

AGENDA

REGULAR MEETING OF COUNCIL

Tuesday, November 12, 2013

7:30 p.m.

**George Fraser Room, Ucluelet Community Centre
500 Matterson Drive,
Ucluelet, B.C.**

Council Members:

Mayor Bill Irving

Councillor Dario Corlazzoli

Councillor Geoff Lyons

Councillor Sally Mole

Councillor Randy Oliwa



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REGULAR COUNCIL MEETING AGENDA

November 12, 2013 at 7:30 pm
 George Fraser Room, Ucluelet Community Centre
 500 Matterson Drive, Ucluelet, BC

CALL TO ORDER:	
ADOPTION OF MINUTES: October 22, 2013 Regular Council Minutes October 30, 2013 Special Council Minutes	
PUBLIC INPUT, DELEGATIONS & PETITIONS: None	
CORRESPONDENCE: C-1 The Nature Trust Request for Donation Dr. Jasper Lament, CEO of The Nature Trust of BC	
INFORMATION ITEMS: I-1 BCAA “Worst Roads Survey” Mark Donnelly, President & COO of BCAA Road Safety Foundation I-2 Recognition for Japan Love Project Seiji Okada, Consul General of Japan I-3 UBCM Meeting regarding Amphitrite Point & Fibre Optics Coralee Oakes, Minister of Community, Sport & Cultural Development I-4 Memorandum of Understanding on Regional Higher Learning Initiatives Josie Osborne, Mayor of Tofino I-5 Trail Establishment along E&N Rail Corridor Tamie Nohr, District of Lantzville	

<p>REPORTS:</p> <p>R-1 Expenditure Voucher G-18/13 Jeanette O'Connor, CFO</p> <p>R-2 Communal Garbage Collection System – Lots 37 & 68 Patricia Abdulla, Manager of Planning</p> <p>R-3 Citizens of Cypress & Cedar Road, Request to Amend CS-1 Zone Patricia Abdulla, Manager of Planning</p> <p>R-4 ICBC Road Markings & Signage Study Patricia Abdulla, Manager of Planning & Warren Cannon, Superintendent of Public Works</p> <p>R-5 Holiday Season Hours of Operation for District Office Jeanette O'Connor, CFO</p> <p>R-6 Proposed 2014 Council Meeting Schedule Jeanette O'Connor, CFO</p> <p>R-7 Status of Bay Street Water Treatment Plant Upgrade Warren Cannon, Public Works Superintendent</p>	
<p>LEGISLATION:</p> <p>L-1 Third Reading of Bylaw No.1158, 2013 – RZ#13-02 for 286 Main Street Patricia Abdulla, Manager of Planning</p> <p>L-2 Final Adoption of Bylaw No.1156, 2013 – RZ#13-01 for 1601 Peninsula Road Patricia Abdulla, Manager of Planning</p> <p>L-3 DP#13-02 and DVP#13-02 for 1601 Peninsula Road Patricia Abdulla, Manager of Planning</p>	
<p>COM-1 COUNCIL COMMITTEE REPORTS</p> <p>Councillor Dario Corlazzoli <i>Deputy Mayor October-December</i></p> <ul style="list-style-type: none"> ◆ Coastal Community Network ◆ Fisheries ◆ Signage Committee ◆ Ucluelet Chamber of Commerce ◆ Ucluelet Recreation Committee (<i>alternate</i>) ◆ Wild Pacific Trail 	

<p>Councillor Geoff Lyons <i>Deputy Mayor April-June</i></p> <ul style="list-style-type: none"> ◆ Central West Coast Forest Society ◆ Food Bank on the Edge ◆ Local Marine Advisory Committee ◆ Ucluelet & Area Historical Society ◆ Clayoquot Biosphere Trust Society (<i>alternate</i>) ◆ West Coast Multiplex Society <p>Councillor Sally Mole <i>Deputy Mayor July-September</i></p> <ul style="list-style-type: none"> ◆ Harbour Advisory Commission ◆ School Liaison (<i>alternate</i>) ◆ Ucluelet & Area Child Care Society ◆ Ucluelet Affordable Housing Society ◆ Ucluelet Recreation Commission ◆ Vancouver Island Regional Library (<i>alternate</i>) ◆ Westcoast Community Resources Society ◆ Coastal Family Resource Coalition <p>Councillor Randy Oliwa <i>Deputy Mayor January-March</i></p> <ul style="list-style-type: none"> ◆ Parent Advisory Committee/Public School Liaison ◆ Sea View Senior’s Housing Society ◆ Ucluelet Volunteer Fire Brigade ◆ Ucluelet/Provincial Emergency Program ◆ Vancouver Island Regional Library Board <p>Mayor Bill Irving</p> <ul style="list-style-type: none"> ◆ Alberni-Clayoquot Regional District ◆ Pacific Rim Harbour Authority ◆ Aquarium Board 	
NEW BUSINESS:	
PUBLIC QUESTION PERIOD:	
ADJOURNMENT	
<p>RESOLVE INTO CLOSED SESSION</p> <p><i>Notice: This meeting may be closed to the public only where items for consideration meet the requirements of Section 90 of the Community Charter.</i></p>	

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DISTRICT OF UCLUELET

Minutes of the Harbour Authority and Regular Council Meeting
held in the George Fraser Room, 500 Matterson Drive,
Ucluelet, BC on October 22, 2013 at 7:30 pm

COUNCIL PRESENT:

Mayor Irving
Councillor Corlazzoli
Councillor Lyons
Councillor Mole
Councillor Oliwa

STAFF PRESENT:

Andrew Yeates, CAO
Holly McPhail, Recording Secretary
Jeanette O'Connor, CFO
Patricia Abdulla, Planning Manager

CALL TO ORDER:

Mayor Irving called the meeting to order at 7:30 pm.

APPROVAL OF MINUTES:

Moved by Councillor Corlazzoli, seconded by Councillor Mole to adopt the October 8, 2013 Regular Council minutes as presented.

CARRIED

BUSINESS OUT OF MINUTES:

None

PUBLIC INPUT, DELEGATIONS & PETITIONS:

D-1 Wyndansea Development Corporation

Moved by Councillor Mole, seconded by Councillor Lyons to receive delegation.

CARRIED

CORRESPONDENCE:

C-1 Zone Amendment Request

Moved by Councillor Mole, seconded by Councillor Lyons to receive correspondence item C-1 and to refer to staff for review and report back to Council.

CARRIED

C-2 Bear-proof Garbage Bins & New Zoning Bylaw Request

Moved by Councillor Lyons seconded by Councillor Mole to receive correspondence item C-2 and refer to staff for review and report back to Council.

CARRIED

INFORMATION ITEMS:

I-1 Ucluelet Marine Response Centre (Coast Guard)

Moved by Mayor Irving, seconded by Councillor Mole to receive information item I-1.

CARRIED

REPORTS:

R-1 Expenditure Voucher G-17/13

Jeanette O'Connor, CFO

Moved by Councillor Mole, seconded by Councillor Oliwa to receive Expenditure Voucher G-17/13.

CARRIED

LEGISLATION:

None

COMMITTEE REPORTS:

Councillor Dario Corlazzoli

Fisheries

- Sardines never returned
- Wholley plant is nearly open for processing

Wild Pacific Trail

- Congratulations on opening new section of trail

Councillor Geoff Lyons

Ucluelet & Area Historical Society

- Would like to use Coast Guard station as a museum
- Taiko drummers will be performing Nov 9, 4pm & 7pm, at Community Centre
- Christmas craft fair on Saturday, November 23

Ucluelet Aquarium Society

- AGM: 3 new and returning board members - Bill Morrison, Judy Gray, and Taron Schmults
- Debt free; paid off \$35,000 loan this year

Councillor Sally Mole

Ucluelet Recreation Commission

- AGM is October 29 with an open house from 6-7pm at Community Centre

Vancouver Island Heath Authority

- Hosting an input meeting November 22, 12:00-1:30pm at Tin Wis in Tofino

Westcoast Community Resources Society

- AGM is October 24 at 7:30pm in Tofino

Mayor Bill Irving

EMCON

- Additional person on-call for plowing and sanding this year
- Will repair sections of highway 4 between Ucluelet and Tofino

Moved by Councillor Mole, seconded by Councillor Corlazzoli to receive all committee reports.

CARRIED

NEW BUSINESS:

Dead Pine Tree

- Remove snag in front of Co-op where sewer line was repaired

Meeting with Parks Canada

Moved by Councillor Lyons, seconded by Councillor Mole to direct staff to arrange a meeting with Parks Canada.

CARRIED

ICBC

- Bring report to public
- Carry out recommendations within report

Moved by Mayor Irving, seconded by Councillor Oliwa to direct staff to address any infractions stated in the ICBC report.

CARRIED

Lighting at Aquarium

- Install light outside of Aquarium

PUBLIC QUESTION PERIOD

Council received comments from the public.

ADJOURNMENT:

Mayor Irving suspended the regular council meeting at 8:24pm.

Mayor Irving resumed the regular council meeting at 9:13pm, and adjourned the regular council meeting at 9:15pm.

CERTIFIED CORRECT: Minutes of the Regular Council Meeting held on Tuesday, October 22 at 7:30 pm in the George Fraser Community Room, 500 Matterson Road, Ucluelet, BC.

Bill Irving
Mayor

Andrew Yeates
CAO

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DISTRICT OF UCLUELET
Minutes of the Special Council Meeting
held in the Board Room, 200 Main Street
Ucluelet, BC on October 30, 2013 at 10:30 am

COUNCIL PRESENT:

Councillor Corlazzoli, Acting Mayor
Councillor Mole
Councillor Oliwa

STAFF PRESENT:

Andrew Yeates, CAO
Jeanette O'Connor, CFO

CALL TO ORDER:

Acting Mayor Corlazzoli called the meeting to order at 10:34 am.

