

Community Development Forum, Halfmoon Bay  
**Minutes of Regular Monthly Meeting**  
Tuesday 05 March, 2024, 5:30-7:00 PM  
By Zoom

CALL TO ORDER: 5:34 pm

PRESENT: **Committee Members:** Alistair Higson (meeting chair), Darlene Tymo, Laurie Bates-Frymel  
**Volunteers:** Ellie Lenz, Landon Dix, Jeff Muckle, Andy Jones-Cox, Len Coombs, Kim Dougherty, Barbara Bolding (Recorder)

ABSENT: [Committee Members and Volunteers not listed above](#); Justine Gabias, Area B Director

1. Introduction:

- a. BB volunteered to take minutes, AH as timekeeper
- b. [Minutes of 6 February 2024 meeting](#) were accepted
- c. **Chair's Update**
  - i. **University of Victoria Environmental Law Center (ELC)** project: Still awaiting report, further action will depend on the recommendations.
  - ii. [Coastal Douglas Fir Conservation Partnership \(CDFCP\)](#) recently updated their [Statement of Cooperation](#) and are asking members (including SCR D) to review and re-sign. DT has contacted the SCR D to ask if they plan to re-sign. Depending on the response, this could be an 'ask' if the Forum, [Sunshine Coast Conservation Association \(SCCA\)](#) and CDFCP send a delegation to the SCR D Board (to be decided in April when updated mapping of Sunshine Coast is available).  
**ACTION:** Check with CDFCP project manager on what has been changed in the SoC, and if the SCR D has been asked to re-sign (**LBF**).
  - iii. [B.C. 30 x 30 initiative](#) seeks to protect 30% of land by 2030. Currently ~5% of the Sunshine Coast is protected. Discussion on the need to significantly increase the area of protected lands on the Sunshine Coast (Metro Vancouver is currently at 40% and aiming for 50%). Although this issue may be beyond the Forum's mandate, some volunteers are interested in supporting the 30x30 goal.  
**ACTION:** Contact the SCCA on local action they may be taking in support of this and keep the Forum informed (**AH, BH**).
  - iv. [2024 Local Government Leadership Academy \(LGLA\)](#) included 2 interesting presentations shared courtesy of Area E Director's Newsletter 27 Feb 2024: [Local Government 'Duty of Care'](#) and [Land Use Planning & Climate \(Sustainable Site Planning Guide\)](#).

- v. **SCRD OCP Renewal** - KPMG has been selected as the consultant group to facilitate this initiative. See the [SCRD Committee of the Whole Agenda of 22 Feb.24](#) for further information.
- vi. **Roberts Creek OCP Monitoring Committee** has a new Chair and many new elected members. The previous Chair has suggested we attend a meeting to inform the Committee about the Forum's activities.  
**ACTION:** Attend an upcoming Roberts Creek OCP meeting (AH, DT).
- vii. **Ministry of Transportation and Infrastructure (MoTI)** - New manager in Sechelt office, Jeremy Waksel, [Jeremy.Waksel@gov.bc.ca](mailto:Jeremy.Waksel@gov.bc.ca). For road maintenance contact Capilano Highways at [info@capilanohighways.ca](mailto:info@capilanohighways.ca) or 1-800-665-3135.

2. Action points from last meeting:

a. **SCRD Land Use Fines**

- i. SCR D is now able to increase bylaw fines given recent B.C. government legislation raising the maximum to \$3000. Forum members have researched this and drafted an email to SCR D requesting that fines related to land use and tree cutting infractions be increased to the maximum. Draft is being reviewed by the Committee.

**ACTION:** Following Committee review, finalize the email and send to SCR D (DT).

3. **DL1427 (Bayview Hills)** review of the latest Freedom of Information (FOI) release i.e.02 Feb 24 (that reflects status up to 06 Nov 23).

Many changes to the lot plans have been proposed by the owner since the property was purchased. The Preliminary Layout Approval (PLA) that was in place at the time of purchase was not renewed. The various iterations of development plans for the property that have been submitted and are available through FOI were discussed. There is particular concern regarding timing requirements for remediation to address the initial damage that was done to the DPA portions of the property. There was discussion on when the Forum would again raise the issue with the SCR D regarding the lack of a remediation plan (including timeline) for the property.

4. **End**

a. Other business

- DL2394 (Truman Rd) - Update from a volunteer who had been in touch with the property developer on their current plans for the lot. A comment was raised regarding recent [SCR D concerns about fire flow](#) and water pressure on Truman Rd/Brooks Rd.
- DL4444 (Cawley Point) - No news of any recent activity.

**ACTION:** Discuss whether to submit a FOI request to the SCR D (AH, DT, KD).

b. Next Meeting

- Tuesday 02 April 2024. 5.30-7.00 pm via Zoom.

Meeting adjourned: 7.45 pm