

THE CORPORATION OF THE DISTRICT OF PEACHLAND

**Regular Council Meeting Minutes
Held Tuesday, November 27, 2007 at 7:00 p.m.
In the Council Chambers, Peachland Community Centre**

PRESENT: Mayor Reid, Councillors Condon, Fraser, Hallberg, Moritz, Nielsen and Thorne

CAO Elsie Lemke
Corporate Officer Betty Briggs
Director of Finance Doug Pryde
Director of Planning & Development Services David Smith

Members of the Public
Members of the Media

CALL TO ORDER: Mayor Reid called the Regular Council Meeting to order at 7:00 p.m.

**APPROVAL OF
THE AGENDA** MOVED by Councillor Thorne, SECONDED by Councillor Moritz:

THAT the Agenda be approved as circulated.

CARRIED.

PRESENTATIONS & DELEGATIONS

**OKANAGAN
PARTNERSHIP**

Mr. Brad Clements, Executive Director, Okanagan Partnership, presented statistics resulting from a computer model findings regarding the Okanagan Valley in 2041. He provided information on alternatives to reduce impacts for housing, traffic, greenhouse gas emissions, air pollution, water, waste, ecological footprint and fiscal health. He advised that a more in-depth report is still to come, and a Planners workshop will be held to view the model and the results.

Mayor Reid thanked Mr. Clements for his presentation, and noted the work just started looking at single regional structure to address some of the topics mentioned.

ADOPTION OF THE MINUTES

ADOPT MINUTES MOVED by Councillor Fraser, SECONDED by Councillor Hallberg:

THAT the Minutes of the Regular Council Meeting held November 13, 2007 be adopted as circulated.

CARRIED.

MOVED by Councillor Thorne, SECONDED by Councillor Moritz:

THAT the Minutes of the Committee of the Whole Meeting held November 13, 2007 be adopted as circulated.

CARRIED.

COMMITTEE & STAFF REPORTS

Committees:

BUSINESS DEVEL. MOVED by Councillor Hallberg, SECONDED by Councillor Condon:

THAT Council supports the proposal for Phase 2 Community Tourism Funding for Branding and Marketing in the amount of \$40,297.09.

CARRIED.

Staff:

SPEED WATCH CAO Elsie Lemke presented information that the Speed Watch Program has ceased operation for the winter.

MOVED by Councillor Condon, SECONDED by Councillor Hallberg:

THAT a letter of appreciation be sent to the Speed Watch volunteers for the valuable service provided.

CARRIED.

**BYLAW #1857
MOBILE BUSINESS** CAO Elsie Lemke presented a report outlining the Single Mobile Business License program, initiated by the Province.

MOVED by Councillor Moritz, SECONDED by Councillor Fraser:

THAT Mobile Business License Bylaw Number 1857, 2007 be read First, Second and Third Times.

CARRIED.

**RIDING CLUB
IMPROVEMENTS** CAO Elsie Lemke presented a report regarding improvements proposed by the Riding Club at Mountainview Park, on the Club's leased premises.

MOVED by Councillor Nielsen, SECONDED by Councillor Hallberg:

THAT Council approves the improvements proposed by the Peachland Riding Club, subject to any required permits being obtained.

CARRIED.

**2008 CIVIC GRANT
APPLICATIONS** CAO Elsie Lemke presented a report regarding receipt of 2008 Civic Grant applications.

MOVED by Councillor Thorne, SECONDED by Councillor Hallberg:

THAT 2008 Civic Grant applications be forwarded to Committee of the Whole for budget deliberations.

CARRIED.

**SHIPS AHOY UTILITY
BILLING** Director of Finance Doug Pryde presented a report regarding a request for water and sewer rates bylaw amendments received from Linda Williams, Ships-Ahoy Fish and Chip restaurant, due to small size of the business and seasonal operation. Mr. Pryde recommends that the bylaws not be amended, as the

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SHIPS AHOY (CONT.) installation of water meters, currently underway, and subsequent user-pay billings, will address current flat rate billing inequities. Commercial operators have the option of installing water meters at their own cost, prior to the District-wide meter installation program.

Council members discussed this issue.

MOVED by Councillor Condon, SECONDED by Councillor Thorne:

THAT Council denies the request from Ships-A-Hoy Fish and Chips to amend the water and sewer rates and charges bylaws.

CARRIED.

Councillors Hallberg, Moritz & Nielsen OPPOSED.

BYLAWS 1802 & 1803 Director of Planning & Development Services David Smith presented a detailed report on the Development Permit application for Lot 1, Plan 26239, DL 1174, & DP#06/10,005 Except Plan KAP46706, 5126 MacKinnon Road, Trepanier Manor. He reviewed the proposed project, developer obligations, general project review including technical information and reports required, steep slope development permit review, forma and character development permit review, architectural design elements, site plan/functional design elements, and phasing of the development.

