

**DISTRICT OF UCLUELET**  
**MINUTES OF THE REGULAR COUNCIL MEETING**  
**HELD AT THE UCLUELET COMMUNITY CENTER, 500 MATTERSON DRIVE**  
**Tuesday, April 26, 2022 at 4:00 PM**

Present:     **Chair:**       Mayor Noël  
              **Council:**   Councillors Cole, Hoar, Kemps, and McEwen  
              **Staff:**        Duane Lawrence, Chief Administrative Officer  
                          Donna Monteith, Chief Financial Officer  
                          Bruce Greig, Director of Community Planning  
                          Abby Fortune, Director of Parks and Recreation  
                          Paula Mason, Manager of Corporate Services

Regrets:

**1     CALL TO ORDER**

1.1           The meeting was called to order at 4:00pm.

**2     ACKNOWLEDGEMENT OF THE YUULU?IF?ATH**

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

**3     NOTICE OF VIDEO RECORDING**

3.1           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.

**4     LATE ITEMS**

4.1           There were no late items.

**5     APPROVAL OF AGENDA**

5.1           April 26, 2022 Regular Agenda

2022.2086.REGULAR   *It was moved and seconded **THAT** Council adopt the April 26, 2022 Regular Agenda as presented.*

CARRIED.

**6     ADOPTION OF MINUTES**

## 7 PUBLIC INPUT & DELEGATIONS

### 7.1 Public Input

### 7.1 Delegations

**Jeff Anderson, Rotary Club of Ucluelet  
Re: Frisbee Golf Course Development**

Mr. Anderson provided information regarding the development of a local Frisbee Golf Course in Ucluelet and discussed various possible locations on District owned lands.

2022.2087.REGULAR

*It was moved and carried THAT Council direct staff to prepare a report on the development of a Frisbee Golf Course in Ucluelet, specifically using the land behind the water tower for the course, for council's consideration.*

CARRIED.

**Jodie Frank, Organics Coordinator, Alberni-Clayoquot Regional District  
Re: ACRD Sort'nGo Presentation**

Ms. Frank had some IT issues, so gave her presentation after agenda item 9.1 Committee of the Whole portion ended and Council returned to the Regular Meeting. She provided an informative overview of the upcoming Sort'nGo program coming to the West Coast in the Fall of 2022.

## 8 UNFINISHED BUSINESS

### 8.1 There was no unfinished business.

2022.2088.REGULAR

*It was moved and seconded THAT Council go into a Committee of the Whole at 4:20pm to discuss Item 9.1 on the agenda.*

CARRIED.

## 9 COMMITTEE OF THE WHOLE

### 9.1 Resort Development Strategy 2022/23-2024/25 Input Abby Fortune, Director of Parks & Recreation

Ms. Fortune provided a report outlining the requirements of the Resort Municipality Initiative, asking Council for direction regarding the goals and objectives of the Resort Development Strategy and asking that Council confirm and identify projects and priorities for the use of the RMI funds for the upcoming three-year cycle of the RDS. Council was supportive of the proposed goals and suggested adding water fountains and perhaps looking into the possible creation of a cup program in a collaborative effort with Tourism

Ucluelet. Council expressed their support for the suggested funding model and asked if the Ucluelet Historical Society could be added. After discussion around the various proposed projects, Council listed washrooms at trail heads and in the downtown core, the Village Green playground, the Amphitrite House project, First Nations Tourism Development and the addition of more prominent/street crossing Christmas Lighting along Peninsula Road as their priority capital projects.

2022.2089.REGULAR *It was moved and seconded THAT the Committee of the Whole portion of the meeting be adjourned at 5:04pm, to return to the Regular Meeting.*  
CARRIED.

## 10 BYLAWS

### 10.1 Five Year Financial Plan And Tax Rates Bylaws - Adoption Donna Monteith, Chief Financial Officer

Ms. Monteith introduced the Five Year Financial Plan and Tax Rates bylaws for adoption.

