





**7. MAYOR'S ANNOUNCEMENTS**

The Mayor acknowledged the shooting in Ittatsoo and noted the impact on the Ucluelet and Tla-o-qui-aht First Nations.

**8. PUBLIC INPUT & DELEGATIONS**

**8.1 Public Input**

**Public input via Zoom.**

There was no public input via Zoom.

**Public input via [communityinput@ucluelet.ca](mailto:communityinput@ucluelet.ca).**

There was no public input via email.

**9. CORRESPONDENCE**

**9.1. Letter Requesting the Proclamation of Anti-Racism Awareness Week**

*Graham Hughes, Executive Director, Paul Thompson, Board Chair, and Lesley Write, Director of Projects and Programs, Literacy Alberni Society*

**9.2. Yard waste/small woody debris**

*David Smith*

**9.3. Garage Exemption Decision and Communication from Planning Department**

*David Smith*

**10. INFORMATION ITEMS**

**10.1. Property Assessed Clean Energy**

*George Heyman, Minister, Ministry of Environment and Climate Change Strategy*

**11. COUNCIL COMMITTEE REPORTS**

**11.1. Councillor Marilyn McEwen**

*Deputy Mayor January - March 2021*

May 4 - Attended the regular Harbour Authority meeting.

**11.2. Councillor Lara Kemps**

*Deputy Mayor April - June 2021*

May 4 - Attended the regular Harbour Authority meeting.



**11.3. Councillor Jennifer Hoar**  
***Deputy Mayor July - September 2021***

May 4 - Attended the regular Harbour Authority meeting.

**11.4. Councillor Rachelle Cole**  
***Deputy Mayor October - December 2021***

April 27 - Met with Jessica Learn of the Ministry of Transportation and Infrastructure to discuss bicycle pinch points along Highway 4 and the Tofino/Ucluelet Highway.

April 28 - Attended the regular ACRD Board meeting where the Board received a delegation from the Ministry of Transportation and Infrastructure.

May 4 - Attended Barkley Community Forest Board meeting.

May 5 - Attended a Coastal Family Resource Coalition meeting.

**11.5. Mayor Mayco Noël**

May 4 - Attended the regular Harbour Authority meeting.

**12. REPORTS**

**12.1. Seasonal Worker Housing - TUP for RV's Pilot**  
***Bruce Greig, Manager of Community Planning***

Mr. Greig, provided an overview of the Seasonal Worker Housing - TUP for RV's Pilot program, including the notification completed by Staff. He explained that Council should give members of the public and the applicants an opportunity to address the proposed TUPs.

**12.2. Request for a Temporary Use Permit for Seasonal RV camping space for Worker Accommodation at 2066 Peninsula Road.**  
***John Towgodd, Planner 1***

Councillor Hoar recused herself and left the meeting at 5:14 PM due to a conflict of interest.

Mr. Greig outlined the application and noted that a three year TUP is requested. He also explained that the applicants are working to develop permanent housing solutions for their staff at 2066 Peninsula Road. Finally, he explained that Council is authorized to amend the Temporary Use Permit before it is issued by adding conditions, changing its terms, or amending its duration.

David Hurwitz - Resident



Staff read a letter submitted by Mr. Hurwitz after the Late Agenda was published that supported the TUP for RV's Pilot project but noted concerns with bylaw enforcement and TUPs issued for bare land lots. Mr. Hurwitz recommended that Council require off street parking, Wild Safe BC approved garbage/recycling containers, and a prohibition on permanent structures on bare land TUPs.

Council discussed limiting the duration of TUP 21-01 to six months, as that would align with the other TUPs issued under the Seasonal Worker Housing - TUUP for RV's Pilot.

2021.2168.REGULAR **It was moved by Councillor Cole and seconded by Councillor McEwen**  
*THAT, Council authorize the issuance of Temporary Use Permit TUP 21-01 for a period of up to six months, to allow for a single seasonal recreational vehicle (RV) camping space use for a local worker, to the rear of the Far West Distribution building.*

CARRIED.

