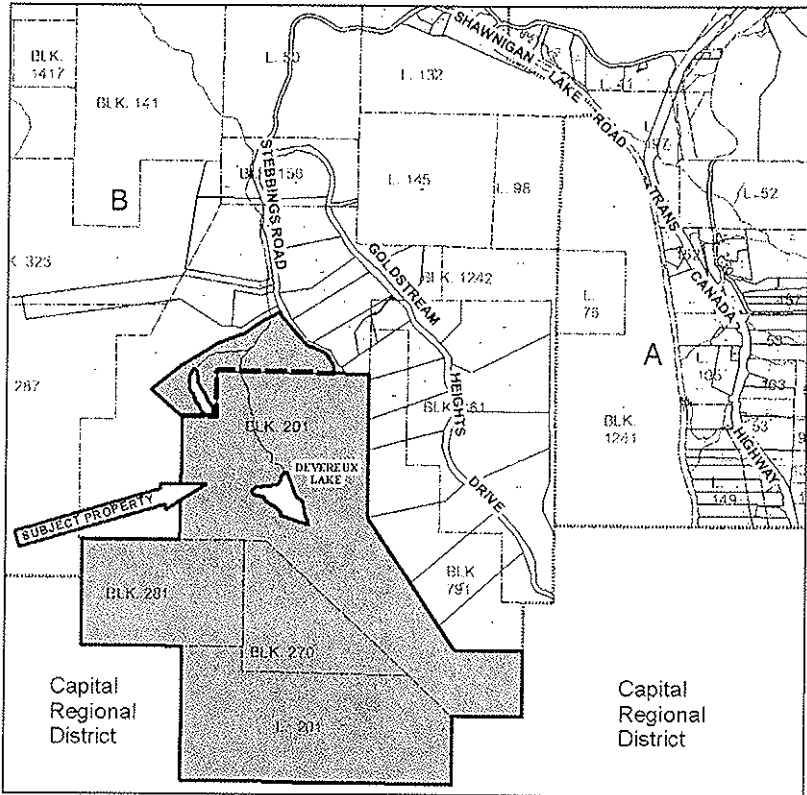
READ A THIRD TIME this     \_\_\_\_\_ day of     \_\_\_\_\_ , 2008.

ADOPTED this                     \_\_\_\_\_ day of     \_\_\_\_\_ , 2008.

\_\_\_\_\_  
Chairperson

\_\_\_\_\_  
Corporate Secretary

**SCHEDULE "A" TO ZONING AMENDMENT BYLAW NO. OF THE COWICHAN VALLEY REGIONAL DISTRICT**



**THE AREA OUTLINED IN A SOLID BLACK LINE IS REZONED FROM**  
F-1 (Primary Forestry) **TO**  
CLS-1 (Community Land Stewardship 1) **APPLICABLE**  
**TO ELECTORAL AREA B**

