



ELECTORAL AREA 'E' (BIG WHITE)
ADVISORY PLANNING COMMISSION
Minutes

Tuesday, July 7, 2020 via tele-conference, commencing at 4:00 p.m.
Meeting was chaired by Gerry Molyneaux
Minutes taken by Vicki Gee

PRESENT: John Lebrun, Gerry Molyneaux, Rachelle Hawk, Anastasia Byrne, Peter Hutchinson

ABSENT:

RDKB DIRECTOR: Vicki Gee

RDKB STAFF:

GUESTS:

1. CALL TO ORDER

The meeting was called to order at 4:10 p.m.

2. ADOPTION OF AGENDA (Additions/Deletions)

Recommendation: That the July 7, 2020 Electoral Area 'E' (Big White) Advisory Planning Commission Agenda be adopted. Moved by Gerry, seconded by Rachelle.
CARRIED

3. ADOPTION OF MINUTES

Recommendation: That the June 2, 2020 Electoral Area 'E' (Big White) Advisory Planning Commission Minutes be adopted. Moved by Gerry, seconded by Rachelle.
CARRIED

4. DELEGATIONS - none

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5. UPDATED APPLICATIONS AND REFERRALS

- a) At the June 25 Board meeting the Board voted to include their particular concerns about lack of variety in silviculture variety in the 300 year plan from Interfor.
- b) At the June 25 Board meeting the Board deferred the referral for Outback Snowmobile tours in order to offer the applicant an opportunity to speak to the application at the July BCDC meeting. The concern was about the size of the area in question. It was described on the original staff report as being 40 ha. However, the Front Counter application showed 19,000 m x 16,000 m, which is over 30,000 ha.

6. NEW BUSINESS

A. Ragnar Mallis & Stacy Lynn Zeman
RE: Development Permit Application
212 Feathertop Way
RDKB File: BW-4222-07499.006

Discussion/Observations:

The APC noted that building has already started on this home and they questioned the timing in relation to the Development Permit Application and the Building Permit application.

Additional documentation of the plan was sent to the APC after publication of the agenda. There were no concerns expressed with the plan.

Recommendation:

It was moved, seconded and resolved that the APC recommends to the Regional District that the application be supported. Moved by Gerry, seconded by John. CARRIED

B. Natalie & Todd Casten
Re: Development Permit Application
315 Feathertop Way
RDKB File: BW-4222-07500.740

Discussion/Observations:

Additional documentation of the plan was sent to the APC after publication of the agenda. There were no concerns expressed with the plan.

Members commented that they normally see an architectural drawing of the house along with the Development Permit Application. They find this valuable.

Concern was expressed about the height of the retaining wall given the steep slope on the side of the house, and whether or not it was engineered.

Recommendation:

It was moved, seconded and resolved that the APC recommends to the Regional District that the application be Supported, asking staff to consider the question about the retaining wall. CARRIED

8. FOR INFORMATION

BC Energy Step Code-Implementation Options

Vicki shared what she had learned from Freya Phillips, Energy Specialist for RDKB. Discussion:

- One member had already done the survey
- Ana described a similar, very successful incentive in Australia a decade ago; home owners got a 2 year rebate of 50% on Federal tax for glazing, insulation & solar.
- There was consensus that starting earlier should be voluntary, with incentives
- There should be demonstration of savings
- They would like to see the incentives
- Everyone should do the survey

Next meeting should be held in person at the Fire Hall:

- There is enough room for physical distancing

Gerry has a new email address after his computer crashed: germol09.09@gmail.com

9. ADJOURNMENT

It was moved by Gerry that the meeting be adjourned at 4:45 pm.