

Mayne Island Local Trust Committee Report

At the last meeting in June, the LTC approved a 3 year Temporary Use Permit for the domestic dock at the Mayne Island Resort. Use is limited to strata owners only and a 3 small boat limit. The owners also agreed to work with the MI Conservancy for eelgrass protection and ways to mitigate the erosion of the bank.

First reading was then given to the Oceanwood application for expansion to allow a limited senior's residence in conjunction with tourist accommodation. This Bylaw includes a Groundwater Protection Development Permit for the whole property and a Covenant requiring a geohydrologist's report. A second reading will be considered at the next LTC meeting. In addition, a draft Land Use Bylaw was also given first reading to create a new Comprehensive Development (CD3) Zone: tourist accommodation with senior's residence as an amenity. Both Bylaws were also returned to the APC for their review and comments.

In spring, the APC took on the task of reviewing the OCP for ambiguous and outdated language. At this meeting the LTC gave 3 readings to approve technical and grammatical changes to the OCP. Very many thanks to Chair Rich Tamboline and the Mayne Island Advisory Planning Team for all their work.

As agreed at the May meeting, the LTC addressed the need to comply with the provincial Riparian Area Regulations. A draft Bylaw was discussed and sent to the planner. This proposal explains that the 3 water courses designated as riparian assessment areas were assessed by a certified QEP and found to be non-fish bearing. Further, that Campbell Creek and Horton Creek have natural barriers preventing fish access. Under this proposal, Campbell Creek and Horton Creek will be considered as not meeting the minimum RAR requirements. Although it is a very small potential, Deacon Creek technically qualifies under the regulation. Planner Gary Richardson will have this prepared for the next meeting.

Given the new federal regulations for the commercial growing of medical marihuana (MMRP) and that 250 applications have already been made for this region, this discussion was added to the work program. Under the federal legislation, grow-ops could be licensed on agricultural or commercial properties.

The next meeting is on the 30th July, 1:00pm at the Ag Hall.

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