

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on January 12, 2004 at 7:00 pm

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Director of Finance

CALL TO ORDER

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

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded that the meeting be closed to the public to discuss labour relations or employee negotiations under section 242.2(1)(c) of the *Local Government Act*.


CARRIED

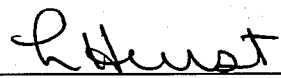
Councillor Morino opposed the motion.

MOVED by Councillor Barry, seconded to adjourn the meeting at 7:27 pm.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor

Laurie Hurst
A/Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on January 12, 2004 at 7:30 pm

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Director of Finance
Susan Kelly, Admin/Finance Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer
Sabina FooFat, Assistant Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 pm.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on December 8, 2003 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on December 8, 2003 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole – Joint Council Meeting with T'Sou-ke Nation Council held on December 16, 2003 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on December 23, 2003 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Board of Variance meeting held on December 4, 2003 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that minutes of the Economic Development Commission meeting held on December 10, 2003 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Gail Hall of Sooke River Road questioned if the land development agreement for the golf course property is a section 219 covenant of the *Land Title Act*. Ms. Hall also questioned if there is a bylaw that delegates corporate power to all staff in order to sign off on agreements.

Fred von Ilberg of Tara Place commented on the lack of advertising and subsequent time for public preparation with regards to the rezoning and OCP amendments for the golf course property. Mr. von Ilberg requested that the first and second readings be tabled until the next Regular Council Meeting.

BYLAWS

B-1 John Phillips Memorial Golf Course – 2197 Otter Point Road

(a) Bylaw No. 152, *Official Community Amendment Plan Bylaw (86-8)*

MOVED by Councillor John Farmer, seconded that Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that a public hearing for Bylaw No. 152, *Official Community Amendment Plan Bylaw (86-8)* be scheduled for February 10, 2004.

CARRIED UNANIMOUSLY

(b) Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)*

MOVED by Councillor John Farmer, seconded that Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)* be scheduled for February 10, 2004.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)*

MOVED by Councillor Barry, seconded that, Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that, Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)* be scheduled for February 9, 2004.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 109, Sign Regulation Bylaw, 2003

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 109, *Sign Regulation Bylaw, 2003* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 109, *Sign Regulation Bylaw, 2003* be introduced and read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that a public input meeting for Bylaw No. 109, *Sign Regulation Bylaw, 2003* be scheduled for February 5, 2004.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Regional Water Supply Commission

Mayor Evans reported that the Leech River Project was discussed as a secondary water source for Vancouver Island. Without taking conservation measures, a secondary water source will be required by 2010 at a cost of \$120 million.

CORRESPONDENCE REQUIRING ACTION

C-1 Harry Connor, President, Sooke Community Association, Contract with District of Sooke

Councillor OBriain will speak with Mr. Connor regarding the Sooke Community Association letter of November 4, 2003 and report back to Council.

C-2 Canadian Forces Appreciation Committee, 3143 Glen Lake Road, Victoria, BC, Request for Support

MOVED by Councillor OBriain, seconded to send a grant-in-aid application to the Canadian Forces Appreciation Committee and advise of the next grant-in-aid meeting.

CARRIED UNANIMOUSLY

C-3 Ted Olynyk, Community Relations Manager, Vancouver Island Region, BC Hydro, Proposed Nine Percent Rate Increase

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.

CARRIED

- C-4 Ted Olynyk, Community Relations Manager, Vancouver Island Region, BC Hydro, Invitation to Integrated Electricity Plan Workshop**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

Mayor Evans, Councillor Barry, and Councillor OBriain will attend the workshop on January 20, 2004.

- C-5 Coalition Against No-Fault in BC, Liability Laws in BC, Alternatives to Legislative Changes**

Councillor Barry will contact the First Vice President of UBCM, District of Saanich Mayor, Frank Leonard, requesting more information and report back to Council.

- C-6 Derek R. Corrigan, Mayor, City of Burnaby, Bill 75, Significant Projects Streamlining Act.**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- C-7 Lesley Moore, Organizer, BC Citizens for Public Power, Resolution Opposing Bill 85**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- C-8 Deb Zehr, Director, Immigration Policy and Intergovernmental Relations, Ministry of Community, Aboriginal and Women's Services, Immigration as a Tool to Support Development in Smaller Communities**

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 B. Wilson, Sooke Road, Sooke, BC**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-2 Union of British Columbia Municipalities, In the House**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-3 Team Members Sooke Firefighters Association, Auto Extrication

MOVED by Councillor Marcus Farmer, seconded to write a letter of congratulations to the auto extrication team members of the Sooke Firefighters Association.
CARRIED UNANIMOUSLY

I-4 Donna Kaluza, Inspector, Officer in Charge, "E" Division, RCMP Community Policing Services, Summer Student Program

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-5 Robert D. Watt, Chief Herald of Canada, Grant of Arms, Supporters and Flag

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

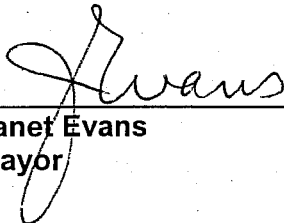
PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place requested that the advertisements for public hearings be placed in the Times Colonist as well as the Sooke News Mirror.

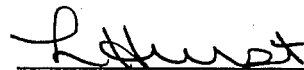
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:17 pm.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
A/Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on January 26, 2004 at 7:30 pm

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Tom Day, Chief Administrative Officer
Laurie Hurst, Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 pm. Council agreed to consider item RA-6 immediately before item RA-1.

ADOPTION OF MINUTES

MOVED by Councillor OBriain, seconded that the minutes of the special Council meeting held on January 12, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the regular Council meeting held on January 12, 2004 be adopted as corrected in item B-1 to read "Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-6)*" and in item B-3 to read "that Bylaw No. 109, *Sign Regulation Bylaw, 2003* was read a second time".

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on January 15, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Sooke Economic Development Commission meeting held on January 14, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that minutes of the Liquid Waste Management Plan Public Advisory Committee meeting held on January 14, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that minutes of the Liquid Waste Management Plan Technical Advisory Committee meeting held on January 14, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

UNFINISHED BUSINESS

U-1 Liability Laws in BC, Alternatives to Legislative Changes

Councillor Barry reported that a recommendation would be brought forward at the next regular Council meeting.

U-2 Agreement with Sooke Community Association

Councillor OBriain reported that he is meeting with Directors of the Sooke Community Association and will report to Council at the next regular Council meeting.

BYLAWS

B-1 Bylaw No. 159, Revenue Anticipation Borrowing Bylaw, 2004

MOVED by Councillor Barry, seconded that Bylaw No. 159, *Revenue Anticipation Borrowing Bylaw, 2004* be introduced and read a first time

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 159, *Revenue Anticipation Borrowing Bylaw, 2004* be read a second time

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 159, *Revenue Anticipation Borrowing Bylaw, 2004* be read a third time

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-6 Rezoning Application / OCP Amendment, 2197 Otter Point Road - John Phillips Memorial Golf Course, Public Input Meeting, Tuesday, February 10, 2004 at Sooke Community Hall

MOVED by Councillor Barry, seconded to reschedule the public hearing on Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)* and Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)* to March 1, 2004 at 7:30 pm at the Sooke Community Hall; and to hold a public input meeting on February 10th, 2004 at 7:30 pm at the Sooke Community Hall for Council to receive public input on the proposal in order to better provide for community discussion.

CARRIED UNANIMOUSLY

RA-1 Sooke Stormwater Quality Program, 2002 Report, 2003 Program Activities, Proposed 2004 Program

Rob Miller of the Capital Regional District Stormwater Quality Program reviewed the 2002 District of Sooke Stormwater Quality Report.

MOVED by Councillor OBriain, seconded to receive for information the executive summary of the District of Sooke 2002 Stormwater Quality Annual Report; to continue sampling stormwater discharges and creeks along the District of Sooke coastline to monitor for fecal coliform levels; to continue working with the Vancouver Island Health Authority staff to identify the sources of elevated fecal coliform concentrations in stormwater; to continue monitoring surface fecal coliform levels in Sooke inlet, harbour and basin to track changes in these water bodies over time; to continue sediment sampling and analysis to assess chemical contaminant levels; to continue working to determine the source(s) of chemical contaminants in stormwater discharges; and to continue working with community groups and others to promote the protection of stormwater quality

CARRIED UNANIMOUSLY

RA-2 EnerGuide for Houses Program

MOVED by Councillor John Farmer, seconded to make the Natural Resources Canada *Energuide for Houses* brochure available to the public at the Municipal Hall and advertise its availability.

CARRIED UNANIMOUSLY

RA-3 Late Payment Penalty on Property Tax

MOVED by Councillor Barry, seconded to not support the request to have the 10% penalty reversed for late payment of property tax.

CARRIED UNANIMOUSLY

RA-4 Local Government Participation in Liquor Licence Applications

MOVED by Councillor OBriain, seconded to appoint Councillor OBriain and Councillor Barry to a Liquor Licence Committee to review participation in liquor licence applications and report to Council in March 2004.

CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Year End and Quarterly Reports, Development Services, Economic Development, Emergency Program, Bylaw Enforcement

MOVED by Councillor Marcus Farmer, seconded to receive the reports for information.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) **Capital Regional District Board**

Mayor Evans reported that contracts have been awarded for the Macaulay Point seafloor trigger project, Hartland Landfill Aggregate production, and deconstruction of the Silver Threads building. The blue box recycling program has been put to tender for 2005. The 2004 Regional Planning work plan was reviewed.

b) **Regional Water Supply Commission**

Mayor Evans reported that the ultraviolet disinfection project at Japan Gulch is 90% complete and Charters Creek UV facility is complete. The Commission is promoting water conservation and it has been decided not to fill the reservoir to capacity.

c) **Family Court and Youth Justice Committee**

Councillor Stephen reported that the Committee received presentations from the Victoria Native Friendship Centre and the Youth Empowerment Society

d) **Sooke and Electoral Area Parks and Recreation Commission**

Councillor Stephen reported that park allocation has been received to provide parking for Otter Point Park, the PLAY workshops are proceeding, and SEAPARC will act as the umbrella organisation for the Broom Hill mountain bike park.

e) **Victoria Regional Transit**

Councillor OBriain reported that Sooke will not receive transit service improvements until 2005. Council agreed to correspond with the Commission regarding the lack of service improvements in Sooke prior to 2006.

CORRESPONDENCE REQUIRING ACTION

C-1 **Helen Edwards, Administrative Director, Hallmark Society**, Nominations for the Hallmark Awards

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-2 **Eydie Fraser, Executive Director, Association of Vancouver Island and Coastal Communities**, 2004 Convention, March 26-28, 2004

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- C-3 Tom MacDonald, Executive Director, Local Government Management Association, 2004 Conference, Request for Sponsorship Assistance**
MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-4 Mayor Frank Leonard, UBCM President, 2004 UBCM Membership**
MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-5 Victoria Newstead, Area Manager, Heart and Stroke Foundation of BC & Yukon, Door to Door Residential Canvass**
MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-6 Herman Koolman and Nigel Beattie, Building Officials Association of BC, 2004 Conference, Request for Sponsorship**
MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-7 Minister Katherine Whittred, Minister of State for Intermediate, Long Term and Home Care, Ministry of Health Services, Assisted Living and Complex Care Units**
MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-8 Sven Buemann, Coordinator, Honours and Awards Secretariat, Province of BC, Order of British Columbia, 2004 Call for Nominations**
MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-9 H.S. (Stu) Whitney, Secretary, Sooke Harbour and Basin Water Quality Advisory Commission, Resignation from the Commission**
MOVED by Councillor John Farmer, seconded to thank Dr. Whitney for his service and to review applications to the Commission.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 Don Amos, Board Chair, Capital Regional District, Mosquito Control**
MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-2 Megan Bondurant, Edward Milne Community School, Student Research

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

MAYOR'S LIST

RA-5 Appointment of Laurie Hurst as Interim Chief Administrative Officer Effective February 9, 2004

MOVED by Councillor Barry, seconded to appoint Laurie Hurst as Interim Chief Administrative Officer Effective February 9, 2004.
CARRIED UNANIMOUSLY

RA-7 Cancellation of Special Council Meeting Scheduled for Thursday, January 29th, 2004 at 2:00 pm

MOVED by Councillor Marcus Farmer, seconded to cancel the special Council meeting scheduled for Thursday, January 29th, 2004 at 2:00 pm.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

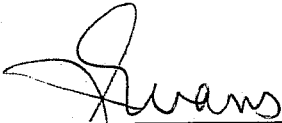
MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Morino, seconded to close the meeting to the public to discuss labour relations or employee negotiations under section 90(1)(c) of the Community Charter.
CARRIED UNANIMOUSLY

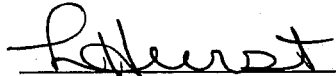
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:20 pm.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Municipal Hall
at 2205 Otter Point Road, Sooke, BC
on February 9, 2004 at 5:00 pm

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance

CALL TO ORDER

Mayor Evans called the meeting to order at 5:02 pm.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Morino, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.

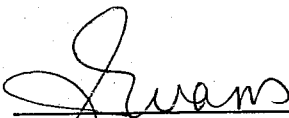
CARRIED UNANIMOUSLY

ADJOURNMENT

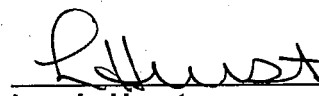
MOVED by Councillor John Farmer, seconded to adjourn the meeting at 7:25 pm.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
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COUNCIL PRESENT

Mayor Janet Evans
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Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 pm.

ADOPTION OF MINUTES

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Committee of the Whole meeting held on January 26, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Regular Council meeting held on January 26, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

UNFINISHED BUSINESS

U-1 Liability Laws in BC, Alternatives to Legislative Changes

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.

CARRIED UNANIMOUSLY

U-2 Agreement with Sooke Community Association

Councillor OBriain reported that he spoke with the President of the Association who will report to the Board of Directors at its next meeting.

MOVED by Councillor Marcus Farmer, seconded to consider the Agreement with the Sooke Community Association in April 2004.

CARRIED UNANIMOUSLY

DELEGATIONS

D-1 Ruth Montaldi, Core Housing

Ms. Montaldi spoke about her participation in the Capital Regional District Affordable Housing Symposium and reported on the number of low income families that qualify for core housing. Ms. Montaldi invited Council members to attend the Vital Vittles luncheon at the Holy Trinity Church on Fridays from 11:30 to 1:00.

PUBLIC HEARINGS

PH-1 Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)*, Repeal Sign Regulations

Mayor Evans 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.

Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 8:45 pm.

PUBLIC MEETINGS

PM-1 Public Input on Bylaw No. 109, *Sign Regulation Bylaw, 2003*

There was no input on Bylaw No. 109, *Sign Regulation Bylaw, 2003*.

PM-2 Public Input on Development Variance Permit Application, DP2003-0396, 5-1917 Kaltasin Road

Laura Barker of Kaltasin Road expressed concerns about the proximity and size of the proposed construction, fire access, and views. She stated that she would not be concerned with a smaller addition.

Michael Sullivan, the applicant, stated that he believed that the improvement would increase the value of the property; he will conform to the integrity and structure of the complex, and did not think it will affect the view.

BYLAWS

B-1 Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)*, Repeal Sign Regulations

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)* be read a third time.

CARRIED UNANIMOUSLY

B-2 1722 Whiffin Spit Road

(a) Bylaw No. 156, *Official Community Plan Amendment Bylaw (86-9)*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 156, *Official Community Plan Amendment Bylaw (86-9)* be introduced and read a first time
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 156, *Official Community Plan Amendment Bylaw (86-9)* be read a second time
CARRIED UNANIMOUSLY

(b) Bylaw No. 157, *Zoning Amendment Bylaw (2040-52)*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 157, *Zoning Amendment Bylaw (2040-52)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 157, *Zoning Amendment Bylaw (2040-52)* be read a second time.
CARRIED UNANIMOUSLY

(c) Set Public Hearing Date

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 156, *Official Community Plan Amendment Bylaw (86-9)* and Bylaw No. 157, *Zoning Amendment Bylaw (2040-52)* be held on March 8, 2004.
CARRIED UNANIMOUSLY

B-3 Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)*, Vacation Accommodation Unit Rentals

MOVED by Councillor John Farmer, seconded that Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to hold an open house for Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* on February 25, 2004.
CARRIED UNANIMOUSLY

B-4 Bylaw No. 159, *Revenue Anticipation Borrowing Bylaw, 2004*

MOVED by Councillor Barry, seconded that Bylaw No. 159, *Revenue Anticipation Borrowing Bylaw, 2004* be adopted.
CARRIED UNANIMOUSLY

B-5 Bylaw No. 160, *Subdivision and Development Standards Amendment Bylaw (65-2)*, Provision for Street Trees

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 160, *Subdivision and Development Standards Amendment Bylaw (65-2)* be introduced and read a first time
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 160, *Subdivision and Development Standards Amendment Bylaw (65-2)* be read a second time
CARRIED UNANIMOUSLY

B-6 Bylaw No. 161, *Council Remuneration Benefits and Expenses Amendment Bylaw (3-2)*

MOVED by Councillor John Farmer, seconded that Bylaw No. 161, *Council Remuneration Benefits and Expenses Amendment Bylaw (3-2)* be introduced and read a first time
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 161, *Council Remuneration Benefits and Expenses Amendment Bylaw (3-2)* be read a second time
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 161, *Council Remuneration Benefits and Expenses Amendment Bylaw (3-2)* be read a third time
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Development Variance Permit Application, DP2003-0396, 5-1917 Kaltasin Road

MOVED by Councillor Barry, seconded to authorize issuance of development variance permit DVP2003-0396 to allow for a reduced setback from the floodplain, in order to permit the addition of a sunroom for the property located at #5-1917 Kaltasin Rd legally described as Strata Lot 5, Section 7, Sooke District, Strata Plan 251.
DEFEATED

RA-2 Sale of Road Right-of-Way, Kennedy Road

MOVED by Councillor Marcus Farmer, seconded to authorize staff to proceed in stopping up and closing the portion of the Kennedy Road right of way lying south of Sooke Road and north of Lanark Road, and to negotiate compensation for the same.
CARRIED UNANIMOUSLY

RA-3 Civil Liability Review

MOVED by Councillor Marcus Farmer, seconded to support the UBCM - MIA Joint Task Force recommendations contained in the task force's submission to the BC Attorney General's civil liability review; to urge the Provincial government to introduce legislation in the spring of 2004 legislative session to give effect to those recommendations; and to authorize Mayor Evans to write to the Premier of British Columbia, the Attorney General of British Columbia and the MLA for Malahat-Juan de Fuca to convey the above.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Vancouver Island Regional Library Board

Councillor Barry reported that the Sproat Lake Electoral Area is considering withdrawing from the VIRL and if Nanaimo withdrawals \$200,00 would be taken from the budget.

b) Juan de Fuca Water Distribution Commission

Mayor Evans reported that the Commission is preparing to seek approval of the electors by counter petition to adopt a borrowing bylaw to finance growth related infrastructure.

c) Capital Regional District Board

Mayor Evans reported that the Board is reviewing its five year financial plan.

CORRESPONDENCE REQUIRING ACTION

C-1 Mayor Ted Daly, District of North Saanich, Canadian Cancer Society, Relay for Life, May 29, 2004

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-2 Mayor Lynn D. Nash, District of Campbell River, Correspondence to BC Medical Association regarding Tariff Committee policy on Anesthetists

MOVED by Councillor John Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-3 Richard S. Stanwick, Chief Medical Health Officer, Vancouver Island Health Authority, Regional Approach to the Coordination of Mosquito Control

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 **Ted Olynyk, Community Relations Manager, BC Hydro, Revenue Requirements Application to BC Utilities Commission**

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-2 **Luc Rouleau, Ministerial Correspondence Secretariat, Canadian Heritage, Library Book Rate**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-3 **Gail Welsford, Board Chair, Juan de Fuca Community Futures Development Corporation, Park Watch Patrol 2003**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

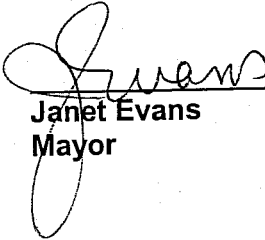
PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.


ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 8:54 pm.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Municipal Hall
at 2205 Otter Point Road, Sooke, BC
on February 16, 2004 at 7:30 pm

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 pm.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the Freedom of Information and Protection of Privacy Act under section 90(1)(j) of the *Community Charter*; labour relations or other employee relations under section 90(1)(c) of the *Community Charter*; and the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose under section 90(1)(i) of the *Community Charter*.

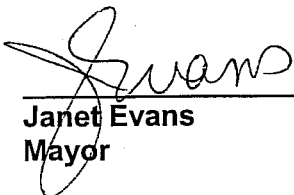
CARRIED UNANIMOUSLY

ADJOURNMENT

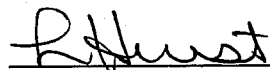
MOVED by Councillor Barry, seconded to adjourn the meeting at 9:00 pm.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on February 23, 2004 at 7:30 pm

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer
Sabina FooFat, Assistant Planner

ABSENT: Councillor John Farmer, Councillor Marcus Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on February 2, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on February 9, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Regular Council meeting held on February 9, 2004 be adopted as corrected in regards to the Mayor and Council report on the Vancouver Island Regional Library Board.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on February 10, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on February 16, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Juan de Fuca / Sooke Boundary Restructure Study Steering Committee meeting held on February 11, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that minutes of the Sooke Economic Development Commission meeting held on February 11, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Stuart Cummings of Charters Road commented on *Subdivision and Development Standards Amendment Bylaw (65-2)* and asked where the trees must be placed and who would be responsible for maintenance.

BYLAWS

B-1 Bylaw No. 160, *Subdivision and Development Standards Amendment Bylaw (65-2)*, Standards for Street Trees

MOVED by Councillor Barry, seconded that Bylaw No. 160, *Subdivision and Development Standards Amendment Bylaw (65-2)* be read a third time.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 161, *Council Remuneration Benefits and Expenses Amendment Bylaw (3-2)*

MOVED by Councillor OBriain, seconded that Bylaw No. 161, *Council Remuneration Benefits and Expenses Amendment Bylaw (3-2)* be adopted.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Development Variance Permit Application, Sage Creek Trading Co. and Bistro, 2038 Otter Point Road

John Boquist of Eustace Road expressed his support for the application, as it is an opportunity to revitalize the town core.

Richard Phillips of Grant Road expressed opposition to the application.

Bruce MacMillan, tenant in the building, expressed his support for the application as there are existing parking issues and the use will encourage foot traffic in the area.

Nell Burger, tenant in the adjacent Cedar Grove mall, expressed opposition to the application as she pays for the provision parking facilities for her business. Ms. Burger advised that when the parking at Cedar Grove is full, the businesses are dead, as people use their parking to access other businesses.

Barb French, tenant in the building, expressed opposition to the application as it may affect parking for her clients, many of whom are elderly. Ms. French stated that enforcement would be required to ensure staff is parking off site.

Dacre Bowen, applicant, advised that he will provide five off site parking stalls for his staff and requested that Council approve the application. Mr. Bowen advised that thirty seats are necessary for a viable business.

Ms. French asked about approval of septic. Mr. Limshue referred Ms. French to the Vancouver Island Health Authority.

MOVED by Councillor OBriain, seconded to authorize issuance of a development variance permit to allow for a reduction of the required number of parking stalls for the property located at 2038 Otter Point Road legally described as Parcel A, (DD EJ131352) Section 3, Sooke District, Plan 14974, to permit a 30 seat restaurant in a building with pre-existing non-conforming parking.
CARRIED UNANIMOUSLY

RA-2 Proposed Strata Conversion Subdivision of 7147 Wright Road

MOVED by Councillor Morino, seconded to approve the strata conversion of Lot "B", of Section 17, Sooke District, Plan VIP74165.
CARRIED UNANIMOUSLY

RA-3 Committee of the Whole Report, Proposed Agricultural Land Reserve Application, Exemption of Property located on Whiffin Spit Road

MOVED by Councillor OBriain, seconded to forward to the Land Reserve Commission the application for exclusion affecting the parcel located on Whiffin Spit Road, and legally described as Lot 23, Sections 5 and 17, Sooke District, Plan 1282-A, except parts in Plans 22343, 32193, and 47283.
CARRIED UNANIMOUSLY

RA-4 Traffic Concerns, Golledge Road Area

MOVED by Councillor OBriain, seconded to receive the report for information.
CARRIED UNANIMOUSLY

RA-5 BC Hydro Street Lighting Maintenance Performance

MOVED by Councillor Barry, seconded to advise B.C. Hydro that the District of Sooke finds the present response time by B.C. Hydro to requests for streetlight maintenance unacceptable and that Council request that B.C. Hydro provide a commitment to respond to the requests to repair streetlights within 21 calendar days of being so advised.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded to bring forward a resolution to the Association of Vancouver Island Coastal Communities spring convention to request that B.C. Hydro provide a commitment to respond to the requests to repair streetlights within 21 calendar days of being so advised.
CARRIED UNANIMOUSLY

RA-6 Canada Day Fireworks Funding Request

MOVED by Councillor Barry, seconded to send a letter to the Department of Canadian Heritage supporting the SEAPARC Canada Day Committee's funding request for fireworks for Canada Day celebrations.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Sooke and Electoral Area Parks and Recreation Commission

Councillor Stephen reported that SEAPARC has realigned staff functions and purchased a tractor for lawn care at the SEAPARC property. Louise Patterson was re-elected as chair and Councillor OBriain was elected as vice-chair.

b) Sooke Community and Police Consultative Society

Councillor Stephen reported that the Society has a grant in aid program. The Society has approved expenditure of \$150 to a student for attendance at police camp and will host a workshop on the epidemic of crystal meth use in Sooke.

c) Vancouver Island Regional Library

Councillor Barry reported that the Sooke library has installed a self-check out service.

d) Health Care Liaisons

Councillor Barry reported that a meeting was held to discuss health care facilities in Sooke and liaisons would be meeting with Brian Kerr, MLA and representatives from the Vancouver Island Health Authority.

CORRESPONDENCE REQUIRING ACTION

- C-1 Geoff Pearce, Clerk-Administrator, City of Langford, City of Langford Transportation Plan

MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- C-2 Mark Hornell, Director, Regional Planning Services, Capital Regional District, Development and Planning Advisory Committee

MOVED by Councillor Barry, seconded to appoint Frank Limshue, Municipal Planner, to the Capital Regional District Development and Planning Advisory Committee
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 Mayor Derek R. Corrigan, City of Burnaby, Goods and Services Tax

MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Bruce MacMillan of Deerlepe Road suggested that the municipality lease vacant properties in the core for surface parking.

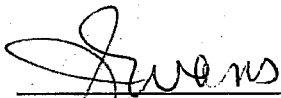
Randy Clarkston suggested the development of on street parking.

Stu Cummings commented that parking issues do work themselves out.

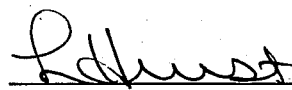
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:10 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Report of Public Hearing
held in the Sooke Community Hall
at 6037 Shields Road, Sooke, BC
on March 1, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBrian
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Sabina FooFat, Assistant Planner
Larry Dawe, Bylaw Enforcement Officer

Application to amend the Official Community Plan Bylaw and Sooke Land Use Bylaw for the property located at 2197 Otter Point Road, known as John Phillips Memorial Golf Course

- **Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)***
- **Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)***

Mayor Evans called the public hearing to order at 7:35 p.m.

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearing.

Mr. Limshue reviewed the application, the guiding documents, the covenant on the property, and the required permits and approvals for the development if the bylaw amendments were adopted.

Brian French, representing the applicant, asked that Council approve the bylaw amendments and presented a visual presentation of the proposed amenities, history of the property, and proposed features of the proposed development.

William James of Sooke River Road expressed his opposition to the bylaws and that the area should be retained as green space.

Elaine Ellinger of Brule Drive criticized the form letters in support of the bylaws and expressed opposition to the bylaws.

Clive Kitchener of Maple Avenue South expressed opposition to the bylaws, thought that Sooke is becoming a candy store for developers, and supported the municipality purchasing the property.

Marian DesRochers of West Coast Road expressed opposition to the bylaws and concern for the retail area of the Sooke core and asked Council to focus on revitalization of the existing business core.

Simon Biickert of Amethyst Way read a statement from Wayne White of Amethyst Way supporting the proposal that the community purchase the property.

Pauline Hamilton of West Coast Road expressed opposition to the removal of the covenant and that the community would not trust a Council which would remove it.

Julianne Collard of Firwood Place, student of EMCS, represented the students and teachers of Edward Milne Community School who oppose the bylaws and removal of the covenant and support retaining the property as green space. She presented a petition from students at EMCS.

Michael Hargreaves of Phillips Road expressed opposition to the bylaws as the loss of green space will be significant as Sooke grows and asked Council to not allow the development to proceed and that there is no need to rush to purchase the property.

Norm Upton of Sooke River Road submitted a petition against the bylaws with 908 signatures and expressed his opposition the bylaws. Mr. Upton stated that it was a good proposal but in the wrong place, supported the retention of the recreational covenant, and did not believe that the community had to purchase the property.

Dale Reid of Marathon Lane expressed support for the proposed development.

Neil Meija of Christian Drive, and owner of Mulligan's Grill, expressed support for the development as there is benefit for Sooke.

Kevin Cavanagh of Tara Place cautioned Council on what other developments will come down the line if this development is approved.

Paul Constant of Otter Point Road, and golf course employee, expressed his support for the development as golf is a dying business and the development will benefit Sooke.

Mark Jarvis of French Road expressed opposition to the bylaws as he appreciates life in Sooke, and that Council should not remove the covenant and noted the significance of the petition in opposition to the development and he supported a referendum.

Ken Van of Phillips Road expressed opposition to the bylaws and asked that Council ask the developer for the required documents under bylaw 85 and make them available to the public. He also commented on the dangerous section of Otter Point Road.

Gail Hall of Sooke River Road stated that the development application process is compromised due to the money to go to the sewer project and asked if the bylaws are not adopted whether there will be a deficit for the sewer project. She commented that proposed bylaws are inaccurate, incomplete and illegal as the process has failed to meet requirements of procedural fairness under the *Local Government Act*.

Anita Tata of French Road commented that the Lions Directory map shows a road that does not exist.

Jack McLeod of Eakin Drive commented on Notts Stream and the pond as a salmon bearing stream and expressed concern about the lack of information on the habitat. He believed that there should be a consistent policy on covenants.

Roger Temple of Ayum Road expressed opposition to the development and the removal of the covenant, and supported the alternate proposal submitted by the "core group of citizens of Sooke."

Fred von Ilberg of Tara Place expressed his opposition to the bylaws and spoke about social and economic barriers for youth and that green space is vital for recreational activities.

Ross Dawson of Amythist Way expressed opposition to the bylaws and that guidelines under the *Fisheries Act* and environmental objective best management practises should be followed and better studies should be acquired. He supported the core group proposal and that volunteers should participate in developing plans.

Alan Holmes of Pandion Place and representing the Sooke Soccer Club and Fred Milne Group, supported the continued use of the property for a golf course and dedicated ball fields and soccer fields as development increases the number of users.

Anita Voss of West Coast Road opposed the removal of the covenant and supported green space for children and supported the golf course use of the property.

Bruce Lemire Elmore of West Coast Road expressed that Council should secure the future through green space rather than development. He mentioned the drainage problems near Townsend Road and that the development would meet community infrastructure needs.