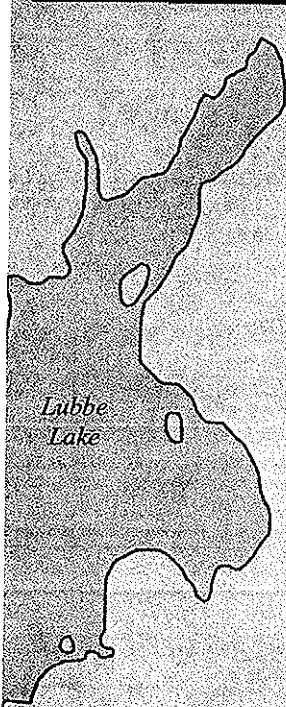
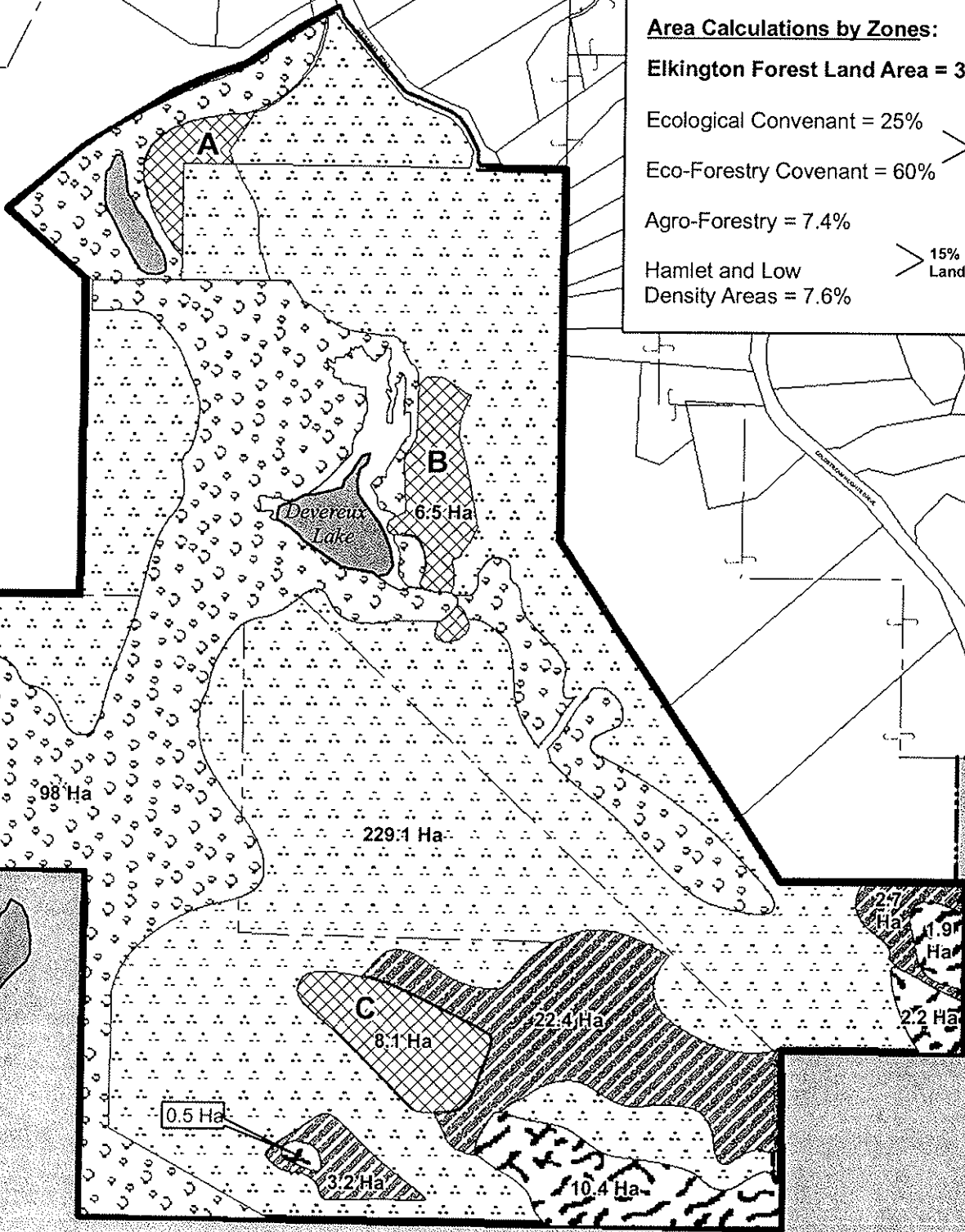
# Community Land Stewardship Zones - Sub-Zones

## Area Calculations by Zones:

Elkington Forest Land Area = 385 ha

Ecological Covenant = 25%  
 Eco-Forestry Covenant = 60% } 85% Covenanted Landscape

Agro-Forestry = 7.4%  
 Hamlet and Low Density Areas = 7.6% } 15% Private Lands



**Legend**

- Community Land Stewardship Zone
- Sub-Zones**
  - Hamlet Sub-Zone
  - Ecological Conservation Sub-Zone
  - Eco-Forestry Sub-Zone
  - Agroforestry Sub-Zone
  - Low Density Sub-Zone





**RES1**

**COMMISSION APPOINTMENTS**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**DATE:** February 19, 2009

**FROM:** Director Giles

**SUBJECT:** Appointments to the Electoral Area C - Cobble Hill Parks and Recreation  
Commission

---

**Recommendation:**

That the following appointments to the Electoral Area C - Cobble Hill Parks and Recreation Commission be approved:

**Elected:**

Alan Seal

Ian Sparshu

*Term to expire: December 31, 2010*



**RES2**

**COMMISSION APPOINTMENTS**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**Date:** February 19, 2009

**FROM:** Director Giles

**Subject:** Appointments to the South End Parks Commission

---

**Recommendation:**

That the following appointments to the South End Parks Commission be approved:

