

DISTRICT OF UCLUELET
MINUTES OF THE REGULAR COUNCIL MEETING
HELD IN THE UCLUELET COMMUNITY CENTRE, 500 MATTERSON DRIVE
Tuesday, February 21, 2023 at 4:00 PM

Present: **Chair:** Mayor McEwen
 Council: Councillors Anderson, Hoar, Kennington, and Maffei
 Staff: Duane Lawrence, Chief Administrative Officer
 Donna Monteith, Chief Financial Officer
 Bruce Greig, Director of Community Planning
 Abby Fortune, Director of Parks and Recreation
 James MacIntosh, Director of Engineering Services
 Joseph Rotenberg, Manager of Corporate Services
 Monica Whitney-Brown, Planning Assistant

Regrets:

1. CALL TO ORDER

The February 21, 2023 Regular Council Meeting was called to order at 4:00 PM.

1.1 ACKNOWLEDGEMENT OF THE YUULU?IL?ATH

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

1.2 NOTICE OF VIDEO RECORDING

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

2. LATE ITEMS

There were no late items.

3. APPROVAL OF THE AGENDA

3.1 February 21, 2023, Regular Council Meeting Agenda

2023.2066.REGULAR *It was moved and seconded **THAT** Council adopt the February 21, 2023, Regular Council Meeting Agenda as presented.*

CARRIED.

4. ADOPTION OF MINUTES

4.1 February 9, 2023, Regular Minutes

Council noted a typo on page seven of the Minutes. The last point under Mayor McEwen's report should read "...Local Government Leadership Academy..." not "...Local Government Management Association...".

2023.2067.REGULAR *It was moved and seconded **THAT** Council adopt the February 9, 2023 Regular Meeting Minutes as amended.*

CARRIED.

5. PUBLIC INPUT & DELEGATIONS

5.1 Delegations

Samantha Hackett, Shaun Mills and Carrie Ho, West Coast Multiplex Society
Re: West Coast Multiplex

Ms. Hackett introduced the West Coast Multiplex Society Board Members in attendance, outlined the Society's mandate, and presented a short film in support of the Multiplex. She went on to outline a proposed Memorandum of Understanding which is under development, and provided a historical overview of the Multiplex project and Society.

Ms. Hackett explained that the Society is working to integrate the pool into phase one of the project and that all eight communities in the region must prioritize this project for the Society's capital grant funding applications to be successful. The Society is therefore asking that Council make the project a 2023 District of Ucluelet priority project.

Ms. Hackett addressed Council questions related to referendum held by the ACRD related to facility operating costs, the Society's history, and discussions related to School District 70 using Multiplex lands for programming.

Leon Davies, Rylie Noyes, and Ollie Ouellette, Ukee Skate Park Committee
Re: Skate Park Support in Principle

Mr. Davies presented on behalf of the Committee. The Committee is working towards undertaking the third phase of the Ucluelet Skate Park and sought endorsement in principle to move forward with this stage of the project. Phase three is proposed to include a mini ramp and flat ground area for beginners and children.

6. UNFINISHED BUSINESS

There was no unfinished business.

7. **BYLAWS**

7.1 **Revenue Anticipation Borrowing Bylaw No. 1325, 2023 - Adoption** **Donna Monteith, Chief Financial Officer**

Ms. Monteith presented this report and noted a typo in the footnote of the Bylaw which refers to "Bylaw No. 1301, 2022" when it should refer to "Bylaw No. 1325, 2023."

2023.2068.REGULAR *It was moved and seconded **THAT** Council adopt District of Ucluelet Revenue Anticipation Borrowing Bylaw No. 1325, 2023 as presented.*

CARRIED.

8. **REPORTS**

8.1 **Rotary Frisbee Disc Golf Course** **Abby Fortune, Director of Parks & Recreation**

Ms. Fortune presented this report.

Jeff Anderson, Pacific Rim Rotary Club member, addressed Council questions related to anticipated usage and disc golf courses in Port Alberni.

2023.2069.REGULAR *It was moved and seconded **THAT** Council direct staff to develop a land use agreement between the Rotary Club of Ucluelet and District of Ucluelet for the development of a frisbee disc golf course to be located on the lands having the legal description of PID 009397809, District Lot 281, Clayoquot Land District, Except Plan VIP35275, VIP47109, VIP48670, VIP56963, VIP62019 and VIP62387.*

CARRIED.

8.2 **Notice of Land Disposition - Westcoast Community Resource Society Lease** **Abby Fortune, Director of Parks & Recreation**

Ms. Fortune presented this report and noted Westcoast Community Resource Society's 2023 In-Kind Contribution request related to this lease.

2023.2070.REGULAR *It was moved and seconded **THAT** Council authorize staff to issue a Public Notice of Property Disposition for a portion of Lot A, Plan VIP569363, District Lot 281, Clayoquot Land District, Except Plan VIP81535 and more commonly referred to as 500 Matterson Drive to the Westcoast Community Resource Society, by way of lease, for a term of three years from April 1, 2023, to March 31, 2026 in an amount of*

\$1,935.76 per month between April 1, 2023 to March 31, 2024;
\$1,974.48 per month between April 1, 2024 to March 31, 2025; and
\$2,013.97 per month between April 1, 2025 to March 31, 2026, plus
GST.

CARRIED.

**8.3 Development Variance Permit for 1425 Helen Road
Bruce Greig, Director of Community Planning**

Mr. Greig presented this report.

2023.2071.REGULAR *It was moved and seconded **THAT** Council direct staff to give notice for public input on Development Variance Permit 22-09 to waive the on-site parking requirements for a Bed & Breakfast use at 1425 Helen Road for a maximum period of two years.*

CARRIED.

