



STAFF REPORT

June 13, 2012

File No.: F1210249

To: Saturna Island Local Trust Committee

From: Gary Richardson
Island Planner
Local Planning Services

CC: Robert Kojima, RPM

Re: OCP and LUB designation of Community Parkland – Saturna Island Local Trust Area

BACKGROUND:

The Saturna Island Local Trust Committee (LTC) has identified the amending of the LUB and OCP designations of CRD parkland as one of its priorities.

The Saturna Island Local Trust Area contains CRD parkland that requires amendment of the OCP and LUB designations as it is presently not shown as parkland.

CRD parks are not immune from local government regulation, including zoning.

The LTC passed the following resolution at its April 12, 2012 business meeting:

It was Moved and Seconded that the Saturna Island Local Trust Committee direct staff to prepare draft bylaws that would amend the Official Community Plan and the Land Use Bylaw to designate and zone Capital Regional District parkland and provide for appropriate policies and regulations.

Staff has prepared amending bylaws for the LTC's consideration they are attached to this report as Draft Bylaw 107 (OCP) and 108 (LUB).

Draft Bylaw 107 amends the OCP Land Use designation schedule by placing the subject lots in a new Open Space designation. It was done in this way to be consistent with the open space policies and objectives of the Open Space section E.1 of the OCP.

Policy E.1.3 applies specifically to this situation and supports the amendment in the LUB. No further policy amendments are required.

Draft Bylaw 108 adds a new Community Park zone to the LUB with limited permitted uses. The draft bylaw also amends the zoning on the subject lots by putting them into the new Community Park zone.

COMMUNITY INFORMATION MEETING(S): as the purpose of these amendments is to routinely zone the lands already designated as CRD park, it is not recommended that a community information meeting be scheduled in addition to the statutory public hearing. If the LTC determines that a CIM would be of benefit to the community staff will arrange one.

RESULTS OF CIRCULATION: Planning staff will meet with CRD staff to review the draft provisions in detail. Staff will also circulate the proposal to the Saturna Island Parks Commission for comment. The draft bylaw will formally referred to the CRD and any other agencies or groups deemed appropriate following First Reading.

STAFF COMMENTS:

These amendments will identify the community parkland in the Saturna Island Local Trust Area on OCP and LUB maps and apprise the CRD and the general public of the LTC's intent for the use of the lands. The amendments will allow for the appropriate uses to be carried out on the parkland and allow for the appropriate buildings and structures to be sited on the parkland.

The amendments are here for consideration of 1st reading.

RECOMMENDATION:

THAT the Saturna Island Local Trust Committee give:

- 1) **Draft Bylaw 107 cites as "Saturna Island Official Community Plan Bylaw No.70, 2000, Amendment No.1, 2012" 1st reading.**
- 2) **Draft Bylaw 108, cited as "Saturna Island Land Use Bylaw 78, 2002, Amendment No.1, 2012" 1st reading.**
- 3) **Direction to staff to arrange a public hearing for draft bylaws 107 and 108.**

Prepared and Submitted by:

Gary Richardson

June 13, 2012

Gary Richardson, Island Planner

Date

Concurred in by:



Robert Kojima
Regional Planning Manager

June 13, 2012

Date