



**MINUTES**  
**District of Sooke**  
**Regular Council Meeting**  
**January 23, 2017 7:00 PM**  
**Council Chamber**  
**2225 Otter Point Road**  
**Sooke, BC**

**COUNCIL PRESENT:**

Acting Mayor Kasper  
Councillor Berger  
Councillor Parkinson  
Councillor Pearson  
Councillor Reay

**STAFF PRESENT:**

Teresa Sullivan, Chief Administrative Officer  
Brent Blackhall, Director of Financial Services  
Gabryel Joseph, Director of Corporate Services  
Rob Howat, Director of Development Services  
Tara Johnson, Planner II  
Katherine Lesyshen, Planner II  
Patti Rear, Deputy Corporate Officer  
Sarah Temple, Corporate Services Assistant

**ABSENT:**

Mayor Tait  
Councillor Logins

**1. CALL TO ORDER**

Acting Mayor Kasper called the meeting to order at 7:00 pm.

**2. NEW BUSINESS/SUPPLEMENTARY INFORMATION**

There were not additions or supplementary information.

**3. APPROVAL OF THE AGENDA**

**3.1. January 23, 2017 Regular Council Agenda**

**2017-25**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:

THAT the agenda for the January 23, 2017 Regular Council meeting, be approved with items 9.1 "Police Based Victims' Services" and 10.1 "RCMP Report", being removed from the agenda.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger,  
Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

**4. ADOPTION OF MINUTES**

**4.1 Minutes of the Regular meetings of Council:**

- January 9, 2017 Regular Council Meeting

**2017-26**

MOVED by Councillor Parkinson, Seconded by Councillor Pearson:

THAT the Minutes of the January 9, 2017 Regular meeting of Council, be adopted as circulated.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

**5. DELEGATIONS**

**5.1. Structured Water - James Duggan**

Mr. Duggan addressed Council and spoke regarding possible improvements to the hydrating properties of drinking water. Mr. Duggan provided examples of how water can be revitalized, and made to be more "alive" with fewer contaminants. Mr. Duggan encouraged Council to research the issue and to consider installing communal water pumps throughout the community that have revitalizing water infrastructure installed.

**6. PUBLIC QUESTION AND COMMENT PERIOD**

Council heard from the following members of the public:

- Jeff Bateman, Sooke resident, spoke in support of Electric Vehicle Charging Stations.
- Ellen Lewers, Sooke resident, inquired as to costs for hosting the Tourism Vancouver Island 2018 Conference, the upcoming Local Government Leadership Academy and the funding for the Canada 150 Banners.

**7. PUBLIC HEARINGS AND RELATED BYLAWS**

**7.1. Bylaw No. 558, Zoning Amendment Bylaw (600-3) - 1781 Minnie Road & 7057 West Coast Road**

The Development Services department provided a Power Point presentation and overview of the written staff report.

Herb Haldane, applicant, spoke to Council and indicated that the intention is to develop larger lots than is permitted by the proposed rezoning, while not restricting future owners who may wish to further subdivide should sewer infrastructure reach the area in the future.

Acting Mayor Kasper called the Public Hearing for Bylaw No. 558 to order at 7:18 p.m. Acting Mayor Kasper advised that any person who believes that their interest in property is affected by the proposed bylaw would be given a reasonable opportunity to be heard or to present written submissions at the Public Hearing.

### Public Submissions:

- Steven Powell, Sooke resident, spoke regarding his concerns with the increased density Bylaw No. 558 permits, which he feels is out of proportion with nearby properties.
- Laura Gorse, Sooke resident, spoke regarding concerns as to the high water table in the area and potential flooding on neighbouring properties. Ms. Gorse expressed further concern regarding the sensitive ecosystem surrounding Wright Road Creek and the impact that development may have on this area.
- James Duggan, Sooke resident, spoke regarding the importance of protecting waterways and encouraged Council to seek advice from water experts before proceeding.
- Gail Hall, Sooke resident, spoke regarding the history of Bylaw No. 558 and the documentation included in the Public Hearing package, which spans 2013 - 2017. Ms. Hall further stated that according to the District's own solicitor, a bylaw must stand on its own merit and not depend on a master document, which she does not feel is the case with Bylaw No. 558.
- Ellen Lewers, Sooke resident, spoke regarding the length of time that has passed since Bylaw No. 558 received first and second reading in 2013, under a different Council. Ms. Lewers expressed concern that Council does not have enough information regarding the proposed rezoning. Ms. Lewers further inquired as to the future of the riparian area.

Acting Mayor Kasper called a second time for public submissions to the Public Hearing regarding Bylaw No. 558.

- Ellen Lewers, Sooke resident, expressed concern regarding potential flooding on neighbouring properties and the importance of enhancing natural waterways, rather than destroying them.
- Laura Gorse, Sooke resident, stated that she has observed non-native soil used as fill on the subject property, which she feels is leeching into tributary waters.
- James Duggan, Sooke resident, encouraged Council to protect the waterways in the area.

