



ELECTORAL AREA DIRECTORS' COMMITTEE MEETING MINUTES

Note: The following minutes are subject to correction when endorsed by the Committee at the next Electoral Area Directors' Committee meeting.

Date: December 11, 2018
Time: 9:30 AM
Location: CSRD Boardroom
555 Harbourfront Drive NE, Salmon Arm

Directors Present	P. Demenok	Electoral Area C (Chair)
	S. Knaak	Alt. Director Area A (Via Teleconference)
	D. Brooks-Hill	Electoral Area B
	R. Talbot	Electoral Area D
	R. Martin	Electoral Area E
	J. Simpson	Electoral Area F
Directors Absent	K. Cathcart	Electoral Area A
Staff Present	C. Hamilton*	Chief Administrative Officer
	J. Sham	Assistant Deputy Corporate Officer
	L. Schumi	Administrative Clerk/Recorder
	G. Christie*	Manager, Development Services
	C. Paiement*	Team Leader, Development Services
	M. Herbert*	Team Leader, Building and Bylaw Services
	J. Thingsted*	Planner

*Attended a portion of the meeting only

1. Call to Order

The Chair called the meeting to order at 9:31 AM.

2. Adoption of Agenda

The Chair added Item 6.3: Electoral Area Directors' Committee meeting topics of discussion.

Moved By Director Simpson

Seconded By Director Talbot

THAT: the agenda of December 11, 2018 Electoral Area Directors' Committee meeting be approved as amended.

CARRIED

3. Meeting Minutes

3.1 Adoption of Minutes

Moved By Director Brooks-Hill

Seconded By Director Talbot

THAT: the minutes the minutes of the September 25, 2018 Electoral Area Directors' Committee meeting be adopted.

CARRIED

4. Reports by Staff

- None.

5. Delegations

5.1 9:45 AM: Childcare BC

Michelle Kirby, Senior Manager of Partnerships and Engagement for Child Care BC, participating via teleconference to outline the Childcare BC Plan.

PowerPoint presentation is attached, for information.

Requested by Director Martin.

Intent of presentation is for EA Directors to be informed on BC's Childcare Plan; for Directors to discuss any issues in regards to delivery of and access to childcare services in CSRD's electoral/rural areas, and for feedback on

related issues such as attraction of certified staff and parent(s) inability to access childcare subsidy.

Michelle Kirby, via teleconference, gave an overview of the PowerPoint presentation provided to the Committee. Focus is on affordability, quality of care and accessibility. Explained there are three grants available to local governments, two of which are administered by UBCM. Application deadline for these grants is fast approaching: January 18, 2019. Applications take generally six weeks to process.

In responding to a question, Ms. Kirby confirmed the Ministry would prefer that local government's partner with non-profit organizations, rather than private businesses, or option for local governments to run facilities solely.

Discussion around running daycare facilities in rural areas, difficulty finding qualified Early Childhood Educator's (ECE's). Ms. Kirby noted there is bursaries available for people wanting to become ECE's and highly encourages those interested to apply.

The Committee discussed the Needs Assessment grant that is available. Although \$25,000 is not a lot to cover the whole area, may be able to partner with member municipalities.

Moved By Director Martin

Seconded By Director Talbot

THAT: staff be directed to contact CSRD member municipalities to see if they are planning to apply for the available grants and inquire as to whether the municipalities would be interested in working together to apply for a grant jointly in order to do a region wide needs assessment with the CSRD as a co-partner.

CARRIED

6. Reports by Electoral Area Directors

6.1 Proposed Amendments to Cannabis Policy A-71

Requested by Director Simpson.

Director Simpson thanked Mr. Thingsted, Planner, for his work on the Cannabis Policy.

Director Simpson opened the discussion by explaining the amendments he would like to see to the Cannabis Policy. He contended that the policy is

too restrictive for potential cannabis businesses and that the setbacks are too large. He also spoke about how cannabis legalization provides a lot of opportunity to attract business owners to rural areas and create high paying jobs. Director Brooks-Hill said he agreed with these statement. Director Talbot commented that setbacks are a good thing as most people do not want to live near facilities that produce cannabis.