Lori Messer of Deerelepe Road expressed opposition to the bylaws and asked Council to respect work of volunteers who developed the Official Community Plan. She supported the involvement of the community in developing a viable solution.

Brain McNeill of Henlyn Drive expressed his opposition to the bylaws and the removal of the covenant and asked Council to reject the proposal.

Martha Moore of Throup Road commented on fishbearing streams and that children could use school sports fields.

Dick Momsen of Sea Lion Way expressed his opposition to the bylaws and questioned whether the developer would complete the development as presented.

Chris Powell of Firwood Place expressed opposition to the bylaws and asked that Council keep the covenant in place and create parkland green space.

Bob Clark of Otter Point Road supported the proposal that the community purchase the property as park land through the sale of small park lots.

Don Chapple of Sooke Road expressed opposition to the bylaws and that the majority of the community is opposed and that the change in zoning is wrong.

Norm Slater of Townsend Road expressed opposition to the bylaws and supported long term thinking to preserve park land. He commented on the need for a northern highway bypass away from the centre of Sooke.

Linda Slater of Townsend Road expressed concerns about drainage issues on her property and that no one had addressed her issues since the last meeting.

Ken Pungente of West Coast Road expressed opposition to the bylaws and asked Council to be visionaries to save green space and perhaps purchase the land for possible sewage treatment facilities.

Judith Ann Gatto of Charters Road expressed support for the bylaws and for a quality park without the cost on taxes.

Pat Norton, for the applicant, stated that he had been in touch with the local salmon enhancement group which was not interested in working with the developer, however the T'Souke Nation expressed interest in working with the developer. He advised that the applicant is committed to complete the work.

George Wilson, a contractor, expressed his support for the bylaws as there will be employment opportunities provided.

Rosemary Collard of Firwood expressed opposition to the bylaws and hoped Council would keep the property as green space.

Stuart Parkinson of Harmony's Place expressed opposition to the bylaws and removal of the covenant and expressed concern for retention of habitat for waterfowl, fish, other birds, and animals.

Melinda Jolley Otter Point Road expressed opposition to the bylaws and supported the retention of the conservation covenant and expressed that the property has value for the future.

Gerda Alderson of Austins Place expressed opposition to the bylaws and the removal of the covenant and supported retaining the property for green space as it is accessible for seniors and valuable for tourism.

Alan Brenda of Grant Road expressed opposition to the bylaws and supported retaining the covenant for perpetuity.

Betty Patterson of Ayum Road expressed that Council should hold a referendum on the controversial issue.

Judi Conwright of Kemp Lake Road expressed opposition to the bylaws and supported retaining the property as green space.

Barb McKay of Rhondonite Road expressed opposition to the bylaws and support for retaining the covenant on the property and the golf course.

Marg Dramich of Grant Road expressed concerns for pedestrian and vehicle safety along Otter Point Road.

Michael Soderberg of Victoria expressed his support of the bylaws and advised that the owner has been trying to sell the property for years and reviewed the asking price for the property since 1989.

Larry Rumsby of Phillips Road expressed opposition to the bylaws and thought the aerial photos presented by the applicant showed that the proposal should not go any further.

Gerry Williams of Belvista Place expressed opposition to the bylaws and to the removal of the covenant.

Ed Helgesen of Tara Place expressed opposition to the bylaws and supported the proposal that the community purchase the property.

Bill Bell of Townsend Road expressed opposition to the bylaws and asked Council to keep the covenant for the good of Sooke.

Scott Taylor of Manzer Road expressed support for the bylaws and that the development would be good for the future of Sooke with 11 acres for park and critical elements for the community.

Geffrey Lucas of Burr Road expressed opposition to the bylaws and support for the development of a municipal golf course.

Jani Jolley of Otter Point Road expressed opposition to the bylaws and the removal of the covenant and expressed concern for the environment and traffic safety on Otter Point Road.

Carolyn Wyngaards of Townsend Road expressed opposition to the bylaws and asked that Council retain the covenant and keep the property as green space.

Rich Maier of Amanda Place expressed opposition to the bylaws as the value of green space outweighs the value of the amenities. He supported Council consulting the public for other proposals for the property.

Betty Rumsby of Phillips Road expressed opposition to the bylaws and the removal of the covenant and commented that the proposed parallel transportation route should not go down Phillips Road.

Steven Isbister of Amethyst Way expressed concern for the environment and supported a property environmental study.

Jaquie Jocelyn expressed opposition to the bylaws and that more houses in Sooke is good but not at the cost of green space.

Pat Norton, for the applicant, advised that 8 m buffer is proposed for the treed areas and drainage concerns will be addressed even if a building lot is lost to development.

Ross Dawson of Amethyst Way expressed opposition to the bylaws and thought the proposed park area should be considered as the community needs larger space for passive recreation. He expressed concern for loss of value to neighbouring properties and thought the plan should follow best management practises.

Ed Helgesen of Tara Place commented on the cost to maintain a golf course and the cost to maintain an 11 acre park, and that the proposed \$200,000 tax benefit will be used up by park maintenance.

Paul Constant, golf course employee, expressed support for the bylaws and commented on the operation a 18 hole golf course and questioned support for the existing golf course.

Gail Hall of Sooke River Road commented that all reports must be disclosed to the public and commented that the amendment to the Official Community Plan must include an amendment to map 6 and that affordable housing requirements have not been met. She commented on the requirements for Official Community Plan development permit areas 5 and 7 and definition of civic use, development cost charges and potential for a septic field.

The following written submissions were received:

Name		Residential Street	Summary of Representation
"The Core Group of Citizens of Sooke"			opposed
"The Core Group of Citizens of Sooke"			opposed
Acreman	L		in support
Albert	Walter		opposed
Alderson	Gerda	Austins Place	opposed
Alderson	John	Austins Place	opposed
Anderson	J		in support
Armour	Rick J.	Deerlepe Road	in support
Babcock	Taavi, Marilyn, Travis, Rosalyn, Karalyn	Elise Close	opposed
Babins	Phil	Kaltasin Road	in support
Bailey	J.	Ella Road	opposed
Bains	Bob and Corrine	Winona Close	in support
Baird	Brian	Otter Point Road	in support
Banner	Steven R	Charters Road	in support
Barlow	Bruce	Sooke Road	in support
Bateman	Carolyn and Jeff	Briarwood Place	opposed
Batten	Doug and Linda		in support
Batty	Broc A	Dover Street	opposed
Batty	E Linda	Dover Street	opposed
Beaumont	John and Georgina	Rhodonite Drive	opposed
Bechett	Jim	Phillips Road	in support
Bell	James W. (Bill)	Townsend Road	opposed

Bell	Bill		opposed
Bell	Olene Ann	Prince Albert, Sk	opposed
Biickert	Tammy and Simon	Amethyst Way	opposed
Black	Steve	Grant Road	opposed
Blanchard	S. Jean and Michael Toombs	Winnifred Place	opposed
Boerkamp	Loretta and Bill	Sun River Estates	opposed
Boquist	John	Eustace Road	opposed
Broster	Barb	Sooke Road	discussion
Brotherston	Ken		in support
Brotherston	Marie	Otter Point District	in support
Bruce	Pat	Winfield Drive	in support
Bryant	NM		opposed
Bunting	Mr. & Mrs. G	Throupe	in support
Burt	Dalton	Grant Road West	in support
Cabrera	Loz and Wilson	Amethyst Way	opposed
Capern	Ronald G.		opposed
Capper	Debbie	Rhodonite	in support
Champagne	Larry	Wright Road	in support
Chapple	Don	Sooke Road	opposed
Chapple	Pat	Sooke Road	opposed
Cherwonka	G.	Ella Road	opposed
Chung	Oscar	Blanchard Road	in support
Clarke	Diane	Kaltasin	opposed
Clarkston	Paul		in support
Comeau	Larry	Sooke Road	in support
Constant	Paul		in support
Conwright	Keary and Judi	Kemp Lake Road	opposed
Conwright	Keary and Judi	Kemp Lake Road	opposed
Cooke	Collin		opposed
Cote	Natasha and Marty	Otter Point Road	opposed
Crinkley	Brian & Daphne Korths	Quartz Drive	opposed
Csinos	Frank	Harmony's Place	in support
Cyr	Dwayne	Grant Road	in support
Dannecker	Tamara	Seahaven Lane	in support
Davies	Russell		in support
Davies	Karen	Otter Point Road	opposed
Davy	Joan		opposed
Dawson	Ross and Diane		opposed
Dawson	Ryan		opposed
Dawson	Ross	Amethyst Way	opposed
Dawson	Ross	Amethyst Way	opposed
DesRochers	Marion		opposed
Dickie	G and Family	Goodmere Road	opposed
Dumont	Ron	West Coast Road	opposed
Dunbar	Phoebe and Bob	Henlyn Drive	opposed
Eaton	James and Joan	French Road S	opposed

Edwards	Chris	Grant Road	opposed
Ellinger	E	Brule Drive	opposed
Ellinger	Elaine	Brule Drive	opposed
Ellinger	Ken	Brule Drive	opposed
EMCS Petition			opposed
Evans	Jeanne	Townsend Rd	opposed
Fisher	Paul	Sooke Road	in support
Fisk	Jennifer	West Coast Road	in support
Fitzgibbon	C	Brooks Place	opposed
Flood	Robert and Jacqueline	Golledge Ave	in support
Flood	Jacqueline	Golledge Road	traffic concerns
Foreman	R	Horne Road	opposed
Froese	Ella and Peter	Amethyst Way	opposed
Futcher	Tina		opposed
Gallant	Ken Sr.	Sooke River Road	opposed
Gardner	Lois	Kennedy St N	opposed
Gatto	Judithe Ann	Charters Road	in support
Gatto	Marcelline	Throup Road	in support
Genereux	Doreen	Amethyst Way	opposed
Genovese	James W.	Kaltasin Road	opposed
Gething	Francois and Joan		opposed
Gibb	Joyce	Whiffen Spit Road	in support
Gibbons	Alan and June	Maple Avenue S	opposed
Grainger	R. M.	North Sooke	opposed
Greer	Michael and Sandra	Whiffin Spit Road	opposed
Griffin	Teague	Eustace Road	opposed
Haisell	Jeff and Pat	Townsend Road	opposed
Hallgren	Sylvia	Sooke Road	opposed
Hamel	Ed and Lisa		in support
Harding	Carol	Country Road	opposed
Hargreaves	Laura	Phillips Road	opposed
Hargreaves	Michael	Phillips Road	opposed
Hawkes	Adrian		in support
Hawkes	Maria	Sooke River Road	in support
Hay	John		in support
Hays	Peter	Kennedy St. S	opposed
Hobday	RJ	Rhodonite Drive	opposed
Hof	Garry and Donna		opposed
Holland	Elizebeth	Eakin Road	in support
Holland	Steve	Caldwell Road	opposed
Hollingworth	M	Glenidle Road	opposed
Holmes	Dave	Siasong Road	in support
Holmes	Elaine	Townsend Road	in support
Holmwood	Dean	Townsend Rd N	opposed
Hoolaeff	Dave	Eustace Road	in support
Horlick	Mike	Gatewood Road	opposed
Hunter	Bill and Patricia		discussion

Ingham	April	West Coast Road	in support
Isaac	Susan	Otter Point Road	opposed
James	Wm. A.	Sooke River Road	opposed
Jarvis	Mark and Sandy		opposed
Johnson	Steve	Kaltasin Road	in support
Joos	S. and B. Hetzer	Acreman Place	opposed
Joy	Gilligan and Amarrah LoveJoy	French Road S	opposed
Kaglik	Wanda	Cedar Ridge Drive	opposed
Kaglik		Cedar Ridge Drive	opposed
Kellett	Brian & Leah	Austins Place	opposed
King	Howard and Marion	Beaton Road	opposed
Klimchuk	Brad	Witter Place	in support
Krzikalla	Marianne	McMillan Road	opposed
Krzikalla	Reinhard	McMillan Road	opposed
Lafontaine	Julie	Otter Point Road	opposed
Langdon	Kathleen and Peter		opposed
Lebold	K	Winona Close	opposed
Lemire-Elmore	Bruce	West Coast Road	opposed
Leschke	Tia	Maple Avenue S	opposed
Linell	Karl & Joyce	Sellars Drive	opposed
Littley	Gina and Rod		opposed
Lucas	Geoffrey & Margie Letain	Burr Road	opposed
Lucas	Geoffrey	Burr Road	opposed
Lumson	Jane	Helgesen Road	opposed
MacNeill	Brian	Henlyn Drive	opposed
Madison	Kel	Carpenter Road	in support
Malcolm	Mildred and Harvey		opposed
Manley	Dorothy	Grant Rd N	opposed
Marchak	Dennis	Amethyst Way	opposed
Martin	Rod	Drennan Street	opposed
McClimon	Dave and Elinor		opposed
McDonald	Don	French Road N	opposed
McKay	Garth	Rhodonite	opposed
McKinty	Terri		opposed
McLean	Alice		opposed
McLeod	Jack	Eakin Drive	opposed
McLeod	Jack		opposed
McMeil	T.L.	West Coast Road	in support
Meija	Neil		in support
Meija	John and Carol	Otter Point Road	in support
Menard	Michelle	Ayum Road	opposed
Merrill	JR	Seaside Drive	in support
Meunier	Jim	Richview	opposed
Meyer	Robert	Whiffin Spit Road	opposed
Millard	Christine	French Road	in support
Miller	Katherine	Sooke River Road	in support

Mills	Bessie	Sooke Road	in support
Mills	Robert	Sooke Road	in support
Mills	Marie	Calvert Road	opposed
Momsen	Dick		opposed
Moogeveen	Paul	Saseenos Road	in support
Moore	Angela	Winslow Drive	opposed
Morrell	Laurie	Helgesen Road	in support
Morrison	Darrell	Kaltasin Road	in support
Mott	Anson	Maple Avenue	in support
Mufford	Margaret	Sooke River Road	opposed
Mycock	Earl & Laurel	Rhodonite Dr.	opposed
Nasadyk	R	Sooke Road	in support
Nash	Dave and Gail	Croydon Place	opposed
Nex	Doug		opposed
Paget	Colin	Rhodonite Drive	in support
Patrick	Glenn and Jacqueline	Pyrite Drive	opposed
Patterson	Ben	Sooke Road	in support
Pattullo	Beth and Anne Ford	Sooke Rd & Siasong Rd	opposed
Pedneault	O. R.	West Coast Road	opposed
Penner	John W.	Foreman Hghts Dr	opposed
Phillips	Vince		opposed
Phillips	Pat	West Coast Road	opposed
Planes	John	McMillan Road	in support
Planes	M.J.		in support
Planeta	Andy	Sooke Road	in support
Polkosnik	D.	Kaltasin Road	in support
Potter	Bryan	Dufour Road	opposed
Potter	Susan		opposed
Powell	Chris, and Dave & Nicole Bottles	Firwood Place	opposed
Powell	C, D Bottles & Nicole Bottles	Firwood Place	opposed
Powell	Chris	Firwood Place	
Rabien	Rasmus	Phillips Road	in support
Read	Jo-Anne	Marathon Lane	in support
Read	Dale	Marathon Lane	in support
Read	Jo-Anne	Marathon Lane	in support
Read	Ricky	Brooks Road	in support
Read	Rob	Brooks Road	in support
Reid	Norm	Otter Point Road	in support
Richer	Sarah	Eustace Road	opposed
Richter	Brian	Maple Avenue	in support
Ritchie	K. D.		opposed
Robbins	K. Elizabeth	West Coast Road	opposed
Rochford	Joan and Pat		opposed
Rudd	Hillary	Otter Point Place	opposed
Rumsby	Larry and Betty		opposed


Russo	Patricia	Henlyn Drive	opposed
Ruttan	Lee-Ann	Carpenter Road	in support
Ruttan	Randy	Carpenter Road	in support
Ruttan	Scott	Capenter Road	in support
Sabell	Kyle	Brooks Road	in support
Saddington	Cliff	Rhodonite	opposed
Satterford	G.	French Road	opposed
Scott	David C	Grant Road	in support
Scott	Carl and Charise Smith	Rhodonite Drive	opposed
Shaw	Stanley Donald	Ayre Road	in support
Sinclair	Robert JD	Mountain Heights	in support
Slater			opposed
Slater	Norman and Lynda	Townsend Road	opposed
Slater	Lynda and Norman	Townsend Road	opposed
Smith	Don	Otter Road	opposed
Smith	Jen	Quartz Drive	opposed
Soderberg	Micheal		in support
Stabile	Tom	Bethany Place	opposed
Stehle	Tony	Rhodonite Drive	opposed
Stella	Christine		opposed
Sterling	Dan	Rocky Point Road	in support
Stirling	Linda and Kay Lebold	Winona Close	opposed
Swann	Richard and Danielle		opposed
Symons	Christopher and Sue		opposed
Tata	A.	French Road	opposed
Temple	Roger	Ayum Road	opposed
Temple	Vicki	Ayum Road	opposed
Therrien	Rob	Townsend Road	in support
Thomas	Mike		in support
Thornton	Phil	Sooke Road	opposed
Tickner	Mr. and Mrs. L.E.,	Banford Place	opposed
Timms	RL (Bob),	Tara Place	opposed
Townsend	Laurene	Grant Rd	opposed
Tully	Joanne	West Coast Road	in support
Van	Ken and Patricia Homer	Phillips Road	opposed
van der Leeuw	Janette	Townsend Road	opposed
von Ilberg	Renate	Tara Place	opposed
Von Ilberg	Fred	Tara Place	opposed
von Ilberg	R.	Tara Place	opposed
Voss	Anita	West Coast Road	opposed
Voss	Anita	West Coast Road	opposed
Vowles	Ray	Maple Avenue	in support
Waldhaus	Robert	Otter Point Road	in support
Ward	Sharon	West Coast Road	opposed
White	Dorothy	Amethyst Way	opposed
White	Wayne	Amethyst Way	opposed
White	Wayne	Amethyst Way	opposed

White	Wayne		opposed
Williams	Catherine and Gerald	Belvista Place	opposed
Williams	Marn	Otter Point Road	opposed
Wilson	Chuck	Sooke Road	in support
Wilson	Dale	Townsend Road	in support
Wilson	Donal	Amanda Place	in support
Wilson	George	Sooke Road	in support
Wood	Helen	Kaltasin Road	opposed
Woodruff	Janette	Otter Point District	in support
Woodruff	Michael	Otter Point District	in support
Wyngaards	Wilem	Townsend Road S	opposed
Wyngaards	Carolyn	Townsend Road S	opposed
Wyngaards	Willem	Townsend Road S	opposed
Wyngaards	Willem	Townsend Road S	opposed
Yakimovich	David and Lisa		in support
Young	Linda and Bob	Maple Avenue	opposed
Zbinden	Ruth	Sooke Road	opposed
Zigay	Bill		in support
Zigay	Dawn		opposed

A petition in opposition to the bylaws with 908 signatures was submitted by Norm Upton and a petition in opposition to the bylaws with 49 signatures was submitted by Julianne Collard.

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 11:10 p.m.

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Municipal Hall
at 2205 Otter Point Road, Sooke, BC
on March 4, 2004 at 7:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance

CALL TO ORDER

Mayor Evans called the meeting to order at 7:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party under section 90(2)(b) of the *Community Charter*; labour relations or other employee negotiations under section 90(2)(c) of the *Community Charter*, information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the Freedom of Information and Protection of Privacy Act under section 90(1)(j) of the *Community Charter*.


CARRIED UNANIMOUSLY

ADJOURNMENT

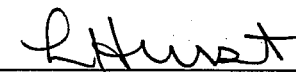
MOVED by Councillor Morino, seconded to adjourn the meeting at 7:50 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on March 8, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Bob Kelsey, Fire Chief
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m. Mayor Evans advised that item B-1 would be considered immediately before the public hearing.

ADOPTION OF MINUTES

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole meeting held on February 23, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on February 23, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole meeting held on February 28, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the Public Hearing Report of March 1, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Liquor Licence Committee meeting held on March 3, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

- B-1 2197 Otter Point Road, known as John Phillips Memorial Golf Course**
Bylaw No. 152, Official Community Plan Amendment Bylaw (86-8)
Bylaw No. 153, Zoning Amendment Bylaw (2040-50)

MOVED by Councillor Barry, seconded to consider third reading of Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)* and Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)*.

DEFEATED

MOVED by Councillor John Farmer, seconded to deny the application to amend the official community plan designation and zoning of the property located at 2197 Otter Point Road, known as John Phillips Memorial Golf Course.

CARRIED Councillor Barry opposed the motion.

MOVED by Councillor Marcus Farmer, seconded to rescind second reading of Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)*.

CARRIED Councillor Barry opposed the motion.

MOVED by Councillor John Farmer, seconded to rescind first reading of Bylaw No. 152, *Official Community Plan Amendment Bylaw (86-8)*.

CARRIED Councillor Barry opposed the motion.

PUBLIC HEARINGS

- PH-1 1722 Whiffin Spit Road**
Bylaw No. 156, Official Community Plan Amendment Bylaw (86-9)
Bylaw No. 157, Zoning Amendment Bylaw (2040-52)

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 8:05 p.m.

BYLAWS

- B-1 2197 Otter Point Road, known as John Phillips Memorial Golf Course**
Bylaw No. 152, Official Community Plan Amendment Bylaw (86-8)
Bylaw No. 153, Zoning Amendment Bylaw (2040-50)

MOVED by Councillor Marcus Farmer, seconded to rescind second reading of Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)*.

CARRIED Councillor Barry opposed the motion.

MOVED by Councillor OBriain, seconded to rescind first reading of Bylaw No. 153, *Zoning Amendment Bylaw (2040-50)*.

CARRIED Councillor Barry opposed the motion.

- B-2 1722 Whiffin Spit Road**
Bylaw No. 156, Official Community Plan Amendment Bylaw (86-9)
Bylaw No. 157, Zoning Amendment Bylaw (2040-52)

MOVED by Councillor Barry, seconded that Bylaw No. 156, *Official Community Plan Amendment Bylaw (86-9)* be read a third time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 157, *Zoning Amendment Bylaw (2040-52)* be read a third time.

CARRIED UNANIMOUSLY

- B-3 Bylaw No. 158, Zoning Amendment Bylaw (2040-53), Vacation Accommodation**

MOVED by Councillor OBriain, seconded that Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be amended by replacing clause 4.06(3)(i) with "(i) a vacation accommodation unit must be approved by a Tourism B.C. approved management company"; by adding clause 4.06(3)(ii), "(ii) where applicable, the management company shall be licensed under the Ministry of Public Safety and Solicitor General"; and by renumbering the clauses accordingly.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be read a second time as amended.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be held April 5, 2004.

CARRIED UNANIMOUSLY

- B-4 Bylaw No. 160, Subdivision and Development Standards Amendment Bylaw (65-2), Standards for Street Trees**

MOVED by Councillor Barry, seconded that Bylaw No. 160, *Subdivision and Development Standards Amendment Bylaw (65-2)* be adopted.

CARRIED UNANIMOUSLY

Councillor John Farmer left the meeting at 8:20 p.m. as he does business with the applicant under item B-5.

- B-5 6520 Sooke Road, Bylaw No. 162, Zoning Amendment Bylaw (2040-54)**

MOVED by Councillor Marcus Farmer, seconded to amend Schedule A of Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)* to shade the parcels indicated in the text of the bylaw.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)* be held on April 5, 2004.
CARRIED UNANIMOUSLY

Councillor John Farmer returned to the meeting at 8:30 p.m.

B-6 Bylaw No. 164, *Building Regulation Amendment Bylaw (70-1)*, Oil Burning Equipment

MOVED by Councillor Barry, seconded that Bylaw No. 164, *Building Regulation Amendment Bylaw (70-1)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 164, *Building Regulation Amendment Bylaw (70-1)* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 164, *Building Regulation Amendment Bylaw (70-1)* be read a third time.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Fire Department Vehicle Replacement

MOVED by Councillor Marcus Farmer, seconded to enter into a contract with Jenner Chevrolet of Victoria to supply a one ton Chevrolet truck for the sum of \$40,338 to serve as a fire vehicle.
CARRIED UNANIMOUSLY

RA-2 Sooke Outdoor Arts Program

MOVED by Councillor Barry, seconded to authorize staff to apply for a 2005 Cultural Capitals of Canada grant for the Sooke Outdoor Arts Program.
CARRIED UNANIMOUSLY

RA-3 Disclosure of Confidential Records and Information

MOVED by Councillor Marcus Farmer, seconded to direct staff to include procedure for disclosing confidential information and records in a council or committee meeting in the new procedure bylaw.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that more funding is required to complete the CRD administration building.

b) Juan de Fuca Water Distribution Commission

Mayor Evans reported that two applications to waive development cost charges for assisted living housing were denied. She also reported that CRD legal counsel has advised that providing water services to land outside the urban containment area would be in contravention to the Regional Growth Strategy unless for health and safety reasons. This is despite the agreement that Sooke had two years to establish its urban containment area.

c) Sooke and Electoral Parks and Recreation Commission

Councillor Stephen reported that the Commission discussed the boundaries of the Shirley and Otter Point official community plan in regards to the protection of park reserves.

Councillor OBriain reported that Council is invited to volunteer at the Armed Forces Appreciation Day on Sunday, June 6, 2004 at the Juan de Fuca Recreation Centre.

d) Juan de Fuca / Sooke Boundary Restructure Study Steering Committee

Councillor Marcus Farmer reported that he is expecting a response to letters to the Ministry of Community, Aboriginal and Women's Services before the Committee's meeting with Minister Murray Coell on April 8, 2004.

e) Health Care Liaisons

Mayor Evans reported that she, Councillor Marcus Farmer, MLA Brian Kerr, and Director Erik Lund met with the Minister of Community, Aboriginal and Women's Housing to request his support for a long term care facility to BC Housing.

f) Sooke Region Historical Society

Councillor Barry reported that the Society is moving ahead with the lighthouse acquisition for Sooke.

CORRESPONDENCE REQUIRING ACTION

C-1 Norm Scott, President, Sooke Parent Education Advisory Council, 2004 Funding Request

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 Phil Taudin Chabot, Manager, Coastal Fire Centre, Province of British Columbia, Upcoming Information Sessions

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-2 Scott McCloy, Director of Communications, Workers' Compensation Board of BC, Forest Safety Task Force

MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-3 J. A. Jack Hull, General Manager, Capital Regional District Water Department, Bylaw to Mandate ULF (6 Litre) Toilets

MOVED by Councillor Morino, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

MAYOR'S LIST

- C-2 Bill Turner, Executive Director, The Land Conservancy, 2004 Ours Forever Campaign

This item was referred to the Committee of the Whole for discussion.

PUBLIC QUESTION AND COMMENT PERIOD

Bruce MacMillan of Deerlepe Road commented on the development crisis in Sooke and asked Council to accommodate pressure from the public for new building lots and housing.

Diane Bernard of Penang Road expressed support for the Land Conservancy proposal to purchase the Deertrails Property as it would be good for the community.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Barry, seconded to close the meeting to the public to discuss law enforcement, if the Council considers that disclosure could reasonably be expected to harm the conduct of an investigation under or enforcement of an enactment under section 90(1)(f) of the *Community Charter*; litigation or potential litigation affecting the municipality under section 90(1)(g) of the *Community Charter*; labour relations or other employee relations under section 90(1)(c) of the *Community Charter*; the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality.
CARRIED UNANIMOUSLY

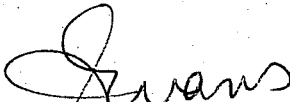
REPORT OF IN CAMERA RESOLUTIONS

MOVED by Councillor Morino, seconded to amend the "Capital Regional District Mobile Home Parks By-law, No. 1, 1977", to enforce all existing bylaws applicable to manufactured home parks, and to advise all manufactured home parks of this action.
CARRIED UNANIMOUSLY

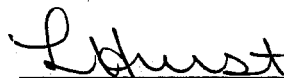
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:30 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on March 15, 2004 at 6:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 6:02 pm.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

BYLAWS

B-1 **Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004***

MOVED by Councillor Barry, seconded that Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* be introduced and read a first time

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* be read a second time

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* be read a third time

CARRIED UNANIMOUSLY

B-2 Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004*

MOVED by Councillor Barry, seconded that Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004* read a first time.

CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor Barry, seconded that Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004* read a second time.

CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor John Farmer, seconded that Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004* read a third time.

CARRIED Councillor Stephen opposed the motion.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.

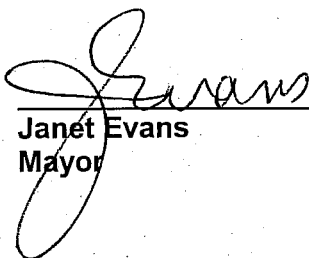
CARRIED UNANIMOUSLY

ADJOURNMENT

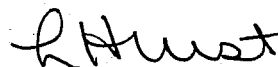
MOVED by Councillor Barry, seconded to adjourn the meeting at 6:25 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on March 22, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:33 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Morino, seconded that the minutes of the Special Council meeting held on March 4, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on March 8, 2004 be adopted as corrected under Mayor and Council reports.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on March 15, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole meeting held on March 15, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Committee of the Whole meeting held on March 16, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Marcus Farmer, seconded that minutes of the Liquid Waste Management Plan Technical Advisory Committee meeting held on March 10, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that minutes of the Liquid Waste Management Plan Technical Advisory Committee meeting held on March 10, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that minutes of the Sooke Economic Development Commission meeting held on March 10, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

DELEGATIONS & PETITIONS

D-1 Anita Dotts, RN, BSN, Project Coordinator, Chronic Disease Initiatives, SVI HTF Project, Chronic Disease Initiative Project

Ms. Dotts introduced the Chronic Disease Initiative Project and advised that all Sooke physicians are participating in the project. The project aims to influence public policy in regards to meeting the needs of those in chronic pain. Ms. Dotts advised that providing accessible sidewalks and trails is an important factor of treatment. The three year program is funded by the Federal government.

D-2 Brenda Parkinson, Canadian Armed Forces Appreciation Day Committee, Grant In Aid Application

Ms. Parkinson, Councillor Lane of Esquimalt, and Shirley Burden of the Sooke Harbour Chamber of Commerce requested that Council reconsider the application for funding for the Canada Armed Forces Appreciation Day.

BYLAWS

B-1 Bylaw No. 109, *Sign Regulation Bylaw, 2003*

MOVED by Councillor Barry, seconded that second reading of Bylaw No. 109, *Sign Regulation Bylaw, 2003* be rescinded.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 109, *Sign Regulation Bylaw, 2003* be amended to allow a second sign on home-based businesses or corner lots and to correct and clarify requirements as highlighted in the bylaw.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 109, *Sign Regulation Bylaw, 2003* be read a second time as amended.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 164, *Building Regulation Amendment Bylaw (70-1), Oil Burning Equipment*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 164, *Building Regulation Amendment Bylaw (70-1)* be adopted.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 165, *Fire Department Capital Works and Renewal Reserve Fund Expenditure Bylaw, No. 4, 2004*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 165, *Fire Department Capital Works and Renewal Reserve Fund Expenditure Bylaw, No. 4, 2004* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 165, *Fire Department Capital Works and Renewal Reserve Fund Expenditure Bylaw, No. 4, 2004* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 165, *Fire Department Capital Works and Renewal Reserve Fund Expenditure Bylaw, No. 4, 2004* be read a third time.

