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**MINUTES OF A MEETING OF THE SOUTHERN GULF ISLANDS HARBOURS COMMISSION
Held Friday, September 28, 2018 at the Saanich Peninsula Health Unit
2170 Mt. Newton Cross Road, Saanichton, BC**

PRESENT: D. Howe, Regional Director; D. Hargreaves, N. Pender Island; Ben Mabberley, Galiano Island (C); D. Maude, Mayne Island; J. Hall, Piers Island; L. Peck, Saturna Island

Staff: T. Robbins, General Manager, Integrated Water Services; D. Robson, Manager, Saanich Peninsula and Gulf Islands Operations; D. Puskas, Manager, Capital Works; P. Binner, Dock Operations Coordinator; T. Duthie (Recorder)

PUBLIC: 3

The meeting was called to order at 9:00 a.m.

1. Approval of Agenda

There were four additions to the agenda:

- Lyall Harbour, Saturna Island under Item 7, Dock Operations Reports;
- West Coast Marine Response Corporation meeting under Item 8, New Business;
- Lyall Harbour fishing operation under Item 8, New Business; and
- Overview of the discussion between BC Ferries and Commissioner Mabberley and Commissioner Howe under Item 8, New Business.

MOVED by Commissioner Maude, **SECONDED** by Commissioner Hall,

That the Southern Gulf Islands Harbours Commission agenda be approved as amended.

CARRIED

2. Adoption of Minutes

MOVED by Director Howe, **SECONDED** by Commissioner Maude,
That the minutes of the June 1, 2018 meeting be adopted.

CARRIED

3. Chair's Remarks

The Chair welcomed the Commissioners and thanked them for their attendance. He noted that there would be a closed portion of the meeting to discuss matters related to the Department of Fisheries and Oceans (DFO) divestiture. He also reported that a meeting had taken place with BC Ferries' President to discuss Miners Bay.

4. Presentations/Delegations

Mr. Slade, on behalf of the Association of Mayne Island Boaters (AMIB), acknowledged and thanked the Commission in respect to the work being done to increase dock space at Anson Road. He requested that construction commence at the site in early 2019 so that the recreational boaters could benefit from the Anson Road improvements during the 2019 boating season.

Mr. Slade requested clarification in respect to Item 8 on the agenda. In particular, he requested clarification in respect to the meaning of the reduction of scope and budget related to Miners

Bay and how it relates to the big picture. T. Robbins advised the Commission that an update in respect to the Anson Road Design and Miners Bay would be discussed under Item 6.

Mr. Brent, representing Saturna Island on Islands Trust, thanked the Commission for the opportunity to address them and expressed appreciation for the work the Capital Regional District (CRD) has done connecting the islands. He advised the Commission that he was there to speak to the importance of Lyall Harbour to the economic well-being of Saturna Island. As such, he proposed that the \$350K dock transfer payment from the DFO to the CRD, coupled with a portion of parcel taxes paid, be allocated to a 90 foot dock extension at Lyall Harbour which would be a benefit to the community.

Commissioner Maberley thanked Mr. Brent for his comments and stated that the Commission is committed to an expansion at Lyall Harbour but due to negotiations, he is unable to speak to the matter at this time.

5. Budget Report (May – August)

T. Robbins introduced the budget report and provided a brief summary. Discussion ensued.

MOVED by Commissioner Maude, **SECONDED** by Commissioner Hall,
That Southern Gulf Islands Harbour Commission receive the report for information

CARRIED

6. Capital Projects Update

T. Robbins presented the capital project status report and noted the following:

Montague Harbour: Work has been completed and well received.

Miners Bay: More extensive work will need to be completed at Miners Bay due to rot, float substructure and realignment issues which significantly impacted budget and scope and subsequently paused the project. Discussion ensued in respect to costing and possible budget re-allocation due to surplus (budget vs. tender pricing). Prior to re-allocating, Staff were tasked to obtain pricing on timber and concrete float replacement. Pricing is as follows:

Concrete Floats and Realignment	Timber Floats and Realignment
\$472K which includes: <ul style="list-style-type: none">• 40 meter main float• 27 meter T• Anchor system• Gangway and alignment• Removal and Installation included	\$325K which includes: <ul style="list-style-type: none">• 40 meter main float• 27 meter T• Anchor system• Gangway and alignment• Removal and Installation

Note: Does not include approach and wharf head

The Commission discussed the negative impact BC Ferries' vessels have had on the dock over the years and referred to the Wave Report. Discussion ensued. Commissioner Howe stated that the President of BC Ferries' advised him that he is open to review a proposal from the Southern Gulf Islands Harbour Commission illustrating how BC Ferries may contribute to the rehabilitation of Miners Bay. With that said, the Commission resolved to submit a proposal to BC Ferries requesting that they provide the concrete floats for Miners Bay.

