

DISTRICT OF UCLUELET
MINUTES OF THE REGULAR COUNCIL MEETING
HELD IN THE GEORGE FRASER ROOM, 500 MATTERSON DRIVE
Tuesday, January 26, 2021 at 3:30 PM

Present: **Chair:** Mayor Noël
 Council: Councillors Cole, Hoar, Kemps, and McEwen (All Councillors via Zoom)
 Staff: Mark Boysen, Chief Administrative Officer (Via Zoom)
 Donna Monteith, Chief Financial Officer (Via Zoom)
 Bruce Greig, Manager of Community Planning (Via Zoom)
 Abby Fortune, Manger of Recreation & Tourism (Via Zoom)
 Joseph Rotenberg, Manager of Corporate Services
 Nicole Morin, Corporate / Planning Clerk

Regrets:

1. CALL TO ORDER

The meeting was called to order at 3:36 PM.

2. ACKNOWLEDGEMENT OF FIRST NATIONS TERRITORY

Council acknowledged the Yuułuꞵiꞵath First Nation, on whose traditional territories the District of Ucluelet operates.

3. NOTICE OF VIDEO RECORDING

Audience members and delegates were advised that the meeting was being broadcast on YouTube and Zoom, which may store data on foreign servers.

4. ADDITIONS TO AGENDA

4.1 Add report number 21-10 titled "Council Policy Clarifying DCC's Charged on Small Residential" as Report Item 11.04 after page 118 of the Agenda.

4.2 Add report item 20-11 titled "District of Ucluelet Zoning Amendment Bylaw No. 1282, 2020 (The Lodge at Terrace Beach) – Rescind 2nd Reading and Amend" as Legislative Item 12.2 after page 139 of the Agenda.

5. APPROVAL OF AGENDA

5.1 January 26, 2021 Regular Council Meeting Agenda.

2021.2033.REGULAR **It was moved by Councillor Kemps and seconded by Councillor McEwen**

THAT the January 26, 2021 Regular Council Meeting Agenda be approved as amended.

CARRIED.

6. UNFINISHED BUSINESS

There was no unfinished business.

7. MAYOR'S ANNOUNCEMENTS

7.1 Spring Cove Trail Ribbon Cutting Ceremony

The Mayor announced the opening of the Spring Cove Interpretative Trail. Project funding was provided through the Resort Municipality Initiative (RMI) and Island Coastal Economic Trust (ICET).

Vi Mundy, of the Ucluelet First Nation, provided a blessing. Barb Schramm of the Wild Pacific Trail Society outlined the signage on the trail and provided thanks.

The Mayor, Ms. Schramm, and Ms. Mundy cut their ribbons.

The Mayor acknowledged the the following groups and individuals for working on the trail: Wild Pacific Trail Society, Jim Martin, Gillian Edwards. Dave Edwards and Carrie Cunneyworth and other Yuułuʔiłʔatḥ Government staff members.

7.2 Brent Ashton, Bylaw Officer

The Mayor thanked Brent Ashton for his work as the District's Bylaw Officer.

8. PUBLIC INPUT AND DELEGATIONS

8.1 Public Input

Public input via Zoom.

There was no public input via Zoom.

Public input via email.

There was no public input via email.

8.2 Delegations

Bill Collins, Mairi Edgar and Erin Bremner-Mitchell, Cascadia Seaweed

Re: Building a seaweed aquaculture sector on Vancouver Island & beyond

Mr. Collins presented a slideshow regarding Cascadia Seaweed. This privately owned seaweed cultivation company operates on the West

Coast of BC and has a Barkley Sound site.

Mr. Collins addressed Cascadia's cultivation process, products, climate benefits, economic benefits, current cultivation sites, and business plan. He requested that the District lobby the Provincial Government to rethink how aquaculture tenure and the licensing system applies to seaweed cultivation.

Council discussed the cultivation process as well as the climate and economic benefits that this industry may have.

