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PPS/JP 2017-02

**REPORT TO THE CAPITAL REGIONAL DISTRICT BOARD
MEETING OF WEDNESDAY, JULY 12, 2017**

SUBJECT **Public Hearing Report on Bylaw No. 4104, “Otter Point Official Community Plan Bylaw No. 1, 2014, Amendment Bylaw No. 1, 2016”**

ISSUE

To receive the Report of the Public Hearing held June 5, 2017, for proposed Bylaw No. 4104 and to consider Bylaw No. 4104 for third reading.

BACKGROUND

At its meeting on April 12, 2017, the Capital Regional District (CRD) Board gave first and second reading to Bylaw No. 4104, “Otter Point Official Community Plan Bylaw No. 1, 2014, Amendment Bylaw No. 1, 2016”, and passed a resolution to delegate authority to the Regional Director to hold a Public Hearing with respect to Bylaw No. 4104.

Bylaw No. 4104 (Appendix 1) will amend Bylaw No. 3819, “Otter Point Official Community Plan Bylaw No. 1, 2014”, to incorporate updated steep slopes development permit area mapping for Otter Point and to revise the Land Use Designation map to re-designate a parcel that was excluded from the Agricultural Land Reserve in 2009 by deleting Lot 1, Section 7, Otter District, Plan 22721 (8652, 8656, 8660, 8664 and 8668 West Coast Road) from the Rural Lands – Agricultural Land Reserve designation and adding it to the Settlement Area 1 designation.

On June 5, 2017, a Public Hearing was held for Bylaw No. 4104. There were five people in attendance. The Report of the Public Hearing is attached (Appendix 2).

ALTERNATIVES

1. a) That the minutes that form the Report of the Public Hearing, which is certified as a fair and accurate summary of the representations that were made at the Public Hearing held on June 5, 2017, for Bylaw No. 4104, “Otter Point Official Community Plan Bylaw No. 1, 2014, Amendment Bylaw No. 1, 2016”, be received;

b) That Bylaw No. 4104 be read a third time and adopted.
2. That the minutes that form the Report of the Public Hearing on Bylaw No. 4104, which is certified as a fair and accurate summary of the representations that were made at the Public Hearing held on June 5, 2017 for “Otter Point Official Community Plan Bylaw No. 1, 2014, Amendment Bylaw No. 1, 2016”, be received.

CONCLUSION

A Public Hearing was held on June 5, 2017, for Bylaw No. 4104, “Otter Point Official Community Plan Bylaw No. 1, 2014, Amendment Bylaw No. 1, 2016”. The minutes are attached as the Report of the Public Hearing.

Five people were in attendance at the public meeting. One written submission was received opposing the deletion of Lot 1, Section 7, Otter District, Plan 22721 from the Agriculture Land Reserve designation. Staff note, however, that the property was excluded from the Agricultural Land Reserve in 2009 and that this bylaw amendment will update the Official Community Plan mapping to reflect that previous exclusion. Staff recommends Alternative 1 to receive the minutes and for the proposed bylaw to be adopted.

RECOMMENDATIONS

- a) That the minutes that form the Report of the Public Hearing, which is certified as a fair and accurate summary of the representations that were made at the Public Hearing held on June 5, 2017, for Bylaw No. 4104, “Otter Point Official Community Plan Bylaw No. 1, 2014, Amendment Bylaw No. 1, 2016”, be received;
- b) That Bylaw No. 4104 be read a third time and adopted.

Submitted by:	Iain Lawrence, MCIP, RPP, Manager, Local Area Planning
Concurrence:	Kevin Lorette, P.Eng., MBA, General Manager, Planning & Protective Services
Concurrence:	Robert Lapham, MCIP, RPP, Chief Administrative Officer

IL:wm

Appendix 1 – Proposed Bylaw No. 4104
Appendix 2 – Report of the Public Hearing June 5, 2017