

Minutes of the *REGULAR BOARD MEETING* of the Regional District of Central Okanagan held at Regional District Offices, 1450 KLO Road, Kelowna, B.C. on Monday, February 23, 2015

Directors:

J. Baker (District of Lake Country)
C. Basran (City of Kelowna)
W. Carson (Central Okanagan West Electoral Area)
M. DeHart (City of Kelowna)
D. Findlater (District of West Kelowna)
C. Fortin (District of Peachland)
G. Given (City of Kelowna)
T. Gray (City of Kelowna)
P. Hanson (Central Okanagan East Electoral Area)
D. Ophus (District of West Kelowna)
B. Sieben (City of Kelowna)
L. Stack (City of Kelowna)
C. Derickson (Westbank First Nation)

Staff:

B. Reardon, Chief Administrative Officer
R. Fine, Director Economic Development
C. Radford, Director of Community Services
M. Rilkoﬀ, Director of Finance Services
B. Smith, Communications
M. Drouin, Manager-Corporate Services (recording secretary)

1. **CALL TO ORDER**

Chair Given brought the meeting to order at 7:00 p.m.

2. **ADDITION OF LATE ITEMS**

There were no additions to the agenda.

3. **ADOPTION OF THE AGENDA**

#32/15

FORTIN/SIEBEN

THAT the agenda be adopted.

CARRIED Unanimously

4. **ADOPTION OF MINUTES**

4.1 Regular Board Minutes – February 12, 2015

#33/15

STACK/OPHUS

THAT the Regular Board meeting minutes of February 12, 2015 be adopted.

CARRIED Unanimously

5. DELEGATIONS

5.1 Okanagan Basin Water Board (OBWB) Update - Anna Warwick-Sears, Executive Director (*All Directors – Unweighted Vote*)

Anna Warwick-Sears provided an overview of the OBWB's history (formed in 1968) and three program areas:

- Water Management
- Sewage Facilities Grants
- Eurasin Watermilfoil Control

OBWB's region is from Armstrong in the North to Osoyoos in the South (North, Central and Okanagan-Similkameen Regional Districts). OBWB programs are supported through property tax assessments on lands in the Okanagan watershed, and through funding from senior governments. The Board was expanded to include a Water Stewardship Council.

A review of the year ahead was outlined including: water assessments (Okanagan Water Supply and Demand Project); building on information (hub of information resources, increasing efficiency of projects and programs, and community with the community); communication on a number of issues including "Don't Move a Mussel" campaign, endocrine disrupter research, co-hosting an Osoyoos Lake Water Science Forum, and valley-wide water strategy (more valley-wide agreements will be needed to link community water needs).

A question was raised regarding estimating water needs in Peachland. It was noted that a land-use inventory was done in Peachland last year. This was an agricultural inventory study measuring how much water crops would use if watered optimally it provided information on potential needs in the future. There are ways of estimating water needs for the general population.

How is the warm weather impacting water availability this year? It has been a warm winter which has caused the snow pack to melt early. The freshet has started early this winter/spring. It is a very low snow pack across western Canada.

#34/15

BAKER/FINDLATER

THAT the Regional Board receive for information the update from the Okanagan Basin Water Board.

CARRIED Unanimously

5.2 Economic Development Commission - Update on the 2015 Operational Plan – Robert Fine, Director of Economic Development (*All Directors – Unweighted Vote*)

Current chair Larry Widmer was introduced noting that over 40 members are on the advisory committee & executive – mostly business development agencies, industry and private companies make up the committee. Robert Fine provided an overview of the Economic Development's 2015 Operational Plan.

Economic trends were reviewed: population, labour force participation (over 15 and under 64 years of age), airport passengers, tourism room revenue, building permits, housing starts, housing median price and business licenses were all up over the year. Down was the unemployment rate and consumer bankruptcies.

2014 accomplishments highlighted: 378 individuals from 19 countries were provided assistance; business walk connected to over 400 businesses with follow-up to 80; 190 companies attended Business Beyond Borders Sessions; over 200 companies were provided with business planning assistance; 50 young professionals had stakeholder/job placements.