9. CORRESPONDENCE

9.1 2021 Census of Population / Recensement de la population de 2021 *Geoff Bowlby, Director General, Census Manage Office, Statistics Canada / Government of Canada*

2021.2034.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**
THAT the Council of the Corporation of the District of Ucluelet supports the 2021 Census, and encourages all residents to complete their census questionnaire online at www.census.gc.ca. Accurate and complete census data support programs and services that benefit our community

CARRIED.

9.2 Appointment to Clayoquot Biosphere Trust Board of Directors *Rebecca Hurwitz, Executive Director, Clayoquot Biosphere Trust*

10. COUNCIL COMMITTEE REPORTS

10.1 Councillor Marilyn McEwen *Deputy Mayor January - March 2021*

- January 13, 2021 - Wild Pacific Trail Society meeting. Councillor McEwen noted the Society's fundraising revenues and the approval of the 2021 budget.
- January 14, 2021 - Pacific Rim Whale Festival Society meeting. The Society has hired a coordinator, was recently awarded a grant, and has new poster art. The festival is scheduled to occur from March 15 - 21 and will be mostly virtual.

10.2 Councillor Lara Kemps *Deputy Mayor April - June 2021*

10.3 Councillor Jennifer Hoar *Deputy Mayor July - September 2021*

10.4 Councillor Rachelle Cole *Deputy Mayor October - December 2021*

- January 20, 2021 - West Coast Committee meeting. This committee will be receiving public input regarding backroad camping in Area 'C' at a date to be determined.

- January 13, 2021 - ACRD Board Meeting. Councillor Cole reported that public transit is on track to be available on the west coast in April 2022.

10.5 Mayor Mayco Noël

- Thanked the Joint Council meeting participants.
- Attended the Resort Municipality Initiative meeting with 14 Mayors and discussed a number of lessons learnt related to COVID-19.
- Met with rural Mayors to discuss lobbying the Provincial Government for funding for Emergency and Fire Equipment.

11. REPORTS

11.1 Ucluelet Health Centre Phase 1 Final Draft Report

Mark Boysen, Chief Administrative Officer and Tony Yip, Architect, Principal, Chernoff Thompson Architects

Mr. Yip presented the Stage 1 Feasibility Study report findings, including a concept design, site drawings, and interior layout for the Health Centre. He also discussed financial options for six different Health Centre scenarios.

Mr. Boysen noted that this is Phase 1 of the study, and no particular site has been chosen. He also clarified that Council would discuss Phase 2 of the project during the budget process.

Councillor Cole left the meeting at 4:49 PM due to technical difficulties.

Councillor Cole returned at 4:50 PM.

2021.2035.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**
THAT Council receives the Ucluelet Health Centre Feasibility Study for information purposes.

CARRIED.

11.2 2021 Council Meeting Schedule Amendment

Joseph Rotenberg, Manager of Corporate Services

2021.2036.REGULAR **It was moved by Councillor Kemps and seconded by Councillor McEwen**

THAT Council reschedule the February 4, 2021 "Committee of the Whole – Societies" meeting to March 4, 2021 at 3:30 PM.

CARRIED.

11.3 Amphitrite House Project Update

Abby Fortune, Manager of Recreation & Tourism

Ms. Fortune noted Staff would provide quarterly reports on the Amphitrite House Project.

11.4 Council Policy Clarifying DCCs Charged on Small Residential

Bruce Greig, Manager of Community Planning

Mr. Greig explained the Small Residential Unit DCC Fee Clarification Policy #8-3150-1. The policy clarifies that subdivisions creating small single-family lots less than or equal to 300m² in average area will be charged DCCs at the multi-family rate, on properties where the zoning or by covenant would not allow additional occupancy as the result of a permitted accessory uses (eg. in the form of secondary suite, accessory dwelling unit, or bed and breakfast).

The proposed policy is intended to ensure that small single-family lots are charged a rate that is proportional to their impact on infrastructure. Mr. Greig, noted that the policy is an interim measure as the DCC Bylaw is currently under review.

Mr. Greig noted that the Lot 13 Affordable Housing development brought to attention the DCC issue and ambiguity to other small single-family lots. He also explained that the policy would not apply to properties that have a secondary suite, accessory dwelling or bed and breakfast units.