Mr. Thingsted then provided a summary of how Policy A-71 was developed and subsequently adopted by the Board in June 2018. He explained that the CSRD-wide policy approach was preferred by the Board since it applies to all areas within the CSRD, including areas without zoning. It was made clear that notwithstanding the Policy, there are still many parcels that would permit cannabis production. Furthermore, the Policy's criteria may be modified by the Board on a site by site basis, in consideration of local factors.

The Committee discussed, at length, the issues around growing cannabis on Agricultural Land Reserve (ALR) land. Mr. Christie, Manager, Development Services, clarified that a recent change to ALR regulations now requires that cannabis must be grown in the soil, rather than on concrete floors. This requirement means that a non-farm use application is now required for virtually all cannabis production facilities proposed on ALR land. Mr. Thingsted noted that the statement in the Policy about not supporting cannabis production on ALR land was included prior to this regulatory change.

After some additional discussion, the Committee unanimously decided to leave the policy as is but agreed that updates could be considered in the future to address challenges as they arise. Director Simpson thanked the Committee and staff for the discussion on this.

6.2 Affordable Housing

Requested by Director Demenok.

New proposed Provincial legislation will require all local governments in BC to conduct housing needs assessments once every five years.

For discussion in order to identify the course of action that should be taken on a local government level.

The Chair gave background to this topic and would like to discuss the needs of all the Electoral Areas. Directors agreed there is a definite need,

especially low maintenance housing for seniors and affordable rental housing for young families; prices going up, can't afford to buy anymore.

Director Martin commented that Area E has been experiencing good progress on getting funding from the Province for affordable housing going through a non-profit organization. Seasonal rentals in rural areas is also an issue.

Mr. Christie, Manager, Development Services, provided information to the Committee on a report from the Ministry of Municipal Affairs and Housing, stating that the new assessment reports will be a culmination of baseline data and analysis but is not the development of an affordable housing strategy. There are more questions than answers at this point as the Ministry is still working on the provincial regulation to bring this legislation into force and provide the necessary detailed content information to be required in the assessment reports. The Ministry is also working on publications and guidance documents for local governments to develop these reports. The regulation and other documents should be available in the spring of 2019.

Mr. Christie advised that the CSRD's first housing assessment would need to be completed within three years and then again every five years. \$5 million in provincial funding is to be made available in the spring of 2019 to help local governments start these assessments. Mr. Christie continued in stating that staff are working to amend the Official Community Plan (OCP) bylaws in Areas E and C and funding is included in the 2019 budget for housing needs assessments for these areas so that such data can be included in those OCPs. Housing data at this point is very limited however and a consultant would be hired to do this work.

Discussion ensued around secondary suites, that not all zones allow them, and that we would have to amend our Zoning Bylaws to permit. Other agencies would have to be involved in the secondary suite discussion such as Interior Health for septic- related issues as they would be concerned with ensuring that septic systems can sustain more people living in a dwelling. Also BC Building Code criteria needs to be adhered to, particularly servicing such as water and sewer to account for the increased habitable floor space.

6.3 Electoral Area Directors' Committee Meeting Topics

The Assistant Deputy Corporate Officer handed out copies of the Terms of Reference for the Committee. The Chair gave an overview on the types of

topics and opened the floor to the Directors to provide comments on types of services needed in their respective areas.

Discussion regarding new and/or improved services in the Electoral Areas. General consensus is the less populated areas such as Rural Revelstoke there is less demand for services whereas other areas, such as Area C, with a much more dense population, the demand for more and/or improved services is great.

Mr. Christie, Manager, Development Services, mentioned that there is a Strategic Planning session planned for February and these kind of discussions should take place there.

7. Adjournment

Moved By Director Brooks-Hill

Seconded By Director Simpson

THAT: the December 11, 2018 Electoral Area Directors' Committee meeting be adjourned.

CARRIED

CHAIR

CHIEF ADMINISTRATIVE OFFICER