The office continues to work on the economic imperatives in the region—what can be done collaboratively to assist the existing and growing business base with enhancement related activities and programs which address needs and challenges. The recent Labour Market Study findings highlighted: employers will require significant numbers of new workers in the next six years; a large need for workers with post-secondary education; and the majority of employers do not have an HR plan or succession plans. New programs were highlighted: Business Retention & Enhancement including: HR business walks, workforce development coordinator, and a program branding the Central Okanagan region with an HR focus. Coordination, Facilitation & Communication including: account management, sector development and UBC-O Regional Socio-economic Development Institute of Canada support.

#35/15

BASRAN/BAKER

THAT the Regional Board receive for information the update on the 2015 Operational Plan from the Economic Development Commission.

CARRIED Unanimously

6. CORRESPONDENCE

6.1 Sterile Insect Release Board Meeting Highlights – February 6, 2015 (*All Directors – Unweighted Vote*)

#36/15

OPHUS/FINDLATER

THAT the Regional Board receive for information the Sterile Insect Release Board meeting highlights of February 6, 2015.

CARRIED Unanimously

7. CORPORATE SERVICES

7.1 2015 Regional Grant in Aid Allocations (*All Directors – Unweighted Vote*)

The Directors reviewed the regional grant in aid applications and provided staff with their allocations. The allocations were outlined in the report. It was noted that some of the applicants receive grant funds directly from the municipality therefore they are not eligible to receive funds through the region's program. Director Hanson has chosen not to provide grants this year due to an increase in Central Okanagan East's tax requisition for 2015.

The question was raised whether an applicant's project is viable if all the funding requested is not received? Agencies often put special projects together just for the regional grant process. It was noted that an allocation of \$200 when the request is for \$32,000 would not make a project viable. Directors were asked to review their draft recommendations to determine if they wish to make any changes and suggested final review to occur at Wednesday's budget meeting.

It was noted that Kelowna is reviewing whether in the future the grant funding should be taken in house.

#37/15

BAKER/FINDLATER

THAT the Regional Board defer the 2015 Grant In Aid allocations to the 2015-2019 Financial Plan deliberations.

CARRIED Unanimously

7.2 Advance in First Quarter Funding – Okanagan Film Commission (*All Directors – Weighted Vote*)

Staff report dated February 19, 2015 outlined the request from the Okanagan Film Commission for an advance of the first quarter funding. In the past the Board has approved advance in funding in order that operational requirements continue.

#38/15

SIEBEN/BAKER

THAT the Regional Board approve providing an advance of the first quarter funding for 2015 in the amount of \$25,000 to the Okanagan Film Commission.

CARRIED Unanimously

8. COMMUNITY SERVICES

Planning Services

Referral application

8.1 Report regarding a FrontCounter BC referral application to designate Crown land for a communication site (30 year term), on the summit of Blue Grouse Mountain (CL-15-01) Central Okanagan West Electoral Area (*All Directors – Unweighted Vote*)

Staff report dated February 16, 2015 outlined a FrontCounter BC referral application for a telecommunication tower being proposed on the summit of Blue Grouse Mountain for a 30-year period. There are existing telecommunication towers at this site. The applicant proposes to install a 35-meter tower with the intent to share the site and rent the tower to carriers to provide wireless, cell phone and internet services.

#39/15

BASRAN/STACK

THAT FrontCounter BC referral application for a Communication Site (30 year term) on the summit of Blue Grouse Mountain (CL-15-01) for SBA Canada, ULC be conditionally supported subject to the following:

- The Province to consider the visual impact that the telecommunications tower may have, and that measures be taken to ensure that any visual impact of the tower is minimized;
- Any sensitive environmental features that may be found in the vicinity of the proposed development to be avoided;
- Best management practices be applied for remote fuel storage and site security, and that particular attention is given to erosion/rock fall/blasting during construction and to re-establishment of ground cover and native plants if removed to reduce the spread of invasive plants;
- Installation of the telecommunications tower to be under the supervision of the appropriate structural and geotechnical engineers; and
- Compliance with all conditions and recommendations of applicable Provincial agencies, First Nations, and other stakeholders.

