



DISTRICT OF PORT HARDY

AGENDA COUNCIL MEETING 7:00 PM, TUESDAY, OCTOBER 10, 2017 MUNICIPAL HALL COUNCIL CHAMBERS 7360 COLUMBIA STREET

Mayor: Hank Bood
Councillors: Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson,
John Tidbury, Leightan Wishart

Staff: Allison McCarrick, Chief Administrative Officer
Heather Nelson-Smith, Director Corporate Services
Abbas Farahbakhsh, Director Operational Services
Adrian Maas, Director of Finance
Leslie Driemel, Recording Secretary

**DISTRICT OF PORT HARDY
AGENDA FOR THE REGULAR COUNCIL MEETING
7:00 PM TUESDAY, OCTOBER 10, 2017 - COUNCIL CHAMBERS - MUNICIPAL HALL**

PAGE	A. CALL TO ORDER	Time:
	B. APPROVAL OF AGENDA AS PRESENTED (or amended)	
	Motion required.	1. 2.
	C. ADOPTION OF MINUTES	
1	1. Minutes of the Special Council meeting held September 12, 2017.	
	Motion required.	1. 2.
2-3	2. Minutes of the Committee of the Whole meeting held September 12, 2017.	
	Motion required.	1. 2.
4-9	3. Minutes of the Regular Council meeting held September 12, 2017.	
	Motion required.	1. 2.
10	4. Minutes of the Special Council meeting held September 19, 2017.	
	Motion required.	1. 2.
11-12	5. Minutes of the Public Hearing held September 19, 2017.	
	Motion required.	1. 2.
	D. DELEGATIONS AND REQUESTS TO ADDRESS COUNCIL	
	1. Wolfgang Luebke re: Interest Charge on Home Owner Grant.	
	E. BUSINESS ARISING FROM THE MINUTES AND UNFINISHED BUSINESS	
13-14	1. Council Action items. For information.	
	F. CORRESPONDENCE	
15-17	1. Tara Faganello, Assistant Deputy Ministry, Ministry of Municipal Affairs and Housing and Gary MacIassac, Executive Director, UBCM (Sept 1/17) re: Congratulations on efforts to reduce GHG emissions in the 2016 reporting year. For information.	
18-19	2. Pauline Bernard, Director Geo1 and Jeff Beselt, Executive Medical Director Geo 1, Island Health (Sept 7/17) re: Request for support for Campbell River's Home Away from Home project.	
	Motion / direction	1. 2.
20-22	3. Frankie Nelson, Community Wellness Worker, Quatsino First Nation (Sept 11/17) re: Request for donations for youth workshops, concert and dance in November 2017.	
	Motion / direction	1. 2.
23	4. Rotary Clubs of Port Hardy & Port McNeill (Sept 19/17) re: Request for donation to 31 st Annual Rotary Radio Auction.	
	Motion / direction	1. 2.
24-25	5. Email from Chris Parker, Coordinator, Mount Waddington Health Network (Oct. 5/17) re: Request for letter of support for Sacred Wolf Friendship Centre's Housing First application.	
	Motion / direction	1. 2.
	G. NEW BUSINESS	
	No New Business in agenda package.	
	H. COUNCIL REPORTS	
	1. Verbal Reports from Council members.	

**DISTRICT OF PORT HARDY
AGENDA FOR THE REGULAR COUNCIL MEETING
7:00 PM TUESDAY, OCTOBER 10, 2017 - COUNCIL CHAMBERS - MUNICIPAL HALL**

I. COMMITTEE REPORTS

- 26-28 1. Draft minutes of the Emergency Planning Committee meeting held August 28, 2017. For information.
- 29-31 2. Draft minutes of the Operational Services Committee meeting held September 19, 2017. For information.
Recommendation to Council:
THAT Council direct staff to prepare a new bylaw to provide regulations for the control of burning and smoke within the District of Port Hardy that includes;
- Category A fires: A one week-long (7 day) permit with the permit holder responsible for reviewing the venting index.
 - Category B fires: One week-long (7 day) permit with the permit holder responsible for reviewing the venting index.
 - Maintaining the regulation that Category B Open Fires be a maximum duration of three (3) consecutive days and that there must be a minimum of fifteen (15) days between each Category B Open Fire.
 - Maintaining the burning period from October 1 to April 30th .
- Motion / direction 1. 2.
- 31-34 3. Draft minutes of the Parks and Recreation Review Committee meeting held September 20, 2017. For information.
- 35-36 4. Draft minutes of the Cannabis Advisory Planning Committee meeting held September 20, 2017. For information.

J. STAFF REPORTS

- 37-60 1. Bob Schantz, Municipal Inspector (Aug.30/17) re: Note Against Title, 9085 Copper Drive.
- Motion / direction 1. 2.

K. CURRENT BYLAWS AND RESOLUTIONS

- 61-62 1. Bylaw 1069-2017 A Bylaw to Amend Zoning Bylaw No. 1010-2013 Rezone Lot A, Plan VIP59871 6715 Bear Cove Highway. For Adoption
- Motion required. 1. 2.
- 63-64 1. Bylaw 1070-2017 A Bylaw to Exempt Certain Properties from Taxation for the Years 2018 and 2019. For First, Second and Third Reading.
- Motion required. 1. 2.

L. PENDING BYLAWS

Smoking Regulation Bylaw 1068-2017

M. INFORMATION AND ANNOUNCEMENTS

October 11 Heritage Society, 7:00 pm Council Chambers
October 16 Committee; Operational Services 3:00pm, Council Chambers
October 18 Council: Marine Harvest Tour 10:00am – Noon
Committee: Parks & Recreation Review, 3:00pm, Council Chambers
Committee: Cannabis Advisory Planning, 4:00 pm, Council Chambers
October 19 Gwa'sala-'Nakwax'xw First Nation Siren Test 10:19 am
October 23 Port Hardy Twinning Society, 7:00 pm Council Chambers
October 24 Council: Committee of the Whole, 6:00 pm Council Chambers
Council: Regular Council Meeting, 7:00 pm Council Chambers

N. NOTICE OF IN CAMERA MEETING

No In Camera meeting scheduled at this time.

- O. ADJOURNMENT** Motion required 1. 2. Time:



**MINUTES OF THE DISTRICT OF PORT HARDY
SPECIAL COUNCIL MEETING
TUESDAY SEPTEMBER 12, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

PRESENT: Mayor Hank Bood, Councillors Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson, John Tidbury and Leightan Wishart

ALSO PRESENT: Allison McCarrick, Chief Administrative Officer, Heather Nelson-Smith, Director of Corporate Services; Adrian Maas, Director of Financial Services

REGRETS: Abbas Farahbakhsh, Director of Operational Services;

MEDIA: None **MEMBERS OF THE PUBLIC:** None

SC2017-042
AGENDA
ACCEPTED AS
PRESENTED

A. CALL TO ORDER

Mayor Bood called the meeting to order at 5:45 pm.

B. APPROVAL OF AGENDA AS PRESENTED

Moved/Seconded/Carried

THAT the agenda for the Special Meeting of Council September 12, 2017 be accepted as presented.

C. MOTION TO CLOSE MEETING TO THE PUBLIC (IN CAMERA)

Motion required as per section 92 of the *Community Charter* that the meeting be closed to the public for the purposes of discussing:

1. Subject matter related to *Community Charter*:

SECTION 90 (1)

- (c) labour relations or other employee relations;
- (g) litigation or potential litigation affecting the municipality;
- (k) negotiations and related discussions 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;

SC2017-043
CLOSE
MEETING TO
PUBLIC
COMMUNITY
CHARTER
SEC90(1) (c) (g)
(k)

Moved/Seconded/Carried

THAT in accordance with section 92 of the *Community Charter*, that the meeting be closed to the public as per *Community Charter* section 90(1)

SECTION 90 (1)

- (c) labour relations or other employee relations;
- (g) litigation or potential litigation affecting the municipality;
- (k) negotiations and related discussions 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;

D. ADJOURNMENT

Moved

THAT the Special Meeting of Council adjourn.

Time: 5:53 pm

CORRECT

APPROVED

SC2017-044
ADJOURNMENT

DIRECTOR OF
CORPORATE SERVICES

MAYOR



**MINUTES
DISTRICT OF PORT HARDY
COMMITTEE OF THE WHOLE MEETING
TUESDAY SEPTEMBER 12, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

PRESENT: Mayor Hank Bood, Councillors Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson, John Tidbury and Leightan Wishart

ALSO PRESENT: Allison McCarrick, Chief Administrative Officer; Heather Nelson-Smith, Director of Corporate Services; Abbas Farahbakhsh, Director of Operational Services, Adrian Maas, Director of Finance; Leslie Driemel, Recording Secretary

MEDIA: N. I. Eagle and N.I. Gazette

MEMBERS OF THE PUBLIC: 12

COW 2017-016
APPROVAL OF
AGENDA AS
PRESENTED

A. CALL TO ORDER

Mayor Bood called the meeting to order at 6:00 pm.

B. APPROVAL OF AGENDA

Moved/Seconded/Carried

THAT the agenda for the Committee of the Whole meeting of September 12, 2017 be accepted as presented.

C. DELEGATION

1. 6:00 pm Presentation by Gordon Patterson re: Proposed Seniors Residence Center

The Senior's Residence Center Proposal information package on projected construction cost, operational budget, and income projection for a proposed conversion of the Providence Place Hotel into a supportive care seniors residential and activity center was previously circulated to Council

Mr. Patterson gave a PowerPoint presentation that outlined the plan for a North Island Seniors residence at the Providence Place Hotel. Information included:

- The need for a North Island transitional / assisted living seniors' residence.
- Renovations to the hotel are needed and the building could be expanded in the future to accommodate more seniors.
- Projected costs at \$5 million.
- BC Housing working with the proponents and may become major renovation funding source.
- Expecting additional funding of \$1.5 million through legacy sponsorships.
- Forming a foundation to run the center through a board of directors and site manager.
- Need for community involvement: directors, operating society, investors, help with grant applications and development of a business plan.

Mr. Patterson advised there is support from local physicians for the project. He requested Council members raise awareness about the project in the community and provide letters of support for grant applications as needed.

Council members commented:

- That the project is a much needed service in the community.
- That the District will help where and when it can.

Mayor Bood thanked Mr. Patterson for his informative presentation for all the hard work that has been done to bring the project along this far.

2. 6:30 pm Staff Sgt Wes Olsen, RCMP re: Quarterly report to Council.

Staff Sergeant Olsen provided an overview of the RCMP activities for the second quarter of 2017. The review included numbers and types of case files for the quarter.

Council discussion with Staff Sgt. Olsen included:

- Reduction in file numbers possibly due to limited staff resources in the past months.
- Update on new members, incoming members and office staff; that by December 2017 the detachment should be at full capacity.
- Progress on renovations at the detachment.

D. NEW BUSINESS

No new business

E. ADJOURNMENT

MOVED

THAT the Committee of the Whole adjourn.

Time: 7:02 pm

CORRECT

APPROVED

DIRECTOR
OF CORPORATE SERVICES

MAYOR

COW 2017-017
ADJOURNMENT



**MINUTES OF THE DISTRICT OF PORT HARDY
REGULAR COUNCIL MEETING
SEPTEMBER 12, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

PRESENT: Mayor Hank Bood, Councillors Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson, John Tidbury and Leightan Wishart

ALSO PRESENT: Allison McCarrick, Chief Administrative Officer; Heather Nelson-Smith, Director of Corporate Services; Abbas Farahbakhsh, Director of Operational Services; Adrian Maas, Director of Financial Services; Leslie Driemel, Recording Secretary

MEDIA: N.I. Eagle and N. I. Gazette

MEMBERS OF THE PUBLIC: 3

A. CALL TO ORDER

Mayor Bood called the meeting to order at 7:05 pm.

B. APPROVAL OF AGENDA

Mayor Bood advised of an addendum to the agenda.

F. CORRESPONDENCE:

6. Email from Russ Hellberg, 101 Squadron (Sept 12/17) re: Battle of Britain Commemoration requests.

Councillor Marcotte commented that the address on bottom of page 47 should be 6715 Bear Cove Highway

Moved/Seconded/Carried

THAT the agenda for the Regular Council meeting of September 12, 2017 be accepted as amended.

C. ADOPTION OF MINUTES

1. Minutes of the Committee of the Whole meeting held August 8, 2017.

Moved/Seconded/Carried

THAT the minutes of the Committee of the Whole meeting held August 8, 2017 be accepted as presented.

2. Minutes of the Regular Council meeting held August 8, 2017.

Moved/Seconded/Carried

THAT the minutes of the Regular Council meeting held August 8, 2017 be accepted as presented.

3. Minutes of the Special Council meeting held August 8, 2017.

Moved/Seconded/Carried

THAT the minutes of the Special Council meeting held August 8, 2017 be accepted as presented.

