

**Tuesday, October 5, 2021**

**Minutes of the meeting of the Comox Valley Regional District Board of Directors held on October 5, 2021 in the Civic Room of the Comox Valley Regional District offices located at 770 Harmston Avenue, Courtenay, BC commencing at 4:03 pm.**

## **MINUTES**

### **Present:**

<b>Chair:</b>	J. Ketler	Village of Cumberland
<b>Vice-Chair:</b>	A. Hamir	Lazo North (Area B)
<b>Directors:</b>	D. Arbour	Baynes Sound-Denman/Hornby Islands (Area A)
	W. Cole-Hamilton	City of Courtenay
	K. Grant	Town of Comox
	E. Grieve	Puntledge/Black Creek (Area C)
	D. Hillian	City of Courtenay
	M. McCollum	City of Courtenay
	W. Morin	City of Courtenay
	M. Swift	Town of Comox
	B. Leigh	Oyster Bay – Buttle Lake (Area D)
<b>Staff:</b>	R. Dyson	Chief Administrative Officer
	J. Warren	Deputy Chief Administrative Officer
	K. Douville	Acting Chief Financial Officer
	D. DeMarzo	General Manager of Community Services
	J. Martens	General Manager of Corporate Services
	M. Rutten	General Manager of Engineering Services
	A. Mullaly	General Manager of Planning and Development
	L. Dennis	Manager of Legislative Services

### **ATTENDANCE:**

Vice-Chair Hamir served as the presiding member as Chair Ketler participated via electronic means.

### **RECOGNITION OF TRADITIONAL TERRITORIES:**

The Vice-Chair acknowledged that the meeting was being held on the unceded traditional territory of the K'ómoks First Nation and read the following article from the United Nations Declaration on the Rights of Indigenous Peoples (UNDRIP) available online at: [www.un.org/](http://www.un.org/):

Article 41: The organs and specialized agencies of the United Nations system and other intergovernmental organizations shall contribute to the full realization of the provisions of this Declaration through the

mobilization, inter alia, of financial cooperation and technical assistance. Ways and means of ensuring participation of indigenous peoples on issues affecting them shall be established.

**IN-CAMERA MEETING:**

E. Grieve/K. Grant: THAT the board adjourn to an in-camera session pursuant to the following sub-section(s) of section 90 of the Community Charter:

90(1)(a) Personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the regional district or another position appointed by the regional district;

AND FINALLY THAT the in-camera portion convene immediately following the open portion of the meeting.  
208 Carried

**ADOPTION OF MINUTES:**

K. Grant/W. Cole-Hamilton: THAT the Comox Valley Regional District Board minutes dated September 21, 2021 be adopted.  
208 Carried

**REPORTS:**

**BLACK CREEK – OYSTER BAY SERVICES COMMITTEE – SEPTEMBER 20, 2021**

B. Leigh/E. Grieve: THAT the Black Creek – Oyster Bay Services Committee minutes dated September 20, 2021 be received.  
208

E. Grieve/D. Arbour: THAT the Black Creek – Oyster Bay Services Committee minutes dated September 20, 2021 be referred to the October 18, 2021 Black Creek – Oyster Bay Services Committee meeting for amendment.  
208 Carried

Director Leigh left the meeting at 4:06 pm.

**REGIONAL POVERTY REDUCTION ASSESSMENT AND STRATEGY**

D. Arbour/K. Grant: THAT the report dated September 24, 2021 regarding the Regional Poverty Assessment and Reduction Strategy (Draft) and next steps to support implementation be received.  
208 and 212 Carried

Jen Carsorso, consultant, presented an overview of the Regional Poverty Assessment and Reduction Strategy (Draft).

D. Hillian/W. Cole-Hamilton: THAT the Comox Valley Regional District (CVRD) Board authorize staff to report back to the project participants to explore implementation options for the Regional Poverty Reduction Assessment and Strategy (Draft), dated September 2021, attached as Appendix A to this staff report dated September 24, 2021, including identifying key players and roles in the advancement of the poverty reduction “Game Changers”;

AND FINALLY THAT staff report back through the Regional Growth Strategy 2022-2026 financial planning process to identify potential implementation actions for the CVRD.

208 and 212

Carried

### **ELECTORAL AREAS SERVICES COMMITTEE – SEPTEMBER 20, 2021**

E. Grieve/K. Grant: THAT the Electoral Areas Services Committee minutes dated September 20, 2021 be received.

208

Carried

Prior to consideration of the following item, R. Dyson, Chief Administrative Officer, recused himself from the meeting at 4:49 pm due to a potential perceived conflict of interest in relation to his spouse's position as chair of the Agricultural Land Commission.