AND THAT the Community Services Department report dated February 16, 2015, be forwarded to FrontCounter BC's Planning Office for their information and consideration.

CARRIED Unanimously

Temporary Use Permit

- 8.2 Temporary Use Permit for C. Rochemont (owner) to allow the continued operation of a fencing business adjacent to Hwy 33 East. (TUP-14-02)
Central Okanagan East Electoral Area (*Electoral Areas – Unweighted Vote*)

Staff report dated February 16, 2015 outlined a temporary use permit for All Kinds of Fences for a period of three-years to allow the continued operation of the fencing business adjacent to Highway 33 in the Joe Rich area. There has been no objections to the application from agencies and two letters of support have been received.

The question was raised as the business has been in operation for some time, why is it still considered temporary? At what point in time does it become permanent? Staff noted this is the first temporary use permit that has come forward for renewal. Others applicants have either moved to a new location or rezoned for permanent use. There is no restriction in legislation to allow consideration of multiple temporary use permits and therefore no reason why a permit cannot be requested again. It was further noted that legislation has changed since the first permit was issued. If approved, it would go from this date for a period of three years.

The Chair asked if there was anyone in the gallery who deemed their property affected by the application. There was no-one.

#40/15

HANSON/CARSON

THAT the Board approve the Temporary Use Permit for C. Rochemont, located at 13502 Hwy 33 East, to permit the continued operation of a seasonal fencing business for three years subject to the following:

- There be no increase or expansion to the existing fencing business footprint;
- Hours of operation restricted to 9:00 a.m. to 5:00 p.m. weekdays and from 9:00 a.m. to 2:30 p.m. on Saturdays;
- No buildings, structures, or activity related to the fencing business (including storage of wood preservative compounds) is permitted within 15 metres of the high water mark of Joe Rich Creek;
- No construction of, addition to or alteration of a building or structure; or alteration or clearing of land is to occur within Development Permit Areas as outlined in the Joe Rich Rural Land Use Bylaw No. 1195 without prior approval by RDCO;
- Should the temporary use cease on the property, all materials related to the business are to be removed from the property to the satisfaction of the RDCO; and
- The applicant to obtain an access permit from the Ministry of Transportation and Infrastructure.

AND THAT the Temporary Use Permit shall expire in three years and all uses temporarily authorized by the Permit shall cease upon expiry of the Permit, unless otherwise authorized.

CARRIED Unanimously

Bylaws: (First Reading)

8.3 i) Land Use Contract Amendment Bylaw No. 199-02 for Regional District of Central Okanagan (applicant) to discharge Land Use Contract No. 199 in its entirety from the subject properties located adjacent to Highway 33 and Schram Road (RLUB-14-01) Central Okanagan East Electoral Area (*All Directors - Unweighted Vote*)

Staff report dated February 16, 2015 outlined the requirement to discharge Land Use Contract No. 199 as per the requirements of the *Local Government Act*. There are five parcels currently regulated under LUC No. 199. This bylaw amendment affects three properties. The two other properties (Lot 2 & 3) have come forward with their own application.

#41/15

HANSON/CARSON

THAT Land Use Contract Amendment Bylaw No. 199-02 be given first reading.

CARRIED Unanimously

- ii) Joe Rich Rural Land Use Amendment Bylaw No. 1195-10 for the above to designate the subject properties as Rural Acreage (RA). Adjacent to Highway 33 and Schram Road (RLUB-14-01) Central Okanagan East Electoral Area (*Electoral Areas – Unweighted Vote*)

#42/15

HANSON/CARSON

THAT Joe Rich Rural Land Use Amendment Bylaw No. 1195-10 be given first reading;

AND FURTHER THAT application RLUB-14-01 be scheduled for a Public Hearing.

