

The Mayne Island Local Trust committee held a regular business meeting on March 25th. The major item of business was a public hearing for the bylaws that will clarify commercial zoning expectations for future applications. One aspect of this bylaw is a proposed boundary for the Miners Bay area which has been placed on a map to give direction to future applicants as to areas best suited to commercial development. Miners Bay has traditionally been seen as the major commercial area for Mayne Island.

Questions from the audience focused on any potential tax implications for residences within the commercial boundary. Land taxes are based on the actual use of property not on any potential for future development. A presentation was made asking that the LTC not proceed based on concerns over parking, water drainage, sewer and water servicing for the Miners Bay area. It was explained by Trustees in the information session that those sorts of issues would be considered when any application for a rezoning took place. The bylaws received second and third reading and have now gone for approval by the Executive of the Islands Trust and for the proposed OCP changes to the Minister of Municipal Affairs and Housing.

The Cotton Park rezoning application has been returned to staff to ensure that First Nations consultations are to a more rigorous standard. In light of the significant archeological sites on the property we want to ensure that any rezoning takes this into consideration. The size of built structures was reduced to 200 sq. ft. due to concerns that the Park become a venue for social activities rather than a more passive area.

The Trust committee will next meet on May 27th at the Mayne Island Agricultural Hall at 1pm.

Jeanine Dodds

David Maude