**12.3. Temporary Use Permit TUP21-06 (221 Minato Road)**  
***John Towgood, Planner 1***

Councillor Hoar returned to the meeting at 5:26 PM after discussion regarding Item 12.2. concluded.

Bruce Greig, Manager of Community Planning, outlined the proposed TUP which is for eight RV spaces. He noted that this property went through a zoning approval process in the past. RV's would be powered by generators and portable toilets may be used for bathroom facilities.

The applicant and members of the public were invited to comment on the proposed TUP. Neither the applicant nor the public addressed Council.

Council discussed the following concerns:

- COVID-19 concerns associated with the high concentration of units and portable toilets;
- the lack of an onsite supervisor;
- the lack of water, sewer, and hydro hookups for the RVs;
- noise and air pollution associated with the use of generators to power the RV's.

Council noted that the applicants intend to provide worker housing for other businesses. Council requested that the applicant respond to their concerns.

2021.2169.REGULAR **It was moved by Councillor Cole and seconded by Councillor Hoar**



*THAT Council defer consideration of TUP 21-06 for further consideration with regard to access to bathroom facilities and other Council concerns.*

CARRIED.

**12.4. Temporary Use Permit TUP21-07 (337 Forbes Road)**  
*John Towgood, Planner 1*

Bruce Greig, Manager of Community Planning, outlined the proposed TUP and noted the applicant's intend to use municipal water and sewer connections for the two RV sites.

The applicant and members of the public were invited to comment on the proposed TUP.

Emma Neil, agent for the applicant (Crow Excavating), addressed Council. She noted that there will be an onsite supervisor for the unit who will be living in a mobile home on the property.

No members of the public addressed this TUP application.

2021.2170.REGULAR **It was moved by Councillor Hoar and seconded by Councillor Kemps**  
*THAT, subject to public comment, with regard to 337 Forbes Road (Lot 7, District Lot 284, Clayoquot District, Plan VIP76147) Council consider the following:*

- A. *That, Council authorize the issuance of Temporary Use Permit TUP21-07 for a period of six months, to allow for 2 seasonal RV camping spaces for local workers.*

CARRIED.

**12.5. Temporary Use Permit TUP21-08 (1998 Peninsula Road)**  
*John Towgood, Planner 1*

Bruce Greig, Manager of Community Planning, outlined the proposed TUP for the three RV sites.

The applicant and members of the public were invited to comment on the proposed TUP.

The applicant's agent, Nicole Little-Bray, addressed Council. She will manage the sites.

No members of the public that addressed this TUP application.

2021.2171.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**



*That, Council authorize the issuance of Temporary Use Permit TUP21-08 for a period of six months, to allow for 3 seasonal RV camping spaces for local workers.*

CARRIED.

**12.6. Temporary Use Permit TUP21-09 (1682 Peninsula Road)  
John Towgood, Planner 1**

Bruce Greig, Manager of Community Planning, outlined the proposed TUP for one RV site. He noted the Staff recommendation that the RV spot be screened and that a holding tank or the Heartwood Kitchen's washroom would be used for sewage.

The applicant and members of the public were invited to comment on the proposed TUP.

The applicant's agent, Ian Riddick, explained a dumpster would be moved to allow for the RV space. The applicant also addressed concerns with the elimination of three parking spaces due to the RV, noted that power would be provided by extension cord from the Heartwood Kitchen and screening would be installed to limit the visibility of the RV.

No members of the public addressed this TUP application.

Council discussed the application, and concerns associated with limited parking caused by TUP.

2021.2172.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Cole**

*That, Council authorize the issuance of Temporary Use Permit TUP21-09 for a period of six months, to allow for one (1) seasonal RV camping space for local workers.*

CARRIED.