Acting Mayor Kasper called a third time for public submissions to the Public Hearing regarding Bylaw No. 558. Hearing none, the Public Hearing was closed at 7:38 pm.

### Council Discussion:

- Clarification regarding plans for sewer system expansion in the area.
- Requirement of a Qualified Environmental Professional (QEP) to provide a detailed report on the sensitive ecosystems as the area is listed as environmentally sensitive on Map 5 of the Official Community Plan.
- Discussion of required covenants, which are specific to amenity contributions and Ministry of Transportation and Infrastructure requirements.
- Adequate parking will need to be provided for all future residents.
- Clarification that flood plains, drainage, water quality and environmental sensitivity will be addressed through the Development Permit and Subdivision application processes.

## **Minutes for the Regular Council Meeting of the District of Sooke - January 23, 2017**

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### **2017-27**

MOVED by Councillor Pearson, Seconded by Councillor Reay:  
THAT Bylaw 558, *Zoning Amendment Bylaw (600-3)*, be read a third time.

**CARRIED.**

**In Favour:** Councillor Pearson, Councillor Reay, Councillor Berger,  
Councillor Kasper, Councillor Parkinson

**Absent:** Mayor Tait, Councillor Logins

## **8. BYLAWS**

### **8.1. Bylaw No. 641, Zoning Amendment Bylaw (600-27) – 2110 & 2120 Church Road**

#### **2017-28**

MOVED by Councillor Pearson, Seconded by Councillor Reay:  
THAT Bylaw No. 641, *Zoning Amendment Bylaw (600-27)*, be adopted.

**CARRIED.**

**In Favour:** Councillor Pearson, Councillor Reay, Councillor Berger,  
Councillor Kasper, Councillor Parkinson

**Absent:** Mayor Tait, Councillor Logins

### **8.2. Revenue Anticipation Borrowing Bylaw No. 660, 2017.**

#### **2017-29**

MOVED by Councillor Berger, Seconded by Councillor Pearson:  
THAT *Revenue Anticipation Borrowing Bylaw No. 660, 2017*, be adopted.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Pearson, Councillor Kasper,  
Councillor Logins, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

### **8.3. Sewer Reserve Bylaw No 661, 2017**

The Financial Services department provided an overview of the written staff report.

#### **Council Discussion:**

- Clarification that the purpose of the bylaw is to set funds aside in a fund that is to be used for repairs and maintenance to existing sewer infrastructure, rather than future expansion.

#### **2017-30**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:  
THAT *Sewer Reserve Bylaw No. 661, 2017*, be read a first time.

**CARRIED.**

## **Minutes for the Regular Council Meeting of the District of Sooke - January 23, 2017**

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**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

### **2017-31**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:  
THAT *Sewer Reserve Bylaw No. 661, 2017*, be read a second time.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

### **2017-32**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:  
THAT *Sewer Reserve Bylaw No. 661, 2017*, be read a third time.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

## **9. REPORTS REQUIRING ACTION**

- 9.1. **Police Based Victims' Services**  
(*removed from agenda*)

9.2. **Development Permit Amendment - 6995 Nordin Road Phase 5 (Heron View Villas)**

The Development Services department gave an overview of the written staff report.

### **2017-33**

MOVED by Councillor Parkinson, Seconded by Councillor Pearson:  
THAT Council authorize the issuance of Development Permit Amendment PLN01291 for the purpose of amending the Development Permit for 6995 Nordin Road (Phase 5) with updated elevation drawings, site plan and landscaping.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

**9.3. CRD Regional Growth Strategy - Referral for Municipal Acceptance**

The Development Services department provided an overview of the written staff report. Staff recommends acceptance of the Regional Growth Strategy, as Council's two major priorities have been addressed; ensuring Sooke is considered a major centre, and that extension of water infrastructure is not used as a tool to control development.

**Council Discussion:**

- The Regional Growth Strategy states that water supply and distribution may be extended to address a "*pressing* public health, public safety or environmental issue". Discussion regarding potential limitations and interpretation of these issues.
- The District of Sooke Official Community Plan should clearly state a desire to extend water infrastructure to all municipal boundaries.

**2017-34**

Moved by Councillor Berger, Seconded by Councillor Reay:

THAT Council accept Bylaw 4017 "Capital Regional District Regional Growth Strategy Bylaw No. 1, 2016";

AND THAT Council direct staff to notify the Capital Regional District (CRD) of the District of Sooke's acceptance.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Reay, Councillor Kasper, Councillor Logins, Councillor Pearson

**Absent:** Mayor Tait, Councillor Logins

**9.4. Community Grant Program Policy**

The Corporate Services department gave an overview of the written staff report.

**Council Discussion:**

- Previous motion that arts-related grants to be referred to the Sooke Program of the Arts Committee.
- Important to ensure the public, and all potential grant applicants, are aware of the change in procedure.
- Staff report for February 14 Regular Council meeting to include historical listing of grant recipients.