CARRIED Unanimously

- 8.4 i) Land Use Contract Amendment Bylaw No. 199-03 for K. Gibbard and L. King (owners) to discharge Land Use Contract No. 199 in its entirety from the subject properties located adjacent to Highway 33 and Schram Road (RLUB-14-02) Central Okanagan East Electoral Area (*All Directors – Unweighted Vote*)

Staff report dated February 16, 2015 outlined the requirement to discharge Land Use Contract No. 199 as per the requirements of the *Local Government Act*. The owners of two of the five lots are requesting approval to discharge the LUC to permit a boundary adjustment intended to increase the agricultural capacity of the farming operation on the proposed 12.11 ha parcel. At the time of subdivision the owners will be obliged to satisfy all technical requirements. There are no objections from the Agriculture Land Commission and Agriculture Advisory Commission and the provincial approving officer will consider proposal under BC Reg 171/2002.

#43/15

HANSON/BAKER

THAT Land Use Contract Amendment Bylaw No. 199-03 be given first reading.

CARRIED Unanimously

- ii) Joe Rich Rural Land Use Amendment Bylaw No. 1195-11 for the above to designate the subject properties as Rural Acreage (RA) and Small Holdings 2 (SH-2). Adjacent to Highway 33 and Schram Road (RLUB-14-02) Central Okanagan East Electoral Area (*Electoral Areas – Unweighted Vote*)

#44/15

HANSON/CARSON

THAT Joe Rich Rural Land Use Amendment Bylaw No. 1195-11 be given first reading;

AND FURTHER THAT application RLUB-14-02 be scheduled for a Public Hearing.

CARRIED Unanimously

Environmental Services

- 8.5 RDCO Septic Tank Effluent and Regulation Amendment Bylaw No. 1355, 2015, 1st, 2nd and 3rd reading and Adoption (*All Directors - Unweighted Vote*)

#45/15

OPHUS/BAKER

THAT RDCO Septic Tank Effluent and Regulation Amendment Bylaw No. 1355, 2015 be given first, second and third readings as amended and adopted this 23rd day of February, 2015.

Amendment: Remove in Schedule "A" – Base Fee annual increase to take effect February 1st of each calendar year.

CARRIED Unanimously

9. NEW BUSINESS

- 9.1 Southern Interior Local Government Association (SILGA) Proposed Resolution to the 2015 Convention re: Reduction of Speed Limits on Rural Highways (*All Directors – Unweighted Vote*)

Director Hanson requested support for a resolution to SILGA's 2015 Convention. In 2014, the speed limit was raised along Highway 33. Joe Rich citizens have raised the issue to the area Director that the speed limit is too high to safely travel the road for its citizens who live and travel in the area.

It was noted that the Ministry of Transportation & Infrastructure increased speed limits throughout BC. The Joe Rich community association has met with Ministry staff to request a review and reduction in the speed limit, but to date this has not occurred.

#46/15

SIEBEN/STACK

THAT the Regional Board approves submitting the following resolution to the Southern Interior Local Government Association (SILGA) 2015 Convention for consideration:

WHEREAS the safety of rural highways in British Columbia is being questioned by many residents living in rural BC since the Ministry of Transportation and Infrastructure increased the speed limit on many of these highways to 100 k/hr in 2014;

AND WHEREAS speed limits in rural British Columbia do vary from region to region;

THEREFORE BE IT RESOLVED that the Ministry of Transportation and Infrastructure be requested to formalize a process to allow for the lowering of the speed limit on certain highways that pass through rural communities and neighbourhoods upon receipt of a Regional Board resolution to that effect.

CARRIED Unanimously

10. DIRECTOR ITEMS

a) Strategic Planning - Brian Reardon noted that a strategic planning session with be arranged for the Board in April.

11. ADJOURN IN CAMERA

#47/15

SIEBEN/HANSON

THAT pursuant to Section 90 (k) of the *Community Charter* the Regional Board adjourn and convene to an 'In-Camera' session to discuss:

- Negotiations and related discussions respecting the proposed provision of a service that is at the preliminary stage.

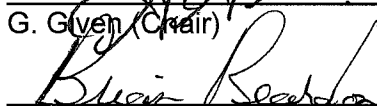
CARRIED Unanimously

There being no further business the meeting was adjourned at 8:45 p.m.

CERTIFIED TO BE TRUE AND CORRECT



G. Given (Chair)



B. Reardon (Director of Corporate Services)