CARRIED UNANIMOUSLY

B-4 Bylaw No. 171, *Casino Revenue Reserve Fund Expenditure Bylaw No. 2, 2004*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 171, *Casino Revenue Reserve Fund Expenditure Bylaw No. 2, 2004* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 171, *Casino Revenue Reserve Fund Expenditure Bylaw No. 2, 2004* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 171, *Casino Revenue Reserve Fund Expenditure Bylaw No. 2, 2004* be read a third time.

CARRIED UNANIMOUSLY

B-5 Bylaw No. 172, *Sooke Outdoor Arts Program (SOAP) Reserve Fund Bylaw, 2004*

MOVED by Councillor OBriain, seconded that Bylaw No. 172, *Sooke Outdoor Arts Program (SOAP) Reserve Fund Bylaw, 2004* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 172, *Sooke Outdoor Arts Program (SOAP) Reserve Fund Bylaw, 2004* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 172, *Sooke Outdoor Arts Program (SOAP) Reserve Fund Bylaw, 2004* be read a third time.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Development Permit Application, Sun River Daycare Building, 2350 Sun River Way

MOVED by Councillor Marcus Farmer, seconded to authorize issuance of development permit DP2004-0060 to allow for the construction of a Daycare at 2350 Sun River Way, legally described as Lot A of Section 27 and 28, Sooke District Plan VIP76240.
CARRIED UNANIMOUSLY

RA-2 Agricultural Land Reserve Application for Subdivision and Use, 7117 West Coast Road

MOVED by Councillor John Farmer, seconded to forward to the Land Reserve Commission the application to subdivide the parcel located at 7117 West Coast Road into seven lots and use one of the proposed lots for a wastewater treatment plant; and support the application for subdivision and non-farm use to accommodate a seven lot subdivision and utilization of one of the lots as a wastewater treatment plant site.
CARRIED UNANIMOUSLY

RA-3 Naming of Waterfront Pier

MOVED by Councillor Marcus Farmer, seconded to name the proposed municipal pier located at the end of Murray Road "Rotary Pier".
CARRIED UNANIMOUSLY

RA-4 Ed Macgregor Park, Entrance Sign

MOVED by Councillor Marcus Farmer, seconded to authorize the expenditure of an additional \$2,000 from the casino reserve in 2004 to complete the entrance sign for Ed Macgregor Park and that the 2004 budget be prepared on this basis.
CARRIED UNANIMOUSLY

RA-5 Grants In Aid, Committee of the Whole Report, Meeting of March 15, 2004

MOVED by Councillor Marcus Farmer, seconded to approve a grant in aid in the amount of \$500 to the Horticulture Centre of the Pacific for general operations; to approve a grant in aid in the amount of \$1500 to Stage West Players; to approve a grant in aid in the amount of \$3000 to Steps to the Future Child Care Society for shelving, repairs and furniture; to approve a grant in aid in the amount of \$3000 to Sooke Folk Music Society for the Sooke Folk Festival; to approve a grant in aid in the amount of \$3000 to Sooke Options for Community Living Association towards purchase of a van; and to accept final reports as submitted from Juan de Fuca Marine Rescue Society, Sooke Restorative Justice Program, Sooke Rescue Society, Sooke Transition House, Sooke Citizens on Patrol, Sooke Family Resource Society, Royal Canadian Legion Branch #54, Sooke Philharmonic Society, Sooke Soccer Club, Sooke Boxing Club, Sooke Community Youth

Choir, Contact Community Assistance Society; and to receive and file the status report submitted from the Sooke Regional Historical Society; and to amend Policy 5.1 Grants in Aid - Eligibility Criteria, by adding "10. That any direct or indirect benefit from a permissive tax exemption must be declared on the grant in aid application."

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to provide one time advertising funding in the amount of \$1,500 to the Canadian Armed Forces Appreciation Day Committee.

CARRIED

Councillor Stephen opposed the motion.

RA-6 Participation in Liquor Licence Applications

MOVED by Councillor Stephen, seconded to participate in the Provincial liquor licensing process and to direct staff to develop a liquor licence policy and amend the fees and charges bylaw.

CARRIED UNANIMOUSLY

RA-7 Parks Maintenance Services Agreement for 2004

MOVED by Councillor Marcus Farmer, seconded to authorize the Mayor and the Interim Chief Administrative Officer to execute the Park Maintenance Services Agreement dated March 15th, 2004 between the District of Sooke and General Lawn Maintenance for the provision of park maintenance services to the District of Sooke for 2004.

CARRIED UNANIMOUSLY

RA-8 Consultant for Development Cost Charges Bylaw

MOVED by Councillor Marcus Farmer, seconded to authorize the selection of Urban Systems to assist the District of Sooke with the preparation of a development cost charge bylaw.

CARRIED UNANIMOUSLY

RA-9 Sooke Core Sewer Specified Area, Request for Additions

MOVED by Councillor Marcus Farmer, seconded to direct staff to hold all requests to amend Bylaw 147, *Sooke Core Sewer Specified Area Bylaw, 2003* until the Sooke core sewer area system, including the treatment plant, has been in operation for at least 6 months; and to notify Gerald Hartwig, Hartwig Industries that the District of Sooke will not at this time be amending Bylaw 147, *Sooke Core Sewer Specified Area Bylaw, 2003* to include Lot 6, Section 37, Sooke District, Plan 26066.

CARRIED UNANIMOUSLY

RA-10 Sooke Outdoor Arts Program, Cultural Capitals of Canada Application, Postponement

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.

CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Disclosure of Contract

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that the five year budget is being reviewed by the Board. The 2001 transportation model report was received.

b) Regional Water Supply Commission

Mayor Evans reported that Delcan has been awarded a contract for water quality improvement works.

c) Sooke and Electoral Area Parks and Recreation Commission

Councillor OBriain reported that the Commission has appointed two committees and has awarded a contract for glass and board replacement for the ice area.

d) Family Court Committee

Councillor Stephen reported that the Committee is reviewing its mission statement.

e) Juan de Fuca / Sooke Boundary Restructure Steering Committee

Councillor Marcus Farmer reported that the Committee's next meeting has been rescheduled to April 15, 2004 at 5:00 pm.

f) Sooke Cooperative Association for Service Agencies

Councillor Barry reported that CASA is interviewing candidates for a receptionist position.

CORRESPONDENCE REQUIRING ACTION

C-1 Doug Caul, Provincial Co-chair and Ardath Paxton Mann, Federal Co-chair, Canada/British Columbia Infrastructure Program, Parallel Connector Phase I, Project ID #F5294

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- C-2 Richard Taylor, Executive Director, Union of British Columbia Municipalities, 2004 Resolution Process**
MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-3 Wynne Powell, Board Chair, Provincial Health Services Authority, Steps Forward**
MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- C-4 Julie Green, Youth Services Forum, May 27th, Queen Alexander Auditorium, 2400 Arbutus Road**
MOVED by Councillor Barry, seconded that Mayor Evans and Councillor Barry will attend
CARRIED UNANIMOUSLY
- C-5 Clara A. Halber, Greater Victoria Seniors, Consumer Protection for Independent Living**
MOVED by Councillor Morino, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

MAYOR'S LIST

RA-11 Zoning Bylaw Review Committee Appointments

MOVED by Councillor Morino, seconded to appoint Jerry Liedtke, Bruce MacMillan, Stanley Eakin, Randy Clarkston, and Barbara Jackson to the Zoning Bylaw Review Committee.
CARRIED UNANIMOUSLY

NEW BUSINESS

Proposed Purchase of Deertrails Property

MOVED by Councillor John Farmer, seconded to oppose any contribution from the Capital Regional District parks acquisition fund towards the purchase of the Deertrails property and to advise the Capital Regional District Board, the Provincial Ministry responsible for parks, and the Federal government of this opposition.
CARRIED Councillor Morino, Councillor Stephen and Councillor OBriain opposed the motion.

PUBLIC QUESTION AND COMMENT PERIOD

George Butcher of Penang Road expressed support for the Land Conservancy proposal to purchase the Deertrails property. Mr. Butcher also expressed disappointment that no Council members spoke to protect Wilford Farm property and he supported increasing bus service.

David Mallatt of Sooke Road commended Council on its decision regarding the Deertrails Property.

Ken Kroppmanns of Sooke River Road thanked Council for doing the right thing for not using tax dollars for the Deertrails property.

Andrew Barry of Michelson Road commented on the closure of the Seraphim lands by the Land Conservancy.

Elida Peers of the Sooke Region Historical Society requested a copy of the CRD transportation study.

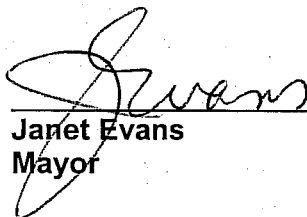
Alex Smith of Otter Point Road asked that access to the Land Conservancy properties be looked at as they were purchased with taxpayers money.

David Parsons of Phillips Road asked that Council support the Land Conservancy proposal.

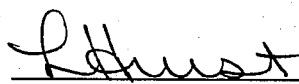
ADJOURNMENT

MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 9:40 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on April 5, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Sabina FooFat, Assistant Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:35 p.m.

ADOPTION OF MINUTES

MOVED by Councillor John Farmer, seconded that the minutes of the Regular Council meeting held on March 8, 2004 be amended as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Committee of the Whole meeting held on March 22, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Regular Council meeting held on March 22, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Committee of the Whole meeting held on March 29, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place commented on the liquor licence application for John Phillips Memorial Golf Course that noise occasionally travels from the balcony of the premises.

UNFINISHED BUSINESS

U-1 Agreement with Sooke Community Association

Consideration of this item was postponed to the next regular Council meeting.

DELEGATIONS & PETITIONS

- D-1 Jennifer D. Johnson, Margot Place, Victoria, Provincial Funding to Community Social Services Sector**

MOVED by Councillor Barry, seconded to send a letter to the BC government calling on Premier Gordon Campbell, Finance Minister Gary Collins, and Minister of Children and Family development Christy Clark to put on hold any further cuts to community social service funding in the upcoming 2004/2005 budget, and to make every effort to restore program funding to the pre-2001 level.

CARRIED UNANIMOUSLY

PUBLIC INPUT MEETINGS

- PM-1 Application to Amend Liquor Licence, John Phillips Memorial Golf Club, Change in Hours**

Mayor Evans asked if there were any submission from the public other than Mr. von Ilberg. There were no further submissions received from residents or business on the application.

MOVED by Councillor John Farmer, seconded to recommend the approval of the proposed amendment of the Magic Golf World Ltd liquor primary licence to the Liquor Control and Licensing Branch as there is little potential that noise will affect residents and therefore will be minimal impact on the community.

CARRIED UNANIMOUSLY

BYLAWS

- B-1 Bylaw No. 109, *Sign Regulation Bylaw, 2003***

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 109, *Sign Regulation Bylaw, 2003* be read a third time.

CARRIED UNANIMOUSLY

- B-2 Bylaw No. 155, *Zoning Amendment Bylaw (2040-51), Idlemore Road and Sooke Road***

MOVED by Councillor John Farmer, seconded that Bylaw No. 155, *Zoning Amendment Bylaw (2040-51)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 155, *Zoning Amendment Bylaw (2040-51)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that a public hearing for Bylaw No. 155, *Zoning Amendment Bylaw (2040-51)* be held April 26, 2004. **CARRIED UNANIMOUSLY**

- B-3 Bylaw No. 156, Official Community Plan Amendment Bylaw (86-9), 1722 Whiffin Spit Road**
- MOVED** by Councillor Marcus Farmer, seconded that Bylaw No. 156, *Official Community Plan Amendment Bylaw (86-9)* be adopted.
CARRIED UNANIMOUSLY
- B-4 Bylaw No. 157, Zoning Amendment Bylaw (2040-52), 1722 Whiffin Spit Road**
- MOVED** by Councillor Marcus Farmer, seconded that Bylaw No. 157, *Zoning Amendment Bylaw (2040-52)* be adopted.
CARRIED UNANIMOUSLY
- B-5 Bylaw No. 158, Zoning Amendment Bylaw (2040-53), Vacation Accommodation Unit Rentals**
- MOVED** by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be held April 19, 2004.
CARRIED UNANIMOUSLY
- B-6 Bylaw No. 162, Zoning Amendment Bylaw (2040-54), 6520 Sooke Road**
- MOVED** by Councillor OBriain, seconded that a public hearing for Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)* be held April 19, 2004.
CARRIED UNANIMOUSLY
- B-7 Bylaw No. 163, Zoning Amendment Bylaw (2040-55), Part of Section 62 on Ayum Road**
- MOVED** by Councillor Marcus Farmer, seconded that Bylaw No. 163, *Zoning Amendment Bylaw (2040-55)* be read a first time.
CARRIED UNANIMOUSLY
- MOVED** by Councillor Marcus Farmer, seconded that Bylaw No. 163, *Zoning Amendment Bylaw (2040-55)* be read a second time.
CARRIED UNANIMOUSLY
- MOVED** by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 163, *Zoning Amendment Bylaw (2040-55)* be held April 26, 2004.
CARRIED UNANIMOUSLY
- B-8 Bylaw No. 165, Fire Department Capital Works and Renewal Reserve Fund Expenditure Bylaw, No. 4, 2004**
- MOVED** by Councillor Marcus Farmer, seconded that Bylaw No. 165, *Fire Department Capital Works and Renewal Reserve Fund Expenditure Bylaw, No. 4, 2004* be adopted.
CARRIED UNANIMOUSLY

B-9 2044 Gatewood Road, Bylaw No. 166, Official Community Plan Amendment Bylaw (86-10) and Bylaw No. 167, Zoning Amendment Bylaw (2040-56)

MOVED by Councillor John Farmer, seconded that Bylaw No. 166, *Official Community Plan Amendment Bylaw (86-10)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 166, *Official Community Plan Amendment Bylaw (86-10)* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 167, *Zoning Amendment Bylaw (2040-56)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 167, *Zoning Amendment Bylaw (2040-56)* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 166, *Official Community Plan Amendment Bylaw (86-10)* and Bylaw No. 167, *Zoning Amendment Bylaw (2040-56)* be held April 26, 2004.
CARRIED UNANIMOUSLY

B-10 Bylaw No. 171, Casino Revenue Reserve Fund Expenditure Bylaw No. 2, 2004

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 171, *Casino Revenue Reserve Fund Expenditure Bylaw No. 2, 2004* be adopted.
CARRIED UNANIMOUSLY

B-11 Bylaw No. 172, Sooke Outdoor Arts Program (SOAP) Reserve Fund Bylaw, 2004

MOVED by Councillor OBriain, seconded that Bylaw No. 172, *Sooke Outdoor Arts Program (SOAP) Reserve Fund Bylaw, 2004* be adopted.
CARRIED UNANIMOUSLY

B-12 Bylaw No. 173, Council Procedure Bylaw, 2004

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 173, *Council Procedure Bylaw, 2004* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 173, *Council Procedure Bylaw, 2004* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 173, *Council Procedure Bylaw, 2004* be read a third time. **CARRIED UNANIMOUSLY**

B-13 Bylaw No. 177, Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 177, *Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 177, *Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 177, *Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004* be read a third time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that public input on Bylaw No. 177, *Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004* be received on April 26, 2004.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Development Variance Permit Application, DVP2004-048/65, 5709 Sooke Road

MOVED by Councillor Marcus Farmer, seconded to authorize issuance of a development variance permit DVP2004-0048/65 to allow for the reconsolidation of two lots located at 5709 Sooke Road, legally described as Lot B, Section 66, Sooke District, Plan 32689 and Lot 2, Section 66, Sooke District, Plan 16314.
CARRIED UNANIMOUSLY

RA-2 Application to Amend Liquor Primary Licence, Sooke River Hotel, 6309 Sooke Road

MOVED by Councillor OBriain, seconded to participate and provide comment on the application to amend the liquor primary licence #6552, Sooke River Hotel, to add a new licence area.
CARRIED UNANIMOUSLY

RA-3 Development Permit Application, DP2004-0095, 1781 Minnie Road

MOVED by Councillor OBriain, seconded to authorize issuance of development permit DP2004-0095 to allow for a dwelling to be permitted on the property at 1781 Minnie Road, legally described as Lot 6, Section 4, Sooke District, Plan 1282, Except that part in Plan 118 RW and Plan 29880.
CARRIED UNANIMOUSLY

RA-4 Demonstration Hardwood Forest Project

MOVED by Councillor John Farmer, seconded to approve the principle of a demonstration hardwood forest project.
CARRIED UNANIMOUSLY

RA-5 Appointment to the Sooke Harbour and Basin Water Quality Advisory Commission

MOVED by Councillor Barry, seconded to appoint Ms. Sylvia Bailey to the Sooke Harbour and Basin Water Quality Advisory Commission.
CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 BC Statistics, Sooke District Municipality Profile

MOVED by Councillor OBriain, seconded to receive the report for information.
CARRIED UNANIMOUSLY

RI-2 BC Hydro Street Lighting Maintenance

MOVED by Councillor Barry, seconded to receive the report for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that the Board is asking all member municipalities to participate in the regional arts program and the Board approved Director Lund's request to change the electoral area land use committee structure.

b) Regional Water Supply Commission

Mayor Evans reported that Council is invited to the ultraviolet facility dedication on April 16, 2004.

c) Health Liaisons

Mayor Evans reported that the Chief Executive Officer of the Vancouver Island Health Authority has advised that there is a greater need for long term care facilities in the north island than in Sooke. Mayor Evans and Councillor Barry will tour the Abbyfield facility in Brentwood Bay.

d) CREST

Councillor OBriain reported that the 2004 budget has been approved. Councillor OBriain requested that Council consider long term CREST funding choices at an upcoming meeting.

e) **SmartGrowth BC**

Councillor Stephen reported that he attended a SmartGrowth BC seminar in Metchosin.

CORRESPONDENCE REQUIRING ACTION

C-1 Laurie E. McBride, De Mamiel Estates Ltd, CRD Waterline Extension to 2901 Otter Point Road

MOVED by Councillor John Farmer , seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-2 Helen Edwards, Administrative Director, Hallmark Society, Hallmark Society Awards Night, May 4, 2004

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-3 Union of British Columbia Municipalities, Invitation a Forest Policy Briefing, April 23, 2004, Richmond BC

MOVED by Councillor OBriain, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-4 David Anderson, President and CEO, Workers' Compensation Board, Annual Day of Mourning, April 28, 2004

MOVED by Councillor Morino, seconded to declare April 28, 2004 the Day of Mourning to commemorate the loss of life as a result of workplace injury and to lower the flags to half mast on that day.
CARRIED UNANIMOUSLY

C-5 Chair Don Amos, Capital Regional District Board, Land Use Governance in the Juan de Fuca Electoral Area

MOVED by Councillor Morino, seconded to postpone consideration of the correspondence in order to obtain information on the matter.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

I-1 Geoff Plant, Attorney General of British Columbia, Civil Liability Issues

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-2 Minister Murray Coell, Ministry of Community, Aboriginal and Women's Services, Unconditional Grant Funding

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-3 Mayor Don Amos, Chair, Victoria Regional Transit Commission, Transit Services to Sooke Area

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-4 Fred E. von Ilberg, Tara Place, Planning and Zoning Advisory Standing Committee

MOVED by Councillor John Farmer, seconded to receive and file the correspondence.
CARRIED Councillor Morino and Councillor OBriain opposed the motion.

I-5 Proposed Purchase of Deertrails Property Correspondence

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

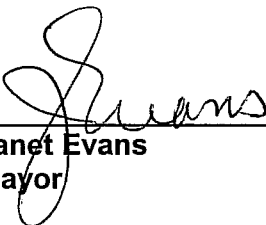
MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.
CARRIED UNANIMOUSLY

ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:40 pm.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on April 6, 2004 at 6:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Frank Limshue, Director of Planning
Gary Smirfitt, Municipal Engineer
Rachel Parker, Deputy Clerk (recorder)

GUESTS

Tom Day, Consultant

CALL TO ORDER

Mayor Evans called the meeting to order at 6:32 p.m.

REPORTS REQUIRING ACTION

RA-1 Sewer Infrastructure Agreements

Mr. Day, Ms. Hurst and Mr. Smirfitt presented the proposed Design-Build Contract between the District of Sooke and EPCOR Water Services Inc. dated April 2, 2004, the Operations and Maintenance Agreement between the District of Sooke and EPCOR Water Services Inc. dated April 2, 2004, and the Canada - British Columbia Infrastructure Program Agreement between the Province of British Columbia and the District of Sooke dated February 25, 2004.

Public Question and Comment Period

Fred von Ilberg of Tara Place commented on and asked questions about the proposed agreements, including whether Schedule A would be available to the public, and the interest rates on interim financing.

MOVED by Councillor John Farmer, seconded to authorize the Mayor and Interim Chief Administrative Officer to execute the Wastewater Collection and Treatment Facilities Design-Build Contract and Operation and Maintenance Agreement in addition to the Canada/British Columbia Infrastructure program Agreement subject to acquiring all necessary documents.

CARRIED

Councillor Stephen opposed the motion.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Barry, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.

CARRIED UNANIMOUSLY

ADJOURNMENT

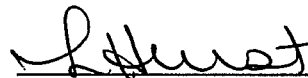
MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 8:50 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on April 19, 2004 at 7:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Frank Limshue, Director of Planning
Susan Kelly, Deputy Clerk (recorder)

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:00 p.m.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality, under section 91(1)(e) of the *Community Charter*.


CARRIED UNANIMOUSLY

ADJOURNMENT

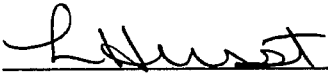
MOVED by Councillor OBriain, seconded to adjourn the meeting at 7:30 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on April 19, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Frank Limshue, Director of Planning
Bob Kelsey, Fire Chief
Susan Kelly, Finance/Admin Clerk (recorder)

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:31 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

PH-1 **Vacation Accommodation Unit Rentals, Bylaw No. 158, Zoning Amendment Bylaw (2040-53)**

Mayor Evans 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.

Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 7:35 p.m.

PH-2 **6520 Sooke Road, Bylaw No. 162, Zoning Amendment Bylaw (2040-54)**

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearing.

Mr. Limshue reviewed the application and advised Council that the application has changed since originally submitted. The applicant is now proposing to operate a veterinary hospital only and not grooming facility. This change has removed the need for parking spaces off of Kennedy Street.

Mike Mahoney of Golledge Avenue, an adjacent property owning stated he is in full support of the bylaw.

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 7:47 p.m.

BYLAWS

B-1 Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)*, Vacation Accommodation Unit Rentals

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be read a third time.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)*, 6520 Sooke Road

MOVED by Councillor Barry, seconded that Bylaw No. 162, *Zoning Amendment Bylaw (2040-54)* be read a third time.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 173, *Council Procedure Bylaw, 2004*

MOVED by Councillor Barry, seconded that Bylaw No. 173, *Council Procedure Bylaw, 2004* be adopted.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Rotary Pier Construction Contract

MOVED by Councillor Marcus Farmer, seconded that Council authorize the Mayor and Interim Chief Administrative Officer to execute the contract for the construction of the Rotary Pier between the District of Sooke and Ruskin Construction Ltd.


CARRIED UNANIMOUSLY

ADJOURNMENT

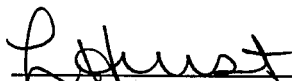
MOVED by Councillor Barry, seconded to adjourn the meeting at 7:55 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on April 26, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Interim Chief Administrative
Officer / Director of Finance
Susan Kelly, Finance/Admin Clerk (recorder)
Frank Limshue, Municipal Planner
Bob Kelsey, Fire Chief
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on April 5, 2004 be adopted as circulated.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on April 5, 2004 be adopted as circulated.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on April 6, 2004 be adopted as circulated.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole meeting held on April 19 be adopted as circulated.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on April 19, 2004 be adopted as circulated.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on April 19, 2004 be adopted as circulated.
CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor OBriain, seconded that minutes of the Sooke Economic Development Commission meeting held on April 14, 2004 be received for information.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that minutes of the Juan de Fuca/Sooke Boundary Restructure Committee meeting held on April 15, 2004 be received for information.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Councillor Marcus Farmer left the meeting at 7:35 p.m. as he employs the owner of 7072 Richview Road.

Kathy White of 7064 Richview Road advised Council of her concerns about the fence at 7078 Richview Road and outlined the steps she has taken to rectify the situation.

Sean Swinburson of 7078 Richview Road, and owner of 7072 Richview Road, advised Council that he had consulted with District of Sooke staff prior to constructing his fence. Mr. Swinburson believed that he was in compliance with all regulations. Mr. Swinburson stated that he felt it was unfair that he should now have to pay \$300 for a variance application.

Councillor Marcus Farmer returned to the meeting at 7:41 p.m.

DELEGATIONS & PETITIONS

D-1 Eric Day, Sooke River Road, All Sooke Day

Mr. Day asked Council if they supported the idea of All Sooke Day in 2005 and if so would someone from Council sit on a committee that Mr. Day is organizing. Mayor Evans advised that committee appointments are made in June and she will advise Mr. Day at that time which member of Council has been appointed.

D-2 Dimitrios and Constatinos Megalos, 5011 Ludlow Road, Bylaw Violation under RA-1

Mr. Megalos explained to Council that the man he had hired to remove fallen trees on his property had cut and sold trees without authorization and after his contract had expired. Mr. Megalos added that this man is now incarcerated due to an unrelated event and Mr. Megalos has no means of recourse with him. Mr. Megalos expressed to Council his desire to rectify the situation and asked for direction from Council on how to proceed.

D-3 Ian Fawcett, The Land Conservancy, Proposed Acquisition of Deertrails Property

Mr. Fawcett advised Council that financing is now in place and the Land Conservancy is committed to moving forward with the acquisition of the Deertrails Property.

PUBLIC HEARINGS and RELATED BYLAWS

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

PH-1 Idlemore Road and Sooke Road, Bylaw No. 155, *Zoning Amendment Bylaw (2040-51)*

Mr. Limshue reviewed the application. Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 8:02 pm.

MOVED by Councillor Marcus Farmer, seconded to require the applicant to register a covenant on title to dedicate the required right of way along the property frontage on Idlemore Road.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 155, *Zoning Amendment Bylaw (2040-51)* be read a third time.

CARRIED UNANIMOUSLY

PH-2 Ayum Road, Bylaw No. 163, *Zoning Amendment Bylaw (2040-55)*

Mr. Limshue reviewed the application. Mayor Evans called for submissions.

Gary Coles, the applicant, explained the history of the project since he purchased the property in 1999. Mr. Coles explained that at the time he submitted the application, the Liquid Waste Management Plan did not exist and that he has complied with all regulations that were in place at the onset of this project. Mr. Coles advised that he has had his own technical expert conduct studies that show that the land perks very well and will handle the proposed septic fields. Mr. Coles further advised Council that he is prepared to make any necessary changes to his plans in order to accommodate Council and neighbour's concerns.

Trevor Emery of Ayum Road stated that he is not opposed to the bylaw but does have concerns about storm water runoff onto his property.

Tom Harding of Ludlow Road expressed his concerns about water runoff and safety of the new proposed road.

Kathleen Booth of Sooke Road stated that she is not opposed to the bylaw but has concerns regarding the water supply and septic run off.

Ina Haegeman of Sooke Road expressed concerns about their private well and the impacts the development would have on the quality of their water supply.

Gwen Tregillus of Sooke Road expressed concerns regarding the water quality of their existing well.

Deborah Groves of Ayum Road expressed support for the bylaw and stated that the proposed plans are respectful of the surrounding area.

Doris Wiebe of Sooke Road stated that she is not opposed to the bylaw but does have concerns regarding contamination of existing well water and would like assurance that the water supply will remain safe. Mrs. Wiebe also read a letter from Ms. Hoffman stating that water safety needs to be addressed prior to any development proceeding.

Ellen Lewers of Sooke Road suggested that something creative should be done to help support the water run off. Mrs. Lewers stated that she supports the bylaw based on the applicant's previous developments.

Gary Coles, the applicant, stated that he would be happy to replace culverts and work with neighbours to accommodate the water run off. Mr. Coles stated that he is confident that wells will be not be compromised.

Written submissions were received from:

Ardy Wickheim, Sooke Road	concern for roadway
Ina Haegemann and Angelo Prospero-Porta, Sooke Road	concern for well water
Gwen Tregillus, Sooke Road	concern for well water
Debra Groves, Ayum Road	in support
Doris and Peter Wiebe, Sooke Road	concern for well water
Judy Hoffman, Sooke Road	concern for well water
A.D. & K.H.V. Booth, Sooke Road	concern for well water

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 8:41 p.m.

MOVED by Councillor Morino, seconded that Bylaw No. 163, *Zoning Amendment Bylaw (2040-55)* be read a third time.

CARRIED UNANIMOUSLY

PH-3 2044 Gatewood Road, Bylaw No. 166, *Official Community Plan Amendment Bylaw (86-10)*

Mr. Limshue reviewed the application. Mayor Evans called for submissions.

Marg Melville, the applicant, advised that she believed the development would be an attractive asset to the downtown core area.

Les Haddad of Gatewood Road expressed his support for the bylaw and stated that he is happy with the associated road improvements.

A written submission was received from Dana and Lorraine Lajeunesse, Grant Road West expressing concern for their view corridor.

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 9:05 pm.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 166, *Official Community Plan Amendment Bylaw (86-10)* be read a third time.

CARRIED UNANIMOUSLY

MOVED by Councillor Morino, seconded that Bylaw No. 167, *Zoning Amendment Bylaw (2040-56)* be read a third time.
CARRIED UNANIMOUSLY

PUBLIC INPUT MEETINGS AND RELATED REPORTS

PI-1 Bylaw No. 177, *Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004*

There was no input on Bylaw No. 177, *Bylaw No. 177, Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004*.

MOVED by Councillor Barry, seconded that Bylaw No. 177, *Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004* be adopted.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to dispose of the 31m² portion of Phillips Road known as Area 1, Pt. Sec. 27 on Schedule A to *Bylaw No. 177, Highway Closure and Dedication Removal Bylaw, Phillips Road, 2004* in exchange for a 6m² area of land to become part of Phillips Road.
CARRIED UNANIMOUSLY

UNFINISHED BUSINESS

U-1 Sooke Community Association

MOVED by Councillor Marcus Farmer, seconded that Councillor OBriain and the Chief Administrative Officer will meet with the Sooke Community Association to either reaffirm the original agreement with the District of Sooke or draft a new agreement.
CARRIED Tom Morino opposed the motion.

U-2 Land Use Governance in the Juan de Fuca Electoral Area

MOVED by Councillor Barry, seconded to enter into a one year agreement with the Capital Regional District Board to vote on land use planning matters in the Juan de Fuca Electoral Area and to agree to a cost-sharing contribution of one dollar.
CARRIED UNANIMOUSLY

BYLAWS:

B-1 Bylaw No. 109, *Sign Regulation Bylaw, 2003*

MOVED by Councillor Barry, seconded that Bylaw No. 109, *Sign Regulation Bylaw, 2003* be adopted. **CARRIED UNANIMOUSLY**

B-2 Bylaw No. 126, *Zoning Amendment Bylaw (2040-40), Repeal Part 4, Signs*

MOVED by Councillor Barry, seconded that Bylaw No. 126, *Zoning Amendment Bylaw (2040-40)* be adopted. **CARRIED UNANIMOUSLY**

B-3 Bylaw No. 158, Zoning Amendment Bylaw (2040-53), Vacation Accommodation Rentals

MOVED by Councillor OBriain, seconded that Bylaw No. 158, *Zoning Amendment Bylaw (2040-53)* be adopted.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Report on Bylaw Violations, 5011 Ludlow Road

MOVED by Councillor Morino, seconded to direct the Chief Administrative Officer to file a notice in the Victoria Land Title Office stating that a resolution has been made under Section 57 of the *Community Charter* by the Council relating to land legally described as Lot 7, Sections 53/63, Plan 46153, Sooke District, and that further information respecting the resolution may be inspected at the Municipal Office.
CARRIED UNANIMOUSLY

Councillor Marcus Farmer excused himself from the meeting at 9:36 p.m. as he employs the owner 7072 Richview Road.