**8.4 Pacific Rim Housing Development Corporation
Duane Lawrence, Chief Administrative Officer**

Mr. Lawrence presented this report, and noted projects approved for District affordable housing reserve funding, District owned lands, and the Pacific Rim Home Development Cooperative's request that Council establish a select committee.

Council discussed the Pac Rim's proposal, noted areas of concern including subsidizing staff housing which may only be available to cooperative member businesses from Ucluelet and Tofino. Council also noted the need for clarification related ownership of the lands, construction costs, the total requested District capital investment and the legality of the District contributing to the proposed project.

Council also discussed and sought clarification on the means of obtaining this information in a timely manner including establishing a select committee.

Staff addressed Council questions related to establishing a select committee, investigating the proposal further, and legal issues.

2023.2072.REGULAR *It was moved and seconded **THAT** Council direct Staff to engage with representatives from the Pacific Rim Housing Development Cooperative and report back to Council on the following questions:*

1. *Is the project and related District of Ucluelet funding request lawful, given the Cooperative's rules?*
2. *What are the building costs?*
3. *What is the requested District of Ucluelet capital investment?*

CARRIED.

9. NOTICE OF MOTION

There were no notices of motion.

10. CORRESPONDENCE

10.1 Temporary Occupancy Permit

Kyle Corcoran, Construction Manager, Milner Group

Council discussed the requested reconsideration. Council noted that they would like to obtain public input on the proposed changes to the temporary use outlined in the applicant's letter.

Staff provided guidance on the reconsideration process and noted that notice of an opportunity to provide public input on the temporary use permit would be given if Council considered the new conditions for the temporary use permit.

2023.2073.REGULAR *It was moved and seconded **THAT** Council reconsider the motion to reject the application for Temporary Use Permit 23-02.*

CARRIED.

2023.2074.REGULAR **THAT** *Council reject the application for Temporary Use Permit 23-02.*

DEFEATED.

10.2 Input Request - The Blue Economy Regulatory Review

Association of Vancouver Island and Coastal Communities

10.3 Climate Connect Gathering

Island Health

11. INFORMATION ITEMS

11.1 Forest Enhancement Society Letter

Steven Kozuki, RPF, Executive Director, Forest Enhancement Society of BC

11.2 Resolution Tracker - February 2023

Joseph Rotenberg, Manager of Corporate Services

Staff addressed Council questions about items related to a report on speed controls on Bay Street, funding for the Tribal Guardian Program, appointment of the Clayoquot Biosphere Trust Alternate Director, and participation in the Girl Guides' Guiding Lights Across BC celebration.

12. MAYOR'S ANNOUNCEMENTS AND COUNCIL COMMITTEE REPORTS

12.1 Councillor Shawn Anderson

Deputy Mayor, April 1 - June 30, 2023

- Will attend the Introduction to Social Procurement Workshop for Elected Officials and Senior Leadership on April 12, 2023.
- Feb. 15 -17 - Attended the Local Government Leadership Academy Elected Officials Seminar.

12.2 Councillor Jennifer Hoar

Deputy Mayor, January 1 - March 31, 2023

- Feb. 15 -17 - Attended the Local Government Leadership Academy Elected Officials Seminar.
- Feb. 22 is Pink Shirt Day, which celebrates spreading kindness and stopping hate.

12.3 Councillor Ian Kennington

Deputy Mayor, July 1 - September 30, 2023

- Feb. 15 -17 - Attended the Local Government Leadership Academy Elected Officials Seminar.

12.4 Councillor Mark Maftei

Deputy Mayor, October 1 - December 31, 2023

- Feb. 15 -17 - Attended the Local Government Leadership Academy Elected Officials Seminar.

12.5 Mayor Marilyn McEwen

The Mayor announced the District will be conducting annual water flushing starting on March 2, with an anticipated completion date of May 11. The Mayor described the program and anticipated impacts.

The Mayor also announced that the District has been awarded a BC Government Active Transportation Grant for the Larch Road Multi-Use Path Project and the Alberni Clayoquot Regional District was rewarded an Active Transportation Grant for their trail project to connect the Ucluelet Multi-Use Path to Pacific Rim National Park Reserve ʔapsčiiik ʔašii trail.

On February 10, the Mayor met with MLA Osborne regarding the BC Building Stronger Communities Fund distribution of about one million dollars to the District of Ucluelet and attended a meeting with Island Health. The Mayor also attended the Local Government Leadership Academy Elected Officials Seminar from February 15 to 17 in Nanaimo.

13. QUESTION PERIOD

Nora O'Malley, Westerly News, asked how funding the Pacific Rim Housing Cooperative's project is legally different than funding the construction of Forest Glen by the Seaview Seniors Housing Society. Mayor McEwen distinguished the projects.

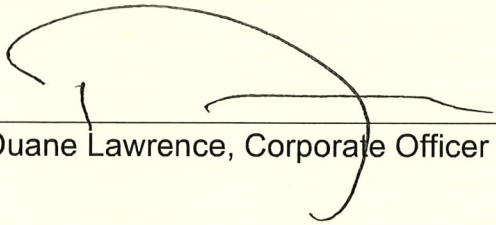
14. CLOSED SESSION

There was no closed session.

15. ADJOURNMENT

The meeting Regular Council Meeting was adjourned at 5:52 PM.

CERTIFIED CORRECT: Minutes of the Regular Council Meeting held on Tuesday, February 21, 2023 at 4:00 pm in the Ucluelet Community Centre 500 Matterson Road, Ucluelet, BC.



Duane Lawrence, Corporate Officer



Marilyn McEwen, Mayor