2022.2090.REGULAR *It was moved and seconded THAT the District of Ucluelet 2022–2026 Financial Plan Bylaw No. 1307, 2022 be adopted.*

*It was moved and seconded THAT the District of Ucluelet Annual Tax Rates Bylaw No. 1308, 2022 be adopted.*

*It was moved and seconded THAT Council take a five minute recess, returning at 5:32pm.*

CARRIED.

## 11 REPORTS

### 11.1 DVP & DP 1666 Peninsula Road – Peninsula Road Motel John Towgood, Municipal Planner

Mr. Greig provided a brief summary of the report and invited either the applicant or any members of the public to speak to the application. The architect, Mr. Hansen, provided an overview of the plans and answered question from Council. A letter from Ian Riddick of Heartwood Kitchen, in support of the proposed development was read aloud. One request from Mr. Riddick was for the removal of the invasive bamboo currently growing between the two properties.

2022.2091.REGULAR *It was moved and seconded THAT Council, with regard to the proposed redevelopment and expansion at 1666 Peninsula Road (Lot 5 & 6, Plan VIP3486, District Lot 282, Clayoquot Land District):*  
*1. Subject to public comment, approve the issuance of Development Variance Permit 22-01 for a minimum front yard setback of 11'-11" from the lot line abutting Peninsula Road, whereas section CS-2.6.2 of the Ucluelet Zoning Bylaw No. 1160, 2013 requires 15ft; and,*

2. Approve the issuance of Development Permit 22-01 for the following:
  - a. removal of an existing commercial building (the Sake Sushi building).
  - b. renovation of an existing motel building.
  - c. addition of a 3-storey motel building (off Larch Road), a 2-storey motel building (mid property), and a 2-storey mixed Commercial / Resort Condo building (fronting Peninsula Road).
  - d. associated landscape and hardscape works.
  - e. removal of invasive species during land remediation.

CARRIED.

### **11.2 Temporary Use Permit 2066 Peninsula Road John Towgood, Municipal Planner**

Councillor Hoar recused herself from the meeting. Mr. Greig presented the application to allow one seasonal RV camping space for local workers to the rear of the Far West building. Members of the public and the applicant were given the opportunity to speak to the application.

2022.2092.REGULAR *It was moved and seconded THAT Council, subject to public comment, authorize the issuance of Temporary Use Permit 21-19 for a period of 3 years, to allow one seasonal RV camping space for local workers to the rear of the Far West building located at 2066 Peninsula Road.*

CARRIED.

### **11.3 Temporary Use Permit 221 Minato Road John Towgood, Municipal Planner**

Councillor Hoar returned to the meeting. Mr. Greig provided an overview of Minato Bay's application to allow the storage of boats, recreational vehicles, trailers and other mobile items on their Minato Road property for one year. Members of the public and the applicant were given the opportunity to speak. Mr. Chris Bozman was available to answer questions raised by Council. He agreed to install a security camera on site at Council's request. A member of the public from the neighbouring property, Ms. Fortune, commented that they had originally been concerned with the oversight of the property and with large vehicles coming and going from the property, however they spoke in support of the application.

2022.2093.REGULAR *It was moved and seconded THAT Council, subject to public comment and notwithstanding restrictive covenant CB8532151, authorize the issuance of Temporary Use Permit 22-01 to allow the storage of boats, recreational vehicles, trailers, and other mobile items in a 1.5 acre area of 221 Minato Road for a period of 1 year, and to include one security camera on site.*

CARRIED.

## **12 NOTICE OF MOTION**

**12.1 There were no Notices of Motions.**

## **13 CORRESPONDENCE**

**13.1 Motion from the Barkley Community Forest Corporation - Tabular Stumpage Rates**  
**Geoff Lyons, Barkley Community Forest Corporation**

Mayor Noël brought this item forward for discussion and provided his support for the submission of a 2022 UBCM resolution asking that the Province of BC maintain the tabular rate structure for community forest agreements.