RA-2 Fence Height Zoning Infraction, 7072 Richview Road

MOVED by Councillor Stephen, seconded to require Mr. and Mrs. Swinburnson to make an application for a variance for the fence located at 7072 Richview Road and to consider waiving the application fee.
CARRIED UNANIMOUSLY

Councillor Marcus Farmer returned to the meeting at 9:45 p.m.

RA-3 Agricultural Land Reserve Application, 1965 Caldwell Road, Non-Farm Use in the ALR

MOVED by Councillor Marcus Farmer, seconded to forward to the Land Reserve Commission the application without recommendation regarding non-farm use affecting the parcel located at 1965 Caldwell Road and legally described as Lot 1, Section 3, Sooke District, Plan 2517, Except Parcel A (DD95807) thereof.
CARRIED UNANIMOUSLY

RA-4 Traffic Concerns, Sooke River Road

MOVED by Councillor Marcus Farmer, seconded to forward Mr. Danyleyko's letter of March 12, 2004 to the Sooke RCMP and to ICBC for their information.
CARRIED Councillor Stephen opposed the motion.

REPORTS FOR INFORMATION

RI-1 Departmental Quarterly Reports, January - March 2004, Fire Department, Development Services, Bylaw Enforcement, and Emergency Program

Fire Department Quarterly Report

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

Development Services Quarterly Report

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

Bylaw Enforcement and Emergency Program Quarterly Reports

MOVED by Councillor Marcus Farmer, seconded to receive the reports for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Regional Water Supply Commission

Mayor Evans reported that a water main on Tye Road is being replaced in conjunction with other ongoing construction in the area. Mayor Evans reported that she asked that the same consideration be given to the District of Sooke to have water mains upgraded at the time of sewer construction to avoid having to dig up the road a second time.

b) Juan de Fuca Water Distribution Commission

Mayor Evans reported that Venture Market Research firm has been hired to conduct public opinion survey which will begin in our area soon. The Commission also adopted an enabling bylaw to borrow 10 million dollars for growth related infrastructure to be repaid through DCCs.

c) Regional Planning Committee

Mayor Evans reported that the committee discussed transportation governance issues.

d) Juan de Fuca Land Use A

Mayor Evans reported that Chew Excavating's subdivision application has been denied and that Bylaw 3166 forming a land use committee is going before the CRD Board at the next meeting.

e) Sooke Community and Police Consultative Society

Councillor Stephen reported that the RCMP would be receiving a new mountain bike for patrol use from the Society.

f) Victoria Family Court Committee and Youth Justice Committee

Councillor Stephen reported that he attended a tour of the new youth detention centre in Victoria.

g) Sooke Electoral Area Parks and Recreation Commission

Councillor OBriain reported that he attended a tour of the new hiking trails at the Silverspray property in East Sooke.

h) Vancouver Island Regional Library Board

Councillor Barry reported on the opening of a new branch in Lake Cowichan.

i) Ed Macgregor Park

Mayor Evans reported that she received from the Sooke Rotary Club, the \$20,000 donation for the new pier.

j) Health Care

Mayor Evans reported that she, Councillor Stephen and Councillor Marcus Farmer attended the Crystalmeth Forum held at Edward Milne Community School.

CORRESPONDENCE REQUIRING ACTION

C-1 Jacqueline Sloan, Artistic Director, Ballet Victoria, School Lecture Demonstration Tour, Request for Financial Support

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-2 Mayor Alan Lowe, City of Victoria, 2004 Canada Day Fireworks Celebration, Sponsorship Drive

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-3 Rudy Lawrence, President, Council of Senior Citizens' Organizations of BC, Request for Endorsement of Recommendations of the Royal Commission on the Future of Healthcare in Canada

MOVED by Councillor Barry, seconded to write a letter to the Council of Senior Citizen's Organizations of BC stating appreciation for their efforts and request further information on how the District of Sooke can support them.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

I-1 Chair Don Amos, Capital Regional District Board, Proposed Acquisition of Deetrails Property

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-2 **Chair Karen Watson, Capital Regional District Park Committee, CRD Parks 2003 Annual Report**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-3 **Mervin W.C. Harrower, Director, Ministry of Public Safety and Solicitor General, Provincial Emergency Program, E Team Emergency Information Management Software**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-4 **R. J. (Bob) Bugslag, Director, Ministry of Public Safety and Solicitor General, Provincial Emergency Program, Emergency Preparedness Week 2004**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-5 **Doug Caul, Provincial Co-Chair and Ardath Paxton Mann, Federal Co-Chair, Canada - British Columbia Infrastructure Program, Sooke- Highway 14 Upgrade,**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-6 **Capital Regional District Water, News Release, New UV Treatment Plan Provides Added Protection for Greater Victoria Drinking Water**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-7 **Mr. & Mrs. Gordon White, 7064 Richview Road, Fence**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-8 **Pamela McKenzie, 7068 Richview Road, Bylaw Offence**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-9 **Ted Olynyk, BC Hydro, Revenue Requirements Review Process**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-10 Royal Heraldry Society of Canada, District of Sooke Armorial Grant

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-11 Correspondence Regarding the Deertrails Property

- Derek Lewers
- Kathleen Reid, Esquimalt Road, Victoria
- Debra M. Turner, Sooke River Road
- Michael & Laura Hargreaves, Phillips Road
- Dana LeComte, West Coast Road
- Bob Liptrot, West Coast Road
- Dr. Keith Martin, MP, Esquimalt-Juan de Fuca
- Thomas E Burgess, Govenlock Place
- Ingmar Lee, Newport Avenue, Victoria
- Margaret March, Bowerbank Road, Sidney
- Chris Hyde

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

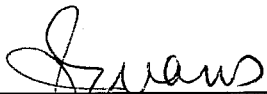
PUBLIC QUESTION AND COMMENT PERIOD

Mr. Megalos asked when the notice would be placed on the title of his property.

ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:29 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Laurie Hurst
Interim Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on May 3 2004 at 6:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst, Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 6:30 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor OBriain, seconded to close the meeting to the public to discuss labour relations and other employee relations under section 90(1)(c) of the *Community Charter*.

CARRIED UNANIMOUSLY

The meeting was opened to the public at 7:25 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

BYLAWS

B-1 Bylaw No. 178, *Five Year Financial Plan Bylaw, 2004*

MOVED by Councillor OBriain, seconded that Bylaw No. 178, *Five Year Financial Plan Bylaw, 2004* be introduced and read a first time

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 178, *Five Year Financial Plan Bylaw, 2004* be read a second time

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 178, *Five Year Financial Plan Bylaw, 2004* be read a third time
CARRIED UNANIMOUSLY

B-2 Bylaw No. 179, Property Tax Rate Bylaw, 2004

MOVED by Councillor OBriain, seconded that Bylaw No. 179, *Property Tax Rate Bylaw, 2004* be read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 179, *Property Tax Rate Bylaw, 2004* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 179, *Property Tax Rate Bylaw, 2004* be read a third time.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 2004 Objectives Statement

MOVED by Councillor Marcus Farmer, seconded to adopt the 2004 Objectives Statement as corrected to change Charters Fish Hatchery to Charters Nature Interpretive Centre.
CARRIED UNANIMOUSLY

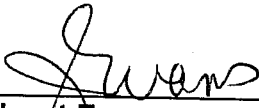
PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

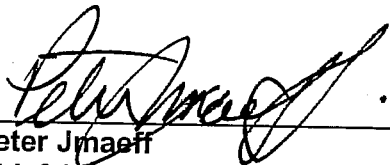
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 7:35 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on May 10, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst, Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on April 26, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on May 3, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole meeting held on May 3, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

DELEGATIONS

D-1 Michelle Hannah, Project Supervisory, Canada - Uruguay Youth Exchange Programme British Columbia, 2004

Ms. Hannah introduced the Canada World Youth Program and its purpose to create healthy and sustainable communities. Ten youth from Uruguay will be visiting Sooke this summer and will take on volunteer work in the community.

BYLAWS

B-1 Rezoning Application, 1869 Tominny Road, Mixed Small Lot Residential Zone, Bylaw No. 174, Zoning Amendment Bylaw (2040-57)

MOVED by Councillor OBriain, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that a public hearing for Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be held May 31, 2004.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to require that, before Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* may be considered for adoption, a covenant be registered on the title of Lot B, Section 3, Sooke District, Plan 16650 that requires that a building scheme be registered on the title of the property before the District of Sooke approves any subdivision application for the property.

CARRIED UNANIMOUSLY

B-2 Rezoning Application, 6849 Grant Road and 1995 Caldwell Road, Mixed Small Lot Residential Zone, Bylaw No. 175, Official Community Plan Amendment Bylaw (86-11) and Bylaw No. 176, Zoning Amendment Bylaw (2040-58)

MOVED by Councillor OBriain, seconded that Bylaw No. 175, *Official Community Plan Amendment Bylaw (86-11)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 175, *Official Community Plan Amendment Bylaw (86-11)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be introduced and read a first time as corrected in the subtitle.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that a public hearing for Bylaw No. 175, *Official Community Plan Amendment Bylaw (86-11)* and Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be held May 31, 2004.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to require that, before Bylaw No. 176 *Zoning Amendment Bylaw (2040-58)* may be considered for adoption, a covenant be registered on the titles of Lot 3 and Lot 4, Section 3, Sooke District, Plan 1516 that requires that a building scheme be registered on the titles of the properties before the District of Sooke approves any subdivision application for the properties.
CARRIED UNANIMOUSLY

B-3 Bylaw No. 178, Five Year Financial Plan Bylaw, 2004

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 178, *Five Year Financial Plan Bylaw, 2004* be adopted.
CARRIED UNANIMOUSLY

B-4 Bylaw No. 179, Property Tax Rate Bylaw, 2004

MOVED by Councillor OBriain, seconded that Bylaw No. 179, *Property Tax Rate Bylaw, 2004* be adopted.
CARRIED UNANIMOUSLY

B-5 Bylaw No. 180, Capital Works Reserve Fund Bylaw, 2004

MOVED by Councillor Barry, seconded that Bylaw No. 180, *Capital Works Reserve Fund Bylaw, 2004* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 180, *Capital Works Reserve Fund Bylaw, 2004* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 180, *Capital Works Reserve Fund Bylaw, 2004* be read a third time.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Appointment of Chief Administrative Officer

MOVED by Councillor Morino, seconded to appoint Mr. Peter Jmaeff as Chief Administrative Officer for the District of Sooke.
CARRIED UNANIMOUSLY

RA-2 Juan de Fuca / Sooke Boundary Restructure Study

MOVED by Councillor Morino, seconded to endorse the recommendation of the Juan de Fuca / Sooke Boundary Restructure Study Steering Committee to proceed with a vote in East Sooke and the "West Area" each to be tallied separately; and to then proceed with a vote in the District of Sooke if the Ministry of Community, Aboriginal and Women's Services covers the cost of this vote.
CARRIED UNANIMOUSLY

RA-3 Land Use Governance in the Juan de Fuca Electoral Area - Reconsideration of April 26, 2004 Resolution under section 131 of the *Community Charter*

MOVED by Councillor Barry, seconded to rescind the resolution of April 26, 2004 "to enter into a one year agreement with the Capital Regional District Board to vote on land use planning matters in the Juan de Fuca Electoral Area and to agree to a cost-sharing contribution of one dollar."

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to not participate on the proposed Juan de Fuca Electoral Area Land Use Committee under the agreement recommended by the Capital Regional District Board on March 24, 2004.

CARRIED UNANIMOUSLY

RA-4 Stage 2 Liquid Waste Management Plan (LWMP), Draft Project Summary Report, Public Information Meeting for June 1, 2004

MOVED by Councillor Marcus Farmer, seconded to authorize a public information meeting on the Stage 2 Liquid Waste Management Plan on June 1, 2004.

CARRIED UNANIMOUSLY

RA-5 Canada/British Columbia Infrastructure Program, Major Road Network Grant - Parallel Connector, Throup Road to Sooke Road (Highway 14), Preliminary Design Study

MOVED by Councillor Marcus Farmer, seconded to accept the proposal submission dated April 29, 2004 from Stantec Consulting Ltd. for a preliminary design study of the Parallel Connector route (Gatewood Road to Throup Road).

CARRIED Councillor Stephen opposed the motion.

RA-6 Committee of the Whole Report, Application to Exclude 2629 Otter Point Road from the Agricultural Land Reserve

MOVED by Councillor Marcus Farmer, seconded to forward to the Land Reserve Commission the application for exclusion affecting the parcel located at 2629 Otter Point Road, and legally described as Lot 2, Section 35, Sooke District, Plan VIP65463.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that a vote will take place on June 19, 2004 in the Juan de Fuca Electoral Area for representatives on the new Land Use Committee.

b) Juan de Fuca Water Distribution Commission

Mayor Evans reported that the Commission is moving forward with the approval process to borrow \$10 million for growth related infrastructure. Phase 1 water restrictions came into effect on May 1, 2004.

- c) **Health Care Liaisons**
Mayor Evans reported that she and Councillor Barry met with health facilities representatives and the Sooke Elderly Citizens Society. The Council liaisons will continue to assist with Society to obtain funding for a long term care facility.
- d) **Sooke and Electoral Area Parks and Recreation Commission**
Councillor OBriain reported that the Commission toured the recreation facilities in Port Renfrew. Councillor Stephen reported that he and Councillor OBriain attended a four day conference in Penticton.
- e) **Sooke Region Historical Society**
Councillor Barry reported that the Society has recently been honoured with a Hallmark Society Award and a Provincial Heritage Award for the development of the Millenium Memorial Park. The Museum has opened the Upstairs Gallery and will be reprinting the Sooke history book.

CORRESPONDENCE REQUIRING ACTION

- C-1 Janis Elkerton, Chair, Municipal Insurance Association of British Columbia,**
Request for Support, Laws of Civil Liability

MOVED by Councillor Barry, seconded to send a letter of support of the efforts of the Municipal Insurance Association of BC to change the laws of civil liability.
CARRIED UNANIMOUSLY

- C-2 Steven M. Polak, Provincial President, Municipal Pension Retirees Association,**
Medical, Dental and Extended Health Benefits

MOVED by Councillor Barry, seconded to endorse the resolution that the plan partners negotiate a proper funding method to guarantee and maintain the group health benefits for all retirees and that the group health benefits premium payment formula be reinstated to the levels as negotiated in 1994 and that the Extended Health Benefits and the Dental Benefits should not be less than the benefits that were implemented in 1994.
CARRIED

- C-3 Glenda Kohse, Secretary, Friends of the Crystal Garden Conservation Centre Society,** Request to Endorse Resolution for Public Consultation

MOVED by Councillor Morino, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- C-4 Mayor Harry Mose, District of Part Hardy,** Request for Support of Resolution, Lifting of the moratorium on offshore oil and gas

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 K. R. Neilson, Chair, Regional Emergency Coordinators Commission, Larry Dawe, Sooke Emergency Coordinator

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-2 Mayor Frank Leonard, President, Union of British Columbia Municipalities, New Deal Activities

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Hubert Rhodes of Maple Avenue commented on the application for his property.

Bruce MacMillan of Deerlepe Road expressed support for the rezoning applications.

MOTION TO CLOSE THE MEETING TO THE PUBLIC


MOVED by Councillor Barry, seconded to close the meeting to the public to discuss information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party under section 90(2)(b) of the *Community Charter*; the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality under section 90(1)(e) of the *Community Charter*; and the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose.

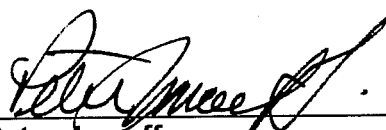
CARRIED UNANIMOUSLY

ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:35 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor

Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on May 13, 2004 at 4:45 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

ABSENT: Councillor John Farmer, Councillor Tom Morino

CALL TO ORDER

Mayor Evans called the meeting to order at 4:45 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

BYLAWS

B-1 Rezoning Application, 1869 Tominny Road, Mixed Small Lot Residential Zone, Bylaw No. 174, Zoning Amendment Bylaw (2040-57)

MOVED by Councillor Marcus Farmer, seconded that second reading of Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be rescinded.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be amended in section 2 by replacing section 13C.02 (b) with the following:

(b) The Minimum lot size is 350 m² for a subdivision of a lot having an area of 900 m² or greater, if the owner provides to the District of Sooke:

(i) 10% of the land being subdivided or cash in lieu equal to 10% of the land being subdivided; or

(ii) an amenity area equal in value to 10% of the land being subdivided that is satisfactory to the Council of the District of Sooke; or

(iii) a combination of (i) and (ii) that is satisfactory to the Council of the District of Sooke.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be read a second time as amended.

CARRIED UNANIMOUSLY

B-2 Rezoning Application, 6849 Grant Road and 1995 Caldwell Road, Mixed Small Lot Residential Zone, Bylaw No. 176, Zoning Amendment Bylaw (2040-58)

MOVED by Councillor OBriain, seconded that second reading of Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be rescinded.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be amended in section 2 by replacing section 13C.02 (b) with the following:

- (b) The Minimum lot size is 350 m² for a subdivision of a lot having an area of 900 m² or greater, if the owner provides to the District of Sooke:
 - (iii) 10% of the land being subdivided or cash in lieu equal to 10% of the land being subdivided; or
 - (iv) an amenity area equal in value to 10% of the land being subdivided that is satisfactory to the Council of the District of Sooke; or
 - (iii) a combination of (i) and (ii) that is satisfactory to the Council of the District of Sooke.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be read a second time as amended.

CARRIED UNANIMOUSLY

Discussion ensued regarding the release of in camera documents to the Sooke News Mirror.

MOVED by Councillor Marcus Farmer, seconded to go in camera.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

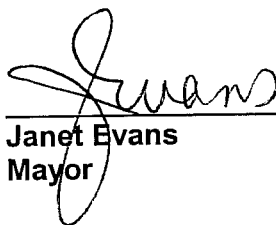
There were no questions or comments from the public.

ADJOURNMENT

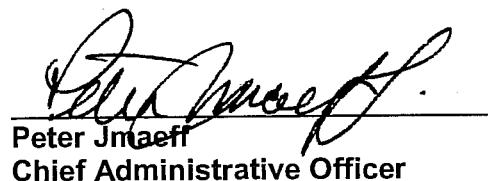
MOVED by Councillor Barry, seconded to adjourn the meeting at 5:04 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on May 31, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on May 10, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on May 10, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Special Council meeting held on May 13, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Sooke Economic Development Commission meeting held on May 12, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that minutes of the Zoning Bylaw Review Committee meeting held on May 13, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Gail Hall of Sooke River Road asked why the report on the Silver Spray property was a planning report and not an administrative report and asked whether it was a council initiative or whether the property owner approached the municipality.

Fred von Ilberg of Tara Place commented on his letter under item C-6.

Michael Thornton, Silver Spray property owner, clarified that he initiated the report from staff in regards to the boundary extension.

PUBLIC HEARINGS AND RELATED BYLAWS

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

PH-1 1869 Tominy Road, Rezoning Application, Bylaw No. 174, Zoning Amendment Bylaw (2040-57)

Bruce Stewart of Tominy Road commented that he did not like the through road subdivision concept, and preferred the cul de sac concept. He also expressed concern that the development would result in drainage problems affecting his property.

Gail Hall of Sooke River Road suggested that the word "or" should be added between section 13C.02 (a) and (b), and commented the bylaw is flawed as municipalities cannot take more than 5% parkland under the *Local Government Act*.

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 8:00 p.m.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be read a third time.
CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that, prior to adoption of Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)*, a covenant be registered on the title of the parcel legally described as Lot B, Section 3, Sooke District, Plan 16650 ensuring that the property not be subdivided until payment in-lieu of the District of Sooke development cost charges have been received by the District of Sooke.
CARRIED UNANIMOUSLY

PH-2 6849 Grant Road West & 1995 Caldwell Road, Official Community Plan Amendment and Rezoning Application, Bylaw No. 175, Official Community Plan Amendment Bylaw (86-11), Bylaw No. 176, Zoning Amendment Bylaw (2040-58)

Randy Clarkston of Glenidle Road stated that half of the road dedication for Gatewood Road exists.

Fred von Ilberg commented that a covenant does not give the protection that is made out to be and asked who will pay for the maintenance of amenities.

Gail Hall of Sooke River Road asked why the two parcels came forward as one application and asked for clarification on how the District of Sooke can require more than 5% parkland dedication. Mrs. Hall also asked what the number of units per acre was

under the new zone and if a development permit would be required if there were more than eight units per acre.

Renate Tilly of Maple Avenue South commented that with the sewer project everyone is splitting up their property and will be living like sardines.

Bruce MacMillan of Deerlepe Road expressed his support for the application as it is innovative and allows different size lots and the ability to negotiate with developers to the benefit to the community.

Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 8:23 p.m.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 175, *Official Community Plan Amendment Bylaw (86-11)* be read a third time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be read a third time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded, that prior to adoption of Bylaw No. 175, Official Community Plan Amendment Bylaw (86-11) and Bylaw No. 176, Zoning Amendment Bylaw (2040-58), a covenant be registered on the title of the parcels legally described Lot 3, Section 3, Sooke District, Plan 1516, and Lot 4, section 3, Sooke District, Plan 1516 ensuring that the property not be subdivided until payment in-lieu of the District of Sooke Development Cost Charges have been received by the District of Sooke.

CARRIED UNANIMOUSLY

PUBLIC INPUT MEETINGS AND RELATED REPORTS

Councillor John Farmer and Councillor Marcus Farmer left the meeting at 8:27 p.m. as they employ the applicant under PI-1.

PI-1 Development Variance Permit Application, 7072 Richview Road

Gord White of Richview Road expressed opposition to the application as the variance is not justified because the property is unfenced in other areas so the fence does not prevent deer coming in the property.

Sean Swinburnson, applicant, asked Council to grant the variance as he has been diligent and contacted staff before erecting the fence.

Carol Cave of Richview Road noted that her submission was misplaced by staff and expressed support of the application in order to keep the deer out of the property.

Randy Michelson of Sooke River Road stated that deer are a problem in the area and he supported the application.

Lorraine Thompson of Richview Road expressed support for the application and the deer fence, and stated that the property adds value to the street.

The following written submissions were received:

Ursula Kerr, Briarwood Place	in support
Patrick & Linda Forrest, Richview Road	in support
Anna-Marie Mtichell, Briarwood Place	in support
Penny Thompson, Richview Road	in support
Carol and Russ Cave, Richview Road	in support
Pamela McKenzie, Richview Road	opposed
Mr. & Mrs. White, Richview Road	Petition signed by 11 in opposition
Charles Robertson, Briarwood Place	in support
Fred Elgert & Lorraine Thompson, Richview Road	in support

MOVED by Councillor Stephen, seconded to authorize issuance of a development variance permit DVP2004-0132 to allow for a variance in fence height from 2 metres to 2.5 metres for the construction of a fence along the east property line at 7072 Richview Road, legally described as Lot 9, Section 6, Sooke District, Plan 10900, Except Parcel A (DD 383713-l) Thereof.

CARRIED UNANIMOUSLY

Councillor John Farmer and Councillor Marcus Farmer returned to the meeting at 8:40 p.m.

BYLAWS

Councillor John Farmer left the meeting at 8:41 p.m. as he is the current landlord of the applicant under item B-1.

B-1 Bylaw No. 162, *Zoning Amendment Bylaw (2040-51)*, 6520 Sooke Road

MOVED by Councillor Barry, seconded that Bylaw No. 162, *Zoning Amendment Bylaw (2040-51)* be adopted.

CARRIED UNANIMOUSLY

Councillor John Farmer returned to the meeting at 8:42 p.m.

B-2 Bylaw No. 163, *Zoning Amendment Bylaw (2040-54)*, Ayum Road

MOVED by Councillor OBriain, seconded that Bylaw No. 163, *Zoning Amendment Bylaw (2040-54)* be adopted.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 180, *Capital Works Reserve Fund Bylaw, 2004*

MOVED by Councillor Barry, seconded that Bylaw No. 180, *Capital Works Reserve Fund Bylaw, 2004* be adopted.

CARRIED UNANIMOUSLY

B-4 Bylaw No. 182, *Employee Handbook Amendment Bylaw (38-2)*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 182, *Employee Handbook Amendment Bylaw (38-2)* be read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 182, *Employee Handbook Amendment Bylaw (38-2)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 182, *Employee Handbook Amendment Bylaw (38-2)* be read a third time.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Proposed Agricultural Land Reserve Application for Subdivision of 2458 Sooke River Road

MOVED by Councillor OBriain, seconded to forward to the Land Reserve Commission without recommendation the application for subdivision affecting the parcel located at 2458 Sooke River Road, and legally described as Lot 2, Section 46, Sooke District, Plan 7596.

CARRIED UNANIMOUSLY

RA-2 Annexation of Silver Spray Property with District of Sooke

MOVED by Councillor Barry, seconded to inform the Minister of Community, Aboriginal and Women's Services that the Council agrees in principle to the request to expand the District of Sooke boundaries to include the parcel legally described as Section 13, Sooke District, Except in Plan VIP69360, and to await a response.

CARRIED Councillors Morino and OBriain opposed the motion.

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that the Board has awarded contracts for phase II of the Hartland Landfill project and the pile driving project for the new CRD building. A new trunk sewer committee has been established to deal with liquid waste.

b) Regional Water Supply Commission

Mayor Evans reported that phase I water restrictions are in place, the CRD is having difficulty filling an ICI position, and an emergency plan is being developed to deal with potential fires.

c) CRD Health Facilities Committee

Mayor Evans reported that the Committee has approved the CRD share of the fire protection upgrade at Victoria General Hospital.

- d) **Regional Planning Committee**
Mayor Janet Evans reported that the committee discussed the housing affordability strategy.
- e) **Land Use A Committee**
Mayor Janet Evans reported that the development permit for a bridge over DeMamiel Creek has been approved.
- f) **Juan de Fuca / Sooke Boundary Restructure Study Steering Committee**
Councillor Marcus Farmer reported the Committee discussed a proposed budget for the referendum information program.
- g) **Sooke Salmon Restorative Society**
Councillor John Stephen reported that discussion took place on the opportunity for a Charters Creek Nature Interpretation Centre.
- h) **Sooke and Electoral Area Parks and Recreation Commission**
Councillor John Stephen reported that the Commission discussed creek buffering for the DeMamiel Creek development.
- i) **Police Community Consultative Society**
Councillor John Stephen reported that two officers are leaving the detachment and will be replaced with experienced members.
- j) **Youth and Family Court Committee**
Councillor John Stephen reported that the justice coordinator of the Victoria Native Friendship Centre gave a presentation to the committee and that there are 47 inmates currently in custody at the youth detention centre.

CORRESPONDENCE REQUIRING ACTION

C-1 Dave McClimon, Dixon Road, Request to Use the District of Sooke Logo

MOVED by Councillor Marcus Farmer, seconded to approve the use of the District of Sooke logo for a flag to be presented to Mrs. Linda Macgregor and to displayed on her property.

CARRIED Councillors Morino, OBriain and Barry opposed the motion.

C-2 Bryan V. Ridgway, Business Development Officer, Park Watch 2004 - Annual Financial Contribution

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-3 Union of British Columbia Municipalities, Request for Funding Applications for Bear Smart Program

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-4 Union of British Columbia Municipalities, BC Invasive Plant Strategy, Request to Sign Memorandum of Support

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-5 Mayor Derek R. Corrigan, City of Burnaby, Request for Support of Resolution Against Privatization of Personal Medical Records

MOVED by Councillor Lorna Barry, seconded to support the resolution against privatization of personal medical records.
CARRIED UNANIMOUSLY

C-6 Fred von Ilberg, Tara Place, Community Sewer Project

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD


Fred von Ilberg of Tara Place asked Council to give a weekly report in the newspaper regarding the sewer project.

Elida Peers welcomed Councillor John Farmer back to the Council table.

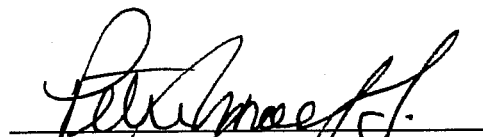
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:30 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on June 14, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor John Farmer
Councillor Marcus Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Susan Kelly, Administration Clerk (recorder)
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor Lorna Barry, Councillor Tom Morino

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Special Council meeting held on May 31, 2004 be adopted as corrected in Item C-5 to show that the motion was made by Councillor Barry not Councillor Marcus Farmer.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Marcus Farmer, seconded that minutes of the Juan de Fuca / Sooke Boundary Restructure Study Steering Committee meeting held on May 20, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that minutes of the Liquid Waste Management Plan Open House held on June 1, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

BYLAWS

B-1 **Bylaw No. 182, *Employee Handbook Amendment Bylaw (38-2)***

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 182, *Employee Handbook Amendment Bylaw (38-2)* be adopted.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Development Permit Application, DP2004-0084, 2070 Phillips Road, Sooke Region Museum

MOVED by Councillor John Farmer, seconded to authorize issuance of development permit DP2004-0084 to allow for the relocation and reconstruction of a lighthouse at 2070 Phillips Road, legally described as Lot B, Section 73, Sooke District, Plan VIP68170 subject to the receipt of written approval from the Ministry of Transportation.
CARRIED UNANIMOUSLY

RA-2 Borrowing for Infrastructure Projects - Traffic

MOVED by Councillor OBriain, seconded to endorse using the 15 year term cost of borrowing figures for public information in the alternative approval process for Highway 14 and Parallel Connector infrastructure projects.
CARRIED UNANIMOUSLY

RA-3 Highways Maintenance Contract 2004 - 2008, Prequalification of Highways Maintenance Contractors

MOVED by Councillor Marcus Farmer, seconded to authorize staff to advise Chew Construction Ltd., Victoria Contracting and Municipal Maintenance Corporation, and Main Road Holdings Ltd.

- a) as to the acceptance of their qualifications as highways maintenance contractors; and
- b) that they will be invited to submit a proposal/tender to the District of Sooke for the Highways Maintenance Contract (2004 through 2008) when the documents are completed.

CARRIED UNANIMOUSLY

RA-4 Highways Maintenance Contract 2004 - 2008, Preparation of Tender Documents

MOVED by Councillor John Farmer, seconded to authorize staff to accept the proposal from Steven Management Ltd. for consulting services in the preparation of the Highways Maintenance Contract (2004 through 2008).
CARRIED UNANIMOUSLY

RA-5 Annual Municipal Report

MOVED by Councillor OBriain, seconded to hold a public meeting on June 28, 2004 to receive submissions and questions on the Annual Municipal Report.
CARRIED UNANIMOUSLY

RA-6 Capital Regional District Assistance and Contract Bylaw Enforcement Officer

MOVED by Councillor Marcus Farmer, seconded to authorize staff to provide the assistance requested by the Capital Regional District (CRD) for a period of six (6) months, AND THAT the CRD reimburse the wages and associated costs to the District on a monthly basis, AND THAT a contract with the CRD includes an understanding that the EOC/Bylaw Officer has priority to respond to the District's emergencies, AND THAT Council authorizes a temporary employment contract for Bylaw Enforcement Officer at a rate of \$11.00 per hour plus applicable benefits (15%), AND THAT Council authorizes a rate of \$0.42 per kilometre for the use of the personal vehicle by the contract Bylaw Enforcement Officer.

CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Council Remuneration, Expenses and Contracts Report for 2003

MOVED by Councillor John Farmer, seconded to receive the Council Remuneration, Expenses and Contracts Report for 2003 for information.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Environment Committee

Mayor Evans reported that a new CRD Environmental Services Manager has been hired as of July 5 to replace Mike Williams.

b) Regional Water Supply Commission

Mayor Evans reported that water consumption remains to be high and reminded Council that phase one water restrictions are currently in effect.

c) Edward Milne Community School

Mayor Evans reported that she addressed a grade 11 class on local government and tourism. Mayor Evans reported that the youth were very informed on local issues and raised concerns regarding the lack of activities for youth and expressed concern for the homeless people in Sooke.

d) Land Use A Committee

Mayor Evans reported that she attended an open house at the Otter Point Fire Department on DeMamiel Creek Estates subdivision. Mayor Evans stated that all who spoke were in favour of the development, but added there seems to be confusion regarding why water cannot be brought to the area.

e) PLAAY (Positive Leader Assets and Abilities for Youth)

Mayor Evans reported that more adults have volunteered to help the youth and they have made great steps to provide learning and activities for everyone in and out of school

- f) **Sooke Electoral Area Parks and Recreation Commission**
Councillor OBriain reported that the Commission is reviewing the policy of primetime ice for user groups.
- g) **Canadian Forces Appreciation Day Committee**
Councillor OBriain reported that the day was a success and that Council was well represented. Councillor OBriain stated that he would obtain the final budget amounts to see if there was any surplus that would be refunded to the District of Sooke for the contribution that was made.
- h) **Sooke Elderly Housing Society**
Councillor Stephen reported that he attended a meeting on June 10, 2004 and that the meeting was very well attended.
- i) Councillor John Stephen reported that he attended an Emergency Operations Course.
- i) **Zoning Bylaw Review Committee**
Councillor Marcus Farmer reported that the Committee is planning a field trip in mid July to look at different lot sizes and housing styles.
- j) **Capital Regional District Parks Committee**
Councillor Marcus Farmer reported on the issue of dog leash requirements and that a public meeting will be held to explain the guidelines.
- k) **Juan de Fuca / Sooke Boundary Restructure Study Steering Committee**
Councillor Marcus Farmer reported that a proposal to continue the study through to a referendum has been sent to the Ministry of Community, Aboriginal and Women's Services for approval.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor John Farmer, seconded to close the meeting to the public to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality under section 90(1)(e) of the *Community Charter*; and labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.

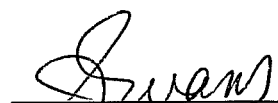
CARRIED UNANIMOUSLY

ADJOURNMENT

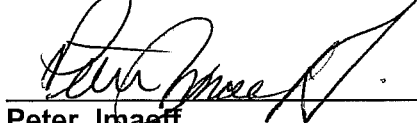
MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 8:45 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on June 17, 2004 at 5:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor Tom Morino

CALL TO ORDER

Mayor Evans called the meeting to order at 5:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality under section 90(1)(e) of the *Community Charter*.

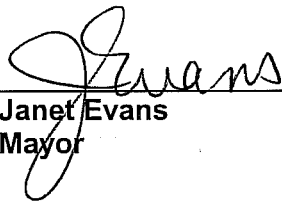
CARRIED UNANIMOUSLY

ADJOURNMENT

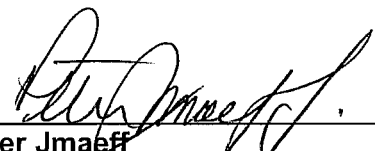
MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 6:00 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on June 21, 2004 at 7:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Gary Smirfitt, Municipal Engineer
Rachel Parker, Deputy Clerk (recorder)

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Barry, seconded to close the meeting to the public to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality under section 90(1)(e) of the *Community Charter*.

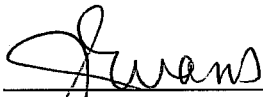
CARRIED UNANIMOUSLY

ADJOURNMENT

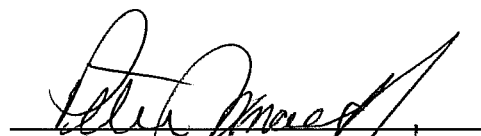
MOVED by Councillor Barry, seconded to adjourn the meeting at 7:25 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on June 28, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Regular Council meeting held on June 14, 2004 be adopted as corrected to show that Councillor Stephen reported on the Sooke Elderly Citizens Society and that he also reported that he attended the Emergency Operations Centre Level 1 course.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on June 17, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on June 21, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor OBriain, seconded that minutes of the Sooke Economic Development Commission meeting held on June 9, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place expressed his support for a referendum for the borrowing approval for Bylaws No. 168 and 169.

PUBLIC INPUT MEETINGS AND RELATED REPORTS

PI-1 Annual Municipal Report 2004

There were no submissions or questions from the public

MOVED by Councillor Marcus Farmer, seconded to adopt the Annual Municipal Report for 2004.

CARRIED UNANIMOUSLY

BYLAWS

B-1 Bylaw No. 155, *Zoning Amendment Bylaw (2040-51), Sooke Road & Idlemore Road*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 155, *Zoning Amendment Bylaw (2040-51)* be adopted.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 170, *Highway Closure and Dedication Removal Bylaw, Kennedy Street, 2004*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 170, *Highway Closure and Dedication Removal Bylaw, Kennedy Street, 2004* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 170, *Highway Closure and Dedication Removal Bylaw, Kennedy Street, 2004* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 170, *Highway Closure and Dedication Removal Bylaw, Kennedy Street, 2004* be read a third time.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 183, *Fees Bylaw, 2004*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 183, *Fees Bylaw, 2004* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 183, *Fees Bylaw, 2004* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 183, *Fees Bylaw, 2004* be read a third time.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Approval of the Electors, Bylaw No. 168, Highway 14 Upgrade Loan Authorization Bylaw, 2004 and Bylaw No. 169, Parallel Connector Construction Loan Authorization Bylaw, 2004

MOVED by Councillor Marcus Farmer, seconded to direct staff to proceed with alternate approval processes under the provisions of section 86 of the *Community Charter* for Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and for Bylaw No. 169 *Parallel Connector Construction Loan Authorization Bylaw, 2004*; establish August 16, 2004 at 9:30 a.m. as the deadline for receiving elector responses for both alternate approval processes; approve the elector response forms as presented for both alternate approval processes; make a fair determination that the total number of electors of the District of Sooke is 6700 for the purpose of approval processes for Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004*; and direct staff to publish notice of the alternative approval processes.

DEFEATED

MOVED by Councillor OBriain, seconded to refer the assent of the electors of Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004* to staff in order to report to Council on proceeding with a referendum.

CARRIED UNANIMOUSLY

MOVED by Councillor Morino, seconded to direct staff to advise on the cost of a supplement in the Sooke News Mirror.

CARRIED UNANIMOUSLY

RA-2 Policy 9.3, Liquor Licence Application Procedure Policy

MOVED by Councillor Barry, seconded to adopt Policy 9.3, Liquor Licence Application Procedure Policy.

CARRIED

Councillor Marcus Farmer opposed the motion.

RA-3 Agreement with the Sooke Community Association

MOVED by Councillor OBriain, seconded to authorizes the Mayor and Chief Administrative Officer to execute the new eighteen (18) month agreement with the Sooke Community Association, AND THAT the 2003 last quarter instalment be released in the amount of \$4,500, AND THAT the 2004 first and second quarter instalments be released in the amount of \$9,000.

CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Acquisition of Parcel B (DD 67189-I) on Sooke River Road

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

- a) **Regional Planning Committee**
Mayor Evans reported that discussion has taken place regarding the Housing Affordability Trust fund and whether municipalities should have the option to opt in or out. Council discussed whether to participate and support the position that municipalities should have a choice to participate.
- b) **Regional Water Supply Commission**
Mayor Evans reported that water consumption is 11% higher than the 10 year average.
- c) **Victoria Family Court Committee & Youth Justice Committee**
Councillor Stephen reported that 47 of 48 spaces at the Youth Detention Centre are occupied and that there is a significant increase in crystal meth treatment for youth.
- d) **Bluegrass Festival**
Councillor Stephen reported that he sold tickets at the bluegrass festival.
- e) **Sooke Community and Police Consultative Society**
Councillor Stephen reported that the EMCS principal has initiated a program to tour students through the morgue to discourage drinking and driving.
- f) **Sooke Cooperative Association of Service Agencies (CASA)**
Councillor Stephen reported he attended the opening of the Sooke Youth, Family and Children's Centre.
- g) **Sooke and Electoral Area Parks and Recreation Commission**
Councillor OBriain reported that the Programs and Facilities Committee has adopted a new ice time policy.
- h) **Capital Regional Emergency Services Telecommunication**
Councillor OBriain reported that CREST has approved a software agreement and a support plan agreement.

MOVED by Councillor Marcus Farmer, seconded to write to the Minister of Public Safety and Solicitor General requesting the Minister to explore regulatory and legislative options to collect a call answer levy.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

I-1 Mayor Steve Thorlakson, City of Fort St. John, UBCM Resolution Submission on Proposed Liquor Tax

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-2 Carrie M. MacPhee, Municipal Clerk, Corporation of the District of Saanich, UBCM Resolution on Establishment of Housing Trusts, Redistribution of Property Transfer Tax

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

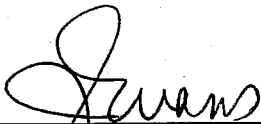
PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place thanked Council for the decision to go to referendum on the bylaws.

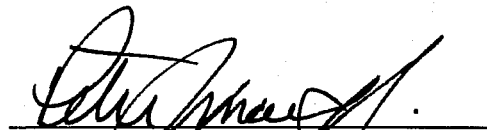
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 8:30 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on July 8, 2004 at 6:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Gary Smirfitt, Municipal Engineer
Rachel Parker, Deputy Clerk (recorder)

ABSENT: Councillor Tom Morino

CALL TO ORDER

Mayor Evans called the meeting to order at 6:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor OBriain, seconded to close the meeting to the public to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality under section 90(1)(e) of the *Community Charter*; and information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the *Freedom of Information and Protection of Privacy Act* (disclosure harmful to business interests of a third party) under section 90(1)(j) of the *Community Charter*.

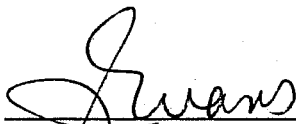
CARRIED UNANIMOUSLY.

ADJOURNMENT

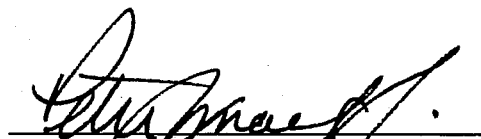
MOVED by Councillor Barry, seconded to adjourn the meeting at 6:30 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on July 12, 2004 at 7:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Morino, seconded to close the meeting to the public to discuss information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the *Freedom of Information and Protection of Privacy Act* (disclosure harmful to business interests of a third party) under section 90(1)(j) of the *Community Charter*, and the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party under section 9(2)(c) of the *Community Charter*.

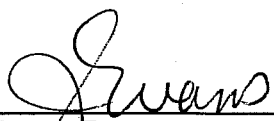
CARRIED UNANIMOUSLY

ADJOURNMENT

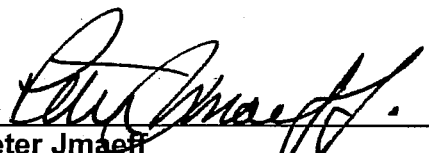
MOVED by Councillor Barry, seconded to adjourn the meeting at 7:29 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on July, 12 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer
Larry Dawe, Bylaw Enforcement Officer/
Emergency Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Regular Council meeting held on June 28, 2004 be adopted as corrected to show that the *Fees Bylaw, 2004* received first, second and third reading.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Marcus Farmer, seconded that minutes of the Zoning Bylaw Review Committee meeting held on June 2, 2004 be received for information.

CARRIED UNANIMOUSLY

INTRODUCTION OF LATE ITEMS

D-1 Mr. Stanley Shaw, 2076 Otter Point Road, Trading Post

Mr. Shaw advised Council that he has been attempting to comply with the agreement he made with the Bylaw Enforcement Officer and the Fire Chief by removing items from his property.

RA-5 2076 Otter Point Road (Lot 1, Plan 5692), "Trading Post"

MOVED by Councillor John Farmer, seconded to direct the Chief Administrative Officer to instruct the municipal solicitor to apply for a Court Injunction in accordance with the Community Charter Section 274, for the purpose of stopping the outside storage of material on this property contrary to District of Sooke Bylaws, Unsightly Premises: 1887, Sections 2 and 4; and Zoning: 2040 Section 4.09; and to direct the Chief Administrative

Officer to file a notice on title in the Victoria Land Title Office stating that a resolution has been made under Section 57 of the Community Charter, by Council, relating to this property, and that further information respecting the resolution may be inspected at the Municipal Office.

MOVED by Councillor Stephen, seconded to table the motion.
DEFEATED

MAIN MOTION CARRIED Councillor Stephen, Councillor OBriain and Councillor Morino opposed the main motion.

RA-6 Grant Application from UBCM for Emergency Preparedness

MOVED by Councillor John Farmer, seconded to make application for funding under the Municipal Emergency Planning Program, to update and expand on the detail of plans for responding to the interface fire threat to the District of Sooke; and to direct the Chief Administrative Officer to identify funds not to exceed \$5,000 to start the fire pre-planning as soon as possible, but in any case not later than 26 July 2004.

CARRIED Councillor Stephen opposed the motion.

PUBLIC QUESTION AND COMMENT PERIOD

Gail Hall of Sooke River Road expressed her opposition to the counter petition process for the borrowing for the road projects as she believes it is not democratic.

Fred von Ilberg of Tara Place expressed his opposition to the counter petition process for the borrowing for the road projects and asked whether the Agricultural Land Commission has been notified about the development variance permit application for Sun River.

PUBLIC INPUT MEETINGS AND RELATED REPORTS

PI-1 Development Permit and Development Variance Permit applications for 6290 Soule Road

MOVED by Councillor John Farmer, seconded to authorize issuance of a development permit DP2004-0286 for the purpose of permitting subdivision and development of the parcel legally described as Lot 4, Block 2, Section 45, Sooke District, Plan 1622; to authorize issuance of a development variance permit DVP2004-0157 for the purpose of relaxing Bylaw No. 2040, *Sooke Land Use Bylaw, 1992* to vary the setback requirement for accessory buildings from 15 m to 0 m and relaxing road standards under *Bylaw No. 65, Subdivision and Development Standards Bylaw, 2003* for the proposed subdivision of the parcel legally described as Lot 4, Block 2, Section 45, Sooke District, Plan 1622; and to require that the applicant provide a right-of-way to enable future road widening of Soule Road.

CARRIED UNANIMOUSLY

Councillor John Farmer left the meeting at 8:10 p.m. as he is the owner of property adjacent to the property under PI-2.

PI-2 Development Variance Permit Application for 2057 Church Road

MOVED by Councillor Marcus Farmer, seconded to authorize issuance of a development variance permit DVP2004-0263 to vary Bylaw No. 2040, Part 2, section 11.3(d) to reduce the rear yard setback from 10 m to 6.8 m on the property legally described as Parcel A (DD 81352I) of Lot 3, Section 72, Sooke District, Plan 3638.

CARRIED UNANIMOUSLY

Councillor John Farmer returned to the meeting at 8:15 p.m.

PI-3 Development Variance Permit Application for Proposed 6484, 6478, 6476 and 6474 Cedarview Place

Roger of Focus Intec and representing the applicant advised that the reason for this application was an oversight in the original application.

Gail Hall of Sooke River Road expressed that the Province's best practises guide recommends a 15 m or 30 m buffer to land in the Agricultural Land Reserve.

Fred von Ilberg of Tara Place expressed concern for the oversight.

MOVED by Councillor John Farmer, seconded to authorize issuance of a development variance permit DVP2004-0278 to allow a reduction of setback to adjacent Agriculture Land Reserve Parcels as follows:

- a. For property located at 6484 Cedarview Place, legally described as Lot 4, Sections 28 and 29, Sooke District, Plan VIP76938 from 15m to 12m;
- b. For property located at 6478 Cedarview Place, legally described as Lot 7, Sections 28 and 29, Sooke District, Plan VIP76938 from 15m to 9m;
- c. For property located at 6476 Cedarview Place, legally described as Lot 8, Sections 28 and 29, Sooke District, Plan VIP76938 from 15m to 9m;
- d. For property located at 6474 Cedarview Place, legally described as Lot 9, Sections 28 and 29, Sooke District, Plan VIP76938 from 15m to 6m.

CARRIED UNANIMOUSLY

BYLAWS

B-1 Bylaw No. 183, Fees Bylaw, 2004

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 183, *Fees Bylaw, 2004* be adopted.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)*

MOVED by Councillor Stephen, seconded to amend Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)* in Schedule B, section 4 by removing the words "skunk" and "fox".

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)* be introduced and read a first time as amended.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)* be read a third time.

CARRIED UNANIMOUSLY

Councillor John Farmer left the meeting at 8:37 p.m. as the applicant under item B-3 is his tenant.

B-3 Whiffin Spit Road, Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* and Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that a public hearing for Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* and Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)* be held on August 9, 2004.

CARRIED UNANIMOUSLY

Councillor John Farmer returned to the meeting at 8:45 p.m.

REPORTS REQUIRING ACTION

RA-1 Canada / British Columbia Infrastructure Program Major Road Network Grant, Highway 14 Upgrade Preliminary Design Study

MOVED by Councillor Marcus Farmer, seconded to accept the Proposal Submission dated July 2nd, 2004 by Boulevard Transportation Group and 1st Team Consulting Ltd. for a preliminary design study of the Highway #14 upgrade from east of Charters Road to west of Atherley Close.

CARRIED UNANIMOUSLY

RA-2 Approval of the Electors, Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004*

MOVED by Councillor Barry, seconded to rescind the resolution of June 28, 2004 to refer the assent of the electors of Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004* to staff in order to report to Council on proceeding with a referendum.

CARRIED Councillor Stephen, Councillor Morino and Councillor OBriain opposed the motion.

MOVED by Councillor John Farmer, seconded to

1. Direct staff to proceed with an alternate approval process under the provisions of section 86 of the *Community Charter* for Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004*; establish October 18, 2004, at 9:30 a.m. as the deadline for receiving elector responses; approve the elector response form as presented; make a fair determination that the total number of electors of the District of Sooke is 6700; and direct staff to publish notice of the alternative approval process.
2. Direct staff to proceed with an alternate approval process under the provisions of section 86 of the *Community Charter* for Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004*; establish November 29, 2004 at 9:30 a.m. as the deadline for receiving elector responses; approve the elector response form as presented; make a fair determination that the total number of electors of the District of Sooke is 6700; and direct staff to publish notice of the alternative approval process.

CARRIED Councillor Stephen, Councillor Morino and Councillor OBriain opposed the motion.

RA-3 Proposed Lighthouse at Sooke Region Museum

MOVED by Councillor Marcus Farmer, seconded to accept the installation of the proposed lighthouse at the Sooke Region Museum, 2070 Phillips Road, under generally accepted standards relating to preservation of historical structures.

CARRIED UNANIMOUSLY

RA-4 Municipal Contract Policing Resource Request

MOVED by Councillor John Farmer, seconded to approve the draft Letter of Approval in Principle and authorize staff to forward the letter as requested by the RCMP.
CARRIED UNANIMOUSLY

RA-5 Capital Region Emergency Services Telecommunication (CREST) Sub Committee

MOVED by Councillor John Farmer, seconded to endorse the participation of the Director of Finance on a sub committee to address funding alternatives and a long term revenue strategy for CREST.
CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Quarterly Report: Revenue and Expenditure Report April to June 2004

MOVED by Councillor John Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that the Ed Macgregor bursary was awarded to Jessie Waddell, an Edward Milne Community School graduate.

b) Juan de Fuca Water Distribution Commission

Mayor Evans reported that Bylaw 1364 has received approval of the electors through alternate approval process, preliminary work is underway on the 2005 budget, and the Province has amended the BC Building Code to mandate low flush toilets as of January 1, 2005.

c) Seniors Health Care Facility

Mayor Evans reported that she and Councillor Barry met with the Sooke Elderly Citizens Society on funding, design and operating of a facility.

d) Economic Development

Councillor Barry reported that she and Mr. Jmaeff toured Port Renfrew with Mrs. Elida Peers.

e) Sooke Harbour and Basin Management

Councillor OBriain reported that he and Mr. Jmaeff meet with Dr. Keith Martin, MP, and discussed the management of the Sooke Harbour and Basin.

MOVED by Councillor OBriain, seconded to authorize Councillor OBriain and the Chief Administrative Officer to meet with Director Lund, Juan de Fuca Electoral Area, and the T'Sou-ke First Nation to reach an agreement in principle to negotiate for the District of Sooke to manage Sooke Harbour and Basin commencing at Whiffin Spit; and that a formal application to manage Sooke Harbour and Basin be presented to Dr. Keith Martin, MP, Esquimalt-Juan de Fuca.

CARRIED UNANIMOUSLY

f) Sooke Salmon Restoration Society

Councillor Stephen reported that he attended a meeting at Charters Creek to discuss the proposed nature centre.

g) Sooke and Electoral Area Parks and Recreation Commission

Mayor Evans reported that the Commission approval ice rental and ice allocation policies and agreed to proceed with investigating costs of a skateboard park for Port Renfrew.

h) Capital Regional District Parks Committee

Councillor Marcus Farmer reported that the Committee approved \$163,000 for parks upgrades.

CORRESPONDENCE REQUIRING ACTION

C-1 David Gerry, Director, Fetal Alcohol Spectrum Disorder Community Circle, Request for Support

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence
CARRIED UNANIMOUSLY

LATE ITEMS

The late items were considered earlier in the meeting.

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place expressed sadness over Council's decision not to proceed with a referendum.

Gail Hall of Sooke River Road questioned access to Charter Creek property for a nature centre, and expressed that there is a need for a more comprehensive development variance permit process, and that the variance permit for Soule Road application was insufficient.

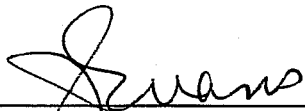
Elida Peers of the Sooke Region Museum advised that the lighthouse project is "hot news" and is newsworthy in Great Britain.

Bruce MacMillan of Deerlepe Place thanked Council for getting on with business.

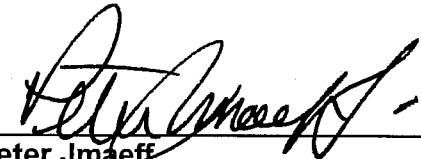
ADJOURNMENT

MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 9:45 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on July 26, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Bob Kelsey, Fire Chief
Gary Smirfitt, Municipal Engineer
Larry Dawe, Bylaw Enforcement Officer /
Emergency Planning Coordinator

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Special Council meeting held on July 8, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Special Council meeting held on July 12, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Regular Council meeting held on July 12, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Sooke Economic Development Commission meeting held on July 14, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that minutes of the Board of Variance meeting held on July 14, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Bob Hudson of Grant Road expressed opposition to the alternate approval process in that it eliminates 50% of taxpayers voting.

Ken Van of Phillips Road commented on tree falling at Sun River Estates in particular a tree which held a nest of the a great horned owl which was identified in the environmental report for the project. Mr. Van also commented that Sun River needs to follow what was set out before variances are granted.

Gail Hall of Sooke River Road asked Mayor Evans why is it appropriate to take away a chunk of East Sooke tax base.

Jim W of Sun River Way commented that the development variance permit application for Sun River Way could stem to other changes.

Linda OBriain of Briarwood Place commented that the Sun River Estates representatives had stated that there would be no further variance requests.

Brenda Parkinson of Harmony's Place expressed support for the Silverspray amalgamation.

Dave McLimon of Dixon Road expressed support for the Silverspray annexation.

PUBLIC INPUT MEETINGS AND RELATED REPORTS

PI-1 Development Variance Permit Application , 2135 Pan Dion Place

MOVED by Councillor Marcus Farmer, seconded to authorize issuance of Development Variance Permit DVP2004-0265 requesting the relaxation of the 4 metre height restriction to 6 metres (two-storey) for an accessory building to be constructed at 2135 Pan Dion Place, legally described as Strata Lot 13, Sections 11 and 50, Sooke District, Strata Plan VIS2361.

CARRIED UNANIMOUSLY

PI-2 Development Variance Permit Application, 2405 Poplar Drive, 2408 Sunriver Way, 2388 Sunriver Way

Ken Van of Phillips Road commented that any changes to the Zoning Bylaw would require a public hearing.

Gail Hall of Sooke River Road asked for a definition of "residential units" and whether the basements would be converted to suites.

An adjacent neighbour on Sun River Way objected to the high porches and balconies.

MOVED by Councillor Marcus Farmer, seconded to authorize issuance of development variance permit DVP2004-0331 to vary Part 2, Section 11C.11 of Bylaw 2040, *Sooke Land Use Bylaw, 1992*, for Lot 29, Section 28/32, Sooke District, Plan VIP76309 located at 2405 Poplar Drive from 7.5 m to 10 m.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to authorize issuance of development variance permit DVP2004-0332 to vary Part 2, Section 11C.11 of Bylaw 2040, *Sooke Land Use Bylaw, 1992*, for Lot 44, Section 28/32, Sooke District, Plan VIP76309 located at 2408 Sunriver Way from 7.5 m to 9.2 m.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded to authorize issuance of development variance permit DVP2004-0333 to vary Part 2, Section 11C.11 of Bylaw 2040, *Sooke Land Use Bylaw, 1992*, for Lot 4, Section 28/32, Sooke District, Plan VIP76309 located at 2388 Sun River Way from 7.5 m to 9.2 m.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that the Planning Department work with Sun River Estates to ensure that the Council is not inundated with further variance requests.

CARRIED UNANIMOUSLY

BYLAWS

B-1 Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)*

MOVED by Councillor Barry, seconded that Bylaw No. 184, *Animal Regulation and Impounding Amendment Bylaw (1465-1)* be adopted.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Annexation of Silver Spray Property with District of Sooke

MOVED by Councillor Marcus Farmer, seconded to authorize staff to send a letter to the Minister of Community, Aboriginal and Women's Services indicating Council's support for the proposed annexation of the Silver Spray Development properties into the District of Sooke, where properties include Lots 1 to 11 inclusive, Section 83, Sooke District, Plan VIP69361; and All that part of Section 78, Sooke District, lying to the South of a Line drawn due west from a point on the East Boundary of said section distant 15 chains northerly from the South East corner thereof, Except Part in Plan 26861 Lot 3, Section 89, Sooke District, Plan 26576.

CARRIED UNANIMOUSLY

RA-2 Downtown Revitalization Committee

MOVED by Councillor OBriain, seconded to establish a Downtown Revitalization Committee and to appoint Councillor John Farmer and Councillor Barry to the Committee.

CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Quarterly Reports, April to June 2004

MOVED by Councillor OBriain, seconded to receive the Fire Department report for information. **CARRIED UNANIMOUSLY**

MOVED by Councillor OBriain, seconded to receive the Bylaw Enforcement report for information. **CARRIED UNANIMOUSLY**

MOVED by Councillor Marcus Farmer, seconded to receive the Emergency Program report for information. **CARRIED UNANIMOUSLY**

MOVED by Councillor Marcus Farmer, seconded to receive the Development Services report for information. **CARRIED UNANIMOUSLY**

MAYOR AND COUNCIL REPORTS

- a) **Capital Regional District Board**
Mayor Evans reported that the Board has approved a preliminary feasibility study for HAZMAT, approved refurbishment of the Royal Theatre, and approved the bylaw method for member municipalities to participate in the regional affordable housing strategy.
- b) **Seniors Housing Liaison**
Mayor Evans reported that she and Councillor Barry toured assisted living facilities to determine suitable facility features for Sooke.
- c) **RCMP**
Mayor Janet Evans reported that the RCMP will be hosting a youth appreciation day for Sooke youth.
- d) **Family Court Committee / Youth Justice**
Councillor Stephen reported that he toured the Youth Detention Centre and that it performs better and offers more services than other facilities.
- e) **Capital Region Emergency Services Telecommunications**
Councillor OBriain reported that the Finance sub committee narrowed down the options for financing.

CORRESPONDENCE REQUIRING ACTION

C-1 Judy Gilligan, Te'Sou-ke Expedition, Request for Use of District of Sooke Flag

MOVED by Councillor John Farmer, seconded to permit the Te'Sou-ke Expedition to fly the Sooke flag at the Victoria Classic Boat Festival.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Lori Nelson of Denewood Place in Shirley expressed disappointment with Council's decision to proceed with the Silverspray annexation.

Gail Hall of Sooke River Road commented that the "parkland" at Silverspray is easements and rights of way for services, asked for an explanation for the support for Silverspray annexation, and asked that Council ensure that Sooke taxpayers do not pay for any improvements to East Sooke Road.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality under section 90(1)(e) of the *Community Charter*; and labour relations or employee negotiations under section 90(1)(c) of the *Community Charter*.
CARRIED UNANIMOUSLY

REPORT OF IN CAMERA RESOLUTIONS

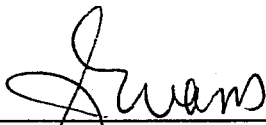
R-1 Front Counter Term Support Staff Position

MOVED by Councillor Stephen, seconded to authorize the Chief Administrative Officer to immediately hire a "Term" contract person for a period of six months; and that the cost not exceed \$20,000 for the six-month period; and to approve the funding to be obtained from accumulated surplus.
CARRIED UNANIMOUSLY

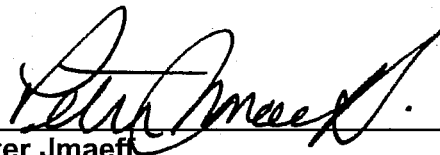
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:20 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on August 9, 2004 at 7:30 p.m.

COUNCIL PRESENT

Acting Mayor John Farmer
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

ABSENT: Mayor Janet Evans, Councillor Tom Morino, Councillor George OBriain

CALL TO ORDER

Acting Mayor John Farmer called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on July 26, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Regular Council meeting held on July 26, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

INTRODUCTION OF LATE ITEMS

Acting Mayor John Farmer noted the additional reason to close the meeting to the public.

PUBLIC QUESTION AND COMMENT PERIOD

Gail Hall of Sooke River Road commented on the Official Community Plan amendments to the community residential designation. She believed that there should be specific objectives and goals for that designation.

Fred von Illberg of Tara Place commented that facilities for youth should be a requirement for development, that the Rotary Pier is not properly constructed, that there should be a vote on the sewer operating contract, and that the Rotary should maintain the Rotary sign.

PUBLIC HEARINGS AND RELATED BYLAWS

PH-1 Whiffin Spit Road / Francis Road, Rezoning Application, Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)*, Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)*

Acting Mayor John Farmer advised that because he has a conflict of interest, there would be no quorum for the public hearing.

MOVED by Councillor Marcus Farmer, seconded to postpone the public hearing.
CARRIED UNANIMOUSLY

BYLAWS

B-1 Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)*, 1869 Tomlinny Road

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 174, *Zoning Amendment Bylaw (2040-57)* be adopted.