**Appointed:**

Ian Sparshu

Lynn Wilson

*Term to expire: November 30, 2010*



**RES3**

**COMMISSION APPOINTMENTS**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**Date:** February 20, 2009

**FROM:** Director Dorey

**Subject:** Appointment to the Electoral Area G - Saltair/Gulf Islands Advisory Planning Commission

---

**Recommendation:**

That the following appointment to the Electoral Area G - Saltair/Gulf Islands Advisory Planning Commission be approved:

David Thomas

*Term to Expire: December 31, 2009*



**RES4**

**COMMISSION APPOINTMENTS**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**Date:** March 3, 2009

**FROM:** Director Iannidinardo

**Subject:** Electoral Area D - Cowichan Bay Parks and Recreation Commission

---

**Recommendation:**

That the following appointments to the Electoral Area D - Cowichan Bay Parks and Recreation Commission Parks and Recreation Commission be approved:

**Elected:**

Steve Garnett  
Megan Stone  
Val Townsend

*Term to Expire: December 31, 2010*

**Appointed:**

Danica Rice  
Kerri Talbot

*Term to Expire: December 31, 2010*



**RES5**

**COMMISSION APPOINTMENTS**

**REGULAR BOARD MEETING  
OF MARCH 11, 2009**

**Date:** March 3, 2009

**FROM:** Director Marcotte

**Subject:** Appointments to the Electoral Area H - North Oyster/Diamond Parks and Recreation Commission

---

**Recommendation:**

That the following appointments to the Electoral Area H - North Oyster/Diamond Parks and Recreation Commission be approved:

**Elected:**

Don Pigott

*Term to Expire: March 31, 2011*

**Appointed:**

Barbara Waters

Bruce Mason

*Term to Expire: March 31, 2011*



RES6

## COMMISSION APPOINTMENTS

REGULAR BOARD MEETING  
OF MARCH 11, 2009

**Date:** March 4, 2009

**FROM:** Director Morrison

**Subject:** Appointments to the Electoral Area F - Cowichan Lake South/Skutz Falls Parks and Recreation Commission

---

**Recommendation:**

That the following appointments to the Electoral Area F - Cowichan Lake South/Skutz Falls Parks and Recreation Commission be approved:

**Appointed:**

Shirley Burden

Winn Peters

*Term to Expire: December 31, 2009*



## **NEW BUSINESS SUMMARY**

**BOARD MEETING - MARCH 11, 2009**

---

- NB1** Correspondence from Jean Crowder, MP, Nanaimo-Cowichan  
Re: O.U.R. Ecovillage Request for Regional "Grant in Aid"
- NB2** Transit Committee - Director Seymour  
Report and Recommendations of Meeting of March 11, 2009



# Jean Crowder, MP

Nanaimo-Cowichan

NB1



RECEIVED  
MAR 11 9 2009

February 27, 2009

Cowichan Valley Regional District  
175 Ingram Street  
Duncan, BC.

**RE: O.U.R. Ecovillage Request for Regional "Grant in Aid"**


I wish to express my strong support for the O.U.R. Ecovillage application for funding from CVRD.

I have supported many past O.U.R. Ecovillage projects because they continue to prove their value to our community in many ways. For the past 10 years now, they have provided a vibrant example of ecological living and offer a growing range of educational programs to inspire others to follow suit; last year alone, over 7500 people were involved in their programs.

Community support continues to be strong, with over 40 businesses and organizations contributing to their onsite educational activities. O.U.R. Ecovillage strives to involve all levels of Government, business and corporate Interests, and academia in the development of their projects.

This group provides a formidable example of how a community can come together to foster change and innovation; in difficult times, these are the initiatives we need to support. I trust their application will meet with the success it deserves.

Sincerely

  
Jean Crowder, MP  
Nanaimo-Cowichan

*JB* → *NEW BIZ 3/11 BOARDED*  
*Macintosh*

**Parliamentary Office**

Room 405, West Block, House of Commons  
Ottawa, ON K1A 0A6  
Tel: (613) 943-2180 Fax: (613) 993-5577

**Community Office**

101-126 Ingram Street, Duncan, BC V9L 1P1  
Tel: (250) 746-4896 1-866-609-9998  
Fax: (250) 746-2354