D. DELEGATIONS

1. Jim Henschke and Nita Klatt, The Bait Shack; re Update on Tourism Services at Bear Cove Recreation Site.

2017-127
AGENDA SEPT
12/17 ACCEPTED
AS AMENDED

2017-128
COW MEETING
MINUTES AUG 8/17
ACCEPTED

2017-129
REGULAR COUNCIL
MEETING MINUTES
AUG 8/17
ACCEPTED

2017-130
SPECIAL COUNCIL
MEETING MINUTES
AUG 8/17
ACCEPTED

J. HENSCHKE RE
BEAR COVE
RECREATION SITE
SUMMER UPDATE

Mr. Henschke gave a review of the activities and reviewed issues and concerns that arose during the summer at the Bear Cove Recreation site. Council was advised revenues were \$16,000, up from \$7,000 in 2016 and bookings for next year have been requested.

Council thanked Mr. Henschke and Ms Klatt for their work at the Bear Cove Recreation site.

E. ACTION ITEMS

ACTION ITEMS

1. Council action items were received for information.
2. Wildfire Relief Donation

2017-131
\$500 DONATION TO
SALVATION ARMY
FOR WILDFIRE
RELIEF

Heather Nelson-Smith reviewed Council's direction to staff to research matching federal government funding for donations to either the Salvation Army or the Canadian Red Cross for the donations to the BC wildfire relief. Council was advised that there are no federal government matching funding programs available. A list of organizations for wildfire relief was included in the agenda package.

Moved/Seconded/Carried

THAT Council donate \$500 to the Salvation Army for BC Wildfire Relief efforts.

F. CORRESPONDENCE

2017-132
\$500 DONATION TO
N. I. HIGHLAND
DANCE ASSOC.

1. Robin Hunt & Lisa Greer, Mt. Waddington Highland Dancing Association (Aug 11/17) re: Invitation to Sponsor 9th Annual North Island Highland Dance Competition Saturday October 14, 2017.

Moved/Seconded/Defeated

THAT Council donate \$500 and become a title sponsor for the 9th Annual North Island Highland Dance Competition.

Council discussion included:

- The District support of other youth organizations in the community.
- Past, future and upcoming requests meeting agenda.
- Donation of pins only for contestant gift bags
- Reducing the donation amount.

Staff advised that there is \$223 in the grant in aid budget and \$1,000 in the Community Program fund.

2017-133
\$250 DONATION &
DISTRICT PINS TO
N. I. HIGHLAND
DANCE ASSOC.

Moved/Seconded/Defeated

THAT Council donate \$250 and supply District pins for the contestant gift bags for the 9th Annual North Island Highland Dance Competition.

2. Louisa Bates, Visitor Services & Marketing Manager, Port Hardy & District Chamber of Commerce (Aug.28/17) re: Request for support for 2018 Pumpkin Patch Walk.

2017-134
VISITOR CENTER /
CH OF COMMERCE
2017 PUMPKIN
PATCH WALK

Moved/Seconded/Carried

THAT Council approves the request of the Port Hardy Visitor Center & Chamber of Commerce for the 2017 Pumpkin Patch Walk event to take place on November 1, 2017 as requested namely:

- Use of the seawall from Rotary Park to Tsulquate Park.
- Use of Carrot Park.
- Have the seawall lights turned off from 6:00 pm to 9:00 pm that evening.
- Use of wheelbarrows as available from Public Works.
- Access to power outlets in the park area.
- Use of barricade equipment.

2017-135
PROCLAIM
SEPTEMBER 2017
LITERACY MONTH

3. Requests for Proclamations – Sponsored by Mayor Bood
 - a) September as Prostate Cancer Month, was previously approved by Council in January of 2017.
 - b) Trish Weatherall, Literacy Outreach Coordinator, Mount Waddington Literacy Now September as Literacy Month in Port Hardy (Aug 24/17).

Moved/Seconded/Carried

THAT Council proclaim September 2017 as Literacy Month in Port Hardy.

- c) Sponsored by Councillor Dugas
Jessie Christopherson, Recycling Council of BC (Sept.6/17) re: Request to proclaim October 16-22, 2017 Waste Reduction Week.

2017-136
PROCLAIM OCT 16-
22/17 WASTE
REDUCTION WEEK

Moved/Seconded/Carried

THAT Council proclaim October 16-22, 2017 as Waste Reduction Week.

4. Stephanie Nelson, North Island Building Blocks Coordinator (Sept.6/17) re: Request for permission for ceremonial fire Monday September 11, 2017 – Gift of Life Event. Request emailed to Council September 7, 2017 for Council poll.

Council members discussed their support of the actual Gift of Life event but advised that that they could not support a request for a ceremonial fire during a municipal / provincial fire ban. It was commented that, due to inclement weather, the event was moved to the Civic Center. Staff advised that the email poll required formal ratification by Council.

2017-137
CEREMONIAL FIRE
AT GIFT OF LIFE
EVENT

Moved/Seconded/Defeated

THAT Council approve the request by Stephanie Nelson, North Island Building Blocks Coordinator for permission for ceremonial fire Monday September 11, 2017 – Gift of Life Event.

5. Sandra Boyd, Triport Rider for 20th Annual Tour de Rock - Cops for Cancer re: Invitation to attend Tour de Rock Event at Kwa'lilas Hotel September 16, 2017 and request for donation to silent auction.

Council discussed available funding and suitable donations to the Tour de Rock silent auction event. Staff will arrange donation of a suitable art item from District inventory.

2017-138
TOUR DE ROCK
SILENT AUCTION
DONATION

Moved/Seconded/Carried

THAT Council approve donation of a suitable art item selected by staff for the Tour de Rock silent auction event.

LATE ITEM

6. Email from Russ Hellberg, 101 Squadron (Sept 12/17) re: Battle of Britain Commemoration requests:
 - a) to use Carrot Park and Port Hardy/First Nations Cenotaph on September 24, 2017 for annual Battle of Britain parade.
 - b) that the RCAF flag be flown in that location from September 18-25, 2017.

2017-139
BATTLE OF BRITIAN
COMMEMORATION
APPROVED

Moved/Seconded/Carried

THAT Council approve the request by Russ Hellberg, 101 Squadron to use Carrot Park and Port Hardy/First Nations Cenotaph on September 24, 2017 for the annual Battle of Britain parade AND THAT the RCAF flag be flown in that location from September 18-25, 2017.

G. NEW BUSINESS

No New Business.

H. COUNCIL REPORTS

COUNCIL REPORTS

Councillors Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson, John Tidbury and Leighton Wishart reported on their recent meetings and other activities they attended and/or undertook on behalf of the District.

I. COMMITTEE REPORTS

1. Draft minutes of the First Nations Relations Committee meeting held August 8 2017 were received for information.
2. Draft minutes of the Tourism Advisory Committee meeting held August 14, 2017. were received for information.
3. Draft minutes of the Operational Services Committee meeting held August 21, 2017 were received for information. Councillor Tidbury reviewed the presentation by Rick Milligan regarding a windmill blade site in Port Hardy.
Recommendation:
THAT Council support in principle the windmill blade project AND THAT Rick Milligan be asked to further investigate and bring forward information on the donation, delivery, installation, funding donations and possible installation sites to the Operational Services Committee for further review.

2017-140
SUPPORT IN
PRINCIPLE
WINDMILL BLADE
PROJECT

Moved/Seconded/Carried

THAT Council support in principle the windmill blade project AND THAT Rick Milligan be asked to further investigate and bring forward information on the donation, delivery, installation, funding donations and possible installation sites to the Operational Services Committee for further review

4. Draft minutes of the Parks and Recreation Committee meeting held August 24, 2017 were received for information.

Staff updated Council on the pickle ball program that is being offered through the Recreation Department and being promoted through social media.

J. STAFF REPORTS

1. Accounts Payable August 2017, was received for information.
2. Abbas Farahbakhsh, Director of Operational Services (Aug 25/17) re: Purchase of New Single Axle Hook Lift Truck.

Abbas Farahbakhsh, Director of Operational Services reviewed the Request for Quotation process, bid review and the closeness in price and District requirements provided the two final selections. The final choice was made on the basis of level of service and warranty provided.

Moved/Seconded/Carried

THAT Council authorize the award for the Single Axle Hook Lift Truck tender to Harbour International for the tender price of \$244,043.35 (\$217,744 + \$63 Tire Levy+ \$10,890.35 GST + \$100 AC Tax+ \$15,246 PST). **AND FURTHER THAT** Council authorizes \$233,153 be borrowed, under section 175 of the *Community Charter*, from the Municipal Finance Authority, for the purpose of funding the single axle hook lift truck purchase; **AND THAT** the loan be repaid within five years, with no rights of renewal. The annual principal and interest payments to be funded as amended in the 2017-2021 financial plan.

2017-141
TENDER AWARD
SINGLE AXLE HOOK
LIFT TRUCK

3. Adrian Maas, Director of Financial Services (Aug.31.17) re: Additional Funds for additional repairs to Curling Club Roof.

Council and staff discussed the need for further repairs to the Curling Club roof that have been revealed during the roof repair process. Discussion included:

- Immediate repairs to the roof structure are necessary.
- The scope of the required extra work is not yet able to be determined.
- That the wall sections are not as badly damaged as previously thought.
- The need to properly maintain existing District facilities in future years.
- Total cost for Curling Club repairs could total \$190,000 to \$200,000.

2017-142
CURLING CLUB
ROOF ADDITIONAL
FUNDS FOR
REPAIRS

Moved/Seconded/Carried

THAT Council amend the 2017-2021 Financial Plan to provide funds sufficient to complete the repairs to the Curling Club roof structure.

4. Adrian Maas, Director of Financial Services (Aug 31/17) re: Repair/Replacement of Unit 20 –2009 Ford F550.

Abbas Farahbakhsh, Director of Operational Services discussed with Council:

- The repair history of Unit 20.
- The estimated costs of repairs to Unit 20 and ongoing issues of that year and model of the Ford F550.
- The life expectancy of the Unit 20.
- Concerns other mechanical issues may arise.
- The variety of uses the truck provides throughout the year.
- Current number of vehicles in the District fleet.
- Purchasing and using the proper vehicle for the appropriate job.

Adrian Maas, Director of Financial Services reviewed the financial implications to the District regarding the options to repair/replace the vehicle.

2017-143
REPLACE UNIT 20 -
2009 FORD F550

Moved/Seconded/Carried

THAT Council approve replacing the 2009 Ford F550 with a new unit after conducting a request for quotes to expedite and using funds authorized in an amount up to \$135,000 to be borrowed under section 175 of the *Community Charter* and that the loan be repaid within five years, with no rights of renewal, with the annual principal and interest to be funded from general taxation.

5. Heather Nelson-Smith, Director of Corporate Services re: Development Variance Permit DVP 02-2017 - 6185 Hunt St

Heather Nelson-Smith, Director of Corporate Services reviewed the request and reasons for the requested development variance and advised that the applicants were in the gallery should Council wish to ask questions of them. Council was advised the applicants want to run a child therapy clinic from the accessory building and were advised that under existing business license and zoning bylaw requirements a home based business can only be operated from within the primary residence, not from an accessory building. The alternative to approving Development Variance Permit 02-2017 would be legal action to remove or reduce the structure from the side yard setback. Properties within 50m of applicant were notified. While two negative comments were received they spoke to the fact that there are past issues with the structure being built without approval and permits.

Mayor Bood invited Mr. and Mrs. Williams to the Council table and discussion with Council included:

- No knowledge prior to purchase completion that the accessory building was erected without a proper building permit process being followed.
- That they have been advised by the building contractor that neither he nor the owner took out at permit at time of construction.
- They are concerned about the Chapter 57 designation that will be put on the property title by the District and future resale implications.
- That any building scheme requirements are upheld by the developer, not the District.

- That the only recourse to meet bylaw requirements appears to be to demolish the accessory building and reconstruct it as an attachment to the existing dwelling.
- That the therapy service they want to provide is needed in the community.

Moved/Seconded/Carried

2017-144
DVP-02-2017
APPROVED
LOT 14, PLAN 57382
6185 HUNT ST

THAT Council approves Development Variance Permit DVP-02-2017 to vary the provisions of section 6.3 (d) of Port Hardy Zoning Bylaw No. 1010-2013, to: allow for the reduction of the principle use building interior side yard in the R-2 Zone from 1.5 metres to 0 metres on the south-east side of the property for the current structure only. With respect to the property legally described as Lot 14, Plan 57382, Section 30, Township 6 PID 018-442-897. AND FURTHER THAT the Director of Corporate Services be authorized to execute the permit accordingly.

K. CURRENT BYLAWS AND RESOLUTIONS

1. Bylaw 1069-2017 A Bylaw to Amend Zoning Bylaw No. 1010-2013 Rezone Lot A, Plan VIP59871 6715 Bear Cove Highway. For First Reading.

Heather Nelson-Smith, Director of Corporate Services reviewed the zoning history of the property at 6715 Bear Cove Highway, the caretaker cottage and the request to rezone the property from Marine Industrial to Rural Residential.

Moved/Seconded/Carried

2017-145
BYL 1069-2017
REZONE LOT A
PLAN VIP59871
FIRST READING &
PUBLIC HEARING

THAT Bylaw 1069-2017 A Bylaw to Amend Zoning Bylaw No. 1010-2013 rezone Lot A, Plan VIP59871 6715 Bear Cove Highway receive First Reading and proceed to Public Hearing on September 19, 2017.

