

**JUAN DE FUCA LAND USE COMMITTEE**

Notice of Meeting on Tuesday, **July 19, 2022 at 7:00 pm**

Juan de Fuca Local Area Services Building, #3 – 7450 Butler Road, Otter Point, BC

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**SUPPLEMENTARY AGENDA**

1. Additional information received for the following agenda items:
  - a) Agenda Item 8 b) RZ000278 – Add Detached Accessory Suite as a Permitted Accessory Use in the Wildwood Terrace 4 (WT-4) Zone
    - Scott and Cheryl Ryckman, Jordan River
  - b) Agenda Item 9 a) RZ000276 - Blocks D and E, District Lots 751 and 911, Renfrew District, Plan EPC2056 (Crown Lease #927321)
    - Scott Phillips, Port Renfrew

**From:** [Cheryl-Scott Ryckman](#)  
**To:** [jdf info](#)  
**Subject:** Re: Zoning Bylaw Amendment to Add Detached Accessory Suite as a Permitted Accessory Use in the Wildwood Terrace 4 (WT-4) Zone  
**Date:** Sunday, July 17, 2022 8:23:39 PM

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To whom it may concern,

The request for Wildwood Terrace 4 (WT-4) to allow for either one secondary suite or one detached accessory suite is a reasonable amendment. There is a need for more housing in the region and given the current costs of land and building, a mortgage assist is often times an essential versus a nice to have.

As a resident of the area, my concern is that once the additional suites are approved, there is no follow-up in the region and the bylaws are not enforced around vacation rentals versus the approved owner-supervised B&B (Bylaw 3605 (n)). Jordan River is facing challenges around becoming a party zone far from the reach of the local police. Too often we have seen visitors to the area, staying on unsupervised properties, having raucous parties on the weekend, setting off fireworks in the heat of summer in an area without a fire department and creating a less than ideal environment for locals who moved their family here to enjoy the peace and beauty of nature.

It is also devolving a community into those who “tattle” and those who simply put up with the annoyance. By making residents responsible for reporting neighbours breaking the bylaws, I’ve heard at community meetings that those reporting have faced everything from property damage and threats to neighbours that simply cannot talk to each other without raised voices.

In principle, I am in agreement with the amendment, but it is important that the CRD provide the appropriate follow-up to ensure that the rules are being followed before neighbours become pitted against neighbours. If the CRD is not able to provide that level of oversight, the additional suites should not be approved.

Scott & Cheryl Ryckman



Jordan River

**From:** [s\\_phillips](#)  
**To:** [Wendy Miller](#)  
**Subject:** July 19 2022 LUC meeting  
**Date:** Wednesday, July 13, 2022 12:37:20 PM

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Hello Wendy

Please pass this email along and admit it to committee for consideration

Bylaw 4473 is to be read for second reading, is to amend bylaw 3109

This is a huge alteration to our official community plan

There has been no posted notices on any public buildings in port renfrew as required and no posted minutes to residents mail boxes.

The meeting must also be held in the community of port renfrew as most residents do not have means to travel and the electronic listening in on meetings is unrealistic and unreliable

Our official community plan 3109 states all community members have a say in future development decisions

Utilizing strata as an excuse to not hold a public meeting is only further dividing the developers against the residents and patchedaht First Nation residents as a community as a whole

Please postpone this very important meeting until such a time as it can be held in port renfrew

Sincerely

Scott Phillips

Port renfrew resident

Sent from my iPhone