2022.2094.REGULAR *It was moved and seconded THAT the following 2022 UBCM Resolution be submitted by the District of Ucluelet regarding Pricing Policy for Community Forests.*

*WHEREAS The tabular stumpage rate system that currently applies to community forest agreements provides the means through which community forests innovate, operate in contentious areas, invest in long-term forest stewardship and provide jobs and other benefits to their communities;*

*AND WHEREAS The ability of community forests to innovate and invest in community priorities including climate change adaptation, wildfire risk reduction, ecosystem restoration, old growth management, recreational infrastructure development, and community economic development relies upon the current stumpage rates;*

*AND WHEREAS Any change in the current tabular stumpage policy that results in an increased stumpage rates and additional administrative burden for community forest tenures will greatly reduce and undermine the capacity of community forests to provide key socio-economic benefits to the communities that they support. The tabular stumpage policy enables community forest agreement holders to implement modernized forest policies and to meet the full range of community objectives while operating viable businesses.*

*THEREFORE BE IT RESOLVED that the Province of British Columbia maintain the tabular rate structure for community forest agreements.*

CARRIED.

**13.2 City of Fort St. John - Extended Hour Child Care for Shift Workers**  
**Bonnie McCue, Corporate Officer, City of Fort St. John**

**13.3 Peninsula Rd. Renovations**  
**Rich Parlee, Ucluelet resident**

**13.4 Boardwalk**  
**Forston Taylor, North Vancouver resident**

Mayor Noël recognized Mr. Tylor's comments regarding the importance of a boardwalk between Water's Edge and Peninsula Road.

**13.5 Peninsula Update Worries and Suggestions**  
**Courtney Johnson & Barry Edge, Image West Gallery**

Mayor Noël advised that he had personally spoken with Ms. Johnson regarding her concerns.

## 14 INFORMATION ITEMS

### 14.1 Preliminary Application – “Minato Bay” housing development Bruce Greig, Director of Community Planning

Mr. Greig introduced Council and the community to a current development proposal for new housing at 221 Minato Road. He proposed that a Committee of the Whole be held mid-May to provide both Council and members of the public to comment and ask questions, after the Open House has been held by the developer. The applicant, Mr. Bozman provided a brief history of how the concept plan was born, an overview of the project, and the affordable housing component he plans to offer.

### 14.2 Superintendent of Schools and Chief Executive Officer for School District 70 Pacific Rim Pam Craig, Board Chair, School District 70 Pacific Rim

Council asked that staff send a welcome letter to Mr. Davies and also invite him to attend a Council meeting in September to provide an opportunity to meet Council and have him speak to his upcoming plans for the School District.

### 14.3 Parks Canada implements Combers Seasonal Dog Ban April 14-October 1, 2022 Parks Canada Pacific Rim

### 14.4 Invasive Mussel Defense Program Terry Rysz, Mayor, District of Sicamous

### 14.5 ACRD Press Release - 10th Anniversary celebration Heather Thomson, Communications Coordinator, ACRD

### 14.6 International Day Against Homophobia and Transphobia Laurent Breault, General Director, Fondation Émergence

Councillor Hoar inquired if the District owns a banner/flag in support of this initiative.

2022.2095.REGULAR *It was moved and seconded THAT Council direct staff to acquire and raise a flag or banner each year on May 17th, beginning with 2022 if possible, in support of the LGBTQ+ community for the International Day Against Homophobia and Transphobia.*

CARRIED.

### 14.7 Roundtable on the Connecting Communities BC Program Lisa Beare, Minister, Ministry of Citizen's Services

### 14.8 AVICC April Update: New AVICC Executive Committee members AVICC Administration

Councillor McEwen suggested that Council submit a recommendation to the UBCM's 2022 Community Excellence Awards for the recently adopted Official Community Plan, perhaps under the Governance Category. Mayor Noël

suggested that a recommendation for an award also be submitted for the COVID-19 response actions/planning that Staff and Council produced.

**15 MAYOR'S ANNOUNCEMENTS**

**16 COUNCIL COMMITTEE REPORTS**

**16.1 Councillor Marilyn McEwen**  
*Deputy Mayor January 1 - March 15, 2022*

**16.2 Councillor Lara Kemps**  
*Deputy Mayor March 16 - May 31, 2022*

**16.3 Councillor Jennifer Hoar**  
*Deputy Mayor June 1 - August 15, 2022*

April 21, 2022: Attended the Peninsula Road Stakeholder meeting regarding the Peninsula Road Revitalization project.

