



CARIBOO REGIONAL DISTRICT

BOARD MINUTES

September 6, 2024

10:18 a.m.

Creekside Seniors Activity Centre

501 Cedar Avenue

100 Mile House, BC.

PRESENT: Chair M. Wagner, Vice Chair M. Neufeld, Director M. Sjostrom, Director B. Bachmeier, Director M. LeBourdais, Director A. Richmond, Director J. Glassford, Director T. Pare, Director B. Anderson, Director E. de Vries, Alternate Director D. Funk, Director S. Rathor, Director M. Pinkney, Director L. Roodenburg

ABSENT: Director J. Massier, Director S. Forseth, Director E. Coleman

STAFF: M. Daly, Chief Administrative Officer, A. Johnston, Manager of Corporate Services/Deputy CAO, K. Erickson, Chief Financial Officer, N. Whitehead, Manager of Planning Services, G. Pinchbeck, Manager of Communications, and S. Masun, Manager of Intergovernmental Relations

1. **CALL TO ORDER**

1.1 **Adoption of Agenda**

Corporate Vote - Unweighted

2024-9A-1

Moved Director LeBourdais

Seconded Director Pinkney

That the agenda be adopted as presented.

Carried

2. ADOPTION OF MINUTES

2.1 Minutes of the Cariboo Regional District Board Meeting - August 16, 2024

Corporate Vote - Unweighted

2024-9A-2

Moved Director Glassford

Seconded Director Pare

That the minutes of the Cariboo Regional District Board meeting held August 16, 2024, be adopted.

Carried

3. PLANNING BYLAWS FOR CONSIDERATION OF FIRST AND SECOND READING

3.1 Area C – BL 5486

Stakeholder Vote – Unweighted – All Electoral Areas

7271 Barkerville Hwy

District Lot 5299, Cariboo District; and District Lot 388, Cariboo District; and All That Unsurveyed Crown Land Adjacent to District Lot 388, Cariboo District and Containing 1369.71 Hectares, More or Less

From Resource/Agricultural (R/A), Rural 1 (RR 1), Rural 2 (RR2), and Tourist Commercial (C 2) zone to Comprehensive Development 1 (CD 1) zone (3360-20/20220009 – Troll Resort Ltd.) (Agent: Brian Bennett & Scott Zacharias)
Director Massier

2024-9A-3

Moved Director Sjostrom

Seconded Director Glassford

That North Cariboo Area Rural Land Use Amendment Bylaw No. 5486, 2024 be given first and second reading. Further, that adoption be subject to the following:

1. The applicant offering to enter into the entering into a Section 219 covenant to ensure compliance with the CRD Shoreland Management Policy with respect to sewage disposal and riparian protection.
2. The applicant applying for and receiving Controlled Access Permits for District Lots 5299 and 388 from the Ministry of Transportation and Infrastructure.

3. The applicant applying for and receiving approval from the Ministry of Transportation and Infrastructure for each encroachment in the 4.5 m setback distance from Highway 26.
4. The 70.6 sq. m. building located over the southern lot line in the southeast portion of District Lot 388 be moved or demolished to comply with the required setback distance.

Further that the cost of registration of the shoreland management covenant be borne by the applicant.

Carried

4. PLANNING BYLAWS FOR CONSIDERATION OF THIRD READING

4.1 Area A – BL 5469

Stakeholder Vote – Unweighted – All Electoral Areas

1381 Sam Toy Road

Lot 12, District Lot 3140, Cariboo District, Plan 19032

From Service Commercial (C 4) zone to Special Exception C 4-3 zone
(3360-20/20240011 – Renyard Holdings Inc.)

Director Sjostrom

2024-9A-4

Moved Director Sjostrom

Seconded Director Richmond

That Quesnel Fringe Area Zoning Amendment Bylaw No. 5469, 2024 be read a third time, this 6th day of September 2024.

Carried

5. PLANNING BYLAWS FOR CONSIDERATION OF ADOPTION

5.1 Area A – BL 5446

Stakeholder Vote – Unweighted – All Electoral Areas

Hazard Road

District Lot 4958, Cariboo District, Except That Part Lying To The East of the

Easterly Limit of Plan A173 and Except Plans A173, 6416 and 26734
From Resource/Agricultural (RA 1) zone to Rural 1 (RR 1) zone
(3360-20/20230045 – Select Seed Company Ltd.) (Agent: Brian Bennett)
Director Sjostrom

2024-9A-5

Moved Director Sjostrom
Seconded Director Glassford

That Quesnel Fringe Area Zoning Amendment Bylaw No. 5446, 2023 be adopted
this 6th day of September 2024.