APPROVAL OF MINUTES:

N/A

CORRESPONDENCE:

None

INFORMATION ITEMS:

None

LEGISLATION:

L-1 Ucluelet Municipal Property Tax Exemption Bylaw No. 1157, 2013

Moved by Councillor Mole, seconded by Councillor Oliwa to adopt Ucluelet Municipal Property Tax Exemption Bylaw No. 1157, 2013.

CARRIED

ADJOURNMENT:

Acting Mayor Corlazzoli adjourned the special council meeting at 10:35 am.

CERTIFIED CORRECT: Minutes of the Special Council Meeting held on Wednesday, October 30, 2013 in the Board Room at 200 Main Street, Ucluelet BC.

Dario Corlazzoli
Acting Mayor

Andrew Yeates
CAO

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Honourary Patron
The Honourable
JUDITH GUICHON, OBC
Lieutenant Governor of British Columbia

Chair of the Board
JOHN WEST

Directors of The Nature Trust

RON ANDERSON
PETER ARCESE, PhD
GREG BAY
ROSS BEATY
ROB BUTLER, PhD
DOUG CHRISTOPHER
SUSAN HANNON, PhD
DOUG JANZ
STEWART MUIR
DANIEL NOCENTE
ROD SILVER
BROOKE WADE

Directors Emeriti
CARMEN PURDY
GEOFF SCUDDER, DPhil

Advisory Board

DARYLL HEBERT, PhD
DON KROGSETH
GEORGE REIFEL
DICK RICHARDS
PETER SPEER
KIP WOODWARD

Chief Executive Officer
J. JASPER LAMENT, PhD

Development & Communications
DEBORAH KENNEDY

Finance Manager
Laurie Desrosiers, CMA

Habitat Ecologist
Marian Adair

The Nature Trust
of British Columbia

#260-1000 Roosevelt Crescent
North Vancouver, BC V7P 3R4
Phone: 604-924-9771
Fax: 604-924-9772
Toll Free: 1-866-288-7878

Email: info@naturetrust.bc.ca
Website: www.naturetrust.bc.ca

Conserving BC's Natural Beauty
Charitable Organization Number
10808 9863 RR0001

C-1
NOV 05 2013

October 2013

Dear Friend of Nature:

My first year as CEO of The Nature Trust of British Columbia was amazing. I am filled with **excitement** for the important work that we do and **appreciation** for the many people like you who make it possible. You have kindly supported our land conservation work in the past and I am writing to ask for a donation to our **Annual Giving Campaign**.

In the past 12 months I had the pleasure of touring our **conservation properties** across the province, meeting hard working stewardship and fish and game club **volunteers** who restore habitat, thanking **donors** like you, and connecting with **partners** of all varieties. I had the opportunity to meet some of the young people who worked on our **Conservation Youth Crews** this summer, and who will be BC conservation leaders of tomorrow.

At this time of year, we must raise dollars for our operations. Undesignated funds are critical to sustaining **The Nature Trust of British Columbia**. I invite you to make a special donation to help us continue **conserving land for plants, wildlife and people, too**. Every dollar counts. Please keep in mind that we continue to **operate with no debt**.

I feel very fortunate to live and work in this beautiful province. Like you, I am **"Wild About Nature."** As someone who loves to fish and enjoy the outdoors, I know how privileged we are to have natural surroundings that are unmatched in the world. As I make my donation to The Nature Trust of British Columbia for the **Annual Giving Campaign**, I encourage you to join me. Together we can make a difference.

With sincere appreciation,



Dr. Jasper Lament

P.S. Monthly Gifts are convenient and efficient—you can set one up online or through our office at 604-924-9771.

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October 29, 2013

Mayor Bill Irving
P.O. Box 999
Ucluelet, B.C. V0R 3A0

NOV 3 2013

Dear Mayor Irving,

We are contacting you because a road in your municipality has been identified as needing improvement in the British Columbian Automobile Association's (BCAA) most recent annual Worst Roads Survey.

From April 29 to May 27, 2013, motorists, pedestrians and cyclists throughout the province identified 581 separate stretches of road in B.C. that they consider unsafe, heavily congested or in desperate need of repair.

For our survey, a road could be nominated because of poor surface conditions, safety concerns or congestion problems.

Improving road safety for all British Columbians is a top priority for BCAA. In addition to publishing the "Top 10 Worst Roads," BCAA committed to the survey participants that we would share the survey results with municipalities, regional districts, or in the case of a provincial highway, the Ministry of Transportation and Infrastructure. We hope this information will be useful and help guide future road infrastructure decisions.

The survey results for your region are included with this letter. If you see a road listed that is managed by a separate authority, please inform us and we will forward the results to that authority.

To keep survey participants and other British Columbians informed about the "Top 10 Roads" or other roads in their communities, we invite you to share any status updates or plans your municipality or the Ministry has for making improvements to a road that has been identified in the survey. We will publish status updates on our website at bcaa.com/worstroads, and in other communications for next year's "Worst Roads" survey.

If you have any questions or require clarification, please contact me at mark.donnelly@bcaa.com or (604) 268-5432.

Sincerely,



Mark Donnelly
President and COO, BCAA Road Safety Foundation
Director, Communication & Community



Vancouver Island roads and highways nominated in BCAA's 2013 "Worst Roads" survey

The voting system used by BCAA's "Worst Roads" survey utilized the Google Maps application which allowed survey participants to place their vote by selecting a stretch of road on an online map. The voting system captured the latitude and longitude coordinates for each stretch of road which are included in the survey results for your reference.

To view a stretch of road on Google Maps, go to the website, google.ca, and type in the coordinates in the search field in the format of latitude value, longitude value. Hit "enter" on your keyboard and the stretch of road will appear on the map.

Nearest Municipality	Road Name	Problem Cited	Votes	Latitude	Longitude
Bamfield	Bamfield Road	Potholes/crumbling pavement	12	48.8262192	-125.13526
Campbell River	Dogwood Street	Pedestrian/cycling safety	1	50.0185605	-125.2478331
	Gold River Highway	Potholes/crumbling pavement	1	49.9846809	-125.3868337
	Petersen Road	Potholes/crumbling pavement	2	50.0285079	-125.2664033
Central Saanich	Benvenuto Avenue	Potholes/crumbling pavement	1	48.5633184	-123.4614758
Chemainus	Crofton Road	Potholes/crumbling pavement	1	48.8768616	-123.6654356
Cobble Hill	Aros Road	Potholes/crumbling pavement	1	48.7010801	-123.5572398
Courtenay	Coleman Road	Pedestrian/cycling safety	2	49.7797421	-125.0196631
	Lerwick Road	Timing of traffic lights	1	49.7103626	-124.9657137
	Ryan Road	Traffic Congestion	1	49.7107083	-124.9648249
Cumberland	Comox Lake Road	Potholes/crumbling pavement	1	49.6220514	-125.0592769
	Dunsmuir Avenue	Potholes/crumbling pavement	1	49.6193205	-125.0252878
Duncan	Island Hwy	Timing of traffic lights	1	48.7779099	-123.6989195
	Tzouhalem Road	Potholes/crumbling pavement	1	48.7806905	-123.6632403

Nearest Municipality	Road Name	Problem Cited	Votes	Latitude	Longitude
Gold River	Gold River Highway	Potholes/crumbling pavement	2	49.8921625	-125.6530375
Juan de Fuca	West Coast Road	Pedestrian/cycling safety	1	48.3797481	-123.8694206
Langford	Island Hwy	Poor road signs or road markings	2	48.4881436	-123.5537934
		Traffic Congestion	3		
Malahat	Island Hwy	Pedestrian/cycling safety	1	48.547064	-123.564939
		Poor road signs or road markings	3		
		Potholes/crumbling pavement	1		
		Traffic Congestion	44		
Mill Bay	Island Hwy	Traffic Congestion	1	48.6614417	-123.5595851
Nanaimo	Alberni Highway (Hwy 4)	Potholes/crumbling pavement	1	49.2885942	-124.6353146
		Traffic Congestion	2		
	Island Hwy	Pedestrian/cycling safety	1	49.1919594	-123.9713573
		Traffic Congestion	1		
	Mary Ellen Drive	Traffic Congestion	1	49.2394172	-124.0550382
	Woobank Road	Potholes/crumbling pavement	1	49.1077606	-123.8502994
North Saanich	McTavish Road	Poor road signs or road markings	1	48.6296486	-123.4132947
Port Alberni	Alberni Highway (Hwy 4)	Poor road signs or road markings	1	49.265529	-124.7896249
	Bamfield Road	Potholes/crumbling pavement	7	48.8919869	-124.969278
	Beaver Creek Road	Potholes/crumbling pavement	1	49.3246712	-124.8941139
	Horne Lake Road	Potholes/crumbling pavement	1	49.3463502	-124.7479597
	Pacific Rim Hwy (Hwy 4)	Pedestrian/cycling safety	1	49.2126762	-125.3692781
	Pacific Rim Hwy (Hwy 4)	Potholes/crumbling pavement	3	49.2592033	-124.8157326
	Pacific Rim Hwy (Hwy 4)	Potholes/crumbling pavement	52	49.2797872	-124.9898704
		Potholes/crumbling pavement	18		
Port McNeill	Hwy 19	Potholes/crumbling pavement	3	50.3793421	-126.9408328