L. PENDING BYLAWS

No pending bylaws.

M. INFORMATION AND ANNOUNCEMENTS

Information and announcements in the agenda package were received for information.

N. NOTICE OF IN CAMERA MEETING

O. ADJOURNMENT

2017-146
ADJOURNMENT

Moved

THAT the meeting be adjourned.

Time: 8:55pm

CORRECT

APPROVED

DIRECTOR OF
CORPORATE SERVICES

DEPUTY MAYOR



**MINUTES OF THE DISTRICT OF PORT HARDY
SPECIAL COUNCIL MEETING
TUESDAY SEPTEMBER 19, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

PRESENT: Mayor Hank Bood, Councillors Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson and John Tidbury

ALSO PRESENT: Allison McCarrick, Chief Administrative Officer, Heather Nelson-Smith, Director of Corporate Services

MEDIA: None **MEMBERS OF THE PUBLIC:** None

A. CALL TO ORDER

Mayor Bood called the meeting to order at 7:00 pm

B. APPROVAL OF AGENDA AS PRESENTED

SC2017-045
AGENDA
ACCEPTED AS
PRESENTED

Moved/Seconded/Carried

THAT the agenda for the Special Meeting of Council September 19, 2017 be accepted as presented.

C. CURRENT BYLAWS AND RESOLUTIONS

Bylaw 1069-2017 A Bylaw to Amend Zoning Bylaw No. 1010-2013 Rezone Lot A, Plan VIP59871 6715 Bear Cove Highway

SC2017-046
BYL 1069-2017
REZONE LOT A
PLAN VIP59871
SECOND AND
THIRD
READING

Moved/Seconded/Carried

THAT Bylaw 1069-2017 A Bylaw to Amend Zoning Bylaw No. 1010-2013 rezone Lot A, Plan VIP59871 6715 Bear Cove Highway receive Second and Third Reading.

D. ADJOURNMENT

SC2017-047
ADJOURNMENT

Moved

THAT the Special Meeting of Council adjourn.

Time: 7:02 pm

CORRECT

APPROVED

DIRECTOR OF
CORPORATE SERVICES

MAYOR



**MINUTES OF THE DISTRICT OF PORT HARDY
PUBLIC HEARING HELD SEPTEMBER 19, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

PRESENT: Mayor Hank Bood, Councillors Pat Corbett-Labatt, Dennis Dugas, Rick Marcotte, Fred Robertson and John Tidbury

ALSO PRESENT: Allison McCarrick, Chief Administrative Officer
Heather Nelson-Smith, Director of Corporate & Development Services

MEDIA: None **MEMBERS OF THE PUBLIC:** None

Mayor Hank Bood, called the Public Hearing to order at 6:00 pm.

Mayor Bood advised that this public hearing is being held in accordance with the *Local Government Act* to allow the public to make representations to the District of Port Hardy regarding proposed District of Port Hardy Zoning Bylaw Amendment Bylaw No. 1069-2017 he indicated a copy of the proposed Bylaw is available at the table by the entrance to the Council Chambers and that if people wished to speak, to please add their name to the List of Speakers at the same table.

Mayor Hank Bood advised that notice of this public hearing was published in two consecutive issues of the North Island Gazette Newspaper on September 6 and 13, 2017 and was posted on the public notice board at the District of Port Hardy Municipal Hall located at 7360 Columbia Street, Port Hardy, BC. A notice was also mailed to the owners and tenants of the properties within 50 metres of the subject property and the notice and applications were made available on the website.

Mayor Bood indicated that all persons who believe that their interests are affected by proposed Bylaw No. 1069-2017 will be given an opportunity to be heard respecting matters contained in the Bylaws.

The Director of Development Services then reviewed the bylaws in order and explained the intent of the proposed changes to the bylaw.

Bylaw 1069-2017

- a) Rezone Lot A, Section 32, Township 6, Rupert District, Plan VIP59871 PID 018-956-173 known by civic address 6715 Bear Cove Highway, from M-2 Marine Industrial to RR-1 Rural Residential as shown on Schedule "A" attached to and forming part of this bylaw.

- b) Schedule B: Zoning Map – Central is amended by changing the applicable zone of the property legally described as Lot A, Section 32, Township 6, Rupert District, Plan VIP59871 PID 018-956-173 known by civic address 6715 Bear Cove Highway to RR-1 Rural Residential.

The Director of Corporate Services reported to Council that no comments were received in advance of the Public hearing to share with the Council.

Mayor Bood called the first time for speakers to the proposed bylaw amendment Bylaw 1069-2017. No comments.

Mayor Bood called the second time for speakers to the proposed bylaw amendment Bylaw 1069-2017. No comments.

Mayor Bood called the third time for speakers to the proposed bylaw amendment Bylaw 1069-2017.
No comments.

No final comments or input was forthcoming

The Public Hearing was closed.

Time: 6:10 pm

CERTIFIED CORRECT:

DIRECTOR
OF CORPORATE SERVICES

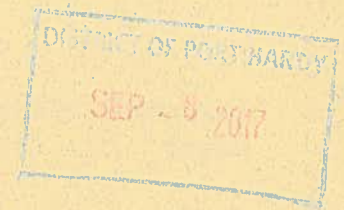
MAYOR

ITEM	ACTION REGULAR MEETING SEPTEMBER 12, 2017	WHO	STATUS /COMMENTS
\$500 Donation to BC Wildfire Relief	Issue cheque	AM	Done
Donate \$250 and supply District pins for the contestant gift bags for the 9th Annual North Island Highland Dance Competition.	-Issue cheque -Advise of funding & arrange for pins to be picked up	AM HN-S	Done Done
Request for support for 2017 Pumpkin Patch Walk.	Approved as requested Advise L. Bates Arrange wheelbarrows etc	HN-S SM	
Proclamations a) September as Prostate Cancer Month b) September as Literacy Month in Port Hardy c) October 16-22, 2017 Waste Reduction Week	Proclaimed as requested Issue proclamations, post on social media	LD	Done
Tour de Rock - Cops for Cancer re: Invitation to attend Tour de Rock Event at Kwa'ililas Hotel September 16, 2017 and request for donation to silent auction.	Approved: Donate art item Advise and arrange for pick up	HN-S	Done
101 Squadron (Sept 12/17) re: Battle of Britain Commemoration requests: a) to use Carrot Park and Cenotaph on September 24, 2017 for annual Battle of Britain parade. b) that the RCAF flag be flown from Sept 18-25	Approved: Advise R. Hellberg Arrange to fly Flag	HN-S SM	Done Done
Draft minutes of the Operational Services Committee meeting held Aug 21/17.	Recommendation Approved: Support in principle the windmill blade project AND THAT Rick Milligan be asked to further investigate and bring forward information on the donation, delivery, installation, funding donations and possible installation sites to the Op Scvs Comm for further review. -advise Rick Milligan	AF/RT	
Purchase of New Single Axle Hook Lift Truck.	Approved. Proceed as directed Proceed with purchase Proceed with financing	AF AM	
Repair/Replacement of Unit 20 –2009 Ford F550.	Approve: proceed as directed Proceed with purchase Proceed with financing	AF AM	
Development Variance Permit DVP 02-2017 - 6185 Hunt St	Approved Advise applicant	HN-S	
Bylaw 1069-2017 A Bylaw to Amend Zoning Bylaw No. 1010-2013 Rezone Lot A, Plan VIP59871 6715 Bear Cove Highway.	First reading given and direction to proceed to Public Hearing Sept 19/17	HN-S	
ITEM	ACTION REGULAR MEETING AUGUST 8, 2017	WHO	STATUS /COMMENTS
Canada Day 2018	Staff to request public support for planning Canada Day activities		Expression of Interest to be advertised January 2018
Curling Club and Dog Pound Roof Replacements	Approved as presented. -Proceed with awards. -Amend 2017-2021 Financial Plan	AF AM	

Smoking Regulation Bylaw 1068-2017.	Advertise 3 rd Reading and Adoption	HNS	Future agenda for 3rd reading
ITEM	ACTION REGULAR MEETING JUNE 27, 2017	WHO	STATUS /COMMENTS
K. McGhee Port Hardy Rangers re: Request for District support for October training exercise – helicopter landing in Tsulquate Park	Approved as requested Advise Mr. McGhee and get copy of insurance for event.	HN-S	Waiting for confirmation from govt



**GREEN COMMUNITIES
COMMITTEE**



Ref: 206635

September 1, 2017

His Worship Mayor Hank Bood and Councillors
District of Port Hardy
PO Box 68
Port Hardy BC V0N 2P0

Dear Mayor Bood and Councillors:

On behalf of the joint Provincial-Union of British Columbia Municipalities (UBCM) Green Communities Committee (GCC), we would like to extend our congratulations for your successful efforts to undertake significant corporate or community-wide climate action to reduce GHG emissions in the 2016 reporting year.

As a signatory to the Climate Action Charter, you have demonstrated your commitment to work with the Province of British Columbia and UBCM to take action on climate change and to reduce greenhouse gas emissions in your community and corporate operations.

The work that local governments are undertaking to reduce their corporate emissions demonstrates significant climate leadership and sets the stage for broader climate action in the community. Your leadership and commitment continues to be essential to ensuring the achievement of our collective climate action goals.

The GCC was established under the Charter to support local governments in achieving their climate goals. In acknowledgement of the efforts of local leaders, the GCC is again recognizing the progress and achievements of local governments such as yours through the multi-level Climate Action Recognition Program. A description of this program is enclosed for your reference.

As a Charter signatory who has achieved Level 1 and Level 2 recognition, and demonstrated significant climate action (corporately or community-wide) to reduce GHG emissions for the 2016 reporting year, you have been awarded Level 3 recognition – 'Accelerating Progress on Charter Commitments'.

.../2

DISTRICT OF PORT HURDY
SEP - 8 2017

Mayor Bood and Councillors
Page 2

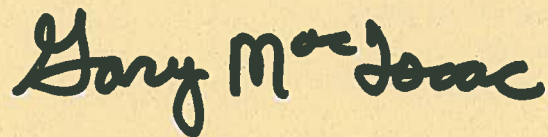
In recognition of your significant achievements, the GCC is very pleased to provide you with climate action community branding for use on websites and letterheads. An electronic file with the 2016 logo will be provided to your Chief Administrative Officer. Also enclosed is a *BC Climate Action Community 2016 – Climate Leader* window decal, for use on public buildings.

Congratulations again on your achievement. We applaud your leadership and wish you continued success in your ongoing commitment to the goal of corporate carbon neutrality, and your efforts to reduce emissions in the broader community.

Sincerely,



Tara Faganello
Assistant Deputy Minister
Local Government Division
Ministry of Municipal Affairs and Housing



Gary Maclsaac
Executive Director
Union of British Columbia Municipalities

Enclosures



GCC Communiqué on the Climate Action Recognition Program

B.C. local governments continue to play a critical role in reducing GHG emissions across the province. In acknowledgment of the ongoing efforts of local leaders, the joint Provincial-UBCM Green Communities Committee (GCC) is pleased to continue the Climate Action Recognition Program (*Recognition Program*) for B.C. local governments for the 2016 reporting year. This is a multi-level program that provides the GCC with an opportunity to review and publicly recognize the progress and achievements of each Climate Action Charter (*Charter*) signatory. Recognition is provided on an annual basis to local governments who demonstrate progress on their *Charter* commitments, according to the following:

Level 1: Demonstrating Progress on Charter Commitments

Local governments who demonstrate progress on fulfilling one or more of their *Charter* commitments will receive a letter from the GCC acknowledging their accomplishments.

Level 2: Measuring GHG Emissions

Local governments that achieve level 1, have completed a corporate carbon inventory for the reporting year and demonstrate that they are familiar with the Community Energy and Emissions Inventory (CEEI) for their community receive a letter from the GCC and a 'BC Climate Action Community 2016' logo, for use on websites, letterhead, etc.

Level 3: Accelerating Progress on Charter Commitments (NEW this year)

Local governments that achieve levels 1 and 2 and demonstrate significant corporate or community-wide climate action to reduce GHG emissions in the reporting year receive a letter from the GCC and a 'BC Climate Action Community 2016 – Climate Leader' logo, for use on websites, letterhead, etc.

Level 4: Achievement of Carbon Neutrality

Local governments that achieve carbon neutrality in the reporting year receive a letter from the GCC and a 'BC Climate Action Community 2016 – Climate Leader - Carbon Neutral' logo, for use on websites, letterhead, etc.

To be eligible for the *Recognition Program*, local governments must fulfill the public reporting requirements of the Climate Action Revenue Incentive Program (CARIP) including reporting on their progress to carbon neutrality. The GCC will determine recognition levels for the *Recognition Program* based on the information included in each local government's annual CARIP public report. Further information on CARIP and the public reporting requirements is available online.

Excellent health and care for everyone,
everywhere, every time.