CARRIED UNANIMOUSLY

B-2 Bylaw No. 175, *Official Community Plan Amendment Bylaw (86-11)*, Grant Road & Caldwell Road

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 175, *Official Community Plan Amendment Bylaw (86-11)* be adopted.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)*, Grant Road & Caldwell Road

MOVED by Councillor Barry, seconded that Bylaw No. 176, *Zoning Amendment Bylaw (2040-58)* be adopted.

CARRIED UNANIMOUSLY

B-4 6881 Galaxie Road, Rezoning Application, Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)*

MOVED by Councillor Barry, seconded that Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that prior to the adoption of Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)* to require the registration of a covenant on title to establish building scheme and development cost charge.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)* be held August 30, 2004.
CARRIED UNANIMOUSLY

B-5 2351 Church Road, Rezoning Application, Bylaw No. 188, Official Community Plan Amendment Bylaw (86-13), Bylaw No. 189, Zoning Amendment Bylaw (2040-61)

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 188, *Official Community Plan Amendment Bylaw (86-13)* be introduced and read a first time.
CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 188, *Official Community Plan Amendment Bylaw (86-13)* be read a second time.
CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 189, *Zoning Amendment Bylaw (2040-61)* be introduced and read a first time.
CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor Barry, seconded that Bylaw No. 189, *Zoning Amendment Bylaw (2040-61)* be read a second time.
CARRIED Councillor Stephen opposed the motion.

B-6 Church Road (near Throup), Rezoning Application, Bylaw No. 190, Zoning Amendment Bylaw (2040-62)

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* be introduced and read a first time.
CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* be read a second time.
CARRIED Councillor Stephen opposed the motion.

REPORTS REQUIRING ACTION

RA-1 Wastewater Services Operation and Maintenance Agreement, Alternate Approval Process for a 22 Year Term

MOVED by Councillor Marcus Farmer, seconded to direct staff to proceed with an alternate approval process under the provisions of section 86 of the *Community Charter* for the extension of the Wastewater Services Operation and Maintenance Agreement with EPRCOR Water Services Inc. to a term of 22 years and 1 month; establish Monday, September 27, 2004 at 9:30 a.m. as the deadline for receiving elector responses; approve the elector response form as presented; make a fair determination that the total number of electors of the District of Sooke is 6700; and direct staff to publish notice of the alternative approval process.
CARRIED Councillor Stephen opposed the motion.

RA-2 Sooke / Juan de Fuca Boundary Restructure Study Committee, Outstanding Boundary Extension Requests

MOVED by Councillor Barry, seconded that if the voting opportunities to restructure the District of Sooke boundary to include East Sooke, Otter Point, Shirley and Jordan River fail, to communicate with property owners involved in the 2001 boundary restructure process to carry on the process from that point.

CARRIED UNANIMOUSLY

RA-3 Refurbishing Sooke Rotary Sign

MOVED by Councillor Barry, seconded to authorize the expenditure of up to \$3000.00 from accumulated surplus for the refurbishing of the information sign donated by Sooke Rotary.

CARRIED

Councillor Stephen opposed the motion.

RA-4 Secretary, Board of Variance

MOVED by Councillor Marcus Farmer, seconded to appoint Kelly Foisy, Municipal Planner, as Secretary to the Board of Variance.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Park Liaison

Councillor John Stephen reported that the Sooke Philharmonic played at Ed Macgregor Park and raised over \$1,000 towards the Sooke Region Museum lighthouse project.

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place commented on the covenant provision in the land development agreement for item B-5 and liability insurance for small parks.

Gaye Patterson of Felderhof Road expressed opposition to the rezoning application under item B-5.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

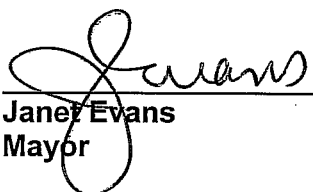
MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss information that is prohibited, or information that if it were presented in a document would be prohibited, from disclosure under section 21 of the Freedom of Information and protection of Privacy Act under section 90(1)(j) of the *Community Charter*, and litigation or potential litigation affecting the municipality under section 90(1)(g) of the *Community Charter*.

CARRIED UNANIMOUSLY


ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:15 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on August 17, 2004 at 5:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Laurie Hurst, Acting Chief Administrative
Officer / Director of Finance
Rachel Parker, Deputy Clerk (recorder)

CALL TO ORDER

Mayor Evans called the meeting to order at 5:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

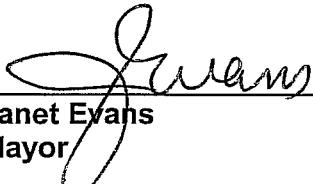
MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public to discuss the consideration of whether the authority under section 91 [other persons attending closed meetings] should be exercised in relation to a council meeting under section 90(1)(o) of the *Community Charter*, information that is prohibited, or information that if it were presented in a document would be prohibited from disclosure under section 21 of the *Freedom of Information and Protection of Privacy Act* under section 90(1)(j) of the *Community Charter*, and the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government or the federal government or both, or between a provincial government or the federal government or both and a third party under section 90(2)(b) of the *Community Charter*.
CARRIED UNANIMOUSLY

REPORT OF IN CAMERA RESOLUTIONS

MOVED by Councillor John Farmer, seconded to send the letter to the Minister of Land, Water and Air Protection, dated August 13, 2004, as drafted
CARRIED UNANIMOUSLY


ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 5:55 p.m.
CARRIED UNANIMOUSLY



Janet Evans
Mayor

Certified Correct:



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on August 23, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on August 9, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on August 17, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor OBriain, seconded that minutes of the Economic Development Commission meeting held on August 11, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Ken Van of Phillips Road commented on Sun River Estates and suggested that Council appoint a committee to mediate between the parties. Mr. Van also expressed concern over the disc park proposal.

DELEGATIONS

D-1 Loretta Boerkamp, De Mamiel Drive, Sun River Estates

Ms. Boerkamp read her letter dated August 9, 2004 and stated that she has a new deficiency list that is signed by the quality control manager and these problems are not being addressed.

- D-2 Michelle Hannah, Canada World Youth, Canada - Uruguay Exchange Program**
Ms. Hannah thanked Sooke for hosting the youth group and showing them such a great time. She made a photo presentation of the project the group has done this summer.
- D-3 Ross Corby, Guardian Village Manufactured Home Village Ltd., Agenda Item RA-1**
Mr. Corby was not in attendance.

BYLAWS

- B-1 2351 Church Road, Rezoning Application, Bylaw No. 188, Official Community Plan Amendment Bylaw (86-13) and Bylaw No. 189, Zoning Amendment Bylaw (2040-61)**

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 188, *Official Community Plan Amendment Bylaw (86-13)* and Bylaw No. 189, *Zoning Amendment Bylaw (2040-61)* be held September 27, 2004.
CARRIED UNANIMOUSLY

- B-2 Church Road (near Throup), Rezoning Application, Bylaw No. 190, Zoning Amendment Bylaw (2040-62)**

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* be held on September 27, 2004.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

- RA-1 Guardian Manufactured Home Village, 6947 Grant Road West, Mobile Home Storage**

MOVED by Councillor Marcus Farmer, seconded to direct the Chief Administrative Officer to file a notice in the Land Title Office stating that a resolution has been made under Section 57 of the *Community Charter* by the Council relating to land legally described as: Lot A, Section 3, Sooke District, Plan 35313, and that further information respecting the resolution may be inspected at the Municipal Office; and to declare the mobile home sections that are not located within designated mobile home spaces or other designated areas at 6947 Grant Road, a nuisance under section 74 of the *Community Charter* and impose remedial action under Section 72 of the *Community Charter*, such remedial action to include the removal of the offending structures by October 4th, 2004. **CARRIED UNANIMOUSLY**

- RA-2 Strata Conversion Subdivision Application, 5739-5741 Woodlands Road**

MOVED by Councillor Marcus Farmer, seconded to authorize the strata conversion of a property legally described as: *that Part of Lot 1, Blk 12, Sec.66, SD, plan 2434 Lying to the East of a boundary parallel to the easterly boundary of said lot and extending from a point on the northerly boundary of said lot distant 163 feet from the north east corner of said lot*, subject to the conditions noted below being satisfactorily addressed.
CARRIED UNANIMOUSLY

RA-3 Proposal for Disc Park in Sooke

MOVED by Councillor John Farmer, seconded to support in principle the development of a disc park on the lands legally described as Lot E, Section 27/28, Sooke District, Plan VIP75447.

CARRIED UNANIMOUSLY

RA-4 Municipal Policy on Land Water BC Inc. Referrals for Private Moorage

MOVED by Councillor Barry, seconded to direct staff to form a policy for municipal comments to Land and Water British Columbia Inc. regarding applications for private moorages in front of private residences.

CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Council Procedure

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

RI-2 Community Comments

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

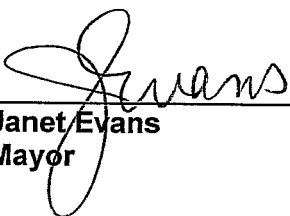
a) Family Court Committee/Youth Justice Committee

Councillor Stephen reported that he toured the Youth Detention Centre and learned about the residents. The Centre has 39 residents of the 49 place capacity.

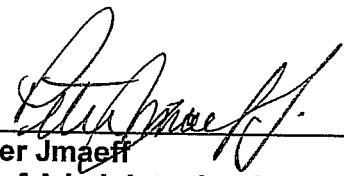
ADJOURNMENT

MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 8:30 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on August 30, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Susan Dyble, Admin/Finance Clerk (recorder)
Frank Limshue, Director of Planning
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

Mayor Evans announced the opening the new Rotary Pier and the new sign at Ed Macgregor Park.

Elida Peers of Wisterwood Way congratulated the District on the Rotary Pier and advised Council of the positive feedback that she has received from tourists and residents. Ms. Peers, on behalf of a visiting guest presented the Mayor with a ten dollar donation to the pier.

PUBLIC HEARINGS AND RELATED BYLAWS

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

Councillor John Farmer excused himself from the meeting at 7:40 pm as the applicant is his tenant.

PH-1 Whiffin Spit Road / Francis Road, Rezoning Application, Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* and Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)*

Frank Limshue reviewed the application.

Gail Hall of Sooke River Road questioned the validity of the notice of public hearing that was advertised in the Sooke News Mirror and added that she felt the bylaw was inadequate as written.

Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 7:50 pm.

- a) **Bylaw No. 185, Official Community Plan Amendment Bylaw (86-12), Whiffin Spit Road/Francis Road**

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* be read a third time.

CARRIED UNANIMOUSLY

- b) **Bylaw No. 186, Zoning Amendment Bylaw (2040-59), Whiffin Spit Road/Francis Road**

MOVED by Councillor Barry, seconded that Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)* be read a third time.

CARRIED UNANIMOUSLY

Councillor John Farmer returned to the meeting at 7:56 pm

PH-2 6881 Galaxie Road, Rezoning Application Bylaw No. 187, Zoning Amendment Bylaw (2040-60)

Frank Limshue reviewed the application.

Ben Gardy of Powliuk Crescent stated that he had no objections to the applications but asked Council about the use of speed inhibitors on Powliuk Crescent.

William Anderson of Powliuk Crescent, and adjacent neighbour to the subject property asked how the application will affect his property regarding drainage and questioned if a buffer of trees would be planted.

Mayor Evans called three times for submissions. Hearing none, she closed the public hearing at 8:10 pm.

MOVED by Councillor Marcus Farmer, seconded that Bylaw No 187, *Zoning Amendment Bylaw (2040-60)* in section 2. be amended to read:

- "2. Bylaw No. 2040, *Sooke Land Use Bylaw, 1992* is amended in Schedule A by changing the zoning on the property legally described as Lot 2, Section 3, Sooke District, Plan 25023, except Parcel A (DD-G40444) as shown hatched in Schedule A of this bylaw from Village Residential 1 (R1) Zone to Mixed Small Lot Residential (MSLR) Zone."

CARRIED UNANIMOUSLY

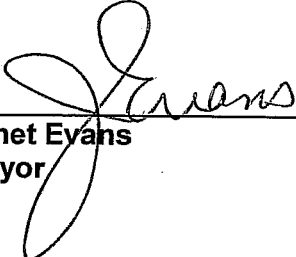
MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)* be read a third time as amended.

CARRIED UNANIMOUSLY

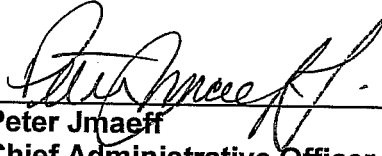
ADJOURNMENT

MOVED by Councillor Marcus Farmer, seconded to adjourn the meeting at 8:11 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on September 3, 2004, 2004 at 9:00 a.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

CALL TO ORDER

Mayor Evans called the meeting to order at 9:00 a.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

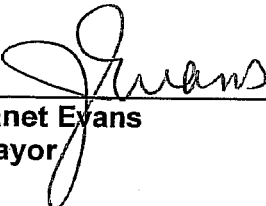
MOVED by Councillor Barry, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.

CARRIED UNANIMOUSLY

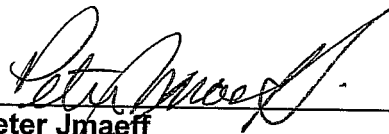
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:40 a.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on September 7, 2004, 2004 at 7:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

ABSENT: Councillor John Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:00 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

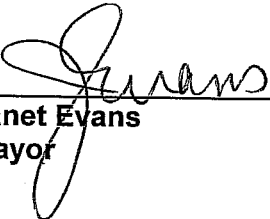
MOVED by Councillor Morino, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1)(c) of the *Community Charter*.

CARRIED UNANIMOUSLY


ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 7:50 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on September 13, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Gary Smirfitt, Municipal Engineer
Susan Dyble, Admin/Finance Clerk (recorder)
Kelly Foisy, Municipal Planner

ABSENT: Councillor Marcus Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on August 23, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Committee of the Whole meeting held on August 30, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on August 30, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on September 3, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on September 7, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Board of Variance meeting held on August 19, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

DELEGATIONS

D-1 Eric Lofroth, Habitat Acquisition Trust

Eric Lofroth, President of the Board of Director for Habitat Acquisition Trust, advised Council of the organization's goal to conserve natural environments on southern Vancouver Island and the Gulf Islands by preserving habitat and promoting stewardship. Mr. Lofroth presented the HAT manual as reference guide and supporting documents.

BYLAWS

B-1 Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)*, Amending Height Requirements in the Comprehensive Development 2 Zone.

MOVED by Councillor John Farmer, seconded that Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that a Public Hearing for Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)* be held on October 25, 2004.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 RCMP Detachment Computer Support

MOVED by Councillor John Farmer, seconded to continue funding 2.5 FTEs as stipulated in the Municipal Police Unit Agreement, and to provide additional funding in the amount of \$7,751 for 2005 and \$5,452 for subsequent years for computer support services.

CARRIED

Mayor Evans and Councillor Stephen opposed the motion.

MOVED by Councillor John Farmer, seconded to rescind the motion to continue funding 2.5 FTEs as stipulated in the Municipal Police Unit Agreement, and to provide funding in the amount of \$7,751 for 2005 and \$5,452 for subsequent years for supporting computer services. **CARRIED UNANIMOUSLY**

MOVED by Mayor Evans, seconded to continue with the Municipal Police Unit Agreement with the RCMP by maintaining funding for 2.5 full time equivalent support staff positions.

CARRIED

Councillor Morino and Councillor John Farmer opposed the motion.

RA-2 Mandatory Ultra Low-Flush Toilets in New Construction

MOVED by Councillor OBriain, seconded that only low-consumption (6 litre) toilets approved by the Building Inspector be acceptable for installation in both new and renovation construction as of January 1, 2005.

CARRIED UNANIMOUSLY

RA-3 Emergency Management Agreement with the Cowichan Valley Regional District

MOVED by Councillor Barry, seconded that Council approve the Emergency Management Agreement with the Cowichan Valley Regional District.

CARRIED UNANIMOUSLY

RA-4 Downtown Revitalization Committee

MOVED by Councillor Barry, seconded that Council appoint James Eaton, Dennis Seed, Patrick Grove, Darce Bowen, Edward Stipp and Vern Moore to the Downtown Revitalization Committee.

DEFEATED

MOVED by Councillor Morino, seconded to postpone consideration of appointments to the Downtown Revitalization Committee.

CARRIED UNANIMOUSLY

RA-5 Affordable Housing Strategy

MOVED by Councillor OBriain, seconded to direct staff to draft terms of reference and investigate options for the preparation of an Affordable and Special Needs Housing Strategy and, that upon completion of this preliminary work, staff to report back to Council for further direction.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Juan de Fuca Water Distribution Commission

Mayor Evans reported that a report on the implications of amending the development cost charge bylaw to reflect the increase in construction costs is being prepared.

b) Sooke Elderly Citizens Society

Mayor Evans reports that she and Councillor Barry met with the group and had discussions on what people like about other facilities in the West Shore and in Victoria. Hiring a consultant to help design the facility was also discussed.

c) Meeting with MLA Brian Kerr

Mayor Evans reported that she and Councillor Lillian Szpak from the City of Langford along with advocates from Sooke, Langford and Port Renfrew met with Human Resources staff to discuss closures of the two Human Resources offices in Sooke and Langford. Human Resources staff promised to investigate the files and report back with solutions.

- d) **Sooke and Electoral Area Parks and Recreation Commission**
Councillor Stephen reported that two delegations, one from PLAAY and another from the Shirley District, made presentations to the Commission.
- e) **Sooke Economic Development Commission**
Councillor Barry reported that the Commission is trying to create an atmosphere where people will want to move to Sooke and start business here, rather than just creating jobs.

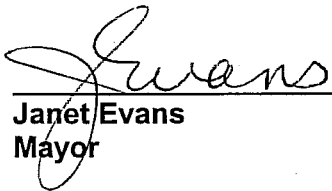
PUBLIC QUESTION AND COMMENT PERIOD

Gail Hall of Sooke River Road raised questions regarding conservation covenants as described by Mr. Lofroth of the Habitat Acquisition Trust.

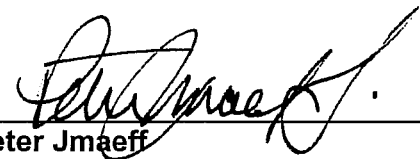
ADJOURNMENT

MOVED by Councillor OBriain, seconded to adjourn the meeting at 8:50 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on September 27, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Kelly Foisy, Municipal Planner
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on September 13, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

INTRODUCTION OF LATE ITEMS

Mayor Evans noted the late items.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

DELEGATIONS

D-1 Mr. Joseph Lord, 2581 Sooke River Road, item RA-1
Mr. Lord was not in attendance.

D-2 S & F Philip Holdings Ltd. Inc, Sooke Harbour House, 1528 Whiffin Spit Road, Item RA-2

Francis Louvat, representing S & F Philip Holdings, stated that a sprinkler contractor has been retained that the issue will be worked on in the coming weeks. He advised that the facility is currently in use.

PUBLIC HEARINGS AND RELATED BYLAWS

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

PH-1 2351 Church Road, OCP & Zoning Amendment, Bylaw No. 188, Official Community Plan Amendment Bylaw (86-13) and Bylaw No. 189, Zoning Amendment Bylaw (2040-61)

Ms. Foisy reviewed the application and noted the response from the Ministry of Transportation and the revised development agreement.

Richard Irwin, representing the applicant, described the proposed development including a neighbourhood commercial area with apartments above, 15% of the development being rental units, high standards of landscaping and construction, a building scheme, He advised that the developer has attempted to address the traffic and viewscape issues of residents on Felderhoff. Consultants clarified for Council members that the traffic study was completed during summer months with calculated data for school traffic, the intersection of Felderhoff and Church Roads exceed MOT sight distance standards, maximum height in commercial area is 12 m or 3 storeys, sidewalks are proposed for school kids, Felderhoff will have curb and gutter.

Gaye Patterson of Felderhoff Road expressed concerns for safety and asked if there would be a turn around at the end of Felderhoff Road.

Ted Newstader of Felderhoff Road asked if Felderhoff Road would be widened. Mr. Smirfitt advised that there is road allowance at the west end but not for the remainder of the road. Mr. Newstader expressed concern for safety if a "dogleg" road was constructed.

Christine Brown of Cedar Ridge Drive asked about parking for the commercial area and expressed concern about creating an insular development separate for the core area and that the commercial area would create more traffic. Mr. Irwin advised that parking for the commercial area would be provided on site.

Peter Stratton of Church Road expressed concern for traffic and asked that Council consider the development carefully. He asked if there would be enough water pressure.

Gail Hall of Sooke River Road expressed opposition to the application and read a written submission.

Bruce MacMillan of Deerlepe Road expressed that the proposed development was in the centre of town that it is a pleasing development and the commercial area will allow people to walk.

Carol Sigurnjak of Church Road expressed opposition to the density and the number of lots on Felderhoff.

Nicole Newstader of Felderhoff Road expressed concern about the number of children and families and the affect on buses and schools.

Gail Hamilton of Banford Road expressed opposition to the application and concerns about traffic on Church Road and Throup Road, safety for children, and the natural environment. She opposed the commercial area.

Toby Mills of Throup Road commented on the school traffic and children and that a sidewalk is need on both sides of the road to Ecole Poirier.

Francis Louvat of Grant Road West was pleased with the extra road access to the schools and expressed concern about the density of small lots and that the community needs to solve the traffic problems and walk rather that drive.

Margaret Stephen of Maple Avenue expressed concern about traffic and that Council should wait for the results for the two road projects before deciding on this application and asked Council to deny the application.

Ted Newstader of Felderhoff Road commented on the size of the Felderhoff houses, high speeds of traffic, and if there would be a crosswalk at the north access to the site.

Gail Hall of Sooke River Road asked if there would be parking for the green space, parking for residents' RVs and boats, and commented that the town centre is defined in the Official Community Plan.

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 8:45 p.m.

MOVED by Mayor Evans, seconded to postpone consideration of third reading of Bylaw No. 188 and Bylaw No. 189 and hold another public hearing once the Parallel Connector Project and Highway 14 Projects have been decided by the electors.

Councillor Marcus Farmer left the meeting at 8:52 p.m.

MOTION CARRIED

PH-2 Church Road (near Throup), Zoning Amendment, Bylaw No. 190, *Zoning Amendment Bylaw (2040-92)*

Mayor Evans advised the public in attendance that she would make the same motion in regards to this application and asked if any person would like to comment on the application. No submissions were received.

MOVED by Mayor Evans, seconded to postpone consideration of third reading of Bylaw No. 190 and to hold another public hearing once the Parallel Connector Project and Highway 14 Projects have been decided by the electors.

CARRIED

REPORTS REQUIRING ACTION

RA-1 Notice on Title, 2581 Sooke River Road

MOVED by Councillor Barry, seconded to direct the Chief Administrative Officer to file a notice in the Land Title Office stating that a resolution has been made under Section 57 of the *Community Charter* by the Council relating to land legally described as: Lot A, Section 47, Sooke District, Plan VIP58794, and that further information respecting the resolution may be inspected at the Municipal Office.

CARRIED UNANIMOUSLY

Councillor Stephen left the meeting at 8:55 p.m. as he does business with the property owner under item RA-2.

Councillor Marcus Farmer returned to the meeting at 9:00 p.m.

RA-2 Notice on Title, 1528 Whiffin Spit Road, Sooke Harbour House

MOVED by Councillor Morino, seconded to direct the Chief Administrative Officer to file a notice in the Land Title Office stating that a resolution has been made under Section 57 of the *Community Charter* by the Council relating to land legally described as: Lot 3, Section 6, Sooke District, Plan 16918, and that further information respecting the resolution may be inspected at the Municipal Office; and to declare the Sooke Harbour House sunroom additions as an unsafe condition under section 73 of the *Community Charter* and impose remedial action under Section 72 of the *Community Charter*, such remedial action to include the bringing up to building code standards of the sunroom additions by October 29, 2004.

CARRIED UNANIMOUSLY

Councillor Stephen returned to the meeting at 9:04 p.m.

RA-3 Development Permit Application, 6661 Sooke Road, Village Food Markets

MOVED by Councillor Barry, seconded to authorize issuance of a Development Permit DP2004-0404, to allow enclosing of the open storage area on the property legally described as Lot C, Sec. 10, Sooke District, Plan VIP5844, as per the plan prepared by WestCoast Design and Development Services Ltd., dated September 14, 2004, subject to the applicant submitting a plan showing adequate clearance for a fire lane; and further, that no additional parking be required.

CARRIED UNANIMOUSLY

RA-3 Sewer Outfall Right of Way, Application Package to Land and Water British Columbia Inc.

MOVED by Councillor OBriain, seconded to support the application by the District of Sooke for a Crown Land Tenure and/or Water Licence for the sewer outfall right of way.

CARRIED UNANIMOUSLY

RA-4 Fire Department Capital Works and Renewal Reserve Fund Expenditure

MOVED by Councillor Barry, seconded to approve the expenditure of an additional sum of \$2,600 from the Fire Department Capital Works and Renewal Reserve Fund for capital purchases in 2004.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Sooke Elderly Citizens

Mayor Evans reported that she and Councillor Barry met with Minister Chong and BC Housing at UBCM to discuss assisted living on Vancouver Island.

b) Regional Water Supply Commission

Mayor Evans reported that the Commission discussed the increase in capital cost due to the high price for pipe and construction. Contracts have been awarded for Phase 10 of the #1 main replacement and for the chlorine enclosure at Japan Gulch treatment plant.

c) Regional Planning Committee

Mayor Evans reported that the Committee received information on MetroQuest mapping and 2005 budget.

d) Sooke Community and Police Consultative Society

Councillor Stephen reported that the RCMP bike patrol did not operate this summer due to a lack of uniforms.

e) Capital Regional Emergency Services Telecommunications (CREST)

Councillor OBriain that CREST representative will report to Sooke Council shortly on how CREST plans to budget for funding shortfalls.

CORRESPONDENCE REQUIRING ACTION

C-1 Maggie Vause, President, Sooke Lioness/Lions Club, Request for Support, Youth Appreciation Night, October 2, 2003

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-2 Peggy Elmes, Calvert Road, Proposed Disc Golf Park

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Kenneth Ebbs-Canavan expressed opposition to the proposed disc golf park at the Sun River park.

Peggy Elmes expressed opposition to the proposed disc golf park at the Sun River park.

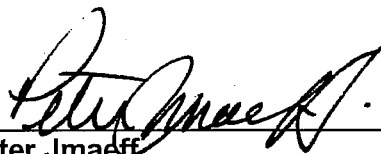
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:26 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on October 4, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Bob Kelsey, Fire Chief
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor Tom Morino

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on September 27, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Economic Development Commission meeting held on September 8, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Mr. Williams of 5000 block Sooke Road expressed opposition to the mine permit application and rezoning application for 5204 Sooke Road and expressed concern about frequent traffic, dust, noise, vibration, and devaluation of property. He noted that the access road is a residential strata road.

John Barrett of 5000 block Sooke Road expressed opposition to the mine permit application 5204 Sooke Road and concern for water supply, dust, and commented that it is not appropriate for a residential area.

Kerry Blaauw of 500 block Sooke Road express opposition to the mine permit application at 5204 Sooke Road.

Gail Hall of Sooke River Road expressed support for the proposed public hearing procedure, commented on the lack of commitment from the Silver Spray property owner

and fire service costs, and asked when more information would be available to the public.

Horst Kohne of East Sooke Road asked who the contact is at the Ministry for Silver Spray and commented on the contiguity of roads.

Ken Pogue of East Sooke asked Council to reconsider its position on Silver Spray boundary extension until after the referendum in the Juan de Fuca Electoral Area. He commented on the unfinished park dedication issue.

BYLAWS

Councillor John Farmer left the meeting at 8:45 p.m. as he is the landlord of the applicant under item B-1.

B-1 Whiffin Spit Road (Francis Road), OCP & Zoning Amendment, Bylaw No. 185, Official Community Plan Amendment Bylaw (86-12), Bylaw No. 186, Zoning Amendment Bylaw (2040-59)

MOVED by Councillor Barry, seconded that Bylaw No. 185, *Official Community Plan Amendment Bylaw (86-12)* be adopted.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 186, *Zoning Amendment Bylaw (2040-59)* be adopted.

CARRIED UNANIMOUSLY

Councillor John Farmer returned to the meeting at 8:47 p.m.

B-2 Galaxie Road, Zoning Amendment, Bylaw No. 187, Zoning Amendment Bylaw (2040-60)

MOVED by Councillor Barry, seconded that Bylaw No. 187, *Zoning Amendment Bylaw (2040-60)* be adopted.

CARRIED UNANIMOUSLY

B-3 Bylaw No. 192, Property Tax Exemption Bylaw, 2004

MOVED by Councillor Barry, seconded that Bylaw No. 192, *Property Tax Exemption Bylaw, 2004* be introduced and read a first time and to direct the Director of Finance to confirm whether the Sooke Harbour Authority provides public access to its facilities before Council considers adoption of the bylaw.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 192, *Property Tax Exemption Bylaw, 2004* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 192, *Property Tax Exemption Bylaw, 2004* be read a third time.
CARRIED UNANIMOUSLY

B-4 Creation of R1D Zone & Beaton Road, Zoning Amendment, Bylaw No. 193, Zoning Amendment Bylaw (2040-64)

MOVED by Councillor John Farmer, seconded that Bylaw No. 193, *Zoning Amendment Bylaw (2040-64)* be introduced and read a first time.
CARRIED Councillor Stephen and Councillor OBriain opposed the motion.

MOVED by Councillor Barry, seconded that Bylaw No. 193, *Zoning Amendment Bylaw (2040-64)* be read a second time.
CARRIED Councillor Stephen and Councillor OBriain opposed the motion.

MOVED by Councillor John Farmer, seconded that prior to adoption of the bylaw, a covenant be registered on title regarding the subdivision plan, building scheme, park development, development cost charges, and a site to be donated to the District of Sooke.
CARRIED Councillor Stephen and Councillor OBriain opposed the motion.

MOVED by Councillor Barry, seconded that a public hearing for Bylaw No. 193, *Zoning Amendment Bylaw (2040-64)* be held on November 1, 2004.
CARRIED Councillor Stephen and Councillor OBriain opposed the motion.

REPORTS REQUIRING ACTION

RA-1 Silver Spray investments Inc., Annexation and Fire Protection

MOVED by Councillor Marcus Farmer, seconded to authorize staff to proceed with the annexation of Silver Spray Investment Inc. lands and other lands described in this report into the District of Sooke Boundary: Lots 1 to 7 inclusive, Sections 78, Sooke District, Plan VIP69361; Lots 8 to 11 inclusive, Section 83, Sooke District, Plan VIP69361; All that part of Section 78, Sooke District, lying to the South of a line drawn due west from a point on the East Boundary of said section distant 15 chains northerly from the South East corner thereof, Except Part in Plan 26861 (Section 78 south, PID 005-993-971); Lot 3, Section 89, Sooke District, Plan 26576 (PID 002-344-351); Section 13, Sooke District, Except Part in Plan VIP69360 (PID 009-370-846); AND to authorize staff to place notices of the annexation into the newspaper and the Gazette; AND subject to the successful annexation of the subject lands in this report, to authorizes the following actions:

1. THAT the Mayor and Chief Administrative Officer execute the attached contract, with some amendments, with the East Sooke Fire Improvement District,
2. AND THAT the contract not exceed \$6,000 plus GST for the first year,
3. AND THAT, if applicable, staff negotiate a fee for the second term of the contract and submit to Council for approval,
4. AND THAT the Mayor and Chief Administrative Officer execute a letter of understanding, or an appropriate contract with owners of the lands, which are the subject of this report, with respect to fire protection,

5. AND THAT the terms and conditions, in part, reflect those specified in the letter of commitment dated September 2, 2004 from Silver Spray Developments Inc., and other land owners.