MOVED by Commissioner Hargreaves, **SECONDED** by Commissioner Maude,
That Southern Gulf Islands Harbour Commission will provide a proposal to BC Ferries to request concrete floats for Miners Bay rehabilitation project (without installation).

CARRIED

Anson Road: The preliminary design work for Anson Road will be underway before the end of the fiscal year. Funding for the project was not subject to referendum.

Piers Island: The contractor will be commencing work on October 2, 2018 starting on the approach and working back to the dock. Access will be limited to emergency services.

MOVED by Commissioner Maude, **SECONDED** by Commissioner Hargreaves,
That Southern Gulf Islands Harbour Commission receive the report for information

CARRIED

7. Dock Operations Reports

D. Robson spoke to the Dock Operations Reports and advised the Committee that maintenance and painting are underway with pressure washing scheduled for October. Heavier maintenance for the Horton Bay dock will be completed in conjunction with Small Craft Harbours. In addition, Commissioner Maberley and Commissioner Peck will work with D. Robson to arrange to have the ladder located at Lyall Harbour removed to accommodate the new track going in for the postal service mail cart.

P. Binner noted that the dock notice boards are rotting and recommended that they be replaced with aluminum for longevity. He also advised the Commission that the fire extinguisher cabinets are showing wear. Commissioner Maberley, suggested that the local Fire Departments be engaged as they will inspect and replace fire extinguishers and cabinets on an annual basis for a nominal fee. D. Robson to explore the option.

Commissioner Peck also noted some additional work needs to be completed at Lyall Harbour including a broken bolt on the bull rail, replacement of an aluminum cap on one of the wharf heads, light bulb replacement and the installation of a solar motion light to mitigate the risk of tripping. He advised the Commission that each dock has a \$5K maintenance budget that has not been used and would assist with ad hoc maintenance. T. Robbins stated that CRD staff could work directly with Commission recommended contractors located on their respective islands to walk them through the requirements to obtain standing offers. D. Robson to provide P. Binner with information related to standing offer requirements.

MOVED by Commissioner Maude, **SECONDED** by Commissioner Hargreaves,
That Southern Gulf Islands Harbour Commission receive the report for information

CARRIED

8. New Business

BC Ferries Meeting

Commissioner Howe stated that BC Ferries is exploring the option of providing Saturna Island with a 24/7 ferry service between Lyall Harbour and St. Johns Point (owned by the CRD). This prospect would require planning, collaboration and coordination between all stakeholders. Discussion ensued.

Lyall Harbour Fishing Operation

Should there be enough water, Commissioner Howe stated that there may be an opportunity for a commercial fishing operation at Lyall Harbour. T. Robbins advised the Commission that this endeavour is worth exploring; however, he is not optimistic that the water system has the capacity to support it. Commissioner Peck suggested that a desalination system be used to ensure the availability of water. Discussion ensued.

Western Canada Marine Response Corporation (WCRMC)

D. Robson reported that, at the Commission's request, he met with WCRMC to discuss their emergency response plan for the Southern Gulf Islands. They advised D. Robson that they have a coast spill response program underway and that they are looking for strategic dock facility sites to house their equipment. D. Robson requested that WCRMC present to the Commission at a future meeting to present their spill response program. Discussion ensued.

9. Motion to Close the Meeting

MOVED by Commissioner Peck, **SECONDED** by Commissioner Maude,

That the meeting be closed in accordance with the Community Charter, Part 4, Division 3, 90(1),(e), the acquisition, disposition or expropriation of land or improvements, if the board considers the disclosure could reasonably be expected to harm the interests of the regional district.

CARRIED

The Southern Gulf Islands Harbours Commission rose from its closed meeting without report.

10. Adjournment

MOVED by Commissioner Maude, **SECONDED** by Director Howe,

That the regular meeting of the Southern Gulf Islands Harbour Commission adjourn at 12:19 p.m.

CARRIED

CHAIR

SECRETARY