K. Grant/W. Cole-Hamilton: THAT the Agricultural Land Commission be advised that the Comox Valley Regional District supports Agricultural Land Reserve Non-Adhering Residential Use application ALR 3B 21, 2069 Coleman Road, (Armstrong) concerning a residential use located on Lot 19, Block 29, Comox District, Plan 2261, PID 000-031-437 (2069 Coleman Road);

AND FINALLY THAT the application ALR 3B 21 (Armstrong) regarding a non-adhering residential use on a property within the Agricultural Land Reserve be forwarded to the Agricultural Land Commission for final consideration.

208 and 213

Carried

R. Dyson returned to the meeting at 4:50 pm.

K. Grant/W. Cole-Hamilton: THAT the Food Hub Feasibility Study prepared by Urban Food Strategies, dated June 2021, and attached as Appendix A to the staff report dated September 17, 2021, be utilized for implementation of a Comox Valley Food Hub for food producers, processors and distributors;

AND FURTHER THAT Step One of the Food Hub Feasibility Study’s potential implementation plan be initiated, including the steering committee launch, producer partnership agreement creation, business plan development and initial scope (Phase 1) finalization.

208

Carried

E. Grieve/D. Arbour: THAT the board give first and second reading to Bylaw No. 679 being “Comox Valley Regional District Bylaw Adjudication Ticketing Bylaw No. 679, 2021” attached as Appendix A to the staff report dated September 15, 2021.

209

Carried

D. Arbour/K. Grant: THAT the 2021 approved budget for the Union Bay Water Service, function 308, be amended to increase water infrastructure expenditures up to a maximum of \$58,500 to support the extension of a water main along 3rd Street in Union Bay;

AND FURTHER THAT this project be funded by a contribution from the capital works reserve of \$46,800 and by an \$11,700 contribution from the owner of 5597 3rd Street, Union Bay.

207

Carried

K. Grant/E. Grieve: THAT the name qax mot Conservation Area be adopted for the Comox Valley Regional District park located within the Morrison Creek headwaters as outlined in the staff report dated September 13, 2021.

209

Carried

D. Hillian/K. Grant: THAT the 2021 Rural Community Grants be awarded for the amounts to the organizations as follows:

- Macaulay Road and Area Neighbourhood Association (MRANA) - \$1,000 from function 122
- Anderton Therapeutic Gardens Society - \$1,500 from function 121
- Mountaineer Avian Rescue Society (MARS) - \$250 each from functions 123 and 124, \$500 from function 121 and \$4,000 from function 122
- Merville Community Association - \$700 from function 122
- Hornby Island Housing Society - \$10,000 from function 124

208

Carried

#### **COMOX VALLEY SEWAGE COMMISSION – SEPTEMBER 21, 2021**

D. Hillian/W. Cole-Hamilton: THAT the Sewage Commission minutes dated September 21, 2021 be received.

208

Carried

#### **COMOX VALLEY WATER COMMITTEE - SEPTEMBER 21, 2021**

K. Grant/W. Cole-Hamilton: THAT the Water Committee minutes dated September 21, 2021 be received.

208

Carried

#### **GREATER MERVILLE FIRE HALL TEMPORARY BORROWING BYLAW NO. 680**

E. Grieve/D. Arbour: THAT the report dated September 24, 2021 regarding the adoption of a temporary borrowing bylaw to support the construction and equipping of the Greater Merville Fire Hall be received.

E. Grieve/D. Arbour: THAT pursuant to section 409(1) of the Local Government Act (RSBC, 2015 c. 1), bylaw no. 680 being the “Greater Merville Fire Hall Temporary Borrowing Bylaw No. 680, 2021” be adopted by the Comox Valley Regional District Board.

AND FURTHER THAT this financing be repaid within five years of entering into the agreement through the conversion to long term debt according to the terms specified in Bylaw No. 614 – “Greater Merville Fire Protection Service Loan Authorization Bylaw No. 614, 2020” and section 409(2) of the Local Government Act (RSBC, 2015 c.1).

### **MFA SHORT TERM FINANCING - KING COHO WASTEWATER SERVICES**

M. McCollum/W. Cole-Hamilton: THAT the report dated September 24, 2021 regarding a resolution to enable the interim financing for the purpose of constructing and equipping the King Coho Wastewater service as approved by the Board in the 2021- 2025 Financial Plan and Capital Expenditure Program which was adopted on March 30, 2021 be received.