Nearest Municipality	Road Name	Problem Cited	Votes	Latitude	Longitude
Qualicum Beach	Horne Lake Road	Potholes/crumbling pavement	1	49.3511165	-124.7031281
Saanich	Hwy 1	Traffic Congestion	1	48.4596549	-123.4050103
Sarita	Bamfield Road	Potholes/crumbling pavement	5	48.882792	-125.0000429
Shawnigan Lake	Renfrew Rd	Potholes/crumbling pavement	1	48.65484	-123.69731
	Shawnigan Lake Road	Potholes/crumbling pavement	1	48.6524502	-123.6228852
Sointula	1 Street	Potholes/crumbling pavement	1	50.6380449	-127.029081
Sooke	E Sooke Rd	Potholes/crumbling pavement	1	48.355677	-123.6436293
	East Sooke Road	Pedestrian/cycling safety	4	48.3556832	-123.6436128
	East Sooke Road	Potholes/crumbling pavement	9		
	Guardian Road	Poor road signs or road markings	1	48.3749477	-123.7362302
	Sooke Road	Pedestrian/cycling safety	1	48.3945751	-123.6269663
	Sooke Road	Poor road signs or road markings	1	48.3909603	-123.671911
		Potholes/crumbling pavement	1		
		Traffic Congestion	2		
	West Coast Road	Pedestrian/cycling safety	1	48.3655751	-123.8308961
		Potholes/crumbling pavement	4		
		Traffic Congestion	1		
Strathcona Westmin Provincial Park	Telwood Valley Road	Poor road signs or road markings	1	49.528409	-125.5842249
Tofino	Gibson Street	Pedestrian/cycling safety	1	49.1506017	-125.9039601
Ucluelet	Mercantile Creek Rd	Potholes/crumbling pavement	1	49.0090597	-125.492999
	Pacific Rim Hwy (Hwy 4)	Poor road signs or road markings	1	49.0148387	-125.5708933
	Pacific Rim Hwy (Hwy 4)	Poor road signs or road markings	1	49.0344477	-125.6612796
		Potholes/crumbling pavement	10		
		Potholes/crumbling pavement	13		
	Port Albion Road	Poor road signs or road markings	1	48.9605744	-125.5435847
		Potholes/crumbling pavement	5		
	Tofino Ucluelet Highway	Potholes/crumbling pavement	2	48.9778544	-125.5883698

Nearest Municipality	Road Name	Problem Cited	Votes	Latitude	Longitude
Victoria	Alpha St	Potholes/crumbling pavement	1	48.4469592	-123.3751278
	Douglas Street	Timing of traffic lights	2	48.4094309	-123.3697792
	Humpback Road	Potholes/crumbling pavement	3	48.4422434	-123.5590501
	Hwy 1	Traffic Congestion	2	48.4588793	-123.4011935
	Hwy 1	Traffic Congestion	1	48.4598414	-123.4050049
	Island Hwy	Traffic Congestion	3	48.4583442	-123.4918292
	Island Hwy	Traffic Congestion	1	48.4639134	-123.4833786
	Keating Cross Road	Traffic Congestion	1	48.5649373	-123.398767
	McKenzie Avenue	Traffic Congestion	4	48.4596783	-123.4046796
	McKenzie Avenue	Traffic Congestion	1	48.4597926	-123.4045615
	Millstream Lake Road	Traffic Congestion	1	48.5108952	-123.506887
	Morris Drive	Potholes/crumbling pavement	1	48.477708	-123.3670853
		Timing of traffic lights	2		
	Pat Bay Hwy	Traffic Congestion	2	48.5541833	-123.3928781
	Pat Bay Hwy (at Sayward Rd)	Traffic Congestion	1	48.5376424	-123.3891159
	Prospect Lake Rd	Potholes/crumbling pavement	2	48.5159121	-123.4471883
	Prospect Place	Potholes/crumbling pavement	1	48.4275417	-123.3091123
	Quadra Street	Traffic Congestion	1	48.4572719	-123.3598338
	Richmond Road	Poor road signs or road markings	1	48.4601697	-123.3302607
	San Carlos Avenue	Potholes/crumbling pavement	1	48.4286295	-123.3085898
	Shelbourne Street	Pedestrian/cycling safety	1	48.4539236	-123.3333545
		Potholes/crumbling pavement	1		
		Timing of traffic lights	1		
Sooke Road	Potholes/crumbling pavement	2	48.3931006	-123.6031722	
	Traffic Congestion	1			
Wilkinson Rd	Traffic Congestion	1	48.482559	-123.4080988	
Zeballos	Zeballos Road	Potholes/crumbling pavement	2	49.9929982	-126.8449372

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CONSULATE GENERAL OF JAPAN

900 - 1177 WEST HASTINGS STREET
VANCOUVER, B.C., CANADA V6E 2K9
TEL: 604-684-5868 FAX: 604-684-6939

I-2

NOV 01 2013

October 25, 2013

To Whom it May Concern,

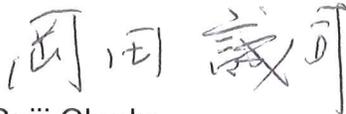
By this letter the Consulate General of Japan in Vancouver wishes to express its deep appreciation and support for the activities of the Japan Love Project.

The Japan Love Project arose as a volunteer association in response to the Great East Japan Earthquake that affected the country in March, 2011. Motivated by a desire to help the disaster victims and to aid the recovery in Japan, the group raised over \$30,000 in donations which was sent to Japan through such charities as the Canadian Red Cross.

The generous response from donors led Japan Love Project to then commit its efforts toward giving back to the Canadian community by organizing a tsunami debris cleanup on the shores of Tofino and Ucluelet on British Columbia's west coast. The group organized two tsunami debris cleanup projects in the spring of 2013.

Japan Love Project intends to continue with its cleanup projects in the future and has expressed its gratitude to all the organizations and individuals who have supported the group's volunteer efforts. Our office wishes to acknowledge the valuable work performed by Japan Love Project and considers that association to be worthy of recognition and assistance.

Sincerely,



Seiji Okada
Consul General

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I-3

NOV 03 2013

Ref: 153966

OCT 29 2013

His Worship Mayor Bill Irving
and Members of Council
District of Ucluelet
200 Main Street
PO Box 999
Ucluelet, BC V0R 3A0

Dear Mayor Irving and Councillors:

I appreciated our meeting at this year's UBCM Convention in Vancouver. It was a good opportunity for me to hear some of the issues you face as leaders in your community.

Thank you for bringing to my attention the challenges that Ucluelet is facing in acquiring a portion of Amphitrite Point. I am pleased to hear of your objective to build a resort economy and your interest in using Amphitrite Point to help meet this goal.

I understand that the remediation of the land is complete and that the Province of British Columbia is waiting for the land to be returned by the Federal Government. Once the land has been returned to the Province, FrontCounter BC can consider a Sponsored Crown Grant application. In an effort to speed up the Federal process, I encourage you to write a letter to the Department of Fisheries and Oceans with a copy to my Ministry, and keep in contact with the Ministry of Forests, Lands and Natural Resource Operations.

You also expressed concerns about funding for fibre optics in the proposed resort development area. I will ask my colleague, Honourable Andrew Wilkinson, Minister of Technology, Innovation and Citizens' Services, to have his staff work with you as the resort development progresses.

We are proud of the partnership we have with you, and the support we have been able to provide to the District of Ucluelet in meeting local priorities and making communities strong, healthy and prosperous. I have enclosed a summary of investments my Ministry has made in your community since 2001.

Creating and maintaining the local investment climate are important in fostering economic growth and keeping our communities strong. I look forward to working with you to ensure we are well positioned to take full advantage of these opportunities.

.../2

His Worship Mayor Bill Irving
and Members of Council
Page 2

Thank you to your delegation for taking the time to meet with me at the Convention and for the dedication and leadership you are providing to your community.

Sincerely,



Coralee Oakes
Minister

Enclosure

pc:

Honourable Steve Thomson
Minister of Forests, Lands and Natural Resource Operations

Honourable Andrew Wilkinson
Minister of Technology, Innovation and Citizens' Services



**Memorandum of Understanding (MOU)
on Regional Higher Learning Initiatives**

between

The District of Tofino (“Tofino”) and the District of Ucluelet (“Ucluelet”)
(jointly referred to as “the Partners”)

November 2013

Whereas Tofino and Ucluelet share the common goals of:

- Increasing the opportunities for education and skills training in the region;
- Fostering a healthy and sustainable regional economy, including fostering a ‘learning economy;’ and
- Increasing the opportunities for year-round employment in the region;

Whereas Tofino and Ucluelet recognize that there are significant opportunities for advanced education and higher learning in the region, and that regional collaboration on these opportunities will benefit the goals of each individual community;

Therefore, Tofino and Ucluelet declare their intention to co-operate and collaborate to realize their common goals.

Further, Tofino and Ucluelet agree to work together toward achieving their common goals by:

- Engaging with, and promoting development of relationships with, First Nations and regional stakeholders regarding advanced education and higher learning opportunities;
- Communicating and sharing information with First Nations, peers, and stakeholders in the spirit of cooperation; and
- Exploring opportunities for regional collaboration for higher learning opportunities.
- Developing regional priorities within six months

The Partners recognize that joint cooperation and working together on common goals should not be interpreted as jeopardizing the jurisdictional integrity of either municipality, or the need to maintain independence in decision making on broader aspects of their respective mandates. It is recognized that both Tofino and Ucluelet are independently pursuing various economic and community development opportunities, and nothing in this MOU precludes those from taking place.

.../2

MOU on Regional Higher Learning Initiatives (Cont'd)

This MOU shall be effective upon the signature of Tofino and Ucluelet authorized officials, and may be changed by mutual agreement of both parties.