**12.7. Temporary Use Permit TUP21-10 (1295 Eber Road)  
John Towgood, Planner 1**

Bruce Greig, Manager of Community Planning, outlined the proposed TUP for one RV site. He noted that he lives on the property but is not the TUP applicant or property owner. The applicant proposes that the RV have a holding tank, from which sewage would be pumped out.

The applicant and members of the public were invited to comment on the proposed TUP. Neither the owner nor members of the public addressed this TUP.



Council noted that the applicant was not available to answer questions regarding the employment status of the individual living in this site. Council also noted concerns with the use of a truck camper rather than a RV and the use of a holding tank for sewage.

2021.2173.REGULAR **It was moved by Councillor Kemps and seconded by Councillor Hoar**  
*That, Council authorize the issuance of Temporary Use Permit TUP21-10 for a period of six months, to allow for 1 seasonal RV camping space for local workers.*

DEFEATED.

**12.8. Temporary Use Permit TUP21-11 (2074 Peninsula Road)**  
***John Towgood, Planner 1***

Bruce Greig, Manager of Community Planning, outlined the proposed TUP for RV sites.

The applicant and members of the public were invited to comment on the proposed TUP.

The applicant's agent, Ben Beans, explained that no parking will be lost due to the TUP.

Council noted that the RV's will have water, sewer and power services and Mr. Beans would manage the site.

There were no comments from members of the public.

2021.2174.REGULAR **It was moved by Councillor Hoar and seconded by Councillor McEwen**  
*That, Council authorize the issuance of Temporary Use Permit TUP21-11 for a period of six months, to allow for three (3) seasonal RV camping spaces for local workers.*

CARRIED.

**12.9. Temporary Use Permit TUP21-12 (1947 St. Jacques)**  
***John Towgood, Planner 1***

Bruce Greig, Manager of Community Planning, outlined the proposed TUP for one RV site. He noted that the subject property is a residential property, the owner lives on site and will oversee the RV space.

The applicant and members of the public were invited to comment on the proposed TUP. Neither the applicant nor members of the public commented.



Council noted that the applicant did not appear. Council debated whether or not the TUP should only be issued to TUP applicant's who are creating housing for their employees. Council also noted that the applicant/site manager lives on site.

2021.2175.REGULAR **It was moved by Councillor Kemps and seconded by Councillor Hoar**  
*That, Council authorize the issuance of Temporary Use Permit TUP21-12 for a period of six months, to allow for one seasonal RV camping space for local workers.*

CARRIED.

**12.10. Temporary Use Permit TUP21-13 (636 Marine Drive)**  
**John Towgood, Planner 1**

Councillor Kemps recused herself due to a conflict of interest. She left the meeting at 6:17 PM.

Bruce Greig, Manager of Community Planning, outlined the proposed TUP for one RV site which would be located behind the Black Rock staff housing building. He noted that the RV occupant would have access to the staff housing bathroom facility.

The applicant and members of the public were invited to comment on the proposed TUP.

Adele Larkin, agent for the applicant, noted that the occupant would have a 24 hour access to the staff housing building which is already on site.

There were no members of the public who commented on this TUP.

2021.2176.REGULAR **It was moved by Councillor Hoar and seconded by Councillor McEwen**  
*THAT, Council authorize the issuance of Temporary Use Permit TUP21-13 for a period of six months, to allow for one seasonal RV camping spaces for local workers.*

CARRIED.

**12.11. Temporary Use Permit TUP21-14 (1316 Edwards Place)**  
**John Towgood, Planner 1**

Councillor Kemps returned to the meeting after Council concluded its discussion regarding Item 12.10.

Bruce Greig, Manager of Community Planning, presented this application and noted that this a residential property and the lot is currently bare land.



The applicant and members of the public were invited to comment on the proposed TUP.