Carried

5.2 Area G – BL 5453 and 5454

Stakeholder Vote – Unweighted – All Electoral Areas

3676 Doyle Road
District Lot 7351, Lillooet District Except: (1) Parcel A Shown on Plan B7211 (2)
Plans 24673 and KAP77054
From Commercial designation to Lakeshore Residential designation
From Highway Commercial (C 3) zone to Residential 1 (R 1) zone
(3360-20/20230049 – David Muster) (Agent - Darren Braun – Blue Sky Solutions
Inc.)
Director Richmond

2024-9A-6

Moved Director Richmond
Seconded Director LeBourdais

That Lac La Hache Area Official Community Plan Amendment Bylaw No. 5453,
2023 be adopted this 6th day of September 2024.

Carried

2024-9A-7

Moved Director Richmond
Seconded Director LeBourdais

That South Cariboo Area Zoning Amendment Bylaw No. 5454, 2023 be adopted
this 6th day of September 2024.

Carried

6. DEVELOPMENT VARIANCE PERMIT APPLICATIONS

6.1 Area E – DVP20240025

Stakeholder Vote – Unweighted – All Electoral Areas

2813 Chimney Lake Rd

Lot 27, Section 4, Township 42, Lillooet District, Plan 19701, Except Plans 29665, 40666 and KAP87381

(3090-20/20240025 – Field/Kwasny)

Director Neufeld

2024-9A-8

Moved Director Neufeld

Seconded Director LeBourdais

That the application for a Development Variance Permit pertaining to Lot 27, Section 4, Township 42, Lillooet District, Plan 19701, Except Plans 29665, 40666 and KAP87381 be deferred for up to 90 days to allow time for the applicants to discuss options with Planning Staff.

Carried

7. AGRICULTURAL LAND COMMISSION APPLICATIONS

7.1 Area B – ALRB2422

Stakeholder Vote – Unweighted – All Electoral Areas

11170 Plett No. 1 Rd

The North West ¼ of District Lot 3182, Cariboo District, Except Plan H614 and

The South West ¼ of District Lot 3182, Cariboo District, Except Plans 20878,

H614, And Parcel A (N44138)

(3015-20/B20240022 – Carli Nachbaur) (Agent: Jacqueline L. Trudel, Barrister & Solicitor)

Director Bachmeier

2024-9A-9

Moved Director Bachmeier

Seconded Director Sjostrom

That the Provincial Agricultural Land Commission application for subdivision pertaining to The North West ¼ of District Lot 3182, Cariboo District, Except Plan H614 and The South West ¼ of District Lot 3182, Cariboo District, Except Plans 20878, H614, And Parcel A (N44138) be authorized for submission to the Provincial Agricultural Land Commission with a recommendation for approval.

Carried

8. DEVELOPMENT SERVICES - OTHER BUSINESS

8.1 Area L – Notice on Title – Lot 3 District Lot 4491 Lillooet District Plan 26051

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-10

Moved Director de Vries

Seconded Director Glassford

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 3 District Lot 4491 Lillooet District Plan 25051; PID: 005-267-706.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.2 Area L – Notice on Title – Lot 2 District Lot 1458 Lillooet District Plan 28404 Except Plan KAP49687

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-11

Moved Director de Vries

Seconded Director Richmond

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 2 District Lot 1458 Lillooet District Plan 28404 Except Plan KAP49687; PID: 004-559-509.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.3 Area L – Notice on Title – Lot 55 District Lot 3721 Lillooet District Plan 21667

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-12

Moved Director de Vries

Seconded Director Neufeld

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 55 District Lot 3721 Lillooet District Plan 21667; PID: 007-337-558.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.4 Area L – Notice on Title – Lot 306 District Lot 3721 Lillooet District Plan 21667

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-13

Moved Director de Vries

Seconded Director Sjostrom

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 306 District Lot 3721 Lillooet District Plan 21667; PID: 007-350-856.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.5 Area L – Notice on Title – Lot 86 District Lot 3720 Lillooet District Plan 20594

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-14

Moved Director de Vries

Seconded Director Glassford

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 86 District Lot 3720 Lillooet District Plan 20594; PID: 007-803-702.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.6 Area L – Notice on Title – Lot 196 District Lot 3721 Lillooet District Plan 21280

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-15

Moved Director de Vries

Seconded Director Sjostrom

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 196 District Lot 3721 Lillooet District Plan 21280; PID: 007-541-627.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.7 Area L – Notice on Title – Lot 4 District Lot 3872 Lillooet District Plan 20917

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-16

Moved Director de Vries

Seconded Director Glassford

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot 4 District Lot 3872 Lillooet District Plan 20917; PID: 007-674-597.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

8.8 Area L – Notice on Title – Lot B District Lot 1893 Lillooet District Plan 28287

Stakeholder Vote – Weighted – Electoral Areas A, B, C, D, E, F, G, H, I and L

2024-9A-17

Moved Director de Vries

Seconded Director Neufeld

That the Manager of Corporate Services of the Cariboo Regional District be directed to file Notice on Title in the Land Title Office, in accordance with Section 57 of the Community Charter for Lot B District Lot 1893 Lillooet District Plan 28287; PID: 004-584-783.

