

- R1.2 That a workshop on the Draft “CVRD Bylaw No. 4373 – Cowichan Valley Regional District Official Community Plan for the Electoral Areas Bylaw, 2024”, be organized for the Directors and all Advisory Planning Commission members, as soon as possible.
- R2 That Covenant FB109779 & FB306746 be discharged from Title of the remainder parcel: Lot 1, Blocks 117 and 180, Cowichan Lake District, Plan VIP82490, Except Parts in Plans VIP84239, VIP87272 and EPP141197 (PID: 026-953-374).
- R3 That Application No. ALR24D01 (4697 Hillbank Road, PID: 009-550-275) for a Soil and Fill Use application within the Agricultural Land Reserve be forwarded to the Agricultural Land Commission without comments.
- R4**
1. That Official Community Plan and Zoning Amendment Bylaws for Application No. RZ21C02 (Hutchinson Road, PID: 006-906-401), be prepared and forwarded to the Board for consideration of 1st and 2nd reading.
 2. That a public hearing be scheduled for Application No. RZ21C02.
 3. That prior to a public hearing, the following be submitted:
 - a. A stormwater management plan designed by a Professional Engineer providing an analysis of the pre-development and post-development natural hydrological conditions including peak flows and recommendations on low impact development features and design of on-site drainage works, and including an erosion and sediment control plan;
 - b. An environmental assessment report by a Qualified Environmental Professional that provides an assessment and determination of appropriate buffer width for the existing wetland, and an assessment of existing habitat trees to be retained;
 - c. A proposed subdivision plan by a B.C. Land Surveyor;
 - d. A draft Section 219 covenant to secure the following conditions:
 - i. Installation and maintenance of on-site drainage infrastructure in accordance with an approved stormwater management plan designed by a Professional Engineer;
 - ii. Establish a no-development buffer area around the existing wetland, as outlined in a report by a Qualified Environmental Professional; and
 - iii. Establish a vegetation buffer to be retained along Hutchinson Road.
 4. That prior to consideration of adoption of the proposed amendment bylaws, a Section 219 covenant be registered in favour of the CVRD to secure community amenity contributions.

MOTION CARRIED

CR5

Report and Recommendations of the Committee of the Whole Meeting of March 26 2025