



Making a difference...together

MINUTES OF A MEETING OF THE Southern Gulf Islands Harbours Commission, held Tuesday, July 25, 2023 at 9:30 a.m., Saanich Peninsula Wastewater Treatment Plant Meeting Room, 9055 Mainwaring Road, North Saanich, BC

PRESENT: **Commissioners:** B. Dearden (Chair), Mayne Island; B. Mabberley (Vice Chair), Galiano Island; R. Fenton, South Pender Island; M. Davis, Saturna Island; P. Brent, Electoral Area Director; R. Schnurr, Piers Island/Swartz Bay

Staff: Stephen Henderson, Senior Manager, Real Estate & SGI Administration; Dan Robson, Manager, Saanich Peninsula and Gulf Islands Operations; Jared Kelly, Manager, Capital Projects, IWS CRD; Aggie Chan, Senior Administrative Secretary (Recorder)

Also Present: P. Binner, Wharfinger Coordinator (EP)

REGRETS: J. Deschenes, North Pender Island

EP = Electronic Participation

The meeting was called to order at 9:29 am.

1. TERRITORIAL ACKNOWLEDGEMENT

2. APPROVAL OF AGENDA

MOVED by Commissioner Mabberley, **SECONDED** by Commissioner Davis,
That the agenda be approved as circulated.

CARRIED

3. ADOPTION OF MINUTES

MOVED by Commissioner Brent, **SECONDED** by Commissioner Mabberley,
That the minutes of the April 21, 2023 meeting be adopted.

CARRIED

4. CHAIR'S REMARKS

The Chair made the following remarks:

- Welcome to our new Commissioner R. Schnurr, Piers Island/Swartz Bay

5. PRESENTATIONS/DELEGATIONS

There were no presentations or delegations.

6. COMMISSION BUSINESS

6.1. Southern Gulf Islands Harbours Projects and Operations Update – July 2023

The Commission received the report for information. There is no recommendation.

Staff provided a summary of the project updates and noted the following additional information:

19-01 | Anson Road – Substantial completion.

19-02 | Retreat Cove – Project deferred to 2024.

19-03 | Horton Bay – Licence agreement with WCMRC has been finalized and executed. In addition to the one-time contribution funds, WCMRC will replace Float C where they will install their containers as part of the renewal project. Staff to investigate engineering options for Float A & Float B replacement/renewal, including potential reuse of Float C from Port Washington at Horton Bay.

MOVED by Commissioner Brent, **SECONDED** by Commissioner Fenton,
That the \$80,000 slated for decommissioning Horton Bay be change to a renewal project of the dock.

CARRIED

20-02 | Spanish Hills – Project completed and within warranty period. Discussion on the effects of Freighters traffic through the channel causing the ramp to routinely come off the runners. Higher and longer guides on the outside may mitigate the issue. Observation by Wharfinger on wear and tear on the aluminum rollers at the bottom of the gangway.

Staff to consider a standard dock design for CRD facilities.

20-04 | Miners Bay Upgrades – Upcoming work will focus on the fixed portion of the dock. Successful ICE-T application to cover 1/3, up to \$30,000, of the total project costs. As well, \$30,000 Community Work Funds approved by Electoral Area Director Brent. Project progressing with replacement of wharfhead deck boards and railings. The construction of the new shelter is intended to start prior to the Fall rains. Tremendous local financial and volunteering efforts are contributing to the success of this project.

21-01 | Port Washington – Substantially completed.

21-03 | Annual Provision - Three projects completed since January, including Hope Bay float A and float B improvement, Port Washington float deck replacement. Approximately \$64,000 remaining in the Annual Provision Budget.

21-05 | Piers Island – Response from First Nations on the amended project proposal is pending. The past concerns have been related to interference of traditional fishing grounds. The design of the project has been changed to try mitigate these concerns.

22-01 | Hope Bay – Substantially completed. Transition plates ordered for the ramp.

22-02 | Swartz Bay – Dive inspection last week revealed missing and substantial proportion of chains damaged. Temporary repair with 1-inch thick nylon ropes. To be addressed by funds from Annual Provision 2024.

21-02 | SGIH Inspections –Pelagic has completed dive inspections at Swartz Bay, Spanish Hill, and Retreat Cove. Dive at Montague is near complete. Port Washington, Port Browning, Lyall Harbour and Piers Islands inspections remaining as per contract, waiting for Work Safe update. Draft reports will be available four weeks after completion of all dives. Low-tide piling inspections at 5 docks not included in Pelagic contract, to be completed by commission and staff.

OPERATIONAL UPDATES

- Three docks have had corrective maintenance completed:
 - o Port Browning
 - o Retreat cove- repair done on cross bracing;
 - o Miners bay – new floatation under Dock B.
- Two higher value corrective actions based on staff report:
 - o Hope Bay – wharfhead gangway transition plate installation to move ahead;
 - o Lyall Harbour - Float C to Float B transition repair is underway.
- Other items:
 - o The new aluminum notice boards at Spanish Hills and Anson Road need proper backing to secure notices
 - o Electrical panel at Sturdies Bay is waiting for welding contractor's availability.
 - o Objects are being tied to the floats and left at Port Browning which weigh down the dock. These unclaimed objects are to be removed if found.

6.2. Public Correspondence (Page 38 – 42)

Port Washington – 2023-05-02	Staff has determined that the sailboats in question are not abandoned, and moorage payments are up-to-date. *Staff to speak with Wharfinger and have the boat owners to prove the vessels can power up *Staff to check bylaw details about commission right/power on unsightly boats/abandon vessels
Montague – 2023-05-29	Staff to respond with copy of bylaw. *Staff to look into other management options.
Spanish Hills – 2023-05-28	Staff to respond and re-iterate that the railing was installed for safety. Sign posted to inform the public that swimming and diving are not allowed. Ladder will be repaired.

7. NEW BUSINESS

No New business.

8. MOTION TO CLOSE THE MEETING

MOVED by Commissioner Mabberley, **SECONDED** by Commissioner Fenton,
That the meeting be closed in accordance with the Community Charter, Part 4, Division 3,
Intergovernmental Relations under Section 90 (2)(b).

CARRIED

The Commission moved into closed session at 11:31 am.

9. RISE AND REPORT

The Commission rose from its closed session at 11:42 a.m. without report.

10. ADJOURNMENT

MOVED by Commissioner Mabberley, **SECONDED** by Commissioner Davis,
That the July 25, 2023 meeting be adjourned at 11:49 a.m.

CARRIED

CHAIR

SECRETARY