September 7, 2017

Mayor Hank Bood and Council
District of Port Hardy
PO Box 68
Port Hardy, BC V0N 2P0



Dear Mayor Bood and Council,

Re: Requesting Support for Campbell River's "Home Away From Home"

Please accept this letter as a formal request for the support of Campbell River's "Home Away from Home" project. This project would provide a safe and culturally welcoming accommodation for North Island patients and their families to stay near the hospital while requiring health-care services in Campbell River.

Island Health recognizes that North Island families are often faced with significant travel times in order to access hospital-based care. This travel time to Campbell River Hospital can exceed 4 hours and can require boat and/or plane travel. During moments of crisis, this travel time, combined with finding appropriate accommodation near to the hospital, can contribute to increased emotional and economic stress for both patients and their families.

We hope that by building this accommodation we can affect change in the following ways:

- ✓ *Increased access to safe and affordable shelter during times of medical needs*
- ✓ *Decreased stress and poor health during times of crisis*
- ✓ *Improved birth outcomes for pregnant women from outside of Campbell River*
- ✓ *Decreased acute health care costs*

At this time, we would like to request support from the ^{District of Port Hardy} ~~{City of Campbell River}~~ in principle so as we can move forward with the "Home Away From Home" planning as soon as possible.

We thank you in advance for your support.

Sincerely,

Pauline Bernard, Director Geo 1, Island Health
Jeff Beselt, Executive Medical Director, Geo 1, Island Health

Enclosed: Campbell River's "Home Away From Home" Overview

Director's Office Geo 1

Located at: 220 Dogwood Street | Campbell River, BC V9W 3V1
Canada

Tel: 250-850-2141 x. 67929 |
Fax: 250-850-2639

Campbell River's *Home Away From Home* Project Overview 2017



Issue

Within the North Island, families are often faced with significant travel times in order to access hospital-based care. This travel time to Campbell River Hospital can be 4 hours or more. During moments of crisis, this travel time, combined with finding appropriate accommodation near to the hospital, can contribute to increased emotional and economic stress for both patients and their families.

Opportunity

The factors that have created this opportunity include:

- Available land on the Campbell River Hospital site
- Construction of the new hospital has brought together a team of organizations that specialize in architecture, engineering, trades, design, and finance who may be willing to provide in-kind contributions to build accommodation
- Interest from the Children's Health Foundation of Vancouver Island
- The creation of a *Network for Improving Maternity Care for Aboriginal Women and Families Across North Island*.



Project Goal

The goal of Campbell River's "*Home Away From Home*" project is to provide a safe and culturally welcoming accommodation and resting place for North Island patients and their families to stay near the hospital while requiring health care services in Campbell River. A priority focus will be women who've travelled to Campbell River to give birth.

Objectives

- Increased access to safe and affordable shelter during times of medical needs
- Decreased stress and poor health during times of crisis
- Improved birth outcomes for pregnant women from outside of Campbell River
- Decreased acute health care costs

Project Description

The project will build a home for patients and their families on available land adjacent to the new Campbell River Hospital, and will include space for a medical hostel open to any visiting patient or family member in the same facility. It is hoped to include:

- 5 large family rooms, with full bathrooms
- 1 large common kitchen
- Common daily living areas
- Cultural spaces
- Day-use showers, computers, phones
- Outdoor patio and play area for children
- Parking areas
- Short stay bedroom & bath



Quatsino First Nation

Community Wellness Worker

305 Quattishe Rd.

Coal Harbour, B.C.

V0N 1K0

frankie@quatsinofn.ca

Phone: (250) 949-7161

Fax: (250) 949-9224

Monday, September 11, 2017

Advised by email Sept 22/17 event
will be held in November the 3rd and 4th

To Whom It May Concern:

My Name is Frankie Nelson and I am working for Quatsino First Nations as the Community Wellness Worker.

I am writing this letter in regards to Samaya Entertainment, which we would love to bring to Port Hardy for our youth. The Samaya Entertainment includes big names such as Joey Stylez, Suzette Amaya, Dani & Lizzy.

They provide excellent topics such Building confidence & Esteem, Suicide prevention, Anti-bullying and much more. I have included the poster and the costs. We are writing this letter to ask for donations to help for the costs for this event.

We feel after the sad tragic loss of a young man Chase Hanuse who had sadly passed last month to suicide, that this would be a great opportunity to have these workshops for our youth of Port Hardy as this loss did affect all. This passing of this young boy Chase sure hit the heart to all of our surrounding communities of Port Hardy.

I have included a post written & shared by a friend of Chase Hanuse just to show the heartache of one of our youth.

Thank you for your time and consideration and we look forward to hearing back from you as soon as possible. Our date for this event is set for November 3rd & 4th.

Sincerely,

Frankie Nelson

Kayley's post

I have no idea where to start this... Besides with we all love you. No matter what we always have and always will love you. **Chase Hanuse** you have no idea the impact you had on so many people's lives. You are one of my best friends and I would never of changed that for the world man. Every single day I got see that big smile light up mine and everyone's lives. Chase you deserved everything you ever dreamed for, you deserve so much. Not once in my mind did I ever or have I ever doubted you about anything because you were capable of anything you put your mind to. Chase you had the most amazing personality. You laugh and everything about you was contagious.

Nothing will ever be the same without you, you've changed me in so many ways. I'll never forget the countless days all of our friends would spend together. Or when you would come visit me at 3am when I was upset and couldn't sleep. I know things were tough and I always tried to be there. I am sorry I couldn't help more. I know you will always be there watching over everyone because whenever anyone needed you, you would be right there. Out of anyone in the world you deserved to be happy. You will always be on my mind and many others' all the time. Rest in sweet peace Chase.

I love you forever homie gone but never forgotten.



YOUTH WORKSHOPS CONCERT + DANCE

PRICE LIST

JOEY STYLEZ	\$3,500	1 WORKSHOP 1 SHARING OF HIS STORY & Q&A 45 MIN CONCERT 60 MIN AUTOGRAGH SIGNING
SUZETTE AMAYA	\$3,500-4,000	3-4 TOPICS / WORKSHOPS EMCEE CONCERT + DANCE 60 MIN AUTOGRAGH SIGNING
DANI & LIZZY	\$4,000	1-3 TOPICS / WORKSHOPS 45MIN CONCERT 60 MIN AUTOGRAGH SIGNING
DJ VIZUAL	\$1,800	VIDEO DANCE PARTY MUSIC SUITABLE FOR ALL AGES DANCE OFF AND PRIZES

TOPICS

- BUILDIING CONFIDENCE & ESTEEM
- DREAM BIG! - GOAL SETTING
- SUICIDE PREVENTION
- HEALTHY LIVING - DIET & EXERCISE
- ANTI-BULLYING & ONLINE BULLYING
- INDIGENOUS MUSIC & MEDIA INDUSTRY
- GRAFFITI ART
- SONGWRITING 101
- BEAT BOXING

SOUND EQUIPMENT & LIGHTNING

REQUIRED FOR BOOKING

- 25% BOOKING FEE TO SECURE
- TRAVEL & ACCOMODATIONS
- MEALS/MEAL STIPENDS
- LUGGAGE FEE IF FLOWN BY AIR

WE WILL PROVIDE AN EVENT POSTER

BOOKINGS 604.401.3641

SUZETTEAMAYA@GMAIL.COM | SAMAYAENTERTAINMENT.COM



JOEY STYLEZ



DANI & LIZZY



SUZETTE AMAYA



DJ VIZUAL

"Service Above Self"



District 5020

Rotary Clubs of Port Hardy and Port McNeill

PO BOX 1890, PORT HARDY, BC V0N 2P0

September 19, 2017

DISTRICT OF PORT HARDY
BOX 68
PORT HARDY, BC V0N 2P0



Dear Valued Supporter:

It is with great pleasure that we inform you of the upcoming 31st Annual Rotary Radio Auction, which will be held on November 4 & 5 at the Thunderbird Mall in Port Hardy. Once again, this Auction is a joint effort between the Rotary Clubs of Port Hardy and Port McNeill and will be broadcast live on 1240 Coast AM radio as well as on Shaw Cable Channel 10 (in Port Hardy).

Your past generosity has enabled us to undertake many projects in the North Island. For example, the Dillon Point Shelter, the addition of the Rotary Express train at the Rotary Centennial Playground, the Fort Rupert Library and Learning Centre, Rotary Trail in Port McNeill, Rotary Pavilion at Storey's Beach, the Seniors Housing Complex in Port Hardy, the waterfront cenotaph in Port McNeill, the boat launches in Port Hardy, the jointly funded senior's housing complex in Port McNeill, the North Island Born to Read Program, the emergency generator in Port McNeill, many parks, playgrounds, bus shelters, and other projects too numerous to mention. The North Island is also renowned for our support of the Rotary Youth Exchange Program, where we host foreign students in our homes and send local students from the North Island for one year stays in other countries.

All of these projects and services are supported by our fundraisers, the largest of which is the Annual Rotary Radio Auction. For thirty years this event has helped to generate funds which support important projects on the North Island and around the world.

We are again asking for your support by donating an item to the Auction. Your donation will receive valuable mention through local and social media outlets.

You will be contacted shortly by local Rotarian DAVIDA HUDSON. Thank you in advance for your continued support.

Yours truly,

Dale Dorward & Adam Ireton
Auction Chairpersons
Rotary Club of Port Hardy

Heather Patriquin
President
Rotary Club of Port Hardy

Bill Velie
Auction Chairperson
Rotary Club of Port McNeill

Trudy Lacasse
President
Rotary Club of Port McNeill

From: [Chris Parker](#)
To: general@porthardy.ca
Subject: request for support letter
Date: October-05-17 2:40:42 PM
Attachments: [Port Hardy draft support letter.docx](#)

Please find attached a support letter template for Sacred Wolf Friendship Centre's Housing First application. May we ask that it be put on the next Council agenda?

Thank you for your help.

Chris

Chris Parker
Coordinator, Mount Waddington Health Network

Port Hardy

Ms. Nicole Doucette
Prince George Nechako Aboriginal Employment & Training Association
198 Kingston Street
Prince George, BC V2L 1C3

DRAFT

Dear Ms. Doucette

The District of Port Hardy supports Sacred Wolf Friendship Centre's application for funding through the 2018 BC Rural and Remote Homelessness Partnering Strategy.

The District of Port Hardy is acutely aware of the needs in our region for services that address homelessness and housing insecurity. We have contributed to the development and implementation of Sacred Wolf's very successful 2016 Housing First pilot project through our participation in the Mt Waddington Health Network's "Wellness First" Committee, providing our civic centre at no cost for a region-wide Housing First Community Education forum, and assisting with integration with other resources.

Once the second phase of Sacred Wolf's Housing First project is in place, we anticipate our ongoing engagement to include:

- Ongoing mobilization of resources and community support
- Coordination of linkages to other services in Port Hardy and throughout the region
- Leveraging of staffing, facilities and other resources
- Continued planning and integration with other initiatives to ensure that Housing First strategies are sustainable beyond the grant period.

As noted in previous letters of support, there remains an acute need for Housing First resources to meet the needs of some of our most vulnerable community members. The 2018 BC Rural & Remote Homelessness Partnering Strategy represents a significant and much appreciated opportunity to build on the excellent work done this past year and to help ensure the sustainability of Housing First in our region.

Yours truly,



**MINUTES OF THE
DISTRICT OF PORT HARDY
EMERGENCY PLANNING COMMITTEE MEETING
AUGUST 28, 2017 AT 12 NOON
MUNICIPAL HALL 7360 COLUMBIA STREET**

Committee Members: Bob Hawkins, DPH Emergency Coordinator; Brent Borg Fire Chief, Port Hardy Fire Rescue; Rick Marcotte, Councillor DPH (Vice-Chair); Leighton Wishart, citizen; Heather Nelson-Smith, Director of Corporate Services; Bob Swain, Emergency Coordinator, Gwa'sala-'Nakwaxda'xw Nations

Also Present: Norm Hemphill, ESS Co-ordinator; Richard Hemphill, ESS Co-ordinator; Karla Broadfoot, ESS; Nat Pottage, BC Ambulance Service; Leslie Driemel, DPH Recording Secretary

Regrets: Councillor John Tidbury, DPH; Mike McCulley, Deputy Emergency Coordinator; Jeff Houle, J.D. Petroleum Ltd

A. CALL TO ORDER

Rick Marcotte (Vice-Chair), called the meeting to order. Time: 12:00 pm

B. APPROVAL OF AGENDA

DRAFT

Moved/Seconded/Carried

THAT the agenda for the Emergency Planning Committee meeting August 28, 2017 be accepted as presented.

EPC-2017-012
APPROVAL OF
AGENDA AS
PRESENTED

C. ADOPTION OF MINUTES

Minutes of the meeting held May 29, 2017.

Moved/Seconded/Carried

THAT the minutes of the Emergency Planning Committee meeting held May 29, 2017 be approved.

EPC-2017-013
APPROVAL OF
MINUTES MAY 29/17
APPROVED

DELEGATIONS

No delegations.