The applicants appeared and explained that they plan to rent the space to a business who would sublet to their employee. The business would provide the RV. They explained that their father who lives in Ucluelet and their friend who lives on Edwards Place would supervise the site. The applicants also showed willingness to hookup the RV to municipal sewer, water and electricity and install screening. Finally, the applicants noted that the immediate neighbours support the TUP.

Staff read an email submitted to [communityinput@ucluelet.ca](mailto:communityinput@ucluelet.ca) from Helen Larvae (a resident of Edwards Place) in support of this TUP.

Council noted correspondence from neighbours in opposition to this TUP. Council also noted concerns with the lot being vacant, there being no onsite manager, the site being in a residential zone and issues with animal attractants. Council noted that the lot is treed and the applicant's are willing to screen the RV, and there is a neighbour who will supervise.

2021.2177.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**

*That, Council authorize the issuance of Temporary Use Permit TUP21-14 for a period of six months, to allow for 1 seasonal RV camping spaces for local workers.*

DEFEATED.

**12.12. Temporary Use Permit TUP21-15 (317 Forbes Road)  
John Towgood, Planner 1**

The Mayor left the meeting at 6:41 PM due to a conflict of interest. Councillor Kemps chaired the meeting in his absence.

Bruce Greig, Manager of Community Planning, presented this application and noted that it is for three units which would be connected to municipal water and sewer.

The applicant and members of the public were invited to comment on the proposed TUP.

Robby Lee, agent for the applicant, appeared. There were no questions.

2021.2178.REGULAR **It was moved by Councillor Hoar and seconded by Councillor Cole**



*That, Council authorize the issuance of Temporary Use Permit TUP21-15 for a period of six months, to allow for 3 seasonal RV camping spaces for local workers.*

CARRIED.

2021.2179.REGULAR **It was moved by Councillor Cole and seconded by Councillor Kemps**  
*THAT this meeting be recessed for seven minutes.*

CARRIED.

**12.13. Road Closure and Filming Application**  
***Abigail Fortune, Manager of Recreation & Tourism***

Council returned to session at 6:53 PM and the Mayor returned to the meeting at this time.

Ms. Fortune presented this report. She noted the economic benefits of the shoot and applicable permit fees.

Ann Goobie, a representatives of the production company seeking the road closure, addressed Council. She discussed the planned shoot, the filming COVID-19 protocols, pedestrian access to businesses during the shoot and the planned road closures.

Council discussed challenges with access to businesses during the shooting and the economic benefits of shooting in Ucluelet. Council also noted that August is the busiest time of the year for tourism.

2021.2180.REGULAR **It was moved by Councillor Hoar and seconded by Councillor McEwen**

1. **THAT** Council approve the closure of Main Street and Fraser Lane for filming and parking purposes on August 9, from 5:00 am – August 10, 2:00 pm with intermittent traffic control as follows:

- Main Street – both sides from CIBC to Fraser Lane;
- Fraser Lane – both sides from Main Street – Pioneer Boatworks;
- All parking stalls in Municipal Parking lot closest to water; and
- All parking stalls on Fraser Lane south of the public washrooms.

2. **THAT** Council approve the closure of Main Street and Fraser Lane for filming and parking purposes on August 10, 2021 from 5:00 am – 2:00 pm with intermittent traffic control as follows:

- Main Street – Both sides from CIBC to Peninsula Road.

3. **THAT** Council supports the Location Filming Application for the Film “Lou” and have Staff work with the Deerfield Production Company to ensure compliancy with the District of Ucluelet Provisions for Filming in Ucluelet policy and any applicable Temporary Road Closure Permits.



CARRIED.

**12.14. Amphitrite House Project Update**  
***Abby Fortune, Manager of Recreation & Tourism***

Ms. Fortune provided a quarterly report on the Amphitrite House Project. She noted the activities completed to date, next steps and delays associated with COVID-19.

**12.15. Amphitrite Centre and Lands Project Update**  
***Abby Fortune, Manager of Recreation & Tourism***

Ms. Fortune provided a quarterly report on the Amphitrite Centre and Lands Project. She outlined the works completed to date and next steps.

