

## Meeting Minutes

### Electoral Areas Committee

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Wednesday, May 10, 2023

11:00 AM

6th Floor Boardroom  
625 Fisgard St.  
Victoria, BC V8W 1R7

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#### Hearing Session

#### PRESENT

Directors: P. Brent (Chair), G. Holman (Vice Chair), A. Wickheim

Staff: N. Chan, Chief Financial Officer; I. Jesney, Acting General Manager, Integrated Water Services; K. Lorette, General Manager, Planning and Protective Services; K. Morley, General Manager, Corporate Services; K. Campbell, Senior Manager, Salt Spring Island Administration; S. Henderson, Senior Manager, Real Estate; J. Starke, Manager, Service Delivery, Southern Gulf Islands Electoral Area; M. Taylor, Manager, Building Inspection; M. Lagoa, Deputy Corporate Officer; T. Pillipow, Committee Clerk (Recorder)

Regrets: Director: C. Plant

The meeting was called to order at 11:02 am.

#### 1. Territorial Acknowledgement

Director Wickheim provided a Territorial Acknowledgement.

#### 2. Hearing Under Section 57 of the Community Charter Regarding Notices Against Title

This hearing is being convened pursuant to section 57 of the Community Charter. The Electoral Areas Committee has been delegated the power of the Regional Board to consider a recommendation of the Building Inspector to file a notice on land title of properties that contravene building safety standards and applicable building regulations.

Anyone who considers their interest in property will be affected by a notice on title shall be provided an opportunity to speak before the Committee. Speakers should focus their remarks on the issue under consideration and to address all comments to the Committee Chair.

Once the property owner has been heard, the committee shall determine whether to confirm the recommendation of the Building Inspector, to file a notice against title of the subject property.

During the course of this hearing, this committee is sitting as a quasi-judicial body and in that capacity should only consider the facts brought before it by the Building Inspector and the affected property owners. In making a decision, committee members should refrain from considering facts that are extraneous to the hearing process.

### 3. Approval of Agenda

**MOVED** by Director Holman, **SECONDED** by Director Wickheim,  
That the agenda for the Hearing Session of the May 10, 2023 Electoral Areas  
Committee meeting be approved.

**CARRIED**

### 4. Adoption of Minutes

- 4.1. [23-341](#) Minutes of the Hearing Session of the February 8, 2023 Electoral Areas  
Committee Meeting

**MOVED** by Director Holman, **SECONDED** by Director Wickheim,  
That the minutes of the Hearing Session of the Electoral Areas Committee  
meeting of February 8, 2023 be adopted as circulated.

**CARRIED**

### 5. Comments by Property Owners on the Recommended Notices on Title

There were no comments from property owners.

### 6. Properties to be Considered for Filing Notice against Land Title and Comments by the Building Inspector or Designated Municipal Officer

- Salt Spring Island [3]

- Southern Gulf Islands [2]

- 6.1. [23-307](#) File Notice on the Land Title of 116 Fairway Drive, Lot 6, Section 13,  
Range 1 East, North Salt Spring Island, Cowichan District, Plan 12040,  
PID 004-956-711, File NT000375

M. Taylor spoke to Item 6.1.

**MOVED** by Director Holman, **SECONDED** by Director Brent,  
That the Corporate Officer file a Notice in the Victoria Land Title office stating  
that a Resolution has been made under Section 57 of the Community Charter  
relating to land legally described as: Lot 6, Section 13, Range 1 East, North Salt  
Spring Island, Cowichan District, Plan 12040, PID 004-956-711 or any subdivision  
of said lands as may be affected by the contravention(s).

**CARRIED**

- 6.2. [23-308](#) File Notice on the Land Title of 240 Old Scott Road, Lot 1, District Lot 20,  
North Salt Spring Island, Cowichan District, Plan 7060, PID 005-812-658,  
File NT000344

M. Taylor spoke to Item 6.2.

**MOVED** by Director Holman, **SECONDED** by Director Brent,  
That the Corporate Officer file a Notice in the Victoria Land Title office stating  
that a Resolution has been made under Section 57 of the Community Charter  
relating to land legally described as: Lot 1, District Lot 20, North Salt Spring  
Island, Cowichan District, Plan 7060, PID 005-812-658 or any subdivision of said  
lands as may be affected by the contravention(s).

**CARRIED**

- 6.3. [23-309](#) File Notice on the Land Title of 270 Salt Spring Way, Lot B, Section 15, Range 5 East, North Salt Spring Island, Cowichan District, Plan 39138, PID 000-971-499, File NT000378

M. Taylor spoke to Item 6.3.

**MOVED by Director Holman, SECONDED by Director Wickheim,  
That the Corporate Officer file a Notice in the Victoria Land Title office stating that a Resolution has been made under Section 57 of the Community Charter relating to land legally described as: Lot B, Section 15, Range 5 East, North Salt Spring Island, Cowichan District, Plan 39138, PID 000-971-499 or any subdivision of said lands as may be affected by the contravention(s).**

**CARRIED**

- 6.4. [23-310](#) File Notice on the Land Title of 1128 Montague Road, Lot 1, District Lot 12, Galiano Island, Cowichan District, Plan VIP63916, PID 023-531-975, File NT000384

M. Taylor spoke to Item 6.4.

**MOVED by Director Brent, SECONDED by Director Wickheim,  
That the Corporate Officer file a Notice in the Victoria Land Title office stating that a Resolution has been made under Section 57 of the Community Charter relating to land legally described as: Lot 1, District Lot 12, Galiano Island, Cowichan District, Plan VIP63916, PID 023-531-975 or any subdivision of said lands as may be affected by the contravention(s).**

**CARRIED**

- 6.5. [23-311](#) File Notice on the Land Title of 484 Cherry Tree Bay Road, Lot 1, Section 14, Mayne Island, Cowichan District, Plan 16306, PID 004-486-200, File NT000330

M. Taylor spoke to Item 6.5.

**MOVED by Director Brent, SECONDED by Director Wickheim,  
That the Corporate Officer file a Notice in the Victoria Land Title office stating that a Resolution has been made under Section 57 of the Community Charter relating to land legally described as: Lot 1, Section 14, Mayne Island, Cowichan District, Plan 16306, PID 004-486-200 or any subdivision of said lands as may be affected by the contravention(s).**

**CARRIED**

## 7. Adjournment

**MOVED by Director Wickheim, SECONDED by Director Holman,  
That the Hearing Session of the May 10, 2023 Electoral Areas Committee meeting be adjourned at 11:14 am.**

**CARRIED**

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CHAIR

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RECORDER