For the District of Tofino

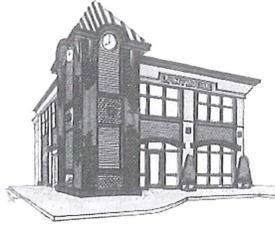
For the District of Ucluelet

Mayor Josie Osborne

Mayor Bill Irving

Date:

Date:



District of Lantzville

Incorporated June 2003



November 5, 2013

Island Corridor Foundation
P.O. Box 375 Stn A
Nanaimo, BC V9R 5L3

Attention: Graham Bruce, Chief Operating Officer

Dear Mr. Bruce

Re: Trail Establishment along E&N Rail Corridor

Please be advised that Council at its Regular Meeting held October 21, 2013 made the following resolution with regards to Island Corridor Foundation:

WHEREAS the Island Corridor Foundation is working to re-establish the passenger train service on the E&N railway; and

WHEREAS the E&N rail corridor has other important transportation and recreation values whether or not the passenger rail service is re-established at this time;

THEREFORE BE IT RESOLVED, that the District of Lantzville request that the Island Corridor Foundation work with all local governments and first nations along the route on the high priority of establishing bike and walking facilities along the entire length of the corridor without compromising future or existing rail services; and

BE IT RESOLVED, that the Island Corridor Foundation also seek senior government funding assistance for walking and biking facilities along the rail corridor; and

BE IT FURTHER RESOLVED, that copies of this resolution be forwarded to all local governments and first nations along the E&N railway corridor. **CARRIED**

Council urges the Foundation to continue with trail establishment along the corridor. Such facilities are important to the well-being of communities by providing family recreation and healthy activities.

Yours truly

Tamie Nohr
Deputy Director of Corporate Administration
District of Lantzville

File: 0360-20-ICF
Q: 2013\COUNCIL FOLLOWUP CORR\Oct 21_ICF_trail.docx
C: Mayor and Council
T. Graff, CAO
All Regional Districts, Municipalities and First Nations on the E&N Corridor

Phone: (250) 390-4006 Fax: (250) 390-5188
Email: district@lantzville.ca Website: www.lantzville.ca
P.O. Box 100, 7192 Lantzville Road, Lantzville, BC V0R 2H0

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District of Ucluelet Expenditure Voucher

G-18/13

Date: November 06, 2013

Page: 1 of 5

CHEQUE LISTING:

AMOUNT

Cheques: # 19855 - # 19939	\$	454,387.44
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PAYROLL:

PR # 021/13	\$	57,284.43
PR # 022/13		57,112.24

\$	568,784.11
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RECEIVED FOR INFORMATION AT MEETING HELD: November 12, 2013

Jeanette O'Connor, CFO

Cheque #	Bank	Pay Date	Vendor #	Vendor Name	Invoice #	Description	Invoice Amount	Hold Amount	Paid Amount	Void
019855	002	18/10/2013	ACE92	ACE COURIER SERVIC	1494690	PARTS BAG OAKCREEK	20.71		20.71	
019856	002	18/10/2013	BC017	BC HYDRO & POWER A	OCT3/13	OCT/13	15,963.22		15,963.22	
019857	002	18/10/2013	CF005	COLUMBIA FUELS	873495	OIL #12	84.67		84.67	
019858	002	18/10/2013	CK608	CORTES KEVIN	D395	D395	2,834.58		2,834.58	
019859	002	18/10/2013	CP300	CRITERION PICTURES	763201 763230 763202	OCT/13 MOVIES OCT04/13 OCT/13 MOVIES	11.20 19.61 11.20		42.01	
019860	002	18/10/2013	DC001	DOLAN'S CONCRETE L	UP37815 UP70748	#4 WELL UPGRADE GRAVEL	190.40 883.88		1,074.28	
019861	002	18/10/2013	DFC01	DUMAS FREIGHT COMP	31835 25314 31702 31703 23984	BARRELS-CLEARTECH CATCH BASIN-FOURST BARRELS-CLEARTECH BARRELS-CLEARTECH BARRELS-CLEARTECH	178.50 614.25 454.61 177.19 454.61		1,879.16	
019862	002	18/10/2013	EL048	ERIK LARSEN DIESEL	710922	COMPACTOR BELTS	37.53		37.53	
019863	002	18/10/2013	FA898	FORTUNE ABBY	120794	FORTUNE-REIMBURSEM	34.02		34.02	
019864	002	18/10/2013	JI072	JUSTICE INSTITUTE	20035966	EEFTINK-EXAM	7.50		7.50	
019865	002	18/10/2013	KM085	KAISER, MARIA	120792	FITNESS	103.42		103.42	
019866	002	18/10/2013	MF115	MORRISON FIRE PROT	3143	GLOVES	1,300.77		1,300.77	
019867	002	18/10/2013	NI001	NORTH ISLAND COLLE	08-716604	EEFTINK-TRAINING	1,500.00		1,500.00	
019868	002	18/10/2013	NV785	NOVUS CONSULTING I	5198 5136 5108 5139	SERVER UPGRADE IT SUPPORT NETWORK UPGRADE NETWORK UPGRADE	761.60 937.13 12,695.81 7,720.13		22,114.67	
019869	002	18/10/2013	RD205	ALBERNI-CLAYOQUOT	2610	RES GARBAGE FEE	8.55		8.55	
019870	002	18/10/2013	RPI46	ROADPOST INC. T462	8036709	OCT/13	61.95		61.95	
019871	002	18/10/2013	S9326	SMULDERS MANDALA	120793	YOUTH	1,433.60		1,433.60	
019872	002	18/10/2013	TP002	TELUS	SEP28/13	SEP/13	4,912.80		4,912.80	
019873	002	18/10/2013	U0148	UNION OF BC MUNICI	DT-2014-18	DOG TAGS 2014	119.25		119.25	
019874	002	18/10/2013	UC142	UCLUELET CONSUMER'	C01049189 C01095935	ROPE-DOG KENNEL SOCCER MEETING	17.56 45.06		62.62	
019875	002	21/10/2013	CIBC1	CIBC	MARINEDEBRIS	ROBISON-PACIFIC FO	167.04		167.04	
019876	002	22/10/2013	CI192	CIBC - VISA CENTRE	120797	OCT 22/13 VISA PYM	6,700.00		6,700.00	
019877	002	23/10/2013	R9363	RHODES JENNIFER	PP21MANUAL	RHODES PP21	231.85		231.85	
019878	002	25/10/2013	AE003	ACTION EXCAVATING	1657	SEWER REPAIR-PENIN	17,078.25		17,078.25	
019879	002	25/10/2013	AL001	ACKLANDS - GRAINGE	45340513371 43540513394	GLOVES/EARPLUGS EAR MUFFS	50.34 51.54		101.88	
019880	002	25/10/2013	BCL16	BRUNNELL CONSTRUCT					120,340.76	Yes
019881	002	25/10/2013	CE004	CORPORATE EXPRESS	33974479 33963443	OFFICE SUPPLIES PARKS/REC OFF SUPP	199.33 437.67		637.00	
019882	002	25/10/2013	CK608	CORTES KEVIN	D396	D396	1,746.97		1,746.97	
019883	002	25/10/2013	CRACM	CRANNOCH CONSULTIN	008-13	BAY ST	1,302.00		1,302.00	
019884	002	25/10/2013	CT002	CLEARTECH INDUSTRI	117941CDM 549730SJC	CONTAINER RETURN LSCA WATER TREATME	924.00 715.18		506.36	

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					551307SJC	WATER TREATMENT	715.18			
019885	002	25/10/2013	FW050	FAR WEST FOODS GRO	277069	PAPER PRODUCTS/BAG	221.14		221.14	
019886	002	25/10/2013	FYHOL	FYFE WELL & WATER	2013-1290	INSTALL WELL #4	47,962.43		47,962.43	
019887	002	25/10/2013	GTN61	GREEN THUMB NURSER	54395	PLANTS	280.00		280.00	
019888	002	25/10/2013	HA275	HUME AMELIA	120795	60007 HOG OVER PYM	770.00		770.00	
019889	002	25/10/2013	HR865	MPC CONSULTING LTD	UCL-06 INV05	SCADA UPGRADE	1,575.00		1,575.00	
019890	002	25/10/2013	KA001	KOERS & ASSOCIATES	1142-026 1330-004	111 BAY ST IMPROVE WATER CONSERVATION	9,187.29 4,762.80		13,950.09	
019891	002	25/10/2013	KS073	TOTAL DELIVERY SYS	158429	NI LABS	79.22		79.22	
019892	002	25/10/2013	LBG73	LONG BEACH GUTTERS	979820	CLEAN RIDGE CAP ON	105.00		105.00	
019894	002	25/10/2013	MM050	MONKMAN SCOTT	120798	128078 TAX OVER PY	1,565.69		1,565.69	
019895	002	25/10/2013	NI005	NORTH ISLAND LABOR	88313 88172 88257	LAGOON/HELEN RD/HW HWY RES/HELEN RD HWY RES/HELEN RD	204.75 52.50 52.50		309.75	
019896	002	25/10/2013	O9310	OLIWA RANDY					429.45	Yes
019897	002	25/10/2013	PC381	PETRO CANADA PRODU	01058 019052 019058 019862 021254 018169 021145 021325 024043 024164 OCT/13 DISCOU	#4 #10 #13 #10 #3 #2 #9 #1 #12 #3 OCT/13 DISCOUNT	92.35 29.10 78.99 150.00 150.00 70.00 150.00 122.00 150.00 139.40 48.12-		1,083.72	
019898	002	25/10/2013	PC381	PETRO CANADA PRODU	019465 019678 020220 020232 020250 020266 020811 019110 020088 020094 019248	RANGER #13 GENERATOR #8 GENERATOR GENERATOR JERRY CAN GENERATOR #2 #12 R-1	68.83 29.03 103.74 100.00 110.00 60.00 20.00 107.39 87.47 70.04 60.00		816.50	
019899	002	25/10/2013	PC381	PETRO CANADA PRODU	021032 021134 021875 021927 023468 020818 022803 022822 024033 023720 022784	#20 #20 RANGER #4 #8 RANGER #2 #12 RANGER NO RCPT RANGER	20.00 20.00 60.00 100.00 100.00 60.00 70.00 50.00 52.50 86.78 60.00		679.28	
019900	002	25/10/2013	PC381	PETRO CANADA PRODU	024353 024615 024616 024618 024697 024542 024598 024720	#13 JERRY CAN JERRY CAN JERRY CAN #4 #2 #12 RANGER	10.91 40.00 40.00 25.00 100.00 70.00 91.05 56.37		638.50	