TREPANIER MANOR

Mr. Smith noted 4 written submissions objecting to the development were received:

- U. Laux, neighbour
- K. Fielding
- O. Fielding
- C. Smithson

As well, a response from the applicant to questions posed in Ms. Smithson's letter was received.

Council members discussed the Development Permit, and Mr. Smith answered questions. The following information was provided:

- Phase 1 includes water main upgrading and reservoir design
- Reservoir construction completion with full bonding in Phase 2
- Retaining walls will be stepped and landscaped
- Hotel construction is phase 3
- Developer has one year from date of issuance of Development Permit to start construction; after one year, if not started, DP expires and no approvals exist
- Hotel construction will be financed by cottage sales
- Retaining walls: 6% of road length at 7 m, sloping down to 2 m; 45 m total length
- A further geotechnical report will be required at time of construction
- Legal assistance was obtained in drafting the Development Permit and Development Agreement, and with bonding provisions to ensure the District is protected.

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TREPANIER MANOR (CONT.) MOVED by Councillor Fraser, SECONDED by Councillor Hallberg:

THAT Official Community Plan Bylaw No. 1600 Amendment Bylaw Number 1802, 2006 be finally reconsidered and adopted.

CARRIED.

MOVED by Councillor Hallberg, SECONDED by Councillor Thorne:

THAT Zoning Bylaw No. 1375 Amendment Bylaw Number 1803, 2006 be finally reconsidered and adopted.

CARRIED.

MOVED by Councillor Hallberg, SECONDED by Councillor Moritz:

THAT Development Permit #06/10,005, Lot 1, Plan 26239, DL 1174, Except Plan KAP46706, 5126 MacKinnon Road, Trepanier Manor, be approved.

CARRIED.

**BYLAWS 1823, 1824,
1847 & 1848
ICE DEVELOPMENTS
& REFLECTIONS ON
THE LAKE**

Councillor Moritz was not in attendance at the Public Hearing held last night, and the minutes are not completed for his perusal.

MOVED by Councillor Moritz, SECONDED by Councillor Hallberg:

THAT 7-H and 7-I be deferred to the December 11, 2007 Regular Council Meeting:

7-H: Official Community Plan Bylaw No. 1600 Amendment Bylaw Number 1823 and Zoning Bylaw No. 1375 Amendment Bylaw Number 1824 – 4534 Princeton Avenue and 5919 Columbia Avenue – Ice Developments – Third Reading; and
7-I: Official Community Plan Bylaw No. 1600 Amendment Bylaw Number 1847 and Zoning Bylaw No. 1375 Amendment Bylaw Number 1848 – 6633 Highway 97 S. – Reflections on the Lake – Third Reading.

CARRIED.

Mayor Reid reminded the public that the Public Hearing held for the above bylaws is closed, and Council cannot receive further representations.

BYLAW #1858 FIRE & LIFE SAFETY AMEND. CAO Elsie Lemke presented a report which explained that the bylaw amendments proposed were recommended in the John Vokes Fire Department Needs Assessment Report.

MOVED by Councillor Fraser, SECONDED by Councillor Thorne:

THAT Fire & Life Safety and Smoke Control Regulations Bylaw No. 1718 Amendment Bylaw Number 1858, 2007 be read First, Second and Third Times.

CARRIED.

MAYOR & COUNCILLORS' REPORTS

**COUNCILLOR
HALLBERG**

Councillor Hallberg attended the PFRS Christmas dinner and spoke on behalf of the Mayor and Council.

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MAYOR REID

Mayor Reid advised that concept drawings for Swim Bylaw expansion are on display in the Community Centre until December 7th, and public comments are welcome.

NOTICE OF MOTION

**COUNCILLOR
MORITZ**

Councillor Moritz put forward the following Notice of Motion for December 11th Regular Council Meeting:

“THAT Council requests the representative to the Regional District present the letter dated 8 November, 2007, from Peachland’s Ships-A-Hoy Fish and Chips for consideration by the RDCO.”

Staff will investigate sewer rates information for the December 11th meeting.

CORRESPONDENCE

FOR INFO

MOVED by Councillor Thorne, SECONDED by Councillor Condon:

THAT the following letters be received for information:

- i) Canada/BC Municipal Rural Infrastructure Grant - \$2,984,490
- ii) BC Climate Action Charter.

CARRIED.

QUESTION PERIOD

None.

ADJOURNMENT

MOVED by Councillor Nielsen:

THAT the Regular Council Meeting adjourn at 8:16 p.m.

CARRIED.

Certified Correct.

(Original signed by Mayor & Corporate Officer)

Mayor

Corporate Officer

Dated at Peachland, B.C.
This 12th day of December, 2007.