

Community Development Forum, Halfmoon Bay
Minutes of Regular Monthly Meeting

Tuesday 03 Sep, 2024

5.30-7.30 pm Cooper's Green Hall

CALL TO ORDER: 5:35 pm

PRESENT: **Committee Members:** Darlene Tymo, Alistair Higson, Laurie Bates-Frymel
Volunteers: Len Coombs, Kim Dougherty, Jeff Muckle

ABSENT: CDF [Committee Members or Volunteers](#) not listed above.

1. Introduction

- [Minutes of the previous regular monthly meeting, 2 July, 2024](#) were accepted.
- **Chair's update:**
 - [BC Parks Foundation protects 117 acres near Smuggler Cove](#)
Congratulations to Bill Henwood and all involved.
Action: Update on any further acquisition initiatives at next meeting (BH)
 - **Committee Members**
Three CDF committee member terms are expiring. Don Cunliffe and Ryan Daley are stepping down, Darlene Tymo is ready to carry on. Gratitude expressed for all member contributions. Bill Henwood (nominated by KD), Marcus Stein (nominated by DT) and Darlene Tymo (nominated by AH) were all confirmed by unanimous vote for 2-year terms (Sept 2024- Sept 2026). 2 Committee positions remain open. KD expressed interest in standing in the future.
Action: (AH) will notify Coast Reporter Halfmoon Happenings about open Committee positions, submissions by 30 Sept.
 - **All Candidates Meeting (DT)**
Halfmoon Bay Community Association (HBCA) is hosting on 10 October, and will email members to RSVP and to submit questions by Oct 1.
Action: Formulate and share draft questions that CDF might pose to candidates. (KD/AH).
 - **Status of DL2394 (Truman Road) (AJC/AH)**
Developer has abandoned plans to upzone for a higher density development . Subdivision proposal will be made in line with existing zoning that allows for 7/8 lots.

2. Status of action points from previous meetings

- **Halfmoon Bay Environmental Society (HBES)**
Update on dissolution of HBES and proposal to expand Smuggler Cove. Monies and members transferred to Sargeant Bay Society (SBS), website info to be migrated to HBCA website.
Action: Update on sponsorship of Smugglers Cove Park expansion proposal (BH)

- **Update on SCRD Riparian Area and Shoreline Protection amendments (DT)**

Sunshine Coast Regional District (SCRD) [held a Public Hearing](#). SCRD planning dept. to present revised amendments to the SCRD Board (timing unknown).

- **Proposed Review of SCRD Land Use Fines**

Original request sent by CDF to SCRD on 12 March 2024 (AH/JG). SCRD undertaking a review.

Action: Follow up with SCRD for update at next CDF meeting (AH)

3. Next steps for [Green Bylaws report](#) and [OCP Renewal](#)

- Recap of 13 Aug CDF meeting to review report. [Green Bylaws report](#) and [summary](#) now on webpage. Discussion of next steps with external stakeholders HBCA, SCCA, SCRD

Action: Present to HBCA Board on 10 Sept (AH)

Action: Discuss with Sargeant Bay Society, support for report recommendations (JM)

Action: Share report with SCRD Board (AH/DT)

- Proposed CDF Issue Brief series to raise awareness and encourage public engagement on OCP renewal.

Action: Review draft brief (LBF) before sharing next draft with Committee for review (DT/AH)

4. Development Variance Permit (DVP) concerns (KD/LC/DT)

- Briefing on a [DVP application](#) as an example of wider concerns around DVP process; community precedent; environmental impact; and SCRD rigor & transparency.

Action: Monitor SCRD agendas for report to Board. Draft letter to SCRD regarding DVP wider process concerns, for decision by Committee on whether to state a position (DT)

5. End (DT)

- No other business
- Next full group meeting **Tuesday 1 October at 5:30pm in person**

Meeting adjourned: 7.35 pm