CARRIED UNANIMOUSLY

RA-2 Guardian Manufactured Home Village, 6947 Grant Road West, Mobile Home Storage

MOVED by Councillor John Farmer, seconded to extend the date for compliance with remedial action to remove a mobile home from Lot A, Section 3, Sooke District Plan 35313 as per resolution RA-1 from the August 23, 2004 Regular Council meeting; from October 4th, 2004 to November 1st, 2004.

CARRIED UNANIMOUSLY

RA-3 Alternate Approval Process for the Wastewater Operations and Maintenance Agreement with EPCOR Water Services

MOVED by Councillor Marcus Farmer, seconded to maintain the Wastewater Operations and Maintenance Agreement with EPCOR Water Service Inc. as is with the term ending June 17, 2009.

CARRIED UNANIMOUSLY

RA-4 Council Procedure for Public Hearings

MOVED by Councillor Marcus Farmer, seconded to hold public hearings separately from Council meetings.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded to hold the public hearing for Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)* on November 1, 2004.

CARRIED UNANIMOUSLY

RA-5 Capital Regional District Draft Composting Bylaw

MOVED by Councillor John Farmer, seconded to forward staff comments on the CRD Draft Composting Bylaw No. 2736 and attachment to the Solid Waste Division Manager, Capital Regional District.

CARRIED UNANIMOUSLY

RA-6 Mines Permit Referral, 5204 Sooke Road

MOVED by Councillor Marcus Farmer, seconded to authorize sending an initial response to the Ministry of Energy and Mines for *Section 61, Sooke District, Except that Part Coloured Red on Plan Deposited Under DD 295461 and Except that Part Shown Outlined in Red on Plan 371RW* requesting that a *Mines Act* Permit not be issued until the District has completed the review process for File No. RZOCP2004-0379 and held the required public hearings for any proposed Bylaw.

CARRIED UNANIMOUSLY

Mayor Evans left at 8:45 p.m. as her husband works for Mainroad Contracting. Councillor Stephen took the chair as Acting Mayor.

RA-7 Award of District of Sooke Roads Maintenance Contract (2004 to 2009)

MOVED by Councillor John Farmer, seconded to authorize the Mayor and the Chief Administrative Officer to execute a five (5) year contract on behalf of the District of Sooke with Mainroad South Island Contracting Ltd. for roads maintenance.

CARRIED UNANIMOUSLY

Mayor Evans returned to the meeting at 8:50 p.m.

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Board

Mayor Evans reported that a bylaw to regulate civic addressing in the Juan de Fuca Electoral Area was adopted and Alicia Zigay was reappointed as the youth representative on SEAPARC.

b) Sooke Youth Appreciation Day

Mayor Evans reported that the event was a success with over 350 youth attending daytime activities and about 80 attending the evening dance.

c) Vancouver Island Regional Library

Councillor Barry reported that preliminary budget discussions are underway.

CORRESPONDENCE REQUIRING ACTION

C-1 Sally Wong, Finnerty Road, Victoria, Access to New Rotary Pier for People with Walking Disability

MOVED by Councillor John Farmer, seconded to direct the Chief Administrative Officer to meet with Mrs. Wong to discuss future plans and options.

CARRIED UNANIMOUSLY

C-2 Sooke Firefighters Association, Insurance for Annual Haunted House Event

MOVED by Councillor Marcus Farmer, seconded to support and sponsor the annual haunted house event in order to provide insurance.

CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

I-1 Elida Peers, Executive Director/Curator, Sooke Region Museum, Sooke Philharmonic Benefit Concert at Ed Macgregor Park

MOVED by Councillor OBriain, seconded to receive and file the correspondence.

CARRIED UNANIMOUSLY

- I-2 **Dr. Robin Saunders, Chemainus, Ladysmith, Lake Cowichan and Sooke Physicians**, Letter to the Co-Chairs of the Joint Standing Committee on Rural Issues, Ministry of Health, Rural Retention Program for Vancouver Island Physicians

MOVED by Mayor Evans, seconded to send a letter of support for the Lake Cowichan and Sooke Physicians to the Joint Standing Committee on Rural Issues.
CARRIED UNANIMOUSLY

- I-3 **Gail Welsford, Chairperson, Juan De Fuca Community Futures Development Corporation**, Closure of Community Futures

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place asked if zoning amendment bylaws could be more thoroughly explained, commented that Council rushes to develop properties, that motions should be read, and that no personal remarks be made.

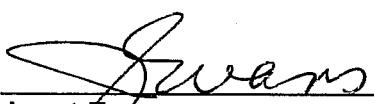
MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor John Farmer, seconded to close the meeting to the public to discuss litigation or potential litigation affecting the municipality under section 90(1)(g) of the *Community Charter*; the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose under section 90(1)(i) of the *Community Charter*; and the security of the property of the municipality under section 90(1)(d) of the *Community Charter*.
CARRIED UNANIMOUSLY

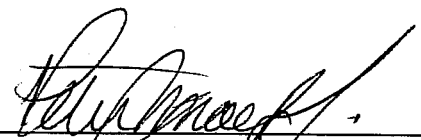
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:30 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on October 18, 2004 at 7:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Susan Dyble, Finance/Admin (recorder)

ABSENT: Councillor Marcus Farmer

CALL TO ORDER

Mayor Evans called the meeting to order at 8:15 p.m.

REPORTS REQUIRING ACTION

RA-1 Committee of the Whole Report, October 18, 2004, Grants In Aid

MOVED by Councillor OBriain, seconded to approve grants in aid to

West Coast Community Development Association	\$1,100
Sooke Philharmonic Society	\$4,000
NEED Crisis and Information Line	\$1,500 for this year
and Council will review ongoing funding during budget discussions.	
T'Souke Nation	1,000

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that any grant-in-aid funds remaining in 2004 will be carried over to 2005.

CARRIED UNAMIOUSLY

PUBLIC QUESTION AND COMMENT PERIOD


There were no questions or comments from the public.

ADJOURNMENT

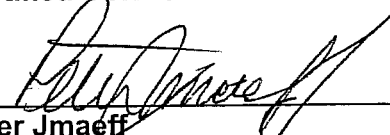
MOVED by Councillor Barry, seconded to adjourn the meeting at 8:25 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Municipal Hall
at 2205 Otter Point Road, Sooke, BC
on October 25, 2004 at 5:45 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)

CALL TO ORDER

Mayor Evans called the meeting to order at 5:45 p.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

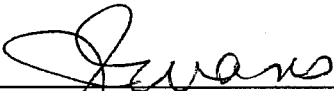
MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Barry, seconded to close the meeting to the public under section 90(1)(c) and 90(1)(f) of the Community Charter.
CARRIED UNANIMOUSLY

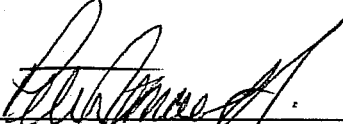
ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 6:20 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on October 25, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Laurie Hurst Director of Finance
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on October 4, 2004 be adopted as corrected in item RA-7 to show that Mayor Evans' husband "works for Mainroad Construction."

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on October 18, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Special Council meeting held on October 18, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Committee of the Whole meeting held on October 19, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor OBriain, seconded that minutes of the Juan de Fuca / Sooke Boundary Restructure Study Steering Committee meeting held on October 7, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that minutes of the Sooke Economic Development Commission meeting held on October 13, 2004 be received for information. **CARRIED UNANIMOUSLY**

INTRODUCTION OF LATE ITEMS

Mayor Evans noted the two items of correspondence on the Mayor's List.

PUBLIC QUESTION AND COMMENT PERIOD

Lyall Markham of Connie Road expressed support for a referendum and the improvement of infrastructure.

David Mallatt of Sooke Road expressed support for the parallel connector project and a referendum.

Clive Kitchener of Maple Avenue South expressed concern about the alternate approval process and the costs for the road improvements.

Ted Davies of Kennedy Road South expressed support for the parallel connector project.

Martha Moore of Throup Road expressed support for the connector project and town revitalization.

Fred von Ilberg expressed support of discussion of development cost charges, suggested a half page advertisement on the Highway 14 project, expressed opposition to rezoning applications outside the sewer service area, and supported a referendum.

DELEGATIONS

D-1 Pornchanok (June) Ladphanna and Suthimon (Jojo) Thumtecho, Universal Cultural Exchange, Thai Exchange Students Presentation

Ms. Ladphanna greeted Council and the audience, introduced the 21 exchange students who are visiting Edward Milne Community School and Journey Middle School, and introduced Ms. Thumtecho, a student. Ms. Thumtecho expressed sincere appreciation for the warm welcome she and the other students have received in the community. Mayor Evans was presented with the Thailand flag which represents Thailand, Buddhism, and the King, as well as a historic tapestry illustrating the Thai king.

D-2 Reverend Al Tysick, Director Open Door Inner City Ministry, Homeless Count Advisory Committee, Request for Support for Committee and For Federal and Provincial Funding

Reverend Tysick asked for Council's support for the regional Homeless Count on January 15, 2004.

MOVED by Councillor Marcus Farmer, seconded to ask Sooke community resource centres to participate and help with the Homeless Count on January 15, 2005.
CARRIED UNANIMOUSLY

D-3 Mr. Todd Genereux, Juan de Fuca Marine Rescue Society, Grant In Aid Application, Item RA-4

Mr. Genereux reviewed the history, mandate and operations of the Society and requested financial support for the purchase of a rescue vessel.

MOVED by Councillor Barry, seconded to approve a grant in aid in the amount of \$5,000 to the Juan de Fuca Marine Rescue Society.
CARRIED UNANIMOUSLY

D-4 Ms. Jen Smith, Quartz Drive, Parallel Connector Referendum

Ms. Smith requested that Council consider alternatives to the alternate approval process and a referendum on the Highway 14 Upgrade Project and the Parallel Connector Project. Ms. Smith submitted a written copy of her submission to Council.

BYLAWS

B-1 Bylaw No, 192, *Property Tax Exemption Bylaw, 2004*

MOVED by Councillor Barry, seconded that Bylaw No, 192, *Property Tax Exemption Bylaw, 2004* be adopted.
CARRIED UNANIMOUSLY

B-2 Bylaw No. 194, *Economic Development Commission Amendment Bylaw (132-1)*

MOVED by Councillor Barry, seconded that Bylaw No. 194, *Economic Development Commission Amendment Bylaw (132-1)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 194, *Economic Development Commission Amendment Bylaw (132-1)* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 194, *Economic Development Commission Amendment Bylaw (132-1)* be read a third time.
CARRIED UNANIMOUSLY

B-3 Grant Road West and Gatewood Road, Zoning Amendment, Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)*

MOVED by Councillor Barry, seconded that Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)* be introduced and read a first time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)* be read a second time.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that a public hearing be held on November 29, 2004 for Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)*.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that a covenant for the land exchange be registered on the title of Lot 15, Section 23, Sooke District, Plan 51408 before Council considers adoption of Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)*.

CARRIED UNANIMOUSLY

B-4 Phillips Road, Zoning Amendment, Bylaw No. 196, *Zoning Amendment Bylaw (2040-66)*

MOVED by Councillor John Farmer, seconded that Bylaw No. 196, *Zoning Amendment Bylaw (2040-66)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 196, *Zoning Amendment Bylaw (2040-66)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 196, *Zoning Amendment Bylaw (2040-66)* be held on November 29, 2004 and a development agreement be registered on the title of Lot 1, District Lot 27, Sooke District, Plan VIP69505, except part in VIP75446 before Council considers adoption of Bylaw No. 196, *Zoning Amendment Bylaw (2040-66)*.

CARRIED UNANIMOUSLY

B-5 Otter Point Road, Zoning Amendment, Bylaw No. 197, *Zoning Amendment Bylaw (2040-67)*

MOVED by Councillor John Farmer, seconded that Bylaw No. 197, *Zoning Amendment Bylaw (2040-67)* be introduced and read a first time.

CARRIED

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 197, *Zoning Amendment Bylaw (2040-67)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that a public hearing for Bylaw No. 197, *Zoning Amendment Bylaw (2040-67)* be held on November 29, 2004 and a development agreement be registered on the title of Lot 36, Section 35 and 36, Sooke District, Plan 1525, Except Part in Plans VIP62420 and VUP64751 before Council considers adoption of Bylaw No. 197, *Zoning Amendment Bylaw (2040-67)*.

CARRIED UNANIMOUSLY

B-6 Bylaw No. 198, Five Year Financial Plan Amendment Bylaw (178-1)

MOVED by Councillor Barry, seconded that Bylaw No. 198, *Five Year Financial Plan Amendment Bylaw (178-1)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 198, *Five Year Financial Plan Amendment Bylaw (178-1)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that Bylaw No. 198, *Five Year Financial Plan Amendment Bylaw (178-1)* be read a third time.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Elector Assent for Bylaw No. 168, Highway 14 Upgrade Loan Authorization Bylaw, 2004 and Bylaw No. 169, Parallel Connector Loan Authorization Bylaw, 2004

MOVED by Councillor Barry, seconded to cancel the Highway 14 Project alternate approval process, resubmit the Highway 14 Project borrowing bylaw to the Ministry of Community, Aboriginal and Women's Services for statutory approval, and proceed with a voting opportunity for Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Loan Authorization Bylaw, 2004* in January 2005.

CARRIED Councillor Morino and Councillor Stephen opposed the motion.

RA-2 Development Permit Application, 3775 Phillips Road

MOVED by Councillor Barry, seconded to authorize issuance of Development Permit DP2004-0430 for property legally described as Lot 1, Section 25, Sooke District, Plan 23562 to allow for the creation of one additional residential lot.

CARRIED UNANIMOUSLY

RA-3 Downtown Revitalization Committee Appointments

MOVED by Councillor Marcus Farmer, seconded to appoint James Eaton, Dennis Seed, Patrick Grove, Dacre Bowen, Edward Stipp, Vern Moore, and Jerry Liedtke to the Downtown Revitalization Committee.

CARRIED UNANIMOUSLY

RA-4 Juan de Fuca Marine Rescue Society, Grant In Aid Application

This item was considered under item D-3.

RA-5 Policy 5.2(2), Purchasing Policy

MOVED by Councillor Marcus Farmer, seconded to adopt Policy 5.2(2), Purchasing Policy. **CARRIED UNANIMOUSLY**

RA-6 Policy 5.4, Contract Service Policy

MOVED by Councillor Morino, seconded to adopt Policy 5.4, Risk Management - Contract Service Policy.
CARRIED UNANIMOUSLY

RA-7 Cancellation of Council Meeting

MOVED by Councillor OBriain, seconded to cancel the regular Council meeting of December 27, 2004.
CARRIED UNANIMOUSLY

REPORTS FOR INFORMATION

RI-1 Quarterly Departmental Reports, July to September 2004

MOVED by Councillor John Farmer, seconded to receive the Revenue and Expenditure Report for information.
CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded to receive the Bylaw Enforcement Report for information.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

- a) **Family Court/Youth Justice Committee**
Councillor Stephen reported that the Family Court Committee reviewed its constitution.
- b) **Juan de Fuca / Sooke Boundary Restructure Study Steering Committee**
Councillor Marcus Farmer reported that the final report would be in Council's mail soon and that dates for open houses, meetings and a referendum are being set for January 2005.
- c) **Sooke Harbour**
Councillor OBriain reported that he and Mr. Jmaeff met with the T'Sou-ke Nation to discuss the control of Sooke Harbour.

CORRESPONDENCE REQUIRING ACTION

C-1 Mike Davis, Manager, Planning & Scheduling, BC Transit, 2005/2006 Transit Priorities

MOVED by Councillor OBriain, seconded that Councillor OBriain, Councillor Marcus Farmer, Mayor Evans and Mr. Jmaeff meet and make recommendations on District of Sooke 2005/2006 transit priorities.
CARRIED UNANIMOUSLY

- C-2 Michael Campbell, Chair, Council of Tourism Associations of BC, Request for Support of Recent Tourism Initiatives made by the Province of British Columbia**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED

LATE ITEMS

- C-3 Don Amos, Chair, Capital Regional District Board and Ken Neilson, Chair, Regional Emergency Coordinators Commission, Regional Hazmat Project - Request for Letter of Support for JEPP Funding Application**

MOVED by Councillor Marcus Farmer, seconded to send a letter in support of the JEPP funding application for assistance with the establishment of a Regional Hazmat service in 2005.

CARRIED UNANIMOUSLY

- C-4 Rick Amour, Chair, Safe Halloween Committee, Request for Support in Principle**

MOVED by Councillor Marcus Farmer, seconded to support the Safe Halloween event in principle.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Ron Dumont of West Coast Road expressed concern about storm water drainage off properties that are being developed.

Sheila Beech of Sooke Road expressed support for the Parallel Connector project.

Fred von Ilberg of Tara Place expressed opposition to rezoning applications outside the sewer service area.

Ralph Hull of Horne Road asked for clarification on the alternate approval process.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Barry, seconded to close the meeting to the public to discuss labour relations or other employee relations under section 90(1) of the *Community Charter*.

CARRIED UNANIMOUSLY


REPORT OF IN CAMERA RESOLUTIONS

ADJOURNMENT

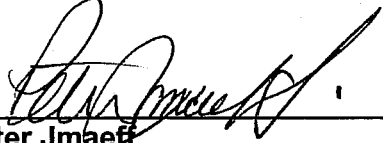
MOVED by Councillor Barry, seconded to adjourn the meeting at 10:20p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Report of Public Hearings
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on November 1, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer

ABSENT: Councillor Marcus Farmer, Councillor Tom Morino

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

PH-1 Creation of R1D Zone & Beaton Road, Zoning Amendment, Bylaw No. 193, Zoning Amendment Bylaw (2040-64)

Mr. Dave Smith of Focus Corporation, and representing the applicant, commented that the proposed development is based on the principles in the Official Community Plan, that \$10,000 will be donated towards Broomhill Park, and site drainage will be released at pre-development rates.

Andy Nason of French Road South commented that the proposed donated parcel and his property are lower than the stormwater retention pond and that the proposed donated parcel is an environmentally sensitive area. He also expressed concern about the proposed connection of French Road North and South.

Bill MacDonald of French Road North commented that Sooke Road should be improved between Sooke and Langford to handle the amount of traffic.

Linda MacDonald of French Road South commented that the subject parcel has a valuable ecosystem and the parcel should not have houses on it.

Jim Eaton of French Road South asked whether the Council would develop the donated parcel if it is considered fish habitat area.

Richard McLeod of Allwood Terrace commented that Maple Avenue North will be impacted by traffic, that there should be street lighting installed to prevent kids gathering in the area, expressed concerns about drainage to Allwood Terrace, and asked whether the stormwater retention pond will be the community's responsibility.

Kevin Jeffries of Maple Avenue North commented on stormwater drainage outlets and the existing drainage to Govenlock Road. He commented that there would be more risk with entire site draining to one area.

Lisa Riehl of French Road South expressed concern with connecting French Road North and South, existing water pressure, and commented that the proposed donated parcel is an environmentally sensitive area.

Fred von Ilberg of Tara Place asked if the sewer funding would be returned if the application was denied, asked about funding for parks maintenance, and commented on about traffic capacity on Sooke Road.

Gail Hall of Sooke River Road questioned why the proposed zone was not a comprehensive development zone and commented that the donated parcel should be protected as an environmentally sensitive area.

Jen Smith of Quartz Drive commented on the effect of the application on traffic volumes on road networks and submitted her statement in writing.

Mr. Nason commented on drainage to Govenlock Place.

Mr. MacDonald asked if buying into the sewer system guarantees development.

Ms. MacDonald commented on water shortages and traffic on Sooke Road.

Ms. Smith asked what the traffic study recommendations were for the intersection of Sooke Road and Otter Point Road.

Mr. Jeffries asked about the required road widths for the proposed new roads on the subject property.

Ms. Smith asked if the level of service would be affected if the recommendations for Otter Point Road were implemented.

Mr. Nason asked how much blasting would take place.

Mr. Eaton asked if the developer would be required to complete the project within a particular timeframe.

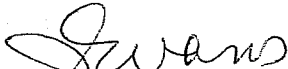
Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 9:28 p.m.

**PH-2 Amend Comprehensive Development 2 Zone, Bylaw No. 191, Zoning Amendment
Bylaw (2040-63)**


Fred von Ilberg commented that Mr. Limshue may be in conflict.

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 9:36 p.m.

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on November 1, 2004 at 6:45 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer

ABSENT: Councillor Marcus Farmer, Councillor Tom Morino

CALL TO ORDER

Mayor Evans called the meeting to order at 9:40 p.m.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor OBriain, seconded to close the meeting to the public under section 90(1) of the Community Charter to discuss to discuss labour relations or other employee relations; litigation or potential litigation affecting the municipality; and the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose.

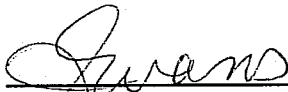
CARRIED UNANIMOUSLY

ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:00 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on November 8, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Frank Limshue, Municipal Planner
Rachel Parker, Deputy Clerk (recorder)
Bob Kelsey, Fire Chief
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on October 25, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Committee of the Whole meeting held on October 25, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Regular Council meeting held on October 25, 2005 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Report of Public Hearings held on November 1, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Special Council meeting held on November 1, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Zoning Bylaw Review Committee meeting held on August 31, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that minutes of the Juan de Fuca / Sooke Boundary Restructure Study Steering Committee meeting held on October 21, 2004 be received for information.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place expressed opposition to the commercial development in item B-1.

DELEGATIONS

D-1 Dr. Ellen Anderson, Behavioural Health Advisory Group, Mental Health & Addictions "Navigator" Project

Dr. Anderson presented the Navigator Project to Council and advised that "Navigators" will facilitate and coordinate both formal and informal services and resources locally for clients to reduce barriers to services. The project does have financial support for both research and implementation. Mayor Evans commended Dr. Anderson and her colleagues for their hard work.

PUBLIC INPUT MEETINGS AND RELATED REPORTS

PI-1 Development Variance Permit Application, 2486 and 2494 Brule Drive

MOVED by Councillor Barry, seconded to authorize issuance of Development Variance Permit DVP2004-0422/0423 requesting the relaxation of the required side yard setbacks for an accessory building to allow a 0 metre setback on the properties located at 2486 and 2494 Brule Drive.

CARRIED UNANIMOUSLY

BYLAWS

B-1 OCP and Zoning Amendment Application, 2351 Church Road (near Felderhof), Bylaw No. 188, *Official Community Plan Amendment Bylaw (86-13)* and Bylaw No. 189, *Zoning Amendment Bylaw (2040-61)*

MOVED by Councillor Barry, seconded that a public hearing for Bylaw No. 188, *Official Community Plan Amendment Bylaw (86-13)* and Bylaw No. 189, *Zoning Amendment Bylaw (2040-61)* be held on November 29, 2004.

CARRIED UNANIMOUSLY

B-2 Zoning Amendment Application, Church Road (near Throup), Bylaw No. 190, Zoning Amendment Bylaw (2040-62)

MOVED by Councillor Marcus Farmer, seconded to rescind second reading of Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)*.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded to amend Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* in section 2, to read "(i) Front yard shall be a minimum of 4.5 m." and "(ii) Notwithstanding the above (i), the front yard setback for a garage shall be 5.5 m." in section 13D10(a).

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* be read a second time as amended.

CARRIED UNANIMOUSLY

MOVED by Councillor Marcus Farmer, seconded that a public hearing for Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* be held November 29, 2004.

CARRIED UNANIMOUSLY

B-3 Amend Comprehensive Development 2 Zone, Bylaw No. 191, Zoning Amendment Bylaw (2040-63)

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)* be read a third time.

CARRIED UNANIMOUSLY

B-4 Creation of R1D Zone & Beaton Road, Zoning Amendment, Bylaw No. 193, Zoning Amendment Bylaw (2040-64)

MOVED by Councillor John Farmer, seconded that Bylaw No. 193, *Zoning Amendment Bylaw (2040-64)* be read a third time.

CARRIED Councillor Stephen and Councillor OBriain opposed the motion.

B-5 Bylaw No. 194, Sooke Economic Development Commission Amendment Bylaw (132-1)

MOVED by Councillor Barry, seconded that Bylaw No. 194, *Sooke Economic Development Commission Amendment Bylaw (132-1)* be adopted.

CARRIED UNANIMOUSLY

B-6 Bylaw No. 198, Five Year Financial Plan Amendment Bylaw (178-1)

MOVED by Councillor Barry, seconded that Bylaw No. 198, *Five Year Financial Plan Amendment Bylaw (178-1)* be adopted.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Elector Assent for Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Loan Authorization Bylaw, 2004*

MOVED by Councillor Marcus Farmer, seconded to appoint Rachel Parker as Chief Election Officer and Thomas Moore as Deputy Chief Election Officer for the voting opportunity to gain assent of the electors for Bylaw No. 168 and Bylaw No. 169 and to combine the questions for assent to read "Are you in favour of the Council of the District of Sooke adopting Bylaw No. 168, *Highway 14 Upgrade Loan Authorization Bylaw, 2004* and Bylaw No. 169, *Parallel Connector Construction Loan Authorization Bylaw, 2004*, which authorize the District of Sooke to borrow a total maximum of \$2,600,000 to construct the Highway 14 Upgrade Project and the Parallel Connector Project? YES or NO

CARRIED Councillor Stephen, Councillor OBriain and Councillor Morino opposed the motion.

RA-2 Development Permit Application, 7113 West Coast Road

MOVED by Councillor OBriain, seconded to authorize issuance of Development Permit DP2004-0444, to allow construction of the District of Sooke Wastewater Treatment Plant on the property legally described as *Lot A, Sec. 2, Sooke District, Plan VIP77455*, as per the plan prepared by Lockerbie Stanley Inc., dated August, 2004.

CARRIED UNANIMOUSLY

Councillor OBriain left the meeting at 8:30 p.m. as he does business with the applicant under item RA-3.

RA-3 Official Community Plan and Zoning Amendment Application, 6435 Sooke Road

MOVED by Councillor John Farmer, seconded to deny the application for an amendment to the Sooke Official Community Plan 2001, and Bylaw No. 2040 *Sooke Land Use Bylaw, 1992* for the purpose of amending the zoning of property located at 6435 Sooke Road to accommodate a commercial use.

CARRIED UNANIMOUSLY

Councillor OBriain returned to the meeting at 8:40 p.m.

RA-4 Juan de Fuca / Sooke Boundary Restructure Study Steering Committee, Rural Area Advisory Planning Commissions

MOVED by Councillor OBriain, seconded to agree in principle that the existing rural area APCs remain for the first three years after amalgamation.

CARRIED UNANIMOUSLY

RA-5 City of Langford Emergency Social Services, Letter of Understanding

MOVED by Councillor Barry, seconded to approve the Letter of Understanding with the City of Langford; and the use of the 2004 Budget Bylaw # 178 GL accounts "ESS Director" 10-22510-690-2, (\$3,000); and "NEPP (Neighbourhood Program)" 10-22591-210-2, (\$3,500) for use in cooperation with the Langford Emergency Program to develop an effective Sooke ESS capability.

CARRIED UNANIMOUSLY

RA-6 Sooke Outdoor Arts Program Committee

MOVED by Councillor Marcus Farmer, seconded to establish a five member select committee to administer the Sooke Outdoor Arts Program, authorize staff to commence the member selection process and to appoint Councillor Barry as chair of the Committee.

CARRIED UNANIMOUSLY

RA-7 Volunteer Recognition Program 2005

MOVED by Councillor Barry, seconded to approve an expenditure in the 2005 budget to cover the costs to produce and publish a volunteer recognition publication, with the costs to be recovered through sales of the publication.

CARRIED UNANIMOUSLY

RA-8 Policy 3.1, Vehicle Use Policy

MOVED by Councillor John Farmer, seconded to adopt Policy 3.1, Vehicle Use Policy.

CARRIED UNANIMOUSLY

RA-9 Contract Fire Services - Nagle Road

MOVED by Councillor John Farmer, seconded to not enter into any agreement for service with any property owner whose property is not within or contiguous to the boundaries of the District of Sooke.

CARRIED UNANIMOUSLY

RA-10 Committee of the Whole Report, Agricultural Land Reserve Application, Phillips Road

MOVED by Councillor Marcus Farmer, seconded to forward the application to exclude the property legally described as Section 13, Otter District and located on Phillips Road to the Land Reserve Commission without recommendation.

CARRIED Councillor Stephen and Councillor OBriain opposed the motion.

REPORTS FOR INFORMATION

RI-1 Departmental Quarterly Reports, July to September 2004

MOVED by Councillor Marcus Farmer, seconded to receive the departmental quarterly reports from the Fire Department, Development Services Department and Emergency Program for information with thanks.

CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Capital Regional District Regional Planning Committee

Mayor Evans reported that the Committee has recommended to delay extension of water service until the Otter Point Official Community Plan is complete, which will affect the DeMamial Creek development.

b) Capital Regional District Parks Committee

Mayor Evans reported that the Committee approved the Francis King/Mill Hill Parks plan.

c) Capital Regional District Board

Mayor Evans reported that the HAZMAT report was received by the Board.

d) Transportation

Councillor Barry reported that she and Mr. Jmaeff met with the Minister of Transportation who advised that there are no immediate plans to research a second crossing over Sooke River and expansion of Highway 14 between Sooke and Langford. The Loop Highway between Sooke and Lake Cowichan is under active discussion and the Ministry will provide funding for a transportation study for the District of Sooke and the Juan de Fuca Electoral Area.

e) Sooke and Electoral Area Parks and Recreation Commission

Councillor OBriain reported that the Commission has approved the change to the 2005 Sooke Fine Arts, and has hired a new Recreation Coordinator.

f) Sooke Community and Police Consultative Society

Councillor Stephen reported that the Society reviewed its terms of reference and purpose.

g) Sooke Salmon Restorative Society

Councillor Stephen reported that the Society is developing a model of site development for the Charters Creek interpretive centre.

h) Juan de Fuca Electoral Area

Councillor Farmer advised that he has issued an apology to Juan de Fuca Electoral Area Director Lund in regards to comments he made in 2003 and also apologized to Council and the community.

CORRESPONDENCE REQUIRING ACTION

- C-1 City of Port Moody, Request for Support of Resolution for Legislation to Allow Tax Credit for Participation in Minor Sports**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

- I-1 Chair Frank Leonard, Municipal Finance Authority of BC, Fall 2004 Debenture Issue**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

- I-2 Mayor Stewart Young, City of Langford, Happy Valley Elementary School Fire**

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Linda OBriain of Briarwood Place suggested that Council hold a town hall meeting prior to the vote on the road projects.

Fred von Ilberg asked for clarification on drainage routes on the plan under item RA-2.

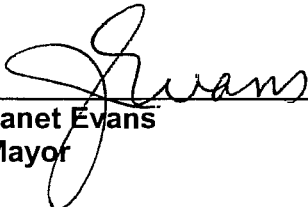
Jen Smith of Quartz Drive commented on the five weeks required for a meeting with the Minister of Transportation and commented that there are other alternate road networks to support the Highway 14 Project.

Gail Hall of Sooke River Road asked for clarification on whether the applications under items B-1 and B-2 require the Parallel Connector Project to receive Ministry of Transportation approval, and that the Development Permit under item RA-2 should list the environmental recommendations in the report.


ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:50 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on November 22, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Curtis Helgesen, Acting Director of Finance
Rachel Parker, Deputy Clerk (recorder)

ABSENT: Councillor George OBriain

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Marcus Farmer, seconded that the minutes of the Regular Council meeting held on November 8, 2004 be adopted as corrected.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor Barry, seconded that minutes of the Juan de Fuca / Sooke Boundary Restructure Study Steering Committee meeting held on November 9, 2004 be received for information.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that minutes of the Sooke Economic Development Commission meeting held on November 10, 2004 be received for information.

CARRIED UNANIMOUSLY

INTRODUCTION OF LATE ITEMS

Mayor Evans noted the late items.

PUBLIC QUESTION AND COMMENT PERIOD

Sheila Beech of Drennan Street, and representing the Road to Yes group, requested that the group be represented at any meetings if Council agrees to the concept presented under item D-1.

DELEGATIONS

D-1 Jen Smith, Co-Chair, Sooke Area Residents Association, Road Projects and Referendum

Ms. Smith introduced the Sooke Area Residents Association and requested that Council consider suggestions in regards to providing information, extended Municipal Hall hours, and hold town hall meetings. Ms. Smith submitted her statement and examples of town hall meetings to Council. Ms. Smith suggested that representatives from the Provincial Government also attend town hall meetings.

BYLAWS

B-1 Amend Comprehensive Development 2 Zone, Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)*

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 191, *Zoning Amendment Bylaw (2040-63)* be adopted.
CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Traffic Fine Revenue Sharing

MOVED by Councillor John Farmer, seconded to receive the traffic fine revenue sharing payment for 2004 into general revenue, and discuss future uses of these funds during the 2005 budget discussions.
CARRIED UNANIMOUSLY

RA-2 Federation of Canadian Municipalities Membership

MOVED by Councillor John Farmer, seconded to become a member of the Federation of Canadian Municipalities.
CARRIED Councillor Stephen opposed the motion.

RA-3 Sooke Economic Development Commission Appointments

MOVED by Councillor Marcus Farmer, seconded to appoint Councillor George OBriain as co-chair, Councillor Lorna Barry as co-chair, David Stocks, Rose Dumont, Steve Holland, Steve Grundy, and Don Brown to the Sooke Economic Development Commission.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Juan de Fuca Water Distribution Commission

Mayor Evans reported that the Commission has decided to accelerate the pipe replacement program, and to change the fixed water rates.

- b) **Capital Regional District Regional Planning Committee**
Mayor Evans reported that the Committee did not approve an expenditure for new software.
- c) **Capital Regional District Health Facilities Planning Committee**
Mayor Evans reported that an upgrade to Saltspring Island Assisted Living facility was approved and there is a shortage of funds for necessary projects.
- d) **Sooke Community and Police Consultative Society**
Councillor Stephen reported that the Society has a bank balance of \$4,800 and that David Mallatt has been appointed Treasurer. The "wrap around" project for youth was approved. The Society has decided to hire a secretary.
- e) **Victoria Family Court / Youth Justice Committee**
Councillor Stephen reported that the Committee continues to work on its constitution and are working on hosting a seminar on crystal meth in Sooke. He reminded Council that a seminar is being held on December 7th at SJ Willis school.

CORRESPONDENCE FOR INFORMATION

- I-1 **Lori Messer, Treasurer, Rotary Club of Sooke, Rotary Pier at Ed Macgregor Park**

MOVED by Councillor Morino, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- I-2 **Ministry Murray Coell, Ministry of Community, Aboriginal and Women's Services, Stormwater Management Study Grant**

MOVED by Councillor Morino, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- I-3 **Ted Olynyk, Community Relations Manager, Vancouver Island Region, Recalculation of 2005 Rates**

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY
- I-4 **Board of Examiners, Ministry of Community, Aboriginal and Women's Services, UBCM Commemorative Scholarship Awards**

MOVED by Councillor Barry, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place commented on the number of public hearings scheduled for November 29, 2004.

MOTION TO CLOSE THE MEETING TO THE PUBLIC


MOVED by Councillor Morino, seconded to Motion to close the meeting to the public under section 90(1) of the *Community Charter* to discuss the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality; labour relations or other employee relations; negotiations and related discussion respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public; the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government under section 90(2)(b).

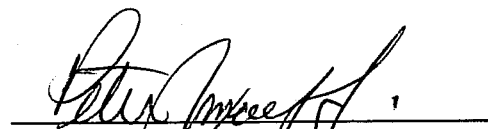
CARRIED UNANIMOUSLY

ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:00 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor

Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Special Meeting of Council
held in the Municipal Hall
at 2205 Otter Point Road, Sooke, BC
on November 24, 2004 at 9:00 a.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Rachel Parker, Deputy Clerk (recorder)

CALL TO ORDER

Mayor Evans called the meeting to order at 9:05 a.m.

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Marcus Farmer, seconded to close the meeting to the public under section 90(1)(c) of the *Community Charter* to discuss negotiations and related discussion respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public; the receipt of advice that is subject to solicitor-client privilege, including communications necessary for that purpose; and the consideration of information received and held in confidence relating to negotiations between the municipality and a provincial government under section 90(2)(b).

CARRIED UNANIMOUSLY

REPORT OF IN CAMERA RESOLUTIONS

R-1 Silver Spray Boundary Extension Negotiations

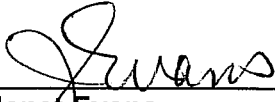
MOVED by Councillor Marcus Farmer, seconded to declare that the statutory requirements of the Local Government Act have been met and that Council wishes to proceed with the boundary extension.

CARRIED Councillor Morino opposed the motion.


ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 9:35 p.m.
CARRIED UNANIMOUSLY

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Report of Public Hearings
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on November 29, 2004 at 6:00 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Rachel Parker, Deputy Clerk (recorder)
Frank Limshue, Municipal Planner
Gary Smirfitt, Municipal Engineer

Mayor Evans advised that any person who believes that their interest in property is affected by the proposed bylaws would be given a reasonable opportunity to be heard or to present written submissions at the public hearings.

PH-1 Grant Road West at Gatewood Road, Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)*

Ron MacNeil, on behalf of the applicant, reviewed the application and described the density, land swap for roadways, and development permit requirement. He advised that screening could be used to reduce noise travelling to Opal and Amethyst Way.

Wayne White of Amethyst Way expressed opposition to the proposed density as it is not in keeping with the character of the neighbourhood and may affect quality of life and property values.

Steve White of Grant Road West questioned the quality of the development and who will be living there. He opposed the high density and low setbacks and expressed concern for the safety of children having to use Grant Road.

Fred von Ilberg of Tara Place expressed that the parallel connector should be decided before council considers the application and expressed concern for additional traffic, the covenant, affordable housing, and additional taxes for sewers, traffic, DCCs, and parkland.

Bill Bell of Townsend Road expressed that the parcel should remain zoned village residential, that Gatewood Road should be developed and that the proposal will add more traffic.

Richard Phillips of Grant Road expressed that Gatewood Road should be built to connect Grant road to Amethyst Way and had concerns for traffic and accidents.

Jen Smith of Quartz Drive expressed that the application is premature as the parallel connector has not been decided and that there was no support for the current OCP designation.

Tanya Parks of Henlyn Drive expressed concern that the development will not benefit the current residents of Sooke.

Gail Hall of Sooke River Road expressed opposition to townhouses in that area as there are too many units proposed, and that more on site parking should be provided, and that the application should require an amendment to the Official Community Plan.

Carol Sigurnjak of Church Road expressed opposition to the bylaw due to the density, traffic, noise, parking and the townhouses.

Martha Moore expressed support for the bylaw and higher density as it does not create sprawl and because some people like smaller yards.

John Boquist of Eustace Drive expressed concern that sidewalks be constructed.

Jen Smith of Quarts Drive asked for clarification on road improvement requirements.

The following written submissions were received:

Richard Phillips, Grant Road	concern for traffic patterns
J Ross Dawson, Amethyst Way	concern for density and other issues
Wayne White, Amethyst Way	opposed

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 6:55 p.m.

PH-2 Phillips Road (south of Sun River Estates), Bylaw No. 196, Zoning Amendment Bylaw (2040-66)

Adrian Small of Small and Rossell Landscape Architects, and representing the applicant, reviewed the application. He advised that 37% of the 5 acre site is proposed to be developed. The proposal includes amenity area and park dedication. Mike Skene of Boulevard Transportation reviewed the traffic study. Nelson Lang, Engineer, advised that there are options for sewage disposal including an on site sewage system.

Ken Van of Phillips Road expressed opposition to the bylaw and concern for the steepness of the park area and for traffic flow problems at the intersection of Sooke Road and Phillips Road. He asked for access to the development agreement, Department of Fisheries referral, stormwater management plan, and concept plan.

Rob Pierce of deMamiel Drive expressed opposition to the bylaw and expressed concern that Phillips Road and the new bridge are too narrow for pedestrians and children.

Jeff Bunting of Throup Road expressed opposition to the bylaw as the property is too close to the flood plain and the density is too high.

Fred von Ilberg of Tara Place expressed opposition to the bylaw as the parcel is not in the sewer service area.

Gail Hall of Sooke River Road expressed opposition to the bylaw due to the steep slope and proximity to the creek and asked for the development agreement, topographical map and geotechnical report.

Jen Smith of Quartz Drive expressed opposition to the bylaw as it is an ecologically sensitive area and that options should be kept open for a bypass.

Rob Pierce of deMamiel Drive asked that Sooke not be sold out.

The following written submissions were received:

J. Bunting, Throup Road opposed

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 8:00 pm.

PH-3 Otter Point Road (between French Rd North and Foreman Heights), Bylaw No. 197, Zoning Amendment Bylaw (2040-67)

Adrian Small, representing the applicant, reviewed the application. He advised that the applicant is offering cash in lieu of parkland dedication and will provide access to existing parkland. Mike Skene of Boulevard Transportation reviewed the traffic study. Phil Buchanan of J.E. Anderson advised that the site can handle on site septic system.

Ms. [Marsolais?] of Mountain Heights expressed concern for traffic and safety for children walking on Foreman Heights and Otter Point Road and asked for improvements to street lighting.

Len Platt of Foreman Heights expressed objection to small setbacks and was concerned for loss of property value and for traffic on Foreman Heights. He thought the existing zoning is adequate.

Frank Ostropolski of Foreman Heights asked Council to consider access to the property from Otter Point Road and expressed concern for additional traffic on Foreman Heights.

Ken Radcliffe of Mountain Heights expressed that he purchased his home because of the lot size and expressed concern for trees bordering his property, for traffic on Foreman Heights and childrens' safety, and lack of sidewalks.

Louise Tucknott of Foreman Heights expressed opposition to the proposed density and thought that the bylaw should not be considered until sewers were available. She expressed concern for traffic, the slope of Foreman Heights, and drainage, and asked for road improvements to Foreman Heights.

John Burch of Foreman Heights expressed concern for traffic safety, the slope of Foreman Heights and the increase in traffic caused by the proposed development.

Joseph Csiki of French Road North expressed concern for pedestrian trails and sidewalks to and on Otter Point Road, and asked for speed control on Otter Point Road.

Jeff Wooding of Mountain Heights expressed opposition to the proposed density and that the application should not be considered before sewers are available. He also commented on traffic, ditches and lighting.

Ted Neustaedter of Felderhof Road commented on the use of computer models for traffic calculation.

Carl Linnell of Sellars Drive expressed concern for adequate water service for fire hydrants in the area and sufficient drainage.

Gail Hall of Sooke River Road noted that sewer are required for the proposed new zone and expressed opposition to the proposed density. She asked if small lots are what the community wants.

Fred von Ilberg of Tara Place commented that the proposal does not have sewage capacity and is not in the sewer area, and that a further traffic study should be undertaken.

Carol Sigurnjak of Church Road expressed concern for the proposed density, increase in traffic due, safety and noise.

Jen Smith of Quartz Drive expressed concern about drainage, ability for septic service, and thought there was no reason to rezone the property.

Rob Thompson of Otter Point Road commented that higher density is a valuable asset and creates affordable housing and expressed support for the bylaw if drainage is adequate and vehicle access to Otter Point Road.

Written Submissions were received from:

John C. Burch, Foreman Heights	opposed
P.A. Winberg, Foreman Heights	opposed
John W. Penner, Foreman Heights	opposed
Frank & Maureen Ostropolski, Foreman Heights	opposed
Marilyn Andreychuk	opposed

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 9:10 p.m.

PH-4 2351 Church Road (near Felderhof), Bylaw No. 188, Official Community Plan Amendment Bylaw (86-13) and Bylaw No. 189, Zoning Amendment Bylaw (2040-61)

Mike Skene of Boulevard Transportation, and for the applicant, reviewed the traffic study and the recommendation of the retiming of the traffic signal at Church Road and Sooke Road. He advised that a sidewalk is proposed for Church Road from Throup to Felderhof. Richard Irwin advised that a road link with sidewalks would be provided from

the schools to Church Road. The proposed commercial would be suitable for a small corner store and café.

Martha Moore of Throup Road expressed opposition to the commercial area and was in favour of the proposed housing, roadways and trail to the schools.

Marian des Rochers of West Coast Road expressed opposition to the proposed commercial area as it would take business away from businesses in the town core.

Ted Neustaedter of Felderhof Road expressed opposition to the proposed density of housing on Felderhor Road and concern for safety of children in hilly areas, and opposed the commercial area.

Gaye Patterson of Felderhof Road expressed opposition to the proposed density of lots on Felderhof Road and concern for traffic safety on Felderhof Road, Rhodonite Road, and supported sidewalks on Church Road.

Jerry Liedtke of Sooke Road expressed support for the bylaws because of the quality of the proposal.

Christine Brown of Cedar Ridge Drive expressed opposition to the commercial area and the density of the proposal and noted that affordable housing does not necessarily mean low income housing. She expressed concern for increase in traffic and safety and supported slow development.

Carol Sigurnjak of Church Road expressed opposition to the bylaws because of the commercial area, density, traffic and noise.

Phil Buchanan of J.E. Anderson and for the applicant advised that the proposal for Felderhof Road include curb, gutter, street lighting, and road widening for better traffic flow. A building scheme will be registered for the 12 lots on Felderhof.

Fred von Ilberg of Tara Place expressed opposition to commercial outside the downtown and the density on Felderhof, and supported the school access and walkways.

Gail Hall of Sooke River Road asked for clarification on sections 3, 8 and 14 of the draft development agreement.

Wayne Jackman of Felderhof Road expressed opposition to the commercial area and density on Felderhof Road.

Rob Thompson of Otter Point Road expressed support for the bylaws including the commercial area.

Jen Smith of Quartz Drive expressed opposition to the commercial area, thought there could be a better route for school access and that the application should wait until a decision has been made on the parallel connector project. She asked for clarification on road upgrading requirements.

Bruce MacMillan of Deerlepe Road expressed support for the bylaws as there is a huge demand for housing and smaller lots are a reality.

Richard Irwin for the applicant advised that there will be a high standards for Felderhof lots and he would be satisfied with a smaller commercial area.

Trish Branson of Townsend Road expressed opposition to the commercial area but not to the other aspects of the development. She asked about details for the road and sidewalk construction and expressed concern for pedestrian safety for school kids.

Terry McLean of Church Road expressed support for the bylaws.

Ted Neustaedter of Felderhof Road expressed opposition to the commercial area and asked for details of construction of new schools.

Wayne White of Amethyst Way asked that Council retain the spirit of Sooke and expressed concern about the proposed density and thought there is value in large lots.

Rob Thompson of Otter Point Road expressed that people like living in Sooke because it is affordable and not everyone needs large lots.

Jen Smith of Quartz Drive expressed that the best affordable housing is provided by suites and that more housing would be preferable to the commercial area.

Neil Poirier of Sooke Road supported the proposed density and access to the schools.

Written Submissions were received from:

Elizabeth and Edward Campbell, Acreman Place	opposed to commercial
T. M. Fairbrass, Acreman Place	opposed to commercial
Gail Hall, Sooke River Road	opposed

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 10:40 p.m.

PH-5 Church Road (near Throup), Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)*

Adrian Cowden representing the applicant advised that the subject property is in the original sewer area. Carole Rossell of Small and Rossell Landscape Architects advised that the proposal includes pathways to connect the schools to Church Road, two park areas and a tot lot.

Rob Thompson of Otter Point Road expressed support for the application.

Fred von Ilberg of Tara Place commented on the provision of playing fields.

Gail Hall of Sooke River Road expressed that the parcel contains good agricultural value and suggested larger residential lots. Ms. Hall expressed that there should be an amendment to the Official Community Plan, and asked for development permit

guidelines for intensive residential development, and commented on the amenity area requirements.

David Hale of Winslow Drive in East Sooke expressed support for the bylaw if traffic is accommodated and sidewalks are provided.

Carol Sigurnjak of Church Road expressed opposition to the bylaws because of the commercial area, density, traffic and noise.


Written submissions were received from

Carol Sigurniak, Church Road
T.M. Fairbrass, Acreman Place
Gail Hall, Sooke River Road


opposed
concern for traffic and sewer
opposed

Mayor Evans called three times for further submissions. Hearing none, she closed the public hearing at 11:20 p.m.

Certified Correct:



Janet Evans
Mayor



Peter Jmaeff
Chief Administrative Officer

DISTRICT OF SOOKE

Minutes of the Regular Meeting of Council
held in the Council Chamber
at 2225 Otter Point Road, Sooke, BC
on December 13, 2004 at 7:30 p.m.

COUNCIL PRESENT

Mayor Janet Evans
Councillor Lorna Barry
Councillor John Farmer
Councillor Marcus Farmer
Councillor Tom Morino
Councillor George OBriain
Councillor John Stephen

STAFF PRESENT

Peter Jmaeff, Chief Administrative Officer
Frank Limshue, Municipal Planner
Rachel Parker, Deputy Clerk (recorder)
Gary Smirfitt, Municipal Engineer

CALL TO ORDER

Mayor Evans called the meeting to order at 7:30 p.m.

ADOPTION OF MINUTES

MOVED by Councillor Barry, seconded that the minutes of the Regular Council meeting held on November 22, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor Barry, seconded that the minutes of the Special Council meeting held on November 24, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor OBriain, seconded that the minutes of the Public Hearing Report for November 29, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that the minutes of the Committee of the Whole meeting held on December 6 and 7, 2004 be adopted as circulated.

CARRIED UNANIMOUSLY

COMMITTEE MINUTES

MOVED by Councillor OBriain, seconded that minutes of the Sooke Economic Development Commission meeting held on December 8, 2004 be received for information.

CARRIED UNANIMOUSLY

INTRODUCTION OF LATE ITEMS

MOVED by Councillor Marcus Farmer, seconded to introduce Bylaw No. 202, *Development Cost Charge Bylaw, 2004* as a late item.

CARRIED UNANIMOUSLY

PUBLIC QUESTION AND COMMENT PERIOD

There were no questions or comments from the public.

DELEGATIONS

D-1 **Stephanie Longstaff, President, Sooke Parents Education Advisory Council (SPEAC), Administration and Funding of Sooke School Crossing Guards**

Ms. Longstaff advised that SPEAC will no longer administer the school crossing guard program due to lack of resources. She advised that SPEAC would prefer to have the School Board administer the program with municipal funding assistance.

BYLAWS

B-1 **2351 Church Road (near Felderhof), OCP and Zoning Amendment, Bylaw No. 188, Official Community Plan Amendment Bylaw (86-13) and Bylaw No. 189, Zoning Amendment Bylaw (2040-61)**

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 188, *Official Community Plan Amendment Bylaw (86-13)* be read a third time.

CARRIED Councillor Morino, Councillor OBriain and Councillor Stephen opposed the motion.

MOVED by Councillor Marcus Farmer, seconded that council amend Bylaw No 189, *Zoning Amendment Bylaw (2040-61)* in section 3 to read:

3. Bylaw No. 2040, *Sooke Land Use Bylaw, 1992* is amended in Schedule A by changing the zoning on that portion of the land described as Section 26, Sooke District, except that part shown coloured red on plan deposited under DD 68403I and except parts in Plans 5406, 7365, 7706, 23809, and 24758 shown as Area 1 on Schedule A to this Bylaw from Village Residential 1 (R1) Zone and Rural (A) Zone to Mixed Small Lot Residential (MSLR) Zone.

CARRIED

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 189, *Zoning Amendment Bylaw (2040-61)* be read a third time as amended.

CARRIED Councillor Stephen opposed the motion.

MOVED by Councillor Marcus Farmer, seconded to amend the development agreement to restrict the retail floor space to 744 m² (8,000 ft²) and the overall commercial square footage to 1115m² (12,000 ft²) in total.

CARRIED Councillor Morino, Councillor OBriain and Councillor Stephen opposed the motion.

B-2 **Church Road (near Throup), Zoning Amendment, Bylaw No. 190, Zoning Amendment Bylaw (2040-62)**

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 190, *Zoning Amendment Bylaw (2040-62)* be read a third time.

CARRIED Councillor Morino and Councillor Stephen opposed the motion.

B-3 Grant Road West (near Gatewood Road), Zoning Amendment, Bylaw No. 195, Zoning Amendment Bylaw (2040-65)

MOVED by Councillor Barry, seconded that Bylaw No. 195, *Zoning Amendment Bylaw (2040-65)* be read a third time.

CARRIED Councillor Morino and Councillor Stephen opposed the motion.

B-4 Phillips Road (south of Sun River Estates), Zoning Amendment, Bylaw No. 196, Zoning Amendment Bylaw (2040-66)

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 196, *Zoning Amendment Bylaw (2040-66)* be read a third time.

DEFEATED

B-5 Otter Point Road (near Foreman Heights), Zoning Amendment, Bylaw No. 197, Zoning Amendment Bylaw (2040-67)

MOVED by Councillor Marcus Farmer, seconded that Bylaw No. 197, *Zoning Amendment Bylaw (2040-67)* be read a third time.

DEFEATED

B-6 Otter Point Road (John Phillips Memorial Golf Course), OCP and Zoning Amendment, Bylaw No. 200, Official Community Plan Amendment Bylaw (86-14) and

MOVED by Councillor John Farmer, seconded that Bylaw No. 200, *Official Community Plan Amendment Bylaw (86-14)* be introduced and read a first time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 200, *Official Community Plan Amendment Bylaw (86-14)* be read a second time.

CARRIED UNANIMOUSLY

MOVED by Councillor John Farmer, seconded that Bylaw No. 201, *Zoning Amendment Bylaw (2040-69)* be introduced and read a first time.

CARRIED

MOVED by Councillor Barry, seconded that Bylaw No. 201, *Zoning Amendment Bylaw (2040-69)* be read a second time.

CARRIED

MOVED by Councillor Barry, seconded that a public hearing for Bylaw No. 200, *Official Community Plan Amendment Bylaw (86-14)* and Bylaw No. 189, *Zoning Amendment Bylaw (2040-69)* be held January 31, 2005.

CARRIED Councillor Stephen opposed the motion.

B-7 Bylaw No. 202, Development Cost Charge Imposition Bylaw, 2004

MOVED by Councillor John Farmer, seconded that Bylaw No. 202, *Development Cost Charge Imposition Bylaw, 2004* be read a first time as presented in the Late Item agenda and corrected in Schedule B to show that the development cost charge for apartment residential is \$1,928.56 per unit.

CARRIED UNANIMOUSLY

REPORTS REQUIRING ACTION

RA-1 Development Permit Application DP2004-507/508, Grant Road West, Lots 3 & 4, Section 3, Sooke District, Plan 1516

MOVED by Councillor OBriain, seconded to authorize issuance of Development Permit DP2004-0507/0508, to allow subdivision of the properties legally described as *Lot 3, Section 3, Sooke District, Plan 1516 and Lot 4, Section 3, Sooke District, Plan 1516* as per the plan submitted by West Coast Design and Development Services dated November 30, 2004, subject to the submission of a satisfactory eco inventory analysis and Environmental Impact Assessment (EIA) prepared by a qualified professional, registration of an agreement on title with regard to the recommendations of the environmental reports, compliance with the Ministry of Water Lands and Air Protection's Environmental Best Management Practices, B.C. Streamside Protection Regulations, and subject to the applicant addressing any concerns raised by referral agencies.

CARRIED UNANIMOUSLY

RA-2 Development Permit Application DP2004-486, 1941 Goodridge Road

MOVED by Councillor Barry, seconded to authorize issuance of Development Permit DP2004-0486 requesting the relaxation of the required side yard setbacks for the principal building to allow a 10.90 metre east yard setback on the property located at 1941 Goodridge Road.

CARRIED UNANIMOUSLY

RA-3 Development Permit Application DP2004-431, 2458 Sooke River Road

MOVED by Councillor OBriain, seconded to authorize issuance of a Development Permit DP2004-0431 to allow for the creation of one additional residential lot at the property located at 2458 Sooke River Road.

CARRIED UNANIMOUSLY

RA-4 Parallel Connector Project, Preliminary Design Report Presentation

Richard Rebneris and June Waters of 1st Team Engineering reviewed the final preliminary design report. Councillor Marcus Farmer expressed concern regarding the proposal to not close the eastern entrance to Grant Road West as it is an unsafe intersection. Councillor John Stephen asked if there would be oil/water separators for stormwater drainage. Mayor Evans commented on the need for school bus access without having to mount traffic circles.

MOVED by Councillor Morino, seconded to take no further action on the Parallel Connector Project, Preliminary Design Report dated November 30, 2004 until after receiving the results of the related borrowing bylaw referendum.
CARRIED UNANIMOUSLY

RA-5 Highway 14 Upgrade Project, Preliminary Design Report Presentation

Mike Skene of Boulevard Transportation reviewed the final preliminary design report. Councillor Barry expressed concern for driver visibility at the eastern exit from the Village Food mall. Councillor OBriain asked for clarification on the unmarked bicycle lanes. Councillor Marcus Farmer asked when the final viewscapes would be established.

MOVED by Councillor Barry, seconded to take no further action on the Highway 14 Upgrade Project Preliminary Design Report dated December 7, 2004 until after receiving the results of the related borrowing bylaw referendum.
CARRIED UNANIMOUSLY

RA-6 Highway 14 Upgrade and Parallel Connector Road Projects Informational Survey

MOVED by Councillor Marcus Farmer, seconded to receive the report for information.
CARRIED UNANIMOUSLY

RA-7 Request for Transit Park and Ride in Western Sooke

MOVED by Councillor Marcus Farmer, seconded to request that BC Transit carry out a formal review of the need for additional Park and Ride facilities in the District of Sooke in the year 2005.
CARRIED UNANIMOUSLY

RA-8 Appointments for 2005

MOVED by Councillor Barry, seconded to recommend to the Capital Regional District Board that Councillor OBriain and Councillor Stephen be appointed to the Sooke and Electoral Area Parks and Recreation Commission for 2005; to appoint Councillor Barry to the Vancouver Island Regional Library Board for 2005; to appoint a select committee named the 2010 Olympic Review Committee to review funding and economic development opportunities related to the 2010 Olympics and to appoint Councillor John Stephen as chair; and to appoint Councillor OBriain as alternate to the Regional Water Supply Commission
CARRIED UNANIMOUSLY

RA-9 Designation of Acting Mayors for 2005

MOVED by Councillor Marcus Farmer, seconded to designate the following Councillors to serve as acting Mayor in 2005 when the Mayor is absent or otherwise unable to act or when the office is vacant:

January - February:	Councillor Lorna Barry
March - April:	Councillor John Farmer
May - June:	Councillor George OBriain

July - August: Councillor Marcus Farmer
September - October: Councillor John Stephen
November - December: Councillor Tom Morino
CARRIED UNANIMOUSLY

RA-10 Capital Region Emergency Service Telecommunications (CREST) Annual General Meeting Requirements

MOVED by Councillor Marcus Farmer, seconded to appoint Councillor OBriain to the CREST Board of Directors, to approve the 2004 Directors Report, and to approve the December 31, 2003 Audited Financial Statements, the appointment of KPMG Chartered Accountants as auditors of CREST, the members levy, to approve the CREST 2005 Operating Budget, and the 2005 capital budget.
CARRIED UNANIMOUSLY

RA-11 Fire Suppression Services Agreement with East Sooke Fire Improvement District for the Silver Spray Lands

MOVED by Councillor Marcus Farmer, seconded to enter into a Fire Suppression Services Agreement with the East Sooke Fire Improvement District and authorize the Mayor and Chief Administrative Officer to execute the agreement.
CARRIED UNANIMOUSLY

MAYOR AND COUNCIL REPORTS

a) Seniors/Health Care

Mayor Evans reported that she and Councillor Barry met with the Sooke Elderly Citizens Society to discuss the proposed assisted living facility and were appointed to a subcommittee.

b) Juan de Fuca Water Distribution Commission

Mayor Evans reported that the Commission has approved the 2005 water rate.

c) Capital Regional District Board

Mayor Evans reported that Mayor Don Amos was reappointed as CRD Board chair.

d) Sooke and Electoral Area Parks and Recreation Commission

Councillor OBriain reported that Louise Patterson has resigned as chair and a bylaw to establish a Juan de Fuca community parks commission is being considered.

e) Onsite Management Advisory Committee

Councillor John Farmer reported that new regulations for on site septic systems are being established to require certified technicians to approve septic systems.

CORRESPONDENCE REQUIRING ACTION

C-1 Jim London, Chair, Board of School Trustees, School Crossing Guards

MOVED by Councillor Marcus Farmer, seconded for Mayor Evans and Mr. Jmaeff to meet with the School Board Chair to discuss the school crossing guard service.
CARRIED UNANIMOUSLY

C-2 George D. Foster, Delta, BC, Municipal Health Care, Canada Health Act

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

C-3 H.S. Whitney, H. Elder, W.K. Milne, D.B. Fenny, J. McLeod, Nomination of Mr. Brian MacNeill to the CRD Water Advisory Committee

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

CORRESPONDENCE FOR INFORMATION

I-1 Martin Segger, Director of Community Relations, University of Victoria, UVIC Cooperative Education Program

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-2 City Clerk's Office, City of Vancouver, 20 by 2010 Challenge Proclamation

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

I-3 Correspondence from Mayor Wood, District of West Vancouver to the Attorney General, Lower Mainland Treaty Advisory Committee Concerns and Pace of Negotiations, and to the Treaty Advisory Committee, "Fiscal Interests and Treaty Negotiations" and "Agricultural Land Reserve and Additions to Treaty Settlement Lands"

MOVED by Councillor Marcus Farmer, seconded to receive and file the correspondence.
CARRIED UNANIMOUSLY

LATE ITEMS

The late items were considered earlier in the meeting.

PUBLIC QUESTION AND COMMENT PERIOD

Fred von Ilberg of Tara Place asked who is staff, requested that traffic studies consider cumulative effects of developments, and thought there would be deficit in the road construction projects.

MOTION TO CLOSE THE MEETING TO THE PUBLIC

MOVED by Councillor Barry, seconded to close the meeting to the public to discuss to discuss labour relations or other employee relations; and law enforcement, if the council considers that disclosure could reasonably be expected to harm the conduct of an investigation under or enforcement of an enactment.

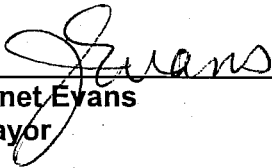
CARRIED UNANIMOUSLY

ADJOURNMENT

MOVED by Councillor Barry, seconded to adjourn the meeting at 10:40 p.m.

CARRIED UNANIMOUSLY

Certified Correct:



Janet Eyans
Mayor



Peter Jmaeff
Chief Administrative Officer