

LUC discussion ensued regarding:

- fencing required for growing and rearing not related to farm practices
- fencing required to limit human-wildlife conflicts
- enforcement of the proposed bylaw

Iain Lawrence responded that the Ministry of Environment discourages the use of barbed-wire fencing as it can injure wildlife.

**MOVED** by Dale Risvold, **SECONDED** by Sandy Sinclair that proposed Bylaw No. 4303 not be referred.

**CARRIED**

Director Hicks excused himself from the meeting at 7:40 pm, declaring a potential conflict of interest as a family member has an interest in an adjacent property.

The Vice Chair, Roy McIntyre, took the position of chair.

Alternate Director Vowles joined the meeting.

## 9. Temporary Use Permit Application Renewal

### a) TP000008 - For That Part Of Section 97, Renfrew District As Shown Coloured Red On Plan 344R; Lot 1, Section 97, Renfrew District, Plan EPP24972; and Those Parts Of Block A And B, District Lot 751, Together With Unsurveyed Crown Foreshore Or Land Covered By Water Being Part Of The Bed Of Port San Juan, All Within Renfrew District, Containing 3.86 Hectares, More Or Less (Parkinson Road)

Iain Lawrence spoke to the staff report and the request for a three-year renewal of temporary use permit TP000008 for the purpose of continuing to allow the operation of a 60-slip commercial marina, providing moorage for commercial vessels and private pleasure craft, as well as a mobile food service, offices, fuel sales, retail sales, boat trailer parking and boat storage within the Marine (M) and Community Residential 1 (CR-1) zones.

Iain Lawrence directed attention to the permit included in the staff report which includes two additional permit conditions that are intended to address complaints received regarding water use and the construction of accessory structures.

The Vice Chair confirmed that the applicant was not present.

Iain Lawrence responded to questions from the LUC confirming that:

- the rezoning application (RZ000242) for the marina development remains active
- as part of the rezoning process, the applicant has been working to address concerns raised by the public, including completion of an environmental report, provision of a site plan showing vehicle and trailer parking areas, and development of a phasing plan related to water and sewage treatment demand
- at this time, the marina development is trucking sewerage out and trucking potable water in
- the rezoning application will move forward once a development agreement between the owner and the CRD is prepared
- the proposed bylaw for the rezoning, Bylaw No. 4096, will return for recommendation that the bylaw proceed to second reading when the development agreement is readied for review by the LUC
- the maximum the permit can be renewed is three years

LUC discussion ensued regarding the term of the permit renewal.

**MOVED** by Alternate Director Vowles, **SECONDED** by Vern McConnell that the Land Use Committee recommends to the CRD Board:

That a three year renewal for Temporary Use Permit TP000008 to allow the operation of a commercial marina, on That Part of Section 97, Renfrew District as Shown Coloured Red on Plan 344R; Lot 1, Section 97, Renfrew District, Plan EPP24972; and those Parts of Block A and B, District Lot 751, together with Unsurveyed Crown Foreshore or Land Covered by Water Being Part of the Bed of Port San Juan, all within Renfrew District, Containing 3.86 Hectares, More Or Less be approved subject to the following conditions:

- a) That the mobile food service be operated in accordance with Island Health's requirements for food service facilities, including permits to operate a water system.
- b) That no additional structures or modifications to structures be constructed on the lands for a use under this permit until such time as authorized by bylaw.

**CARRIED**

## **10. Adjournment**

The meeting adjourned at 8:03 pm

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Chair