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					024836	#10	122.00			
					024299	OIL FOR TRUCKS	31.35			
					024306	R-1	51.82			
019901	002	25/10/2013	PC381	PETRO CANADA PRODU	OCT/13 CHARGE	OCT/13 CREDIT CHAR	87.18		87.18	
019902	002	25/10/2013	RD205	ALBERNI-CLAYOQUOT	120799	2012/2013 GARBAGE/	18,578.84		18,578.84	
019903	002	25/10/2013	RS496	RELIC SURF SHOP IN	120800	FALL SURF CAMP-1/2	1,462.88		1,462.88	
019904	002	25/10/2013	TK000	TUSON KIM	120801	DANCE	1,362.02		1,362.02	
019905	002	25/10/2013	UC142	UCLUELET CONSUMER'	C01042286	STRATEGIC PLANNING	63.72		63.72	
019906	002	25/10/2013	UP459	UCLUELET PETRO-CAN	17111221	FUEL TANK-#9	397.60		712.72	
					17111010	MOTOR OIL-#3	79.97			
					17111175	TOGGLE SWITCH-#12	16.76			
					17110998	SWITCH-#12	21.27			
					17111137	PARKING BRAKE-#17	183.68			
					17111032	KEYS FOR LIFT STNT	13.44			
019907	002	28/10/2013	BC707	BC HYDRO	1267803	ELECTRICAL SERVICE	1,670.55		1,670.55	
019908	002	29/10/2013	ST497	SURVEYOR OF TAXES	2012GILT	2012GILT	40,000.00		40,000.00	
019909	002	31/10/2013	AI151	ALL ISLAND MAILING	748	INK CARTRIDGE	204.08		204.08	
019910	002	31/10/2013	AP211	ABDULLA PATRICIA	120803	ABDULLA REIMBURSEM	75.00		75.00	
019911	002	31/10/2013	AS311	ACME SUPPLIES LTD	436775	WASHROOM PUCKS	66.22		66.22	
019912	002	31/10/2013	BC700	BC LIFE	87555	NOV/13	2,674.57		2,674.57	
019913	002	31/10/2013	BP940	BLACK PRESS	42307	FALL PROGRAM BROCH	903.00		903.00	
019914	002	31/10/2013	CE004	CORPORATE EXPRESS	34008606	CLIPS/PAPER	397.15		913.33	
					34008579	ESS OFF SUPPLIES	516.18			
019915	002	31/10/2013	CK608	CORTES KEVIN	D397	D397	3,926.08		3,926.08	
019916	002	31/10/2013	CRACM	CRANNOCH CONSULTIN	DOU008-13	BAY ST	1,155.00		1,155.00	
019917	002	31/10/2013	DC001	DOLAN'S CONCRETE L	UP70744	ROAD MULCH	320.82		1,651.27	
					UP35470	ROAD MULCH	129.88			
					UK36925	CONCRETE	525.40			
					UP35466	DRAIN ROCK/ROAD MU	675.17			
019918	002	31/10/2013	FA898	FORTUNE ABBY	OCT/13	CREAM/PUMPKINS/HOT	45.48		45.48	
019919	002	31/10/2013	GMG15	GLACIER MEDIA GROU	2783	RECREATION ASSISTA	173.54		173.54	
019920	002	31/10/2013	HS002	HOGAN, SARAH	120805	MUSICAL THEATRE	1,353.00		1,353.00	
019921	002	31/10/2013	IC163	ICON DEVELOPMENTS	S-187	SEAPLANE BASE REPA	9,223.20		9,223.20	
019922	002	31/10/2013	KA001	KOERS & ASSOCIATES	1339-002	1339 HWY/MATTERSON	463.05		463.05	
019923	002	31/10/2013	KC301	KEMPS CLAIRE	120808	KEMPS-AFTERSCHOOL	200.00		200.00	
019924	002	31/10/2013	MB673	MILLAR, BARB	120802	MILLAR REIMBURSEME	175.98		175.98	
019925	002	31/10/2013	MI876	MADDEN INK	1310338	FALL/WINTER SUPPLE	77.50		77.50	
019926	002	31/10/2013	MMB55	MURDY & McALLISTER	18965	4438 SEP/13	1,356.66		1,356.66	
019927	002	31/10/2013	MS170	REVENUE SERVICES O	NOV/13	NOV/13	2,173.50		2,173.50	
019928	002	31/10/2013	ND001	VING VI NEWSPAPER	2104	FLEA MARKET/PLAYSC	330.21		1,287.99	
					2129	PLAYSCHOOL/AGM/PUB	417.72			
					2070	TAX EX/THANKS/FIRE	540.06			
019929	002	31/10/2013	OJ003	O'CONNOR JEANETTE	120795	APPLECARE(3)	429.45		429.45	

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019930	002	31/10/2013	PB002	PACIFIC BLUE CROSS	NOV/13 053617 NOV/13 081897	NOV/13 053617 NOV/13 081897	2,121.98 4,593.19		6,715.17	
019931	002	31/10/2013	S9326	SMULDERS MANDALA	120809	OCT 20-26/13	672.00		672.00	
019932	002	31/10/2013	SA255	SYPLUS AUTUMN	120807	SYPLUS-AFTER SCHOOL	200.00		200.00	
019933	002	31/10/2013	SI604	SHU IAN	120806	PURPLE DRAGON	662.15		662.15	
019934	002	31/10/2013	SP468	SOLERA PERFORMING	120804	PRE PRIMARY FALL	217.30		217.30	
019935	002	31/10/2013	UC142	UCLUELET CONSUMER'	C01086300 C01086301 C01038685 C01125056 C01045268 C01093880 C01095335	HALLOWEEN HOWL-FOO HALLOWEEN HOWL-PUM AFTERSCHOOL PROG-F TEEN NIGHT-FOOD CREAM/SUGAR/MILK TEEN NIGHT-FOOD AFTERSCHOOL KIDS-F	67.44 30.00 47.21 37.89 39.91 34.47 51.00		307.92	
019936	002	31/10/2013	WE774	WAVELENGTH ELECTRI					1,839.57	Yes
019937	002	31/10/2013	WI219	WALCO INDUSTRIES L	22385	OCT/13	262.50		262.50	
019938	002	31/10/2013	WP166	WINDSOR PLYWOOD -	11347A	ESS ROLLING CABINE	87.66		87.66	
019939	002	31/10/2013	WE774	WAVELENGTH ELECTRI	173 206	LIGHTS-BALL FIELDS HEAT PUMP-UCC	332.22 361.73		693.95	
Total:							454,387.44	0.00	454,387.44	

*** End of Report ***

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STAFF REPORT TO COUNCIL

Council Meeting: **NOVEMBER 12, 2013**
500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: PATRICIA ABDULLA, MANAGER OF PLANNING & BUILDING SERVICES **FILE NO:** 3320-20 WEYERHAEUSER

SUBJECT: COMMUNAL GARBAGE COLLECTION SYSTEM – LOTS 37 AND 68

ATTACHMENT(S): N/A

RECOMMENDATION(S):

1. **THAT** Council receives this report for information **and**;
2. **THAT** the SRWs remain in place on Lots 37 and 68

PURPOSE:

The purpose of this report is to provide Council with information in response to an email request of Mr. Charles Smith of Weyerhaeuser to remove the SRW for communal garbage bins on two lots; one of the conditions by which approval for the two subdivisions in Ocean West Development was given (See Figure 1).

BACKGROUND:

As part of the approval process for these subdivision communities within Ocean West, sustainable, environmental and green initiatives were proposed. Ucluelet has received awards and is still recognized for many of these initiatives including the use of French Drains, developing residential lots in a compact fashion, building narrower and winding roads, utilizing pedestrian pathways and linkages and instituting Bear Aware policies and Communal Garbage provisions.

As represented in Council reports and news articles in 2008 this proposed pilot project. agreed to by Weyerhaeuser. promoted policies already in place with respect to the Bear Aware Program. Building bear proof community garbage collection into an eco-friendly community was a selling feature, not only as part of the subdivision approval but remains described in Ocean West's real estate webpage as "features of this beautiful neighbourhood".

SUMMARY:

It is recognized that this project is a 'pilot project' but an important one in the creation of the sustainable and environmentally friendly community upon which the two subdivisions were approved. At this point in time there are only several lots which have been built upon. It is too soon to determine the success of this project and its viability. It would be prudent to pursue the concept of the local residential garbage collection at such time as further build out of the residential

subdivision permits. The concept of this system has not been abandoned and there has not been an attempt to make such a determination or discontinue the proposed use. Simply, its implementation at this stage would be too costly for the few residents in the subdivision at this time. Staff will bring the matter forward in the future when sufficient build out will allow for that determination to occur.



