

Municipality of North Cowichan Regular Council and Public Hearings ADDENDUM AGENDA

January 20, 2021

Pages

1. PUBLIC INPUT

The following public input was received by 5:00 p.m. on January 19, 2021. The author's personal information is not relevant and has been redacted from the document prior to publishing.

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From: [REDACTED] FIPPA s. 22(1)
Sent: Tuesday, January 19, 2021 12:36 PM
To: Agenda
Cc: Don Stewart; David Conway; Council
Subject: comments on Jan. 20 agenda items

Hello Mayor and Council,
Thank you for the opportunity to comment.

1. Agenda item 8.3 – Aquatic Centre re-roofing:

During the previous tenure of the Environment Advisory Committee, a request came to us in 2015 from Don Stewart, then Deputy Director Parks and Recreation, for monies from the Climate Action Energy Plan Reserve Fund for a solar hot water installation on the Aquatic Centre roof.

Has an upgrade to the solar hot water system been considered as part of the re-roofing project?

2. Agenda item 8.7 – EAC appointments:

I note the EAC Terms of Reference indicate “All appointments, except those of Council members, will coincide with the Council term”. Ms. Mayea’s report recommends the EAC mandate to end Nov. 2, 2022, two weeks following the next municipal elections.

Such a recommendation is in keeping with a Select committee, one with a defined purpose. Given the EAC’s broad mandate and that the Role and Function includes “Advise Council on other environmental issues, such as natural areas, watershed protection, air quality, climate adaptation”, issues which go far beyond this Council’s term, I strongly recommend that the EAC be given the status of a Standing Committee whose term goes beyond Nov. 2, 2022. This would help provide continuity in addressing these vital issues.

In community,

[REDACTED] FIPPA s. 22(1)

Ginny Gemmell

From: [REDACTED] FIPPA s. 22(1)
Sent: Tuesday, January 19, 2021 2:43 PM
To: Agenda
Cc: Al Siebring; Rob Douglas; Christopher Justice; Tek Manhas; Kate Marsh; Rosalie Sawrie; Debra Toporowski; Ted Swabey; Rob Conway
Subject: 8.1 Variance 3191 Sherman Rd Housing - Free Land

Mayor and Council

North Cowichan plans a massive Housing Project 3191 Sherman Rd
behind and beside **Graham Harper Curling Club**

in the much needed Parking Lot used by Curling Events, Soccer, Sikh Temple events.

No. Cow. held a Public Meeting at Mt Prevost School Jan 25, 2017- no one supported the location - good turnout !!

MNC held a Public Hearing - No local support for the location.

People from Chemainus were supportive as the 2 projects seem to be tied together. Willow St Housing
Following the Public Hearing Feb 21, 2017

Council Rezoned the property from Commercial Recreation C4 to a Mixed Use Comprehensive
Development Zone (CD15) to allow for affordable housing to be developed on this property.
NOONE gets this speedy Service normally.

Yes, affordable housing is needed but bad location for many reasons was the general consensus.

MNC Council April 2018 endorsed a revised project concept plan-

an Increase from 64 apartment units & CWAV 12 units (Cow. Women against Violence) + office - 98
parking spaces to 44 townhouses and 51 apartment units -

12 of which are committed to CWAV transitional housing for women escaping violent situations + 102
pkg spaces !! 95 Units in a Parking lot 5 Storeys

without another Public Hearing ---

Parking and traffic in that Sherman Rd, Somenos Rd, Berkey's Corner area is a difficulty. The area has
already been growing recently - Schools are at capacity

Recreation is important !

The Curling Club and Land is a North Cowichan Publicly Owned Property and Council plans to Lease the
Property for 99 Years for \$1. Yr ?!! INSANE

As a Developer said to me following the Jan 25, 2017 Meeting at Mount Prevost School - I could build
AFFORDABLE Housing if the Muni gave me the Land for virtually FREE

And pushed through ReZoning !!

When Is the Public Hearing re: Revised Concept Plan
Or at least put it in the Newspaper to inform the Public



FIPPA s. 22(1)

FIPPA s. 22(1)

AGENDA – 8.3

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Purpose: To consider the Cowichan Aquatic Centre roof replacement as a project to submit for grant funding under the COVID-19 Resilience Infrastructure Stream as part of the Investing in Canada Infrastructure Program.

Recommendation: THAT Council direct staff to submit a grant application to the COVID-19 Resilience Infrastructure Stream under the Investing in Canada Infrastructure Program for the Cowichan Aquatic Centre Re-Roofing Project in the amount of **\$1,653,744 + GST**; and

THAT Council support the project and commit to financing any associated ineligible costs and cost overruns.



FIPPA s. 22(1)

Ginny Gemmell

From: [REDACTED] FIPPA s. 22(1)
Sent: Tuesday, January 19, 2021 4:18 PM
To: Agenda; Question Period
Cc: Al Siebring; Rob Douglas; Christopher Justice; Tek Manhas; Kate Marsh; Rosalie Sawrie; Debra Toporowski; Ted Swabey; David Conway; Rob Conway
Subject: 8.7 Environmental Committee -

Mayor and Council

13 Committee Members for Environmental Committee is too many !!

Attending Committee meetings both as Councillor and the Public

I was astonished to witness as many as 10 high paid, key admin. Staff in attendance to sit for a few hours while generalities were discussed.