E. Grieve/W. Cole-Hamilton: THAT the Comox Valley Regional District enter into a short term financing agreement in the amount of \$33,750 with the Municipal Finance Authority under section 175(1) of the Community Charter, and section 403(1)(a) of the Local Government Act (RSBC, 2015 c.1) for the construction and equipping of the King Coho Wastewater Service.

AND FURTHER THAT this financing be repaid within five years of entering into the agreement with the Municipal Finance Authority.

### **CITY OF COURTENAY - CIVIC ROOM USE**

D. Hillian/K. Grant: THAT the report dated October 1, 2021 regarding an agreement with the City of Courtenay for shared use of the Civic Room to accommodate their council meetings be received.

J. Ketler/D. Arbour: THAT the motion to receive the staff report regarding an agreement with the City of Courtenay for shared use of the Civic Room to accommodate their council meetings be tabled for considered in the in-camera session under Section 90(1)(e) of the Community Charter.

Defeated *NAY: Cole-Hamilton,  
Grant, Grieve, Hamir,  
Hilian, McCollum,  
Morin, Swift*

The vote was taken on the main motion as follows:

THAT the report dated October 1, 2021 regarding an agreement with the City of Courtenay for shared use of the Civic Room to accommodate their council meetings be received.

210 Carried

K. Grant/W. Cole-Hamilton: THAT staff be authorized to execute a facility use agreement with the City of Courtenay for use of the CVRD Civic Room, as generally outlined in the staff report dated October 1, 2021.

210 Carried

### **BYLAWS AND RESOLUTIONS:**

E. Grieve/K. Grant: THAT Bylaw No. 679 being "Comox Valley Regional District Bylaw Adjudication Ticketing Bylaw No. 679, 2021" be given first and second readings concurrently.

209 Carried

E. Grieve/K. Grant: THAT Bylaw No. 679 being "Comox Valley Regional District Bylaw Adjudication Ticketing Bylaw No. 679, 2021" be read a third time.

209 Carried

E. Grieve/K. Grant: THAT Bylaw No. 680 being "Greater Merville Fire Hall Temporary Borrowing Bylaw No. 680, 2021" be given first and second readings concurrently.

210 Carried

K. Grant/D. Hillian: THAT Bylaw No. 680 being "Greater Merville Fire Hall Temporary Borrowing Bylaw No. 680, 2021" be read a third time.

210 Carried

### **NEW BUSINESS:**

#### **KNIGHT ROAD BIKE LANES**

K. Grant/W. Morin: THAT the correspondence dated September 28, 2021 from Director Hamir regarding improvements to Knight Road for installation of bike lanes be received.

209 Carried

K. Grant/E. Grieve: THAT the board write to the Minister of Transportation and Infrastructure to request that the planned improvements to Knight Road include a road widening and installation of bicycle lanes on both sides of the road.

209 Carried

#### **FOLLOW UP TO COMOX VALLEY AIRPORT COMMISSION**

D. Hillian/W. Cole-Hamilton: THAT the correspondence dated October 1, 2021 from Director Hamir requesting that the board write a letter to the Comox Valley Airport Commission encouraging them to

consider the climate crisis as a top priority and identify ways to reduce their greenhouse gas emissions be received.

208

Carried

W. Cole-Hamilton/W. Morin: THAT the board write to the Comox Valley Airport Commission (CVAC) to thank them for their presentation at the August 24, 2021 board meeting, to encourage the CVAC Board to consider the climate crisis as a top priority and to invite them to present their greenhouse gas reduction strategy to the board at a future date.

208

Carried

*NAY: D. Arbour, K.  
Grant, E. Grieve*

## **CLIMATE EMERGENCY CAMPAIGN REQUEST**

K. Grant/W. Cole-Hamilton: THAT the correspondence dated September 24, 2021 from Barbara Berger, Comox Valley Council of Canadians, requesting that the board sign a letter to Premier Horgan calling on the BC Government to confront the climate emergency with bold action, as outlined in Appendix A of the correspondence be received.

208

Carried

K. Grant/W. Cole-Hamilton: THAT the Comox Valley Regional Board sign a letter calling on the BC Government to confront the climate emergency with bold action, as outlined in Appendix A of the correspondence from Barbara Berger dated September 24, 2021.

208

Carried

## **ADJOURN TO IN-CAMERA:**

The board adjourned to its in-camera session at 5:41 pm.

## **RISE AND REPORT:**

The board rose from its restricted in-camera session at 6:37 pm.

## **TERMINATION:**

D. Hillian/M. McCollum: THAT the meeting terminate.

208

Carried

Time: 6:37 pm.

Confirmed this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_:

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Arzeena Hamir

Vice-Chair

Certified Correct and Recorded By:

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Lisa Dennis  
Manager of Legislative Services