

## **Galiano Island Local Trust Committee Report**

### **Trustees Louise Decario and Sandy Pottle**

#### **Development Permit Area 4**

A Special Meeting of the Galiano Island Local Trust Committee (LTC) was held at the Lion's Hall on July 5. The agenda included a Community Information meeting and Public Hearing for proposed bylaw 246 that clarifies the guidelines and exemptions for Development Permits on lands above 140 metres elevation. At the regular business meeting on July 7<sup>th</sup> amendments were made and the bylaw was forwarded to the Executive Committee of the Islands Trust and the Ministry of Community Services Culture and Sport for approval.

#### **Short Term vacation Rental**

The Special Meeting also included a Community Information meeting and Public Hearing on Short Term vacation Rentals (STVR). At the July 7<sup>th</sup> meeting, Official Community Plan and Land Use bylaws were given third reading and forwarded to the Executive Committee and the Ministry of Community Services Culture and Sport for approval. These bylaws will allow short-term vacation rental as a permitted use in all zones where a residence is permitted. **STVR will be permitted as a home occupation** on properties where the owner/operator is a full time resident or through a Temporary Use permit where the owner/operator lives at another location.

#### **Bylaw 245**

The rezoning of District Lot 79 presently zoned Forest 1 will result in the creation of 5 residential lots of 5 acres each and one fifty acre Forest 3 (F3) lot. One of the residential lots will be sold and the proceeds of the sale transferred to the Galiano Island Housing Society that operates the Page Drive seniors Housing Project. Twenty three acres will be transferred to B.C. Parks and rezoned Nature Protection and twenty seven acres will be transferred to CRD Parks and will become the responsibility of the Galiano Island Parks and Recreation Commission. The Local Trust Committee has directed staff to work with the Capital Regional District on a covenant for local park dedication. A forestry covenant is presently being drafted by the applicant for the F3 lot. A Letter of Understanding (LOU) has been received from B.C. Parks and the LTC has delegated signing authority to the Chair of the LTC.

#### **Development Permit with Variance Application**

A Development Permit with Variance was approved for the construction of a private walkway and dock in Montague Harbour.

#### **Contractor Home Base Review**

Advertisements for people interested in serving on a focus group for reviewing regulation of Contractor home based business closed on June 27 2014 and we now have four participants: Ursula Deshield, Dave Gerlach, Steve Goldberg and Ben Mabblerley. The LTC would like to thank them for offering their services to the community on this project.

The next meeting of the LTC will take place at the **South hall at 12:30 PM on September 8 2014.**