April 23, 2022: Attended the Historical Society AGM where the society honoured Mary Kimoto on her 100th birthday. There will be a Mother's Day plant sale at UAC Hall on May 7, 2022 which is a fundraiser for the Historical Society.

Councillor Hoar brought a motion forth in support of World Ocean's Day on June 8, 2022. She also encouraged residents to use eco-friendly products wherever possible.

2022.2096.REGULAR *WHEREAS, Wednesday, June 8, 2022, is the 30th annual World Ocean's Day. World Oceans Day is the United Nations day for celebrating the role of the ocean in everyday life and inspiring action to protect it.*  
*WHEREAS, Countries around the world, including Canada as a prominent leader, have committed to protecting 30% of their ocean territory by 2030 in order to reverse nature loss in the ocean and safeguard at-risk marine life.*  
*WHEREAS, The ocean is home to hundreds of species at risk, vulnerable ecosystems, and is a crucial carbon sink shielding us from the worst of climate change.*  
*WHEREAS, The ocean produces over half of the world's oxygen and absorbs 50 times more carbon dioxide than our atmosphere. Therefore, protecting the ocean is in the interest of all life on Earth, and communities both coastal and inland, as it is essential to our shared future.*  
*WHEREAS, It is the jurisdiction of the Government of Canada, under various pieces of legislation and regulation, to establish marine protected areas in consultation with Indigenous Peoples. Many Indigenous nations and communities are leading in the conservation of the ocean, and have been stewards of the ocean since time immemorial.*  
*WHEREAS, It is important for municipal leaders to demonstrate support for actions to safeguard the ocean, as they have for action on climate change and other environmental matters of national*

importance.

*WHEREAS, In celebrating the ocean, and protecting its habitats and ecosystems, we can together raise the profile of ocean conservation's critical role in improving planetary health and slowing the crisis of species collapse and ecosystem decline.*

*Therefore be it resolved that the District of Ucluelet recognizes the 30th anniversary of World Oceans Day on June 8th, 2022 and supports national and international efforts to protect 30% of the ocean by 2030.*

CARRIED.

**16.4 Councillor Rachelle Cole**  
***Deputy Mayor August 16 - October 31, 2022***

April 20, 2022: Attended the Alberni Clayoquot Regional Health Network meeting re: Communities Building Youth Futures and also attended an In-camera Committee of the Whole with ACRD.

April 21, 2022: Attended the Clayoquot Biosphere Trust's second part in a series re: Decolonization: First Steps

April 25, 2022: Attended Coastal Family Resource Coalition's Harm Reduction Group meeting re: Alcohol Use Disorder

**16.5 Mayor Mayco Noël**

**17 QUESTION PERIOD**

17.1 There was no public input.

**18 CLOSED SESSION**

18.1 THAT the meeting be closed to the public in order to address agenda items under the following sections of the *Community Charter*:

- Section 90(1)(e) the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality; and
- Section 90(1)(g) litigation or potential litigation affecting the municipality; and
- Section 90(1)(c) labour relations or other employee relations.

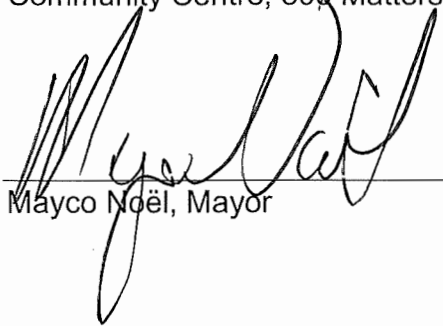
**19 RECONVENE FROM CLOSED SESSION**

**20 ADJOURNMENT**

20.1 The meeting was adjourned at 7:40pm.



**CERTIFIED CORRECT:** Minutes of the Regular Council Meeting held on Tuesday, April 26, 2022 at 4:00 pm in the Ucluelet Community Centre, 500 Matterson Road, Ucluelet, BC.



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Mayco Noël, Mayor



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Paula Mason, Deputy Corporate Officer