E. BUSINESS ARISING / UNFINISHED BUSINESS

1. Review and Update of Action Items.

Shake Zone - Heather Nelson-Smith advised that a Shake Zone visit was proposed for September 2018, but Shake zone wanted to add to their 2017 schedule. There was not enough time to include costs in the 2017 budgets for the suggested partnering organizations (Regional District, District of Port Hardy and Gwa'sala-'Nakwaxda'xw First Nations). A 2018 schedule will be sent when available but since Vancouver Island has had the Shake Zone at events three years in a row it might be 2019 before it comes back to Vancouver Island. It was requested that the item be kept in 2018 as well as 2019 budget considerations.

Information Binders – Circulated to committee members. Done

Terms of Reference Goals – Set by Committee. Done

Hazard Risk Assessment – add minor and major earthquakes. Done

Generator for Reception Center – Ongoing: Grant application to be in by Oct 31/17.

ACTION ITEM
REVIEW

Emergency Supplies at the Civic Center - Ongoing: dollies for supplies to be constructed.

- ESS supplies from Creekside Fire can be returned to the Civic Center.

Power Outages – Ongoing: to be added to list of emergency procedures in emergency plan review.

ESS Centers – Heather Nelson-Smith advised that the Port Hardy Legion is a back up reception center. Bob Hawkins suggested that Wagalus school be contacted and asked to be a reception center. This will be included in emergency plan review.

Table Top Exercise – Bob Hawkins advised that Port Hardy Airport is planning a November exercise and has asked the District and Port Hardy Fire Rescue to participate.

Emergency Plan Review – Ongoing: September 2017 is anticipated date for issuing of RFP.

F. CORRESPONDENCE

1. Information on Mid Island Emergency Coordinators & Managers (MIECM) was received for information.

Bob Hawkins advised that Courtenay Bransfield, RDMW Emergency Coordinator attends these meetings.

G. NEW BUSINESS

1. Resignation of Chair Brenda McCorquodale from Emergency Planning Committee.

Councillor Marcotte, Vice Chair advised of the resignation of Brenda McCorquodale from the Committee and called for nominations / volunteer for the Chair position. No nominations or volunteers were forthcoming. Leightan Wishart advised he would serve as Chair in the capacity as a private citizen and not as a Councillor for the District of Port Hardy.

Moved/Seconded/Carried

THAT Leightan Wishart be appointed Chair of the District of Port Hardy Emergency Planning Committee.

2. Creekside Apartment Fire: Review

DRAFT

The Committee discussion on the review of the Creekside Apartment Fire included:

- Praise for the good work done by Port Hardy Fire Rescue and ESS volunteers.
- Transportation from the site to reception center to be included in emergency plan review:
 - Working with and educating local taxi companies and their contract drivers is needed regarding Emergency Services / Task numbers and payment for service from EMBC.
 - Contacts for bus services with RDMW, BC Transit and North Island Transportation need to be updated and made available.
 - Working with local hotel owners and educating them regarding Emergency Services / Task numbers and payment for service from EMBC.
 - Establishing procedures for calling for transportation for those affected needs to be done - with a matrix for based on time of year / weather / time of day etc.

EPC-2017-014
APPT OFL. WISHART
AS CHAIR

- Bob Hawkins advising the EMBC task number for accommodation will run until September 1, 2017 and after that date the displaced tenants will be responsible for their own accommodation.
- Possible misuse of food vouchers, debit cards and other emergency provisions. ESS not responsible for use once issued. R. Marcotte will discuss concerns with RCMP.
- 911 Dispatch information for ESS numbers needs updating. ESS phones need updating.
- Mutual aid from North Island communities for Fire Department
- The need for sign in / sign out forms at the ESS registration facility and security to help manage the flow of people and goods in and around the site.
- Group lodging as an area of concern;
 - Working with and educating local hotels is needed regarding Emergency Services / Task Numbers and payment for service from EMBC.
 - Summer vs winter months determines group accommodation resources in District facilities such as the civic center and arena. Emergency event should supersede any scheduled events at those venues if they are used.
 - Group lodging at Eagleview School was not really suitable but was only area available.
- The need to quickly have easily identified ESS volunteers at stations near the emergency site to help manage victims.

DRAFT

3. Training
 - a. Emergency Management BC Webinar schedule, was received as information.
 - b. Understanding Everyone's roles and Responsibilities – upcoming training event will be organized by Heather Nelson-Smith, DPH and Courtney Bransfield, RDMW Emergency Coordinator
4. ESS North Island – Heather Nelson-Smith discussed with the Committee having a single trained ESS Coordinator position for the North Island with local community ESS volunteers still in place under that position. In an emergency event the one North Island ESS person would be called and would manage ESS process with other North Island communities' volunteers as needed for support and back up during the event. Logistics and details for such a scenario would need to be investigated.

Bob Hawkins advised that in some communities the Red Cross provides ESS services, do the recruiting and training etc.

It was commented that Gwa'sala-'Nakwaxda'xw and Namgis First Nations had volunteered ESS services and that in the future these support services need to be utilized.

H. NEXT MEETING DATE: Monday October 30, 2017 at Noon at the Municipal Hall Council Chambers in Port Hardy.

I. ADJOURNMENT

THAT the meeting be adjourned.

Time: 1:00 pm



**MINUTES OF THE DISTRICT OF PORT HARDY
OPERATIONAL SERVICES COMMITTEE MEETING
HELD MONDAY SEPTEMBER 19, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

Committee

Members: Councillors Dennis Dugas, John Tidbury (Chair) and Rick Marcotte

Staff: Allison McCarrick, CAO; Abbas Farahbakhsh, Director Operational Services; Heather Nelson-Smith, Director of Corporate Services; Sean Mercer, Manager of Operations & Community Services; Leslie Driemel, Recording Secretary

Also Present: Councillor Leightan Wishart

A. CALL TO ORDER

Councillor Tidbury called the meeting to order at 3:00pm.

B. APPROVAL OF AGENDA

DRAFT

Councillor Tidbury advised of an addition to the agenda
Staff Reports: 2. Extra garbage pickup draft survey.

Moved/Seconded/Carried

THAT the agenda for the Operational Services Committee meeting of Sept 19, 2017 be accepted as amended.

C. MINUTES

1. Minutes of the Operational Services Committee meeting held August 21, 2017.

Moved/Seconded/Carried

THAT the minutes of the Operational Services Committee meeting held August 21 2017 be accepted.

D. DELEGATIONS

No delegations

E. BUSINESS ARISING / UNFINISHED BUSINESS

1. Review and Update of Action Items

a. Lost at Sea Monument

Allison McCarrick updated the Committee on the progress of the project and possible installation sites were reviewed. Of the four sites discussed, two are in the Hardy Bay Archaeological Zone. The Committee agreed the best installation site for the monument would be on the Market Street boulevard / park area between the Torii gate and the Chamber of Commerce building.

OP SCVS
2017-028
AGENDA SEPT
19/17 AS
AMENDED

OP SCVS
2017-029
MINUTES AUG
21/17
ACCEPTED

ACTION ITEMS

b. Gardens/Landscaping

Allison McCarrick reviewed District and private garden areas. Market Street boulevard gardens are the District's responsibility, other boulevard gardens and the adjacent property owners' responsibility. A policy will be drafted to clarify where and what property the District maintains. A template for a letter to be sent to identified property owners regarding maintaining boulevards has been sent to Rachael Tam.

Abbas Farahbakhsh advised that there should be parameters set as to what types of vegetation and trees can and cannot be planted on boulevard areas in the District.

c. Wraps on District Utility Boxes

Allison McCarrick advised this will go to budget for discussion and that there may be some BC Hydro beautification funding available for BC Hydro service kiosks.

2. Garbage / Litter Containers

DRAFT

Bear Proof Containers

The Committee reviewed a number of examples of bear proof containers and their costs. Funding sources would be from Bear Smart and Branding budgets.

Staff to obtain quote for Bear Proof litter containers 55ltr with District Logo, foot pedal, handle, coverings. Plus freight and estimated delivery times.

Litter Container Lids

Sean Mercer advised that the supplier cannot supply dome lids for the current litter containers. Staff to research fabricated dome lids for existing litter containers.

3. Capital Items List / Operations List.

Abbas Farahbakhsh reviewed and updated the Capital Items and Operations List for the Committee.

F. CORRESPONDENCE

No correspondence.

G. NEW BUSINESS

1. Bear Cove Recreation Site – Review of contractor concerns.

Councillor Tidbury requested a Committee tour be organized of the Bear Cove Recreation Site to look at and address the list of contractor concerns.

Allison McCarrick advised the list of items are primarily of an operational nature and will be addressed by staff as time and funding allows. Abbas Farahbakhsh will arrange an October date for a tour of the site.

H. STAFF REPORTS

1. Heather Nelson-Smith, Director of Corporate Services (Sept 14/17) re: Burning and Smoke Bylaw.

Heather Nelson-Smith reviewed with the Committee administrative issues and other

OP SCVS
2017-030
RECOMMEND-
ATION TO
COUNCIL
BURNING
BYLAW

concerns that have arisen out of the existing burning bylaw including:

- sizes and category of fires (District and Provincial).
- time span of permits.
- venting index information and who is responsible to check it.
- burning period Oct 1 to April 30 (except for campfires).
- distances from schools and residences for Category B fires.
- woodstove smoke.
- burning regulations in other communities.

DRAFT

The Committee reviewed the proposed solutions provided by staff.

Moved/Seconded/Carried

The Operational Services Committee recommends THAT Council direct staff to prepare a new bylaw to provide regulations for the control of burning and smoke within the District of Port Hardy that includes;

- Category A fires: A one week-long (7 day) permit with the permit holder responsible for reviewing the venting index.
- Category B fires: One week-long (7 day) permit with the permit holder responsible for reviewing the venting index.
- Maintaining the regulation Category B Open Fires be a maximum duration of three (3) consecutive days and that there must be a minimum of fifteen (15) days between each Category B Open Fire.
- Maintaining the burning period from October 1 to April 30th .

2. Late Item: Extra garbage pickup draft survey

Heather Nelson-Smith reviewed with the Committee how the survey was distributed, survey questions, level of service options, survey results and comments received from the public. Discussion included:

- Bear season – summer or all year round.
- If extra services implemented the costs will be to all taxpayers not just those that want the service.
- District providing bear proof cans for residences and communal garbage bins.
- Public awareness of Tag a Bag program to purchase tags that allow for extra garbage containers.
- Public awareness that unlimited recycling is allowed.

The Committee directed staff to promote in the community tag a bag program as well as information that there are no limits on recycling quantities.

I. COMMITTEE MEMBER REPORTS

No reports.

J. NOTICE OF MEETING: Next scheduled meeting: October 16.
Upcoming meeting dates: November 20, December 18.

K. ADJOURNMENT

Moved
THAT the meeting be adjourned.

Time: 4:28 pm

OP SCVS
2017-031
ADJOURNMENT



**MINUTES
DISTRICT OF PORT HARDY
PARKS & RECREATION REVIEW COMMITTEE MEETING
HELD WEDNESDAY SEPTEMBER 20, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL
7360 COLUMBIA STREET**

Committee

Members: Councillors: Fred Robertson (Chair), John Tidbury and Leightan Wishart

Staff: Allison McCarrick, CAO; Abbas Farahbakhsh, Director of Operational Services; Sean Mercer, Manager of Operations and Community Services; Leslie Driemel, Recording Secretary

Also Present: Melinda Dennison, Aquatics Coordinator

A. CALL TO ORDER

Councillor Robertson called the meeting to order at 3:00 pm.

B. APPROVAL OF AGENDA

DRAFT

Councillor Robertson requested an addition to the agenda:
New Business: Bear Cove Boat Launch Site - Revenue

Moved/Seconded/Carried

THAT the Parks and Recreation Review Committee agenda for September 20, 2017 be accepted as amended.

P&RRC
2017-028
AGENDA SEPT
20/17
ACCEPTED AS
AMENDED

C. ADOPTION OF MINUTES

1. Minutes of the Parks & Recreation Review Committee meeting held August 24, 2017.

Moved/Seconded/Carried

THAT the minutes of the Parks & Recreation Review Committee meeting held August 24, 2017 be accepted.

P&RRC
2017-029
MINUTES
AUG 24/17
ACCEPTED

D. DELEGATIONS

No delegations.

E. BUSINESS ARISING FROM THE MINUTES AND UNFINISHED BUSINESS

1. Review of Action Items.

Curling Club Repairs Update

Staff reviewed the repairs needed and estimates for completion of the roof and wall repairs. Final total costs could be in the \$190,000 to \$200,000 range.

ACTION ITEMS

Allison McCarrick advised the Fort Rupert Curling Club has applied for a grant from BC Lottery Corporation for 50% of the costs.

ACTION ITEMS

Camping at Storey's Beach

Allison McCarrick advised that this will be a 2018 budget discussion for preliminary planning. Initial concept plans could be in \$15,000 range (as per Elk Drive) or up to \$35,000 for a two phase planning concept.

Regional District Trail signs – Allison McCarrick to meet with Pat English this week.