**12.16. Wild Pacific Trail Society Lookout Proposals**  
***Abigail Fortune, Manager of Recreation & Tourism***

Ms. Fortune noted that the proposed additions to the Wild Pacific Trail would be funded by the District but the Wild Pacific Trails Society will oversee construction of these lookouts. She noted that the Wild Pacific Trail will fund any costs associated with this project in excess of \$10,000.

2021.2181.REGULAR **It was moved by Councillor McEwen and seconded by Councillor Hoar**

1. ***THAT*** Council supports the construction of two new viewpoints for the Wild Pacific Trail; and,

2. ***THAT*** Council supports the construction two new "Crow's Nest" cages for the Wild Pacific Trail.

CARRIED.

**12.17. Resolution Tracking - April 2021**  
***Joseph Rotenberg, Manager of Corporate Services***

**12.18. Cheque Listing**  
***Joseph Rotenberg, Manager of Corporate Services***

**13. LEGISLATION**

**13.1. Outdoor Burning Bylaw No. 1288, 2021 (Adoption)**  
***Joseph Rotenberg, Manager of Corporate Services***

Fire Chief, Rick Geddes, presented this report. Mr. Geddes outlined the communications methods which will be used to publicize the new burning regulations, if they are adopted.



Council noted that they would like to review options for the disposal of yard waste at a later meeting. Council noted concerns with the dumping of yard waste on the backroads and discussed the 2021 Spring Clean-Up Week.

2021.2182.REGULAR **It was moved by Councillor Hoar and seconded by Councillor Cole**  
*THAT District of Ucluelet Outdoor Burning Bylaw No. 1288, 2021 be adopted.*

CARRIED.

**13.2. Fees and Charges Amended Bylaw**  
***Donna Monteith, Chief Financial Officer***

Ms. Monteith presented this report. She outlined the proposed amendments to the Fees and Charges Bylaw.

2021.2183.REGULAR **It was moved by Councillor Cole and seconded by Councillor McEwen**  
*THAT the District of Ucluelet Fees and Charges Amendment Bylaw No. 1294, 2021 be given first, second, and third reading.*

CARRIED.

**14. OTHER BUSINESS**

There was no other business.

**15. QUESTION PERIOD**

**15.1. Questions via Zoom**

There were no questions via Zoom.

**15.2. Questions via [communityinput@ucluelet.ca](mailto:communityinput@ucluelet.ca)**

An email from Nora O'Malley, Westerly News, was read by staff regarding the Cheque Listing report and a reference to lands being studied.

Staff, noted that they would investigate the listing and email Ms. O'Malley directly.

**16. CLOSED SESSION**

There was no closed session.

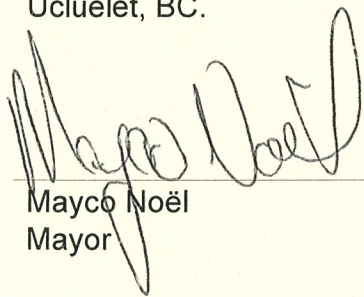
**17. ADJOURNMENT**

The meeting was adjourned at 7:42 PM.

**CERTIFIED CORRECT:** Minutes of the Regular Council Meeting held on Tuesday, May 11, 2021 at 5:00 pm in the George Fraser

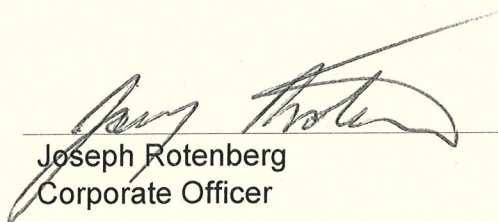


Room, Ucluelet Community Centre, 500 Matterson Road,  
Ucluelet, BC.



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Mayco Noël  
Mayor



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Joseph Rotenberg  
Corporate Officer