Figure 1

Respectfully submitted:

Patricia Abdulla, Manager of Planning



STAFF REPORT TO COUNCIL

Council Meeting: NOVEMBER 12, 2013
500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: PATRICIA ABDULLA, MANAGER OF PLANNING & BLDG. SERVICES

FILE NO: LAND ADMINISTRATION- ZONING AND REZONING - 3360-01 GENERAL

SUBJECT: CEDAR AND CYPRESS ROAD – REQUEST TO CONSIDER TEXT AMENDMENT TO EXISTING CS-1 VILLAGE SQUARE COMMERCIAL ZONE TO PERMIT RESIDENTIAL SINGLE FAMILY DWELLING USES (SFD) AS A PRINCIPAL USE ON THE FOLLOWING PROPERTIES:
1746, 1656, 1762, 1774& 1786 CEDAR ROAD AND
1761, 1769, 1752 AND 1785 CYPRESS ROAD

ATTACHMENT(S): FOR REFERENCE – PREVIOUSLY SUBMITTED LETTERS FROM RESIDENTS

RECOMMENDATION(S):

1. THAT Council receives this report for information.

PURPOSE:

To provide Council with context and background material from the Local Government Act, Ucluelet Official Community Plan (OCP) , Ucluelet Zoning Bylaw and other relevant documents with respect to the attached letter(s) from the letter from the owners on the lots indicated in **Figure 1** below.

BACKGROUND:

On the Regular Council Agenda of August 13, 2013 Council received a letter from three residents of Cedar and Cypress Road which requested that Council consider “the term residential” in the permitted uses within Village Square CS-1 Zone. Council requested that staff meet with the residents to review the permissive uses under the CS-1 Village Square Zone, the Official Community Plan and the legislation under the Provincial Local Government Act which govern non-conforming uses. Staff met with the three residents on October 4th and provided them with the relevant history, legislation and context for the prevailing zoning. The residents wished to take that information back to other residents within the area and discuss it further. On October 22, 2013 they, along with five additional property owners, submitted a new letter which requested an amendment to the CS-1 zone to permit Single Family Dwellings (SFD) as a lawfully permitted principle use in the CS-1 Village Square Commercial zone.

years several properties in the Village Square have and continue to utilize the CS-1 zoning, converting Single Family Dwellings into offices, restaurants and other commercial enterprises. These opportunities were not available before the prevailing zoning was adopted in 1999. Since 1999 the District has also received several mixed use development proposals and in 2012 the District rezoned a property on Cypress Road to provide parking for current and future commercial businesses within the Village Square. This specific area of the Village Square also contains an operating Fish Plant, a Police Station, Telus Site, working dock and upland storage area and is bordered by the C5-Tourist Commercial zone to the West (See Figure 1 for non-residential uses in immediate vicinity.)

Lawful Non-Conformity

With the adoption of the prevailing Zoning Bylaw in 1999, those properties which did not conform to the new CS-1 Village Square Zone (and which were lawfully in existence at that time) became lawfully non-conforming. Provincial Legislation governs the continued use, repair or rebuild of lawfully non-conforming uses under Section 911 of the Local Government Act (LGA). It acknowledges pre-existing uses and addresses the means for their continuance. However, it does so within the legislation laid out under this Section and in deference to the adoption of zoning bylaws and in particular the adoption of an Official Community Plan. These permissive clauses or restrictions are not within the jurisdiction of Council to review or change. Section 911(8) of the Local Government Act reads, *"If a building or other structure, the use of which does not conform to the provisions of a bylaw under this Division is damaged or destroyed to the extent of 75% or more of its value above its foundations, as determined by the building inspector, it must not be repaired or reconstructed except for a conforming use in accordance with the bylaw"*. Section 911 provides a means by which repairs and alterations of the structures of the non-conforming uses may be permitted through a Board of Variance. The Board of Variance may also hear an appeal on the 75% rule as indicated in the section noted above.

In summary, those uses which were lawfully in existence upon adoption of the 1999 Zoning Bylaw are permitted to remain lawfully in existence and their continuance is governed by Provincial Legislation under Section 911 of the Local Government Act. Repairs and alterations or rebuilds may be referred to the Board of Variance.

Official Community Plan

The Local Government Act also acknowledges the need for local governments to consider long term land use implications for their communities. This is done through the adoption of Official Community Plans which becomes a guiding document by which all other plans and bylaws are compared and adopted. Official Community Plans are created through community input and stakeholder consultation. The visioning exercise of an OCP is long range and anticipates best use of land, community needs and its 'build out' over a period of time. Long term market trends may also be a consideration when periodic OCP reviews are undertaken. Any changes to this guiding visioning document are considered carefully. Section 884 (2) of the LGA states that *"all bylaws enacted or works undertaken by a council, board or greater board, or by the trustees of an improvement district, after the adoption of (a) an official community plan, or (b) an official community plan under section 711 of the Municipal Act, R.S.B.C. 1979, c. 290, or an official settlement plan under section 809 of that Act before the repeal of those sections became effective, must be*

consistent with the relevant plan". Therefore any consideration by Council for text amendments or zoning changes must reviewed in context of the adopted OCP. As these single family dwellings are within the Village Square Development Permit Area in the OCP any change would require consideration and an amendment to the Official Community Plan.

Property Assessment and Land Value

Property Assessment and land value is determined by BC Assessment and is not within the jurisdiction of Municipal Government.

Property Taxes

Those properties which are lawfully used as residential are taxed as residential and not commercial.

SUMMARY:

In 1999 the prevailing CS-1 Village Square zone was adopted for the area outlined in the Official Community Plan and designated for Commercial and Mixed Commercial/Residential uses. The subject area was included in that zoning and in the OCP under the Village Square designation. Those uses which were lawfully in existence prior to the adoption of the 1999 Zoning Bylaw are governed under Provincial Legislation under the Local Government Act Section 911. The Board of Variance may hear appeals with respect to structural alterations or additions as well as appeals with respect to the 75% determination as laid out in subsection 8 of Section 911. A zoning amendment to permit single family dwellings as a permitted principle use in the CS-1 zone is in conflict with not only the prevailing zoning but the adopted OCP. A change to this zoning would require both an amendment to the OCP and the Zoning Bylaw. The new proposed Zoning Bylaw #1160, which has received First Reading, does not conflict with, nor was intended to conflict with, the adopted Official Community Plan.

Respectfully submitted:



Patricia Abdulla, Manager of Planning

Dear Ucluelet Council,

October 10, 2013.

We are writing this letter to request that you consider an amendment to the zone CS-1. The amendment we would like to see concerns the clause on residential use. In this zone residential use is restricted in that if the home were to be destroyed (more than 75%) it could not be rebuilt solely as a residence, but only in conjunction with a commercial space. We would ask that this clause be changed so that in the event a home was destroyed it could be rebuilt with just a residence and not be required to include a commercial component. Also if the home was destroyed, the lot could be sold for residential use if the homeowners were unable to rebuild.

OCT 11 2013

October 22, 2013 CM

We are residents of the CS-1 zone and face difficulties because of the requirements of this zone.

These difficulties are:

- 1) While the value of the lot as commercial land may be similar to a residential lot it is not as saleable. (There are currently two commercial lots on our streets that are empty or vacant.)
- 2) Buyers have difficulty getting mortgages for homes in this area as some institutions won't lend money for a residence in this type of zoning.
- 3) As well buyers are reluctant to buy a home that has these restrictions placed on it.

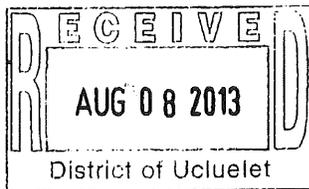
In all, we the owners of residences in the CS-1 zone are in a precarious position if we ever had to re-build our homes or as we try to sell our homes.

Thank-you for your time,

Arlene & Steve Winpenny	1746 Cedar Rd.
Stephanie Deering	1656 Cedar Rd.
Benj Youngson	1762 Cedar Rd.
Dave Taron	1774 & 1786 Cedar Rd.
Caitlin Woodbury	1761 Cypress Rd.
Thelma McMillan	1769 Cypress Rd.
Robert Zurowski	1752 Cypress Rd.
Sandra Leslie	1785 Cypress Rd.

To:
Ucluelet Village Council
200 Main St.,
Ucluelet, B.C.
Attention: P. Abdulla

From: Sandra Leslie and neighbours
1785 Cypress St.
Ucluelet, B.C.
August 8, 2013.
sleslie@ukceecable.net



August 13, 2013 CM

Dear Council Members,

I am writing this letter to request that you include the term 'residential' in your list of uses for land included in the village square designation. Currently a residential designation is excluded from the list of uses for the area. This impacts my property and my neighbours properties on both Cedar St. and Cypress Street. It impacts us because future uses of the land specifically excludes residential use. If my house were to burn down I could only sell the land as commercial or at best residential/commercial. This requirement deters buyers from buying a current residence because:

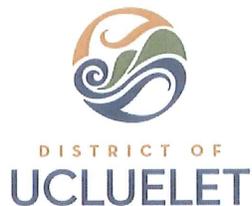
- a) there are stricter controls on renovations for these properties
- b) the new homeowners would have to pay commercial tax rates (specifically on 1746 Cedar, possibly on other properties as well)
- c) If their homes were to burn down they could not rebuild a family home.

As well, mortgages to build commercial properties on Cedar and Cypress streets would be very difficult to get as there is no shortage of commercial spaces in our town. (Currently there are 23 commercial spaces that are empty and offered for lease in town.)

Thank- you for considering this issue. I look forward to hearing your reply.

Sandra Leslie
Neighbours-

DAVID + PATRICIA TARON 1774 CEDAR RD. David Taron Po Box 157
STEPHEN + ARLENE WINPENNY 1746 CEDAR RD. A. Winpenny



STAFF REPORT TO COUNCIL

Council Meeting: NOVEMBER 12, 2013
500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: WARREN CANNON, SUPERINTENDENT OF PUBLIC WORKS
PATRICIA ABDULLA, MANAGER OF PLANNING & BLDG. SERVICES

FILE NO: TRAFFIC SAFETY – 5460-06 ICBC TRAFFIC CONTROL REVIEW AND STREET SIGN ROAD MARKING MANUAL REPORT

SUBJECT: ICBC TRAFFIC CONTROL REVIEW AND STREET SIGN AND ROAD MARKING MANUAL

ATTACHMENT(S): ICBC TRAFFIC CONTROL REVIEW AND STREET SIGN AND ROAD MARKING MANUAL

RECOMMENDATION(S):

1. THAT Council receives this report for information.

PURPOSE:

To provide Council with the ICBC Traffic Control Review and ICBC Street Sign and Road Marking Manual completed for the District of Ucluelet.

