

Roberts Creek Official Community Plan Committee (RCOCPC)

**Board Meeting Minutes: March 12, 2008  
Roberts Creek School**

Present: Peg Neilon (Chair), David Moul (Secretary), Norma Brow, Julie Gleadow, Anne Dykes, and David Kelln

Regional Director: Donna Shugar

Regrets: Gail Cromie, Mike Allegretti, and Elaine Futterman

Absent: Barry Krangle

Guests: Carolann Glover

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- 1) *Opening and Check-in:* The meeting began on time at 7:10 P.M. Julie, upon receiving the news at 8:00 P.M. that she had just become a grandmother again, left the meeting.
- 2) *Agenda:* The agenda was posted on the blackboard of the meeting room. The following items were identified for discussion:
  - 1) Agenda
  - 2) Minutes
  - 3) Correspondence
  - 4) Posting Posters
  - 5) OCPC meetings
  - 6) Trails
  - 7) Director's report
  - 8) Election of vice chair

**Anne moved adoption of the agenda and David M seconded. Adopted.**

- 3) *Approval of Previous Minutes:* **David K. motioned acceptance of the amended final draft of the minutes and Norma seconded. (Note: that the wording in item 6.2.2 will now read "An application might be made...."). The minutes were approved.**
- 4) *Correspondence:* The letter regarding signage to Mount Elphinstone Provincial Park and to various SCRD parks was re-crafted by David Moul and sent out by Peg. She added a cc to Dylan Eyres, the B.C. Parks Supervisor for Sechelt. Upon reception of the letter, Dylan has indicated to Peg that he will be writing a reply.
- 6) *Business Arising from the Previous Minutes:* There was no business arising from last month's minutes.
- 7) *New Business:*
  - 7.1 **Posting of Posters on Coast Reporter Paper boxes** Donna has received an email stating that the Coast Reporter will not permit notification posters on their newspaper boxes. Donna has indicated that she will return the email seeking further clarification and will redirect the Coast Reporter to the various community groups that may be involved, as she does not make such decisions on their behalf.

## 7.2 OCPC Meetings

7.2.1 RCOCP meetings, at the school, have been confirmed for the rest of the year. Bookings are now made through the School District and not through the Community School, as in the past. There may be a request for a fee for next year's bookings.

7.2.2 There will be no meetings of the Committee in July and August.

## 7.3 Trails

7.3.1 **Grandview Road Beach access** It has come to our attention (while working on the proposed Lower Road Bike Path), that the beach access from Grandview Road had been overlooked when creating the Trails Priority List. All members thought that this beach access should be added to the list as a collaborative project between Areas D and E.

***Anne motioned that Carolann draft a letter to Randy Udahl requesting that the previously identified Tenuchin Beach access be substituted in favour of the Grandview Beach access. The letter should also note that the Grandview access would provide a 30 minute loop with the Gulf Rd.access and that it is on the Roberts Creek/Elphinstone boundary and would run between Lower Rd. and Ocean Beach Esplanade. David M. seconded. Approved. (Action: Carolann and Peg)***

7.3.2 **Trail History** Donna reviewed the history of the trails priority listing. She noted that \$60,000 for three years has been put aside for trail building.

7.3.3 **Projects for 2008** The following were identified as projects for this year.

- 1) Completion of Byng Road trail
- 2) Completion of Blackburn / Robinson trail to the Highway.
- 3) Richmond Esplanade view bench project.

7.3.4 **Roberts Creek Pier Beach Access** \$12,000 has been allocated for building stairs off the pier for access to the community beach.

7.4 **Election of Vice Chair** The election of the vice chair position was deferred until the next meeting, in April.

8) **Director's Report:** Donna spoke on the following:

### 8.1 OCPC Review

8.1.1 The final meeting in Elphinstone concerning their OCP is to be held on April 2. Note: The Elphinstone review must be finished before the Roberts Creek OCP review can begin.

8.1.2 Mark (SCRD planner) will draw up some terms of reference for the RCOCP Review Committee in time for the April OCPC meeting.

8.1.3 Canada Mortgage and Housing Corporation is offering a workshop on Sustainable Planning and Development for Small Communities for Areas D and F on Tuesday, May 13.

8.2 **Carbon Neutral** Donna suggested that the story of Eden Mills in Ontario was worth looking at, as they are making provisions for their community to go carbon neutral. Suggest we "google" the story for details.

8.3 **Bike Lanes** The bike lane for Lower Road has been confirmed. It will be one way going up hill.

8.4 **Gibsons and Area Recreation Centre** The centre is scheduled for official opening on March 29.

8.5 **Sustainability Report** Donna will post her report on the sustainability conference she recently attended in Ottawa, on her website.

- 8.6 March 13 SCR D Planning and Development Meeting** Donna noted that tomorrow's meeting will have two interesting presentations. One will deal with eel grass mapping and the other will be a presentation by Bruce Sieffert, of the Integrated Land Management Bureau concerning local resource management planning.
- 8.7 Watershed Issues** The Sechelt Community Forest has been working in the watershed doing juvenile thinning and spacing. This has caused a community outcry and a demand that they cease and desist. Late word has it that the Community Forest has removed itself from working in the watershed.
- 8.8 Greenshores** Enough volunteers came forward to establish the Greenshores Advisory Committee. The names of the members will be determined at an in camera session of the Board on March 13.

**9) OCP Review Items:**

The following items have been identified so far:

*OCP – Items for Review*

- 1) Beach access
- 2) Foreshore erosion and retaining walls
- 3) Addition of a mission statement
- 4) Road allowances
- 5) Signage
- 6) Tree retention on private land
- 7) Greenways
- 8) Design guidelines for the commercial core
- 9) Change bylaws to permit home based business proprietors to be able to teach or offer classes.
- 10) Lighting
- 11) Property usages
- 12) More types of unique zoning.
- 13) Downtown parking (new)
- 14) ALR review (new)
- 15) Terms of reference and a mission statement
- 16) Affordable housing
- 17) Short term rentals

**10) Next Meeting:**

The next meeting will be April 16, at 7:00 PM at Roberts Creek School.

**11) Adjournment:** The meeting adjourned at 8:30 P.M.