

Minutes of the Committee of the Whole meeting held in the Civic and Technology Centre, 100 E. Jensen Avenue, Parksville, BC, on Monday, April 14, 2008 at 6:02 p.m.

PRESENT: Her Worship Mayor S. R. Herle

Councillors: C. R. Burger
M. Lefebvre
J. B. Johnston
T. C. Patterson
S. Powell
C. Robinson

Staff: F. Manson, Chief Administrative Officer
L. Taylor, Director of Administrative Services
G. Jackson, Director of Community Planning
G. O'Rourke, Director of Engineering & Operations
B. Russell, Manager of Current Planning
N. Gray, Planner
A. Haywood, Recording Secretary

1. **MINUTES**

Johnston - Patterson

THAT the minutes of the Committee of the Whole meeting held March 26, 2008 be adopted.

CARRIED.

2. **PUBLIC PRESENTATIONS**

a) Neil Malbon & Doug Backhouse from Alberni Pacific Railway/Island Corridor Foundation gave an update on the Arrowsmith Explorer which included current funding status and economic impact.

Lefebvre - Patterson

THAT the City of Parksville send a letter of support to the Alberni Pacific Railway.

CARRIED.

b) Bud Shelly & Murray LePlante from Shelly Enterprises Ltd presented a petition to Council that had been circulated throughout the City regarding the removal of their lands from the ALR.

c) Michele Deakin from the Mid-Vancouver Island Habitat Enhancement Society gave a presentation opposing the Shelly Farm being removed from the ALR.

Lefebvre - Powell

THAT the City of Parksville is not prepared to have agricultural land used for anything other than agricultural purposes and that the February 29, 2008 petition presented to Parksville City Council at the April 14, 2008 Committee of the Whole meeting by Bud Shelly of Shelly Enterprises Ltd., requesting that the City affect the necessary changes and studies required for the removal of agricultural land at 450 Stanford Avenue / 270 A Shelly Road from the agricultural land reserve be denied.

CARRIED.

3. CORRESPONDENCE

a) **Oceanside Development & Construction Association – Consideration of Implementation of Mandatory Provision of Affordable Housing Units**

Burger - Powell

THAT the correspondence from the Oceanside Development & Construction Association, dated February 28, 2008 regarding consideration of implementation of mandatory provision of affordable housing units, be received for information.

CARRIED.

4. STAFF PRESENTATIONS

Mayor Herle noted that all recommendations adopted by the Committee at this meeting will be forwarded to Council for consideration at their April 21, 2008 meeting.

RECOMMENDATIONS:

a) **Director of Community Planning – Consideration of Amendments to Secondary Suite Zoning Regulations**

Johnston - Burger

THAT the report from the Director of Community Planning dated March 6, 2008 entitled "Consideration of Amendments to Secondary Suite Zoning Regulations" be received;

AND THAT Staff be directed to advertise the current regulations so as to make it known that secondary suites are currently permitted on a wide spread basis and re-evaluate the impact of this in 12 months time.

CARRIED.

Burger - Lefebvre

THAT Staff be directed to prepare an amendment to the zoning bylaw to increase the maximum permissible size of a secondary suite from 60 square metres to 90 square metres.

CARRIED.

b) **Director of Community Planning – Status of Affordable Housing Policy Strategy Initiatives**

Powell - Lefebvre

THAT the report from the Director of Community Planning dated March 6, 2008 regarding the status of affordable housing policy strategy be received for information.

CARRIED.

c) **Manager of Current Planning – Implementation of Watercourse Protection Development Permit Areas Consistent with the Riparian Areas Regulation**

Johnston - Patterson

THAT the report from the Manager of Current Planning dated April 3, 2008 entitled "Implementation of Watercourse Protection Development Permit Areas Consistent with the Riparian Areas Regulation" be received;

AND THAT Council direct Staff to commence the statutory process to amend the Official Community Plan for the inclusion of a watercourse protection

development permit areas consistent with the provincial Riparian Areas Regulation.

CARRIED.

d) **Planner – Taking Downtown Revitalization Plan Details from Concept to Specification**

Johnston - Powell

THAT the report from the Planner dated April 8, 2008 regarding design development of downtown revitalization details be received for information.

CARRIED.

e) **Director of Community Planning – Consideration of Options to Reduce or Eliminate New Single Family Subdivisions**

Johnston - Powell

THAT the report from the Director of Community Planning dated July 25, 2007 entitled "Consideration of Options to Reduce or Eliminate New Single Family Subdivisions", be referred to the Committee of the Whole on April 28, 2008.

CARRIED.

Lefebvre - Patterson

THAT consideration of items (f) Director of Community Planning – Quarterly Report (verbal report); (h) Chief Administrative Officer – Consideration of Development Cost Charges (DCC) Waiver for Non Profit Rental and Supportive Living Housing; and (i) Director of Administration gave the Quarterly Report (verbal report) be deferred until the April 28, 2008 Committee of the Whole meeting.

CARRIED.

f) **Director of Community Planning – Quarterly Report (verbal report)**

Moved to April 28, 2008 Committee of the Whole Meeting

g) **Chief Administrative Officer – Consideration of Development Cost Charges (DCC) Waiver for Non Profit Rental and Supportive Living Housing**

Lefebvre - Powell

THAT the report from the Chief Administrative Officer dated March 6, 2008 entitled "Consideration of Development Cost Charge (DCC) Waiver for Non Profit Rental and Supportive Living Housing" be received;

AND THAT Staff be directed to prepare a bylaw, for Council's consideration, which, pursuant to Section 933 (12) of the Local Government Act, implements a reduction or waiver of development cost charges at a rate to be determined by Council for not for profit rental housing including supportive housing projects.

DEFEATED.

Lefebvre - Powell

THAT Staff be directed to prepare a bylaw for Council's consideration, pursuant to Section 933 (12) of the Local Government Act, to reduce the development cost charges by 50% for the Parksville Lions Housing Society development proposal at 205 Jensen Avenue.

MOTION WITHDRAWN.

- h) **Chief Administrative Officer - Consideration of Development Process Review Proposed By the Oceanside Development and Construction Association (ODCA)**

Moved to April 28, 2008 Committee of the Whole Meeting

- i) **Director of Administration gave the Quarterly Report (verbal report)**

Moved to April 28, 2008 Committee of the Whole Meeting

5. **NEW BUSINESS**

6. **ADJOURNMENT**

Lefebvre - Robinson
Rise and Report to Council at their April 21, 2008 meeting.

The meeting ended at 9:25 p.m.

Mayor