BACKGROUND:

Clear and effective signing and paint marking on roads are a critical part of providing safe pedestrian, cycling and vehicular movement throughout our communities. The traffic control measures establish rules of the road in accordance with the Motor Vehicle Act and serve to warn drivers of specific conditions that they are approach and provide a guidance to help travelers find their destination. Over time these applications, designs and strategies of traffic control may change. Moreover, community needs, traffic patterns and land uses, volume of traffic and pedestrian movement may change causing existing signage and markings to become obsolete or inappropriate.. Such inconsistencies may create confusion in road users, render some traffic control more difficult to enforce and may affect road safety itself. The Insurance Corporation of British Columbia (ICBC) has initiated a program with BC Communities to undertake comprehensive reviews of traffic signs and road markings within communities who have indicated such a need.

As both the District of Tofino and the District of Ucluelet were interested in such a review, ICBC undertook to provide this service for the two communities in two independent studies. In August 2013 staff met with ICBC Representatives, their Engineering Consultant (McElhanney), RCMP, a representative of the Ministry of Transportation and Infrastructure (MoTI), Mayor and Council, highlighting those areas of concern. During the months of August and September the Engineering firm retained by ICBC reviewed all roads within the

jurisdiction of the District of Ucluelet. At the request of MoTI, the area of Peninsula Road under their jurisdiction and the intersections such as Main Street were also included in the study. In October a draft report was brought forward by the consultants for staff to review and the final version of both the Traffic Control Review and Street Sign and Road Marking Manual is brought forward as part of this report.

OBJECTIVES:

The main objectives of the Ucluelet Traffic Control review were to complete a comprehensive field review of existing traffic controls and to develop a field book of traffic signing and road marking standards for the use of District staff. The review conducted looked three main areas; Traffic Signs, Road Markings and Intersection Geometry. An itemized list of potential concerns and suggestions for each of the categories was produced and priorities with respect to safety were listed.

SUMMARY AND NEXT STEPS:

The review found that in general, the traffic control in Ucluelet is well designed and placed. There were about 150 issues that were noted during the field review ranging from minor suggestions to more significant concerns. Each of these were classified by type and priority. Higher priorities were assigned to issues directly affecting traffic safety while other items were listed on a lower priority basis. Staff intend to immediately address the 'High Priorities' identified in the review while prioritizing the more minor priorities on a regularly scheduled maintenance/signage replacement program.

A Joint Traffic Safety Working Session with representatives from PAC, RCMP, UES and USS, District Staff and Council are scheduled to meet and discuss traffic movement, parent drop off zones, and pedestrian/playground areas along Peninsula Road and Matterson Street. Staff will pursue working with Traffic Consulting Engineers to look at phased road designs for the upgrade to Matterson Street utilities corridor combined with a potential for a separated sidewalk and in anticipation of future road access to a new school buildout. Similar studies will be pursued with consultants for the Main Street and Peninsula Road Intersection and the Marine Pedestrian connector.

Respectfully submitted:



Warren Cannon, Superintendent of Public Works



Patricia Abdulla, Manager of Planning



DISTRICT OF UCLUELET
COUNCIL REPORT

To: Mayor and Council

File No: 0550-04

From: Jeanette O'Connor, CFO

Date: November 12, 2013

Holiday Season Office Hours

RECOMMENDATION:

That Council authorize the closure of the Municipal office for the 2013 holiday season from Monday, December 23, 2013 through Friday, January 3, 2014. The office will reopen on Monday, January 6, 2014.

PURPOSE:

To identify the District's hours of operation during the 2013 holiday season.

BACKGROUND:

Similar to the last holiday season, it is standard practice to close the administration office and public works and parks departments for two weeks over the Christmas period to coincide with school breaks.

This year, it is proposed that the District office and Public Works & Parks departments be closed to the public on Monday, December 23, 2013 and reopen on Monday, January 6, 2014. All staff will be permitted time off during the two-week period on the basis that either vacation time or banked overtime will be used to offset all but statutory holidays. Staff will be permitted to work provided their supervisor agrees and there is worthwhile work to be performed, but all staff are being strongly encouraged to take the time off.

As in previous years, the Public Works & Parks department will ensure that sufficient personnel are available should any emergency situations occur.

Submitted by,

Jeanette O'Connor
CFO

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DISTRICT OF UCLUELET
COUNCIL REPORT

To: Mayor and Council

File No: 0530-01

From: Jeanette O'Connor, CFO

Date: November 12, 2013

2014 Council Meeting Schedule

RECOMMENDATION:

For council to adopt the regular Council meeting schedule for 2014.

BACKGROUND:

As per the Council Procedure Bylaw, regular meetings of council are held at 7:30 pm on the second and fourth Tuesday of each month, except for the fourth Tuesday of December, on any statutory holiday, July and August, and during the annual convention of the Union of British Columbia Municipalities in September. Council is required to meet as the Ucluelet Harbour Authority four times a year; these meetings are denoted with asterisks on the proposed schedule. Council will also be meeting as the Ucluelet Economic Development Corporation on the meetings denoted with asterisks.

Submitted by,

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Jeanette O'Connor
CFO



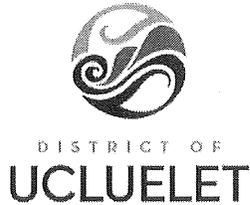
2014 COUNCIL SCHEDULE

All regular meetings of Council will begin at 7:30 p.m. in the George Fraser Community Room at the Ucluelet Community Centre located at 500 Matterson Drive, Ucluelet, BC.

Regular Council Meetings

January 14	April 8	July 8
January 28	April 22	August 12
February 11	May 13*	September 9*
February 25*	May 27	October 14
March 11	June 10	October 28
March 25	June 24	November 25*
		December 9

*Please note Council also meets as the Harbour Authority and the Ucluelet Economic Development Corporation at these meetings.



STAFF REPORT TO COUNCIL

Council Meeting: NOVEMBER 12, 2013
500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: WARREN CANNON, SUPERINTENDENT OF PUBLIC WORKS

FILE NO:

SUBJECT: BAY STREET WTP UPGRADE REPORT

ATTACHMENT(S): NONE

RECOMMENDATION(S):

1. **THAT** Council receives the Bay Street Water Treatment Plant Upgrade report for information.

PURPOSE:

The purpose of this report is to provide Council with the current status of the Bay Street WTP project.

STATUS REPORT:

This project is currently scheduled to be completed by the third week of November. The original completion date was the end of September, however there were several delays in equipment delivery and technician availability.

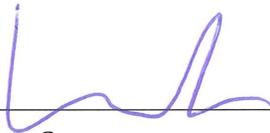
Construction start up was preceded by 11 weeks of preparation - e.g. contractor required bonding and insurance, shop drawing submission and approval, etc. Construction commenced at the beginning of July with exterior piping, tie-ins, etc. This work was completed a week ahead of schedule. A local contractor assisted with the excavation work.

Interior piping was completed to schedule on August 20th. Electrical work was scheduled for completion in early September, however there were delays in equipment supply, notably the Motor Control Centre (MCC) and the instrumentation panel supplied by MPC, the second primary contractor. The Electrical contractor is responsible for the installation of these panels. The MPC panel was delivered early October (original scheduled for early September) and the MCC in mid October (originally scheduled for mid September). The general contractor, Brunnell Construction Ltd., is pressuring the electrical sub-contractor, Osprey Electric, to expedite the remainder of their contract. At this time (as of October 31st) the electrical work is 85% complete.

The schedule to complete is:

- **Week of November 4th** – MCC panel wiring to be completed, circuits to major equipment connected and tested
- **Week of November 11th** – Brunell installs the remaining interior piping in the electrical room, completes the landscaping, tests major equipment (with the exception of the Ultra Violet reactors)
- **Week of November 18th** – Trojan, suppliers of the Ultra Violet (UV) equipment, test and commission UV equipment and train District operators. Instrumentation panel is tested by MPC and District operators trained.
- **Week of November 25th** – Clean-up and de-mobilization

Respectfully submitted:



Warren Cannon,
Superintendent of Public Works



STAFF REPORT TO COUNCIL

Council Meeting: NOVEMBER 12, 2013
 500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: PATRICIA ABDULLA, MANAGER OF PLANNING & BLDG. SERVICES

FILE NO: 3900-20 BYLAW #1158; 3360-20 RZ#13-02, FOLIO #155100

SUBJECT: 3RD READING REPORT – REZONING #13-02, 286 MAIN STREET CS-1 VILLAGE SQUARE ZONE TO AMENDED CS-1 VILLAGE SQUARE ZONE

ATTACHMENT(S): BYLAW #1158

RECOMMENDATION(S):

1. **THAT** Council give Third Reading to Bylaw #1158.

PURPOSE:

To advance Bylaw #1158 to Third Reading having given a Public Hearing on November 12, 2013 in an open meeting which will permit that property with a legal description of Lot 9, District Lot 282, Clayoquot District, Plan 1686 (286 Main Street), to be rezoned from Village Square Commercial CS-1 Zone to Amended Village Square Commercial CS-1 Zone to residential use on this property on the first storey of the existing building provided the existing building also contain commercial use(s) otherwise permitted in this Zone on the majority of that first storey and fully occupy the front of the building.

Respectfully submitted:

A handwritten signature in blue ink, appearing to read "P. Abdulla", is written over a horizontal line.