Fort Rupert Trail

Sean Mercer reviewed the work done on the trail and advised the work is now completed

Dog Park in Brownfield Site

No update

DRAFT

Pickle Ball

Equipment ready has been promoted on website and social media, will be in October newsletter. Melinda Dennison advised the Recreation Department has the rules, that there have been no users yet and that she will contact Donna Gault about a contact person to demonstrate sport

2. Capital Review List - Was accepted for information.

Discussion was held on carrying over some budget items for two years. Councillor Robertson advised that MaPP may have funding for project which are aquatic or tourism related and that he will talk to a contact at MaPP.

3. Allison McCarrick, CAO Update re: Recreation Manager / Recreation Coordinator Position

The CAO reviewed past District Recreation Manager / Director positions and advised salary range would be in the \$75,000 area depending on job description and duties. A reorganization of duties/job descriptions for other District employees may be needed as well. The position will be brought forward to 2018 budget discussion.

F. CORRESPONDENCE

No correspondence

G. NEW BUSINESS

1. Melinda Dennison, Aquatic Coordinator (Sept 12/17) re: Update on 2017/2018 events was received for information. Melinda will contact local schools regarding Pro-D day events.
2. Email from Ted Olynk, BC Hydro Community Relations Manager (Aug 28/17) re: BC Hydro Beautification Fund was accepted for information. The Committee was advised this is an annual BC Hydro program and will be taken to the Operational Services Committee.
3. Late Item
Boat Launch fees at Bear Cover Recreation Site

Councillor Robertson led a general discussion on implementing parking and launch fees at Bear Cove Recreation Site in order to generate revenue for the District and future operational needs.

It was commented that the current practice of no parking and launching fees is to encourage boaters to use that site and relieve congestion at Fishermans Wharf. Availability of parking at Bear Cove area is a concern.

Allison McCarrick advised this will be brought up at 2018 budget discussions.

H. COUNCIL / COMMITTEE REPORTS

DRAFT

No reports

H. NOTICE OF MEETING: 3:00 pm Wednesday, October 18 2017
Upcoming meeting dates: November 15, and December 20.

I. ADJOURNMENT

P&RRC
2017-030
ADJOURN

Moved
THAT the meeting be adjourned.

Time: 3:45 pm



**MINUTES OF THE
DISTRICT OF PORT HARDY
CANNABIS ADVISORY PLANNING COMMITTEE MEETING
WEDNESDAY, SEPTEMBER 20, 2017
COUNCIL CHAMBERS, MUNICIPAL HALL, 7360 COLUMBIA STREET**

Members: Councillor Leightan Wishart (Chair); Tristan Radzik; Serena Neumerschitsky; Bruce Dirom; Staff Sgt. Wes Olsen; Jeff Brent

Staff: Allison McCarrick, CAO; Heather Nelson-Smith, Director of Corporate Services

A. CALL TO ORDER

Councillor Wishart called the meeting to order at 4:05 pm

B. APPROVAL OF AGENDA

Moved/Seconded/Carried

THAT the agenda for the Cannabis Advisory Planning Committee, September 20, 2017 be accepted.

APC
2017-04
AGENDA SEP
20/17
ACCEPTED

C. ADOPTION OF MINUTES

1. Minutes August 23, 2017

Moved/Seconded/Carried

THAT the minutes of August 23, 2017 be accepted as presented.

APC
2017-05
AGENDA SEP
20/17
ACCEPTED

D. DELEGATIONS

No delegations.

E. BUSINESS ARISING FROM THE MINUTES AND UNFINISHED BUSINESS

1. Review of business license requirements

Age

For sale and purchase will be set by the government.

Hours of operation

All dispensaries to limit hours of business between the hours of 8am and 8pm, unless approved upon application by Council to lengthen hours on certain days ie: Friday and Saturday.

Security

A security plan must be submitted with application for business license. Cameras and alarms are mandatory for each Dispensary.

Approval to operate

An approval to operate must be signed by the property owner.

Building permit

The Building must meet all the requirements of the BC Building code including but not limited to ventilation requirements.

Application

Application will be open for a set period once the legalization and government regulations are finalized. The Applications will be vetted and reviewed by Council. A business plan will be required to accompany all applications.

Application fees

Similar to liquor control fees, including an application fee of not less than the liquor control board and an annual license fee not less than the liquor control board.

Mail delivery or home delivery

Will not be permitted.

Business licenses

Will not be transferable without approval of Council.

2. Survey Draft

The survey draft was reviewed, once the addition of the business license requirements is incorporated, it will be sent out via email in advance of the next scheduled meeting.

F. CORRESPONDENCE

No Correspondence.

G. NEW BUSINESS

None

H. COMMITTEE MEMBER REPORTS

No reports.

I. NEXT MEETING DATE: October 18, 2017 at 4:00 pm.

J. ADJOURNMENT

Moved

THAT the meeting be adjourned.

Time: 4:57 pm

APC 2017-06
ADJOURNMENT



DISTRICT OF PORT HARDY STAFF REPORT

TO: Heather Nelson-Smith, Director of Corporate Services
FROM: Bob Schantz, Municipal Inspector
SUBJECT: Note Against Land Title, 9085 Copper Drive
DATE: August 30, 2017

BACKGROUND:

Re: Bylaw Enforcement File 4020-20-Building/Zoning BE-02-2015

This file was opened On April 2, 2015 by the Municipal Inspector due to a deck being constructed that contravened the Building Bylaw 11-2005 and Zoning Bylaw 1010-2013 sections stated below:

Building Bylaw 10-2005 Section 6. Prohibitions

- (a) No Person shall commence or continue any construction, alteration, reconstruction, demolition, removal, relocation or change the occupancy of any building or structure including excavation or other work related to construction unless a Building Official has issued a valid and subsisting permit for the work.

Zoning Bylaw 1010-2013 Section 3.4 Siting, Size and Dimension of Buildings and Structures

- (a) No building or structure shall be constructed, moved or altered so that its yard setbacks are less, parcel coverage is greater, height is greater, gross floor area is less than or greater, building width is less than or greater, or the total number of units, buildings or structures on a parcel is greater than that specified by the applicable zone, unless specifically altered by another provision of this bylaw.

Zoning Bylaw 1010-2013 Section 3.5 Yard Requirements

- (a) Where yard setbacks are required by this bylaw the prescribed yards shall be free of all buildings and structures except fences and retaining walls.

Correspondence (attached) was directed to the owner of the property on April 2, 2015 and April 24, 2015 by the Municipal Inspector offering the owner three options:

1. The deck is required to be cutback from the setback and inspected as per the Building Bylaw.
2. The deck is to be removed entirely.
3. The property owner can apply for a development variance permit through Council and if successful, then apply for a building permit as per the regulations.

There was no response from the owner to these requests.

The Director of Corporate Services corresponded with the CAO through an interoffice memorandum (attached) on October 7, 2015 recommending that a follow up letter be forwarded to the owner stating the three options in order to resolve the issue.

Correspondence (attached) was directed to the owner of the property on October 16, 2015 by the Director of Corporate Services requesting to open the lines of communication to resolve the matter. The three options as stated in the previous correspondence were offered to the owner to consider.

NOTE AGAINST LAND TITLE, 9085 COPPER DRIVE

There was no response from the owner to the request.

The Municipal Inspector through discussion with the Director of Corporate Services in respect to resolving the bylaw contraventions at 9085 Copper Drive sent correspondence (attached) to the owner of the property requesting that an included development variance permit be completed and returned to the District office by 4:00 pm August 27, 2017 or the District would commence with a note against land title.

Municipalities place a note against land title in situations where buildings or structures have been built in contravention of local bylaws or when the building inspector is concerned about the safety of a structure to limit the municipalities' liabilities in relation to the building or structure.

Community Charter Section 57 (attached)

Note against land title that building regulations contravened

- (1) A building inspector may recommend to the council that it consider a resolution under section (3) if during the course of carrying out duties, the building inspector*
- (a) Observes a condition, with respect to the land or a building or other structure that the inspector considers*
- (i) results from the contravention of, or is in contravention of,*
- (A) a municipal bylaw,*
- (B) a Provincial building regulation, or*
- (C) any other enactment*
- The relates to the construction or safety of buildings or other structures, and*
- (ii) that, as a result of the condition, a building or other structure is unsafe or is unlikely to be usable for its intended purpose during normal lifetime, or*
- (b) discovers that*
- (i) something was done with respect to a building or other structure, or construction of a building or other structure, that required permit or an inspection under a bylaw, regulation or enactment referred to in paragraph (a) (i), and*
- (ii) The permit was not obtained or the inspection not satisfactorily completed.*
- (2) A recommendation under subsection (1) must be given in writing to the corporate officer, who must*
- (a) give notice to the registered owner of the land to which the recommendations relates, and*
- (b) after notice under paragraph (a), place the matter before the council.*
- (3) After providing the building inspector and the owner an opportunity to be heard, the council may confirm the recommendation of the building inspector and pass a resolution directing the corporate officer to file a notice in the land title office stating that*
- (a) a resolution relating to the land has been made under this section, and*
- (b) further information about it be may be inspected at the municipal hall.*

NOTE AGAINST LAND TITLE, 9085 COPPER DRIVE

A notice was sent to the owner of 9085 Copper Drive as per Section 57 subsection (2) (a & (b) on September 29, 2017

RECOMMENDATION:

THAT Council pass a resolution to put a note against land title on Lot 48, Section 36, Township 9, Rupert District, Plan 24505, a property known as 9085 Copper Drive for the construction of a deck on the north west side of the building; that was, constructed in contravention of the District of Port Hardy Building Bylaw 10-2005 Section 6 and District of Port Hardy Zoning Bylaw 1010-2013 Section 3.4 and District of Port Hardy Zoning Bylaw 1010-2013 Section 3.5.

Respectfully submitted,



Bob Schantz, Municipal Inspector

I agree with the recommendation,



Heather Nelson-Smith, DCS

I agree with the recommendation,



Allison McCarrick, CAO



District of Port Hardy

7360 Columbia Street ♦ PO Box 68

Port Hardy BC V0N 2P0 Canada

Telephone: (250) 949-6665 ♦ Fax (250) 949-7433

Email: djones@porthardy.ca ♦ www.porthardy.ca



Our file: 4020-20/Building/Zoning BE-02-2015

April 2, 2015

Ms Ellen M Waldstein
Box 1508
Port Hardy, BC V0N 2P0

Dear Ms Waldstein:

RE: ILLEGAL DECK AT 9085 COPPER DRIVE - CONTRAVENTION OF BUILDING REGULATIONS BYLAW NO.11-2005 AND ZONING BYLAW NO.1010-2013

I am writing with respect to the deck that was built on the above property without first obtaining a building permit. This is in contravention of Building Bylaw No.11-2005. Enclosed is a building permit application and the zoning information with the Setbacks for R-2 Duplex Residential. Also included is a development variance permit application as the deck encroaches into side yard setback of 1.5m. **Please note this will need to be applied for prior to the issuance of a building permit in order to avoid daily fines for non-compliance.**

The District of Port Hardy Building Bylaw states:

4. Permit Conditions:

- (a) A permit is required whenever work regulated under this bylaw is to be undertaken.
- (c) It shall be the full and sole responsibility of the owner (and where the owner is acting through a representative, the representative) to carry out the work in respect of which the permit was issued in compliance with the Building Code and this bylaw or other applicable enactments respecting safety.

Our Zoning Bylaw defines structure as: “anything constructed on, erected on, place on, fixed to, supported by or sunk into land, but does not include works related to the provision of services that are buried under the surface of the land, and the surfacing of land with asphalt, concrete, aggregate or similar materials.”

Failure to comply may result in a daily fine of \$100 per the District of Port Hardy Municipal Ticket Information (MTI) Bylaw No.01-2010.

As we hope to avoid this step, please fill out the development variance permit in full and return to the District of Port Hardy building department no later than April 20, 2015. Should you have any questions, please do not hesitate to contact me.

Yours truly,

Daniel Jones
Municipal Inspector

Enclosures



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Our file: 4020-20/Building/Zoning BE-02-2015

April 24, 2015

Ms Ellen M Waldstein
Box 1508
Port Hardy, BC V0N 2P0

Dear Ms Waldstein:

RE: Illegal Deck at 9085 Copper Drive - Contravention of Building Regulations Bylaw No.11-2005 and Zoning Bylaw No.1010-2013

I am writing with respect to the letter that was sent to you on April 2, 2015 regarding the deck that was built on the above property without first obtaining a building permit which is in contravention of Building Bylaw No.11-2005. We have not received a response to date.

The District of Port Hardy Building Bylaw states:

4. Permit Conditions:
- (a) A permit is required whenever work regulated under this bylaw is to be undertaken.
 - (c) It shall be the full and sole responsibility of the owner (and where the owner is acting through a representative, the representative) to carry out the work in respect of which the permit was issued in compliance with the Building Code and this bylaw or other applicable enactments respecting safety.

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Failure to comply may result in a **daily fine of \$100** per the District of Port Hardy Municipal Ticket Information (MTI) Bylaw No.01-2010.