Further, upon confirmation from the Chief Building Official that the matter has been resolved and an approved final inspection issued, the Notice may be discharged from the title upon receipt of the fee stipulated in the Building Bylaw.

Carried

The meeting recessed at 10:31 a.m.

The meeting reconvened at 10:43 a.m.

9. COMMUNITY SERVICES

9.1 Proposed Aircraft Hangar Occupancy Licence at the South Cariboo Regional Airport 108 Mile

Corporate Vote - Weighted

2024-9A-18

Moved Director Richmond
Seconded Director Pinkney

That the T-hangar construction proposal from 108 Mile Development Corp at the South Cariboo Regional Airport be endorsed and that the required Aircraft Hangar Use and Occupancy Agreement be approved with an initial term of ten years and three renewal terms at an annual fee of \$4,088. Further, that the appropriate signatories be authorized to execute the agreement.

Carried

9.2 Kersley Recreation Complex – Proposed Facility Management and Operations Agreement

Corporate Vote - Weighted

2024-9A-19

Moved Director Sjostrom
Seconded Director Glassford

That the proposed Facility Management and Operations contract for the Kersley Recreation Complex with Jonathan Giesbrecht for a term of five years and an annual fee of \$50,000 be approved and that the appropriate signatories be authorized to execute the agreement.

Carried

9.3 Kersley Recreation Complex – Proposed BC Hydro Right-of-Way

Corporate Vote - Weighted

2024-9A-20

Moved Director Sjostrom
Seconded Director Glassford

That the proposed Statutory Right-of-Way request from BC Hydro to enable the relocation of power poles at the Kersley Recreation Complex be approved and the appropriate signatories be authorized to execute the necessary documentation.

Carried

10. ADMINISTRATION

10.1 Orange Shirt Society Annual Commemoration Donor Request

Corporate Vote - Weighted

2024-9A-21

Moved Director Pare

Seconded Director LeBourdais

That \$1,000 of the previously allocated Covid Smart Restart funds be provided to the Orange Shirt Day Society in support of its 2024 annual commemoration.

Carried

12. COMMITTEE/COMMISSION RECOMMENDATIONS

12.1 FCM - UNDRIP-Guide-for-Municipalities

Corporate Vote - Unweighted

2024-9A-22

Moved Director Pare

Seconded Director de Vries

That the following recommendation from the Indigenous Relations Committee meeting on August 15, 2024, be endorsed:

That staff continue to research possible legal and Provincial information in regards to UNDRIP, DRIPA and Indigenous rights and title, to be brought forward to a future meeting of the Indigenous Relations Committee, after the October 2024 Provincial Election.

Carried

13. BYLAWS FOR CONSIDERATION OF THREE READINGS AND ADOPTION

13.1 Forest Grove Legion Property Tax Exemption Bylaw No. 5493, 2024

Corporate Vote – Unweighted (Adoption requires 2/3rds in favour)

2024-9A-23

Moved Director Richmond
Seconded Director de Vries

That Forest Grove Legion Property Tax Exemption Bylaw No. 5493, 2024 be read a first, second and third time this 6th day of September 2024.

Carried

2024-9A-24

Moved Chair Wagner
Seconded Director Richmond

That Forest Grove Legion Property Tax Exemption Bylaw No. 5493, 2024 be adopted this 6th day of September 2024.

Carried

14. BYLAWS FOR CONSIDERATION OF ADOPTION

14.1 Lac La Hache Sewer Boundary Expansion Bylaw No. 5485, 2024

Corporate Vote - Unweighted

2024-9A-25

Moved Director Richmond
Seconded Director de Vries

That Lac La Hache Sewer Boundary Expansion Bylaw No. 5485, 2024 be adopted this 6th day of September, 2024.

Carried

17. ADJOURNMENT

Corporate Vote - Unweighted

2024-9A-26

Moved Director Glassford
Seconded Director Anderson

That the meeting of Cariboo Regional District Board be adjourned at 11:58 a.m., September 6, 2024.

Carried

Chair

Manager of Corporate Services