

DISTRICT OF UCLUELET
MINUTES OF THE COMMITTEE OF THE WHOLE MEETING
HELD IN THE MAIN HALL, 500 MATTERSON DRIVE
Tuesday, November 23, 2021 at 5:30 PM

Present: **Chair:** Mayor Noël
 Council: Councillors Cole, Hoar, Kemps, and McEwen
 Staff: Duane Lawrence, Chief Administrative Officer
 Bruce Greig, Director of Community Planning
 John Towgood, Municipal Planner
 James MacIntosh, Director of Engineering Services
 Joseph Rotenberg, Manager of Corporate Services
 Paula Mason, Administration Clerk

Regrets:

1. CALL TO ORDER

The meeting was called to order at 5:30 PM

2. ACKNOWLEDGEMENT OF THE YUULU?I?ATH

Council acknowledged the Yuulu?i?ath on whose traditional territories the District of Ucluelet operates.

3. NOTICE OF VIDEO RECORDING

Audience members and delegates were advised that this proceeding was being video recorded and broadcast on YouTube and Zoom, which may store data on foreign servers.

4. LATE ITEMS

"2021-11-19 Schramm" and "2021-11-21 Turner and Petrowitz" were added as Appendix D to Report Item 7.1. "Official Community Plan (OCP) Growth Analysis".

5. APPROVAL OF AGENDA

5.1 November 23, 2021 Special Committee of the Whole Agenda

2021.2026.COW **It was moved by Councillor Kemps and seconded by Councillor Cole**
THAT Council approve the November 23, 2021 Special Committee of the
Whole Agenda as amended.

CARRIED.

6. MAYOR'S ANNOUNCEMENTS

The Chair outlined meeting procedures and how members of the public could participate via phone, Zoom, communityinput.ca and in person.

7. REPORTS

7.1 Official Community Plan (OCP) Growth Analysis *Bruce Greig, Director of Community Planning*

Mr. Greig provided an analysis of growth options informed by the 2021 West Coast Land Use Demand Study in the context of the draft OCP for both Council and members of the public to review.

8. PUBLIC INPUT & DELEGATIONS

8.1 The Chair called for Public Input from audience members, via telephone, Zoom, email sent to communityinput@ucluelet.ca and in person.

There were no participants via telephone.

The following members of the public participated via Zoom:

- Judy Gray - 506 Marine Drive, Ucluelet BC
- Myles Morrison - 1497 Victoria Road, Ucluelet BC
- Judy Gray (a second time) - 506 Marine Drive, Ucluelet BC

The following members of the public spoke in person:

- Dario Corlazzoli - 1165 Rupert Road, Ucluelet BC
- Joe Corlazzoli - 1157 Rupert Road, Ucluelet BC
- Rena Clark - 851 Eline Road, Ucluelet BC
- Matt Harbidge - 1816 Peninsula Road, Ucluelet BC
- Laura Griffith-Cochrane - 1357 Pine Road, Ucluelet BC
- Mark Maffei - Ucluelet Small Craft Harbour, Ucluelet BC
- Eric Larsen - 332 Marine Drive, Ucluelet BC
- Julian Ling - 1971 Harbour Crescent, Ucluelet BC

The following members of the public participated via email to communityinput@ucluelet.ca. These submissions were read aloud during the meeting:

- Jenny Sheline - 1594 Bay Street, Ucluelet BC
- Dayna Burton - 1561 Bay Street, Ucluelet BC

Council was asked to provide direction on the draft Official Community Plan Bylaw No. 1236, 2020, in particular:

1. Does Council support changing the draft Long-Range Land Use Plan - Schedule "A" to reflect a pattern of development consistent with the medium growth scenario explored in this exercise?

- Council discussed the growth options and provided general direction for staff to present a Long-Range Land Use Plan that reflects a low-medium growth scenario.

2. Does Council support amending the residential housing policies in Part 3 of the draft OCP, by: adding to draft policy 3.134, “As a starting point, target a minimum of 75% of housing in new developments to be attainable by Ucluelet resident households.”

- General direction was provided to amend the draft policy 3.134 to include “As a starting point, target a minimum of 75% of housing in new developments to be attainable by Ucluelet resident households.”

3. Does Council wish to see any additional amendments to the draft OCP?

- Mayor Noël advocated for the OCP to identify the number of visitors in our community during the peak season.


9. ADJOURNMENT

The meeting was adjourned at 7:59 PM

CERTIFIED CORRECT: Minutes of the Committee of the Whole Meeting held on Tuesday, November 23, 2021 at 5:30 pm in the Main Hall, Ucluelet Community Centre, 500 Matterson Road, Ucluelet, BC.



Marilyn McEwen
Mayor



Duane Lawrence
Corporate Officer