This letter will act as your notice that should the District of Port Hardy building department not receive the enclosed development variance permit in full no later than May 4, 2015 then the issuance of daily fines may be initiated. **Please note this will need to be applied for prior to the issuance of a building permit in order to avoid daily fines for non-compliance.**

Should you have any questions, please do not hesitate to contact me.

Yours truly,

Daniel Jones
Municipal Inspector

Enclosures



**DISTRICT OF PORT HARDY
INTEROFFICE MEMORANDUM**

TO: Rick Davidge, CAO
FROM: Heather Nelson-Smith
SUBJECT: Deck at 9085 Copper Drive
DATE: October 7, 2015

We have attempted to gain a resolution on the illegal deck at 9085 Copper Drive, and have been unsuccessful.

In addition to the deck being built without a permit, the deck extends the full side yard depth and appears it could be affixed to the neighbouring fence.

The side yard depth should be 1.5 metres or 4.92 feet.

Options:

1. The deck is required to be cut back from the setback and inspected as per the Building Bylaw.
2. The deck is to be removed entirely.
3. The property owner can apply for a development variance permit through Council and if successful, then apply for a building permit as per the regulations.

Recommendations

THAT I proceed with a follow up letter stating the options as stated above in order to resolve the issue.

Respectfully submitted,

I agree with the recommendation.

Heather Nelson-Smith, DCS

Rick Davidge, CAO



9085 Copper Dr. Deck Encroachment

- Registered owners, Ellen Waldstein & Dan Rose
- Roll No: 12046094
- PID: 003-007-499



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Our file: 4020-20/Building/Zoning BE-02-2015

October 16, 2015

Ms. Ellen M Waldstein
Box 1508
Port Hardy, BC V0N 2P0

REGISTERED MAIL

COPY

Dear Ms Waldstein:

RE: ILLEGAL DECK AT 9085 COPPER DRIVE - CONTRAVENTION OF BUILDING REGULATIONS BYLAW NO.11-2005 AND ZONING BYLAW NO.1010-2013

I have been reviewing the file with respect to the deck that was constructed on your property. I have attached past letters for your reference.

As you know from the correspondence the deck was built in contravention of our Building Bylaw No.11-2005 and our Zoning Regulation bylaw with respect to the yard depths for R-2 Duplex Residential zone.

Unfortunately, we have not yet resolved this issue with you, we are requesting at this time to open the lines of communication with you to resolve this matter.

There are three options for you to consider:

1. The deck be removed entirely.
2. The deck removed from the side yard setback 1.5 metres, permitted and inspected as per the building bylaw.
3. Owners can apply for a development variance permit through Council. If successful, then apply for a building permit and further inspection as per the regulations.

We hope to avoid fines and legal action, please review your options and consider one in a timely manner (30 days from receipt of this letter). Should you have any questions, please do not hesitate to contact me.

Sincerely,
The District of Port Hardy

Heather Nelson-Smith
Director of Corporate Services

Enclosure:

Zoning regulation requirements R-2

April 2, 2015 Letter

April 24, 2015 Letter

Application for Development Variance

6.3 R-2: Duplex Residential

- (a) The following principal uses are permitted:
- (1) Single Detached Dwelling
 - (2) Duplex Dwelling
- (b) The following accessory uses are permitted:
- (1) Accessory Buildings and Structures (see section 3.9)
 - (2) Bed and Breakfast (see section 3.13)
 - (3) Carriage Home Dwelling or Secondary Suite Dwelling (see sections 3.10 and 3.11)
 - (4) Group Home (see definition)
 - (5) Minor or Major Home Occupation (see section 3.12)
 - (6) Small Scale Urban Agriculture and Urban Hens (see section 3.23)
- (c) The following conditions of use apply:
- (1) There shall be no more than one Single Detached Dwelling or one Duplex Dwelling per parcel.
 - (2) There shall be no more than one Secondary Suite Dwelling or one Carriage Home Dwelling per parcel.
- (d) The following siting, size and dimension requirements apply:

Setbacks		
Yard Setback	Principal Use	Accessory Use
Front Yard	Minimum of 7.6 metres (24.93 feet)	Minimum of 7.6 metres (24.93 feet)
Rear Yard	Minimum of 7.6 metres (24.93 feet)	Minimum of 1.0 metre (3.28 feet)
Interior Side Yard	Minimum of 1.5 metres (4.92 feet)	Minimum of 1.0 metre (3.28 feet)
Exterior Side Yard	Minimum of 4.5 metres (14.76 feet)	Minimum of 4.5 metres (14.76 feet)
Floor Area		
	Single Detached Dwelling	Duplex Dwelling
Minimum Gross Floor Area (Principal Building)	111.5 square metres (1,200.18 square feet)	65 square metres (699.65 square feet)
Size of Buildings and Structures		
	Single Detached Dwelling	Duplex Dwelling
Maximum Height (Principal Building)	7.6 metres (24.93 feet)	7.6 metres (24.93 feet)
Maximum Parcel coverage	40%	50%
Minimum Building Width (Principal Building)	7.5 metres (24.6 feet)	12.0 metres (39.37 feet)
Parcel Area and Dimensions		
	Single Detached Dwelling	Duplex Dwelling
Minimum Parcel Area	450.0 square metres (4,843.76 square feet)	650.0 square metres (6,996.54 square feet)
Minimum Parcel Width	15.0 metres (49.21 feet)	30.0 metres (98.43 feet)
Minimum Parcel Depth	30.0 metres (98.43 feet)	30.0 metres (98.43 feet)



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Our file: 4020-20/Building/Zoning BE-02-2015

April 2, 2015

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The District of Port Hardy Building Bylaw states:

4. Permit Conditions:

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- (c) It shall be the full and sole responsibility of the owner (and where the owner is acting through a representative, the representative) to carry out the work in respect of which the permit was issued in compliance with the Building Code and this bylaw or other applicable enactments respecting safety.

Our Zoning Bylaw defines structure as: "anything constructed on, erected on, place on, fixed to, supported by or sunk into land, but does not include works related to the provision of services that are buried under the surface of the land, and the surfacing of land with asphalt, concrete, aggregate or similar materials."

Failure to comply may result in a daily fine of \$100 per the District of Port Hardy Municipal Ticket Information (MTI) Bylaw No.01-2010.

As we hope to avoid this step, please fill out the development variance permit in full and return to the District of Port Hardy building department no later than April 20, 2015. Should you have any questions, please do not hesitate to contact me.

Yours truly,

Daniel Jones
Municipal Inspector

Enclosures



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Our file: 4020-20/Building/Zoning BE-02-2015

April 24, 2015

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This letter will act as your notice that should the District of Port Hardy building department not receive the enclosed development variance permit in full no later than May 4, 2015 then the issuance of daily fines may be initiated. **Please note this will need to be applied for prior to the issuance of a building permit in order to avoid daily fines for non-compliance.**

Should you have any questions, please do not hesitate to contact me.

Yours truly,

Daniel Jones
Municipal Inspector

Enclosures



DISTRICT OF PORT HARDY

APPLICATION FOR DEVELOPMENT PERMIT, DEVELOPMENT VARIANCE PERMIT OR TEMPORARY USE PERMIT

The information requested in this application is required to expedite the review process and assist District staff in preparing recommendations to Council.

This form will only be accepted if it is completed in full and accompanied by all required attachments.

Application Process

Development Variance Permit

- Once the completed application is received, it is circulated to District departments for review and comment.
- All property owners within 50 m of the subject property will be notified of this application and be given an opportunity to view it and comment on it. Notice must be given at least ten days prior to consideration of the application.
- A staff report is prepared that will recommend that Council either accept or deny the application.
- If Council passes a resolution to accept the application, a permit will be prepared.
- It is the responsibility of the property owner to register this document with the Victoria Land Title and Survey Authority, if they so wish.

Temporary Use Permits

- Once the completed application is received, it is circulated to District departments for review and comment.
- Notice will be published in two publications of the local newspaper stating the subject lands, the purpose of the permit and the place, date and time of Council consideration.
- A staff report is prepared that will recommend that Council either accept or deny the application.
- If Council passes a resolution to accept the application, a permit, for a maximum of three years, will be issued.

Development Permits

- Once the completed application is received, it is circulated to District departments for review and comment.
- The Approving Officer will review all recommendations and submissions for development permits within the areas established as Development Permit Areas in the Official Community Plan and either issue or deny the permit.
- All other development permit applications shall be placed before Council, together with staff recommendations.
- Per *Local Government Act* section 920(11), the District may require the applicant to provide, at his/her cost, a report, certified by a professional engineer, to assist the District in determining what conditions or requirements it will impose in the permit.

Required Information

- | | |
|---|--|
| <input type="checkbox"/> Complete application package signed by the registered owner(s) of the subject property | <input type="checkbox"/> Copy of covenants registered on the land |
| <input type="checkbox"/> Certificate of State of Title dated no more than thirty days prior to the date of application. | <input type="checkbox"/> Scaled sketch plan of the lot detailing location, lot dimensions, highway, public roadways, right of way, location of creeks, water courses and wetlands, and current buildings on site including setbacks. |
| <input type="checkbox"/> Application fee. | |



DISTRICT OF PORT HARDY
APPLICATION FOR
DEVELOPMENT PERMIT,
DEVELOPMENT VARIANCE PERMIT OR
TEMPORARY USE PERMIT

REGISTERED OWNER

First Name _____ Last Name _____
Company Name _____
Address _____
City _____ Province _____ Postal Code _____
Telephone _____ Cell _____
Email _____

AGENT OR CONSULTANT WORKING UNDER THE WRITTEN AUTHORITY OF THE OWNER

Contact
First Name _____ Last Name _____
Company Name _____
Address _____
City _____ Province _____ Postal Code _____
Telephone _____ Cell _____
Email _____

PROPERTY INFORMATION

Civic Address _____
Legal Description _____
Present Land Use Designation _____ Present Zoning _____

Description of the Existing Use

SPECIFICS OF PROPOSAL

Description of the Proposed Use (use a separate sheet if necessary)

Proposed variation and/or supplementation to the existing regulations (use separate sheet if necessary)

Reasons and comments in support of the application (use separate sheet if necessary)

Technical information or reports and other information required to assist in the preparation of the permit

Specific Reports _____

General _____

OWNER(S) OR AGENT/CONSULTANT AUTHORIZATION (Only complete one)

OWNER(S), IF PERSONALLY APPLYING

I/We, _____
(Name of Owner - please print)

solemnly declare that I/we am/are the registered owner(s) of the real property described as

(Legal description of property)

and that I/we am/are registered as such in the Land Registry Office in Victoria, BC. I/We hereby declare that the foregoing information is true and proper and I/we make this declaration knowing that it is of the same force and effect as if made under oath and by virtue of the Canada Evidence Act.

Signature: _____ Date: _____

Signature: _____ Date: _____

Signature: _____ Date: _____

Signature: _____ Date: _____

AGENT OR CONSULTANT, IF APPLYING ON BEHALF OF THE OWNER

I, _____ solemnly declare that I am the authorized agent of
(Name of Agent/Consultant - please print)

(Name of Owner(s) - please print)
who is/are the registered owner(s) of the real property described as

(Legal description of property)

It is understood that, until the District of Port Hardy is advised in writing that I am no longer acting on behalf of the undersigned owner, the District shall deal exclusively with me in respect to all matters pertaining to the proposed application. I hereby declare that the foregoing information is true and proper and I make this declaration knowing that it is of the same force and effect as if made under oath and by virtue of the Canada Evidence Act.

Signature of Agent: _____ Date: _____

Signature of Owner: _____ Date: _____

Signature of Owner: _____ Date: _____

Signature of Owner: _____ Date: _____

Signature of Owner: _____ Date: _____

District of Port Hardy
PO Box 68, 7360 Columbia Street
Port Hardy, BC V0N 2P0
Telephone: 250 949-6665 Fax: 250 949-7433
www.porthardy.ca

FOR OFFICE USE

Application fee \$ _____

Payment received

Date _____

Receipt number _____

Reviewed by _____

Notes:

District of Port Hardy
PO Box 68, 7360 Columbia Street
Port Hardy, BC V0N 2P0
Telephone: 250 949-6665 Fax: 250 949-7433
www.porthardy.ca



District of Port Hardy

7360 Columbia Street ♦ PO Box 68
Port Hardy BC V0N 2P0 Canada
Telephone: (250) 949-6665 ♦ Fax (250) 949-7433
Email: djones@porthardy.ca ♦ www.porthardy.ca



Our file: 4020-20/Building/Zoning BE-02-2015

August 15, 2017

Ms Ellen M Waldstein
Box 1508
Port Hardy, BC V0N 2P0

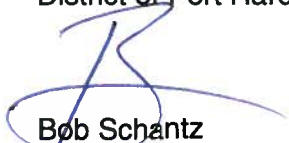
Dear Ms Waldstein:

RE: ILLEGAL DECK AT 9085 COPPER DRIVE - CONTRAVENTION OF BUILDING REGULATIONS BYLAW NO.11-2005 AND ZONING BYLAW NO.1010-2013

I am writing with respect to the deck that was built at 9085 Copper Drive without a building permit and encroaching on the side yard setback. This is an ongoing issue and requests have been made by the Daniel Jones the previous Municipal Inspector and Heather Nelson-Smith the Director of Corporate Services. To date these requests have not been dealt with and/or forwarded to the District.