2021.2037.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**
THAT Council endorse the Small Residential Unit DCC Fee Clarification Policy #8-3150-1.

CARRIED.

12. LEGISLATION

12.1 **District of Ucluelet Zoning Amendment Bylaw No. 1267, 2020 (796 Marine Drive) - Adoption**
Joseph Rotenberg, Manager of Corporate Services

2021.2038.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**
THAT District of Ucluelet Zoning Amendment Bylaw No. 1267, 2020, be adopted.

CARRIED.

12.2 **District of Ucluelet Zoning Amendment Bylaw No. 1282, 2020 (The Lodge at Terrace Beach) – Rescind 2nd Reading and Amend**
Bruce Greig, Manager of Community Planning

Mr. Greig, noted that Staff became aware of a drafting error in Bylaw No. 1282, 2020, which must be addressed before conducting a Public Hearing. He explained the error and noted that Staff recommends Council cancel the Public Hearing scheduled for January 28, 2021.

Mr. Greig also noted that a number of community members have requested that the Public Hearing be delayed.

2021.2039.REGULAR **It was moved by Councillor Hoar and seconded by Councillor Cole**
THAT second reading of District of Ucluelet Zoning Amendment Bylaw No. 1282, 2020, be repealed;

CARRIED.

2021.2040.REGULAR **It was moved by Councillor Hoar and seconded by Councillor McEwen**

THAT District of Ucluelet Zoning Amendment Bylaw No. 1282, 2020, be amended as attached as Appendix A to the staff report dated January 26, 2021, to correct errors in how the existing zoning of Lot 35 was depicted;

CARRIED.

2021.2041.REGULAR **It was moved by Councillor Hoar and seconded by Councillor Kemps**

THAT District of Ucluelet Zoning Amendment Bylaw No. 1282, 2020, be given second reading as amended;

CARRIED.

2021.2042.REGULAR **It was moved by Councillor Hoar and seconded by Councillor Kemps**

THAT District of Ucluelet Zoning Amendment Bylaw No. 1282, 2020, be referred to a public hearing; and,

CARRIED.

2021.2043.REGULAR **It was moved by Councillor Hoar and seconded by Councillor McEwen**

THAT the public hearing currently scheduled for Thursday January 28, 2021, be cancelled.

CARRIED.

13. OTHER BUSINESS

There was no other business.

14. QUESTION PERIOD

14.1 Questions via Zoom.

There were no questions via Zoom.

14.2 Questions via email.

Council received a questions to Cascia Seaweed from Nora O'malley, reporter for The Westerly News. Staff will forward that question to Cascadia Seaweed.

15. CLOSED SESSION

15.1 Procedural Motion to Move In-Camera

2021.2044.REGULAR **It was moved by Mayor Noël and seconded by Councillor McEwen**

THAT the balance of the meeting be closed pursuant to Section 90(1)(e) and (g) of the Community Charter to discuss matters relating to:

- *the acquisition, disposition or expropriation of land or improvements; and,*
- *litigation or potential litigation affecting the municipality.*

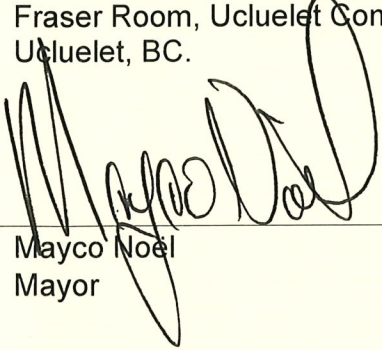
CARRIED.

16. ADJOURNMENT

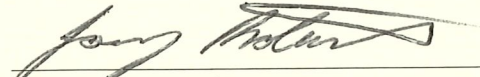
The meeting was adjourned at 5:21 PM.

CERTIFIED CORRECT: Minutes of the Regular Council Meeting

held on Tuesday, January 26, 2021 at 3:30 pm in the George Fraser Room, Ucluelet Community Centre, 500 Matterson Road, Ucluelet, BC.



Mayco Noel
Mayor



Joseph Rotenberg
Corporate Officer