Very Costly Meetings not only in salaries but in Time lost.

We hear from the recent CAO how overworked staff is at the same time many more are being Hired at great Cost.

8.7

Sandy McPherson and Cameron Campbell were previously on the Committee for years.

Per Dahlstrom - Board of Cowichan Cooperative Bio Diesel
that is one of the two main recipient local organizations receiving
20% of Grants.

Dr. Shannon Waters works for VIHA. So now are we expecting medical reports ? to substantiate elimination of wood burning stoves?

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This Environmental CAEP TAX since 2013/14 and focus is turning into an overblown direction for Our Local Municipality.

CAEP / Energy Use / Reduce Emissions – 2019 RESERVE FUNDS - \$494,610.

- referred to as 'similar to the Grant in Aid Process

Municipality's main Focus with Our hard earned Tax dollars is to be:

**\*\*Infrastructure – Water, Sewer, Roads, Garbage and Recreation**

Water and Sewer services are needed - ie Genoa Bay and Bell McKinnon  
Taxpayers are Not a piggy bank ..... or ATM machine – Taxes are too high

Use Common sense – when it involves environmental protection-

reducing emissions in No. Cow. with a TCHwy driving thru' with ever increasing Traffic will be difficult to eliminate

Staff s/be making decisions to improve on Operations and Applications without adding a .5% TAX to take 80% to do so

When do Local Governments TAX Extra for Operations ? !  
with No end date

Focus:

We have lost out on important, much needed Housing Projects to be built by Local Contractors because MNC staff has been too busy creating roadblocks, hurdles and stretched out over many years to afford to Complete.

Yes, empty lands sitting bare - Developers gave up as did Landowners or died waiting.

Support Our Economy.

 FIPPA s. 22(1)



## Ginny Gemmell

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**From:** [REDACTED] FIPPA s. 22(1)  
**Sent:** Tuesday, January 19, 2021 4:29 PM  
**To:** Agenda  
**Cc:** Al Siebring; Rob Douglas; Christopher Justice; Tek Manhas; Kate Marsh; Rosalie Sawrie; Debra Toporowski; Ted Swabey  
**Subject:** 8.8 Grant In Aid -

### 8.8 Grant In Aid

Chemainus BIA collects some taxes from businesses  
previous request ie \$11,000. Baskets in Chemainus

\$ 19,000. Chemainus Flower Baskets - too many

\$ 12,350 Chemainus in Bloom

\$ 8,000. Crofton in Bloom

\$ 39,350. Total

generous grants \$\$ for the times we are in – can't eat flowers

[REDACTED] FIPPA s. 22(1)

## Ginny Gemmell

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**From:** [REDACTED] FIPPA s. 22(1)  
**Sent:** Tuesday, January 19, 2021 4:41 PM  
**To:** Agenda  
**Subject:** public input - Sherman Rd and Wellness Centre

Hello,  
[REDACTED] FIPPA s. 22(1)

I live at [REDACTED] Sahtlam Rd in North Cowichan. One of my children attends Ecole Mt Prevost on Somenos Rd, and our family has spent many hours at the Sherman Rd soccer fields.

I am writing to support the proposal to grant a development variance to the 3191 Sherman Rd building. I think anything our municipality can do to support the construction of affordable housing is wonderful, and I am very pleased that some of these units will be designated for CWAV clients. I applaud the council for your efforts to increase affordable housing in the community, and continuing to make it a priority. Thank you.

On further reviewing the agenda, I see that there is also a motion to notify the province of the council's objection to the location of the Wellness and Recovery Centre. While I do not live in this neighbourhood, my two older children both attended Quamichan last year, and now both work jobs, often ending in evening shifts, on York and Beverly St. We have had a lot of conversation in our family about safety in this neighbourhood, and the increasing presence of people struggling with substance use and homelessness. Our experience has been that the teenagers have learned to be more compassionate, and have also been more open to messages around caution in exploring some substances, given the daily reminder of what can happen. Some of their experiences have been scary, but it's also opened up an opportunity to talk about how we as a community can work to help people who are struggling. This issue has come up at school Parent Advisory Councils (which I am an active member of), and while some have opposed the location, others have supported it. A central reason to support it is that this is where Island Health has recommended it be (and in particular, Dr. Shannon Waters, in whom I have a great deal of confidence), and that its location is close to other related services. My greatest worries in having my kids in this neighbourhood is that they will find a used needle, or that they will come across someone who is overdosing or who has overdosed. Having this Wellness Centre located where the people who will use it are already hanging out will help to reduce both these risks. We need this centre badly in our community, and I worry that a relocation will simply delay it, resulting in more deaths. I acknowledge that it is easier for me to support its location given that I don't live in the neighbourhood, and I know that many residents who do so are greatly worried about the location of the centre as potentially bringing even more people struggling with substance use into the area than were present before. I think this is unlikely, as I think they are already there, but this centre will help to provide a pathway out of addiction. Please reconsider opposing the location.

Yours truly,

[REDACTED] FIPPA s. 22(1)