**2017-35**

MOVED by Councillor Pearson, Seconded by Councillor Berger:

THAT Council approve the changes to the Community Grant Policy as presented in the January 23, 2017, Community Grant Program Policy staff report, and direct staff to bring a new policy with recommended changes, to Council for adoption.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Pearson, Councillor Kasper, Councillor Logins, Councillor Reay

## **Minutes for the Regular Council Meeting of the District of Sooke - January 23, 2017**

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**Absent:** Mayor Tait, Councillor Logins

### **2017-36**

MOVED by Councillor Berger, Seconded by Councillor Pearson:

THAT Council direct staff to inform the public and all potential Community Grant applicants that the deadline for 2017 Community Grant applications will be March 15, 2017.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Pearson, Councillor Kasper, Councillor Logins, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

### 9.5. **Appointment of Emergency Program Coordinator**

The Fire Chief provided an overview of the written staff report.

### **2017-37**

MOVED by Councillor Parkinson, Seconded by Councillor Berger:

THAT Council rescind the appointment of Steve Sorensen as Emergency Program Coordinator under Bylaw No. 137, *Emergency Program Bylaw*, 2003;

AND THAT Council appoint the position of Fire Chief as the Emergency Program Coordinator for the District of Sooke, in accordance with Bylaw No. 137, *Emergency Program Bylaw*, 2003.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Parkinson, Councillor Kasper, Councillor Logins, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

### 9.6. **Tourism Vancouver Island 2018 Conference and AGM**

#### **Council Discussion:**

- Discussion of partnership opportunities, including approaching the Juan de Fuca Regional District to jointly host this event.

### **2017-38**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:

THAT Council direct staff to submit a letter of intent to host the Tourism Vancouver Island 2018 Conference & AGM in September or October of 2018;

AND THAT Council direct staff to prepare a detailed proposal to host the Tourism Vancouver Island 2018 Conference & AGM.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

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**Absent:** Mayor Tait, Councillor Logins

### **9.7. Honorarium for Santa Parade**

#### **2017-39**

MOVED by Councillor Pearson, Seconded by Councillor Reay:

THAT Council direct staff to provide an honorarium of \$5,000.00 to the Sooke Lions Club, for the organization, advertising and execution of the 2016 Sooke Santa Parade, with funding to come from Council Contingency.

**CARRIED.**

**In Favour:** Councillor Pearson, Councillor Reay, Councillor Berger, Councillor Kasper, Councillor Parkinson

**Absent:** Mayor Tait, Councillor Logins

### **9.8. New Years Levee Costs**

#### **2017-40**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:

THAT Council direct staff to pay expenses totaling \$1,363.18 for the Mayor's 2017 New Year's Levee, with funding to come from Council Contingency;

AND THAT Council direct staff to include a budget of \$10,000.00 in the 2017-2021 *Five Year Financial Plan* for events.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Pearson, Councillor Berger, Councillor Kasper, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

## **10. REPORTS FOR INFORMATION**

### **10.1. RCMP Report**

*(removed from agenda)*

## **11. CORRESPONDENCE**

### **11.1. Correspondence addressed to the District of Sooke dated December 2, 2016 to January 16, 2017.**

#### **Council Discussion:**

- The Climate Change Action Committee has previously identified Electric Vehicle Charging Stations in the Town Centre as a priority project. SEAPARC is also considering installing an Electric Vehicle Charging Station. Staff and Councillor Berger will work together to bring forward additional information.
- Council suggested to forward the information regarding AlarmForce to the Emergency Program Coordinator.



## **Minutes for the Regular Council Meeting of the District of Sooke - January 23, 2017**

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### **2017-41**

MOVED by Councillor Reay, Seconded by Councillor Parkinson:  
THAT the correspondence addressed to the District of Sooke dated December 2, 2016  
– January 16, 2017, be filed accordingly.

**CARRIED.**

**In Favour:** Councillor Parkinson, Councillor Reay, Councillor Berger,  
Councillor Kasper, Councillor Pearson

**Absent:** Mayor Tait, Councillor Logins

## **12. MOTION TO CLOSE THE MEETING TO THE PUBLIC**

### **2017-42**

MOVED by Councillor Pearson, Seconded by Councillor Berger:  
THAT this meeting be closed to the public under section 90(1)(b), (i) and/or (k) of the  
*Community Charter* as it pertains to municipal awards/honours, legal opinions, and/or  
negotiations.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Pearson, Councillor Kasper,  
Councillor Logins, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

The Meeting was closed to the public at 8:42 p.m.

The Meeting was re-opened to the public at 10:11 p.m.

## **13. ADJOURNMENT**

### **2017-43**

MOVED by Councillor Pearson, Seconded by Councillor Parkinson:  
THAT the meeting be adjourned at 10:12 p.m.

**CARRIED.**

**In Favour:** Councillor Berger, Councillor Kasper, Councillor Parkinson,  
Councillor Pearson, Councillor Reay

**Absent:** Mayor Tait, Councillor Logins

**Certified Correct:**

*Original signed by*

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**Rick Kasper**  
**Acting Mayor**

*Original signed by*

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**Gabryel Joseph**  
**Corporate Officer**