



REGIONAL DISTRICT OF NORTH OKANAGAN

MINUTES of a **REGULAR** meeting of the **ADVISORY PLANNING COMMISSION ELECTORAL AREA 'C'** of the **REGIONAL DISTRICT OF NORTH OKANAGAN** held in the Conference Room at the Regional District Office on Wednesday, May 30, 2012

Members: Cliff Day
Ray Ivey
Randy McDermid
Paul Williamson

Staff: Ashley Bevan Executive Assistant (taking minutes)

Other: Michael Macnabb Director, Electoral Area "C"
One member of the Public

CALL MEETING TO ORDER

The Chair called the meeting to order at 7:02 p.m.

ADOPTION OF MINUTES

Advisory Planning Commission Electoral Area "C" – Regular Meeting of February 29, 2012

It was moved and seconded by Cliff Day and Randy McDermid That the minutes of the February 29, 2012 regular meeting of the Advisory Planning Commission Electoral Area "C" be adopted as circulated.

CARRIED

NEW BUSINESS

OCP/Rezoning Application Coughlin [File No. 12-0023-C-OR]

The Commission reviewed the staff report and made comments regarding:

- Slope
- Riparian area setbacks
- Wildfire area
- Road setbacks
- That Parks would be afforded an opportunity to purchase land for future trail

The Commission noted that they are in support of the RDNO purchasing land for a trail.

The Commission requested a plan for the potential trail for the next meeting.

It was moved and seconded by Cliff Day and Ray Ivey

That the Advisory Planning Commission Electoral Area 'C' support the recommendations contained in the Planning Department Report dated May 8, 2012 That it be recommended to the Board of Directors that the application to amend the Rural Vernon Official Community Plan land use designation and the zoning of a 1.0 ha portion of the property legally described as Lot 2, Sec 20, Twp 5, ODYD, Plan KAP81991 and located at 7125 Tillicum Road, Electoral Area 'C' from Country Residential to Small Holdings be supported in principle and staff be directed to prepare an Official Community Plan Amendment Bylaw for First Reading only; and further

That a Public Hearing not be held until the applicant has:

1. held a Public Information Meeting in accordance with the Public Information Meeting Guide;
2. provided a report prepared by a professional hydrogeologist or a professional engineer having a knowledge of groundwater hydrology or groundwater geology verifying that water of sufficient quantity and quality is available year round to service the proposed lots and that the extraction of water from the proposed water supply will not deplete the water supply of neighbouring wells; and further,

That Greater Vernon Parks, Recreation and Culture be strongly encouraged to cooperate with the property owner for extension of a trail through the subject property.

CARRIED

SITE

The Commission noted the reduced building ~~envelope~~ because of wildfire, riparian area and floodplain setbacks.

OTHER ITEMS

Director Macnabb advised that Mike Randell is now the Alternate Director for Electoral Area "C".

Director Macnabb advised that the Terms of Reference for the OCP Review for Electoral Areas "B" and "C" have been drafted and are in the very early stages. Members of the APC and various community associations will be involved and there will be meetings available to the public. Some topics the review will include are:

- Secondary suites
- Building envelope on ALR land
- Water zoning
- Scope and scale of home occupation regulations
- Silver Star Road corridor (preventing it from becoming a commercial thoroughfare to the mountain)

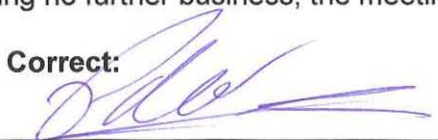
An update on the Parks Service Review was discussed as well as the Memorandum of Understanding for the operation and delivery of water within Greater Vernon.

Discussion ensued regarding BX Park and dogs. The park is not actually a dog park, but a public park that allows dogs.

ADJOURNMENT

There being no further business, the meeting was adjourned at 7:54 p.m.

Certified Correct:



Chair



Recording Secretary