In order for the District of Port Hardy to resolve this Bylaw Enforcement issue, we are requesting that the Application for Development Variance (enclosed) be completed and returned to the District of Port Hardy Office by **4:00 pm August 27, 2017**. If the Development Variance Permit is not submitted to the District Office by the stated date and time the District shall commence with a “note against land title” in accordance with Section 57 of the Community Charter.

Sincerely,
District of Port Hardy



Bob Schantz
Municipal Inspector

Enclosures:
Application for Development Variance

(a) a bylaw regulating the construction of buildings or other structures is in effect, and

(b) a building inspector considers that construction would be on land that is subject to or is likely to be subject to flooding, mud flows, debris flows, debris torrents, erosion, land slip, rockfalls, subsidence or avalanche,

the building inspector may require the owner of land to provide the building inspector with a report certified by a qualified professional that the land may be used safely for the use intended.

(3) If a qualified professional determines that the land may not be used safely for the use intended, a building inspector must not issue a building permit.

(4) A building inspector may issue a building permit in accordance with subsection (5) if a qualified professional certifies that the land may be used safely for the use intended if the land is used in accordance with the conditions specified in the professional's report.

(5) A building permit under subsection (4) may only be issued on the following conditions:

(a) the owner of the land covenants with the municipality to use the land only in the manner certified by the qualified professional as enabling the safe use of the land for the use intended;

(b) the covenant contains conditions respecting reimbursement by the owner for any expenses that may be incurred by the municipality as a result of a breach of a covenant under paragraph (a);

(c) the covenant is registered under section 219 of the *Land Title Act*.

(6) If a building inspector is authorized to issue a building permit under subsection (4) but refuses to do so, the council may, on application of the owner, direct the building inspector to issue the building permit subject to the requirements of subsection (5).

Note against land title that building regulations contravened

57 (1) A building inspector may recommend to the council that it consider a resolution under subsection (3) if, during the course of carrying out duties, the building inspector

(a) observes a condition, with respect to land or a building or other structure, that the inspector considers

(i) results from the contravention of, or is in contravention of,

(A) a municipal bylaw,

(B) a Provincial building regulation, or

(C) any other enactment

that relates to the construction or safety of buildings or other structures, and

(ii) that, as a result of the condition, a building or other structure is unsafe or is unlikely to be usable for its expected purpose during its normal lifetime, or

(b) discovers that

(i) something was done with respect to a building or other structure, or the construction of a building or other structure, that required a permit or an inspection under a bylaw, regulation or enactment referred to in paragraph (a) (i), and

(ii) the permit was not obtained or the inspection not satisfactorily completed.

(2) A recommendation under subsection (1) must be given in writing to the corporate officer, who must

(a) give notice to the registered owner of the land to which the recommendation relates, and

(b) after notice under paragraph (a), place the matter before the council.

(3) After providing the building inspector and the owner an opportunity to be heard, the council may confirm the recommendations of the building inspector and pass a resolution directing the corporate officer to file a notice in the land title office stating that

(a) a resolution relating to that land has been made under this section, and

(b) further information about it may be inspected at the municipal hall.

(4) The corporate officer must ensure that all records are available for the purpose of subsection (3) (b).

(5) If the registrar of land titles receives a notice under subsection (3) and payment of the prescribed fee, the registrar must make a note of the filing against the title to the land that is affected by the notice.

(6) The note of a filing of a notice under this section is extinguished when a new title to the land is issued as a result of the deposit of a plan of subdivision or a strata plan.

(7) In the event of any omission, mistake or misfeasance by the registrar or an employee of the registrar in relation to the making of a note of the filing under subsection (5), or a cancellation under section 58, after the notice is received by the land title office,

(a) the registrar is not liable and neither the Provincial government nor the Land Title and Survey Authority of British Columbia is liable vicariously,

(a.1) the assurance fund or the Land Title and Survey Authority of British Columbia as a nominal defendant is not liable under Part 19.1 of the *Land Title Act*, and

(b) the assurance fund or the minister charged with the administration of the *Land Title Act* as a nominal defendant is not liable under Part 20 of the *Land Title Act*.

(8) Neither the building inspector nor the municipality is liable for damage of any kind for the doing of anything, or the failure to do anything, under this section or section 58 that would have, but for this subsection, constituted a breach of duty to any person.

(9) The authority under this section is in addition to any other action that a building inspector is authorized to take in respect of a matter referred to in subsection (1).

Cancellation of note against land title

58 (1) On receiving a report from a building inspector that the condition that gave rise to the filing of the notice under section 57 (3) has been rectified, the corporate officer must file a cancellation notice and, on receiving the notice, the registrar of land titles must cancel the note against the title to which it relates.

(2) An owner of land with respect to which a notice has been filed under section 57 (3), may apply to the council for a resolution that the note be cancelled.

(3) After hearing an applicant under subsection (2), the council may pass a resolution directing the corporate officer to file a cancellation notice.



DISTRICT OF PORT HARDY

BYLAW NO. 1069-2017

A Bylaw to Amend Zoning Bylaw No. 1010-2013

WHEREAS the Council of the District of Port Hardy deems it expedient to amend Zoning Bylaw No. 1010-2013;

NOW THEREFORE the Council of the District of Port Hardy in open meeting assembled enacts as follows:

PART 1 CITATION

1.1 This bylaw may be cited for all purposes as the "District of Port Hardy Zoning Bylaw Amendment Bylaw No. 1069-2017".

PART 2 AMENDMENTS

2.1 District of Port Hardy Zoning Bylaw No. 1010-2013 is hereby amended as follows:

- a) Rezone
Lot A, Section 32, Township 6, Rupert District, Plan VIP59871 PID 018-956-173 known by civic address 6715 Bear Cove Highway, from M-2 Marine Industrial to RR-1 Rural Residential as shown on Schedule "A" attached to and forming part of this bylaw.
- b) Schedule B: Zoning Map – Central is amended by changing the applicable zone of the property legally described as Lot A, Section 32, Township 6, Rupert District, Plan VIP59871 PID 018-956-173 known by civic address 6715 Bear Cove Highway to RR- Rural Residential.

PART 3 SEVERABILITY

3.1 If a portion of this Bylaw is held invalid by a court of competent jurisdiction, then the invalid portion shall be severed and the remainder of this Bylaw shall be deemed to have been adopted without the severed portion.

Read a first time the 12th day of September, 2017
Public Hearing held the 19th day of September, 2017.
Read a second time the 19th day of September, 2017.
Read a third time the 19th day of September, 2017.
Adopted on the ___ day of _____, 2017

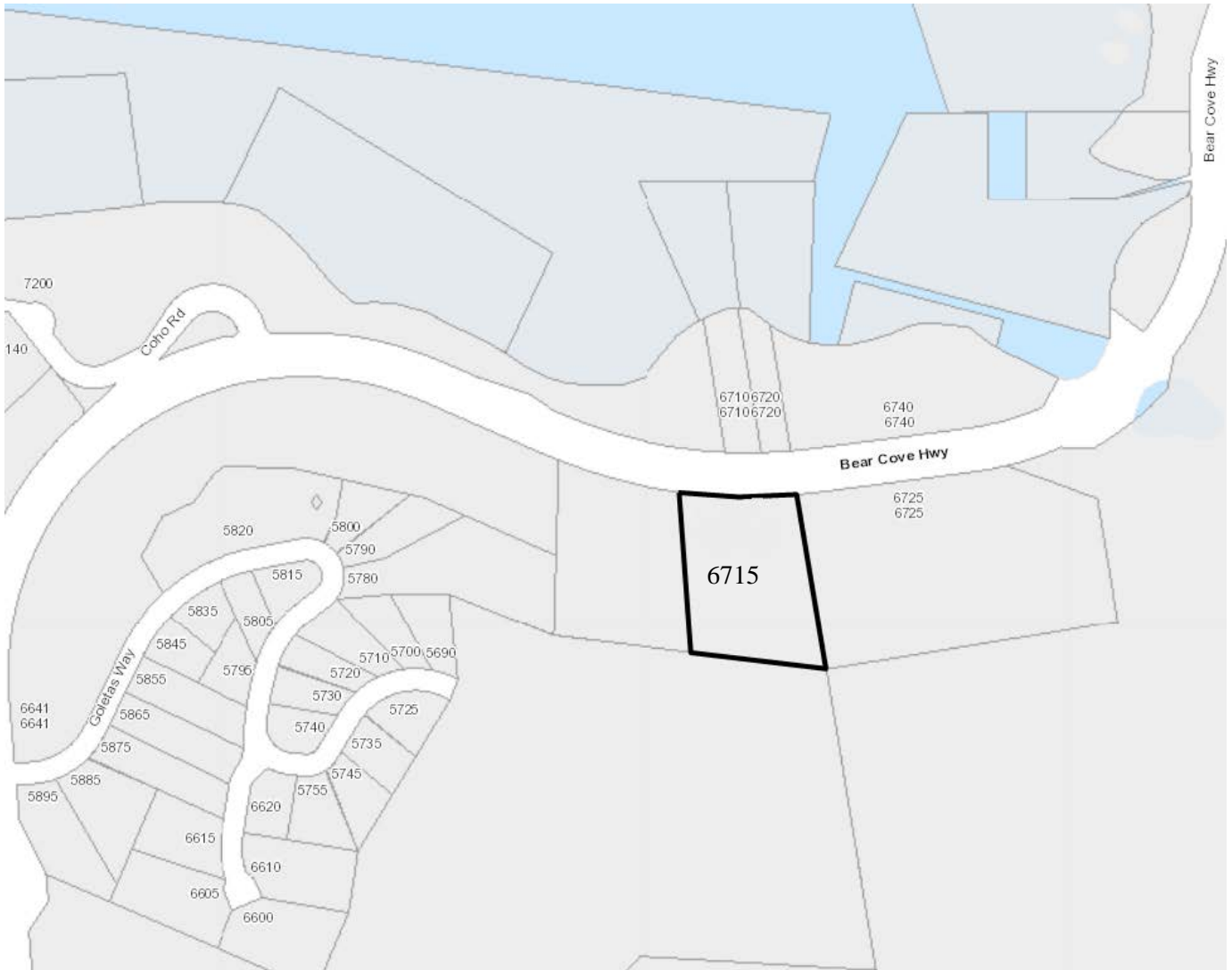
DIRECTOR
OF CORPORATE SERVICES

MAYOR

Certified a true copy of
Bylaw No. 1069-2017 as adopted.

Director of Corporate Services

SCHEDULE "A" TO BYLAW NO. 1069-2017





DISTRICT OF PORT HARDY

BYLAW NO. 1070-2017

A Bylaw to Exempt Certain Properties from Taxation for the Years 2018 and 2019

WHEREAS section 224 of the *Community Charter* provides the authority to exempt land or improvements, or both from taxation for a specified term;

AND WHEREAS the District of Port Hardy has established objectives for Permissive Tax Exemptions as part of its Financial Plan as described in District of Port Hardy Financial Plan 2017 – 2021 Bylaw No. 1061-2017;

AND WHEREAS one current permissive tax exemption previously authorized by Council under Bylaw 1056-2016 will expire on December 31, 2017 and the District deems it appropriate to extend the permissive exemption for that property for an additional two years;

NOW THEREFORE, the Council of the District of Port Hardy in open meeting assembled enacts as follows:

PART 1 CITATION

1.1 This Bylaw shall be cited as "District of Port Hardy Permissive Tax Exemptions 2018 and 2019 Bylaw No. 1070-2017".

PART 2 APPLICATION

2.1 The following properties and improvements thereon are exempt from taxation imposed by section 197(1)(a)[municipal property taxes] of the *Community Charter* for the years 2018 and 2019:

- a) Lot 1, Sections 16 and 21, Township 6, Rupert District, Plan VIP52750
Parcel Identifier: 017-432-561
Roll No.: 33427508.506
Civic Address: 5935 Bronze Road
Ownership: Her Majesty the Queen in Right of the Province of British Columbia
Leased by: Tri-Port Speedway Association

2.2 The properties and improvements thereon identified in Bylaw 1056-2016 in sections 2.2 a) thru j) inclusive remain exempt from taxation imposed by section 197(1) (a)[municipal property taxes] of the *Community Charter* for the years 2018 and 2019:

PART 3 SEVERABILITY

3.1 If a portion of this Bylaw is held invalid by a court of competent jurisdiction, then the invalid portion shall be severed and the remainder of this Bylaw shall be deemed to have been adopted without the severed portion.

Read a first time the ___th day of October, 2017.

Read a second time the ___th day of October, 2017.

Read a third time the ___th day of October, 2017.

Adopted on the ___th day of October, 2017.

DIRECTOR
OF CORPORATE SERVICES

MAYOR

Certified a true copy of
Bylaw No. 1070-2017 as adopted.

Director of Corporate Services