

CVRD - Joint Advisory Planning Committee
Meeting of November 5, 2014

Minutes

Attending:

Area A

Glenn Terrell, Kerry Davis, Margo Johnston, Jen Young

Regrets

Laurie Vasey, Ron Parsons, Archie Staats

Cobble Hill

Don Herriott

Jens Liebgott

Shawnigan

Ian Caesar

CVRD

Mike Walker (Director Area A), David Crowe (Alternate Director)

Applicant: Mill Bay Baptist Fellowship

Gordon Burdge

Art Gerbrandt

Bill Dueck

In the absence of the Chair, the Secretary called the meeting to order at 6:31PM.

Motion: to appoint Kerry Davis as Acting Chair

Moved: Margo Johnston Seconded: Jen Young **CARRIED**

Motion: To approve the Minutes of October 1, 2014

Moved: Margo Johnston Seconded: Jen Young **CARRIED**

Motion: To approve the Agenda

Moved: Jen Young Seconded: Margo Johnston **CARRIED**

New Business:

Rezoning Application 1-A-14RS

Mill Bay Baptist Fellowship

The Chair asked for self-introductions.

The Chair then asked the applicant if they would like to speak to the Rezoning Application. Mr. Burdge gave an overview of the application. There is no Baptist Church in the area and the current facility being used (Mill Bay Community Hall) is becoming crowded. The Congregation would like to have their own Church. The lot that they have purchased is zoned Forestry which they would like to have changed to Public Use. He advised that the lot does not contain any significant trees. It is their intention to also build facilities that would provide such community assets as community garden, day care and a caretaker's residence.

The Chair asked the APC Members if there were any questions.

Q. When would the facility be built?

A. There is no specific time frame but not too far in the future.

Q. Have you approached the neighbours?

A. Yes, and they seem to be supportive. There are no residences close by.

Q. Director Walker was asked if the intended use was appropriate based on the OCP and if there were any concerns from staff?

A. Yes the use is consistent with the OCP and the staff has no concerns.

Q. Are there plans for a substantive subsidized housing and food kitchen facility?

A. No, there may be a small facility but it would not be large. As well, any development would require a Development Permit.

The Chair asked for the APC members to voice their opinions.

- Well suited to this piece of land
- In support of the application
- No concerns
- Not removing a large forest section, best use for this parcel.

As there was no further discussion, the Chair asked for a motion.

Motion: To recommend the approval of Rezoning Application # 1-A-14RS

Moved: Margo Johnston Secoded: Jens Liebgott CARRIED Unanimously

Moved to adjourn 6:58 P.M. **CARRIED**