Patricia Abdulla, Manager of Planning

DISTRICT OF UCLUELET

Bylaw No. 1158, 2013

A bylaw to amend the "District of Ucluelet Zoning Bylaw No. 800, 1999".

WHEREAS Section 903 and other parts of the *Local Government Act* authorize zoning and other development regulations;

NOW THEREFORE the Council of the District of Ucluelet, in open meeting assembled, enacts as follows;

1. THAT the property with legal description of Lot 9, District Lot 282, Clayoquot District, Plan 1686 (286 Main Street), be rezoned from Village Square Commercial CS-1 Zone to Amended Village Square Commercial CS-1 Zone, which will permit residential use on this property on the first storey of the existing building provided the existing building also contain commercial use(s) otherwise permitted in this Zone on the majority of that first storey and fully occupy the front of the building.

READ A FIRST TIME this 8th day of October , 2013.

READ A SECOND TIME this 8th day of October , 2013.

PUBLIC HEARING held this day of ***, 2013

READ A THIRD TIME this ** day of ***, 20**.

ADOPTED this ** day of ***, 20**.

CERTIFIED A TRUE AND CORRECT COPY of "District of Ucluelet Zoning Amendment Bylaw No. 1158, 2013."

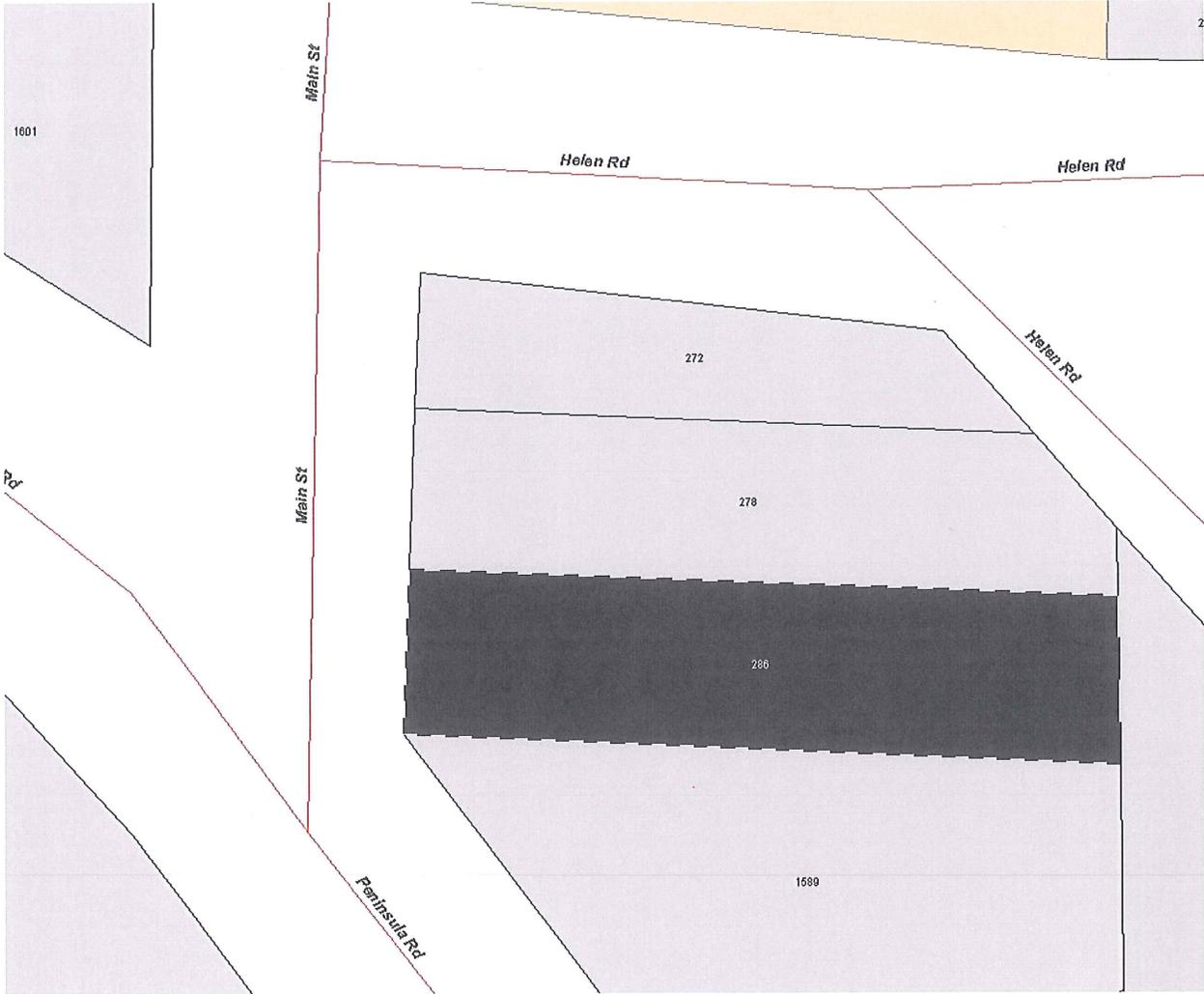
Mayor
Bill Irving

CAO
Andrew Yeates

THE CORPORATE SEAL of the District of Ucluelet was hereto affixed in the presence of:

CAO
Andrew Yeates

SCHEDULE 'A'
Bylaw 1158



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STAFF REPORT TO COUNCIL

Council Meeting: NOVEMBER 12, 2013
 500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: PATRICIA ABDULLA, MANAGER OF PLANNING & BLDG. SERVICES

FILE NO: 3900-20 BYLAW #1156; 3360-20 RZ#13-01, FOLIO #175995

SUBJECT: FINAL ADOPTION REPORT –BYLAW #1156, REZONING #13-01, 1601PENINSULA ROAD FROM PRIVATE INSTITUTIONAL P-2 ZONE TO VILLAGE SQUARE COMMERCIAL CS-1 ZONE

ATTACHMENT(S): BYLAW #1156

RECOMMENDATION(S):

1. THAT Council give Final Adoption to Bylaw #1156.

PURPOSE:

To advance Bylaw #1156 to Final Adoption

BACKGROUND:

On October 8th, 2013 Council passed a motion to have staff secure a written Agreement of the Applicant for his proposed responses to Council’s conditions of Third Reading and that Zoning Bylaw No 1156 be brought back for consideration of approval and Final Adoption upon execution of Agreement by the Applicant.

The Applicant has executed the Agreement as outlined in staff’s October 8th, 2013 report and as adopted by Council.

Respectfully submitted:

A handwritten signature in blue ink, appearing to read "P. Abdulla", is written over a horizontal line.

Patricia Abdulla, Manager of Planning

DISTRICT OF UCLUELET

Bylaw No. 1156, 2013

A bylaw to amend the "District of Ucluelet Zoning Bylaw No. 800, 1999".

WHEREAS Section 903 and other parts of the *Local Government Act* authorize zoning and other development regulations;

NOW THEREFORE the Council of the District of Ucluelet, in open meeting assembled, enacts as follows;

1. THAT the property with legal description of Lot A, District Lot 282, Clayoquot District, Plan 3550, PID 006-240-852, generally as shown highlighted in black on the Schedule 'A' attached to and forming part of this bylaw, be rezoned from Private Institutional P-2 Zone to Village Square Commercial CS-1 Zone, and the Zoning Map of the District of Ucluelet Zoning Bylaw No. 800 1999 be amended accordingly.

READ A FIRST TIME this 25th day of June , 2013.

READ A SECOND TIME this 25th day of June, 2013.

PUBLIC HEARING held this 16th day of July, 2013

READ A THIRD TIME this 13th day of August, 2013.

ADOPTED this ** day of ***, 20**.

CERTIFIED A TRUE AND CORRECT COPY of "District of Ucluelet Zoning Amendment Bylaw No. 1156, 2013."

Mayor
Bill Irving

CAO
Andrew Yeates

THE CORPORATE SEAL of the District of Ucluelet was hereto affixed in the presence of:

CAO
Andrew Yeates

SCHEDULE 'A'

Bylaw 1156



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STAFF REPORT TO COUNCIL

Council Meeting: NOVEMBER 12, 2013
500 Matterson Drive, Ucluelet, BC V0R 3A0

FROM: PATRICIA ABDULLA, MANAGER OF PLANNING & BLDG. SERVICES

FILE NO: 3900-20 BYLAW #1156; 3360-20 RZ#13-01, FOLIO #175995; 3060-20 DP & DVP#13-02

SUBJECT: DEVELOPMENT PERMIT AND DEVELOPMENT VARIANCE PERMIT #13-02 FOR 1601 PENINSULA ROAD, LOT A, DL 282, CLAYOQUOT DISTRICT PLAN 3550

ATTACHMENT(S): N/A

RECOMMENDATION(S):

1. **THAT** Council give approval for Development Permit and Development Variance Permit #13-02 (DP and DVP #13-02) in accordance and following upon Final Adoption of the preceding staff report introducing Bylaw #1156 for consideration of Final Adoption.

PURPOSE:

To complete the 'next steps' of the approval process after Final Adoption of Bylaw #1156 and the proposed development at 1601 Peninsula road requiring a Development Permit and Development Variance Permit #13-02.

BACKGROUND:

On October 8th, 2013 Council passed a motion to have staff secure a written Agreement of the Applicant for his proposed responses to Council's conditions of Third Reading and that Zoning Bylaw No 1156 and Development Permit and Development Variance Permit be brought back for consideration of approval upon execution of Agreement by the Applicant.

The Applicant has executed the Agreement as outlined in staff's October 8th, 2013 report and as adopted by Council. The preceding staff report introduced Bylaw #1156 for Final adoption which, if having received Final Adoption, will permit Council's approval of these two Development Permits.

Respectfully submitted:

Patricia Abdulla, Manager of Planning